



Date March 9, 2026

**RATIFYING LAND AND WATER CONSERVATION FUND (LWCF) GRANT
APPLICATION TO THE IOWA DEPARTMENT OF NATURAL RESOURCES (IDNR)
SEEKING \$250,000 FOR ALLEN PARK PHASE 1 SITE IMPROVEMENTS PROJECT**

WHEREAS, the City of Des Moines Parks and Recreation Department desires to develop new park improvements at Allen Park, located at 4850 SE 5th Street, Des Moines, for the enjoyment of the citizens of Des Moines, as part of the Allen Park Site Improvements Project (the "Project"), at a total estimated cost of \$960,000; and

WHEREAS, the Project includes multiple phases, with Phase 1 involving constructing a new ages 5-12 playground set and mulch play area, a new ages 2-5 playground set and mulch play area, a shelter with site amenities, sidewalks, and a seat wall near the shelter; and

WHEREAS, the Parks and Recreation Department desires to receive a grant from the National Park Service Land and Water Conservation Fund for financial assistance for the Project and, in order to meet the grant application deadline, submitted said application to the Iowa Department of Natural Resources on March 6, 2026 for \$250,000, which is 26% of the actual estimated cost of the Project; and

WHEREAS, said grant application requires that the City Council provide certain authorizations and certifications when making application for such grant, as described below.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Des Moines, Iowa, that:

1. The above described Project is authorized and endorsed.
2. The grant application submitted by the Parks and Recreation Department to the Iowa Department of Natural Resources (IDNR) to seek Land and Water Conservation Fund financial assistance from the National Park Service in the amount of \$250,000, representing 26% of the anticipated total Project costs for the above described Project, is hereby ratified and the Department is authorized to have made such application on behalf of the City of Des Moines.
3. In the event that the Land and Water Conservation Fund grant is awarded to the City, the City of Des Moines will accept the terms and conditions set forth in the National Park Services Grants-in-Aid Manual, which will be a part of the Project Agreement for any grant awarded under the attached grant application ("proposal").
4. The City is in complete agreement with the attached application and plans to carry out the development of the Project in the manner described in the application and any plans and specifications attached thereto unless prior approval for any change has been received from the IDNR.
5. The City has the ability and intention to finance its share of the cost of the Project and intends that the Project will be operated and maintained at the City's expense for public outdoor recreational use.
6. No financial assistance has been given or promised under any other federal program or activity with regard to the proposed Project.
7. The City will not discriminate against any person on the basis of race, color, or natural origin in the use of the property developed pursuant to the application, and shall comply with the terms and intent of Title VI of the Civil rights Act of 1964, P.L. 88-352 (1964), and of the regulations promulgated pursuant to such Act by the Secretary of the Interior contained in 43 CFR 17.



Date March 9, 2026

- 8. The City will maintain adequate financial records on the proposed Project to substantiate claims for cost-sharing.

(Council Communication No. 26-087)

Attachment: LWCF grant application.

Moved by _____ to adopt. Second by _____.

APPROVED AS TO FORM:

/s/ Cassie A. Bonefas

Cassie A. Bonefas
Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
BOESEN				
SIMONSON				
VOSS				
BARRON				
WESTERGAARD				
MANDELBAUM				
GATTO				
TOTAL				

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.

MOTION CARRIED APPROVED

Mayor

City Clerk

City of Des Moines / Hansen, Derek

62108656508

Iowa Department of Natural Resources

2026 Land and Water Conservation Fund (LWCF) - Local Grants

City of Des Moines / Derek Hansen
1551 Martin Luther King Jr Pkwy
Des Moines, IA 50317, United States
5152486318
dwhansen@dmgov.org

Submitted: March 2, 2026

Forms

LWCF Project Summary & Applicant Information

* indicates a required field

Please refer to the Land and Water Conservation Fund Guidelines and Open Project Selection Process (OPSP) documents for more information on program requirements. Reference documents and all required forms can be found here: <https://www.iowadnr.gov/About-DNR/Grants-Other-Funding/Land-Water-Conservation-Fund>

1. Project Title

Allen Park Phase I Improvements

2. Project Address, PLSS, or Lat/Long

Address, City, State, Zip Township/Section/Range or Lat/Long of Project Entrance

4850 SE 5th St, Des Moines, IA 50315

3. Project County

Polk

4. Type of Project

Development

5. Number of Existing Park Acres (if applicable)

Allen Park is (2) separated parcels. North is 1.76 Acres. South is 2.34 Acres.

6. Number of Acres to be Acquired (if applicable)

N/A

7. Applicant Agency

City of Des Moines, Parks and Recreation Department

8. Primary Grant Contact

First Name, Last Name

Derek Hansen

9. Primary Grant Contact Email

dwhansen@dmgov.org

10. Agency Mailing Address

Address, City, State, Zip

1200 Locust St, Des Moines, IA 50309

11. Primary Grant Contact Phone Number

(515) 248-6318

12. Budget Summary

Please provide a budget summary in the table below. Include all match fund sources/types, LWCF funds requested, and the corresponding amounts. A more detailed budget will be required later in the application.

Source of Funds	Amount
LWCF Request (Not Secured)	\$250,000.00
City of Des Moines Capital Improvement Program (Secured)	\$450,000.00
Prairie Meadows Legacy Funding (Not Secured)	\$225,000.00
Friends of Des Moines Parks (Secured)	\$5,000.00
Private Funding (Not Secured)	\$30,000.00

13. Short Project Description

Please keep responses under 250 words.

The City of Des Moines intends to build a new park improvements to the 4.1 acre park in multiple phases. This project as a whole calls for the development of (2) parcels/phases to deliver a park with a highly built environment and a more natural environment blending them into a seamless transition between both spaces. This project focuses on the Phase I improvements described below. The park was acquired in 2022 to fill the city's largest service gap in terms of park space within a 10-minute walk according to The Trust for Public Land (TPL). This project will reach over 2,200 new residents who did not previously have a park within a 10-minute walk, but the park will serve a total of over 2,800 residents.

