



Date January 26, 2026

**ORDERING CONSTRUCTION OF
BIRDLAND PARK PHASE 1A IMPROVEMENTS
AND FIXING A DATE FOR RECEIVING OF BIDS ON FEBRUARY 10, 2026
AND PUBLIC HEARING ON MARCH 9, 2026;
ENGINEER'S ESTIMATE IS \$3,700,000**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA: That the attached communication recommending construction of the following public improvement and the method of financing; and also including the recommendation of the Des Moines City Engineer, as the Engineer, submitting plans, specifications, form of contract documents, and Engineer's estimate of cost for the construction of the following public improvement:

Birdland Park Phase 1A Improvements, Activity ID 112023003
IDNR Project No. 19-01387
IDOT Project No. RT-1945(885)--9H-77
IDALS Project No. URBAN25WQUI-007
REAP Project No. 26-R4-NR
IEDA Project No. 26-CAT-001

The improvements include the construction of a Portland Cement Concrete (PCC) parking lot, boat ramp and dock, fishing piers, two (2) open-air shelters, storm sewer pipe, storm sewer manholes, storm sewer intakes, bioretention cells, PCC sidewalks and trail, PCC driveways, grading, cast-in-place concrete walls, electrical work, erosion control, surface restoration and other incidental items, all in accordance with the contract documents including Plan File No. 674-278/359, located at Birdland Park between 6th Avenue and 2nd Avenue, south of Birdland Drive, Des Moines, Iowa

be and the same are hereby approved and accepted. The estimated construction cost for said public improvement is \$3,700,000. The proposed plans, specifications, and form of contract documents are available for public inspection in the Des Moines City Engineer's Office.

BE IT FURTHER RESOLVED: That this Council hereby determines that it is necessary and advisable to construct said public improvement in the manner set forth in the plans, specifications, and form of contract documents submitted by the Engineer; and that payment for the cost of said public improvement shall be paid from the funding source identified below.

BE IT FURTHER RESOLVED: That proposals will be received by the City of Des Moines, at the office of the Des Moines City Clerk until 11:00 a.m. on February 10, 2026, for the construction of said public improvement, and the taking of bids in the manner required by law. Proposals received will be opened at a public meeting presided over by the Engineer in the City Council Chambers, 1st Floor, T.M. Franklin Cownie City Administration Building, 1200 Locust Street, Des Moines, Iowa, at 11:00 a.m. on February 10, 2026, after which the bids together with a bid tabulation and recommendation of the Engineer will be presented to the City Council at its March 9, 2026 meeting for action thereon.



Roll Call Number

Agenda Item Number

9A

Date January 26, 2026

BE IT FURTHER RESOLVED: That a public hearing on said plans, specifications, form of contract documents, and Engineer's estimate of construction cost for said public improvement be held in the City Council Chambers, 1st Floor, T.M. Franklin Cownie City Administration Building, 1200 Locust Street, Des Moines, Iowa, at 5:00 p.m. on March 9, 2026, at which time this Council will consider any objections offered thereto or to the making of said public improvement.

BE IT FURTHER RESOLVED: That an appropriate Notice to Bidders for said public improvement be posted, and Notice of Public Hearing for said public improvement be published in the Des Moines Register, all as provided and directed by Chapter 26 and/or 314, Code of Iowa.

(Council Communication No. 26-020)

Moved by _____ to adopt. Second by _____

FORM APPROVED:

/s/ Glenna K. Frank
Glenna K. Frank
Deputy City Attorney

FUNDS AVAILABLE:

s/Nickolas J. Schaul
Nickolas J. Schaul
Director of Finance

SLN
now

Funding Source: 2025-26 CIP, Page 90, Birdland Park and Marina, PK189, being: \$200,000 State Recreational Trail (SRT) Grant, \$108,000 Iowa Department of Agriculture and Land Stewardship (IDALS) Water Quality Initiative (WQI) Cost-Share Grant, \$300,000 Land Water Conservation Funding (LWCF) Outdoor Recreation Legacy Partnership (ORLP) Grant, \$150,000 Community Attraction and Tourism (CAT) Grant, \$300,000 Resource Enhancement and Protection (REAP) Grant, with the remainder being funded with LOSST Monies, and G.O. Bonds

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
BOESEN				
SIMONSON				
VOSS				
BARRON				
WESTERGAARD				
MANDELBAUM				
GATTO				
TOTAL				
MOTION CARRIED				
			APPROVED	
				Mayor

