



City of Urbandale, Iowa

Capital Improvements Program 2025-2030+

Capital Improvements Program 2025 – 2030+

City of Urbandale, Iowa



CIP Committee Members

Bridget Carberry Montgomery – City Council, Chair
Pat Boddy – City Council, Co-Chair
Laurie Linhart – Parks and Recreation Commission
Jackie Nickolaus – Planning and Zoning Commission
John Hollebrands – At Large
Rob Hilbert – At Large
Dominic Punelli – At Large
Matthew Butler – At Large
Daniel Graves – At Large

City Staff – CIP Preparation

David Jones, City Manager
Addison Riebkes, Assistant Finance Director
Curtis Brown, Assistant City Manager
Jan Herke, Parks and Recreation Director
John Konior, Risk Management Support Director
John Larson, Engineering and Public Works Director
Kaleb Streepy-Wheeler, GIS Technician
Kristin Brostrom, Assistant Engineering Director
Mike Cardwell, Fire Chief
Mollie Wilhite, Recreation Superintendent
Neil Weiss, Water Utility General Manager
Nicci Lamb, Finance Director
Nicole Lunders, City Clerk
Rob Johansen, Police Chief
Scott Hock, Assistant Parks and Recreation Director
Vivian Luna, Accountant I





December 20, 2024

To the Honorable Mayor and
Members of the City Council
City of Urbandale
Urbandale, Iowa

**Re: 2025-2030+ Capital Improvements
Program**

On behalf of the Capital Improvements Program Committee, I am pleased to submit the recommended 2025-2030+ Capital Improvements Program (CIP) to the City Council for consideration to adopt at its public hearing on January 21, 2025. The CIP Committee recognizes that the City Council has the final authority to adopt or to amend for adoption, and to set the debt service levy to fund the CIP projects.

The CIP Committee met to review City staff's recommendations for capital improvements. At its meeting, on December 2, 2024, the CIP Committee reviewed each section in detail.

At the meeting a motion was passed to rework the title and contents of the proposed Aurora Avenue: 86th Street to 70th Street – On Street Bike Lanes and 70th Street – Meredith Drive to Hickman Road – Bike Lanes projects to highlight their inclusion in the Complete Streets Master Plan and underscore the possibility of improved safety for all users, whether walking, bicycling, or driving.

The CIP Committee held its public hearing on December 16, 2024.

The Committee unanimously approved this recommended CIP. The Committee's recommended CIP includes 33 new CIP projects which are listed on the next page, followed by a list of 17 CIP projects completed or nearly completed in 2024.

As the CIP Chair, and on behalf of the CIP Committee, I want to thank the Mayor and City Council for the opportunity to serve in this capacity. We commend you for allowing residents to identify the community's capital improvement needs and encourage you to appoint a CIP Committee in Fall 2025 to update this CIP.

Sincerely,

Bridget Carberry Montgomery

Bridget Carberry Montgomery, Chair
Capital Improvements Committee



NEW PROJECTS

2025-2030+ Capital Improvements Program

New Project Count	33
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Report Page	Project ID	(In 000's)	Prior Year	2025	2026	Calendar Year			Unprogrammed
						2027	2028	2029	2030-34
BUILDINGS									
3	BU25-01	Electric Vehicle (EV) Chargers	-	75.4	-	-	-	-	-
9	BU25-02	10841 Douglas Avenue Demolitic	-	1,000.0	-	-	-	-	-
PARKS									
19	PK25-01	Trail: Silkwood Crossing Conne	-	70.0	-	-	-	-	-
20	PK25-02	Trail: Sylvan Ridge to Northview	-	60.0	600.0	-	-	-	-
23	PK25-03	Bentley Ridge Park Development	514.0	-	-	-	-	50.0	186.0
24	PK25-04	Highland Meadows Park Develop	103.0	-	-	-	50.0	397.0	700.0
SIDEWALKS									
44	SI25-01	Hickman Road Trail Construction	-	-	-	-	-	300.0	-
47	SI25-02	Meredith Drive Trail Construction	-	-	-	-	250.0	-	-
48	SI25-03	Merle Hay Frontage Road Sidewa	-	-	-	-	-	200.0	-
49	SI25-04	NW Urbandale Drive Trail Const	-	-	-	-	250.0	-	-
51	SI25-05	86th Street Trail Construction - A	-	-	-	-	-	300.0	-
52	SI25-06	86th Street Trail Construction - D	-	-	250.0	-	-	150.0	-
53	SI25-07	100th Street Trail Construction - I	-	-	-	-	-	200.0	-
STORM WATER									
55	SW25-01	Airline Avenue Storm Sewer Imp	-	-	-	-	-	-	3,550.0
57	SW25-02	Dennis Drive Storm Sewer Impro	-	-	-	-	-	-	3,000.0
59	SW25-03	Madison Avenue Storm Sewer Im	-	-	350.0	1,900.0	750.0	-	-
STREETS									
74	ST25-01	Hickman Frontage Road Reconstr	-	-	-	-	875.0	-	-
84	ST25-02	Parkview Drive Reconstruction -	-	-	450.0	3,000.0	-	-	-
90	ST25-03	128th Street Preservation - Hick	-	-	-	-	1,900.0	-	-
WATER									
107	WA25-01	Aquifer Storage and Recovery (A	-	1,500.0	6,225.0	6,225.0	-	-	-
108	WA25-02	Bulk Water Station Improvements	-	-	25.0	135.0	-	-	-
109	WA25-03	CIWW Buy-In	-	10,200.0	-	-	-	-	-
110	WA25-04	Distribution Maintenance Equipm	-	65.0	150.0	120.0	-	-	-
111	WA25-05	Distribution Maintenance Storage	-	-	85.0	850.0	-	-	-
112	WA25-06	Enterprise Resource Planning Sof	-	-	-	-	200.0	-	-
113	WA25-07	Security Improvements	-	-	-	-	125.0	125.0	-
114	WA25-08	Urbandale Booster Station Improv	-	-	-	50.0	225.0	175.0	-
115	WA25-09	Water Metering Infrastructure	-	50.0	50.0	75.0	75.0	75.0	-
116	WA25-10	Water System Improvements (WS	-	1,500.0	1,500.0	1,100.0	1,600.0	1,800.0	-
117	WA25-11	Water Tower Improvements	-	600.0	-	-	-	-	-
118	WA25-12	Water Utility Facility Improveme	-	-	-	-	-	100.0	-
119	WA25-13	Xenia Water Service Territory Bu	-	500.0	500.0	500.0	500.0	500.0	-
120	WA25-14	104th Street Pump Station Improv	-	250.0	450.0	-	-	-	-
TOTAL by YEAR		\$ 59,068.4	617.0	15,870.4	10,635.0	13,955.0	6,800.0	4,372.0	7,436.0

CIP Projects Completed or Nearly Completed

Completed / Nearly
Completed Project
Count

17

BUILDINGS		
Completed	<i>BU14-01</i>	City Admin Office Expansion
EQUIPMENT		
Completed	<i>EQ22-02</i>	Fire Ladder Truck - 2009 Replacement
Completed	<i>EQ19-01</i>	Fire Rescue Truck Replacement
TECHNOLOGY		
Completed	<i>TE19-01</i>	Lopped Fiber Connection Between City Facilities for Phone & Data
PARKS		
Completed	<i>PK21-02</i>	Trail: Parkview Creek Trail Reconstruction
Completed	<i>PK24-01</i>	Lions Park Shelter Improvements
Completed	<i>PK09-04</i>	WCRP: Trail System - Interior Access
SIDEWALKS		
Completed	<i>SI20-01</i>	Hickman Railroad Viaduct Trail Construction
STORM WATER		
Completed	<i>SW22-01</i>	Merle Hay Reinvestment District Stormwater Improvements Project
STREETS		
Completed	<i>ST18-01</i>	Hickman Road/ U.S. Highway 6 at 128th Street
Completed	<i>ST22-04</i>	Meredith Drive Preservation: 104th Street to 121st Street
Completed	<i>ST21-03</i>	Urbandale Avenue: 68th Street to 70th Street - Trail
Completed	<i>ST22-06</i>	121st Street Preservation: Douglas Avenue to Meredith Drive
TRAFFIC SIGNALS		
Completed	<i>TR23-03</i>	100th Street Adaptive Signal Coordination
WATER		
Completed	<i>WA24-01</i>	Aquifer Storage Recovery
Completed	<i>WA08-01</i>	Monroe Court Water Main: 70th Street to 72nd Street
Completed	<i>WA18-01</i>	Monroe Court Water Main: 72nd Street to Roseland Drive

2024 CIP Projects Consolidated in 2025 CIP

WATER		
The listed projects in 2024 CIP document have been consolidated into 2025 CIP project: WA25-10 Water System Improvements (WSI)		
Consolidated	<i>WA20-05</i>	Beverly Drive Water Main - Willard Court to New York Avenue
Consolidated	<i>WA24-02</i>	Boston Avenue Water Main - 92nd Street to 88th Street
Consolidated	<i>WA24-03</i>	Dewey Gibbs Road Water Main - Hillsdale Drive to 92nd Street
Consolidated	<i>WA23-02</i>	Douglas Avenue Water Main - 104th Street to 111th Street
Consolidated	<i>WA20-10</i>	Hillsdale Drive Water Main - Patricia Drive to Dewey Gibbs Road
Consolidated	<i>WA22-04</i>	Horton Avenue Water Main - Rolling Green Drive to 83rd Street
Consolidated	<i>WA21-04</i>	Meredith Drive Water Main - Merle Hay Road to 66th Street
Consolidated	<i>WA20-04</i>	Oliver Smith Drive Water Main - 72nd Street to 74th Street
Consolidated	<i>WA20-11</i>	Palm Drive Water Main - 70th Street to 71st Street
Consolidated	<i>WA24-04</i>	Prairie Avenue Water Main - 75th Street to 78th Street
Consolidated	<i>WA16-02</i>	Roseland Drive Water Main: 70th Street to 72nd Street
Consolidated	<i>WA21-03</i>	Roseland Drive Water Main: 72nd Street to 74th Street
Consolidated	<i>WA23-01</i>	Urbandale Avenue Water Main - 64th Street to 67th Street
Consolidated	<i>WA19-03</i>	Valve Replacement Projects
Consolidated	<i>WA20-06</i>	Willard Court Water Main - Hillsdale Drive to Beverly Drive
Consolidated	<i>WA20-12</i>	71st Street Water Main - Roseland Drive to Palm Drive
Consolidated	<i>WA22-05</i>	83rd Street Water Main - Madison Avenue to Aurora Avenue
Consolidated	<i>WA24-05</i>	92nd Street Water Main - Dewey Gibbs Road to Boston Avenue
Consolidated	<i>WA24-06</i>	92nd Street Water Main - Shery Lane to Willard Court



January 27, 2025

To the Honorable Mayor and
Members of the City Council

Re: 2025-30+ Recommended Capital
Improvements Program

I am pleased to present the recommended 2025-2030+ Capital Improvements Program (CIP) prepared by the CIP Committee for the City Council. The City Council has the final authority to amend the projects and to adopt, and to set the debt service tax levy and other funding limits or rates to support the CIP. The CIP Committee unanimously approved this CIP at its Public Hearing on December 16, 2024. The City Council adopted the CIP program at its Council Meeting on January 21, 2025.

The ten (10) year CIP program prioritizes the City's maintenance and development of public art, buildings, equipment, technology, parks, bridges, sidewalks, storm sewers, streets, street lighting, traffic signals, and water systems. Detailed cost information and funding sources are identified for each project—the first five (5) years identify funding sources per year, and the next five (5) years are Unprogrammed and are shown as a single amount.

The ten (10) year CIP program prioritizes the City's maintenance and development of public art, buildings, equipment, technology, parks, bridges, sidewalks, storm sewers, streets, street lighting, traffic signals, and water systems. Detailed cost information and funding sources are identified for each project—the first five (5) years identify funding sources per year, and the next five (5) years are Unprogrammed and are shown as a single amount.

CIP Preparation – City Council Guidance:

This 2025-30 CIP program is based on a debt service levy of \$1.49/per \$1,000 of valuation, which remains the same as the debt service levy in effect for the FY24/25 operating budget. In August 2019 a city-wide bond referendum approved a 1% Local Option Sales and Services Tax (LOSST) for the Polk County portion of Urbandale. The Polk County LOSST became effective on January 1, 2020. The revenue from the LOSST tax is allocated 50% towards City-wide property tax relief and 50% towards City-wide capital improvement projects which may include, but is not limited to public safety facilities, aquatic center, street improvements, park and trail improvements, storm water improvements, related debt retirement, and any other lawful purpose.

Based on the State Code formula for distribution, it is estimated that Urbandale will receive approximately \$7.1M in revenue from Polk County LOSST and another \$2.3M from Dallas County LOSST for the FY24/25 budget year. Since inception, these funds

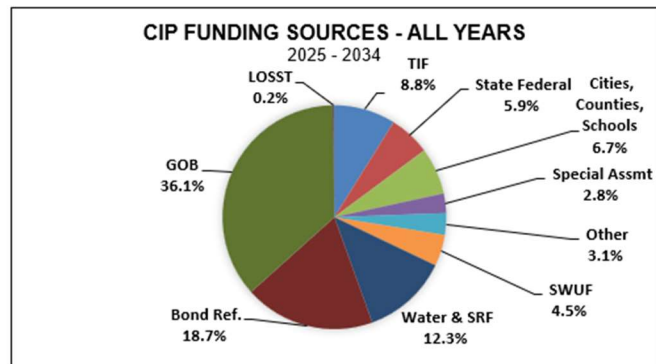
are being used to call and pay off existing bonds in order to provide both property tax relief in the form of debt service levy reduction and the retirement of bonds provides additional capacity for new capital projects to be financed. In June 2020, the first set of bonds were called for \$1.995M, which allowed the Council to establish a 36-cent levy reduction for the FY21 budget. In June 2021, \$6.42M was retired, and in June 2022, \$7.995M were retired resulting in additional 10-cent reductions in each year. The FY23 budget included the payoff of an additional \$3.4M in bonds in June 2023, however the significant interest rate hikes from the Federal reserve have made the cost of borrowing much higher than anticipated. Consequently, the City held off on the 2023 retirement and instead use those funds to pay for projects in the upcoming CIP document. In June 2024, the City paid off 2017A, 2017B, 2018B bonds using LOSST funds.

The City Council has final authority regarding the GOB debt service levy.

Overview – Funding Sources:

The CIP program requires the investment of a variety of funding sources to accomplish the projects. The total for the first 5 years (2025-2029), including prior year funding sources is \$210.4M (65.3%). In addition, the CIP includes \$111.7M (34.7%) for the “Unprogrammed” projects for the last 5 years (2030-2034). In total, the 2025-2034 CIP ten (10) year program anticipates \$322.1M in funding sources as shown in the following graph:

CIP Funding Sources - All Years	(In 000's)
GOB	\$ 116,552.3
TIF	28,346.2
Local Option Sales Tax	506.0
State Federal	19,041.9
Cities & Counties	21,528.2
Special Assmt	8,927.7
Other	10,140.8
SWUF	14,402.5
Water	39,455.0
Alternative	2,825.5
Bond Ref.	60,329.2
TOTAL ALL YEARS	\$ 322,055.3



The various types of funding sources included in the document are:

- **GOB:** means a project is funded with general obligation bonds (GOB) issued annually by the City. GOB is directly paid by the City’s debt service levy. Totals in this category are \$116.6 (36.1%); made up of new GOB debt at \$112.8M and \$3.8M from previously issued GOB.
- **TIF:** means a project is being funded with self-supporting tax increment financing (TIF) general obligation bonds. TIF bonds are also sold annually by the City but are paid with TIF revenues instead of the debt service levy. The city has 5 TIF districts, but only 2 of these areas have projects currently identified in this document; the DUNA (Downtown Urandale Neighborhood Association) Urban Renewal Area, and NWMC (Northwest Market Center) Urban Renewal Area. These districts provide project funding for initiatives within these specific boundaries. Totals in this category are \$28.3M (8.8%); made up from new bonds at \$3.2M from the DUNA district, \$19.6M in new bonds from the NWMC district, and \$5.5M from previously issued NWMC TIF bonds.

- **Local Option Sales and Services Tax (LOSST):** means a project is being funded with LOSST tax receipts. Totals for this category are \$506K (0.2%) in new LOSST funding.
- **Intergovernmental:** means funding from any other governmental source (Federal, State, other cities, county, and school districts). Totals in this category are \$40.6M (12.6%) combined at \$19.0M (5.9%) from State and Federal revenues, and \$21.5M (6.7%) from other Cities and Counties.
- **Special Assessment:** means projects receive funding from assessments based on a levy to be applied on real estate parcels that would benefit from the project (i.e., sidewalk, street). Totals in this category are \$8.9M (2.8%).
- **Other:** means funding from any other source not previously identified. Totals in this category are \$10.1M (3.1%) from additional funding sources, which include \$90K (less than 0.1%) in General Fund revenues, and \$10.1M (3.1%) in other revenues (Building Maintenance Fund, Capital Project Fund, Hotel/Motel, Parkland, Private, etc.).
- **Storm Water Utility Fund (SWUF):** means user fees paid by residential, commercial, and industrial property owners related to storm water run-off from their property to help fund storm water management projects. Totals in this category are \$14.4M (4.5%).
- **Water:** means water system projects financed by Water Utility fees. Totals in this category are \$39.5M (12.3%).
- **Alternative:** means the funding sources have not been identified, other than to designate that “alternative funding” needs to be determined as an alternative to increasing the debt tax levy to use GOB funding. Totals in this category are \$2.8M (0.9%) consisting of one project for which the funding sources have not been identified. The project is: Street - Douglas Avenue Urbanization (in Unprogrammed).
- **Bond Referendum:** means funding from a voter approved Bond Referendum to increase the GOB debt service levy to pay for the project. Totals in this category are \$60.3M (18.7%). For projects in this category, there are several pieces reflected due to extended timelines for referendum projects:
 - **Election:** Urbandale residents must first vote in a bond referendum election to approve or not approve the issuance of new General Obligation Bond (GOB) debt to pay for the Design and Construction costs. At least 60% of those voting would need to approve the bond to proceed to construction and authorize the cost to be added to the taxing levy for the life of the bonded debt for all taxpayers to pay. The City generally issues 10 to 15-year debt. Based on recent City elections in Polk County, the cost for each Bond Referendum election is approximately \$45,000 and appears as \$45.0 in most project cost tables in the top half under Project Timeline as “Acquisition”, and in the lower half under Funding Timeline as “General Fund”.
 - **Preliminary Design:** In order for the public to visualize the project to be voted on, an initial design scheme would define the general scope, conceptual design, rough sketches of the project, estimated design costs, estimated construction costs and debt levy, in preparation for the bond referendum election. When a

Bond Referendum is not approved, the costs for the Final Design and Construction would not be applicable.

- **Final Design:** A voter approved bond referendum would result in final design and construction plans.
- The two (2) Bond Referendum projects outlined in this CIP are shown below:

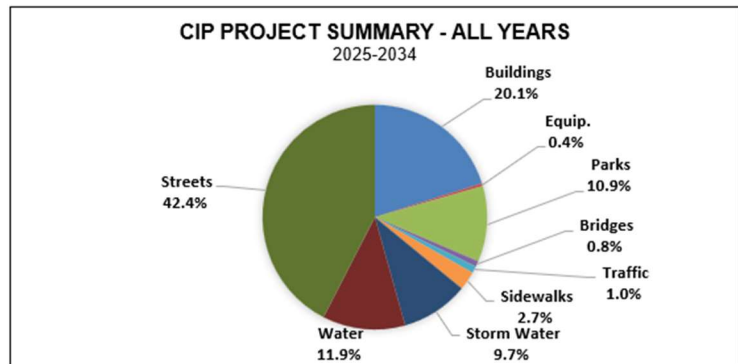
Bond Vote	Const.	Section	Project
BU22-02	2028	Buildings	Fire Station #41 Replacement
BU17-02	2028	Buildings	Police Station Replacement

Overview – Project Cost Summary:

The CIP document is divided into twelve (12) major sections—the eleven shown below, and the final—Street Lighting is included in Street projects.

The total cost and summary percentage amount for each section is based on the overall ten (10) year CIP program. The CIP project pages provide detailed information. Additionally, some CIP projects are designated as a Hazard Mitigation Project (HzMit). The Federal Disaster Mitigation Act of 2000 made hazard mitigation planning a requirement to receive Federal funds for disaster relief or mitigation activities.

Art	\$	250.00
Buildings	\$	64,715.60
Equipment	\$	1,347.50
Technology	\$	-
Parks	\$	34,608.00
Bridges	\$	2,725.00
Sidewalks	\$	8,822.00
Storm Water	\$	31,340.00
Streets & Lighting	\$	136,697.20
Traffic Signals	\$	3,345.00
Water	\$	38,205.00
TOTAL ALL YEARS	\$	322,055.3



Overview – Cents per Dollar for the CIP Program:

The following table shows the cost distribution of the CIP program based on a \$1.00 bill or 100% of all program costs converted to cents per dollar. The CIP program primarily addresses “hardscape” physical improvements associated with all Public Works and Water related projects.

- The total for the first 5 years of the CIP program is \$210.4M--the cents per \$1.00 dollar would be \$0.39 for Art, Buildings, Equipment Technology, and Parks; and \$0.61 for all Public Works and Water related projects.
- The total for the entire 10-year CIP program is \$322.1M--the cents per \$1.00 dollar would be \$0.31 for Art, Buildings, Equipment Technology, and Parks; and \$0.69 for all Public Works and Water related projects.

CENTS per DOLLAR for the CIP PROGRAM

2025 - 2030+ Capital Improvements Program



	First 5 Years			Unprogrammed			Total CIP
	Years 1-5 (Prior Year + 2025 to 2029)			Years 6-10 (2030 to 2034)			Years 1-10
	(In 000's)	%	Cents	(In 000's)	%	Cents	Cents
Art	125.0	0.1%	\$ -	125.0	0.1%	\$ -	\$ -
Buildings	64,715.6	30.8%	\$ 0.31	-	0.0%	\$ -	\$ 0.20
Equipment	927.5	0.4%	\$ -	420.0	0.4%	\$ -	\$ -
Technology	-	0.0%	\$ -	-	0.0%	\$ -	\$ -
Parks	15,982.0	7.6%	\$ 0.08	18,626.0	16.7%	\$ 0.17	\$ 0.11
Sub-Total	81,750.1	38.9%	\$ 0.39	19,171.0	17.2%	\$ 0.17	\$ 0.31
..... Bridges	165.0	0.1%	\$ -	2,560.0	2.3%	\$ 0.02	\$ 0.01
..... Sidewalks	7,822.0	3.7%	\$ 0.04	1,000.0	0.9%	\$ 0.01	\$ 0.03
..... Storm Sewers	20,540.0	9.8%	\$ 0.10	10,800.0	9.8%	\$ 0.10	\$ 0.10
..... Streets	60,414.7	28.6%	\$ 0.28	76,282.5	68.1%	\$ 0.68	\$ 0.42
..... Street Lighting	-	0.0%	\$ -	-	0.0%	\$ -	\$ -
..... Traffic Signals	1,465.0	0.7%	\$ 0.01	1,880.0	1.7%	\$ 0.02	\$ 0.01
..... Water	38,205.0	18.2%	\$ 0.18	-	0.0%	\$ -	\$ 0.12
Sub-Total	128,611.7	61.1%	\$ 0.61	92,522.5	82.8%	\$ 0.83	\$ 0.69
Total First 5 Years	\$ 210,361.8		100.0%		100.0%	\$ 1.00	
Total Unprogrammed	\$ 111,693.5						
TOTAL ALL YEARS	\$ 322,055.3						\$ 1.00

Program Highlights

Since the CIP project pages provide detailed information, only a brief description is provided below. The total cost and summary percentage amount for each section is based on the overall ten (10) year CIP program.

Public Art

The Art section at \$250.0K is less than 1.0% of the overall CIP program. This initiative enables the City to acquire art for parks, open spaces, buildings and main arterial streets to enhance the quality of life and to encourage economic development. The art acquisitions are determined by the Public Art Committee.

Buildings

The Building section at \$64.7M is 20.1% of the overall CIP program. This section identifies new construction, renovations, maintenance improvements, and facility enhancements.

- Electric Vehicle (EV) Chargers: Proposed is the installation of two, 2-port Level 2 EV chargers in the City Hall/Library parking lot (2025).
- Fire Station #41 Replacement: Proposed is the replacement of Fire Station #41. This project is pending a voter approved bond referendum (2026, 2027, 2028).
- Fire Station #42 Renovation: Proposed is the expansion of the office area of Fire Station #42 (2025, 2027, 2029).
- Parks and Public Works Storage Building Renovations: Proposed is the reroofing of the cold storage and heated storage buildings at 9401 Hickman Road. This project

would also involve replacing the exterior surface and overhead doors of the cold storage building (2025).

- Police Station Replacement: Proposed is a new 74,000-square-foot Police Station to include enclosed and secured parking for the Police Department fleet, a shooting range, and a secure employee parking lot. This project is pending a voter approved bond referendum (2026,2027,2028).
- Public Works Satellite Salt Storage Building: Proposed is the design and construction of material bunkers and additional site paving (2028).
- 10841 Douglas Avenue Demolition: The property at 10841 Douglas Avenue is the former site of an approximately 60-unit motel that had been damaged by fire. The City has purchased the property with the intent of demolishing the existing buildings (2025).

Major Equipment

The Major Equipment section at \$1.3M is less than 1.0% of the overall CIP program. This section is primarily reserved for the purchase of public safety related equipment. Proposed is the replacement of a Fire Rescue Truck (2025), replacement of the Fire Department self-contained breathing apparatus equipment (2026), and purchase of a fire water tender (Unprogrammed).

Technology

This section recognizes the need to replace and upgrade the City's technology infrastructure on an ongoing basis, and to introduce technology that improves City operations. No Technology projects are proposed for the 2025-2030+ CIP program.

Parks

The Parks section at \$34.6M is 10.9% of the overall CIP program. This section recognizes the need to provide general maintenance at various locations for playgrounds and trails, the development of specific trails and parks, and to extend amenities to new and developing areas. New projects for the 2025-2030+ CIP program or projects with anticipated project timelines in 2025 include:

- Trail: Silkwood Crossing Connection (2025)
- Trail: Sylvan Ridge to Northview Park (2025, 2026)
- Bently Ridge Park Development (2029, Unprogrammed)
- Highland Meadows Park Development (2028,2029, Unprogrammed)
- Jackaline Baldwin Dunlap Park & Arboretum (2025)
- Lions Park Improvements (2025, 2028, Unprogrammed)
- Playground Replacement – Various Locations (2025 – Unprogrammed)
- Shelters and Flushable Restrooms – Various Locations (2025 – Unprogrammed)
- Utility Installation to Various Parks (2025 – Unprogrammed)
- Waterford Park – Disc Golf Expansion (2025)

Bridges

The Bridges section at \$2.7M is less than 1.0% of the overall CIP program. Proposed is a new bridge over Walnut Creek in the Urban Hills Development (Unprogrammed) and construction of a triple box culvert over Walnut Creek (Unprogrammed).

Sidewalks

The Sidewalks section at \$8.8M is 2.7% of the overall CIP program. Priority will be given to sidewalks required along the City's arterial and collector streets, and sidewalks west of 100th Street. Beginning in 2018, a 15-year program designated \$100K annually to create additional ADA-compliant pedestrian-accessible travel paths in the public right-of-way for persons with disabilities. New projects for the 2025-2030+ CIP program or projects with anticipated project timelines in 2025 include:

- ADA Pedestrian Access Route Transition Plan (2025 – Unprogrammed)
- Hickman Road Trail Construction- 86th Street to West of Patricia Drive (2029)
- Meredith Drive Trail Construction – 83rd Street to 86th Street (2028)
- Merle Hay Frontage Road Sidewalk Construction – North of Sutton Place (2029)
- NW Urbandale Drive Trail Construction – Meredith Drive to Plum Drive (2028)
- Various Locations (2025 – Unprogrammed)
- 86th Street Trail Construction – Aurora Avenue Connection (2029)
- 86th Street Trail Construction – Douglas Avenue to Colby Woods Trail by Walnut Creek (2026, 2029)
- 100th Street Trail Construction – LA Ward Park to Golf View Park (2029)
- 114th Street Sidewalk Construction – Douglas Avenue to Meredith Drive (2025, 2026)

Storm Water

The Storm Water section at \$31.3M is 9.7% of the overall CIP program. This program repairs and improves the storm sewer and drainage system at specific locations. The primary funding source is the Storm Water Utility Fund (SWUF), which is solely supported by user fees not property taxes. New projects for the 2025-2030+ CIP program or projects with anticipated project timelines in 2025 include:

- Airline Avenue Storm Sewer Improvements – 78th Street to 83rd Street (Unprogrammed)
- Creek and Stream Drainage Improvements: Various Locations (2025 – Unprogrammed)
- Dennis Drive Storm Sewer Improvements – Ashworth Drive to Douglas Avenue (Unprogrammed)
- Intake Rebuilding Program (2025)
- Madison Avenue Storm Sewer Improvements (2026, 2027, 2028)
- Roseland Drive Storm Sewer Improvements – Ashwood Drive to 74th Street: (2025, 2026, 2027)
- 65th Street Storm Sewer Improvements – Meredith Drive to Townsend Avenue (2025, 2026, 2027)

Streets

The Streets section at \$136.7M is 42.4% of the overall CIP program and represents the majority of the CIP. This section recognizes general maintenance, redevelopment, and new construction to improve intersections and streets. Improvements East of I-35/80 includes capacity of existing streets, streetscape improvements, and reconstruction. Improvements West of I-35/80 includes infrastructure improvements, widening streets, and continued development of the arterial street network. Community entrance signage is also proposed at key locations. New projects for the 2025-2030+ CIP program or projects with anticipated project timelines in 2025 include:

- Annual Street Rehabilitation Program (2025 – Unprogrammed)
- Aurora Avenue: 86th Street to 70th Street – Complete Streets (2025)
- Community Entrance Signage (2025 – Unprogrammed)
- Douglas Avenue Urbanization (2025, 2026, Unprogrammed)
- Hickman Frontage Road Reconstruction (2028)
- Justin Drive Preservation: 100th Street to 109th Street (2025, 2026)
- Medians – Art and Landscaping (2025 – Unprogrammed)
- Meredith Drive Preservation: 86th Street to 104th Street (2025)
- NW 54th Ave.: From 1,000 Feet West of 100th St. to West Corporate Limit (2025, 2026)
- Parkview Drive Reconstruction – 86th Street to Alpine Drive (2026, 2027)
- 70th Street – Meredith Drive to Hickman Road – Complete Streets (2025)
- 128th Street Preservation – Hickman Road to Douglas Parkway (2028)
- 142nd Street Meredith Drive to Waterford Road (2025)
- 142nd Street Waterford Road to North Corporate Limit (2025, Unprogrammed)

Street Lighting

Streetlights are installed along an arterial or collector street when a street is constructed, and the cost for the lighting is included in the construction cost. This section is reserved for stand-alone street lighting projects which are not part of a street construction project. There are currently no stand-alone projects in the CIP program.

Traffic Signals

The Traffic Signals section at \$3.3M is 1.0% of the overall CIP program. This program installs traffic signals at key intersections to address traffic safety, capacity issues, and in response to development. Proposed is the Meredith Dr. Traffic Fiber Connection (2025).