Phase I of improvements will include the development of the north parcel including a 5-12 year old playground, a 2-5 year old playground, open-air shelter, stormwater improvements, ADA accommodation, tree plantings, and site amenities. The layout offers the maximum programmatic space while preserving as much open space as possible for un-programmed activities. The foundation for the features and programmatic elements were selected by the community through an extensive community engagement for the park's development.

LWCF Project Overview

* indicates a required field

The scoring and rating system for LWCF grants is based on the following scoring criteria: relationship to Iowa SCORP (30 pts); local need and impact (30 pts); partnership and support (20 pts); project readiness (10 pts); and sustainability of design and future maintenance (10 pts). Please refer to the LWCF Guidelines document for more details on scoring criteria:
<https://www.iowadnr.gov/about-dnr/grants-other-funding/land-water-conservation-fund>

1. Project Abstract Summary

Describe the project in plain language. Use 4,000 characters or less. Do not include sensitive or proprietary information as this summary may be made available on public websites or databases.

The City of Des Moines plans to develop new park improvements for the 4.1-acre park in multiple phases. Phase I of the improvements will include the development of the north parcel, featuring a playground for children aged 5-12, a playground for children aged 2-5, an open-air shelter, stormwater improvements, ADA accommodations, tree plantings, and site amenities. Part of the design is to make the site ADA accessible and provide necessary accommodations such as ADA parking, walkways, and entrance ramps into the play areas.

The playground equipment is manufactured by a playground company that Des Moines has used numerous times in the past for other park projects. They have routinely delivered high-quality playgrounds that last at least 25 years on average and lead the industry in standards for inclusive playground elements and design for play. The playground structures selected are prefabricated, but designed to fit within the Allen Park site footprint, providing a play-type setting unlike any other park. Additionally, the play area will be a hybrid of mulch and synthetic turf, taking advantage of the site's topography to provide playability with the landscape. The combination of manufactured and landscape play speaks directly to the community input gathered for the project. Limestone, wood, and steel materials are the key components to the park's make-up to make the space inviting and have a natural feeling.

The open-air shelter will be a prefabricated product from a reputable provider, offering a gathering place and a focal point for the park. Picnic tables and shade will also provide a place of respite for park users. Residents will be able to host different events, parties, or other activities for a low-cost fee as an alternative venue space for residents within the area.

Stormwater improvements will also be a large factor in the project, including best management practices in the form of swales and rain gardens. This will also form another layer of the natural themes of Allen Park and provide an opportunity for education on the water cycle and stormwater management. The environmental education programs under the recreation division offer classes and learning events as excellent resources that will be used to activate the park and provide education outside the classroom.

Open space offers an area of the park dedicated to non-programming activities such as playing catch, flying a kite, or running around. Along with providing space for such activities, it also allows for programming by our recreation department, such as Free-Flix in parks and mobile recreation.

The foundation for the features and programmatic elements was selected by the community through an extensive community engagement for the park's development.

2. Relationship to SCORP

Describe how the project goals align with priorities identified in Iowa's Statewide Comprehensive Outdoor Recreation Plan (SCORP). You may also include how the project goals meet priorities as described in other applicable state, regional, or local recreation plans or planning initiatives (30 pts).

SCORP- IowaDNR

The proposed improvements will provide new recreational experiences that provide unique opportunities to teach, promote, and grow outdoor recreation and conservation-minded culture on the south side of Des Moines. As outlined below, this project supports all three SCORP priorities and multiple specific goals.

"Priority 1: Availability and Diversity of Natural Resources, Parks, and Outdoor Recreation Opportunities Enhance the Quality of Life of Iowans." This project contributes to this priority by offering a diverse combination of passive and active outdoor recreation elements conducive to intergenerational family outings, gatherings with friends, or a single stop within a larger recreational outing, such as playing on the playgrounds.

Supporting P1-Goal 1, details about the project will be highly accessible via the department and project websites and the proposed shelter will create an anchor for the project and a means to incentivize exploration from the roadways. Furthermore, expecting this exciting design will market itself via social media.

Supporting P1-Goal 2, this project will offer a variety of activities, including Iowa's #1 activity, walking, which promotes an active and healthy lifestyle at no cost to the user. The shelter also offers a cost-controlled event venue for the ~18% of low-income households in the immediate area.

Supporting P1-Goal 3, we are pursuing LWCF grant funding to support developing this new park facility.

"Priority 2: Natural Resources, Parks, and Outdoor Recreation Opportunities are available to all Iowans." This project supports this priority by establishing a new close-to-home park for the estimated 2,800 residents of the south-central DSM neighborhood and its many visitors each year.

Speaking to P2-Goal 1, this area is currently underserved, with there not being any primary recreation destinations. The design is intended to be multifunctional, supporting and welcoming use by individuals, a variety of group sizes, and larger community events.

"Priority 3: The Right Opportunities. In the Right Place. Done the Right Way." In acquiring the land for a future park, the city has laid the foundation to develop a park to serve new residents and designed to current city standards to create a better user experience. The parks department saw the loss of parkland as the opportunity to fill a priority service gap for the city.

Supporting P3-Goal 3, this project will help make Des Moines a great place to live and work, but it's also a great place to travel and try new things.

PlanDSM- DSM comprehensive plan

Following a 19-month process involving extensive public outreach to all areas of the

community, the City of Des Moines released their new comprehensive plan, PlanDSM, in 2016. This project meets 3 of the 7 goals identified in the PlanDSM for our department by expanding service levels, contributing to increased connectivity in transportation and recreation networks, and providing greater access to the Des Moines Residents.