CERTIFICATE

I, Laura Baumgartner, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

City Clerk

CONSTRUCTION ESTIMATE

DEPARTMENT OF ENGINEERING
CITY OF DES MOINES, IOWA

ACTIVITY ID: 11-2023-003

DATE: 11/24/2025

PROJECT: BIRDLAND PARK PHASE 1A IMPROVEMENTS

NO.	ITEM CODE	DESCRIPTION	ESTIMATED UNITS			AMOUNT
			UNIT	TOTAL	UNIT PRICE	
1 *	2010-B	CLEARING AND GRUBBING	AC	12.7	\$10,000.00	\$127,000.00
2 *	2010-D-1	TOPSOIL, ON-SITE	CY	2,237	\$15.00	\$33,555.00
3 *	2010-D-3	TOPSOIL, OFF-SITE	CY	2,938	\$42.00	\$123,396.00
4 *	2010-E	EXCAVATION, CLASS 10	CY	12,300	\$30.00	\$369,000.00
5 *	2010-G	SUBGRADE PREPARATION	SY	32,150	\$5.00	\$160,750.00
6 *	2010-H	GRANULAR STABILIZATION	TON	1,010	\$62.00	\$62,620.00
7 *	2010-I	SUBGRADE TREATMENT, GEOTEXTILE	SY	450	\$5.00	\$2,250.00
8 *	2010-J	SUBBASE, CRUSHED ROCK BASE, 6" OR MODIFIED BACKFILL	SY	9,400	\$14.00	\$131,600.00
9	2010-N	4" CLAY LINER	CY	295	\$30.00	\$8,850.00
10	4020-A	STORM SEWER TRENCHED, 12 IN.	LF	78	\$110.00	\$8,580.00
11	4020-A	STORM SEWER TRENCHED, 15 IN.	LF	535	\$120.00	\$64,200.00
12	4020-B	STORM SEWER TRENCHED, 18 IN.	LF	68	\$125.00	\$8,500.00
13	4030-B	PIPE APRON AND GUARD, 12 IN. WITH SHEET PILE	EACH	4	\$6,500.00	\$26,000.00
14	4030-B	PIPE APRON AND GUARD, 18 IN. WITH SHEET PILE	EACH	2	\$7,000.00	\$14,000.00
15	4030-B	PIPE APRON AND GUARD, 12 IN.	EACH	1	\$750.00	\$750.00
16	4040-A	SUBDRAIN, 4 IN. HDPE	LF	454	\$50.00	\$22,700.00
17	4040-A	SUBDRAIN, 4 IN. CLEANOUT	EACH	1	\$750.00	\$750.00
18	4040-D	SUBDRAIN, OUTLET, CONNECTION TO INTAKE OR PIPE	EACH	7	\$250.00	\$1,750.00
19	6010-A	SW-512 STORM SEWER INTAKE 24"	EACH	6	\$6,000.00	\$36,000.00
20	6010-A	SW-512 STORM SEWER INTAKE, MODIFIED, 18"	EACH	4	\$4,000.00	\$16,000.00
21	6010-A	SW-512 STORM SEWER INTAKE MODIFIED, 24"	EACH	1	\$5,000.00	\$5,000.00
22	6010-A	SW-401 STORM SEWER MANHOLE, 48"	EACH	5	\$8,000.00	\$40,000.00
23	7010-A	PAVEMENT, PCC TYPE 3, CLASS C, DUR., 7 IN.	SY	5,200	\$70.00	\$364,000.00
24	7010-A	PAVEMENT, PCC TYPE 4, CLASS C, DUR., 8 IN.	SY	254	\$198.00	\$50,292.00
25	7010-E	CURB & GUTTER, PCC, DRIVEWAY EOP, MATCH EXISTING	LF	210	\$50.00	\$10,500.00
26	7010-F	BEAM CURB	LF	60	\$50.00	\$3,000.00
27	7020-B	PAVEMENT, HMA, FULL DEPTH REPAIR, MATCH EXISTING	SY	25	\$115.00	\$2,875.00