Water

The Water section at \$38.2M is 11.9% of the overall CIP program. The Urbandale Water Board of Trustees approved its projects to improve capacity, reduce repairs, and accommodate development. Fourteen (14) new Water projects are proposed in this CIP (2025, 2026, 2027, 2028 and 2029). All projects that existed in the prior year 2024-2029+ CIP program and had activity within the calendar years of this CIP program were consolidated into 2025-2030+ CIP Project Water Systems Improvements (WSI). A total of nineteen (19) projects consolidated for this CIP program. Additionally, the Water Utility and the Department of Engineering and Public Works coordinate project timing to minimize disruptions and costs. The Urbandale Water Utility is working with other area cities/utilities to form Central Iowa Water Works (CIWW) a regional water utility that will be responsible for the production and delivery of wholesale water to area communities in the Des Moines Metro area.

Conclusion

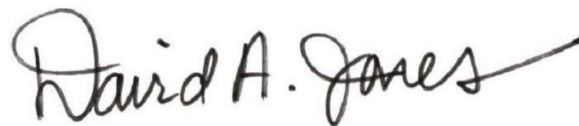
The CIP profiles a total of 112 projects, which includes 33 new projects. Collectively these projects reflect a long-term vision for the City while maintaining existing infrastructure. While there is always a desire to do more projects on an accelerated timeline, the CIP has limited funding and more projects than can be funded from available resources. The City has an incredible potential to continue its growth and development, and this recommended CIP addresses a broad spectrum of improvements throughout the community.

I would like to thank the nine (9) Urbandale residents on the CIP Committee who gave their time and efforts to prepare their recommended 2025-2030+ CIP for the City Council to consider for approval.

The preparation of the CIP would not have been possible without the cooperation of the City's management team. I would like to thank all Department Directors for their input and assistance during the preparation process. I would especially like to thank Addison Riebkes, Assistant Finance Director, and Vivian Luna, Accountant I, for their coordination of the review and preparation process. Additionally, I would like to thank Nicci Lamb, Finance Director, for her guidance in response to the changing economic circumstances that affect the CIP process. I would also like to thank John Larson, Director of Engineering and Public Works, and Jan Herke, Director of Parks and Recreation, for their thoughtful give and take to schedule projects in an effort to meet the financial parameters for the CIP program years.

The City's sound financial condition has provided Urbandale taxpayers with a predictable and stable property tax rate. The City Council annually reviews the City's Fiscal Performance Goals during the CIP process and the subsequent development of the City's annual operating budget. After the final CIP recommendations are prepared, the Finance Department updates the City Council's six financial performance goals related to debt issuance. The proceeds from the annual debt issued bond sale are used to construct CIP projects scheduled for the year. The City Council sets the debt service levy, and the annual operating budget anticipates the bond sale and includes the debt service levy in the City's tax levy for the fiscal year.

The city is indebted to the residents who volunteer to serve on the CIP Committee and who provide valuable insights, and to residents who comment on the CIP at the public hearing. The CIP is an important endeavor to improve the community for current and future residents and businesses in Urbandale.



David Jones
City Manager



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I - IX City Manager, Transmittal Letter

FINANCIAL

A.1 - A.4 Project Summary

B.1 - B.3 Funding Sources - Summary

C.1 Annual Operating Budget - Detail (General Fund, Storm Water Utility Fund, and Road Use Fund)

D.1 Storm Water Construction Summary

E.1 TIF (Tax Increment Financing) Projects - Detail

ART

	MAP ID	PROJECT TITLE
1	<i>AR09-01</i>	Urbandale Public Arts Funding Initiative

BUILDINGS

3	<i>BU25-01</i>	Electric Vehicle (EV) Chargers
4	<i>BU22-02</i>	Fire Station #41 Replacement
5	<i>BU23-01</i>	Fire Station #42 Renovations
6	<i>BU24-01</i>	Parks and Public Works Storage Building Renovations
7	<i>BU17-02</i>	Police Station Replacement
8	<i>BU21-02</i>	Public Works Satellite Salt Storage Building - 170th Street and Waterford Road
9	<i>BU25-02</i>	10841 Douglas Avenue Demolition

MAJOR EQUIPMENT

11	<i>EQ24-01</i>	Fire Ladder Truck Replacement
12	<i>EQ22-04</i>	Fire Self-Contained Breathing Apparatus (SCBAs) Replacement
13	<i>EQ19-02</i>	Fire Tender

TECHNOLOGY

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PARKS

17	<i>PK06-08</i>	Trail: Oakwood Park Trail (Sutton Drive)
18	<i>PK02-01</i>	Trail: Raccoon River Valley Regional Trail Connection
19	<i>PK25-01</i>	Trail: Silkwood Crossing Connection
20	<i>PK25-02</i>	Trail: Sylvan Ridge to Northview Park
21	<i>PK15-02</i>	Trail: Waterford Road to Dallas County Unincorporated
22	<i>PK20-01</i>	Barrett Boesen Park and Natural Playscape
23	<i>PK25-03</i>	Bentley Ridge Park Development
24	<i>PK25-04</i>	Highland Meadows Park Development
25	<i>PK23-01</i>	Indoor/Outdoor 'Rec Hub'
26	<i>PK19-02</i>	Jackaline Baldwin Dunlap Park and Arboretum
27	<i>PK22-01</i>	Lions Park Improvements
28	<i>PK22-02</i>	Northpark Corridor Park
29	<i>PK23-02</i>	Playground Replacements - Various locations
30	<i>PK21-03</i>	Shelters and Flushable Restrooms - Various Locations
31	<i>PK19-03</i>	Utility Installation to Various Parks
32	<i>PK24-02</i>	Walker Johnston Maintenance Shed Restroom Remodel
33	<i>PK21-04</i>	Walker Johnston Park: Skateboard Park Improvements
34	<i>PK21-05</i>	Walker Johnston Park Softball Complex Improvements: Fence Replacement/ Field Lighting/ I
35	<i>PK22-04</i>	Waterford Park - Disk Golf Expansion
36	<i>PK22-03</i>	Water Trails Projects
37	<i>PK06-02</i>	WCRP: Park Roadway System: Douglas Parkway to the North
38	<i>PK06-04</i>	WCRP: Regional Park Recreation Amenities: 152nd Street and Meredith Drive
39	<i>PK09-05</i>	WCRP: Regional Park Playground

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41	<i>BR15-01</i>	Urban Hills Bridge Over Walnut Creek
42	<i>BR21-01</i>	Waterford Road Bridge: Over Walnut Creek West of 170th Street

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City of Urbandale, Iowa

SIDEWALKS	MAP ID	PROJECT TITLE
43	SI18-01	ADA Pedestrian Access Route Transition Plan
44	SI25-01	Hickman Road Trail Construction: 86th Street to West of Patricia Drive
45	SI23-01	Hickman Road Trail Construction: 100th Street to 111th Street
46	SI24-01	I35/80 Pedestrian Bridge
47	SI25-02	Meredith Drive Trail Construction: 83rd Street to 86th Street
48	SI25-03	Merle Hay Frontage Road Sidewalk Construction: North of Sutton Place
49	SI25-04	NW Urbandale Drive Trail Construction: Meredith Drive to Plum Drive
50	SI00-01	Various Locations
51	SI25-05	86th Street Trail Construction: Aurora Avenue Connection
52	SI25-06	86th Street Trail Construction: Douglas Avenue to Colby Woods Trail by Walnut Creek
53	SI25-07	100th Street Trail Construction: LA Ward Park to Golf View Park
54	SI23-02	114th Street Sidewalk Construction: Douglas Avenue to Meredith Drive
STORM WATER		
55	SW25-01	Airline Avenue Storm Sewer Improvements: 78th Street to 83rd Street
56	SW02-01	Creek and Stream Drainage Improvements: Various Locations
57	SW25-02	Dennis Drive Storm Sewer Improvements: Ashworth Drive to Douglas Avenue
58	SW14-01	Intake Rebuilding Program
59	SW25-03	Madison Avenue Storm Sewer Improvements
60	SW22-02	Oliver Smith Drive Storm Sewer Improvements 72nd Street to 74th Street
61	SW22-03	Roseland Drive Storm Sewer Improvements Ashwood Drive to 74th Street
62	SW23-01	Storm Sewer Extension to the Merle Hay Reinvestment District
63	SW22-04	65th Street Storm Sewer Improvements Meredith Drive to Townsend Avenue
STREETS		
65	ST08-01	Annual Street Rehabilitation Program
66	ST21-01	Aurora Avenue: 86th Street to 70th Street - Complete Streets
67	ST06-02	Aurora Avenue: 128th Street to 142nd Street
68	ST16-01	Community Entrance Signage
69	ST23-01	Douglas Avenue Preservation: 111th Street to 121st Street
70	ST21-02	Douglas Avenue Redevelopment
71	ST00-01	Douglas Avenue Urbanization
72	ST20-01	Douglas Avenue Railroad Crossing Replacement
73	ST24-01	Douglas Parkway Preservation: 128th Street to Timberline Creek
74	ST25-01	Hickman Frontage Road Reconstruction
75	ST23-02	Hickman Interchange Improvements
76	ST22-02	Justin Drive Preservation: 100th Street to 109th Street
77	ST23-03	Medians - Art and Landscaping
78	ST22-03	Meredith Drive Preservation: 86th Street to 104th Street
79	ST24-02	Meredith Drive Railroad Crossing Replacement
80	ST06-05	Meredith Drive: 170th Street to 184th Street
81	ST23-04	Northpark Drive and Plum Drive Preservation
82	ST22-05	N.W. Urbandale Drive Preservation: Douglas Avenue to Meredith Drive
83	ST09-03	N.W. 54th Avenue: From 1,000 Feet West of 100th Street to West Corporate Limit
84	ST25-02	Parkview Drive Reconstruction: 86th Street to Alpine Drive
85	ST20-02	Waterford Road Extension West of 170th Street
86	ST21-04	70th Street: Meredith Drive to Urbandale Avenue - Complete Streets
87	ST24-03	106th Street and Prairie Avenue Preservation: Douglas Avenue to 100th Street
88	ST24-04	109th/112th Street Reconstruction: Douglas Avenue to Meredith Drive
89	ST00-03	111th Street Paving
90	ST25-03	128th Street Preservation - Hickman Road to Douglas Parkway
91	ST06-12	142nd Street: Douglas Parkway to Meredith Drive
92	ST06-13	142nd Street: Meredith Drive to Waterford Road
93	ST14-03	142nd Street: Waterford Road to North Corporate Limit
94	ST06-16	156th Street: Waterford Road to Meadow Drive
95	ST16-04	170th Street (Alice's Road): Waterford Road to North Corporate Limit
96	ST23-05	184th Street (Warrior Lane): Meredith Drive to 1 Mile North
STREET LIGHTING		
97		<i>Street Lighting is part of street construction, except when a stand-alone lighting project.</i>

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TRAFFIC SIGNALS	MAP ID	PROJECT TITLE
99	TR23-01	Douglas Avenue Adaptive Signal Coordination
100	TR06-05	Hickman Road: Entrance to Deerfield Dev.
101	TR06-02	Hickman Road and 133rd Street
102	TR23-02	Meredith & NW Urbandale Drive Adaptive Signal Coordination
103	TR24-01	Meredith Drive Traffic Signal Fiber Connection
104	TR07-01	128th Street and Plum Drive
105	TR20-02	170th Street and Plum Drive
106	TR19-03	170th Street and Waterford Road

WATER	MAP ID	PROJECT TITLE
107	WA25-01	Aquifer Storage and Recovery (ASR) Well
108	WA25-02	Bulk Water Station Improvements
109	WA25-03	CIWW Buy-In
110	WA25-04	Distribution Maintenance Equipment
111	WA25-05	Distribution Maintenance Storage Improvements
112	WA25-06	Enterprise Resource Planning Software
113	WA25-07	Security Improvements
114	WA25-08	Urbandale Booster Station Improvements
115	WA25-09	Water Metering Infrastructure
116	WA25-10	Water System Improvements (WSI)
117	WA25-11	Water Tower Improvements
118	WA25-12	Water Utility Facility Improvements
119	WA25-13	Xenia Water Service Territory Buyout
120	WA25-14	104th Street Pump Station Improvements

ADDENDUM			
Minutes	December 2, 2024	1 - 9	1st CIP Committee Meeting
Minutes	December 16, 2024	1 - 4	CIP Committee - Public Hearing Meeting
Letter to Committee		1 - 4	CIP Committee - Public Hearing Meeting

Map ID													
<p>The Map ID code was implemented with the CIP 2012-17+ document to assign a perpetual code for Engineering to map the project locations for the CIP presentations. There are no maps in the CIP document. While many of the project titles do not change from year to year before they are completed, the Map ID reconciles the titles that have changed between document years and notes when a project was initially added into the CIP</p>													
<p>Each project within the CIP document is assigned a Map ID to note the section of the document it belongs to, the year it was added into the CIP document, and the sequence within the new projects added to that specific CIP section in said year.</p>													
AZ	YY	-	No.										
CIP Section	Year Added		New project(s) in Section for Year										
<p>Example: ST24-03 The <u>Street</u> project (ST) first appeared in the <u>2024</u> CIP (24-) as the third (03) new street project for that CIP document year.</p>													
<p>The Map ID code appears in the top left corner of the project page and stays tied to the project until it is removed from the CIP document.</p>													
<table border="1" style="margin: auto; border-collapse: collapse;"> <tr> <td colspan="2" style="text-align: center;">STREET</td> </tr> <tr> <td style="text-align: center;">ST24-03</td> <td style="text-align: center;">Total</td> </tr> <tr> <td></td> <td style="text-align: center;">(In 000's)</td> </tr> <tr> <td colspan="2">PROJECT TIMELINE</td> </tr> <tr> <td style="text-align: center;">Design / Deposit</td> <td style="text-align: center;">-</td> </tr> </table>				STREET		ST24-03	Total		(In 000's)	PROJECT TIMELINE		Design / Deposit	-
STREET													
ST24-03	Total												
	(In 000's)												
PROJECT TIMELINE													
Design / Deposit	-												



PROJECT SUMMARY

2025 - 2030+ Capital Improvements Program

Page	MAP ID	(In 000's)	Calendar Year						Unprogrammed	
			Prior Year	2025	2026	2027	2028	2029	2030-34	
ART										
1	AR09-01	Urbandale Public Arts Funding Ir	-	25.0	25.0	25.0	25.0	25.0	25.0	125.0
Sub-Total	0%	\$	250.0	-	25.0	25.0	25.0	25.0	25.0	125.0
BUILDINGS										
3	BU25-01	Electric Vehicle (EV) Chargers	-	75.4	-	-	-	-	-	-
4	BU22-02	Fire Station #41 Replacement	-	-	100.0	695.0	6,585.0	-	-	-
5	BU23-01	Fire Station #42 Renovations	-	365.0	-	250.0	-	250.0	-	-
6	BU24-01	Parks and Public Works Storage	500.0	-	-	-	-	-	-	-
7	BU17-02	Police Station Replacement	-	-	145.0	500.0	53,744.2	-	-	-
8	BU21-02	Public Works Satellite Salt Storage	-	-	-	-	506.0	-	-	-
9	BU25-02	10841 Douglas Avenue Demolition	-	1,000.0	-	-	-	-	-	-
Sub-Total	20%	\$	64,715.6	500.0	1,440.4	245.0	1,445.0	60,835.2	250.0	-
EQUIPMENT										
11	EQ24-01	Fire Ladder Truck Replacement	297.5	-	-	-	-	-	-	-
12	EQ22-04	Fire Self-Contained Breathing Apparatus	-	-	630.0	-	-	-	-	-
13	EQ19-02	Fire Tender	-	-	-	-	-	-	-	420.0
Sub-Total	0%	\$	1,347.5	297.5	-	630.0	-	-	-	420.0
TECHNOLOGY										
15			-	-	-	-	-	-	-	-
Sub-Total	0%	\$	-	-	-	-	-	-	-	-
PARKS										
17	PK06-08	Trail: Oakwood Park Trail (Sutton)	-	-	-	-	-	-	-	240.0
18	PK02-01	Trail: Raccoon River Valley Regional	-	-	-	-	-	-	-	335.0
19	PK25-01	Trail: Silkwood Crossing Connector	-	70.0	-	-	-	-	-	-
20	PK25-02	Trail: Sylvan Ridge to Northview	-	60.0	600.0	-	-	-	-	-
21	PK15-02	Trail: Waterford Road to Dallas Center	-	-	532.0	-	-	-	-	-
22	PK20-01	Barrett Boesen Park and Natural Area	-	-	275.0	-	-	-	-	540.0
23	PK25-03	Bentley Ridge Park Development	514.0	-	-	-	-	50.0	-	186.0
24	PK25-04	Highland Meadows Park Development	103.0	-	-	-	50.0	397.0	-	700.0
25	PK23-01	Indoor/Outdoor 'Rec Hub'	-	-	2,275.0	1,875.0	-	-	-	2,500.0
26	PK19-02	Jackaline Baldwin Dunlap Park and	-	385.0	-	-	220.0	-	-	1,145.0
27	PK22-01	Lions Park Improvements	-	1,016.0	-	-	155.0	-	-	3,800.0
28	PK22-02	Northpark Corridor Park	-	-	-	170.0	-	-	-	-
29	PK23-02	Playground Replacements - Various	375.0	-	375.0	375.0	375.0	375.0	375.0	1,875.0
30	PK21-03	Shelters and Flushable Restrooms	-	375.0	375.0	375.0	375.0	375.0	375.0	1,875.0
31	PK19-03	Utility Installation to Various Parks	-	75.0	75.0	75.0	75.0	75.0	75.0	375.0
32	PK24-02	Walker Johnston Maintenance Shelter	-	-	90.0	-	-	-	-	-
33	PK21-04	Walker Johnston Park: Skateboard	-	-	-	-	-	-	-	200.0
34	PK21-05	Walker Johnston Park Softball Complex	-	-	-	-	660.0	-	-	1,150.0
35	PK22-04	Waterford Park - Disk Golf Expansion	-	55.0	-	-	-	-	-	-
36	PK22-03	Water Trails Projects	-	-	-	-	-	-	-	240.0
37	PK06-02	WCRP: Park Roadway System: Elm	-	-	-	-	1,545.0	-	-	-
38	PK06-04	WCRP: Regional Park Recreation	-	-	-	-	-	-	-	3,225.0
39	PK09-05	WCRP: Regional Park Playground	-	-	-	-	760.0	-	-	240.0
Sub-Total	11%	\$	34,608.0	992.0	2,036.0	4,597.0	2,870.0	4,215.0	1,272.0	18,626.0
BRIDGES										
41	BR15-01	Urban Hills Bridge Over Walnut Street	165.0	-	-	-	-	-	-	1,610.0
42	BR21-01	Waterford Road Bridge: Over Walnut	-	-	-	-	-	-	-	950.0
Sub-Total	1%	\$	2,725.0	165.0	-	-	-	-	-	2,560.0

PROJECT SUMMARY

2025 - 2030+ Capital Improvements Program

Page	MAP ID	(In 000's)	Prior Year	Calendar Year					Unprogrammed	
				2025	2026	2027	2028	2029		2030-34
SIDEWALKS										
43	SI18-01	ADA Pedestrian Access Route Tr	-	100.0	100.0	100.0	100.0	100.0	500.0	
44	SI25-01	Hickman Road Trail Constructio	-	-	-	-	-	300.0	-	
45	SI23-01	Hickman Road Trail Constructio	350.0	-	-	400.0	-	-	-	
46	SI24-01	I35/80 Pedestrian Bridge	100.0	-	-	-	3,800.0	-	-	
47	SI25-02	Meredith Drive Trail Constructio	-	-	-	-	250.0	-	-	
48	SI25-03	Merle Hay Frontage Road Sidewalk	-	-	-	-	-	200.0	-	
49	SI25-04	NW Urbandale Drive Trail Const	-	-	-	-	250.0	-	-	
50	SI00-01	Various Locations	-	100.0	100.0	100.0	100.0	100.0	500.0	
51	SI25-05	86th Street Trail Construction: At	-	-	-	-	-	300.0	-	
52	SI25-06	86th Street Trail Construction: Dc	-	-	250.0	-	-	150.0	-	
53	SI25-07	100th Street Trail Construction: L	-	-	-	-	-	200.0	-	
54	SI23-02	114th Street Sidewalk Constructi	161.0	66.0	45.0	-	-	-	-	
Sub-Total	3%	\$	8,822.0	611.0	266.0	495.0	600.0	4,500.0	1,350.0	1,000.0
STORM WATER										
55	SW25-01	Airline Avenue Storm Sewer Imp	-	-	-	-	-	-	3,550.0	
56	SW02-01	Creek and Stream Drainage Impr	-	350.0	350.0	350.0	350.0	350.0	1,750.0	
57	SW25-02	Dennis Drive Storm Sewer Impro	-	-	-	-	-	-	3,000.0	
58	SW14-01	Intake Rebuilding Program	-	500.0	-	-	-	-	-	
59	SW25-03	Madison Avenue Storm Sewer Irr	-	-	350.0	1,900.0	750.0	-	-	
60	SW22-02	Oliver Smith Drive Storm Sewer	-	-	-	-	400.0	2,400.0	2,500.0	
61	SW22-03	Roseland Drive Storm Sewer Imp	400.0	2,660.0	2,200.0	605.0	-	-	-	
62	SW23-01	Storm Sewer Extension to the Me	-	-	3,650.0	-	-	-	-	
63	SW22-04	65th Street Storm Sewer Improve	-	400.0	2,000.0	575.0	-	-	-	
Sub-Total	10%	\$	31,340.0	400.0	3,910.0	8,550.0	3,430.0	1,500.0	2,750.0	10,800.0
STREETS										
65	ST08-01	Annual Street Rehabilitation Prog	-	2,459.8	2,533.5	2,609.5	2,687.8	2,768.4	15,138.8	
66	ST21-01	Aurora Avenue: 86th Street to 70	115.0	765.0	-	-	-	-	-	
67	ST06-02	Aurora Avenue: 128th Street to 1	-	-	-	-	-	-	7,630.0	
68	ST16-01	Community Entrance Signage	250.0	-	250.0	250.0	250.0	250.0	1,250.0	
69	ST23-01	Douglas Avenue Preservation: 11	-	-	500.0	-	-	-	-	
70	ST21-02	Douglas Avenue Redevelopment	-	-	-	-	-	-	-	
71	ST00-01	Douglas Avenue Urbanization	1,450.0	-	-	-	-	-	2,825.5	
72	ST20-01	Douglas Avenue Railroad Crossin	50.6	-	-	202.4	-	-	-	
73	ST24-01	Douglas Parkway Preservation: 1	-	-	-	1,200.0	-	-	-	
74	ST25-01	Hickman Frontage Road Reconst	-	-	-	-	875.0	-	-	
75	ST23-02	Hickman Interchange Improve	100.0	-	-	5,550.0	-	-	-	
76	ST22-02	Justin Drive Preservation: 100th S	1,700.0	800.0	-	-	-	-	-	
77	ST23-03	Medians - Art and Landscaping	-	150.0	150.0	150.0	150.0	150.0	750.0	
78	ST22-03	Meredith Drive Preservation: 86th	206.0	2,544.0	-	-	-	-	-	
79	ST24-02	Meredith Drive Railroad Crossing	-	-	-	135.0	-	-	-	
80	ST06-05	Meredith Drive: 170th Street to 1	-	-	-	-	-	-	7,279.2	
81	ST23-04	Northpark Drive and Plum Drive	-	-	-	589.5	-	-	-	
82	ST22-05	N.W. Urbandale Drive Preservati	-	750.0	1,000.0	750.0	-	-	-	
83	ST09-03	N.W. 54th Avenue: From 1,000 F	665.6	-	234.4	-	-	-	-	
84	ST25-02	Parkview Drive Reconstruction: E	-	-	450.0	3,000.0	-	-	-	
85	ST20-02	Waterford Road Extension West o	239.0	-	-	-	-	-	2,811.0	
86	ST21-04	70th Street: Meredith Drive to Ur	-	125.0	-	-	-	-	-	
87	ST24-03	106th Street and Prairie Avenue I	-	-	-	900.0	-	-	-	
88	ST24-04	109th/112th Street Reconstruction	-	-	-	-	-	-	8,310.0	
89	ST00-03	111th Street Paving	128.0	-	-	-	-	-	942.0	
90	ST25-03	128th Street Preservation - Hickn	-	-	-	-	1,900.0	-	-	
91	ST06-12	142nd Street: Douglas Parkway to	-	-	-	-	-	-	9,171.4	
92	ST06-13	142nd Street: Meredith Drive to V	-	6,810.0	1,000.0	-	-	-	-	
93	ST14-03	142nd Street: Waterford Road to	-	1,000.0	-	-	-	-	4,485.0	
94	ST06-16	156th Street: Waterford Road to M	2,200.0	-	-	-	7,421.2	-	-	
95	ST16-04	170th Street (Alice's Road): Wate	-	-	-	-	-	-	3,739.6	
96	ST23-05	184th Street (Warrior Lane): Mer	-	-	-	-	-	-	11,950.0	
Sub-Total	42%	\$	136,697.2	7,104.2	15,403.8	6,117.9	15,336.4	13,284.0	3,168.4	76,282.5

PROJECT SUMMARY

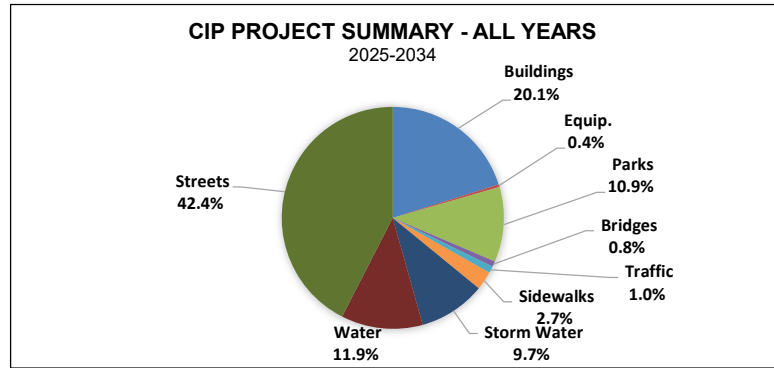
2025 - 2030+ Capital Improvements Program

Page	MAP ID	(In 000's)	Calendar Year						Unprogrammed		
			Prior Year	2025	2026	2027	2028	2029	2030-34		
STREET LIGHTING											
97	<i>Street Lighting is part of street construction, except when a stand-alone lighting project.</i>									
Sub-Total	0%	\$	-	-	-	-	-	-	-		
TRAFFIC SIGNALS											
99	TR23-01	Douglas Avenue Adaptive Signal	-	-	-	-	410.0	-	-		
100	TR06-05	Hickman Road: Entrance to Deer	-	-	-	-	-	-	935.0		
101	TR06-02	Hickman Road and 133rd Street	-	-	-	-	-	-	275.0		
102	TR23-02	Meredith & NW Urbandale Drive	522.5	-	22.5	-	-	-	-		
103	TR24-01	Meredith Drive Traffic Signal Fit	125.0	-	-	-	-	-	-		
104	TR07-01	128th Street and Plum Drive	-	-	-	-	385.0	-	-		
105	TR20-02	170th Street and Plum Drive	-	-	-	-	-	-	285.0		
106	TR19-03	170th Street and Waterford Road	-	-	-	-	-	-	385.0		
Sub-Total	1%	\$	3,345.0	647.5	22.5	-	795.0	-	1,880.0		
SUB-TOTAL by YEAR (without WATER)			10,717.2	23,081.2	20,682.4	23,706.4	85,154.2	8,815.4	111,693.5		
WATER											
107	WA25-01	Aquifer Storage and Recovery (A	-	1,500.0	6,225.0	6,225.0	-	-	-		
108	WA25-02	Bulk Water Station Improvement:	-	-	25.0	135.0	-	-	-		
109	WA25-03	CIWW Buy-In	-	10,200.0	-	-	-	-	-		
110	WA25-04	Distribution Maintenance Equipm	-	65.0	150.0	120.0	-	-	-		
111	WA25-05	Distribution Maintenance Storage	-	-	85.0	850.0	-	-	-		
112	WA25-06	Enterprise Resource Planning Sof	-	-	-	-	200.0	-	-		
113	WA25-07	Security Improvements	-	-	-	-	125.0	125.0	-		
114	WA25-08	Urbandale Booster Station Impro	-	-	-	50.0	225.0	175.0	-		
115	WA25-09	Water Metering Infrastructure	-	50.0	50.0	75.0	75.0	75.0	-		
116	WA25-10	Water System Improvements (WS	-	1,500.0	1,500.0	1,100.0	1,600.0	1,800.0	-		
117	WA25-11	Water Tower Improvements	-	600.0	-	-	-	-	-		
118	WA25-12	Water Utility Facility Improveme	-	-	-	-	-	100.0	-		
119	WA25-13	Xenia Water Service Territory Bu	-	500.0	500.0	500.0	500.0	500.0	-		
120	WA25-14	104th Street Pump Station Improv	-	250.0	450.0	-	-	-	-		
Sub-Total	12%	\$	38,205.0	-	14,665.0	8,985.0	9,055.0	2,725.0	2,775.0		
TOTAL by YEAR			\$	322,055.3	10,717.2	37,746.2	29,667.4	32,761.4	87,879.2	11,590.4	111,693.5
				100%							

PROJECT SUMMARY

2025 - 2030+ Capital Improvements Program

CIP Project Summary		(In 000's)
Art	\$	250.00
Buildings	\$	64,715.60
Equipment	\$	1,347.50
Technology	\$	-
Parks	\$	34,608.00
Bridges	\$	2,725.00
Sidewalks	\$	8,822.00
Storm Water	\$	31,340.00
Streets & Lighting	\$	136,697.20
Traffic Signals	\$	3,345.00
Water	\$	38,205.00
TOTAL ALL YEARS	\$	322,055.3



CENTS per DOLLAR for the CIP PROGRAM

2025 - 2030+ Capital Improvements Program



	First 5 Years			Unprogrammed			Total CIP
	Years 1-5 (Prior Year + 2025 to 2029)			Years 6-10 (2030 to 2034)			Years 1-10
	(In 000's)	%	Cents	(In 000's)	%	Cents	Cents
Art	125.0	0.1%	\$ -	125.0	0.1%	\$ -	\$ -
Buildings	64,715.6	30.8%	\$ 0.31	-	0.0%	\$ -	\$ 0.20
Equipment	927.5	0.4%	\$ -	420.0	0.4%	\$ -	\$ -
Technology	-	0.0%	\$ -	-	0.0%	\$ -	\$ -
Parks	15,982.0	7.6%	\$ 0.08	18,626.0	16.7%	\$ 0.17	\$ 0.11
Sub-Total	81,750.1	38.9%	\$ 0.39	19,171.0	17.2%	\$ 0.17	\$ 0.31
..... Bridges	165.0	0.1%	\$ -	2,560.0	2.3%	\$ 0.02	\$ 0.01
..... Sidewalks	7,822.0	3.7%	\$ 0.04	1,000.0	0.9%	\$ 0.01	\$ 0.03
..... Storm Sewers	20,540.0	9.8%	\$ 0.10	10,800.0	9.8%	\$ 0.10	\$ 0.10
..... Streets	60,414.7	28.6%	\$ 0.28	76,282.5	68.1%	\$ 0.68	\$ 0.42
..... Street Lighting	-	0.0%	\$ -	-	0.0%	\$ -	\$ -
..... Traffic Signals	1,465.0	0.7%	\$ 0.01	1,880.0	1.7%	\$ 0.02	\$ 0.01
..... Water	38,205.0	18.2%	\$ 0.18	-	0.0%	\$ -	\$ 0.12
Sub-Total	128,611.7	61.1%	\$ 0.61	92,522.5	82.8%	\$ 0.83	\$ 0.69
Total First 5 Years	\$ 210,361.8		\$ 1.00		\$ 1.00		
Total Unprogrammed	\$ 111,693.5						
TOTAL ALL YEARS	\$ 322,055.3						\$ 1.00