LiveDSM- DSM Parks and Recreation Department

The project aims to follow the parks and recreation department's comprehensive plan LiveDSM goals by creating a place as follows

- * A space that is inclusive for all residents
- * A place that is attractive
- * The heart of the community
- * Improving natural systems
- * Being innovative and using new approaches

Aimed at being a focal point for the community to celebrate gatherings and provide space to host events and other activities. Not having public space for most of the residents in the area creates a disconnect to the sense of community. Allen Park will provide that space to host events like National Night Out, neighborhood association meetings, and other community-led events to provide a sense of belonging and community to the south-central neighborhood.

Along with the improvements, Allen Park will be implementing stormwater management practices to slow down water leaving the site and filter water coming from the site before it is sent away. The project looks to plant new trees to provide shade, but also a natural connection to the land. Being that this parcel was predominantly agriculture lends to having certain chemical treatments not typically found in park properties. By changing this section of land to parkland, there will be reduced chemical use, which results in improving the natural environment.

Lastly, the project took on a new approach to community-led design. Allen Park was a blank slate, so the community's input was needed far more than in a typical park project, as there was no existing infrastructure to work with. The community is designing the space, which leads to innovative ideas and concepts. The playground selected is not found in Des Moines Parks and is innovative in the way it introduces 360-degree play. Typical playground structures have a direct path of travel, usually a climber to a slide. The LSI playground equipment selected for this park has entry ways and exits on all sides of the playground equipment, creating endless possibilities for play.

3. Local Need and Impact

Describe how project goals will satisfy local outdoor recreation unmet needs. Assessment of need should include scope of impact (regional/city wide/neighborhood); lack of resources or age/condition of resources; specific needs of user groups; and distance to other recreation opportunities. For acquisition, describe why the parcel is a high priority and will serve current or future needs of the area impacted (30 pts.).

The City of Des Moines Parks and Recreation Department measures the park service area using the Trust for Public Lands (TPL) Park Score, which ranks the top cities' park access for residents within a 10-minute walk of such land. TPL helps determine service gaps within cities to focus on areas of improved service of public open space. The location of Allen Park was situated in the top 5 highest need areas within the City of Des Moines. The site was acquired in 2022 and has been waiting on funding to further develop the space into a park for the community. The project will reach over 2,200 new residents who did not previously have a park within a 10-minute walk, but the park will serve a total of over 2,800 residents.

78% of residents currently do not have a park within a 10-minute walk in this neighborhood. By acquiring and developing Allen Park, Des Moines is promoting a healthier community by providing much-needed and close-to-home recreation opportunities. The scope of this project directly impacts those residents by addressing the unmet recreation needs of the area according to the park service area. All of Des Moines' parks are open to the public, and this park will be open to anyone beyond the direct user group of the neighborhood it serves, both city-wide and regionally. An indirect effect will help with the City of Des Moines' park score, which is given by TPL based on many factors, including park access. This ranking shows that our department and state both value and incorporate great recreation opportunities, furthering the City of Des Moines, Polk County, and Iowa State goals for outdoor recreation.

Additionally, of those residents, 18% are low-income, 30% are under the age of 20, and 44% are of non-white ethnicity. The census data aligns with the Metropolitan Planning Organization (MPO)'s environmental justice map, showing that the service area serves 4 and 5 degrees of disadvantaged residents. The need for open space in this area, in terms of park service, and to also include promoting areas in the city where people are already disadvantaged, makes this project a top priority for serving the Des Moines residents. This, in turn, will benefit the community and provide the foundation to see this area grow and prosper.

The project is a place for all residents, as the project site, playground equipment, and overall programming of the site was community selected through the extensive community engagement done with the project. Working directly with the community to design the site speaks volumes to its welcoming nature to all residents. Beyond

that, all park projects follow ADA and SUDAS guidelines to make them accessible to all. This also leads to the space being attractive; having community input provides a sense of stewardship for the community, bringing a certain attractiveness to the park space. The space is designed for most of the programmatic elements to be in the far west location of the parcel to offset the uncomfortable and noisy experience from being close to SE 5th St, a throughfare roadway in Des Moines.

4. Partnerships and Support

Explain how project partners and cooperators are involved (financial, volunteer, etc) and how local input and participation was solicited during planning (20 pts).

This project has had a lot of support from both internal city departments and external partnerships. Internal city departments, the council, and the mayor have been supportive of the project. Allen Park was last situated at SE 6th Ave and the Des Moines River as a community garden space. Due to levee alterations mandated by FEMA regulations, the levee had to expand into the park space. After discussions of moving the gardens and requesting “no-net loss” of parkland, we determined to find a space that could be for Allen Park. Financially, they have supported the acquisition of the two parcels at SE 5th St for \$75,000.

The Scavo Family, a well-known family on the south side, was the family that we viewed as a cooperation partner, as they owned the land. Without their approval of the purchase, the project would not be possible.

The City of Des Moines Parks and Recreation Department is a financial partner that secured \$450,000 in CIP funding for the project, which will act as the required match for this application.

First established in 1993 as the Des Moines Parks and Recreation Foundation, the Friends of Des Moines Parks is a nonprofit 501c3 that secures philanthropic dollars from grants, private donors, event sponsors, and corporate partners to support projects within the City of Des Moines Parks like this one. They have contributed both financial assistances as of \$5,000 and submitted to Prairie Meadows Legacy Grant in the hopes of obtaining \$225,000 for the project. Showing the importance this project plays for the company and the City’s community.

In terms of other financial partners, the City is working with key individuals and stakeholders of the project to fund the remaining bells and whistles of the project to the tune of \$30,000. If funding is not found through private donations, the project can reduce the scope of items with phase I improvements without taking away from the core elements the community has asked for with the design of the park.