NO.	ITEM CODE	DESCRIPTION	ESTIMATED UNITS			AMOUNT
			UNIT	TOTAL	UNIT PRICE	
28 *	7030-A-2	REMOVAL OF SHARED USE PATH	SY	2,400	\$15.00	\$36,000.00
29 *	7030-A-3	REMOVAL OF DRIVEWAY	SY	105	\$15.00	\$1,575.00
30 *	7030-B	REMOVAL OF CURB	LF	95	\$17.00	\$1,615.00
31	7030-C-1	SHARED USE PATH, PCC TYPE 1, 6 IN.	SY	2,625	\$65.00	\$170,625.00
32	7030-C-2	SHARED USE PATH, PCC TYPE 1, 6 IN., REINFORCED	SY	185	\$90.00	\$16,650.00
33	7030-E	SIDEWALK, PCC TYPE 2, 5 IN.	SY	995	\$65.00	\$64,675.00
34	7030-G	DETECTABLE WARNING, CAST IRON NATURAL FINISH	SF	200	\$70.00	\$14,000.00
35	7030-H-1	DRIVEWAY, PAVED, TYPE A, PCC, 7 IN.	SY	165	\$80.00	\$13,200.00
36 *	8020-C-1	PAINTED PAVEMENT MARKINGS, DURABLE, 4 IN. WIDTH	STA	16	\$200.00	\$3,200.00
37 *	8020-C-2	PAINTED PAVEMENT MARKINGS, DURABLE, 6 IN. WIDTH	STA	2.7	\$225.00	\$607.50
38 *	8020-G	PAINTED SYMBOLS AND LEGENDS, DURABLE HANDICAP AND DIRECTIONAL ARROW	EACH	5	\$500.00	\$2,500.00
39 *	8030-A	TEMPORARY TRAFFIC CONTROL	LS	1	\$15,000.00	\$15,000.00
40	SPECIAL	SIGN ASSEMBLY, FURNISH AND INSTALL	EACH	13	\$275.00	\$3,575.00
41	SPECIAL	PERFORATED SQUARE STEEL TUBE POSTS	LF	144	\$25.00	\$3,600.00
42 *	9010-A-1	HYDRAULIC SEEDING, FERTILIZING, AND MULCHING, TYPE 1 (PERM. LAWN MIX)	AC	1.5	\$3,000.00	\$4,500.00
43 *	9010-A-2	HYDRAULIC SEEDING AND MULCHING, TYPE 4 (TEMPORARY)	AC	1.5	\$1,000.00	\$1,500.00
44 *	9010-A-3	CONVENTIONAL SEEDING AND MULCHING, RIVER EDGE MIX, NO TILLED DORMANT	AC	2.5	\$6,200.00	\$15,500.00
45 *	9010-A-4	CONVENTIONAL SEEDING AND MULCHING, SAVANNA MIX, NO TILLED DORMANT	AC	1.0	\$6,200.00	\$6,200.00
46 *	9010-A-5	CONVENTIONAL SEEDING AND MULCHING, LEVEE SEED MIX, NO TILLED DORMANT	AC	0.5	\$6,200.00	\$3,100.00
47 *	9010-F	HERBICIDING	AC	5.4	\$750.00	\$4,050.00
48 *	9040	SWPPP PREPARATION AND MANAGEMENT	LS	1	\$20,000.00	\$20,000.00
49 *	9040-D-1	FILTER SOCK, 12 IN.	LF	1,700	\$3.00	\$5,100.00
50 *	9040-D-2	FILTER SOCK, REMOVAL	LF	1,700	\$0.50	\$850.00
51 *	9040-J-1	RIP RAP, CLASS C REVETMENT	TON	3,200	\$90.00	\$288,000.00
52 *	9040-J-2	RIP RAP, CLASS C REVETMENT FOR TOP DRESSING	TON	750	\$125.00	\$93,750.00
53 *	9040-J-2	RIP RAP, CLASS E REVETMENT	TON	1,210	\$80.00	\$96,800.00
54 *	9040-J-3	RIP RAP, EROSION STONE	TON	9	\$80.00	\$720.00
55 *	9040-E	TEMPORARY RECP, TYPE 2D	SY	3,400	\$7.50	\$25,500.00
56 *	9040-N-1	SILT FENCE, INSTALLATION	LF	2,550	\$4.00	\$10,200.00
57 *	9040-N-3	SILT FENCE, REMOVAL OF DEVICE	LF	2,550	\$1.00	\$2,550.00