FUNDING SOURCES - SUMMARY

2025 - 2030+ Capital Improvements Program City of Urbandale, Iowa

(In 000's)	Prior Year	2025	Calendar Year				Unprogrammed
			2026	2027	2028	2029	2030-34
ART							
GOB	-	25.0	25.0	25.0	25.0	25.0	125.0
Total	\$ 250.0	-	25.0	25.0	25.0	25.0	125.0
BUILDINGS							
Bond Referendum	-	-	-	-	60,329.2	-	-
Capital Project Fund	-	380.1	200.0	1,150.0	-	-	-
County	-	500.0	-	-	-	-	-
Federal	-	60.3	-	-	-	-	-
General Fund	-	-	45.0	45.0	-	-	-
GOB	-	-	-	250.0	-	250.0	-
LOSST	-	-	-	-	506.0	-	-
TIF - NWMC	500.00	500.0	-	-	-	-	-
Total	\$ 64,715.6	500.0	1,440.4	245.0	1,445.0	60,835.2	250.0
EQUIPMENT							
GOB	297.50	-	630.0	-	-	-	420.00
Total	\$ 1,347.5	297.5	-	630.0	-	-	420.0
TECHNOLOGY							
Total	\$ -	-	-	-	-	-	-
PARKS							
Capital Project Fund	-	260.0	165.0	86.5	75.0	75.0	375.0
GOB	375.0	1,583.5	4,432.0	2,625.0	4,030.0	1,197.0	17,678.5
Parkland	617.0	-	-	-	-	-	-
Private	-	192.5	-	158.5	110.0	-	572.5
Total	\$ 34,608.0	992.0	2,036.0	4,597.0	2,870.0	4,215.0	18,626.0
BRIDGES							
GOB	-	-	-	-	-	-	2,060.0
Private	165.0	-	-	-	-	-	500.0
Total	\$ 2,725.0	165.0	-	-	-	-	2,560.0
SIDEWALKS							
GOB	-	100.0	100.0	100.0	350.0	660.0	500.0
Special Assessment	-	166.0	145.0	100.0	190.0	125.0	500.0
STP	-	-	-	400.0	-	-	-
TIF - DUNA	-	-	250.0	-	-	565.0	-
TIF - NWMC	611.0	-	-	-	3,960.0	-	-
Total	\$ 8,822.0	611.0	266.0	495.0	600.0	4,500.0	1,000.0
STORM WATER							
GOB	200.0	1,255.0	2,150.0	1,807.5	700.0	1,300.0	5,875.0
SWUF	200.0	1,905.0	3,500.0	1,622.5	800.0	1,450.0	4,925.0
TIF - DUNA	-	-	2,400.0	-	-	-	-
Water Revenue	-	750.0	500.0	-	-	-	-
Total	\$ 31,340.0	400.0	3,910.0	8,550.0	3,430.0	1,500.0	2,750.0

FUNDING SOURCES - SUMMARY

2025 - 2030+ Capital Improvements Program City of Urbandale, Iowa

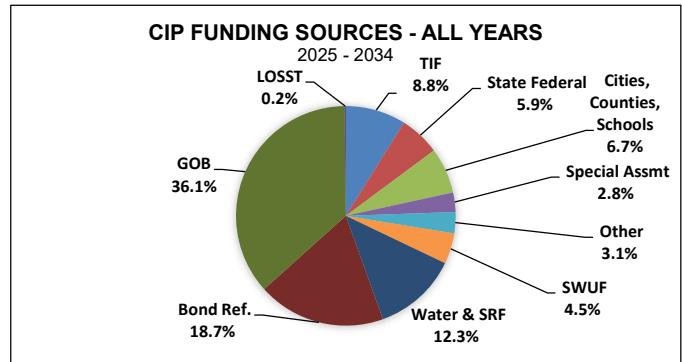
(In 000's)	Prior Year	2025	Calendar Year				Unprogrammed
			2026	2027	2028	2029	2030-34
STREETS							
Alternative TBD	-	-	-	-	-	-	2,825.5
Capital Project Fund	115.0	1,040.0	150.0	150.0	150.0	150.0	1,673.6
County	-	-	-	-	-	-	1,794.8
Federal	-	500.0	100.0	-	-	-	-
GOB	2,756.0	7,622.7	2,966.8	9,094.8	8,540.1	1,634.2	31,561.7
IDOT	-	-	-	232.8	-	-	-
Other Cities	-	1,930.0	-	-	-	-	17,143.4
Private	-	-	-	77.6	-	-	-
Road Use	-	1,729.9	1,266.7	1,304.7	1,343.9	1,384.2	7,569.4
Special Assessment	367.0	1,031.2	134.4	-	1,375.0	-	4,794.1
STP	-	-	-	2,150.0	1,000.0	-	-
TIF - NWMC	3,866.2	1,550.0	1,500.0	2,326.5	875.0	-	8,920.0
Total	\$ 136,697.2	7,104.2	15,403.8	6,117.9	15,336.4	13,284.0	3,168.4
STREET LIGHTING							
Total	\$ -	-	-	-	-	-	-
TRAFFIC SIGNALS							
GOB	125.0	-	-	-	410.0	-	665.0
Other Cities	-	-	22.5	-	-	-	137.5
Private	-	-	-	-	385.0	-	1,077.5
TIF - NWMC	522.5	-	-	-	-	-	-
Total	\$ 3,345.0	647.5	-	22.5	-	795.0	-
TOTAL by YEAR (without WATER)							
\$	283,850.3	10,717.2	23,081.2	20,682.4	23,706.4	85,154.2	8,815.4
WATER							
SRF-Water	-	11,700.0	6,225.0	6,225.0	-	-	-
Water Revenue	-	2,965.0	2,760.0	2,830.0	2,725.0	2,775.0	-
Total	\$ 38,205.0	-	14,665.0	8,985.0	9,055.0	2,725.0	2,775.0
TOTAL by YEAR (with WATER)							
\$	322,055.3	10,717.2	37,746.2	29,667.4	32,761.4	87,879.2	11,590.4

FUNDING SOURCES - SUMMARY

2025 - 2030+ Capital Improvements Program City of Urbandale, Iowa

(In 000's)	Prior Year	2025	Calendar Year				Unprogrammed
			2026	2027	2028	2029	2030-34
SUMMARY by FUNDING SOURCES:							
Alternative TBD	-	-	-	-	-	-	2,825.5
Bond Referendum	-	-	-	-	60,329.2	-	-
Capital Project Fund	115.0	1,680.1	515.0	1,386.5	225.0	225.0	2,048.6
County	-	500.0	-	-	-	-	1,794.8
Federal	-	560.3	100.0	-	-	-	-
General Fund	-	-	45.0	45.0	-	-	-
GOB	3,753.5	10,586.2	10,303.8	13,902.3	14,055.1	5,066.2	58,885.2
IDOT	-	-	-	232.8	-	-	-
LOSST	-	-	-	-	506.0	-	-
Other Cities	-	1,930.0	22.5	-	-	-	17,280.9
Parkland	617.0	-	-	-	-	-	-
Private	165.0	192.5	-	236.1	495.0	-	2,150.0
RISE	-	-	-	-	-	-	-
Road Use	-	1,729.9	1,266.7	1,304.7	1,343.9	1,384.2	7,569.4
Special Assessment	367.0	1,197.2	279.4	100.0	1,565.0	125.0	5,294.1
SRF-Water	-	11,700.0	6,225.0	6,225.0	-	-	-
STP	-	-	-	2,550.0	1,000.0	-	-
SWUF	200.0	1,905.0	3,500.0	1,622.5	800.0	1,450.0	4,925.0
TIF - DUNA	-	-	2,650.0	-	-	565.0	-
TIF - NWMC	5,499.7	2,050.0	1,500.0	2,326.5	4,835.0	-	8,920.0
Water Revenue	-	3,715.0	3,260.0	2,830.0	2,725.0	2,775.0	-
TOTAL \$	322,055.3	10,717.2	37,746.2	29,667.4	32,761.4	87,879.2	11,590.4

CIP Funding Sources - All Years	(In 000's)
GOB	\$ 116,552.3
TIF	28,346.2
Local Option Sales Tax	506.0
State Federal	19,041.9
Cities & Counties	21,528.2
Special Assmt	8,927.7
Other	10,140.8
SWUF	14,402.5
Water	39,455.0
Alternative	2,825.5
Bond Ref.	60,329.2
TOTAL ALL YEARS	\$ 322,055.3





ANNUAL OPERATING BUDGET - DETAIL

General Fund, Storm Water Utility Fund, and Road Use Fund

2025 - 2030+ Capital Improvements Program

GENERAL FUND	Calendar Year						Unprogrammed
	Prior Year	2025	2026	2027	2028	2029	2030-34
BUILDINGS							
Fire Station #41 Replacement	-	-	-	45.0	-	-	-
Police Station Replacement	-	-	45.0	-	-	-	-
Sub-Total	-	-	45.0	45.0	-	-	-
TOTAL	-	-	45.0	45.0	-	-	-

STORM WATER UTILITY FUND (SWUF)	Calendar Year						Unprogrammed
	Prior Year	2025	2026	2027	2028	2029	2030-34
STORM WATER							
Airline Avenue Storm Sewer Improvem	-	-	-	-	-	-	1,100.0
Creek and Stream Drainage Improveme	-	350.0	350.0	350.0	350.0	350.0	1,750.0
Dennis Drive Storm Sewer Improvemen	-	-	-	-	-	-	975.0
Intake Rebuilding Program	-	500.0	-	-	-	-	-
Madison Avenue Storm Sewer Improve	-	-	150.0	640.0	250.0	-	-
Oliver Smith Drive Storm Sewer Impro'	-	-	-	-	200.0	1,100.0	1,100.0
Roseland Drive Storm Sewer Improvem	200.0	855.0	750.0	345.0	-	-	-
Storm Sewer Extension to the Merle Ha	-	-	1,250.0	-	-	-	-
66th Street Storm Sewer Improvements	-	200.0	1,000.0	287.5	-	-	-
Sub-Total	200.0	1,905.0	3,500.0	1,622.5	800.0	1,450.0	4,925.0
TOTAL	200.0	1,905.0	3,500.0	1,622.5	800.0	1,450.0	4,925.0

ROAD USE FUND	Calendar Year						Unprogrammed
	Prior Year	2025	2026	2027	2028	2029	2030-34
STREETS							
Annual Street Rehabilitation Program	-	1,229.9	1,266.7	1,304.7	1,343.9	1,384.2	7,569.4
Douglas Avenue Urbanization	-	-	-	-	-	-	-
142nd Street: Waterford Road to North	-	500.0	-	-	-	-	-
Sub-Total	-	1,729.9	1,266.7	1,304.7	1,343.9	1,384.2	7,569.4
TOTAL	-	1,729.9	1,266.7	1,304.7	1,343.9	1,384.2	7,569.4



STORM WATER CONSTRUCTION SUMMARY

2025 - 2030+ Capital Improvements Program

	Prior Year	Calendar Year					Unprogrammed		
		2025	2026	2027	2028	2029	2030-34		
STORM WATER									
Airline Avenue Storm Sewer Improv	-	-	-	-	-	-	1,000.0		
Creek and Stream Drainage Improve	-	350.0	350.0	350.0	350.0	350.0	1,750.0		
Dennis Drive Storm Sewer Improve	-	-	-	-	-	-	875.0		
Intake Rebuilding Program	-	500.0	-	-	-	-	-		
Madison Avenue Storm Sewer Impr	-	-	-	640.0	250.0	-	-		
Oliver Smith Drive Storm Sewer Imj	-	-	-	-	-	1,100.0	1,100.0		
Roseland Drive Storm Sewer Improv	-	855.0	750.0	345.0	-	-	-		
Storm Sewer Extension to the Merle	-	-	1,250.0	-	-	-	-		
66th Street Storm Sewer Improve	-	-	1,000.0	250.0	-	-	-		
Sub-Total	\$	13,415.0	-	1,705.0	3,350.0	1,585.0	600.0	1,450.0	4,725.0
STREETS									
Aurora Avenue: 128th Street to 142d	-	-	-	-	-	-	1,000.0		
Meredith Drive: 170th Street to 184t	-	-	-	-	-	-	871.2		
N.W. 54th Avenue: From 1,000 Feet	-	-	225.0	-	-	-	-		
Parkview Drive Reconstruction - 86t	-	-	-	525.0	-	-	-		
Waterford Road Extension West of	-	-	-	-	-	-	400.0		
111th Street Paving	-	-	-	-	-	-	135.0		
142nd Street: Douglas Parkway to M	-	-	-	-	-	-	1,200.0		
142nd Street: Meredith Drive to Wai	-	1,090.0	-	-	-	-	-		
142nd Street: Waterford Road to No	-	-	-	-	-	-	550.0		
156th Street: Waterford Road to Me:	-	-	-	-	1,275.0	-	-		
170th Street (Alice's Road): Waterfo	-	-	-	-	-	-	435.6		
184th Street (Warrior Lane): Meredi	-	-	-	-	-	-	1,540.0		
Sub-Total	\$	9,246.8	-	1,090.0	225.0	525.0	1,275.0	-	6,131.8
TOTAL	\$	22,661.8	-	2,795.0	3,575.0	2,110.0	1,875.0	1,450.0	10,856.8

Storm Water Utility Fund (SWUF)									
TOTAL	\$	14,402.5	200.0	1,905.0	3,500.0	1,622.5	800.0	1,450.0	4,925.0

Storm Water Projects Funded by Other Sources									
TOTAL	\$	8,259.30	-	890.0	75.0	487.5	1,075.0	-	5,931.8



TIF PROJECTS - DETAIL
TIF (Tax Increment Financing)
2025 - 2030+ Capital Improvements Program

		TIF Dist.	Prior Year	Calendar Year					Unprogrammed
			2025	2026	2027	2028	2029	2030-34	
BUILDINGS									
Parks and Public Works Storage Building	NWMC	500.0	-	-	-	-	-	-	
10841 Douglas Avenue Demolition	NWMC	-	500.0	-	-	-	-	-	
Sub-Total		<i>1,000.0</i>	500.0	500.0	-	-	-	-	
SIDEWALKS									
Hickman Road Trail Construction: 86th St	DUNA	-	-	-	-	-	240.0	-	
Hickman Road Trail Construction: 100th S	NWMC	350.0	-	-	-	-	-	-	
I35/80 Pedestrian Bridge	NWMC	100.0	-	-	-	3,800.0	-	-	
Merle Hay Frontage Road Sidewalk Constr	DUNA	-	-	-	-	-	175.0	-	
NW Urbandale Drive Trail Construction: N	NWMC	-	-	-	-	160.0	-	-	
86th Street Trail Construction: Douglas Av	DUNA	-	-	250.0	-	-	150.0	-	
114th Street Sidewalk Construction: Dougl	NWMC	161.0	-	-	-	-	-	-	
Sub-Total		<i>5,386.0</i>	611.0	-	250.0	-	3,960.0	565.0	
STORM WATER									
Storm Sewer Extension to the Merle Hay R	DUNA	-	2,400.0	-	-	-	-	-	
Sub-Total		<i>2,400.0</i>	-	2,400.0	-	-	-	-	
STREETS									
Douglas Avenue Preservation: 111th Street	NWMC	-	-	500.0	-	-	-	-	
Douglas Avenue Urbanization	NWMC	1,450.0	-	-	-	-	-	-	
Douglas Avenue Railroad Crossing Replac	NWMC	50.6	-	-	-	-	-	-	
Hickman Frontage Road Reconstruction	NWMC	-	-	-	-	875.0	-	-	
Hickman Interchange Improvements	NWMC	-	-	-	60.0	-	-	-	
Justin Drive Preservation: 100th Street to 1	NWMC	1,700.0	800.0	-	-	-	-	-	
Meredith Drive Railroad Crossing Replace	NWMC	-	-	-	27.0	-	-	-	
Northpark Drive and Plum Drive Preservat	NWMC	-	-	-	589.5	-	-	-	
N.W. Urbandale Drive Preservation: Dougl	NWMC	-	750.0	1,000.0	750.0	-	-	-	
N.W. 54th Avenue: From 1,000 Feet West	NWMC	665.6	-	-	-	-	-	-	
106th Street and Prairie Avenue Preservati	NWMC	-	-	-	900.0	-	-	-	
109th/112th Street Reconstruction: Dougl	NWMC	-	-	-	-	-	-	8,310.0	
111th Street Paving	NWMC	-	-	-	-	-	-	610.0	
Sub-Total		<i>19,037.7</i>	3,866.2	1,550.0	1,500.0	2,326.5	875.0	8,920.0	
TRAFFIC SIGNALS									
Meredith & NW Urbandale Drive Adaptiv	NWMC	522.5	-	-	-	-	-	-	
Sub-Total		<i>522.5</i>	-	-	-	-	-	-	
TOTAL		<i>28,346.2</i>	5,499.7	4,450.0	1,750.0	2,326.5	4,835.0	565.0	
								8,920.0	



ART

Urbandale Public Arts Funding Initiative

AR09-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	250.0		25.0	25.0	25.0	25.0	25.0	125.0
Construction	-							
Storm Wtr Cnst.	-							
TOTAL	250.0	-	25.0	25.0	25.0	25.0	25.0	125.0

FUNDING TIMELINE								
GOB	250.0		25.0	25.0	25.0	25.0	25.0	125.0
	-							
TOTAL	250.0	-	25.0	25.0	25.0	25.0	25.0	125.0

Description: Proposed is the continued development, enhancement, and support of public parks, open spaces, and community recreational programs and facilities by increasing public art throughout Urbandale. The first public art was purchased in 2009.

Justification: The purpose of the public art initiative is to encourage and facilitate public art of high aesthetic quality that celebrates the uniqueness of Urbandale, enhances the quality of life, economic development, community image, promotes tourism, and makes art more accessible to the general public.

Project Status: The Public Art Committee’s long-range plan was approved by the City Council in June 2008. From the approval in June 2008 through the 2023-2028+ Capital Improvements Program year, funding was provided based on a 1% (one percent) designation of bonded debt issued (GOB, TIF) related to capital projects for parks, city facilities, and main arterial street projects. A \$1 million threshold had been placed on projects funded by debt-issued proceeds, and the City Council separately considered the public art funding level for each project over the \$1 million. In addition, 10% (ten percent) of the art budget was to be set aside for public art maintenance. A virtual tour of the City’s art sculptures was created in Summer 2014.

Given that issuance of bonded debt has stabilized from year to year and the Public Arts fund has been well established, the decision has been made to change the funding for this project to a consistent rate of \$25K a year beginning in the 2024-2029+ Capital Improvements Program year.

Effect on Operating Budget: The annual cost effect will be determined after the plans are developed. It is anticipated that the project will increase the labor cost for equipment maintenance and custodial services.



BUILDING

Electric Vehicle (EV) Chargers

BU25-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	75.4		75.4					
Storm Wtr Cnst.	-							
TOTAL	75.4	-	75.4	-	-	-	-	-

FUNDING TIMELINE								
Capital Project Fund	15.1		15.1					
Federal	60.3		60.3					
TOTAL	75.4	-	75.4	-	-	-	-	-

Description: Proposed is the installation of two, 2-port Level 2 EV chargers in the City Hall/Library parking lot. This project is part of the Des Moines MPO CFI grant application for 2024/25.

Justification: The Des Moines MPO's grant application would expand electric vehicle (EV) charging capabilities across the metro. This would complement the State's rollout of Level 3 EV chargers along interstate and major roadways in Iowa. The Des Moines MPO grant would expand Level 2 charging options and in partnership with the State's Level 3 EV charger rollout, help to reduce the barriers to electric vehicle ownership. The parking lot of City Hall/Library was chosen because it is a hub of community activity and the Urbandale Public Library is a regional destination.

Project Status: The Des Moines MPO grant application was filed in the fall of 2024. The CFI grant award should be announced in the spring of 2025. If the grant application is approved, the City's project would be bid and installed for an estimated completion date of October 2025.

Effect on Operating Budget: Operating expenses would increase to cover the maintenance of the EV chargers and the backend software. The charger maintenance and software expenses are estimated at \$2,000 annually.

BUILDING**Fire Station #41 Replacement**

BU22-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	750.0			100.0	650.0			
Acquisition	130.0				45.0	85.0		
Construction	6,500.0					6,500.0		
Storm Wtr Cnst.	-							
TOTAL	7,380.0	-	-	100.0	695.0	6,585.0	-	-

FUNDING TIMELINE								
Bond Referendum	6,585.0					6,585.0		
Capital Project Fund	750.0			100.0	650.0			
General Fund	45.0				45.0			
TOTAL	7,380.0	-	-	100.0	695.0	6,585.0	-	-

Description: Proposed is the replacement of Fire Station #41, currently located at 7100 Douglas Avenue. A study was completed to consider alternative sites for the station to improve response times for the eastern portion of the City and a general area closer to 86th Street and in the area of Meredith Drive was identified as ideal for maximum response improvement. The project will now move to complete a preliminary design to move toward a bond referendum and future construction of the station.

Justification: This project would replace the current Fire Station #41 which was constructed in 1975. The almost 50-year-old station was constructed for a volunteer fire department and received renovations in 2009 to allow the station to accommodate full-time staffing. Other than the portion that was renovated in 2009, the building is of metal construction. Office space, staff bathrooms, bedrooms, and locker rooms are inadequate, and the station is not energy efficient with limited insulation of the metal portion of the building. The current condition of the station significantly limits the department's ability to provide adequate and functional operational and office space.

When the station was constructed in 1975, the physical location adequately served the city limits of Urbandale. As the city grew westward, the coverage provided by this station was limited to the east. A typical five-mile radius of the station's coverage shows that much of the coverage to the east is lost as the coverage cannot extend into the City of Des Moines. Additionally, the City of Clive has constructed a new fire station on Hickman Road which provides for coverage into Urbandale. An independent consultant completed a study to identify ideal locations that would provide improved services and responses as well as maximize collaboration with the City of Clive.

Project Status: Study complete, preliminary designs need to be completed to prepare for a referendum.

Effect on Operating Budget: This project would replace an existing building and there would be a significant increase in operating cost. The addition of an energy-efficient building in a more central location should provide for a saving in heating/cooling as well as a potential small savings in fuel and maintenance costs.

BUILDING**Fire Station #42 Renovations**

BU23-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	95.0		45.0		25.0			25.0	
Acquisition	-								
Construction	770.0		320.0		225.0			225.0	
Storm Wtr Cnst.	-								
TOTAL	865.0	-	365.0	-	250.0	-	250.0	-	

FUNDING TIMELINE								
Capital Project Fund	365.0		365.0					
GOB	500.0				250.0		250.0	
TOTAL	865.0	-	365.0	-	250.0	-	250.0	-

Description: Proposed is the remodel of the office area of Fire Station #42 to create additional office space for Fire Marshal operations and convert an existing conference room into sleeping quarters and office space for Battalion Chiefs.

Justification: Currently, the Fire Marshal is located at Fire Station #41. The coordination of administrative processes would be greatly improved by having the Fire Marshal and those assigned to that position located at the administrative headquarters (Fire Station #42). This would necessitate the addition of an office space for the Fire Marshal as well as space for the part-time position currently assigned, and future additions to the community risk reduction assignment.

Furthermore, the addition of Battalion Chiefs to the command structure created the need for dedicated office space and overnight sleeping accommodations for the position, which are typically located in a shared space adjacent to the Battalion Chief Office. A current conference room will be converted for this use.

Project Status: Design plans have not yet been created for this project.

Phase I, 2025 (\$365K): This phase would include repurposing the Conference Room into the Battalion Chief's office/quarters, repurposing the study area in the dorm space into a station Lieutenant's office, and remodeling the front office to add additional office and work space.

Phase II, 2027 (\$250K): This phase would include renovating the locker rooms to allow for unisex bathroom/showers and addressing the plumbing issue related to sewer gas backing up into the building and repairing the tie-in between the original building and the dorm addition.

Phase III, 2029 (\$250K): This phase would include upgrading the facility back-up generator to provide capacity for the entire building, and updating the HVAC system to the original building.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

BUILDING**Parks and Public Works Storage Buildings
Renovation**

BU24-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE

Design / Deposit	-								
Acquisition	-								
Construction	500.0		500.0						
Storm Wtr Cnst.	-								
TOTAL	500.0	-	500.0	-	-	-	-	-	-

FUNDING TIMELINE

TIF - NWMC	500.0	500.0							
	-								
TOTAL	500.0	500.0	-	-	-	-	-	-	-

Description: This project would involve reroofing the cold storage and heated storage buildings at 9401 Hickman Road. This project would also involve replacing the exterior surface and overhead doors of the cold storage building.

Justification: The heated and cold storage buildings reside on the property of the recently constructed Parks and Public Works maintenance facility at 9401 Hickman Road. The heated storage building was constructed in 1994 and is in need of a roof replacement. The cold storage building was constructed in 2005 and is in need of improvements.

Project Status: Design plans are being prepared for this project.

Effect on Operating Budget: Upon completion, there should be a minimal effect on the operating budget.

BUILDING**Police Station Replacement**

BU17-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	5,485.8			100.0	500.0	4,885.8			
Acquisition	45.0			45.0					
Construction	48,858.4					48,858.4			
Storm Wtr Cnst.	-								
TOTAL	54,389.2	-	-	145.0	500.0	53,744.2	-	-	

FUNDING TIMELINE									
Bond Referendum	53,744.2					53,744.2			
Capital Project Fund	600.0			100.0	500.0				
General Fund	45.0			45.0					
TOTAL	54,389.2	-	-	145.0	500.0	53,744.2	-	-	

Description: Proposed is a new Police Station to include enclosed and secured parking for the Police Department fleet, a shooting range, and a secure employee parking lot. The current facility at 23,241 square feet is well under capacity for current operations. The continued growth of the department as the city population has grown makes continued use of the current facility impractical. A space needs study has indicated expansion of the current facility is not a viable alternative to a new facility.

Justification: The current police station was constructed in 1981 at 12,170 square feet. In 2008, it was increased to its current size of 23,241 square feet. The current workforce is 60 sworn officers, 9 civilian employees, and 12 reserve officers. The projected growth of the department over the next 10 years estimates a workforce of 72 sworn officers, 10 civilian employees, and 12 reserve officers. A recent space needs study has indicated the appropriate building size for the current workforce and anticipated growth should be approximately 74,000 square feet.

Project Status: A recent space needs study indicates the current facility is not suitable to meet the current or future needs of the department. Alternative sites for the new facility have been explored to include the newly acquired city property at 100th/Douglas Avenue, which is located in the NW Market TIF district. The current police station would likely be repurposed for other city needs. Preliminary designs will be needed to prepare for potential bond referendum in November 2026.

Effect on Operating Budget: This project would replace the current facility resulting in a significant increase in operating costs due to the increase in building size. Some efficiencies would be gained through updated HVAC and lighting.

BUILDING**Public Works Satellite Site - 170th Street
and Waterford Road**

BU21-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	66.0							66.0	
Acquisition	-								
Construction	440.0							440.0	
Storm Wtr Cnst.	-								
TOTAL	506.0	-	-	-	-	-	-	506.0	-

FUNDING TIMELINE									
LOSST	506.0							506.0	
	-								
TOTAL	506.0	-	-	-	-	-	-	506.0	-

Description: In 2009, the City purchased 19.93 acres at the northeast corner of 170th Street and Waterford Road for use as a satellite maintenance facility for Parks and Public Works. Currently, a fuel station, a storage building with a small breakroom and restroom facilities, and a salt storage building have been constructed. Proposed in 2028 is the addition of material bunkers and additional site paving.

Justification: The material bunkers and site paving will cut down on staff travel time.

Project Status: Design plans have not yet been created for the material bunkers and additional site paving.

Effect on Operating Budget: Upon completion, there should be a minimal effect on the operating budget.

Hazard Mitigation Project: Tentatively designated by City staff as an eligible project.

BUILDING

10841 Douglas Avenue Demolition

BU25-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	1,000.0		1,000.0						
Storm Wtr Cnst.	-								
TOTAL	1,000.0	-	1,000.0	-	-	-	-	-	-

FUNDING TIMELINE									
County	500.0		500.0						
TIF - NWMC	500.0		500.0						
TOTAL	1,000.0	-	1,000.0	-	-	-	-	-	-

Description: The property at 10841 Douglas Avenue is the former site of an approximately 60-unit motel that had been damaged by fire. The City has purchased the property with the intent of demolishing the existing buildings. This property has the potential to be utilized to meet City Council goals as established in the 2024 - 2028 Strategic Plan, the City of Urbandale Human Services Strategic Plan, and the Forward Urbandale Comprehensive Plan. Those plans include goals related to affordable housing and this property could be utilized for housing projects which include affordable housing.

Justification: The opportunity to remediate blight at the property through acquisition of the property by the City and potential future redevelopment can help the City Council achieve its Strategic Plan goals and meet the objectives of the Northwest Market Center Urban Renewal Plan, City of Urbandale Human Services Strategic Plan, and Forward Urbandale Comprehensive Plan.

Project Status: The property has been purchased. An asbestos review has been completed which found asbestos material that would need to be removed prior to demolition. The project is currently being designed.

Effect on Operating Budget: Upon completion, there should be a minimal effect on the operating budget.



EQUIPMENT

Fire Rescue Truck Replacement

EQ24-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	297.5		297.5					
Construction	-							
Storm Wtr Cnst.	-							
TOTAL	297.5	-	297.5	-	-	-	-	-

FUNDING TIMELINE								
GOB	297.5	297.5						
	-							
TOTAL	297.5	297.5	-	-	-	-	-	-

Description: Proposed is the purchase of Clive's E-One Aerial Ladder Truck, which will allow Urbandale to delay the purchase of its next ladder truck until FY2035 (expected delivery date).

Justification: The City and Clive are currently negotiating a new 28E agreement to enhance the existing cooperative operating agreement that would allow both departments to share backup equipment. Previously, the City planned to replace the department's 2005 75-foot ladder truck. The current truck will end its service life no later than 2029. Under this new agreement, Urbandale will sell Clive its 2016 Pierce Enforcer Engine (appraised value \$440,000). Clive will sell Urbandale its 2013 E-One HP78 Aerial Ladder Truck (appraised value \$697,500). The E-One has the same capabilities as the 2005 ALF aerial ladder it is replacing. The net cost to Urbandale would be \$297,500. This will eliminate the need to purchase a new ladder truck by Urbandale.

Project Status: Both apparatus have been appraised and valued as noted above. The Clive E-One ladder truck has been inspected by Urbandale's Public Works/Fleet Maintenance and determined to be in good condition, subject to some planned repairs by Urbandale, and will be suitable for department operations.

Effect on Operating Budget: This agreement will still result in the replacement of the current 2005 American Lafrance Aerial Ladder Truck with a 2013 model.