The South-Central Neighborhood Association was a key partner in the community

engagement and input of the project. Multiple community meetings and input gatherings were distributed through the organization, and were also a strong supporter of the project.

To provide a sense of community engagement, below is a list of opportunities residents had to comment on and be involved with the design decisions.

- Over 500 mailers sent to residents within the service area
- Five community meetings discussing and providing feedback on the project
- Provided two questionnaires on site amenities, playgrounds, and features
- Developed a project website page on the city website for the project

This led to an extensive community engagement process that provided the foundation for the site's concepts and ideas. As seen on the next page, the ideas and programmatic elements were discussed and voted on by interaction and engagement with residents who will end up as the key user groups and stakeholders of the park that will determine the project's success. Ideas for natural materials, creek playscapes, and creating a secure and inviting space were key components to creating a successful design project that was community-focused and driven by their needs.

5. Project Readiness

Provide evidence as to how your project will be ready to initiate after award. Show capacity by describing: funding (is match available and secure); well-defined project scope (are plans developed/completed, partners identified); reasonable project timeline (can project be completed with the customary three-year period of performance); and clearly stated goals with progress benchmarks. The timeline should include project milestones and measures that will provide quantifiable progress (design phase, bid letting, construction period, etc). Please also provide an estimated date when the project will be complete and open to the public (10 points).

The City of Des Moines has extensive experience in delivering projects with a mix of grant funding, including LWCF funding. Recently completed projects that leveraged LWCF funding include the Riverside Bridge Park (SW 1st St Bridge Park) in Fall 2025 and Stone Park Improvements in Summer 2025. Allen Park, if awarded, will be no different. Phase 1 Archeological Review has already been completed with no additional investigations needed as designed and that report attached to this application to further our project readiness.

Typical projects within the City of Des Moines have an 18-month time frame. Conceptual design and community input have been completed. Allen Park Phase I Improvements would complete construction documentation by Fall 2026 and bid in

the winter of 2026/2027. The project would start construction in Spring 2027 and have an anticipated substantial completion date in Fall 2027, with full completion and close-out anticipated in Spring 2028. An 18-month construction window is ample considering the scope of work and should provide some buffer for any unforeseen circumstances.

Allen Park Phase 1 Improvements Timeline

- * Construction Documentation completed Fall 2026
- * Ordering Construction December 2026
- * Awarding Low-Bid Contractor February 2027
- * Preconstruction meeting Winter 2027
- * Construction commences in Spring 2027
- * Substantial completion Fall 2027
- * Full construction completion & close out Spring 2028
- * Park Opens for public use Spring 2028

Allen Park Phase I Improvements has achieved the 100% conceptual design milestone and has started construction document development. If awarded the requested amount of \$250,000 from LWCF funding, the project would be ready to construct in spring 2027. Currently, the project is in the process of securing the remaining funding for the project. Allen Park Phase I improvements have \$450,000 in CIP and \$5,000 in private donations secured. The project is anticipating the Prairie Meadows Legacy Grant request of \$225,000 to be awarded in summer 2026. We are currently looking for the last \$30,000 in private donations to cover the project's \$960,000 estimated budget.

6. Sustainability and Maintenance

Describe how the design or materials used have long lifespans and/or are low maintenance. Describe how the project will be maintained into the future (responsible agencies/organizations). For acquisitions, describe how the property could impact climate change resilience, connectivity, or future recreational needs (10 points).

All City of Des Moines Parks and Recreation projects aim to have a life span of at least 20 years. We often use resilient materials and products due to the harsh environment of urban settings, vandalism, and general damage. A significant majority of the project budget is allocated to highly durable and resilient materials, such as steel and precast concrete. The proposed stormwater management areas will help by capturing and filtering precipitation before it becomes runoff.

The playground equipment is manufactured by Landscape Structures (LSI), a company that Des Moines has used numerous times in the past for other park

projects. LSI has consistently delivered high-quality playgrounds that last at least 25 years on average and lead the industry in standards for inclusive playground elements and design for play. The components of the playground are pre-fabricated steel and often have similar parts to other playgrounds in our system for easy replacement of parts and materials. We can often quickly swap out broken or vandalized equipment effectively, as we have a stockpile of typically broken equipment parts for LSI products to replace.

7. Project Budget

Please complete and upload the LWCF Project Budget Form found here:

<https://www.iowadnr.gov/about-dnr/grants-other-funding/land-water-conservation-fund>

[7 CDMAllenParkPh2 Budget Sheet f.pdf](#)

8. Resolution

Please upload a signed resolution from the Governing Body that includes any resources or support committed to the project. An example form is provided here: <https://www.iowadnr.gov/about-dnr/grants-other-funding/land-water-conservation-fund> or you may use meeting minutes, letter on official letterhead, or similar.

[CDM Allen Park PhI Improvements Resolution Page.pdf](#)

9. Risk Assessment

Please complete and upload the Risk Assessment questionnaire found here:

<https://www.iowadnr.gov/about-dnr/grants-other-funding/land-water-conservation-fund>

[LWCF Risk Assessment Signed - 2026.01.16.pdf](#)

10. Audit Report

If you answered "Yes" to Question A on the Risk Assessment, please upload a current audit report.