NO.	ITEM CODE	DESCRIPTION	ESTIMATED UNITS			AMOUNT
			UNIT	TOTAL	UNIT PRICE	
58 *	9040-O-1	STABILIZED CONSTRUCTION ENTRANCE	SY	280	\$25.00	\$7,000.00
59 *	9040-T-1	INLET PROTECTION DEVICE, DROP-IN TYPE	EACH	3	\$250.00	\$750.00
60 *	9040-T-2	INLET PROTECTION DEVICE, MAINTENANCE	EACH	50	\$50.00	\$2,500.00
61 *	9040-R	TURF REINFORCEMENT MAT, TYPE 3	SY	160	\$20.00	\$3,200.00
62	9060-A-2	CHAIN LINK FENCE, COMMERCIAL, MATCH EXISTING	LF	60	\$100.00	\$6,000.00
63 *	9060-E	REMOVAL OF FENCE	LF	75	\$20.00	\$1,500.00
64 *	11,010-A	CONSTRUCTION SURVEY	LS	1	\$20,000.00	\$20,000.00
65 *	11020-A	MOBILIZATION	LS	1	\$152,166.50	\$152,166.50
66 *	11050	CONCRETE WASHOUT	LS	1	\$3,000.00	\$3,000.00
67	SPECIAL	CAST-IN-PLACE CONCRETE - BOAT LAUNCH ABUTMENT	LS	1	\$15,000.00	\$15,000.00
68	SPECIAL	CAST-IN-PLACE CONCRETE - CHEEK WALLS	LF	120	\$205.00	\$24,600.00
69	SPECIAL	CAST-IN-PLACE CONCRETE - CONCRETE RIBBON	LF	410	\$100.00	\$41,000.00
70	SPECIAL	CAST-IN-PLACE CONCRETE - BIORETENTION CELL	LF	280	\$75.00	\$21,000.00
71	SPECIAL	BOAT DOCK	LS	1	\$29,750.00	\$29,750.00
72	SPECIAL	COURTESY DOCK	LS	1	\$19,125.00	\$19,125.00
73	SPECIAL	STEEL PIPE PILE - 20"	LF	260	\$200.00	\$52,000.00
74	SPECIAL	STEEL PIPE PILE - 12"	LF	260	\$175.00	\$45,500.00
75	SPECIAL	FLOATING SILT CURTAIN	LF	720	\$40.00	\$28,800.00
76 *	SPECIAL	TEMPORARY COFFERDAM	LS	1	\$100,000.00	\$100,000.00
77	SPECIAL	BENCH	EACH	3	\$5,076.00	\$15,228.00
78	SPECIAL	PICNIC TABLE	EACH	4	\$8,430.00	\$33,720.00
79	SPECIAL	BIKE RACK	EACH	8	\$500.00	\$4,000.00
80	SPECIAL	GRILL	EACH	2	\$1,000.00	\$2,000.00
81	SPECIAL	PAVILION	EACH	2	\$20,000.00	\$40,000.00
82	SPECIAL	BIORETENTION CELL	SF	4,950	\$10.00	\$49,500.00
83 *	SPECIAL	RELOCATED GATE	LS	1	\$2,000.00	\$2,000.00
84 *	SPECIAL	TREE PROTECTION FENCE, 48 IN. HEIGHT	LF	600	\$12.00	\$7,200.00
85 *	SPECIAL	TREE TRUNK PROTECTION	EACH	23	\$300.00	\$6,900.00
86	SPECIAL	CONCRETE WHEEL STOP	EACH	2	\$250.00	\$500.00
87	SPECIAL	SWING GATE	LS	1	\$10,000.00	\$10,000.00

NO.	ITEM CODE	DESCRIPTION	ESTIMATED UNITS			AMOUNT
			UNIT	TOTAL	UNIT PRICE	
88	SPECIAL	LIGHT POLE BASES	EACH	5	\$2,000.00	\$10,000.00
89	SPECIAL	LIGHT POLES	EACH	5	\$5,000.00	\$25,000.00
90	SPECIAL	ELECTRIC SERVICE	LS	1	\$7,500.00	\$7,500.00
91	SPECIAL	CONTROL PANEL CP-1	LS	1	\$20,000.00	\$20,000.00
92	SPECIAL	CP-1 CONCRETE PAD	LS	1	\$2,500.00	\$2,500.00
93	SPECIAL	CIRCUIT P-1	LS	1	\$20,000.00	\$20,000.00
94	SPECIAL	CIRCUIT P-2	LS	1	\$12,000.00	\$12,000.00
95	SPECIAL	CIRCUIT P-3	LS	1	\$25,000.00	\$25,000.00
96	SPECIAL	ELECTRIC HAND HOLES	EACH	5	\$1,500.00	\$7,500.00
97	SPECIAL	ELECTRICAL AT EAST SHELTER	LS	1	\$5,000.00	\$5,000.00
98	SPECIAL	ELECTRICAL AT WEST SHELTER	LS	1	\$5,000.00	\$5,000.00
99	SPECIAL	RAIN GUARDIAN TURRET	EACH	5	\$3,500.00	\$17,500.00
100	SPECIAL	DEBRIS BOOM	LS	1	\$180,000.00	\$180,000.00

Prepared By: SmithGroup

Checked By: _____

TOTAL CONSTRUCTION COST \$3,700,000.00

* Item does not have to be included in 4-year maintenance bond, but shall be covered by a 1-year maintenance bond.

* Estimate Total= \$1,955,205.00