EQUIPMENT

**Fire Self-Contained Breathing Apparatus
(SCBAs) Replacement**

EQ22-04	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	630.0			630.0				
Construction	-							
Storm Wtr Cnst.	-							
TOTAL	630.0	-	-	630.0	-	-	-	-

FUNDING TIMELINE								
GOB	630.0			630.0				
	-							
TOTAL	630.0	-	-	630.0	-	-	-	-

Description: Proposed is the replacement of the department’s self-contained breathing apparatuses (SCBAs) that were purchased using the 2007 NFPA Standards.

Justification: Three updates to the Standards have occurred leaving our current inventory of SCBAs significantly outdated. This project will replace the department’s SCBA components to include air bottles, backpack frames, and facepieces. All the SCBA bottles in our inventory will be reaching their end of life and the manufacturer is no longer supporting many of the components of our existing inventory including the facepiece and the critical communication components.

Project Status: Plans for the specifications and vendor selection will occur in 2025.

Effect on Operating Budget: This is a replacement of existing equipment. Upon completion, there should be minimal effect on the operating budget.

EQUIPMENT

Fire Tender

EQ19-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	420.0							420.0
Storm Wtr Cnst.	-							
TOTAL	420.0	-	-	-	-	-	-	420.0

FUNDING TIMELINE								
GOB	420.0							420.0
	-							
TOTAL	420.0	-	-	-	-	-	-	420.0

Description: Proposed is the purchase of a fire water tender. A water tender, also known as a tanker, is a specialized fire apparatus that is designed to transport a large volume of water and is used in areas not serviced by adequate municipal water systems. This apparatus would be housed at Fire Station #43 and would be dispatched to fires in any newly annexed areas. This apparatus is anticipated to be a one-time acquisition and it is believed that by the time the apparatus reaches the end of life (25 years), the city will have provided adequate water supply in all annexed areas.

Justification: This project will provide the Fire Department with the necessary water to begin fire attack operations in areas without adequate fire hydrants. This is needed in newly annexed areas where the City's infrastructure has yet to be established. All areas to the west of the current city limits do not have adequate water supply.

Project Status: Unprogrammed: This project is only being considered at this point and would only be needed if the City annexes land that is not supplied by an adequate water supply.

Effect on Operating Budget: There would be additional fuel and maintenance costs for this new apparatus; however, it is not anticipated that this apparatus would see a great deal of use.







PARKS

Trail: Oakwood Park Trail (Sutton Drive)

PK06-08	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	40.0							40.0
Acquisition	-							
Construction	200.0							200.0
Storm Wtr Cnst.	-							
TOTAL	240.0	-	-	-	-	-	-	240.0

FUNDING TIMELINE								
GOB	240.0							240.0
	-							
TOTAL	240.0	-	-	-	-	-	-	240.0

Description: Proposed is the construction of an 8-foot trail and the installation of a bridge through the Oakwood Park open space, from Oakwood Drive to Sutton Drive and 63rd Street.

Justification: The trail would connect to existing trails in the neighborhood.

Project Status: Future need. Design plans have not yet been created for this project.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

PARKS

Trail: Raccoon River Valley Regional Trail Connection

PK02-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	335.0							335.0
Storm Wtr Cnst.	-							
TOTAL	335.0	-	-	-	-	-	-	335.0

FUNDING TIMELINE								
GOB	335.0							335.0
	-							
TOTAL	335.0	-	-	-	-	-	-	335.0

Description: Proposed is the remaining construction phase to complete the existing Raccoon River Valley Trail section through Urbandale. This project would provide a 10-foot-wide trail from the Rocklyn Creek Drive cul-de-sac and would be completed to the south and east at the Raccoon Valley Regional Trail, at the Walnut Creek Bridge at Hickman Road.

Justification: This remaining trail will provide a significant connection in the trail system, as currently there is a gap in the trail where street access is required from the Rocklyn Creek Drive cul-de-sac to Hickman Road. This project would provide significant trail links from Douglas Parkway, the Raccoon Valley Regional Trail system, and to the City of Clive. A pedestrian easement is required for this trail, and it would become a top priority when this occurs.

Project Status: Plans will need to be created.

Phase I, 2007: This phase included the construction of a trail through a segment of Deer Ridge Park to the Rocklyn Drive cul-de-sac.

Phase II, 2009: This phase included the construction of a 3,100-foot-long trail south from the Douglas Parkway underpass through Timberline Park to the existing trail in Deer Ridge Park, and included the installation of a bridge over Walnut Creek.

Phase III, Unprogrammed (\$335K): This phase would include the construction of a trail from the Rocklyn Creek Drive cul-de-sac and would be completed to the south and east at the Raccoon Valley Regional Trail. This connection would occur at the Hickman Road, Walnut Creek Bridge. A pedestrian easement is needed for this trail.

Effect on Operating Budget: The operating budget would increase by approximately \$1,300 annually to maintain the trail.

PARKS

Trail: Silkwood Crossing Connection

PK25-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	70.0		70.0						
Storm Wtr Cnst.	-								
TOTAL	70.0	-	70.0	-	-	-	-	-	-

FUNDING TIMELINE									
Capital Project Fund	70.0		70.0						
	-								
TOTAL	70.0	-	70.0	-	-	-	-	-	-

Description: The project would include the construction of a 235-foot, 8-foot-wide section of trail along 148th Street to connect the sidewalk along the street to the existing trail in Silkwood Crossing Park.

Justification: In 2024 the City acquired 5.5 acres of parkland at Silkwood Crossing, 144th Street and Catalpa Drive. As part of the parkland agreement, the developer was responsible for constructing a trail around the perimeter of the park. This project did not include a paved section that connects the park trail on the west side of the park to the sidewalk on 148th Street. This is a gap in this trail section, and much needed to connect the sidewalk to the park and provide accessible access.

Project Status: Plans would need to be developed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

PARKS

Trail: Sylvan Ridge to Northview Park

PK25-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	60.0		60.0					
Construction	600.0			600.0				
Storm Wtr Cnst.	-							
TOTAL	660.0	-	60.0	600.0	-	-	-	-

FUNDING TIMELINE								
Capital Project Fund	60.0		60.0					
GOB	600.0			600.0				
	-							
TOTAL	660.0	-	60.0	600.0	-	-	-	-

Description: Proposed is the removal of an existing asphalt trail and the construction of an 800-linear-foot trail that connects Sylvan Ridge Park and Northview Park. This project would involve removing the existing trail and culvert and replacing it with an 8-foot-wide concrete trail between the parks.

Justification: Each year the city evaluates and rates the trails in Urbandale and maintenance projects are prioritized based on the condition of the trail section. The current trail has an elevation change of 44 feet over a 400-foot span giving it an average of a 10% slope over that distance. Our goal would be to reduce the slope and make it safer for our trail users. This is an older section of asphalt trail which over time has deteriorated from the natural effects of the season change and encroachment from tree roots causing buckling and cracking of the asphalt.

Project Status: Plans would need to be developed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

PARKS

Trail: Waterford Road to Dallas County Unincorporated

PK15-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	32.0			32.0				
Acquisition	-							
Construction	500.0			500.0				
Storm Wtr Cnst.	-							
TOTAL	532.0	-	-	532.0	-	-	-	-

FUNDING TIMELINE								
GOB	532.0			532.0				
	-							
TOTAL	532.0	-	-	532.0	-	-	-	-

Description: Proposed is a 10-foot-wide trail connection at Waterford Road along the west side of Walnut Creek, up to the Dallas County Unincorporated city boundary.

Justification: This future trail segment, approximately 3,600 feet in length, would connect the new neighborhoods north of the Walnut Creek Regional Park to the trail system and to the Regional Park, and would also extend the system northwesterly towards a connection to the Cities of Grimes and Dallas Center.

Project Status: Design plans have not yet been created for this project.

Effect on Operating Budget: The operating budget would increase by approximately \$1,200 annually to maintain the trail.

PARKS

Barrett Boesen Park and Natural Playscape

PK20-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	65.0			25.0				40.0
Acquisition	-							
Construction	750.0			250.0				500.0
Storm Wtr Cnst.	-							
TOTAL	815.0	-	-	275.0	-	-	-	540.0

FUNDING TIMELINE								
GOB	815.0			275.0				540.0
	-							
TOTAL	815.0	-	-	275.0	-	-	-	540.0

Description: Proposed is Phase III of the natural playscape project, which would include a 30-foot steel truss bridge over the creek tributary on the east side of the park, along with a concrete trail to connect the existing trail on the east side of the park to the trail and park amenities on the west side. Future phases would include a rope tunnel, stormwater infrastructure, internal trails, a north entrance with an art sculpture, a water play area, an obstacle course, a bioretention basin, a rain garden, and a parking lot expansion.

Justification: Barrett Boesen Park and Natural Playscape is the first nature-based programming and environmental stewardship park of its kind in Urbandale and one of only three in the Des Moines metro area. The park includes a creek lined with mature trees. The natural playscape is a play environment that consists of elements and textures from the earth such as tree logs, boulders, and plants, instead of a traditional steel playground or plastic structure that includes slides and climbers.

Project Status: Final plans and construction drawings need to be developed for future phases. Staff will seek grants and private funding to offset a portion of the costs for future phases of the project.

Phase I, 2022: This phase included the construction of a 24-stall parking lot, open shelter with restroom, and ADA-accessible trails, which connected to different 'play pod' elements, landscaping, water play elements, creek access, and site furnishings.

Phase II, 2024: This phase included an obstacle course, climbing boulder, and paved path for accessibility.

Phase III, 2026 (\$275K): This phase would include a 30-foot steel truss bridge over the creek tributary on the east side of the park, along with a concrete trail to connect the existing trail on the east side of the park to the trail and park amenities on the west side.

Phase IV, Unprogrammed (\$540K): This phase would include a rope tunnel, stormwater infrastructure, internal trails, a north entrance with an art sculpture, a water play area, an obstacle course, a bioretention basin, a rain garden, and a parking lot expansion.

Effect on Operating Budget: There will be increased operating and maintenance costs for the park, such as mowing, maintaining turf, restrooms, open shelters, wood play features, and replenishing "loose play" features.

PARKS

Bentley Ridge Park Development

PK25-03	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	50.0							50.0	
Acquisition	-								
Construction	700.0								700.0
Storm Wtr Cnst.	-								
TOTAL	750.0	-	-	-	-	-	-	50.0	700.0

FUNDING TIMELINE									
GOB	236.0							50.0	186.0
Parkland	514.0	514.0							
TOTAL	750.0	514.0	-	-	-	-	-	50.0	186.0

Description: Proposed is to hire a consultant to develop design and construction documents for Bentley Ridge Park, located at 172nd Street and Northview Drive in western Urbandale. The park is an approximately 5-acre parcel that the City of Urbandale is anticipated to acquire in 2025. The park is anticipated to include a playground, open shelter, basketball hoop, walking paths, and other play amenities, which will be determined through the design process.

Justification: The park is just west of Radiant Elementary School, and centrally located within several developing residential neighborhoods. This park development would complement the play amenities that Radiant Elementary School currently offers at their school playground and provide the neighborhood with a unique park experience.

Project Status: Parkland needs to be acquired and plans would need to be developed.

Effect on Operating Budget: The annual cost effect would be determined after the plans are developed.

PARKS

Highland Meadows Park Development

PK25-04	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	50.0					50.0		
Acquisition	-							
Construction	1,200.0						500.0	700.0
Storm Wtr Cnst.	-							
TOTAL	1,250.0	-	-	-	-	50.0	500.0	700.0

FUNDING TIMELINE								
GOB	1,147.0					50.0	397.0	700.0
Parkland	103.0	103.0						
TOTAL	1,250.0	103.0	-	-	-	50.0	397.0	700.0

Description: Proposed is to hire a consultant to design a masterplan for Highland Meadows Park, and to gain neighborhood input for the development of the park. Highland Meadows Park is a 9-acre parcel recently acquired by the City of Urbandale. The size of the park, as well as the location next to Radiant Elementary School, provide great potential for a unique and popular park. The park is anticipated to include a playground, open shelter, flushable restrooms, a small parking lot, walking paths, and other play amenities. Final design will be determined through the design process and neighborhood feedback.

Justification: Highland Meadows Park is a newly acquired 9-acre park, located at Centennial Blvd. and Northpark Drive in western Urbandale. The park is near Radiant Elementary School, and centrally located within several developing residential neighborhoods. Due to the larger size of this neighborhood park, and the quality condition of the land, there is great potential to develop a unique and popular new park for residents in western Urbandale.

Project Status: Plans would need to be developed.

Effect on Operating Budget: The annual cost effect would be determined after the plans are developed.

PARKS

Indoor/Outdoor 'Rec Hub'

PK23-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	400.0			400.0				
Acquisition	-							
Construction	6,250.0			1,875.0	1,875.0			2,500.0
Storm Wtr Cnst.	-							
TOTAL	6,650.0	-	-	2,275.0	1,875.0	-	-	2,500.0

FUNDING TIMELINE								
GOB	6,650.0			2,275.0	1,875.0			2,500.0
	-							
TOTAL	6,650.0	-	-	2,275.0	1,875.0	-	-	2,500.0

Description: Proposed is a multi-phase project to create recreation amenities just south of the City Hall and Urbandale Public Library parking lot (old Park Maintenance Facility site). The plan would be to reutilize existing space for publicly accessible amenities, including converting the existing garage bays into usable indoor recreation spaces and the outdoor parking area into outdoor programming space ("The Yard"). Other improvements would include creating the required additional parking lot and updating the HVAC, electrical, and restroom. Future amenity options could include a splash pad, exterior restroom building enhancements, and additional parking. It should be noted that there are specific stipulations on this parcel of land that were part of the original purchase agreement that require it be used for recreation purposes.

Justifications: The 2018 Parks, Recreation, and Open Space Master Plan identified a significant deficit in recreation facilities in Urbandale. The existing park maintenance facility would provide an excellent opportunity to repurpose an existing building and expand recreation opportunities for our patrons. This is an ideal site for the Rec Hub, as it is located immediately next to the City Hall Complex and the Urbandale Public Library. It is also located along a public transportation route and is near several well-established Urbandale neighborhoods. It would also be located along the highest-used trail in Urbandale's 57-mile trail system (through Colby Woods).

Project Status: Design plans have not yet been created for this project.

Phase I, 2026 (\$2,275K): This phase would include design (\$400K) and construction (\$1,875K) of indoor components such as a gym, a multi-purpose programming and rental space, restrooms, updated HVAC and electrical, ADA parking, and demolition of the existing wellness center.

Phase II, 2027 (\$1,875K): This phase would include an outdoor recreation and entertainment venue with artificial turf, a picnic area, shade structures, seating, and a pedestrian entrance.

Phase III, Unprogrammed (\$2,500K): This phase would include an outdoor splash pad, additional parking, and exterior restrooms.

Effect on Budget: Impact on operating budget would be determined as phasing elements are developed.

PARKS

Jackaline Baldwin Dunlap Park and Arboretum

PK19-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	205.0						30.0	175.0
Acquisition	-							
Construction	1,545.0		385.0				190.0	970.0
Storm Wtr Cnst.	-							
TOTAL	1,750.0	-	385.0	-	-	220.0	-	1,145.0

FUNDING TIMELINE								
GOB	875.0		192.5				110.0	572.5
Private	875.0		192.5				110.0	572.5
TOTAL	1,750.0	-	385.0	-	-	220.0	-	1,145.0

Description: Proposed for Phase IV of the multi-phased Dunlap Park and Arboretum Master Plan would be to construct a flushable restroom at the park. The Dunlap Park and Arboretum is very popular and highly used, and adding a flushable restroom enhances the park significantly and addresses a priority identified in the 2018 Parks, Recreation, and Open Space Master Plan. The cost would include the restroom and bringing utilities to the site.

Justification: Paul and Jackaline Dunlap donated the 12-acre park and arboretum to the City in 2012. The City Council approved a Master Plan for the Jackaline Baldwin Dunlap Park and Arboretum in 2018, which provides a strategic plan for the future development of the site. Flushable restrooms in the park system were also identified as a high priority in the 2018 Parks, Recreation, and Open Space Master Plan. The Jackaline Baldwin Dunlap Foundation is committed to funding 50% (fifty percent) of all capital improvements included in the Dunlap Master Plan.

Project Status: Final plans and construction drawings need to be developed for future phases.

Phase I, 2019: This phase included a maintenance entrance and security gate at the north Patricia Drive entrance, as well as a "North Overlook" and a seating area. This phase was fully funded by the Dunlap Foundation.

Phase II, 2021: This phase included the Memorial Courtyard Improvements off Patricia Drive and drainage improvements were completed in 2021.

Phase III, 2021: This phase included the development of a primary entry and welcome kiosk off the parking lot at the end of Sherry Lane, and a seating area, which was completed in 2021.

Phase IV, 2024, 2025 (\$385K): This phase began in 2024 with the design of a flushable restroom and would continue into 2025 to include the construction of the flushable restroom.

Phase V, 2028 (\$220K): This phase would include the development of a main focal point of the park, the "Memorial Perennial Garden". Proposed is a mixture of annual flowers, perennial plants, paver hardscapes, and sitting benches.

Phase IV, Unprogrammed (\$1,145K): This phase would include future projects outlined in the Master Plan including prairie restoration, bioswale, drainage improvements, rain garden, lighting, and the south overlook.

Effect on Operating Budget: Impact on operating budget would be determined as phasing elements are developed. Anticipated project costs are expected to be split evenly between the City and the Dunlap Foundation.

PARKS

Lions Park Improvements

PK22-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	390.0		60.0				30.0	300.0
Acquisition	-							
Construction	4,581.0		956.0				125.0	3,500.0
Storm Wtr Cnst.	-							
TOTAL	4,971.0	-	1,016.0	-	-	155.0	-	3,800.0

FUNDING TIMELINE								
GOB	4,971.0		1,016.0				155.0	3,800.0
	-							
TOTAL	4,971.0	-	1,016.0	-	-	155.0	-	3,800.0

Description: Proposed for Phase III is the addition of head-in parking, electrical adjustments for Fourth of July vendors, playground improvements, rubberized surfacing, accessible walkways, a promenade/pedestrian walkway, and site work. Future phases of the park improvements would include updating the gazebo, future replacement of the existing enclosed park shelter, and other park enhancements.

Justification: A master plan for Lions Park was completed in the summer of 2022. The plan included significant community input and asked residents what they would like to see enhanced or changed at Lions Park. Community input highly supported pickleball courts and basketball courts. In addition, the current tennis court at Lions Park is in significant need of updates and repairs.

Project Status: Final plans and construction drawings need to be developed for future phases.

Phase I, 2023: This phase included the design and construction of a fully ADA-accessible sprayground located to the east of the existing enclosed shelter facility.

Phase II, 2024: This phase focused on the southeast corner of the park and included the demolition of existing courts, construction of four pickleball courts and one tennis court, construction of three half basketball courts and accessible walkways, outdoor games, grading and detention work for Phase II and III, and other enhancements.

Phase III, 2025 (\$1,016K): This phase is focused on design (\$60K) and construction for parking and the playground. This phase would include the addition of head-in parking along Prairie Drive (\$163K), adjusting electrical for Fourth of July vendors (\$93K), as well as the construction of playground improvements (\$183K), rubberized surfacing (\$246K), accessible walkways and a promenade/pedestrian walkway (\$118K) and site work (\$153K).

Phase IV, 2028 (\$155K): This phase would include the reconstruction of a gazebo, which is an iconic structure in Lions Park and Urbandale. This wood-based structure is deteriorating and needs upgrades in order to ensure its longevity.

Phase V, Unprogrammed (\$3,800K): This phase would include the construction of a new enclosed shelter and new open-air shelters, expanding the playground area, adding public art, working on the plaza area, as well as other enhancements.

Effect on Operating Budget: Impact on operating budget would be determined as phasing elements are developed.

PARKS

Northpark Corridor Park

PK22-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	23.0				23.0			
Acquisition	-							
Construction	147.0				147.0			
Storm Wtr Cnst.	-							
TOTAL	170.0	-	-	-	170.0	-	-	-

FUNDING TIMELINE								
Capital Project Fund	11.5				11.5			
Private	158.5				158.5			
TOTAL	170.0	-	-	-	170.0	-	-	-

Description: Proposed is the development of an approximately five-acre park area on land owned by Delta Dental of Iowa, immediately east of the company’s headquarters building located at 8900 Northpark Drive. The City would negotiate a long-term lease for this property and the area would be developed into a park that would be open to the public and focus on serving the daily employee population generally along Northpark Drive and Plum Drive. The project would include an approximately 875-foot-long by 6 feet wide trail which would provide an extended loop that adds to the existing trail within the Delta Dental and Rain and Hail campuses. A four-acre open play field would be graded and seeded at the site to provide recreational opportunities for the community to use on a first-come, first-served basis. Also included on the site would be a plaza area with an open shelter, tables, and a drinking fountain. The plaza would connect to the existing parking lot to provide ADA accessibility. This area could be used for work breaks, after-work recreation, corporate or community events, and/or food truck opportunities.

Justification: The City has been working with businesses in Urbandale to identify ways to work together to enhance the attractiveness of Urbandale to the workforce. The businesses in the Northpark Drive area have indicated a desire to provide their current and prospective employees with additional recreational opportunities during the workday and unique benefits. Providing an outdoor shaded plaza area where employees could relax, have lunch, or use the trail during their breaks would be a benefit. Enhancing the Northpark and Plum Drive business corridors is part of the justification for including a focus on these corridors in the Comprehensive Plan update. Delta Dental and Rain and Hail have a walkway system throughout their campuses and adding this 875-foot trail link would provide a loop that would be appealing to employees of the entire area. The project would also include grading and seeding an open play field approximately 4 acres in size in the center of the proposed trail loop. This area would be open to the public and a location for recreational activities in the afternoons and evenings. It is anticipated that the majority of the project would be funded through private funds, with the City coordinating the development of the project and providing the ongoing maintenance for the park through the term of the lease agreement. Proposed are the design and construction costs for the project, which would be shared between the City and private funding.

Project Status: Design plans have not yet been created for this project.

Project construction estimates include: Grading of the site (\$55K), an 875-foot long by 6 feet wide walking path (\$30K), an open shelter with concrete pad (\$50K), seeding - park turf grade (\$6K), and trees/landscaping (\$6K).

Effect on Operating Budget: Operating budget costs would be added for ongoing maintenance of the park through the term of the lease agreement, including mowing and turf maintenance, turf chemical application, and garbage pickup.

PARKS

Playground Replacements - Various locations

PK23-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	3,750.0		375.0	375.0	375.0	375.0	375.0	1,875.0
Storm Wtr Cnst.	-							
TOTAL	3,750.0	-	375.0	375.0	375.0	375.0	375.0	1,875.0

FUNDING TIMELINE								
GOB	3,750.0	375.0		375.0	375.0	375.0	375.0	1,875.0
	-							
TOTAL	3,750.0	375.0	-	375.0	375.0	375.0	375.0	1,875.0

Description: Proposed is the replacement and improvement of playground equipment at numerous parks throughout the City. Of the 40 playgrounds within Urandale, 13 of these playgrounds are 16 years old or older and in need of replacement. Proposed is the replacement of four playgrounds per year to allow for an accelerated schedule.

Justification: Community input from the 2018 Parks, Recreation, and Open Space Master Plan identified "replacing playground equipment that is aging and outdated" as a top priority. The typical useful life recommendation for playground equipment is approximately every 15 years to stay current with changing safety and accessibility standards. This lifecycle of a playground varies depending on factors such as the structure, use, and conditions at the park (shade). The budget has allowed for the replacement of one playground per year, which has not allowed staff to keep up with the maintenance and necessary replacement for all the playgrounds in our inventory. Proposed is additional funding to replace multiple playgrounds per year to more effectively address the maintenance and safety issues we are facing.

Project Status: Playground projects would need to be bid out.

2024: Included improvement of Days Run Park, North Karen Acres Park, South Karen Acres Park, and Pour & Play surface at Walker Johnston swings and slides.

2025 (\$375K): Horizon's Ridge Park, Ashleaf Park, Coronado Park, Pour & Play surface for South Karen Acres.

2026 (\$375K): Hallbrook Park, Bestland Park, Lakeview Park, Pour & Play surface for Horizons Ridge Park, UGRA Soccer/Softball Complex.

2027 (\$375K): Foxdale Park, Jaycee Park, Walker Johnston ballfield playground, Pour & Play surface for yet to be determined park location.

2028 (\$375K): Deer Ridge West, Colby Woods - 2 playgrounds.

2029 (\$375K): Locations to be determined.

Unprogrammed (\$975K): Park playground replacements will be determined as the need arises.

Effect on Budget: Upon completion, there should be minimal effect on the operating budget. Annual replacement of wood safety fiber.

PARKS

Shelters and Flushable Restrooms - Various Locations

PK21-03	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	140.0			45.0	45.0			50.0
Acquisition	-							
Construction	3,610.0		375.0	330.0	330.0	375.0	375.0	1,825.0
Storm Wtr Cnst.	-							
TOTAL	3,750.0	-	375.0	375.0	375.0	375.0	375.0	1,875.0

FUNDING TIMELINE								
GOB	3,750.0		375.0	375.0	375.0	375.0	375.0	1,875.0
	-							
TOTAL	3,750.0	-	375.0	375.0	375.0	375.0	375.0	1,875.0

Description: Proposed is the construction of open-air shelters and shelters with modular restrooms at select parks in Urbandale. These facilities would be connected to sanitary sewer, water, and electrical service.

Justification: A high priority identified in the 2018 Parks, Recreation, and Open Space Master Plan is to provide flushable restroom facilities in parks.

Project Status: Similar design plans that are used for the previous restrooms could be used for future projects.

2023: South Karen Acres restroom design and Sharon Heights shelter construction were completed.

2024: South Karen Acres Restroom construction, Walker Johnston Park police restroom and rental shelter design.

2025 (\$375K): Walker Johnston Park police restroom and rental shelter construction.

2026 (\$375K): Site plan design for 4 sites (\$45), construction of park open shelters at the following locations (\$330K): Waterford Park, Coronado Park, Dog Park, and Horizon's Ridge Park.

2027 (\$375K): Walker Johnston Park tennis court restroom design (\$45K) and construction (\$330K).

2028 (\$375K), 2029 (\$375K): A shelter/restroom location to be determined at a future date - design and construction.

Unprogrammed (\$1,875K): Trailhead along Walnut Creek north of Hickman drinking fountain and open shelter (\$75K), Walker Johnston concession stand design (\$50K), and other park shelters as needed (\$1,750K).

Effect on Operating Budget: Slight increase in costs for servicing and maintenance of the restrooms.

PARKS

Utility Installation to Various Parks

PK19-03	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	750.0		75.0	75.0	75.0	75.0	75.0	375.0
Storm Wtr Cnst.	-							
TOTAL	750.0	-	75.0	75.0	75.0	75.0	75.0	375.0

FUNDING TIMELINE								
Capital Project Fund	750.0		75.0	75.0	75.0	75.0	75.0	375.0
	-							
TOTAL	750.0	-	75.0	75.0	75.0	75.0	75.0	375.0

Description: Proposed is providing utility access to enhance existing park spaces and include utility installation in the design of new park spaces.

Justification: A high priority identified in the 2018 Parks, Recreation, and Open Space Master Plan is to enhance key parks with updated amenities, including access to utilities such as electricity, water, and sewer. Staff would evaluate which parks could best accommodate the utility enhancements to complement existing and future park development.

Project Status: Plans have not yet been developed for future locations.

2023: Electrical was added at the open shelter at Rocklyn Park and water was added at the Acadia Park Open Shelter.

2024: Electrical, water, and utilities were added at Lions Park for courts and water fountain.

2025 (\$75K): Proposed (utilities) sanitary sewer, electrical, and water to the restroom at Dunlap Park.

2026 (\$75K), 2027 (\$75K), 2028 (\$75K), 2029 (\$75K), Unprogrammed (\$375K): Future locations of water, sanitary sewer, and electrical service installation at Urbandale parks are being determined.

Effect on Operating Budget: Upon completion, there should be minimal effect to the operating budget.

PARKS

Walker Johnston Maintenance Shed Restroom Remodel

PK24-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	15.0			15.0				
Acquisition	-							
Construction	75.0			75.0				
Storm Wtr Cnst.	-							
TOTAL	90.0	-	-	90.0	-	-	-	-

FUNDING TIMELINE								
Capital Project Fund	90.0			90.0				
	-							
TOTAL	90.0	-	-	90.0	-	-	-	-

Description: Proposed is the remodel of the restroom in the maintenance shed at Walker Johnson Park. The shed is located adjacent to the pickleball courts. The remodel would consist of adding outdoor access to the eastern restroom located in the facility and reconfiguration of the restroom to provide ADA accessibility. In addition, a divider wall will be constructed to prevent outside access to the remainder of the building.

Justification: Pickleball courts were constructed at Walker Johnston Park in 2021, and they are one of the park's most popular amenities. Staff receive frequent requests from patrons to provide a flushable restroom in closer proximity to the courts. Currently, there is a restroom for use within the Park Maintenance building. This proposal of remodeling the existing facility would be a lower-cost option than constructing a new restroom. A high priority in the 2018 Parks, Recreation, and Open Space Master Plan was to provide flushable restrooms in parks.

Project Status: Design plans have not yet been created for this project.

Effect on Operating Budget: The proposed restroom remodel would increase expenses for maintaining and cleaning the restroom.

PARKS

Walker Johnston Park: Skateboard Park Improvements

PK21-04	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	200.0							200.0
Storm Wtr Cnst.	-							
TOTAL	200.0	-	-	-	-	-	-	200.0

FUNDING TIMELINE								
GOB	200.0							200.0
	-							
TOTAL	200.0	-	-	-	-	-	-	200.0

Description: Proposed is the potential renovation of the Walker Johnston Skateboard Park. When the park was initially constructed in 2004, the City engaged the community and skateboarders of all ages to help design and plan the skate park. Proposed with this project would be to hire a consultant and get input from the local skateboard patrons to update the existing skateboard park. Construction of the newly designed facility would be proposed for the following year.

Justification: The Walker Johnston Skateboard Park was constructed in 2004 and it has been a popular amenity in the park system. General repairs have been completed on features in the skateboard park in recent years to address immediate maintenance and safety concerns that existed. In the future, we anticipate the need to repurpose and make more significant improvements to the skateboard park to meet the needs of the skateboard community. The cost for the skateboard park improvements would be determined by the consultant who completes the design plans.

Project Status: Design plans would need to be developed and bid documents created.

Effect on Operating Budget: Upon completion, there should be a minimal effect on the budget.

PARKS

**Walker Johnston Park Softball Complex Improvements:
Fence Replacement/ Field Lighting/ Infield Surfacing**

PK21-05	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	125.0					75.0		50.0
Acquisition	-							
Construction	1,685.0					585.0		1,100.0
Storm Wtr Cnst.	-							
TOTAL	1,810.0	-	-	-	-	660.0	-	1,150.0

FUNDING TIMELINE								
GOB	1,810.0					660.0		1,150.0
	-							
TOTAL	1,810.0	-	-	-	-	660.0	-	1,150.0

Description: Proposed is the conversion of the field lights to LED, replacing outfield fencing, as well as installing artificial turf for the four infields at the Walker Johnston Softball Complex.

Justification: The Walker Johnston Complex field high-pressure vapor lighting was installed in 2003 for Field 3 and Field 4, and in 2004 for Field 1 and Field 2. The lights are out of date, requiring increased maintenance and the bulbs are expensive to replace. Additionally, the lighting coverage is inconsistent and illuminates well outside the intended area of the ball fields. The proposed conversion to LED lights would reduce the current annual operating costs (\$8,000) by an estimated 60% and provide for more specific directional focus and better illumination of the intended area.