[FY24 ACFR - FS and Single Combined.pdf](#)

11. Boundary Map

Please upload a Boundary Map. Project maps are a very important component of the application. The boundary map will be used for future inspections and determines the legal boundary of the encumbered property. The Boundary Map must include the following elements: official park/site name; park/site location; sufficient detail to legally identify acres to be encumbered (parcel numbers, legal description); known outstanding rights (easements, deed restrictions, utilities, etc); total acres to be encumbered; and a north arrow. Please use the resource "Building Effective Maps" for more guidance on required maps:
<https://www.iowadnr.gov/about-dnr/grants-other-funding/land-water-conservation-fund>

[Allen Park Boundary Map.pdf](#)

12. Location Map

Please upload a Location Map. The Location Map must include the following elements: location of park/site within the state; location of the park/site within the county; and location of park/site entrance. Please use the resource "Building Effective Maps" for more guidance on required maps:
<https://www.iowadnr.gov/about-dnr/grants-other-funding/land-water-conservation-fund>

[Allen Park Location Map.pdf](#)

13. Archeological Review

Applicants must submit an initial desktop archeological review as part of the application. The process to obtain this review is described in the "Archeological Desktop Review" document found here: <https://www.iowadnr.gov/About-DNR/Grants-Other-Funding/Land-Water-Conservation-Fund> Please upload the desktop review response received from OSA. Alternatively, if a Phase IA or Phase I archeological review has already been completed for the project, please upload the report. Any additional documentation or supporting materials can be added in the Portfolio.

[DSM Allen Park Improvement Project_Archaeological Ph I_TA25-1007-4_Tallgrass Archaeology_2025.pdf](#)

14. Development Project Site Plans

If your project includes development, please upload the site plans/blueprints/concept plan. Please combine into a single document if possible. You can upload additional documentation in the Portfolio.

[CDM Allen Park Site Development Exhibits.pdf](#)

15. Site Photos

Please provide photos of the project site. Combine into one document if possible. You can upload additional site photos in the Portfolio, if necessary.

[CDM Allen Park Ph Improvement Site Photos.pdf](#)

LWCF Application & Revision (A&R) Form * indicates a required field

Most of these questions allow for 1000 word maximum responses. If you have additional information to share, please upload in the Portfolio. Be sure to label the question number and answer clearly in the attachment for ease of the reviewers.

1. How was the estimate of the project's costs derived?

If the project involves land acquisition and there is not yet an appraisal, please describe the alternate approach used to assess the property value.

Allen Park Phase 1 improvement estimate is derived from scaled drawings in AutoCAD to perform calculations for quantities of items needed such as playground surfacing, sidewalk and infrastructure, park amenities and excavation. These drawings are conceptual, but are scaled to real-world measurements to provide great accuracy when estimating quantities. As the project enters construction documentation a Opinion of Probable Cost (OPC) will be developed for each milestone of 30%, 60%, and 90% before going out for bid. This is to ensure that the estimated quantities match the budget for the project.

2. What assurances are there that the estimated costs are reasonable?

The City of Des Moines has a well-established presence in construction management and is familiar with estimating projects of this type, such as those funded by LWCF, including Stone Park and Riverside Bridge Park (SW 1st St Bridge) to make sure the projects are within budget and reasonable. For quantities of materials for sidewalk construction, site infrastructure, utilities, and construction management items, the estimate is derived from projects that have been bid out in the past 3 years, similar in type, size, and scale. For park amenities such as the playground and shelter, the city has reached out to vendors of products in the concept to provide quoted pricing for the call for amenities in the plan to acquire the most accurate pricing for estimating the project's cost.

3.**Describe project elements that will improve site resiliency and facility longevity, if any.**

With an annual capital construction load ranging from \$10-\$20 million each year, the Parks and Recreation Department has extensive experience developing industry leading parks and recreation facilities. The City employs a Certified Playground Safety Inspector who performs monthly and yearly audits checking the playground equipment for any weak points or repairs leading to longer-lasting playground equipment. The typical lifespan is 25 years, and with our routine audits some playgrounds have lasted 30+ years before being replaced.

All City of Des Moines Parks and Recreation capital improvement projects aim to have a minimum 20-year life span. Resilient materials and products are used whenever possible due to the harsh environment of the urban setting, vandalism, and general damages. Much of the project budget is associated with highly durable materials such as steel, aluminum, and precast concrete. Resilience and restorability are also major considerations in our design approach in general. For example, picnic tables and benches are universal with other parks and are commonly purchased items that are surface mounted to concrete for ease of replaceability in case of damage. Concrete adjacent to roadways will get a harder-densifier product to improve strength and durability near salted roadways. The Parks and Recreation Department also have a four-year maintenance bond attached with any construction project to ensure the project is constructed correctly and free of errors. Our project will use products to the extent possible understanding warranties and history of performance contributes to our capacity to sustain the project.

The City of Des Moines Parks and Recreation Department has been in operation for 133 years, and the site will be managed and operated by departmental staff with decades of experience managing and programming parks, trails, and community spaces. The Park Management Division would manage trash, clean sediment and debris, maintain play spaces, maintain vegetation, and perform other maintenance and repair activities as needed. Staff from the Recreation Division would manage shelter rentals ensuring the space is properly prepared, affirming renters understand use policies, and confirming that the spaces are properly cleaned and reset after each event. Any needed electrical or other trades work that is not covered by product warranties will be supported by licensed staff in the City's Facilities Department. Our municipal electricians have extensive experience maintaining, troubleshooting, and repairing lighting as needed.

Lastly, parks and trails are inspected very regularly so damages can be documented and addressed as quickly as possible. Costs for regular repairs will be covered by the Parks and Recreation Department's operating budget.

4.

Are any eligible pre-award costs being included as part of the grant request?

Reimbursements are issued only on costs incurred and paid by the grantee during the project period as identified on the grant agreement. The only exception to this is pre-award planning costs, which can include site planning, feasibility studies, preliminary design, environmental assessment, preparation of cost estimates, and construction drawings and specifications. For more information, please see the LWCF Manual.

No

5.

Describe both short and long term outdoor recreation benefits that will be achieved as a result of this project.

Short- and Long-Term Outdoor Recreation Benefits

The Allen Park Phase I Improvements project will generate significant short- and long-term outdoor recreation benefits for residents of Des Moines by introducing new infrastructure, increasing accessibility, addressing unmet recreation needs, and ensuring permanent protection of high-quality outdoor recreation space. The project directly advances the core purpose of the Land and Water Conservation Fund (LWCF): providing close-to-home, publicly accessible outdoor recreation opportunities.

Short Term Benefits

Upon completion, the project will immediately expand safe, functional, and inclusive outdoor recreation opportunities within the surrounding neighborhood. Providing new park amenities, pedestrian circulation, and recreation infrastructure will:

- Increase daily opportunities for physical activity for youth, adults, and seniors
- Remove accessibility barriers through ADA-compliant design
- Provide a safe, visible, and usable park facility
- Provide new opportunities for experience of both informal and organized recreation
- Address documented needs for service gap neighborhood park access

The brand-new amenities will increase park visitation and activate the space for unstructured play, walking, fitness activities, youth programming, and neighborhood gatherings. By improving condition and accessibility, the project ensures that existing public land is used to its fullest recreational potential.

Importantly, these improvements expand equitable access to outdoor recreation within walking distance of surrounding residents, reducing transportation barriers

and strengthening neighborhood-level recreation opportunities consistent with LWCF's close-to-home focus that are designed by a extensive community engagement effort.

Long-Term Benefits

LWCF investment if awarded will ensure Allen Park remains dedicated to public outdoor recreation use in perpetuity under Section 6(f) provisions. This protection safeguards long-term community access to green space and prevents future conversion to non-recreation purposes, preserving public benefit for generations. Sustained access to outdoor recreation space supports lifelong physical activity and improved public health outcomes. Safe walking routes, playground areas, and recreation facilities encourage regular exercise, social interaction, and stress reduction. Over time, these benefits contribute to reduced chronic disease risk and improved mental and physical well-being across age groups.

Neighborhood parks function as community anchors. By providing functionality and safety, Allen Park will support organized neighborhood events, youth programming, family recreation, and informal community gatherings. Long-term improvements will enhance neighborhood identity and social connection, contributing to overall community stability.

Using durable materials will reduce long-term maintenance costs and extend the useful life of park amenities. Thoughtful design and improved site conditions support responsible stewardship of public land while maximizing recreation value per public dollar invested. This approach aligns with Iowa DNR's emphasis on sustainable, high-quality recreation development.

The Allen Park Improvements project represents a strategic and equitable investment in public outdoor recreation. In the short term, it will increase safe, accessible, and inclusive opportunities for physical activity and community engagement. In the long term, it will permanently protect outdoor recreation space, promote public health outcomes, promote neighborhood cohesion, and ensure sustainable stewardship of public resources.

6.

Explain how this project fits as part of any other projects in progress or planned for this site in the next three years.

If none, type N/A.

N/A

7.

Describe the process that led to the development of this proposal and how the public was involved in establishing the need.

To provide a sense of community engagement below is a list of opportunities residents had to comment on and be involved with the design decisions.

- Over 500 mailers sent to residents within the service area
- Five community meetings discussing and providing feedback on the project
- Provided two questionnaires on site amenities, playgrounds and features
- Developed a project website page on the city website for the project

This led to an extensive community engagement process that provided the foundation for the site's concepts and ideas. As seen on the next page, the ideas and programmatic elements were discussed and voted on by interaction and engagement with residents who will end up as the key user groups and stakeholders of the park that will determine the project's success. Ideas for natural materials, creek playscapes, creating a secure and inviting space were key components to creating a successful design project that was community focused and driven for their needs.

The Parks and Recreation Department provided different concepts to the neighborhood from the questionnaires provided to residents, people attended Neighborhood meetings to provide feedback and their thoughts and ideas regarding the concepts for the park. The neighborhood decided on the final concept and the department provided renderings and maps to explain the concept selected. Bubble diagrams and spatial organization was used to determine the best layout from the chosen site amenities that would fit within Allen Park which lead to the final concept you see in the development maps provided in the grant application.

8.

For acquisition or combination projects, please describe why is the acquisition needed. Please also describe if the acquisition is an addition to an existing park or recreation area.

Combination projects are acquisition + development. If your project is development only, please write N/A.

N/A

9.

For acquisition or combination projects, please describe the existing resources and features of the site that make it desirable for outdoor recreation.

If your project is development only, please write N/A.

N/A

10.

For acquisition or combination projects, who is this property being purchased from?

If your project is development only, please write N/A.

N/A

11.

Are any buildings or structures being purchased along with the property?

12. When will the public have access to the site?

Yes, all City of Des Moines Parks are free and accessible to the public. Following ADA and SUDAS guidelines the site will be designed to accommodate disabilities to provide access for all.

13.

For acquisition or combination projects, describe the development planned for the site in order to open to public outdoor recreation. If development will be delayed more than three years from grant award, please explain why the acquisition is a priority at this time.

If your project is development only, please write N/A.

N/A

14.

For acquisition or combination projects only. Is the property being acquired under the threat of condemnation?

15.

For acquisition or combination projects only. Was the property listed for public sale?

16.

For acquisition or combination projects only. Does the project involve donated property?

17. What new facilities will be constructed as part of this project?

Do not include future phase(s) if project is multi-phase. Describe only the scope of the current application.

If acquisition only, please write N/A.

Allen Park Phase I Improvements will include the development of the north parcel including a 5-12 year old playground, a 2-5 year old playground, open-air shelter, stormwater improvements, ADA accommodation, tree plantings, and site amenities. The layout offers the maximum programmatic space while preserving as much open space as possible for un-programed activities.

18.

What existing facilities will be renovated or replaced as part of this project?

If acquisition only, please write N/A.

Allen Park has (1) existing primary park sign that will be protected during project construction as it was recently installed. The only restoration will be the remaining open space that will be seeded after substantial completion. Part of the existing road way will need to be curb cut to provide ADA access ramps with detectible warning panels to provide access to the site as well as cutting a section of roadway to create a ADA parking stall. currently the sidewalks along the ROW are going to be installed before the project, and may need a small section of the sidewalk repaired to provide site access for construction.