By installing artificial turf infields the use of the complex would increase and maintenance costs would decrease to compete with surrounding communities. This would have an economic impact on revenues for field rentals, hotel reservations, and restaurant usage in Urbandale.

The fencing at the softball complex was installed in the mid-1980s and is showing evidence of wear and deterioration. Currently, there is no bottom rail on the 10-foot outfield fencing, causing the bottom to roll up and causing safety issues. The pole structure for the fencing is in good condition and therefore the project would require only the replacement of the chain link fencing, along with installing a bottom rail on the 10-foot outfield sections.

Project Status:

Phase I, 2022: This phase included replacing chain link fabric on four backstop areas, installing swing gates on all eight dugout entries, installing four new maintenance gates, replacing 1,575 linear feet of 4-foot fence fabric located along the 1st and 3rd baselines and replacing 350 linear feet of 10-foot outfield fencing.

Phase II, 2028 (\$660K): This phase would include converting the existing high-pressure vapor lights on all four fields to LED lighting. Each of the four fields has six poles, which would remain to support the new lighting. The conversion would consist of removing the old light clusters and replacing them with LED fixtures. The existing light poles and wiring would be reused. The project would also include a control-link system, which would allow for controlling, scheduling, and monitoring the system.

Phase III and Phase IV, Unprogrammed (\$1,150K): Phase III (\$900K) would include converting the four infields to artificial turf. Phase IV (\$250K) would include replacing 2,400 linear feet of chain-link fabric along the 10-foot high outfield fence and installing a bottom railing along the outfield fence.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

PARKS

Waterford Park - Disc Golf Expansion

PK22-04	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	15.0		15.0					
Acquisition	-							
Construction	40.0		40.0					
Storm Wtr Cnst.	-							
TOTAL	55.0	-	55.0	-	-	-	-	-

FUNDING TIMELINE								
Capital Project Fund	55.0		55.0					
	-							
TOTAL	55.0	-	55.0	-	-	-	-	-

Description: Proposed is a 5-hole expansion of the existing 13-hole disc golf course at Waterford Park. The project would include adding 5 holes to the parkland north of Waterford Road and expanding the disc golf course to a total of 18 holes. The project would include grading and site work, installing disc golf baskets, concrete tee boxes, landscaping, and signage.

Justification: The existing 13-hole disc golf course at Waterford Park, located at 156th Street and Waterford Road, was installed in 2018 and has been a very popular amenity to the Urbandale Park system. In 2020, the city acquired additional parkland to the north of Waterford Road, which provides a unique opportunity to expand the disc golf course to a total of 18 holes. Patrons would be able to take the trail that runs under Waterford Road to safely access the additional 5 holes to the north.

Project Status: Plans need to be developed.

Phase I, 2022: The phase included the installation of 13 holes of the disc golf course, concrete tee boxes, disc golf baskets, landscaping, and signage.

Phase II, 2025 (\$55K): This phase would include adding 5 holes to the parkland north of Waterford Road and expanding the disc golf course to a total of 18 holes. The project would also include grading and site work, installing disc golf baskets, concrete tee boxes, landscaping, and signage.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

PARKS

Water Trails Projects

PK22-03	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	40.0							40.0
Acquisition	-							
Construction	200.0							200.0
Storm Wtr Cnst.	-							
TOTAL	240.0	-	-	-	-	-	-	240.0

FUNDING TIMELINE								
GOB	240.0							240.0
	-							
TOTAL	240.0	-	-	-	-	-	-	240.0

Description: Proposed is the installation of wading and respite areas along Walnut Creek in the Walnut Creek Regional Park. The proposed improvements are aimed at enhancing the user experience for visitors and introducing patrons to the water. Plans for the site would incorporate stair creek access and interpretive signage. These projects are part of a regional Greater Des Moines Water Trails and Greenways Master Plan. Creek access projects have been installed at Barrett Boesen Park in 2022 and are planned for completion at Walker Johnston Park in 2024.

Justification: The Des Moines Area Metropolitan Planning Organization, in collaboration with communities throughout the Greater Des Moines Area, developed a Water Trails Master Plan in 2016. This regional master plan encompasses 150 miles of creeks, 9 rivers and creeks, and 145+ proposed amenities throughout the metro area. It provides a regional vision, which states “water trails and greenways of Greater Des Moines will be a natural haven, healthy ecosystem, signature recreational destination, economic driver, and community focal point that welcome people of all ages, abilities, interests, incomes, and cultures to connect with their rivers, creeks, and greenways.”

Project Status: Plans would need to be developed.

Phase I, 2022: This phase included creek access in Barrett Boesen Park and was completed in 2022. The project included limestone stair creek access to provide opportunities to interact with the water and other existing park amenities. A study and design plan was also completed related to improvements along North Walnut Creek in Walker Johnston Park.

Phase II, 2024: This phase included creek access located along the North Walnut Creek in Walker Johnston Park, on the west side of the creek, near the tree house area. This project is under contract and is planned for completion in fall 2024. The project included features such as limestone stair creek access, interpretive signage, an outdoor classroom/learning space and accessible trail, and restoration of the wooded greenbelt. These features will increase access to outdoor recreation and education opportunities and restore a wooded area that is losing trees due to age, disease, and weather. In addition, the City has been awarded a \$40K grant from ICON/Bravo, to commission a \$80K public art feature for this project.

Phase III, Unprogrammed (\$240K): This phase would include creek access in the Walnut Creek Regional Park along the east side of Walnut Creek, south of Aurora Avenue. This project would provide limestone stairs to access the creek, interpretive signage, and an accessible path from the existing trail to the creek.

Effect on Operating Budget: Ongoing maintenance of each site is anticipated to be \$2,000 - \$3,000 annually.

PK06-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	200.0						200.0	
Acquisition	-							
Construction	1,345.0						1,345.0	
Storm Wtr Cnst.	-							
TOTAL	1,545.0	-	-	-	-	-	1,545.0	-

FUNDING TIMELINE								
GOB	1,545.0						1,545.0	
	-							
TOTAL	1,545.0	-	-	-	-	-	1,545.0	-

Description: Proposed is the installation of a park roadway system within the Walnut Creek Regional Park. The first phase of the project was completed in 2014, and plans are proposed for continued expansion in 2028. To prohibit the use of the road when the park is closed, a south gate was installed off Aurora Avenue in 2015. Timing for Phase II of this project is dependent on development at the northwest corner of the 142nd Street roundabout, which is necessary to provide access to the park roadway.

Justification: As park use develops, it is necessary to provide a continuous vehicular access system through the developed areas. A 100-car parking lot was constructed along the park access road in 2020, and a large open shelter was constructed in 2021. Douglas Parkway is a main arterial in Urbandale, and Phase II of the park access road will be important to provide access to these amenities and the entire park.

Project Status:

Phase I, 2014: This phase included a parking lot just north of Aurora Avenue and an access road from south of Aurora Avenue to just south of 147th Street.

Phase II, 2028 (\$1.5M): This phase would include constructing a park access road to the north from Douglas Parkway to connect to the existing access road south of Aurora Avenue. Timing for this phase of the project is dependent on development at the northwest corner of the 142nd Street roundabout, which is necessary to provide access to the park roadway.

Effect on Operating Budget: The annual cost effect will be determined after the road is constructed.

WCRP

**Regional Park Recreation Amenities -
152nd Street and Meredith Drive**

PK06-04	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	225.0							225.0
Acquisition	-							
Construction	3,000.0							3,000.0
Storm Wtr Cnst.	-							
TOTAL	3,225.0	-	-	-	-	-	-	3,225.0

FUNDING TIMELINE								
GOB	3,225.0							3,225.0
	-							
TOTAL	3,225.0	-	-	-	-	-	-	3,225.0

Description: Proposed are future recreation amenities to be constructed in the "facilities area" within the northwest portion of the Walnut Creek Regional Park. Proposed amenities include pickleball and tennis courts, an amphitheater, a restroom, an open shelter, and necessary parking. These projects could be done in phases.

Justification: The WCRP Master Plan was approved in 2006, and includes recreation amenities to be located within the northwest portion of the park. Urbandale has grown significantly since 2006, and there are limited regional-size recreation amenities west of the interstate. These proposed amenities would help connect east and west Urbandale and provide a sense of community.

Project Status: Unprogrammed: Design plans would need to be developed.

Proposed amenities (with corresponding construction costs) would include:

- Restroom and Shelter: \$450K
- Parking Lot: \$400K
- Pickleball/Tennis Courts (6 to 8 courts): \$600K
- Amphitheatre: \$850K

Effect on Operating Budget: The annual effect on the operating budget will be determined after plans are developed.

WCRP

Regional Park Splash Pad and Playgrounds

PK09-05	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	100.0					60.0		40.0
Acquisition	-							
Construction	900.0					700.0		200.0
Storm Wtr Cnst.	-							
TOTAL	1,000.0	-	-	-	-	760.0	-	240.0

FUNDING TIMELINE								
GOB	1,000.0					760.0		240.0
	-							
TOTAL	1,000.0	-	-	-	-	760.0	-	240.0

Description: Proposed is the construction of a splash pad, next to the regional playground south of the parking lot next to the large open shelter in the Walnut Creek Regional Park (WCRP). Also proposed is a small play feature on the north side of the large open shelter, and a small playground near the small open shelter north of Aurora Avenue. Constructing these amenities next to shelters that already have parking lots will reduce the overall cost of the projects.

Justification: The splash pad constructed at Lions Park in 2024 has been a huge success, is a regional attraction, and is highly used. Urbandale has grown substantially in the last 10 years, and there has been significant interest in additional amenities on the western side of Urbandale and in the Walnut Creek Regional Park. These proposed amenities would help connect east and west Urbandale and provide a sense of community.

Project Status: Design plans will need to be developed.

Phase I, 2024: This phase included the construction of a regional playground south of the parking lot next to the large open shelter in the Walnut Creek Regional Park (WCRP).

Phase II, 2028 (\$760K): This phase would include design and construction of a splash pad, located next to the newly completed regional playground in the WCRP.

Phase III, Unprogrammed (\$240K): This phase would include construction of a small play feature on the north side of the large open shelter, and a small playground near the small open shelter north of Aurora Avenue in the WCRP.

Effect on Operating Budget: The annual cost effect will be determined after the plans are developed.



BRIDGE

Urban Hills Bridge Over Walnut Creek

BR15-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	200.0							200.0
Acquisition	-							
Construction	1,575.0							1,575.0
Storm Wtr Cnst.	-							
TOTAL	1,775.0	-	-	-	-	-	-	1,775.0

FUNDING TIMELINE								
GOB	1,110.0							1,110.0
Private	665.0	165.0						500.0
TOTAL	1,775.0	165.0	-	-	-	-	-	1,610.0

Description: Proposed is a new bridge over Walnut Creek in the Urban Hills development including pavement within the park on both sides of the bridge.

Justification: This bridge is a necessary connection between neighborhoods north of Waterford Road and west of 156th Street.

Project Status: A development agreement was approved by the City Council on May 26, 2015, with the Urban Hills Plat 1 development, to fund an eighth (1/8) of the bridge cost. A future agreement is expected to be reached with developments to the north of Walnut Creek for a quarter (1/4) share of the cost of the bridge.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

Hazard Mitigation Project: Tentatively designated by City staff as an eligible project.

BRIDGE

**Waterford Road Bridge -
Over Walnut Creek West of 170th Street**

BR21-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	100.0							100.0
Acquisition	-							
Construction	850.0							850.0
Storm Wtr Cnst.	-							
TOTAL	950.0	-	-	-	-	-	-	950.0

FUNDING TIMELINE								
GOB	950.0							950.0
	-							
TOTAL	950.0	-	-	-	-	-	-	950.0

Description: In 2016, the City completed the Waterford Road Corridor Study, which looked at extending Waterford Road west of 170th Street. Five different routes were examined, and a preferred alignment was selected. This project would provide for the construction of a triple box culvert over Walnut Creek.

Justification: This will be a needed arterial connection in this area.

Project Status: A development agreement will be needed to move this project forward.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

Hazard Mitigation Project: Tentatively designated by City staff as an eligible project.

SIDEWALKS

ADA Pedestrian Access Route Transition Plan

SI18-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	1,000.0		100.0	100.0	100.0	100.0	100.0	500.0
Storm Wtr Cnst.	-							
TOTAL	1,000.0	-	100.0	100.0	100.0	100.0	100.0	500.0

FUNDING TIMELINE								
GOB	1,000.0		100.0	100.0	100.0	100.0	100.0	500.0
	-							
TOTAL	1,000.0	-	100.0	100.0	100.0	100.0	100.0	500.0

Description: Proposed is a 15-year program to create accessible travel paths in the public right-of-way for persons with disabilities.

Justification: The pedestrian-accessible routes are required by the Americans with Disabilities Act (ADA).

Project Status: The City completed an evaluation study in mid-2017. The evaluation included, but was not limited to sidewalks, curbs, curb ramps, and pedestrian signals provided in the public right-of-way. The inventory of project locations was prioritized over 15 years, from 2018 through 2032. The plan is required to be updated every 15 years. The next update will be in 2032. The City Council approved the Pedestrian Access Route Transition Plan at its meeting on July 5, 2017. Construction of the first ADA project was completed in 2019.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

**Hickman Road Trail Construction -
86th Street to West of Patricia Drive**

SI25-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	300.0							300.0	
Storm Wtr Cnst.	-								
TOTAL	300.0	-	-	-	-	-	-	300.0	-

FUNDING TIMELINE									
GOB	60.0							60.0	
TIF - DUNA	240.0							240.0	
TOTAL	300.0	-	-	-	-	-	-	300.0	-

Description: Proposed is a 10-foot wide trail connection from 86th Street to west of Patricia Drive.

Justification: This section of trail will connect 86th Street to west of the interstate and has been identified as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project has not been designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

Hickman Road Trail Construction - 100th Street to 111th Street

SI23-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	60.0			30.0	30.0				
Acquisition	-								
Construction	690.0			320.0	370.0				
Storm Wtr Cnst.	-								
TOTAL	750.0	-	-	350.0	400.0	-	-	-	-

FUNDING TIMELINE									
STP	400.0				400.0				
TIF - NWMC	350.0	350.0							
TOTAL	750.0	350.0	-	-	400.0	-	-	-	-

Description: Proposed in 2027 is a 10-foot wide trail connection from 100th Street to 111th Street to be an extension from the new trail to be constructed with the Hickman Road interchange improvements. This project has been awarded \$400,000 in federal STBG TAP funding.

Justification: This section of trail will connect the trail along 100th Street to the trail system west of the interstate including the Raccoon Valley Trail and has been identified as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project has not been designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

I35/80 Pedestrian Bridge

SI24-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	400.0	100.0					300.0		
Acquisition	-								
Construction	3,500.0						3,500.0		
Storm Wtr Cnst.	-								
TOTAL	3,900.0	100.0	-	-	-	-	3,800.0	-	-

FUNDING TIMELINE									
TIF - NWMC	3,900.0	100.0					3,800.0		
	-								
TOTAL	3,900.0	100.0	-	-	-	-	3,800.0	-	-

Description: Proposed is the construction of a pedestrian bridge over Interstate 35/80 to provide a safe connection for walkers and bicyclists. A study is in progress and anticipated to be completed by the end of 2024 to determine the preferable location for a crossing between 86th Street and 100th Street and to refine the construction costs.

Justification: Currently the only designated pedestrian crossings off Interstate 35/80 in Urbandale are located at Douglas Avenue and 100th Street. Additional north/south crossings are desired.

Project Status: A location study is in progress and anticipated to be completed by the end of 2024. The project has not been designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

**Meredith Drive Trail Construction -
83rd Street to 86th Street**

SI25-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	250.0						250.0		
Storm Wtr Cnst.	-								
TOTAL	250.0	-	-	-	-	-	250.0	-	-

FUNDING TIMELINE									
GOB	250.0						250.0		
	-								
TOTAL	250.0	-	-	-	-	-	250.0	-	-

Description: Proposed is an 8 to 10-foot wide trail connection from approximately 200 feet east of 86th Street to the trail in Meredith Park just east of 84th Street. The existing sidewalk would remain from 86th Street to approximately 200 feet east of 86th Street.

Justification: This section of trail will connect the trail along Meredith Drive from 86th Street to Meredith Park and has been identified as a medium-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project has not been designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

**Merle Hay Frontage Road Sidewalk Construction -
North of Sutton Place**

SI25-03	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE										
Design / Deposit	-									
Acquisition	-									
Construction	200.0							200.0		
Storm Wtr Cnst.	-									
TOTAL	200.0	-	-	-	-	-	-	200.0	-	-

FUNDING TIMELINE										
Special Assessment	25.0							25.0		
TIF - DUNA	175.0							175.0		
TOTAL	200.0	-	-	-	-	-	-	200.0	-	-

Description: Proposed is a 5-foot wide trail connection from the south end of the property at 5000 Merle Hay Road south to Sutton Place.

Justification: This section of sidewalk will connect the properties north of Sutton Place to the bus stop and has been identified as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project has not been designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

**NW Urbandale Drive Trail Construction -
Meredith Drive to Plum Drive**

SI25-04	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE										
Design / Deposit	-									
Acquisition	-									
Construction	250.0						250.0			
Storm Wtr Cnst.	-									
TOTAL	250.0	-	-	-	-	-	250.0	-	-	-

FUNDING TIMELINE										
Special Assessment	90.0						90.0			
TIF - NWMC	160.0						160.0			
TOTAL	250.0	-	-	-	-	-	250.0	-	-	-

Description: Proposed is a 10-foot wide trail connection from Meredith Drive to Plum Drive on the west side of NW Urbandale Drive.

Justification: This section of trail will connect the trail along Meredith Drive to future trails along Plum Drive and has been identified as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project has not been designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

Various Locations

SI00-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	1,000.0		100.0	100.0	100.0	100.0	100.0	500.0
Storm Wtr Cnst.	-							
TOTAL	1,000.0	-	100.0	100.0	100.0	100.0	100.0	500.0

FUNDING TIMELINE								
Special Assessment	1,000.0		100.0	100.0	100.0	100.0	100.0	500.0
	-							
TOTAL	1,000.0	-	100.0	100.0	100.0	100.0	100.0	500.0

Description: Proposed is a program to install approximately 50,000 linear feet of sidewalk throughout the community. Most of the new sidewalks will be west of 100th Street and address missing sidewalks on arterials and collector streets.

Justification: Completion of the in-fill or missing segments in the sidewalk system will provide for the safe movement of pedestrians.

Project Status: Ongoing. As areas are identified and programmed for construction, the contributions from the funding sources will vary from the consistent amounts shown above for planning purposes. Most large sidewalk projects are constructed as part of the adjacent street construction project.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

**86th Street Trail Construction -
Aurora Avenue Connection**

SI25-05	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	300.0							300.0	
Storm Wtr Cnst.	-								
TOTAL	300.0	-	-	-	-	-	-	300.0	-

FUNDING TIMELINE									
GOB	300.0							300.0	
	-								
TOTAL	300.0	-	-	-	-	-	-	300.0	-

Description: Proposed is a 10-foot wide trail connection from the on street sharrow lanes on Aurora Avenue (North) to the complete streets section on Aurora Avenue (South). This would replace an existing 4-foot sidewalk. Drainage improvements are also included.

Justification: This section of trail will provide a safe connection between the bike lanes on Aurora Avenue without requiring the bicyclists to use 86th Street. This area has been identified as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project has not been designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

**86th Street Trail Construction -
Douglas Avenue to Colby Woods Trail by Walnut Creek**

SI25-06	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	400.0			250.0				150.0	
Storm Wtr Cnst.	-								
TOTAL	400.0	-	-	250.0	-	-		150.0	-

FUNDING TIMELINE									
TIF - DUNA	400.0			250.0				150.0	
	-								
TOTAL	400.0	-	-	250.0	-	-		150.0	-

Description: Proposed is a 10-foot wide trail connection from the complete streets section on Douglas Avenue to Charles Gabus Memorial Tree Park and Gardens along 86th Street and to the Colby Woods Trail north of Walnut Creek.

Justification: This 10-foot section of trail will connect the complete streets trail section constructed in 2024 along Douglas Avenue with the Charles Gabus Memorial Tree Park and Gardens and the Colby Woods Trail north of Walnut Creek. This area has been identified as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project has not been designed.

2026 (\$250K): This phase would include a connection from the complete streets trail section constructed in 2024 along Douglas Avenue with the Charles Gabus Memorial Tree Park and Gardens. The trail would replace the sidewalk on the west side of 86th Street. A new trail would be constructed on the north side of Colby Woods Parkway west of 86th Street.

2029 (\$150K): This phase would include a 10-foot wide trail connection from Colby Woods Parkway to Colby Woods Trail by Walnut Creek on the west side of 86th Street. A section of existing trail west of 86th Street will be reconstructed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

**100th Street Trail Construction -
LA Ward Park to Golf View Park**

SI25-07	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE										
Design / Deposit	-									
Acquisition	-									
Construction	200.0							200.0		
Storm Wtr Cnst.	-									
TOTAL	200.0	-	-	-	-	-	-	200.0	-	-

FUNDING TIMELINE										
GOB	200.0							200.0		
	-									
TOTAL	200.0	-	-	-	-	-	-	200.0	-	-

Description: Proposed is a 10-foot wide trail connection from LA Ward Park to Golf View Park along 100th Street.

Justification: This missing section of trail will connect the trail in LA Ward Park with the trail in Golf View Park which is currently a 4-foot sidewalk. This area has been identified as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project has not been designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

SIDEWALKS

**114th Street Sidewalk Construction -
Douglas Avenue to Meredith Drive**

SI23-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	272.0		182.0	90.0				
Storm Wtr Cnst.	-							
TOTAL	272.0	-	182.0	90.0	-	-	-	-

FUNDING TIMELINE								
Special Assessment	111.0		66.0	45.0				
TIF - NWMC	161.0	161.0						
TOTAL	272.0	161.0	66.0	45.0	-	-	-	-

Description: Proposed is a 5-foot wide sidewalk on the west side of 114th Street from Douglas Avenue to Meredith Drive. The costs will be split with the adjacent property owner.

Justification: The addition of sidewalks to existing business areas helps with providing an enhanced amenity and aids in tenant retention. It is listed as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The second phase (2025) of the project is under design.

Phase I, 2024: This phase constructed sidewalks on the west side of 114th Street from Aurora Avenue to Meredith Drive.

Phase II, 2025 (\$182K): This phase would include the addition of sidewalks on the west side of 114th Street from Aurora Avenue to Douglas Avenue.

Phase III, 2026 (\$90K): This phase would include the addition of sidewalks on the south side of Aurora Avenue from the pond sidewalk by 109th / 112th Street to 114th Street.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STORM WATER

**Airline Avenue Storm Sewer Improvements -
78th Street to 83rd Street**

SW25-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	350.0							350.0
Acquisition	-							
Construction	2,200.0							2,200.0
Storm Wtr Cnst.	1,000.0							1,000.0
TOTAL	3,550.0	-	-	-	-	-	-	3,550.0

FUNDING TIMELINE								
GOB	2,450.0							2,450.0
SWUF	1,100.0							1,100.0
TOTAL	3,550.0	-	-	-	-	-	-	3,550.0

Description: Proposed is the installation of an improved storm sewer system along Airline Avenue from Karen Acres Creek just east of 78th Street to 83rd Street. This will be a multiple-year project.

Justification: A drainage study was completed in 2021, analyzing the storm sewer systems in eastern Urbandale. This project would upgrade the storm sewer system to current design standards and add storm sewer sump services to all properties.

Project Status: The project will need to be designed to determine exact limits and duration.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STORM WATER

**Creek and Stream Drainage Improvements:
Various Locations**

SW02-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	-							
Storm Wtr Cnst.	3,500.0		350.0	350.0	350.0	350.0	350.0	1,750.0
TOTAL	3,500.0	-	350.0	350.0	350.0	350.0	350.0	1,750.0

FUNDING TIMELINE								
SWUF	3,500.0		350.0	350.0	350.0	350.0	350.0	1,750.0
	-							
TOTAL	3,500.0	-	350.0	350.0	350.0	350.0	350.0	1,750.0

Description: The Storm Water Drainage Report, prepared by the Engineering and Public Works Department, documents the condition of Urbandale’s creeks and streams. The report identifies the areas in need of repair and recommends various improvements. The Storm Water Utility Fund was created in FY2010-11 and is supported solely by user fees. This utility will provide funding to improve creeks and streams.

Justification: The report showed locations in need of repair and areas where potential problems exist or may occur in the future.

Project Status: On an annual basis, the City or a consultant hired by the City will design improvements for various creeks and streams throughout the City.

Effect on Operating Budget: The improvements should reduce the operating budget since these projects should reduce emergency repairs to our creeks and streams throughout the City

Hazard Mitigation Project: Tentatively designated by City staff as an eligible project.

STORM WATER

**Dennis Drive Storm Sewer Improvements -
Ashworth Drive to Douglas Avenue**

SW25-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	400.0							400.0
Acquisition	-							
Construction	1,725.0							1,725.0
Storm Wtr Cnst.	875.0							875.0
TOTAL	3,000.0	-	-	-	-	-	-	3,000.0

FUNDING TIMELINE								
GOB	2,025.0							2,025.0
SWUF	975.0							975.0
TOTAL	3,000.0	-	-	-	-	-	-	3,000.0

Description: Proposed is the installation of an improved storm sewer system along Dennis Drive from Karen Acres Creek just west of Ashworth Drive to the intersection of Dennis Drive and Douglas Avenue. It is anticipated this may be a two-year project.

Justification: A drainage study was completed in 2021, analyzing the storm sewer systems in eastern Urbandale. This project would upgrade the storm sewer system to current design standards and add storm sewer sump services to all properties.

Project Status: The project will need to be designed to determine exact limits and duration.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STORM WATER

Intake Rebuilding Program

SW14-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	-							
Storm Wtr Cnst.	500.0		500.0					
TOTAL	500.0	-	500.0	-	-	-	-	-

FUNDING TIMELINE								
SWUF	500.0		500.0					
	-							
TOTAL	500.0	-	500.0	-	-	-	-	-

Description: Through the intake rebuilding program, a total of 450 intakes were rebuilt from 2014 to 2024. The bids were rejected in 2022. This project would contract out the rebuilding of an estimated 40 storm sewer intakes in 2025.

Justification: In the past, Public Works rebuilt all failed intakes. Contracting out some of the rebuilds allows the City to catch up on the backlog of failed intakes. The program will be suspended, and the Public Works crews will address the needed intake repairs.

Project Status: 450 intakes were rebuilt in the last eleven years. An inventory of all intakes has been completed, and intakes are inspected every four years for deficiencies. Approximately 40 intakes are reconstructed each year to maintain the system. The program will be suspended after 2025, and the Public Works crews will address the needed intake repairs.

Effect on Operating Budget: The improvements should reduce the operating budget.

STORM WATER

Madison Avenue Storm Sewer Improvements

SW25-03	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	350.0		350.0					
Acquisition	-							
Construction	1,760.0				1,260.0	500.0		
Storm Wtr Cnst.	890.0				640.0	250.0		
TOTAL	3,000.0	-	-	350.0	1,900.0	750.0	-	-

FUNDING TIMELINE								
GOB	1,960.0			200.0	1,260.0	500.0		
SWUF	1,040.0			150.0	640.0	250.0		
TOTAL	3,000.0	-	-	350.0	1,900.0	750.0	-	-

Description: Proposed is the installation of an improved storm sewer system along Madison Avenue between 81st Street and 83rd Street that ties into the storm sewer improvements at 81st Street and Douglas Avenue that were constructed as a part of the Douglas Avenue Urbanization project in 2024. It is anticipated this will be a two-year project.

Justification: A drainage study was completed in 2021, analyzing the storm sewer systems in eastern Urbandale. This project would upgrade the storm sewer system to current design standards and add storm sewer sump services to all properties.

Project Status: The project will need to be designed to determine exact limits and duration.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STORM WATER

**Oliver Smith Drive Storm Sewer Improvements
72nd Street to 74th Street**

SW22-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	400.0					400.0		
Acquisition	-							
Construction	2,700.0						1,300.0	1,400.0
Storm Wtr Cnst.	2,200.0						1,100.0	1,100.0
TOTAL	5,300.0	-	-	-	-	400.0	2,400.0	2,500.0

FUNDING TIMELINE								
GOB	2,900.0					200.0	1,300.0	1,400.0
SWUF	2,400.0					200.0	1,100.0	1,100.0
TOTAL	5,300.0	-	-	-	-	400.0	2,400.0	2,500.0

Description: Proposed is the installation of an improved storm sewer system along Oliver Smith Drive between 72nd Street and 74th Street, Monroe Court between 72nd Street and 74th Street, and Maryland Drive between Oliver Smith Drive and 72nd Street. This will be a multiple-year project.

Justification: A drainage study was completed in 2021, analyzing the storm sewer systems in eastern Urbandale. This project would upgrade the storm sewer system to current design standards and add storm sewer sump services to all properties.

Project Status: The project will need to be designed to determine exact limits and duration.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STORM WATER**Roseland Drive Storm Sewer Improvements
Ashwood Drive to 74th Street**

SW22-03	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	400.0	400.0							
Acquisition	-								
Construction	3,515.0		1,805.0	1,450.0	260.0				
Storm Wtr Cnst.	1,950.0		855.0	750.0	345.0				
TOTAL	5,865.0	400.0	2,660.0	2,200.0	605.0	-	-	-	-

FUNDING TIMELINE									
GOB	2,465.0	200.0	1,055.0	950.0	260.0				
SWUF	2,150.0	200.0	855.0	750.0	345.0				
Water Revenue	1,250.0		750.0	500.0					
TOTAL	5,865.0	400.0	2,660.0	2,200.0	605.0	-	-	-	-

Description: Proposed is the installation of an improved storm sewer system in the Karen Acres area. The project will install storm sewer on Roseland Drive from Ashwood Drive to 72nd Street, Palm Drive from Roseland Drive to 72nd Street, and portions of 74th Street, Elm Drive and Ashwood Drive. Streets in the new storm sewer area will either be reconstructed or patched. Water Utility improvements are also included with this project. This will be a multiple-year project.

Justification: A drainage study was completed in 2021, analyzing the storm sewer systems in eastern Urbandale. This project would upgrade the storm sewer system to current design standards and add storm sewer sump services to all properties.

Project Status: The project is currently being designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STORM WATER Storm Sewer Extension to the Merle Hay Reinvestment District

SW23-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	350.0			350.0				
Acquisition	-							
Construction	2,050.0			2,050.0				
Storm Wtr Cnst.	1,250.0			1,250.0				
TOTAL	3,650.0	-	-	3,650.0	-	-	-	-

FUNDING TIMELINE								
SWUF	1,250.0			1,250.0				
TIF - DUNA	2,400.0			2,400.0				
TOTAL	3,650.0	-	-	3,650.0	-	-	-	-

Description: Proposed is the extension of the storm sewer pipes from the Merle Hay campus along Airline Avenue to 66th Street and along Madison Avenue to 64th Street. The installation of the new storm sewer will require full street replacement. These improvements will connect to the Merle Hay Reinvestment District Stormwater Improvements Project proposed in 2024.

Justification: A drainage study was completed in 2021, analyzing the storm sewer systems in eastern Urbandale. This project would upgrade the storm sewer system to current design standards. Major stormwater conveyance infrastructure is needed to alleviate over-land flooding in the area. This project would extend the storm sewer improvements constructed at the Merle Hay campus.