19.

What general site improvements will be completed as part of this project?

If acquisition only, please write N/A.

The project calls for ADA access to this public land, and will be a great improvement for access for those with disabilities and all ages. Due to the sheer amount of impervious surfacing we will be include stormwater best management practices to collect stormwater runoff to filter before sending to the existing stormwater structure to improve management of the stormwater on site. Lastly, the project calls for tree plantings to provide shade and help with the urban-heat island effect. Plant selection will prioritize biodiversity and longevity.

20.

What is the anticipated lifespan of the facilities that will be funded as part of this project?

If acquisition only, please write N/A.

All City of Des Moines Parks and Recreation capital improvement projects aim to have a minimum 20-year life span. Resilient materials and products are used whenever possible due to the harsh environment of the urban setting, vandalism, and general damages.

21.

Does this project include facilities that are also eligible for Dingell-Johnson or Wallop-Breaux Act funding (i.e. boat / fishing access)?

No

22.

How will access required by the Americans with Disabilities Act (ADA) and Architectural Barriers Act (ABA) be addressed for each project element?

If acquisition only, please write N/A.

All City of Des Moines park projects follow ADA and SUDAS guidelines to make they are accessible to all. Accessibility will remain a priority beyond construction through ongoing inspection and maintenance. By integrating ADA and ABA standards into every project element, Phase I of the Allen Park Improvements ensures inclusive, equitable, and compliant outdoor recreation access consistent with LWCF requirements.

23.

What design elements are included that contribute to preserving environmental resources as part of ensuring a quality outdoor recreation experience for present and future generations?

If acquisition only, please write N/A.

The project balances recreational development with conservation by maximizing programmed space while preserving open green space and integrating sustainable site practices.

Stormwater improvements are a central component of Phase I. The design incorporates grading strategies and stormwater infrastructure that manage runoff on-site, reduce erosion, and improve water quality. These measures also minimize standing water and surface degradation, enhancing safety and usability for park visitors.

The site layout has been intentionally designed to preserve as much open space as possible for unprogrammed recreational use while concentrating built amenities efficiently. Maintaining open green space supports groundwater infiltration, reduces heat island effects, and preserves the park's natural character. Open areas provide flexible recreation opportunities while maintaining ecological function and visual quality.

Phase I includes new tree plantings to expand the urban canopy and increase biodiversity. Expanded tree cover provides long-term environmental benefits including carbon sequestration, air quality improvement, shade for park users, and reduction of surface temperatures. Strategically placed trees also enhance user comfort, making outdoor recreation more inviting during warm weather while supporting habitat for local wildlife.

24.

Will this project create a new public park / recreation area where none previously existed?

Yes

25. Is this an existing LWCF-protected park/recreation area?

No

26. Is this project located in a FEMA Special Flood Hazard Area (floodplain)?

Yes

27.

Is the site contiguous with or connected to any federally owned recreation areas?

No

28.

Is your site part of a larger management area, such as a greenway or regional recreation area?

Yes

29.

Describe the existing site conditions and explain how the site is suitable for the type(s) of outdoor recreation being proposed.

The north parcel identified for Phase I development is largely open and underutilized. It contains gently varying topography with modest elevation changes that provide visual interest while remaining suitable for development. Existing turf conditions allow for flexible informal recreation but lack defined play and gathering spaces. There is also an opportunity to enhance the urban canopy.

The proposed Phase I improvements—including age-separated playgrounds (2–5 and 5–12), an open-air shelter, ADA-accessible routes, stormwater improvements, tree plantings, and supporting the existing open space—are well suited to the existing site conditions.

The open turf areas provide ample space for playground development while preserving significant unprogrammed open space for flexible recreation. The gently rolling terrain allows for incorporation of elevation changes that enhance play value and user experience without requiring excessive grading.

The residential setting makes the park particularly appropriate for neighborhood-scale amenities such as playgrounds and shelters. These uses support daily, close-to-home recreation consistent with LWCF priorities and serve all residents within walking distance. The surrounding street network provides convenient access while maintaining a neighborhood character that supports safe and frequent use.

The site can accommodate active recreation amenities while preserving flexible open space, enhancing environmental quality, and improving accessibility. These characteristics ensure that the proposed development is both contextually appropriate and aligned with LWCF goals of providing safe, inclusive, and sustainable outdoor recreation opportunities for present and future generations.

30.

Does the site include any feature that visually detract (cell tower, powerlines, dilapidated structures, etc) from the outdoor recreation experience or that will represent a potential public safety hazard?

No

31. What is / will be the applicant's type of ownership of the property?

Fee Simple Ownership.

32.

How often will the public have recreation access to the site? What kind of restrictions to public outdoor recreation will occur?

All Des Moines parks—including Allen Park—are open to the public 365 days a year during established park hours. Typically these range from morning to sunset and vary depending on the season do to the sun setting.

33. Explain who will manage and operate the site.

The maintenance of the site, both physically and financially, will be the responsibility of the City of Des Moines Parks and Recreation Department. Established in 1892, the department maintains 77 parks, 90+ miles of different types of trails, 8 cemeteries, several specialty recreation facilities, and a wide array of natural areas spread over thousands of acres. Staffing plans and operating budgets are regularly updated as new facilities are being planned and developed to provide for proper operation and maintenance to maximize the given capital investment's serviceable lifespan. Major maintenance occurs as needed via city staff or contractors, and regular maintenance activities are carried out in a rotation throughout the year by city staff.

Regular maintenance activities may include but are not limited to removing trash and debris, snow removal, mowing, pruning vegetation, removing invasive species, sweeping pathways as necessary, checking and replacing lighting, and checking and replacing signage. Beyond standard maintenance tasks, the city also has a certified playground inspector who routinely checks the playground for maintenance items and does a yearly audit to ensure the playgrounds is up to code and safe for public use.