Project Status: The project will need to be designed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STORM WATER

**65th Street Storm Sewer Improvements
Meredith Drive to Townsend Avenue**

SW22-04	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	400.0		400.0						
Acquisition	-								
Construction	1,325.0			1,000.0	325.0				
Storm Wtr Cnst.	1,250.0			1,000.0	250.0				
TOTAL	2,975.0	-	400.0	2,000.0	575.0	-	-	-	

FUNDING TIMELINE									
GOB	1,487.5		200.0	1,000.0	287.5				
SWUF	1,487.5		200.0	1,000.0	287.5				
TOTAL	2,975.0	-	400.0	2,000.0	575.0	-	-	-	

Description: Proposed is the installation of an improved storm sewer system along 65th Street between Meredith Drive and Townsend Avenue including improvements on Meredith Drive from 65th Street to 67th Street. This will be a multiple-year project.

Justification: A drainage study was completed in 2021, analyzing the storm sewer systems in eastern Urbandale. This project would upgrade the storm sewer system to current design standards and add storm sewer sump services to all properties

Project Status: Project is under design.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.



STREET**Annual Street Rehabilitation Program**

ST08-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	28,197.8		2,459.8	2,533.5	2,609.5	2,687.8	2,768.4	15,138.8
Storm Wtr Cnst.	-							
TOTAL	28,197.8	-	2,459.8	2,533.5	2,609.5	2,687.8	2,768.4	15,138.8

FUNDING TIMELINE								
GOB	14,099.0		1,229.9	1,266.8	1,304.8	1,343.9	1,384.2	7,569.4
Road Use	14,098.8		1,229.9	1,266.7	1,304.7	1,343.9	1,384.2	7,569.4
TOTAL	28,197.8	-	2,459.8	2,533.5	2,609.5	2,687.8	2,768.4	15,138.8

Description: Proposed is an annual street rehabilitation program to provide full-depth patching at locations identified in the 2024 Pavement Management Report. The report serves as the foundation to identify annual and future street rehabilitation projects.

Justification: This annual rehabilitation program will delay total reconstruction and decrease long-term maintenance costs. The projects will supplement the Public Works activities to improve the pavement ratings set out in the Pavement Management Report.

Project Status: This will be an ongoing program that is bid out annually.

Effect on Operating Budget: The operating budget will decrease due to the Annual Street Rehabilitation Program decreasing the amount of temporary repairs City crews will be required to perform on an annual basis.

STREET**Aurora Avenue:
86th Street to 70th Street - Complete Streets**

ST21-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	80.0		80.0					
Acquisition	-							
Construction	800.0		800.0					
Storm Wtr Cnst.	-							
TOTAL	880.0	-	880.0	-	-	-	-	-

FUNDING TIMELINE								
Capital Project Fund	880.0	115.0	765.0					
	-							
TOTAL	880.0	115.0	765.0	-	-	-	-	-

The title and description of this project have been updated at the direction of the Capital Improvements Committee at their meeting of December 2, 2024 to acknowledge the broad nature and purposes of Complete Streets projects as reflected in the Complete Streets Master Plan.

Description: This project will reduce Aurora Avenue from 4 lanes to 2 or 3 lanes from 86th Street to 70th Street. It will also add bike lanes on Aurora Avenue from 86th Street to 70th Street. The installation of a new HMA overlay and pavement markings will be used to designate the travel lanes and bike lanes.

Justification: The City of Urbandale adopted a Complete Streets Policy in July of 2016. The policy defined a complete street as a street that is designed and built so that it accommodates travel by all modes, be it by motor vehicle, foot, bicycle, or other means and may include different elements on one street compared to another street with different conditions, but both are designed to balance safety and convenience for everyone using the road. The City of Urbandale recognizes the need for complete streets and will strive to accommodate elements that create a complete street, where possible, so that all users can travel safely and independently. Aurora Avenue has been identified as a short-term priority in the 2019 Urbandale Complete Streets Master Plan. A detailed study by Snyder & Associates in 2022 reviewed safe travel through complete streets in this corridor and made recommendations for modifications to Aurora Avenue between 86th Street and 70th Street.

Project Status: The design is near completion for construction in 2025. Two public informational meetings were held to inform the public about the project and to receive input.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**Aurora Avenue:
128th Street to 142nd Street**

ST06-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	580.0							580.0
Acquisition	250.0							250.0
Construction	5,800.0							5,800.0
Storm Wtr Cnst.	1,000.0							1,000.0
TOTAL	7,630.0	-	-	-	-	-	-	7,630.0

FUNDING TIMELINE								
Capital Project Fund	923.6							923.6
GOB	850.0							850.0
Other Cities	5,519.2							5,519.2
Special Assessment	337.2							337.2
TOTAL	7,630.0	-	-	-	-	-	-	7,630.0

Description: Proposed is the paving of Aurora Avenue from 128th Street to 142nd Street. Phase I, completed in 2010, paved a quarter mile along the frontage of the Webster Elementary School and Jeff Harm Park. Phase II was constructed in 2018, which constructed sidewalks on the south side of Aurora Avenue from 128th Street to 138th Street. Phase III to complete this roadway is currently unprogrammed.

This project will include separated bicycle lanes per the adopted December of 2019 Urbandale Complete Streets Master Plan.

Justification: This project is a rural cross-section road that is in need of reconstruction due to its traffic volumes.

Project Status: The project is in the development stage.

Phase II, 2018: This phase has been completed and is the extension of the box culvert, storm sewer work, and earthwork for the installation of a sidewalk on the south side of Aurora Avenue from 128th Street to 138th Street.

Phase III, Unprogrammed (\$7,630K): This phase is the completion of this project, and would construct a five-lane roadway starting one quarter mile west of 128th Street and extend to 142nd Street. Approximately 67% of Phase III is currently in the City of Grimes.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET

Community Entrance Signage

ST16-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	350.0		35.0	35.0	35.0	35.0	35.0	175.0
Acquisition	-							
Construction	2,150.0		215.0	215.0	215.0	215.0	215.0	1,075.0
Storm Wtr Cnst.	-							
TOTAL	2,500.0	-	250.0	250.0	250.0	250.0	250.0	1,250.0

FUNDING TIMELINE								
GOB	2,500.0	250.0		250.0	250.0	250.0	250.0	1,250.0
	-							
TOTAL	2,500.0	250.0	-	250.0	250.0	250.0	250.0	1,250.0

Description: Proposed is the installation of community entrance signage at key locations throughout Urbandale.

Justification: In 2018, Urbandale hired Confluence Landscape Architects to prepare a Master Plan for Urbandale’s Community Entrance Signage. Urbandale is contiguous to other cities and its corporate boundaries are not consistently marked to distinguish Urbandale from other suburban cities. Community entrance signage would identify Urbandale for visitors and area residents, convey a welcoming entrance to Urbandale, promote community identity, and support economic development initiatives.

Project Status: In 2019, the Master Plan was completed and received by the City Council. The first phase of construction of the community entrance signage was in 2020 at 100th Street and Hickman Road and at 156th Street at our south corporate limit. In 2021, two monuments were placed at the 100th Street Interchange and two monuments were placed at the Meredith Drive Interchange. In 2023 signage was placed on NW Urbandale Drive by the Interchange, the intersection of 100th Street and 54th Avenue, and 86th Street Interchange. In 2024 signage was placed on 128th Street at the North Corporate Limits and 104th Street and Hickman Road.

Signage is planned for the following locations:

- 86th Street and Northpark Drive
- 86th Street and Hickman Road (if an easement can be obtained)
- 128th Street and Hickman Road
- 142nd Street and Hickman Road
- 170th Street and Meredith Drive
- East Corporate Limits on Hickman Road
- 70th Street and Hickman Road
- 73rd Street and Hickman Road
- East Corporate Limits and Urbandale Avenue
- East Corporate Limits and Aurora Avenue
- Meredith Drive and Merle Hay Road
- Merle Hay and the Interstate
- Douglas Avenue at the West Corporate Limits
- 54th Avenue at the West Corporate Limits

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**Douglas Avenue Preservation:
111th Street to 121st Street**

ST23-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	500.0			500.0				
Storm Wtr Cnst.	-							
TOTAL	500.0	-	-	500.0	-	-	-	-

FUNDING TIMELINE								
TIF - NWMC	500.0			500.0				
	-							
TOTAL	500.0	-	-	500.0	-	-	-	-

Description: Proposed is the patching of Douglas Avenue from 111th Street to 121st Street.

Justification: This section of Douglas Avenue has bad joints in the pavement. This project will patch the failed pavement.

Project Status: The project will be designed by City staff.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET

Douglas Avenue Redevelopment

ST21-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE										
Design / Deposit	-									
Acquisition	-									
Construction	-									
Storm Wtr Cnst.	-									
TOTAL	-	-	-	-	-	-	-	-	-	-

FUNDING TIMELINE										
	-									
TOTAL	-	-	-	-	-	-	-	-	-	-

Description: Redevelopment of the Douglas Avenue corridor has been identified by the City Council as a top priority during their recent strategic planning process. The redevelopment efforts would include a comprehensive examination of land use, zoning, housing opportunities, and overall business development. Once the City’s Comprehensive Plan is updated for this area, any public capital improvements identified in the plan will be incorporated into this page along with anticipated project costs.

Justification: Identified as a top strategic priority by the City Council.

Project Status: At its September 6, 2022 meeting the City Council approved the use of ARPA funding for the expenditures listed in the following table:

Est. Amount	Proposed Expenditure to Meet Council Priorities	Status
100,000.00	Central Iowa Basic Income Pilot Study (approved 8/23/2022)	Completed
134,000.00	Neighborhood Finance Corporation Energy Advantage Program	Completed
250,000.00	Community social services assessment and facilities	In Progress
150,000.00	Affordable and Workforce Housing Elements study	
4,400,000.00	Property intervention/purchase for blight remediation and strategic purposes (social services facility, affordable housing, municipal services, and economic development)	In Progress
1,500,000.00	Downtown Urbandale building investment and improvement	In Progress
100,000.00	Contract project manager to coordinate logistics	

6,634,000.00

Effect on Operating Budget: Unknown at this time.

STREET

Douglas Avenue Urbanization

ST00-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	490.0		100.0					390.0
Acquisition	-							
Construction	3,785.5		900.0	450.0				2,435.5
Storm Wtr Cnst.	-							
TOTAL	4,275.5	-	1,000.0	450.0	-	-	-	2,825.5

FUNDING TIMELINE								
Alternative TBD	2,825.5							2,825.5
TIF - NWMC	1,450.0	1,450.0						
TOTAL	4,275.5	1,450.0	-	-	-	-	-	2,825.5

Description: Proposed is the installation of streetscape elements throughout the Douglas Avenue corridor.

Justification: Since Douglas Avenue is the main “east-west spine” corridor in Urbandale, and is the City’s traditional “main” street, the goal is to beautify the corridor. In 2011, a consultant completed a master plan for the Douglas Avenue Beautification Project. Phase I was completed in 2015, urbanizing Douglas Avenue from 100th Street to Interstate 35/80 - filled in the ditches and medians; added curb, gutter, and storm sewer/intakes; and created an access drive on the south side of Douglas Avenue to an existing development. Phase II In 2019 was completed in 2019, adding streetscape features to the bridge over I-35/80. Phase V was completed in 2022 urbanizing Douglas Avenue from 100th Street to North Walnut Creek. This project included separated bicycle lanes per the adopted December of 2019 Urbandale Complete Streets Master Plan. Phase VI was completed in 2023, installing streetscape from North Walnut Creek to 100th Street. Phase III was completed in 2024, completing the urbanization of Douglas Avenue from Elm Drive to 86th Street, including items from the adopted December of 2019 Urbandale Complete Streets Master Plan. This Phase also included the reconstruction of 82nd Street and roadway maintenance.

Project Status:

Phase VIII, 2025, 2026 (1,450K): This phase will include completing the streetscape from 100th Street to the East Interstate Ramp.

Phase IV & Phase VII: Unprogrammed (\$2,825.5K): These phases will include constructing the streetscape from Elm Drive to North Walnut Creek (Phase IV) and constructing the streetscape from 72nd Street to Elm Drive (Phase VII).

Effect on Operating Budget: The streetscape portion will increase the operating budget.

STREET**Douglas Avenue Railroad Crossing Replacement**

ST20-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	253.0				253.0				
Storm Wtr Cnst.	-								
TOTAL	253.0	-	-	-	253.0	-	-	-	-

FUNDING TIMELINE									
IDOT	151.8				151.8				
Private	50.6				50.6				
TIF - NWMC	50.6	50.6							
TOTAL	253.0	50.6	-	-	202.4	-	-	-	-

Description: Proposed is the replacement of the railroad grade crossing located on Douglas Avenue, west of 100th Street. The trail crossing will also be replaced.

Justification: Parts of the railroad crossing are in need of repair and overall, the crossing needs to be replaced.

Project Status: A grant has been received through the Iowa DOT. The grant provides the following funding: Iowa DOT 60%, Iowa Interstate Railroad 20% and the City of Urbandale 20%. The railroad will provide the design and construction. The work will be scheduled for the spring of 2027 to avoid conflicting with the Hickman Interchange detours.

Effect on Operating Budget: This project will have minimal effect on the operating budget.

STREET**Douglas Parkway Preservation:
128th Street to Timberline Creek**

ST24-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	1,200.0				1,200.0				
Storm Wtr Cnst.	-								
TOTAL	1,200.0	-	-	-	1,200.0	-	-	-	-

FUNDING TIMELINE									
GOB	700.0				700.0				
STP	500.0				500.0				
TOTAL	1,200.0	-	-	-	1,200.0	-	-	-	-

Description: Proposed is the patching and asphalt overlay of Douglas Parkway from 128th Street to Timberline Creek. The project has been awarded \$500,000 of STBG funding.

Justification: This section of pavement has several bad joints. The project will patch the pavement and then place an asphalt overlay over the street.

Project Status: Project will be designed by City Staff.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET**Hickman Frontage Road Reconstruction**

ST25-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	875.0					875.0		
Storm Wtr Cnst.	-							
TOTAL	875.0	-	-	-	-	875.0	-	-

FUNDING TIMELINE								
TIF - NWMC	875.0					875.0		
	-							
TOTAL	875.0	-	-	-	-	875.0	-	-

Description: Proposed is the reconstruction of the Hickman Frontage Road just east of 100th Street. The frontage road will become a part of the complete streets network. Also included is the replacement of the sidewalk connection between 100th Street and the frontage road with a 10-foot wide trail. Once the frontage road is reconstructed, it will be painted with sharrows. This will complete a connection from west of the interstate to the frontage road connection to Hickman Road just west of Patricia Drive.

Justification: This frontage road has several bad joints in the pavement and reconstruction is recommended. The trail connection has been identified as a long-term priority in the 2019 Urbandale Complete Streets Master Plan.

Project Status: The project will be designed by City staff.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET**Hickman Interchange Improvements**

ST23-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	1,000.0				1,000.0				
Acquisition	-								
Construction	4,650.0				4,650.0				
Storm Wtr Cnst.	-								
TOTAL	5,650.0	-	-	-	5,650.0	-	-	-	-

FUNDING TIMELINE									
GOB	3,940.0	100.0			3,840.0				
STP	1,650.0				1,650.0				
TIF - NWMC	60.0				60.0				
TOTAL	5,650.0	100.0	-	-	5,550.0	-	-	-	-

Description: Proposed is the reconfiguration of the Hickman Road Interchange as a diverging diamond interchange. The Cities of Clive and Urbandale will be adding aesthetic and trail enhancements at the interchange. The Iowa DOT will be the contracting authority and the Cities will reimburse the Iowa DOT after the project is completed.

Justification: The Hickman Interchange needs capacity improvements.

Project Status: The first phase of the interchange improvements have been let by the Iowa DOT. The City's enhancement portion design is nearing completion for a letting by the Iowa DOT in 2026. Traffic Safety Improvement Program and Iowa Clean Air Attainment Program (ICAAP) funding applications have been submitted.

Estimated Cost Breakdown:

Iowa DOT: \$84,950,000

Clive: \$4,000,000

STBG (Federal): \$2,500,000

STBG TAP (Federal): \$800,000

Urbandale: \$4,000,000

Effect on Operating Budget: Additional maintenance will be required for the City's enhancement portion of the project.

STREET

**Justin Drive Preservation:
100th Street to 109th Street**

ST22-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	2,500.0		1,900.0	600.0				
Storm Wtr Cnst.	-							
TOTAL	2,500.0	-	1,900.0	600.0	-	-	-	-

FUNDING TIMELINE								
TIF - NWMC	2,500.0	1,700.0	800.0					
	-							
TOTAL	2,500.0	1,700.0	800.0	-	-	-	-	-

Description: Proposed is the patching and asphalt overlay of Justin Drive from 100th Street to 109th Street/ Douglas Avenue and patching of Douglas Avenue frontage road east of 104th Street, Dennis Drive between 100th Street and 104th Street, and 101st Street Dennis Drive to Justin Drive.

Justification: These sections of pavement have several bad joints in the pavement.

Project Status: The project will be designed by City staff.

2025 (\$1,900K): This phase will include patching the pavement and then placing an asphalt overlay over Justin Drive from 100th Street to 109th Street / Douglas Avenue.

2026 (\$600K): This phase will include patching the pavement on Douglas Avenue frontage road east of 104th Street, Dennis Drive between 100th Street and 104th Street, and 101st Street Dennis Drive to Justin Drive.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET**Medians - Art and Landscaping**

ST23-03	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	1,500.0		150.0	150.0	150.0	150.0	150.0	750.0
Storm Wtr Cnst.	-							
TOTAL	1,500.0	-	150.0	150.0	150.0	150.0	150.0	750.0

FUNDING TIMELINE								
Capital Project Fund	1,500.0		150.0	150.0	150.0	150.0	150.0	750.0
	-							
TOTAL	1,500.0	-	150.0	150.0	150.0	150.0	150.0	750.0

Description: Proposed is the installation of public art with landscaping in key medians throughout Urbandale.

Justification: The City of Urbandale has a strong commitment to public art in our community. Our goal is to introduce public art that celebrates the uniqueness of Urbandale, enhances the quality of life, economic development, community image, promotes tourism, and makes art accessible to the general public. By integrating public art into the overall city development, including key medians along well-traveled thoroughfares, we will reinforce our civic identity and provide a sense of community and connectedness. Locations for median art and landscaping would be determined by staff.

Project Status:

2024: Tree plantings in the Meredith Drive medians, 86th west to 156th street.

2025 (\$150K): Tree plantings along 156th Street medians, from Waterford Road to Douglas Parkway. Median art anticipated at select locations along Meredith Drive, between 86th street and 128th street and along Douglas Parkway, west of the interstate.

2026 (\$150K), 2027 (\$150K), 2028 (\$150K), 2029 (\$150K): Locations to be determined.

Unprogrammed (\$750K): Locations to be determined.

Effect on Operating Budget: Once installed, maintenance costs would include landscaping around artwork and any ground cover.

STREET**Meredith Drive Preservation:
86th Street to 104th Street**

ST22-03	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	2,750.0		2,750.0						
Storm Wtr Cnst.	-								
TOTAL	2,750.0	-	2,750.0	-	-	-	-	-	-

FUNDING TIMELINE									
Federal	500.0		500.0						
GOB	2,250.0	206.0	2,044.0						
TOTAL	2,750.0	206.0	2,544.0	-	-	-	-	-	-

Description: Proposed is the patching and asphalt overlay of Meredith Drive from 86th Street to 104th Street. As a part of the project, the existing sidewalk will be replaced with a 10-foot trail as identified in the 2019 Urbandale Complete Streets Master Plan. This project has been awarded \$500,000 of STBG funding.

Justification: This section of Meredith Drive has several bad joints in the pavement. This project will patch the pavement and then place an asphalt overlay over the street.

Project Status: The project will be designed by City staff.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET**Meredith Drive Railroad Crossing Replacement**

ST24-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	135.0				135.0			
Storm Wtr Cnst.	-							
TOTAL	135.0	-	-	-	135.0	-	-	-

FUNDING TIMELINE								
IDOT	81.0				81.0			
Private	27.0				27.0			
TIF - NWMC	27.0				27.0			
TOTAL	135.0	-	-	-	135.0	-	-	-

Description: Proposed is the replacement of the railroad grade crossing located on Meredith Drive, west of NW Urbandale Drive.

Justification: Parts of the railroad crossing are in need of repair and overall, the crossing needs to be replaced.

Project Status: A grant has been received through the Iowa DOT. The grant provides the following funding: Iowa DOT 60%, Iowa Interstate Railroad 20%, and the City of Urbandale 20%. The railroad will provide the design and construction. The work will be scheduled for the spring of 2027 to avoid conflicting with the Hickman Interchange detours.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET

**Meredith Drive:
170th Street to 184th Street**

ST06-05	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	871.2							871.2
Acquisition	300.0							300.0
Construction	5,236.8							5,236.8
Storm Wtr Cnst.	871.2							871.2
TOTAL	7,279.2	-	-	-	-	-	-	7,279.2

FUNDING TIMELINE								
GOB	3,252.1							3,252.1
Other Cities	3,339.6							3,339.6
Special Assessment	687.5							687.5
TOTAL	7,279.2	-	-	-	-	-	-	7,279.2

Description: Proposed is the construction of a four-lane roadway for Meredith Drive beginning at 170th Street and extending west to 184th Street. The City of Clive would pay for half of these projects since the south side of Meredith Drive is entirely in Clive.

This project will include separated bicycle lanes per the adopted December 2019 Urbandale Complete Streets Master Plan.

Justification: Meredith Drive is a major east/west arterial and will provide access for this area as development occurs. The east half mile had an asphalt overlay in 2015 and the west half mile was overlaid in 2021.

Project Status: The future project is in the development stage and preliminary plans are not completed. The schedule will need to be coordinated with Clive. Clive is currently scheduled to reconstruct Alice's Road through 2029 or 2030 with Meredith Drive as a detour route.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**Northpark Drive and Plum Drive Preservation**

ST23-04	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	589.5				589.5				
Storm Wtr Cnst.	-								
TOTAL	589.5	-	-	-	589.5	-	-	-	-

FUNDING TIMELINE									
TIF - NWMC	589.5				589.5				
	-								
TOTAL	589.5	-	-	-	589.5	-	-	-	-

Description: Proposed is the patching of Northpark Drive from 86th Street to 100th Street and Plum Drive from 86th Street to NW Urbandale Drive.

Justification: These sections of Northpark Drive and Plum Drive have bad joints in the pavement. This project will patch the failed pavement and brick sections.

Project Status: This project will be designed by City staff.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET**N.W. Urbandale Drive Preservation:
Douglas Avenue to Meredith Drive**

ST22-05	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	2,500.0			1,000.0	1,500.0				
Storm Wtr Cnst.	-								
TOTAL	2,500.0	-	-	1,000.0	1,500.0	-	-	-	-

FUNDING TIMELINE									
TIF - NWMC	2,500.0		750.0	1,000.0	750.0				
TOTAL	2,500.0	-	750.0	1,000.0	750.0	-	-	-	-

Description: Proposed in 2026 is the patching and asphalt overlay of NW Urbandale Drive from Douglas Avenue to Meredith Drive.

Justification: This section of NW Urbandale Drive has several bad joints in the pavement. This project will patch the pavement and then place an asphalt overlay over the street. Similar work has been completed from Hickman Road to Douglas Avenue and north of Meredith Drive to our north corporate limits.

Project Status: This project will be designed by City staff.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET

N.W. 54th Avenue: From 1,000 Feet West of 100th Street to West Corporate Limit

ST09-03	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	150.0		150.0					
Acquisition	-							
Construction	525.0			525.0				
Storm Wtr Cnst.	225.0			225.0				
TOTAL	900.0	-	150.0	750.0	-	-	-	-

FUNDING TIMELINE								
Federal	100.0			100.0				
Special Assessment	134.4			134.4				
TIF - NWMC	665.6	665.6						
TOTAL	900.0	665.6	-	234.4	-	-	-	-

Description: In 2016, the intersection of N.W. 54th Avenue and 100th Street was constructed as a four-lane roadway for 1,000 feet to the east and to the west of 100th Street. In 2020, the construction of N.W. 54th Avenue from the 100th Street intersection project to the Urbandale east corporate boundary was completed. This was a joint project with Johnston. Proposed is the construction of N.W. 54th Avenue from 1,000 feet west of the 100th Street intersection to the Urbandale west corporate boundary. The street would be constructed as a four-lane roadway. This will be a joint project with Grimes. Grimes will also be reconstructing the roadway to S.E. Destination Drive. Grimes will be the lead agency. Urbandale will reimburse Grimes for its share of the cost.

Justification: N.W. 54th Avenue is a major east/west arterial and will provide access for this area as development occurs.

Project Status: This project is in the planning stages.

Estimated Cost Breakdown:

Grimes: \$500,000

STBG (Federal): \$500,000

Urbandale: \$800,000

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET

**Parkview Drive Reconstruction -
86th Street to Alpine Drive**

ST25-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	450.0			450.0					
Acquisition	-								
Construction	2,475.0				2,475.0				
Storm Wtr Cnst.	525.0				525.0				
TOTAL	3,450.0	-	-	450.0	3,000.0	-	-	-	-

FUNDING TIMELINE									
GOB	3,450.0			450.0	3,000.0				
	-								
TOTAL	3,450.0	-	-	450.0	3,000.0	-	-	-	-

Description: Proposed is the reconstruction of Parkview Drive from 86th Street to Alpine Drive with additional full depth patches from Alpine Drive to Meredith Drive.

Justification: This section of Parkview Drive has several bad joints in the pavement. This project will replace the pavement from 86th Street to Alpine Drive which is the largest portion of the distressed pavement. From Alpine Drive to Meredith Drive will be patched to extend the pavement life.

Project Status: Project will need to be designed.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET**Waterford Road Extension West of 170th Street**

ST20-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	350.0							350.0
Acquisition	300.0							300.0
Construction	2,000.0							2,000.0
Storm Wtr Cnst.	400.0							400.0
TOTAL	3,050.0	-	-	-	-	-	-	3,050.0

FUNDING TIMELINE								
GOB	2,693.6							2,693.6
Special Assessment	356.4	239.0						117.4
TOTAL	3,050.0	239.0	-	-	-	-	-	2,811.0

Description: Proposed is the extension of Waterford Road west of 170th Street for a quarter mile. This roadway will be extended as a 5-lane arterial.

Justification: The extension of Waterford Road is needed to open up areas for development on the west side of Urbandale. Currently, there is a two-mile gap between east/west arterials between Meredith Drive and Meadow Lane. A development agreement will need to be developed before this project moves forward.

Project Status: This project is in the conceptual stage.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET	70th Street: Meredith Drive to Hickman Road - Complete Streets
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ST21-04	Total (In 000's)	Prior Year	2025	2026	Calendar Year			Unprogrammed 2030-34
					2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	15.0		15.0					
Acquisition	-							
Construction	110.0		110.0					
Storm Wtr Cnst.	-							
TOTAL	125.0	-	125.0	-	-	-	-	-

FUNDING TIMELINE								
Capital Project Fund	125.0		125.0					
	-							
TOTAL	125.0	-	125.0	-	-	-	-	-

The title and description of this project have been updated at the direction of the Capital Improvements Committee at their meeting of December 2, 2024 to acknowledge the broad nature and purposes of Complete Streets projects as reflected in the Complete Streets Master Plan.

Description: This project will provide street-level bicycle accommodations on 70th Street from Meredith Drive to Hickman Road through the addition of new pavement markings.

Justification: The City of Urbandale adopted a Complete Streets Policy in July of 2016. The policy defined a complete street as a street that is designed and built so that it accommodates travel by all modes, be it by motor vehicle, foot, bicycle, or other means and may include different elements on one street compared to another street with different conditions, but both are designed to balance safety and convenience for everyone using the road. The City of Urbandale recognizes the need for complete streets and will strive to accommodate elements that create a complete street, where possible, so that all users can travel safely and independently. 70th Street has been identified as a short-term priority in the 2019 Urbandale Complete Streets Master Plan. A detailed study by Snyder & Associates in 2022 reviewed safe travel through complete streets in this corridor and made recommendations for modifications to 70th Street between Meredith Drive and Hickman Road..

Project Status: The design is near completion for construction in 2025. Two public informational meetings were held to inform the public about the project and to receive input.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**106th Street and Prairie Drive Preservation: Douglas Avenue to 100th Street**

ST24-03	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE

Design / Deposit	-							
Acquisition	-							
Construction	900.0				900.0			
Storm Wtr Cnst.	-							
TOTAL	900.0	-	-	-	900.0	-	-	-

FUNDING TIMELINE

TIF - NWMC	900.0				900.0			
	-							
TOTAL	900.0	-	-	-	900.0	-	-	-

Description: Proposed is the patching of 106th Street from Douglas Avenue to Prairie Drive and Prairie Drive from 106th Street to 109th Street.

Justification: These sections of pavement have bad joints in the pavement. This project will patch the failed pavement.

Project Status: This project will be designed by City staff.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET

109th / 112th Street Reconstruction - Douglas Avenue to Meredith Drive

ST24-04	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	750.0							750.0
Acquisition	-							
Construction	7,560.0							7,560.0
Storm Wtr Cnst.	-							
TOTAL	8,310.0	-	-	-	-	-	-	8,310.0

FUNDING TIMELINE								
TIF - NWMC	8,310.0							8,310.0
	-							
TOTAL	8,310.0	-	-	-	-	-	-	8,310.0

Description: Proposed is the reconstruction of 109th / 112th Street from Douglas Avenue to Meredith Drive as a three-lane urban cross-section roadway. The road will have one lane in each direction plus a center left turn lane. Storm sewer will be installed with the project to allow for the ditches to be filled and curb and gutter used on the new street.

Justification: The existing concrete roadway was originally constructed 40 to 60 years ago depending on the section. In 2011 the City constructed an overlay. The roadway is starting to show its age.

Project Status: The future project is in the development stage and preliminary plans are not completed.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET

111th Street Paving

ST00-03	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	135.0							135.0
Acquisition	50.0							50.0
Construction	750.0							750.0
Storm Wtr Cnst.	135.0							135.0
TOTAL	1,070.0	-	-	-	-	-	-	1,070.0

FUNDING TIMELINE								
Special Assessment	460.0	128.0						332.0
TIF - NWMC	610.0							610.0
TOTAL	1,070.0	128.0	-	-	-	-	-	942.0

Description: Proposed is the paving of 111th Street from Justin Drive to the north border of Living History Farms. The street would be 31 feet in width, and the project would also include grading and storm sewer improvements.

Justification: The paving of 111th Street south of Justin Drive will allow for the development of this area.

Project Status: The plans are in the development stage. The future project will be developer-driven.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**128th Street Preservation -
Hickman Road to Douglas Parkway**

ST25-03	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	1,900.0						1,900.0		
Storm Wtr Cnst.	-								
TOTAL	1,900.0	-	-	-	-	-	1,900.0	-	-

FUNDING TIMELINE									
GOB	900.0						900.0		
STP	1,000.0						1,000.0		
TOTAL	1,900.0	-	-	-	-	-	1,900.0	-	-

Description: Proposed is the patching and asphalt overlay of 128th Street from Hickman Road to Douglas Parkway. This project has been awarded \$1,000,000 of STBG funding.

Justification: This section of 128th Street has several bad joints in the pavement. This project will patch the pavement and then place an asphalt overlay over the street.

Project Status: The project will be designed by City staff.

Effect on Operating Budget: This will decrease the ongoing maintenance needed for the existing street.

STREET

**142nd Street:
Douglas Parkway to Meredith Drive**

ST06-12	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	871.4							871.4
Acquisition	300.0							300.0
Construction	6,800.0							6,800.0
Storm Wtr Cnst.	1,200.0							1,200.0
TOTAL	9,171.4	-	-	-	-	-	-	9,171.4

FUNDING TIMELINE								
GOB	5,255.0							5,255.0
Other Cities	3,057.1							3,057.1
Special Assessment	859.3							859.3
TOTAL	9,171.4	-	-	-	-	-	-	9,171.4

Description: Proposed is the construction of a future five-lane roadway for 142nd Street. This project would start at Douglas Avenue and extend north to Meredith Drive.

This project will include separated bicycle lanes per the adopted December 2019 Urbandale Complete Streets Master Plan.

Justification: 142nd Street is a major arterial for north/south traffic. This roadway is shared with Grimes.

Project Status: The future project is in the development stage and preliminary plans are not completed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**142nd Street:
Meredith Drive to Waterford Road**

ST06-13	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	875.0		875.0						
Acquisition	300.0		300.0						
Construction	5,545.0		5,545.0						
Storm Wtr Cnst.	1,090.0		1,090.0						
TOTAL	7,810.0	-	7,810.0	-	-	-	-	-	-

FUNDING TIMELINE									
GOB	5,348.8		4,348.8	1,000.0					
Other Cities	1,430.0		1,430.0						
Special Assessment	1,031.2		1,031.2						
TOTAL	7,810.0	-	6,810.0	1,000.0	-	-	-	-	-

Description: Proposed is the construction of 142nd Street as a five-lane roadway from Meredith Drive to Waterford Road. The City of Grimes abuts this road for 3/8 mile on the east side and would pay for 22% of the future project.

This project will a 10-foot trail on the west side of 142nd Street per the adopted December 2019 Urbandale Complete Streets Master Plan. The roadway is being shifted to the west due to an electrical easement on the east side of the road.

Justification: 142nd Street is a major arterial for north/south traffic.

Project Status: The plans are nearing completion for a letting in January or February 2025.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET

**142nd Street:
Waterford Road to North Corporate Limit**

ST14-03	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	435.0							435.0
Acquisition	200.0							200.0
Construction	4,300.0		1,000.0					3,300.0
Storm Wtr Cnst.	550.0							550.0
TOTAL	5,485.0	-	1,000.0	-	-	-	-	4,485.0

FUNDING TIMELINE								
GOB	1,830.0							1,830.0
Other Cities	2,740.0		500.0					2,240.0
Road Use	500.0		500.0					
Special Assessment	415.0							415.0
TOTAL	5,485.0	-	1,000.0	-	-	-	-	4,485.0

Description: Proposed is the asphalt overlay of 142nd Street from Waterford Road to Meadow Drive (one mile with a half mile on the west side still in Dallas County). The asphalt overlay will be combined with the reconstruction of 142nd Street from Meredith Drive to Waterford Road unless the roadway remains in Dallas County. Proposed in Unprogrammed is the construction of a five-lane 142nd Street. This project would start at Waterford Road and extend north 1/2 mile to our north corporate limit. Future annexations will likely change the north corporate limit. The City of Grimes has the east side of this road and Urbandale has the west side, so the cost for the project will be split.

This project will include separated bicycle lanes per the adopted December 2019 Urbandale Complete Streets Master Plan.

Justification: 142nd Street is a major north/south arterial and will provide access for this area as development occurs. This road is currently gravel and needs the overlay to improve the level of service until total reconstruction in the future.

Project Status: The road is currently a gravel road.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**156th Street:
Waterford Road to Meadow Drive**

ST06-16	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	871.2							871.2	
Acquisition	250.0							250.0	
Construction	7,225.0							7,225.0	
Storm Wtr Cnst.	1,275.0							1,275.0	
TOTAL	9,621.2	-	-	-	-	-	-	9,621.2	-

FUNDING TIMELINE									
GOB	8,246.2	2,200.0						6,046.2	
Special Assessment	1,375.0							1,375.0	
TOTAL	9,621.2	2,200.0	-	-	-	-	-	7,421.2	-

Description: Proposed is the construction of 156th Street as a five-lane roadway. Related improvements include grading, storm sewers, and street lighting. Development in the area will impact the design and construction schedule.

This project will include separated bicycle lanes per the adopted December 2019 Urbandale Complete Streets Master Plan.

Justification: 156th Street is an arterial street that carries a substantial amount of the north/south traffic in this area. An asphalt overlay was constructed in 2016 to extend the life of the road surface which had deteriorated due to increased traffic.

Project Status: The future project is in the development stage and preliminary plans are not completed. Development in the area will impact the schedule.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**170th Street (Alice's Road):
Waterford Road to North Corporate Limit**

ST16-04	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	435.6							435.6
Acquisition	250.0							250.0
Construction	2,618.4							2,618.4
Storm Wtr Cnst.	435.6							435.6
TOTAL	3,739.6	-	-	-	-	-	-	3,739.6

FUNDING TIMELINE								
County	1,794.8							1,794.8
GOB	1,601.1							1,601.1
Special Assessment	343.7							343.7
TOTAL	3,739.6	-	-	-	-	-	-	3,739.6

Description: Proposed is the construction of 170th Street (Alice's Road) from Waterford Road to the North Corporate Limit (2,000 feet) as a five-lane roadway. Related improvements include grading, storm sewers, and street lighting.

This project will include separated bicycle lanes per the adopted December 2019 Urbandale Complete Streets Master Plan.

Justification: 170th Street will need to be widened to a five-lane roadway as development in this area happens. The current road is also starting to show signs of distress.

Project Status: The future project is in the development stage and preliminary plans are not completed.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET**184th Street (Warrior Lane):
Meredith Drive to 1 Mile North**

ST23-05	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	500.0								500.0
Acquisition	450.0								450.0
Construction	9,460.0								9,460.0
Storm Wtr Cnst.	1,540.0								1,540.0
TOTAL	11,950.0	-	-	-	-	-	-	-	11,950.0

FUNDING TIMELINE									
GOB	7,260.5								7,260.5
Other Cities	2,987.5								2,987.5
Special Assessment	1,702.0								1,702.0
TOTAL	11,950.0	-	-	-	-	-	-	-	11,950.0

Description: Proposed is the construction of 184th Street (Warrior Lane) from Meredith Drive to one mile north as a five-lane roadway. Related improvements include grading, storm sewers, and street lighting.

This project will include separated bicycle lanes per the adopted December 2019 Urbandale Complete Streets Master Plan.

Justification: 184th Street will need to be widened to a five-lane roadway as development in this area happens.

Project Status: The future project is in the development stage and preliminary plans are not completed. Future annexations will need to occur before construction.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

STREET LIGHTING

Street Lighting is installed when a street is constructed, except when a stand-alone street lighting project is warranted.

Street Lighting installation included in these Street construction projects:

- Aurora Avenue: 128th Street to 142nd Street
- N.W. 54th Avenue: From 100th Street to our West Corporate Boundary
- Meredith Drive: 170th Street to 184th Street
- Waterford Road Extension West of 170th Street
- 111th Street Paving
- 142nd Street: Douglas to Meredith Drive
- 142nd Street: Meredith Drive to Waterford Road
- 142nd Street: Waterford Road to North Corporate Limit
- 156th Street: Waterford Road to Meadow Drive
- 170th Street (Alice's Road): Waterford Road to North Corporate Limit
- 184th Street (Warrior Lane): Meredith Drive to 1 Mile North



TRAFFIC SIGNAL

Douglas Avenue Adaptive Signal Coordination

TR23-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	50.0							50.0	
Acquisition	360.0							360.0	
Construction	-								
Storm Wtr Cnst.	-								
TOTAL	410.0	-	-	-	-	-	410.0	-	-

FUNDING TIMELINE									
GOB	410.0							410.0	
	-								
TOTAL	410.0	-	-	-	-	-	410.0	-	-

Description: Proposed is the installation of adaptive traffic signal control technology to improve traffic flow on Douglas Avenue from 100th Street to 121st Street.

Justification: This system will help improve traffic flow around the Douglas Avenue Interchange and the business developments between 100th Street and 121st Street.

Project Status: Plans are in the conceptual stage. The grant fund application has not been submitted.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

TRAFFIC SIGNAL

Hickman Road: Entrance to Deerfield Dev.

TR06-05	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	85.0							85.0
Acquisition	-							
Construction	850.0							850.0
Storm Wtr Cnst.	-							
TOTAL	935.0	-	-	-	-	-	-	935.0

FUNDING TIMELINE								
Private	935.0							935.0
	-							
TOTAL	935.0	-	-	-	-	-	-	935.0

Description: Proposed is the installation of a traffic signal at the entrance to the Deerfield Retirement Community (Private Street) / NW Country Club Blvd and Hickman Road / U.S. Highway 6. Costs for the traffic signal and turn lane extension would be paid for by the Deerfield Retirement Community.

Justification: As traffic volumes increase on Hickman Road, a traffic signal will be needed to help the traffic exit this development.

Project Status: An Iowa DOT Master Plan Agreement regarding U.S. Highway 6 / Hickman Road was approved by the City Council on October 28, 2003. This agreement identifies future traffic signal locations. A traffic signal would either be allowed at the entrance to Deerfield or 133rd Street. A signal warrant study was completed in 2020 and it determined that warrants were not met.

Effect on Operating Budget: The operating budget would increase by approximately \$250 for traffic signal maintenance and \$300 for electrical service.

TRAFFIC SIGNAL

Hickman Road and 133rd Street

TR06-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	50.0							50.0
Acquisition	-							
Construction	225.0							225.0
Storm Wtr Cnst.	-							
TOTAL	275.0	-	-	-	-	-	-	275.0

FUNDING TIMELINE								
GOB	137.5							137.5
Other Cities	137.5							137.5
TOTAL	275.0	-	-	-	-	-	-	275.0

Description: Proposed is the installation of a traffic signal at 133rd Street and Hickman Road / U.S. Highway 6. Costs for this signal would be split with the City of Clive.

Justification: As traffic volumes increase on Hickman Road, a traffic signal may be needed to help the residential traffic on 133rd Street to access Hickman Road.

Project Status: An Iowa DOT Master Plan Agreement regarding U.S. Highway 6 / Hickman Road was approved by the City Council on October 28, 2003. This agreement identified future traffic signal locations. A traffic signal would either be allowed at the entrance to Deerfield or 133rd Street. A future traffic signal warrant study will be required.

Effect on Operating Budget: The operating budget would increase by approximately \$250 for traffic signal maintenance and \$300 for electrical service.

TRAFFIC SIGNAL

**Meredith & NW Urbandale Drive
Adaptive Signal Coordination**

TR23-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	50.0			50.0					
Acquisition	495.0			495.0					
Construction	-								
Storm Wtr Cnst.	-								
TOTAL	545.0	-	-	545.0	-	-	-	-	-

FUNDING TIMELINE									
Other Cities	22.5			22.5					
TIF - NWMC	522.5	522.5							
TOTAL	545.0	522.5	-	22.5	-	-	-	-	-

Description: Proposed is the installation of adaptive traffic signal control technology to improve traffic flow from NW Urbandale Drive to 128th Street and on NW Urbandale Drive from Meredith Drive to the interstate.

Justification: With the short distance between the traffic signals, this system will help improve traffic flow around the Meredith Drive Interchange and the business developments between 121st Street and 128th Street and from Meredith Drive north to the Interstate.

Project Status: Plans are in the conceptual stage. The grant fund application has not been submitted.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

TRAFFIC SIGNAL

Meredith Drive Traffic Signal Fiber Connection

TR24-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		

PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	-								
Construction	125.0		125.0						
Storm Wtr Cnst.	-								
TOTAL	125.0	-	125.0	-	-	-	-	-	-

FUNDING TIMELINE									
GOB	-	125.0							
TOTAL	-	125.0	-	-	-	-	-	-	-

Description: Proposed is the installation of fiber optics to connect the traffic signals at the intersections of 70th Street and 72nd Street along Meredith Drive.

Justification: The connection of fiber to these two traffic signals will allow for modifications to the timing from the office and will also allow alerts to be transmitted back to the office.

Project Status: Plans are in the conceptual stage.

Effect on Operating Budget: Upon completion, there should be minimal effect on the operating budget.

TRAFFIC SIGNAL

128th Street and Plum Drive

TR07-01	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	35.0							35.0	
Acquisition	-								
Construction	350.0							350.0	
Storm Wtr Cnst.	-								
TOTAL	385.0	-	-	-	-	-	-	385.0	-

FUNDING TIMELINE									
Private	385.0							385.0	
	-								
TOTAL	385.0	-	-	-	-	-	-	385.0	-

Description: Proposed is the installation of a traffic signal at the intersection of 128th Street and Plum Drive.

Justification: As traffic volumes increase, a traffic signal will be needed at this intersection. This traffic signal will be a developer cost.

Project Status: Plans are in the conceptual stage.

Effect on Operating Budget: The operating budget would increase by approximately \$250 for traffic signal maintenance and \$300 for electrical service.

TRAFFIC SIGNAL

170th Street and Plum Drive

TR20-02	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	35.0							35.0
Acquisition	-							
Construction	250.0							250.0
Storm Wtr Cnst.	-							
TOTAL	285.0	-	-	-	-	-	-	285.0

FUNDING TIMELINE								
GOB	142.5							142.5
Private	142.5							142.5
TOTAL	285.0	-	-	-	-	-	-	285.0

Description: Proposed is the installation of a traffic signal at the intersection of 170th Street and Plum Drive. This traffic signal will be used to get school pedestrian traffic across 170th Street. Half of the funding would be provided by the Waukee CSD.

Justification: As traffic volumes increase, a traffic signal will be needed at this intersection.

Project Status: Plans are in the conceptual stage.

Effect on Operating Budget: The operating budget would increase by approximately \$250 for traffic signal maintenance and \$300 for electrical service.

TRAFFIC SIGNAL

170th Street and Waterford Road

TR19-03	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	35.0								35.0
Acquisition	-								
Construction	350.0								350.0
Storm Wtr Cnst.	-								
TOTAL	385.0	-	-	-	-	-	-	-	385.0

FUNDING TIMELINE									
GOB	385.0								385.0
	-								
TOTAL	385.0	-	-	-	-	-	-	-	385.0

Description: Proposed is the installation of a traffic signal at the intersection of 170th Street and Waterford Road.

Justification: As traffic volumes increase, a traffic signal will be needed at this intersection.

Project Status: Plans are in the conceptual stage.

Effect on Operating Budget: The operating budget would increase by approximately \$250 for traffic signal maintenance and \$300 for electrical service.

WATER**Aquifer Storage and Recovery (ASR) Well**

WA25-01	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	1,500.0		1,500.0					
Acquisition	-							
Construction	12,450.0			6,225.0	6,225.0			
Storm Wtr Cnst.	-							
TOTAL	13,950.0	-	1,500.0	6,225.0	6,225.0	-	-	-

FUNDING TIMELINE								
SRF-Water	13,950.0		1,500.0	6,225.0	6,225.0			
	-							
TOTAL	13,950.0	-	1,500.0	6,225.0	6,225.0	-	-	-

Description: The Urbandale Water Utility is planning to construct a new Aquifer Storage and Recovery (ASR) well located at the existing 170th street water tower site. Construction on the new 2,500+ foot deep well is expected to begin in the spring of 2026. The first injection and withdrawal cycle to happen in the fall of 2028 and summer of 2029 respectively.

Justification: Construction of the ASR well will allow UWU to store treated water during low usage winter months when the water system demand is lower. As the demand increases in the high-usage summer months, the water is then pumped from the ASR into the water distribution system. The ASR well will allow the UWU to manage peak water usage and to ensure adequate supply for the needs of our growing community.

Project Status: The project is currently underway with the development of a Preliminary Engineering Report (PER), an important and required step for applying for State Revolving Funding (SRF). Design is anticipated to begin in the fall of 2024 and continue until fall of 2025. Construction is anticipated to begin in the spring of 2026.

Effect on Operating Budget: Once constructed, there will be additional electrical and chemical cost in operating this well. Also, the principal and interest loan payment will be accounted for in the Operating Budget.

WATER

Bulk Water Station Improvements

WA25-02	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	25.0			25.0					
Acquisition	-								
Construction	135.0				135.0				
Storm Wtr Cnst.	-								
TOTAL	160.0	-	-	25.0	135.0	-	-	-	-

FUNDING TIMELINE									
Water Revenue	160.0			25.0	135.0				
	-								
TOTAL	160.0	-	-	25.0	135.0	-	-	-	-

Description: Proposed is the installation of a new bulk water station. The new station will be equipped with a means to accept credit card or prepaid card options.

Justification: Bulk water stations eliminate the need to rent a hydrant meter, they dispense water much faster and with less waste than hydrants, and they allow for greater accountability of water usage compared to hydrant meters. The current bulk water station is located just south of the Urbandale Library and will be eliminated with the planned City of Urbandale Water Rec Hub Improvements Project. The current station was installed in the early 1990's and is reaching the end of its useful life. The station is currently only able to accept quarters and has a water output rate of 60 gallons per twenty-five cents. Staff has determined that a complete overhaul of the current station is required. As part of the improvements, the new station will accommodate credit cards or prepaid cards to accommodate a wider range of customers and be more secure.

Project Status: The project is scheduled for design in FY 27/28.

Effect on Operating Budget: None

WATER

CIWW Buy-In

WA25-03	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	-								
Acquisition	10,200.0		10,200.0						
Construction	-								
Storm Wtr Cnst.	-								
TOTAL	10,200.0	-	10,200.0	-	-	-	-	-	-

FUNDING TIMELINE									
SRF-Water	10,200.0		10,200.0						
	-								
TOTAL	10,200.0	-	10,200.0	-	-	-	-	-	-

Description: This program represents the amount owed to Central Iowa Water Works for UWU’s cost of capacity.

Justification: On December 13, 2023, the Board officially signed on to join the Central Iowa Water Works (CIWW) 28E/28F Agreement. As detailed in the agreement, each founding agency must reimburse CIWW for their overall capacity. This amount shall be paid in a lump sum within 12 months of the Operational Commencement Date, which is anticipated January 1, 2025. The current amount shown in the agreement represents book values as of December 21, 2022 and projected book values for calendar years 2023 and 2024. As such, these values reflect only an estimate of the net position and will be updated following the Operational Commencement Date.

Project Status: The program is scheduled for FY2025/26

Effect on Operating Budget: The principal and interest loan payment will be accounted for in the Operating Budget.

WATER

Distribution Maintenance Equipment

WA25-04	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	335.0		65.0	150.0	120.0			
Construction	-							
Storm Wtr Cnst.	-							
TOTAL	335.0	-	65.0	150.0	120.0	-	-	-

FUNDING TIMELINE								
Water Revenue	335.0		65.0	150.0	120.0			
	-							
TOTAL	335.0	-	65.0	150.0	120.0	-	-	-

Description: Proposed is the purchase of distribution maintenance equipment. These include a valve exercising machine, dump truck, and skid loader.

Justification: Maintenance equipment is a necessity in completing planned and unplanned water loss events in an efficient, safe, and timely manner. As our Utility infrastructure continues to grow, the need for secondary pieces of essential equipment such as a valve exercising machine and dump truck has become apparent. These additions will allow staff greater efficiency during daily maintenance tasks and are essential during times of water outage events. The addition of a skid loader will allow the Utility to clean up main break sites more efficiently, load material such as backfill easier and provide a utilitarian vehicle for everyday tasks.

Project Status: The project is scheduled for FY 25/26.

Effect on Operating Budget: None.

WATER**Distribution Maintenance Storage Improvements**

WA25-05	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	85.0			85.0				
Acquisition	-							
Construction	850.0				850.0			
Storm Wtr Cnst.	-							
TOTAL	935.0	-	-	85.0	850.0	-	-	-

FUNDING TIMELINE								
Water Revenue	935.0			85.0	850.0			
	-							
TOTAL	935.0	-	-	85.0	850.0	-	-	-

Description: This project will add additional storage needed for water distribution equipment, vehicles, and materials. The site for additional storage is currently being evaluated. This estimate includes a 4000 square feet steel building with necessary grading and storm water improvements required at an off-site water tower location.

Justification: In 2001, the Utility added an additional storage bay to the facility at 3720 86th Street. Since that time, additional staff and equipment have been added as the water distribution system has grown. The Utility is nearing storage capacity and will require additional space for future planned equipment purchases and continued growth.

Project Status: The project is scheduled for design in FY 26/27.

Effect on Operating Budget: None

WATER

Enterprise Resource Planning Software

WA25-06	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	200.0					200.0		
Storm Wtr Cnst.	-							
TOTAL	200.0	-	-	-	-	200.0	-	-

FUNDING TIMELINE								
Water Revenue	200.0					200.0		
	-							
TOTAL	200.0	-	-	-	-	200.0	-	-

Description: Proposed is the purchase of new Enterprise Resource Planning (ERP) software.

Justification: ERP software allows the Utility to manage day-to-day business activities such as accounting, billing, procurement, project management, risk management and compliance, and operations. The current ERP software utilized by the Utility will no longer be supported in 2030. This software is critical to the overall management of the Utility and is recommended to transition to a new software that will be supported for years to come.

Project Status: The project is scheduled for design in FY 28/29.

Effect on Operating Budget: None

WATER

Security Improvements

WA25-07	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	250.0					125.0	125.0	
Storm Wtr Cnst.	-							
TOTAL	250.0	-	-	-	-	125.0	125.0	-

FUNDING TIMELINE								
Water Revenue	250.0					125.0	125.0	
	-							
TOTAL	250.0	-	-	-	-	125.0	125.0	-

Description: This is a multi-year project. Proposed is the installation and updating of UWU security systems. It will include installing/updating security cameras at the UWU facility and remote sites (170th street tower, 114th street tower, and 104th street booster pump station), installing or rehabilitating security fencing and gates at remote sites, and performing electronic security measures.

Justification: Public water supplies serving a population greater than 3,300 are required to complete and update a risk and resilience assessment and an emergency response plan as mandated by the Environmental Protection Agency (EPA). In those assessments, staff identified areas such as physical barriers, facilities, electronic systems, and system operations where staff could make improvements to increase its security from bad actors.

Project Status: The project is scheduled for FY 27/28.

Effect on Operating Budget: None

WATER

Urbandale Booster Station Improvements

WA25-08	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	50.0				50.0			
Acquisition	-							
Construction	400.0					225.0	175.0	
Storm Wtr Cnst.	-							
TOTAL	450.0	-	-	-	50.0	225.0	175.0	-

FUNDING TIMELINE								
Water Revenue	450.0				50.0	225.0	175.0	
	-							
TOTAL	450.0	-	-	-	50.0	225.0	175.0	-

Description: Proposed are improvements to Urbandale Booster Station (UBS), which include pump replacements and a portable generator hook-up.

Justification: The UBS is a critical pump station that provides water to all of eastern Urbandale. The station includes three pumps, which are recommended for replacement in the next 5 years. In addition, Iowa’s Water Supply Design Standards require that a water system have redundant electrical power available at pumping facilities. Currently, there is no way to pump water from UBS in a power outage event. It now seems prudent to add the capability to operate from generator power source and add resiliency to the distribution system. The generator controls are scheduled for year 4, while the pump replacements are scheduled for years 4 and 5.

Project Status: The project is scheduled for design in FY 27/28.

Effect on Operating Budget: None

WATER

Water Metering Improvements

WA25-09	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	325.0		50.0	50.0	75.0	75.0	75.0	
Construction	-							
Storm Wtr Cnst.	-							
TOTAL	325.0	-	50.0	50.0	75.0	75.0	75.0	-

FUNDING TIMELINE								
Water Revenue	325.0		50.0	50.0	75.0	75.0	75.0	
	-							
TOTAL	325.0	-	50.0	50.0	75.0	75.0	75.0	-

Description: This is a multi-year project. Proposed is the purchase of water metering and reading equipment for a meter replacement program. This program will focus on larger commercial water meters (1.5"-2"), as well as the equipment that allows automatic meter reading. The replacement for residential water meters is included in the operating budget.

Justification: As meters are installed, they have a set useful life by the supplier of ~20 years. The utility is able to track and maintain a database of when meters are installed and can plan accordingly for how many meters will require planned replacement each year. In addition to water meters, the Utility utilizes three base stations to collect and distribute reads back to the Utility. These base stations are nearing their end of useful lives and are recommended for replacement in the next 3-5 years. This program is an ongoing effort to ensure safe delivery of water, proper meter accuracy, and accurate billing for the utility.

Project Status: The project is scheduled on a yearly basis beginning in FY 25/26.

Effect on Operating Budget: None

WATER

Water System Improvements (WSI)

WA25-10	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	7,500.0		1,500.0	1,500.0	1,100.0	1,600.0	1,800.0	
Storm Wtr Cnst.	-							
TOTAL	7,500.0	-	1,500.0	1,500.0	1,100.0	1,600.0	1,800.0	-

FUNDING TIMELINE								
Water Revenue	7,500.0		1,500.0	1,500.0	1,100.0	1,600.0	1,800.0	
	-							
TOTAL	7,500.0	-	1,500.0	1,500.0	1,100.0	1,600.0	1,800.0	-

Description: This program provides for replacing aged water mains, generally 4-inch and 6-inch cast iron water mains identified in the 2024 water system study. It also provides for installing larger distribution mains in areas with 4-inch supply lines, transferring water services from 4-inch water mains in streets where larger water mains exist, and abandoning 4-inch water mains. This program includes projects to loop the water system to provide improved pressures, circulation, and redundancy to the community. The improvements may also include areas with maintenance issues, such as those that experience a large number of water main breaks or leaking valves.

For FY 2025/26, the Utility is coordinating with the City to replace water main along with a storm sewer project. The locations will include Roseland Drive from Ashwood Drive to 72nd Street and Palm Drive from Roseland Drive to 72nd Street. This project will include the replacement of 4,400 feet of 4-inch and 6-inch cast iron water mains.

Justification: This program will complete a variety of essential improvements from looping in areas of the distribution system that will improve fire flows and service to the area, replacing old deteriorating water mains prone to water loss and failures, and increasing pipe diameter for additional flow to established and new areas within our community.

Project Status: These projects are scheduled yearly based on identified need, funding, and City of Urbandale project timelines.

Effect on Operating Budget: None

WATER

Water Tower Improvements

WA25-11	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	

PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	-							
Construction	600.0		600.0					
Storm Wtr Cnst.	-							
TOTAL	600.0	-	600.0	-	-	-	-	-

FUNDING TIMELINE								
Water Revenue	600.0		600.0					
	-							
TOTAL	600.0	-	600.0	-	-	-	-	-

Description: This project involves the rehabilitation of the exterior coating of the 170th Street Water Tower and miscellaneous safety improvements.

Justification: This tower was constructed new in 2006 and has had no coating replacement or significant repair to-date. Typically, first application tower coatings can last up to 20 years. Staff has the tower inspected every 3-5 years to ensure compliance with regulatory requirements. This tower was last inspected in 2022. At that time, the recommendations were for a cleaning, applying an overcoat due to topcoat delamination, and addressing minor safety improvements. We are nearing the end of the overcoat window and if not completed in FY 25/26, a full overcoat will have to be completed. Other associated improvements include installation of a painters railing, spot repair on interior coatings, screened flap gate installation, expansion joint replacement, and mud valve replacement.

Project Status: The project is scheduled for FY 25/26.

Effect on Operating Budget: None

WATER

Water Utility Facility Improvements

WA25-12	Total (In 000's)	Calendar Year							Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029		
PROJECT TIMELINE									
Design / Deposit	100.0							100.0	
Acquisition	-								
Construction	-								
Storm Wtr Cnst.	-								
TOTAL	100.0	-	-	-	-	-	-	100.0	-

FUNDING TIMELINE									
Water Revenue	100.0							100.0	
	-								
TOTAL	100.0	-	-	-	-	-	-	100.0	-

Description: Proposed is a study to determine the future space needs and improvements to the UWU facility.

Justification: The current UWU facility was constructed in 1985 and renovated in 2001. The current facility is showing signs of deterioration, lacks dedicated spaces such as a locker rooms and break rooms, and is undersized in some areas such as the conference room. The goal of this study will be to improve overall office functionality and develop a more systematic use of space. This study will provide the facility recommendations to accommodate staff for years to come and will be used as a planning tool for future improvements.

Project Status: This study is scheduled in FY 29/30.

Effect on Operating Budget: None

WATER

Xenia Water Service Territory Buyout

WA25-13	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	-							
Acquisition	2,500.0		500.0	500.0	500.0	500.0	500.0	
Construction	-							
Storm Wtr Cnst.	-							
TOTAL	2,500.0	-	500.0	500.0	500.0	500.0	500.0	-

FUNDING TIMELINE								
Water Revenue	2,500.0		500.0	500.0	500.0	500.0	500.0	
	-							
TOTAL	2,500.0	-	500.0	500.0	500.0	500.0	500.0	-

Description: This program includes funds to purchase the rights to water service territory currently held by Xenia Rural Water District.

Justification: On December 21, 2023, an agreement with Xenia Rural Water District was executed to transfer water service territory in the western growth area of Urbandale. The agreement states that upon annexation by Urbandale, Xenia agrees to sell and transfer all rights and authority to provide public water supply services to the annexed area. The western growth area has been identified in the 2023 Urbandale Comprehensive Plan and accounts for 2,500 acres. The agreement includes a cost of \$2,500 per acre for five years and will be adjusted for inflation after five years. Securing the water service rights to this area of future annexation will provide a great benefit to future Urbandale residents and will avoid confusion that would come with two water utilities serving one community.

Project Status: The program will begin in FY 25/26. These funds will be placed in a designated account to be used for this purchase as the City pursues western annexation.

Effect on Operating Budget: None

WATER

104th Street Pump Station Improvements

WA25-14	Total (In 000's)	Calendar Year						Unprogrammed 2030-34
		Prior Year	2025	2026	2027	2028	2029	
PROJECT TIMELINE								
Design / Deposit	100.0		100.0					
Acquisition	-							
Construction	600.0		150.0	450.0				
Storm Wtr Cnst.	-							
TOTAL	700.0	-	250.0	450.0	-	-	-	-

FUNDING TIMELINE								
Water Revenue	700.0		250.0	450.0				
	-							
TOTAL	700.0	-	250.0	450.0	-	-	-	-

Description: Proposed is the rehabilitation of the 104th Street Pump Station. This pump station boosts pressure between the east and west pressure zones within the community. This project will include replacement of existing pumps and controls and include the addition of Variable Frequency Drives (VFD's) to mitigate pressure variations during operation.

Justification: This pump station has not been utilized in the recent past, but it was identified through the water system study that it is a crucial part of our system. It allows the Utility to send water between pressure zones ensuring adequate water flow, pressure, and quantity through the system during high-demand periods, planned maintenance events, firefighting efforts, and water- loss events. The timing for this project is critical to provide the needed capacity in our west pressure zone during the injection period of the future ASR well.

Project Status: The design project is scheduled for FY 25/26.

Effect on Operating Budget: Once constructed, there will be additional electrical costs in operating this pump station

Urbandale Capital Improvements Program (CIP) Committee Minutes
CIP 2025 – 2030+
Meeting #1
December 2, 2024

Opening

The Urbandale CIP Committee met on Monday, December 2, 2024, beginning at 5:45 p.m., at Urbandale City Hall, with Committee Chair Bridget Carberry Montgomery presiding.

Answering roll call were the following committee members: Chair Bridget Carberry Montgomery, Pat Boddy, Laurie Linhart, Jackie Nickolaus, Rob Hilbert, Dominic Punelli, Matthew Butler, and Daniel Graves. Arriving at the end of the Art section of the meeting was committee member John Hollebrands.

Also present were Assistant Finance Director Addison Riebkes, Assistant City Manager Curtis Brown, Director of Parks and Recreation Jan Herke, Director of Engineering and Public Works John Larson, Assistant Director of Engineering Kristin Brostrom, Fire Chief Mike Cardwell, Finance Director Nicci Lamb, Police Chief Rob Johansen, and Accountant I Vivian Luna.

Carberry Montgomery recited the CHARACTER COUNTS! Statement and opened the meeting.

Assistant City Manager Curtis Brown gave an overview of the CIP document through a review of the staff that prepare the document and the content and impact of the Capital Improvements Plan.

Finance Director Nicci Lamb gave an overview of the City's fiscal and debt performance goals.

Review of CIP sections:

ART section was reviewed by the CIP Committee.

BUILDINGS section was reviewed by the CIP Committee.

- Electric Vehicle (EV Chargers) – Larson presented the proposed addition of two, 2-port Level 2 EV Chargers.

Punelli inquired if the City would own the charging stations or lease the stations. Larson informed the committee that he believes the City would own the stations.

- Fire Station #41 Replacement – Cardwell presented the proposed project stating that a study was completed to consider alternative sites for the station to improve response times for the eastern portion of the city.

Hollebrands expressed concern over the impact of emergency vehicles exiting and returning the station with existing traffic conditions. Carberry Montgomery noted that she has also expressed this concern, and it has been brought up at the Council level as well. Cardwell informed the committee that the department has had conversations internally with engineering to address this concern. Cardwell stated that most of the time when a fire apparatus or ambulance leaves the station, it does not require traffic to stop. If the situation is an emergency, the station can control the traffic lights and stop traffic.

Butler inquired about the cause of moving this replacement from an out year into the 2026 calendar year. Cardwell informed the council that the main reason is the City's formed partnership with the City of Clive.

- Parks and Public Works Storage Building Renovation – Larson presented the proposed reroofing of the cold storage and heated storage buildings at 9401 Hickman Road as well and replacing the siding and overhead doors of the cold storage building.

Butler inquired if this project would be bid out and expressed concern over the high price for roofing and siding. Larson informed the committee that this project will be bid out and the number used in the document is meant to have some cushion to accommodate for the possibility of higher bids being received.

- Police Station Replacement – Johansen presented the proposed 74,128 square foot new police station with enclosed and secure parking for fleet vehicles, a shooting range, and a secure employee parking lot. The current facility is 23,241 square feet and is well under capacity for current operations. As part of the new project, Johansen noted the desire to add a large community room. Johansen presented a potential map design of the layout for the new department as a visual.

Hollebrands and Punelli inquired on the price per square foot for the proposed station replacement. Johansen informed the committee that the cost would be above \$600 per square foot based on the study completed by OPN. He emphasized that the price increases each year the project is delayed. Hollebrands expressed his concern on the high price per square foot. Graves inquired on how long the new station would be predicted to cover the growth of the department. Johansen informed the committee that it would cover the department through projected growth of 20 years.

Butler inquired on the plans for the current Police Station once they have relocated. Johansen informed the committee that no plan has been solidified.

Graves inquired about a study being completed related to response time with the new location. Johansen informed the committee that unlike the Fire Department, the Police Department is rarely responding to calls from the station itself, as they respond directly from their vehicles.

Graves inquired if the current location could be utilized rather than relocating. Johansen stated the new design would fit on the current location but temporarily moving the department would not be practical.

- 10841 Douglas Avenue Demolition – Larson presented the proposed demolition of the Douglas Avenue property. Prior to demolition, asbestos material would need to be removed.

Punelli inquired whether this would be a site for city buildings once it was demolished. Larson informed the committee that this would be determined by council at a future date.

Graves inquired on the liability of a business leaving a property with hazardous material. Larson stated the agreement negotiated by the city requires the city to remove any hazardous materials.

MAJOR EQUIPMENT section was reviewed by the CIP Committee.

- Fire Ladder Truck Replacement– Cardwell presented the proposed purchase of Clive’s E-One Aerial Ladder Truck, which will allow Urbandale to delay the purchase of its next ladder truck until FY2035.

Carberry Montgomery expressed her appreciation of the work both Clive and Urbandale departments have put in to be good stewards of taxpayer dollars.

TECHNOLOGY section does not have any projects in the proposed Capital Improvements Plan.

PARKS section was reviewed by the CIP Committee.

- Trail: Raccoon River Valley Regional Trail Connection – Herke presented on the remaining construction phase to complete the Raccoon River Valley Regional Trail section through Urbandale

Carberry Montgomery inquired on the land being for sale at the time of the meeting and how the City would be contacted if it did sell. Herke informed the committee that while it is not certain how this would play out, parkland dedication would most likely be required. Larson informed the committee that if it stayed a single-family residence the City would likely not have the ability to get any additional trails on this land. Butler noted that it would be unlikely that this would be turned into a multi-residential area due to the area being in a flood plain.

Butler inquired on the current zoning of this land and if it could be rezoned to entice developers to help with the City trail connection. Nickolaus informed the committee that it is zoned as agricultural but emphasized that most of the land is floodplain. Any rezoning would have to be

handled by the current or future owners. Larson informed the committee that any time the city has met with someone regarding this property they have discussed the possibility of the trail for the City.

- Trail: Waterford Road to Dallas County Unincorporated – Herke presented the proposed 10-foot-wide trail connection at Waterford Road along the west side of Walnut Creek, up to the Dallas County Unincorporated city boundary that is scheduled for 2025, 2026.

Butler inquired on the reasoning for this trail being scheduled before other trails or connections that are planned. Herke informed the committee that the department prioritizes connecting neighborhoods when possible. She also noted that many projects are interconnected and the order of one project is reliant on another being done.

- Indoor/Outdoor ‘Rec Hub’ – Herke presented on the multiphase project to create recreation amenities just south of the City Hall and Public Library parking lots.

Punelli inquired if the new amenities would generate revenue. Herke informed the committee that this would be rental space like the other shelters the City already has to bring in revenue. Linhart informed the committee that the Parks and Recreation Commission has discussed the need for space for the Senior Center programs. This space could be utilized for the programming needs for the Senior Center.

- Walker Johnston Maintenance Shed Remodel, Skateboard Park Improvements, Softball Complex Improvements – Herke presented on proposed plans for the remodel of the restroom in the maintenance shed at Walker Johnston Park, proposed plans for the skatepark, and proposed conversion of field lights to LED, replacing outfield fencing as well as installing artificial turf for the four infields at Walker Johnston Softball Complex.

Herke informed the committee that there are plans in the works for the proposed FY26 operating budget to create a Master Plan to assess needs at Walker Johnston Park with significant community input. All Walker Johnston projects in the CIP document have been pushed back until 2026 at the earliest to accommodate for the potential Master Plan.

Butler inquired on the revenue created by the softball fields. Herke informed the committee that revenue has decreased each year, most likely due to other communities having nicer complexes available to use.

Carberry Montgomery and Butler inquired on the potential incorporation of the current Police Department building or the Rec Hub into this new Master Plan. Herke informed the committee

that the Rec Hub already has a Master Plan, but incorporation of all remaining areas would be explored as the city moves forward.

- WCRP Park Roadway System: Douglas Parkway to the North – Herke presented the proposed installation of a park roadway system within the Walnut Creek Regional Park
- WCRP Regional Park Recreation Amenities – 152nd Street and Meredith Drive – Herke presented on the proposed future recreation amenities to be construction in the “facilities area” within the northwest portion of the Walnut Creek Regional Park
- WCRP Regional Park Splash Pad and Playground – Herke presented on the proposed construction of a splash pad, next to the regional playground south of the parking lot next to the large open shelter in the Walnut Creek Regional Park

Boddy inquired about seeking funding for partnerships from other entities in the area, so the financial burden is not solely on the City of Urbandale. Herke informed the committee that the City is open to looking for other funding sources when possible.

BRIDGES section was reviewed by the CIP Committee.

SIDEWALKS section was reviewed by the CIP Committee.

- I35/80 Pedestrian Bridge – Larson presented the proposed construction of a pedestrian bridge over Interstate 35/80 to provide a safe connection for walkers and bicyclists.

Butler inquired on the possibility of getting a sidewalk underneath Plum Drive so that pedestrians do not have to cross the busy street to use the I35/80 Pedestrian Bridge. Larson informed the committee that he does not believe it is physically possible to get underneath Plum Drive. Larson noted a study would be completed to evaluate where the new bridge would be located on Plum Drive as well as other features such as lighting.

Butler requested that staff present the committee with the cost of adding a trail underneath Plum Drive for future Capital Improvement Plans.

- Meredith Drive Trail Construction – 83rd Street to 86th Street – Larson presented the proposed 8 to 10-foot wide trail connection from approximately 200 feet east of 86th Street to the trail in Meredith Park just east of 84th Street.

Butler noted concern with adding a new path that does not cover the 200-foot section east of 86th Street. Butler inquired on the cost of obtaining the necessary easement to add this trail along the property. Larson informed the committee that adding a new section of sidewalk in this location would be costly and dependent on the purchase and removal of a large portion of the bank parking lot.

Butler requested that staff present the committee with the cost of adding the 200-foot section of trail into the plan for future Capital Improvement Plans.

- 86th Street Trail Construction – Douglas Avenue to Colby Woods Trail by Walnut Creek – Larson presented the proposed 10-foot-wide trail connection on Douglas Avenue to Charles Gabus Memorial Tree Park along 86th Street and to the Colby Woods Trail north of Walnut Creek.

Butler inquired if trails on 86th Street would be 10-foot trails like other arterial streets. Larson informed the committee that that it is difficult moving north of Douglas Avenue and there may be a need to have the trail start on one side of the street and cross to the other side as space allows.

Butler inquired if the city owns the 4-foot sidewalks mention in this plan. Larson informed the committee that the owner of the 4-foot sidewalks varies based on location. Butler inquired if the City would be able to use the 4-foot sidewalks to make a connection through the parks and other land if the city is not able to develop along 86th street directly. Larson informed the committee that it gets difficult to make these connections when dealing with private property. He noted that the City is trying to complete any sections they can now for the Complete Streets Plan.

STORM SEWER section was reviewed by the CIP Committee.

- Oliver Smith Drive Storm Sewer Improvements 72nd Street to 74th Street – Larson presented the proposed installation of an improved storm sewer system along Oliver Smith Drive between 72nd Street and 74th Street.
- Roseland Drive Storm Sewer Improvements Ashwood Drive to 74th Street – Larson presented the proposed installation of an improved storm sewer system in the Karen Acres area.

Carberry Montgomery inquired if this project is planned around the schedule of Karen Acres Elementary. Larson confirmed that the City has been in communication with the school as well as the neighborhood to determine timelines.

Hollebrands recognized that while funding has increased to the Storm Sewer section between the prior year and the current year proposed Capital Improvement Plan, he believes that the City needs to accelerate the storm sewer program. Larson informed the committee that the City continues to evaluate the storm sewer conditions and utilize additional funding sources when available.

STREETS section was reviewed by the CIP Committee.

- Aurora Avenue: 86th Street to 70th Street – On Street Bike Lanes – Larson presented the addition of bike lanes on Aurora Avenue from 86th Street to 70th Street.
- 70th Street – Meredith Drive to Hickman Road – Bike Lanes – Larson presented the addition of on-street bicycle lanes on 70th Street from Meredith Drive to Hickman Road.

Hollebrands and Butler inquired on the public's reaction to this project. Larson stated that there have been positive and negative responses to the project. Larson noted the biggest thing that we would expect to see from this project is the safety improvement, moving from four lanes down to three lanes for speed control and ability for pedestrians to cross the street. Carberry Montgomery informed the committee that of all the projects proposed, this is the project the council has done the most to receive public feedback on. She noted her view that this is a street safety improvement project, and the bike lanes are a secondary aspect of the project. She noted that the initial sale of this project may not have been executed in a way to reflect a priority on safety. Boddy noted that she does not believe the name of the project accurately reflects the focus on safety. Hilbert noted the importance of receiving community input related to projects. Boddy noted the importance of providing public education on how these changes would be implemented. Butler inquired on the timing of the two projects. Larson informed the committee that both projects would be completed around the same time.

Boddy moved, seconded by Hilbert to rework the title and contents of both projects to highlight the safety aspect of the projects, in addition to the bike lanes in relation to the Complete Streets Plan.

Ayes: Carberry Montgomery, Boddy, Linhart, Nickolaus, Hollebrands, Hilbert, Punelli, Butler, Graves. Motion Carried 9-0.

Butler inquired on the life of the Complete Streets Plan and when the City would reevaluate the findings of the plan. Larson informed the committee that the city can always look at the plan again, however the city is still trying to implement findings of the Complete Streets plan that it sectioned into short, medium and long-term priorities. There are also projects included that are developer-dependent or that are not able to be addressed until other aspects are completed. Larson noted he believes it is still a good plan that the City should continue working through.

- Hickman Interchange Improvements – Larson presented the proposed reconfiguration of the Hickman Road Interchange as a diverging diamond interchange.

Butler inquired about the aspects of the trails that are the City's responsibility verses the City of Clive. Larson stated that all costs not covered by grants are to be split 50/50 with Clive. He also

noted that even though this project includes roads and sidewalks, the full project has been included in the Streets section. Boddy noted her approval on the project connecting eastern and western Urbandale, as well as connection to Clive.

- Medians – Art and Landscaping – Larson presented the proposed installation of public art with landscaping in key medians throughout Urbandale.

Punelli inquired on medians being bid out when the roadway is constructed. Larson informed the committee that the City likes to wait a few years until there is grass growing in the medians before adding trees.

- Meredith Drive Preservation - 86th Street to 104th Street – Larson presented on the proposed patching and asphalt overlay of Meredith Drive from 86th Street to 104th Street.

Butler asked for more information on the patch and overlay process. Larson informed the committee that patch and overlay is done as a preventative maintenance measure to delay the need to fully reconstruct a road. Completing a patch and overlay can extend the useful life of the road by about 20 years.

- Parkview Drive Reconstruction – 86th Street to Alpine Drive – Larson presented the proposed reconstruction of Parkview Drive from 86th Street to Alpine Drive.

Hollebrands proposed a potential change in how street projects are evaluated and when they are completed. He expressed that the prior year's work on cul-de-sacs did not seem reasonable with the amount of traffic they see. Larson stated that the staff approached it from a view of fixing everything they can within a neighborhood while they are already there, so they do not need to return to disrupt the area any sooner than needed.

STREET LIGHTING section was reviewed by the CIP Committee.

TRAFFIC SIGNALS section was reviewed by the CIP Committee.

- Douglas Avenue Adaptive Signal Connection – Larson presented the installation of adaptive traffic signal control technology to improve traffic flow on Douglas Avenue from 100th Street to 121st Street.

Graves inquired on the selection of this specific area for the project. Larson informed the committee that its dependent on the volume of traffic the City has and the proximity of the lights to one another.

Carberry Montgomery asked the committee for any final questions, comments, or proposed changes to the 2025-2030+ CIP program. Noting none, Carberry Montgomery moved, seconded by Boddy to approve the CIP document for presentation at the public hearing on December 16, 2024, and adjourn the meeting at 9:00 p.m. Ayes: Carberry Montgomery, Boddy, Linhart, Nickolaus, Hollebrands, Hilbert, Punelli, Butler, Graves. Motion Carried 9-0.

Bridget Carberry Montgomery

Bridget Carberry Montgomery, CIP Committee Chair

Attest:

Addison Riebkes

Addison Riebkes, Assistant Finance Director



Urbandale Capital Improvements Program (CIP) Committee Minutes
CIP 2025 – 2030+
CIP Committee Public Hearing
December 16, 2024

Opening

The Urbandale CIP Committee met on Monday, December 16, 2024, beginning at 6:00 p.m., at Urbandale City Hall, with Committee Chair Bridget Carberry Montgomery presiding.

Answering roll call were the following committee members: Chair Bridget Carberry Montgomery, Pat Boddy, Laurie Linhart, John Hollebrands, Rob Hilbert, Dominic Punelli, Matthew Butler, and Daniel Graves. Absent from the meeting was committee member Jackie Nickolaus.

Also present were Assistant City Manager Curtis Brown, Finance Director Nicci Lamb (virtually), Assistant Finance Director Addison Riebkes, Director of Engineering and Public Works John Larson, Director of Parks and Recreation Jan Herke, Fire Chief Mike Cardwell, Assistant Director of Engineering Kristin Brostrom, Police Chief Rob Johansen, and Accountant I Vivian Luna.

Carberry Montgomery recited the CHARACTER COUNTS! Statement and opened the meeting.

Hollebrands moved, seconded by Boddy to approve the December 2, 2024 CIP minutes as written. Voice call: all Ayes. Motion carried 8-0.

Carberry Montgomery indicated the public notice was published on December 6, 2024, and asked if there were any objections. Riebkes noted that no objections were received.

Boddy moved, seconded by Linhart to open the public hearing. Voice call: all Ayes. Motion carried 8-0.

Public Comment:

ART: no comment.

BUILDINGS: no comment.

MAJOR EQUIPMENT: no comment.

TECHNOLOGY: no comment.

PARKS: no comment.

BRIDGES: no comment.

SIDEWALKS: no comment.

STORM SEWER: no comment.

STREETS:

- Resident (TS) on 4733 76th Street stated his support for the Aurora Avenue and 70th Street Complete Streets projects.
- Resident (LL) on 16898 Tanglewood Drive in Clive stated his support for the Aurora Avenue and 70th Street Complete Streets projects on behalf of the Iowa Bicycle Coalition.
- Resident (MH) on 4324 126th Street stated her concern for the Aurora Avenue and 70th Street Complete Streets projects.
- Resident (JC) on 9100 Beachwood Drive stated his opposition for the Aurora Avenue and 70th Street Complete Streets projects.

STREET LIGHTING: no comment.

TRAFFIC SIGNALS: no comment.

Boddy moved, seconded by Linhart to close the public hearing. Voice call: all Ayes. Motion carried 8-0.

Committee Review of CIP sections:

ART: No comment.

BUILDINGS:

Police Station Replacement – Hollebrands inquired if the proposed Police Department location included buildings, or if it was just the land. Brown informed the committee that the land the City purchased for blight remediation purposes at the southwest corner of 100th Street and Douglas Avenue is just the land and does not include the buildings to the west.

Hollebrands expressed concern regarding traffic affecting the Police Department’s ability to leave the station if located at the southwest corner of 100th Street and Douglas Avenue. Johansen informed the committee that the site for relocation has not been finalized. Johansen stated the Police Department can control the traffic lights around the station as needed.

Butler inquired if the Police Department had explored other sites for relocation. Johansen informed the committee that the City has explored the proposed relocation site as well as expansion on the current police station site. Due to temporary relocation costs that would be incurred to expand on the current site, that option has been deemed impractical.

MAJOR EQUIPMENT: No comment.

TECHNOLOGY: No comment.

PARKS: No comment.

BRIDGES: No comment.

SIDEWALKS: No comment.

STORM WATER:

Hollebrands expressed concern with the amount of funds allocated to Storm Water projects as well as the speed at which the projects are completed. Hollebrands suggested the City reallocate \$12 million from the Streets section and \$3 million from the Parks section, for a total of \$15 million to be redirected to the Stormwater section, spread across a 10-year period.

Boddy suggested that amounts allocated to specific CIP sections should be evaluated by City Staff rather than suggestions from the CIP Committee. Larson informed the committee that the City evaluates the needs and timing of Storm Sewer projects when planning a Streets project. Larson emphasized the City does not want to overburden a neighborhood for an extended period of time. Larson stated the City will continue to look into adding additional storm water projects.

Graves inquired on the feasibility of allocating more of the CIP funding towards Storm Water projects. Larson stated that City could do more, but it would rely on the availability of funding and qualified contractors.

Hollebrands moved, seconded by Boddy, to reallocate \$12 million from the Streets section and \$3 million from the Parks section, for a total of \$15 million to be redirected to the Stormwater section, spread across a 10-year period. Ayes: Hollebrands. NAYES: Carberry Montgomery, Boddy, Linhart, Hilbert, Punelli, Butler, Graves. Motion failed 7-1.

STREETS:

Aurora Avenue and 70th Street Complete Streets – Butler stated that he is comfortable with the 70th Street Complete Streets project but has concerns about the Aurora Avenue Complete Streets project, requesting further input from Boddy.

Boddy stated that the research on the Complete Streets projects indicates that Complete Streets improve safety, improve driving outcomes for those under 35 years of age and over 65 years of age, as well as provide connectivity with the City’s trail system. Boddy noted that if the two projects were to move forward in the approved CIP document, the City would refine the projects to address concerns from the public. Boddy expressed her support for keeping the Complete Streets project as-is in the recommended CIP document.

Hilbert noted the purpose of the Committee is to approve the funding allocated to projects, but it the City's responsibility to finalize the design of the projects. Hilbert expressed concerns with the 70th Street Complete Streets project.

Butler inquired about the consultant's view on multiple methods of transportation being used at one time in a specific area. Boddy stated that based on her prior experience the public learns how best to manage the situations based on personal comfort and safety. Cyclists as well as vehicles have the choice to avoid the area during the times of day that are challenging. Larson stated that cyclists today ride in the same lane as the cars on Aurora, however with the proposed change cyclists could use the designated bike lanes when not occupied.

Hilbert noted that the committee received a letter from resident (ND) on 4232 65th Street stating concerns over the proposed Aurora Avenue and 70th Street Complete Streets projects.

STREET LIGHTING: No comment.

TRAFFIC SIGNALS No comment.

Carberry Montgomery asked the committee for any proposed changes to the 2025-2030+ CIP program. Noting none, Hollebrands moved, seconded by Boddy to approve the CIP document for presentation at the City Council public hearing on January 21, 2025. Ayes: Carberry Montgomery, Boddy, Linhart, Hollebrands, Hilbert, Punelli, Butler, Graves. NAYES: None. Motion carried 8-0.

Carberry Montgomery asked the committee for any final comments. Boddy stated that at the City Council meeting on January 21, 2025 there is another public hearing. Hilbert expressed the desire for the City Council to know that the Committee has received public input on the Aurora Avenue and 70th Street Complete Streets projects and urges the Council to continue to review the designs of the projects as they move forward.

Boddy moved, seconded by Linhart to adjourn the meeting at 7:15 p.m. Ayes: Carberry Montgomery, Boddy, Linhart, Hollebrands, Hilbert, Punelli, Butler, Graves. NAYES: None. Motion carried 8-0.

Bridget Carberry Montgomery

Bridget Carberry Montgomery, CIP Committee Chair

Attest:

Addison Riebkes

Addison Riebkes, Assistant Finance Director

Dear CIP Committee Chair and Members,

I am writing in regards to the City's Complete Streets proposal for the Aurora and 70th St. Corridors. I commend the City for creating a community based Complete Streets Master Plan back in 2019. I appreciate that the City took accountability at the last CIP meeting for their inadequate planning efforts on these proposed projects. Unfortunately still pushing forward with the projects in consideration of this does not rectify the issues and concerns with the projects as a whole, the lack of data, and the lack of community based planning.

By no means am I opposed to providing bicycle infrastructure on these corridors and throughout the city, especially when they actually meet the goals and objectives outlined in the Complete Streets Master Plan. Urbandale is 20+ years behind many other cities across the nation in regards to bicycle infrastructure so it is great to see the rapid development throughout the city. Unfortunately for the two proposed projects, the City disregarded the goals and objectives of Complete Streets, disregarded the community data collected for the master plan, disregarded the recommendations in the master plan, and ignored well identified safety hazards for bicyclists.

Considering that these two corridors provide direct access to an elementary school, middle school, high school, senior center, and two large city parks, the proposed plan of bike lanes by no means meets the goals and objectives of complete streets, the desires of the community, nor is it close to being equitable for residents of all ages and abilities that regularly frequent and bicycle to these public facilities.

These projects need to be sent back to step 1 in the planning process with the community, constituents, and user groups included in the process along with the collection of data that can be objectively verified and is not just anecdotal or hearsay. Unfortunately the City drastically missed the mark on these projects. Please see the outlined concerns below..

Concerns and Issues with the Aurora Corridor Proposal

City staff have not been fully honest with the CIP Committee when they say that the project is recommended in the Complete Streets Master Plan. In Chapter 4: Implementation Action Plan, it does recommend lane reduction, but this is to accommodate for the recommendation of widening the sidewalk to trail width on the north side of Aurora in the narrower areas and a bike trail with adjacent sidewalk combo in wider and high traffic areas such as school grounds (page 40). This is the bicycle infrastructure that best fits the user groups on the Aurora corridor.

The City states that the trail on the north side of Aurora would not be feasible, yet they did not complete a feasibility study or assessment and could not provide any specific data collected to determine their feasibility determination. Feasibility is relative, it all depends on what the community wants to prioritize. In the Aurora corridor, the priority should be the preferred and safe bicycle infrastructure that is suited for all ages and abilities, not a bike lane.

Although the corridor was identified as a contentious project, no data was collected specific to the project corridor and the City chose to stray from the recommendation in the master plan without any data to

support this decision. Their chosen bicycle infrastructure of bike lanes is also one of the least preferred forms of bicycle infrastructure based on the community data collected in the master plan.

The City could have easily collaborated with the school district to acquire survey data from parents and students of the high school, middle school, and elementary school that the corridor provides access to. The school district sends them out frequently. A citywide survey also could have been sent out. The City just sent one out in regards to future development of the downtown area.

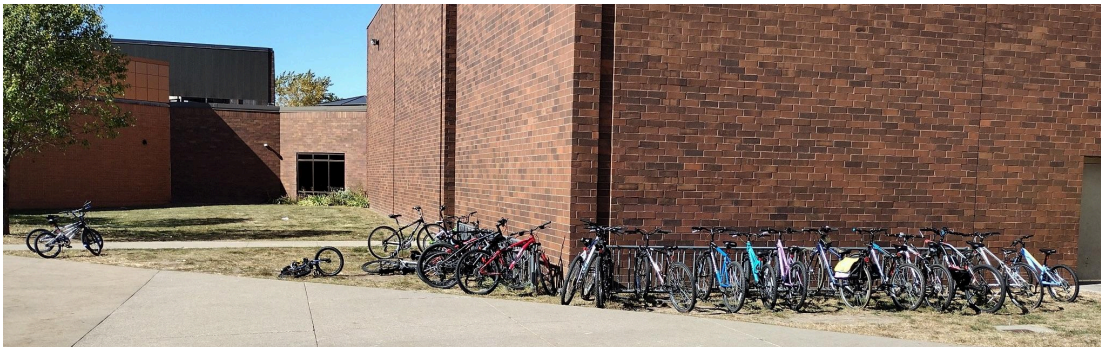
The City has disregarded the current bicycle and alternative transportation users of the corridor and made absolutely no effort to acquire data on how many current bicyclists utilize the corridor. The Aurora corridor is likely the heaviest used corridor for children, adolescents, and teens on bicycles in the city.

Knowing how many bicycles I see at Olmsted elementary when picking my son up from school, I went to each school to see how many bicycles were at the schools on the nice fall day of September 30, 2024. There were 22 bikes and 2 scooters at Olmsted Elementary, 25 bikes at the middle school, and 14 bikes at the high school for a total of 63 (see photos below). These are the existing bicyclists utilizing the corridor to commute to schools and likely the two parks as well. These bicyclists and their parents should be one of the City's main priorities for bicycle infrastructure on this corridor considering the public facilities it provides access to.

Olmsted Elementary School



Middle School



High School



Safety Concerns with the Corridor Proposals

Numerous academic studies, bicycle/vehicle accident data, and lawsuits over the last 15+ years have helped determine that for the safety of bicyclists, bike lanes need to be solely designated for bicycle use and not mixed use such as vehicle parking over the bike lanes or regularly directing/allowing vehicles to block bike lanes. You will be hard pressed to find this practice recommended in any transportation department guidelines or best management practices (BMPs) for the development of bicycle infrastructure. Allowing parking on the bike lanes forces bicyclists to weave in and out of the vehicular lane of traffic which creates a statistically identified safety hazard.

Not only is the City directing vehicle drivers picking up and dropping off their kids at the middle school to block the bicycle lane by waiting in it, but they are planning on this occurring when bicycle traffic will likely be highest in that area when kids are arriving to and leaving school. Their plan creates drastic safety issues by adding another mode of transportation in the mix on the roadway in an area that is already heavily congested and confusing for drivers. Their proposed plan will only compound the congestion and confusion in that area while creating further safety issues by adding bicycle use in the roadway.

The middle school area would be well suited for a city and school district collaboration to develop a better plan that alleviates the congestion instead of compounding it. Their current plan may likely lead to a significant back up in the west bound traffic on Aurora during pick-up and drop-off hours.

The City continually states that children and their families will still be able to utilize the sidewalks to ride their bikes on if they do not feel comfortable riding in the on street bike lanes. Considering that only 44% of adults felt comfortable riding in bike lanes when the master plan survey was completed, it likely will be a significantly lower percentage of children and their parents that feel comfortable with them riding in bike lanes.

Bicycle infrastructure and use falls under traffic plans and guidelines. Due to safety issues and concerns with the width of sidewalks, bicycle use on sidewalks has not been recommended for decades. Once again, you will not find any transportation department guidelines or BMPs for bicycle use on sidewalks, yet this is what the City is recommending with the proposed plan.

For areas that have identified high numbers of children and youth utilizing bicycle transportation, current standards recommend separated off street bike trails or protected bike lanes. These are recommended due

to safety concerns and providing a more welcoming environment for young bicycle riders that will help get more kids out on bikes and alternate modes of transportation.

The Aurora corridor is likely the heaviest used corridor within the city by children, adolescents, and teens on bicycles yet the city is proposing bicycle infrastructure that is not safe and suited for over half of that population.

Too often children, youth, older people, lower income community members, and other minority groups are disregarded in public planning, decision making, and society which is exactly why the Complete Streets initiative was created. The City of Urbandale has an opportunity to break that mold, go back to the drawing board with these plans, and actually listen to these residents and include them in the planning processes and decisions that impact their daily lives. In doing so they will get buy-in, understanding, and support from the community for the projects.

The city can do better than this and should do better. This is a prime example of a public entity trying to steamroll a project through for approvals instead of doing what is right and taking it back to the drawing board to conduct the process utilizing a community based modern planning model.

The Complete Streets Initiative was developed to “accommodate users of all ages and abilities traveling by all modes: walking, bicycling, transit, driving, and others. Complete Streets also address goals that are broader than mobility. They encourage equity among all travelers, support livable communities...”

I implore you to ask yourself: Do the proposed projects meet the above goals and objectives of Complete Streets? Are the proposed projects what the majority of the community would prefer to have developed? Do the proposed plans meet current bicycle traffic safety standards for all of the identified users? And are the proposed plans equitable?

Thank you for your time and consideration on this subject. The time and effort you put into evaluating projects and considering the community as a whole is greatly appreciated.

Sincerely,

Resident (ND)

4232 65th St.
Urbandale, IA 50322