34.

Describe any rights-of-way, easements, reversionary interests, etc. within the proposed LWCF boundary.

Allen Park is two separate parcels that are separated by E Titus Ave. The Parks and Recreation Department have the two parcel boundaries under their ownerships as the boundaries for the LWCF application and there are no ROW within the proposed

boundary. There are no planned easements, reversionary interests, etc. within the LWCF boundaries as well.

35.

Are there any pre-existing or planned indoor facilities that would not themselves be eligible for LWCF grant funding and need a public facility request or should be excluded from the LWCF boundary?

No

36.

Is the proposed LWCF boundary the same as the boundary of the park / recreation area as it exists in its totality?

Yes

36.1.

Explain any area proposed for exclusion and why (must be in accordance with the LWCF Manual) and ensure that any proposed exclusions are clearly depicted on the boundary map.

N/A

37.

Please describe any existing or planned resource management practices (i.e. timber management, grazing, etc.).

Describe the nature of the practice, anticipated duration, and how the practice supports outdoor recreation. If there are none, write N/A.

Allen Park Phase I does not contain sensitive natural resources requiring formal resource management under IDNR guidelines. The park is a developed urban recreation site, and the proposed improvements occur within previously disturbed areas. While no specialized resource management plan is required, the project incorporates environmentally responsible design and long-term stewardship practices to ensure the park remains sustainable, functional, and environmentally sound for future generations. Non-chemical based turf management and mowing, tree maintenance and replacement as needed, inspection and maintenance of stormwater infrastructure to best protect natural resources like Yeader Creek, repair of accessible routes and amenities

38.

Please describe any pre-existing or planned uses on the site that are incompatible with LWCF requirements that should be excluded from the LWCF boundary?

Describe the nature of the use and ensure it is clearly depicted on the proposed LWCF boundary map. Clarify whether the future intent is for the area to become subject to LWCF once the use is terminated, or if the intent is for the use to continue within the park in perpetuity. If none, write N/A.

N/A

39.

Have there been any previous NEPA reviews that are relevant to the grant project or this site?

NEPA = National Environmental Policy Act. This could include Environmental Assessments (EA), Categorical Exclusions (CE), and Environmental Impact Statements (EIS).

No

40.

List all federal permits / approvals needed for the grant and include their current status and timelines for approval.

Example: USACE floodplain permits

Allen Park Phase 1 Improvements is expected to have no federal permits/approvals necessary for construction beyond any requirements as laid out by the LWCF grant application.

41.

List all state and local permits needed for the grant project and include their current status and timelines for approval.

The following list of permits and board reviews are expected for the construction of Allen Park Phase 1 Improvements:

Site Plan approval - Fall 0226

Grading and Excavation Permit - at time of construction (Spring 2027)

SWPPP - at time of construction (Spring 2027)

Building Permit - at time of construction (Spring 2027)

Electrical Permit - at time of construction (Spring 2027)

City of Des Moines ZBOA conditional use variance/zoning change - Summer 2026
Chapter 50 Floodplain development permit - Summer 2026
LWCF Manual Compliance - end of project (Spring 2028)

42.

Have there been any cultural or historic resource surveys completed prior to this application? If yes, please upload associated documents in the Portfolio.

You are required to submit a 'desktop' archeological review with your application. This question is asking if any additional or previous reviews have been completed for the project such as a Phase IA or Phase I archeological review.

Yes

Minority Impact Statement

* indicates a required field

Pursuant to 2008 Iowa Acts, HF 2393, Iowa Code Section 8.11, all grant applications submitted to the State of Iowa shall include a Minority Impact Statement. This is the state's mechanism to require grant applicants to consider the potential impact of the grant project's proposed programs or policies on minority groups.

1. I have reviewed the Iowa Code Section 8.11 defining "Minority Persons"

“Minority Persons”, as defined in Iowa Code Section 8.11, mean individuals who are women, persons with a disability, Blacks, Latinos, Asians or Pacific Islanders, American Indians, and Alaskan Native Americans.

“Disability”, as defined in Iowa Code Section 15.102, subsection 5, paragraph “b”, subparagraph (1): b. As used in this subsection: (1) "Disability" means, with respect to an individual, a physical or mental impairment that substantially limits one or more of the major life activities of the individual, a record of physical or mental impairment that substantially limits one or more of the major life activities of the individual, or being regarded as an individual with a physical or mental impairment that substantially limits one or more of the major life activities of the individual. "Disability" does not include any of the following: (a) Homosexuality or bisexuality. (b) Transvestism, transsexualism, pedophilia, exhibitionism, voyeurism, gender identity disorders not resulting from physical impairments or other sexual behavior disorders. (c) Compulsive gambling, kleptomania, or pyromania. (d) Psychoactive substance abuse disorders resulting from current illegal use of drugs.

“State Agency”, as defined in Iowa Code Section 8.11, means a department, board, bureau, commission, or other agency or authority of the State of Iowa.

Yes

2. Please choose the statement that pertains to this grant application.

Complete all the information requested for the chosen statement.

The proposed grant project programs or policies could have a disproportionate or unique POSITIVE impact on minority persons.

2.1. Describe the positive impact expected from this project

As stated in the project need, this park will serve 2,200 new residents who do not have a park within a 10-minute walk. According to TPL using US Census data 44% are of non-white ethnicity. 12% are African Americans, 8% are Asian, 20% are Hispanic, and 4% are Pacific Islanders, American Indians or mixed race. The City believes the park improvements will positively impact the residents above as they do not currently have a park space within a 10-minute walk. By providing the open space and recreation opportunities this community will have the resources necessary to incorporate healthier lifestyles and promote outdoor recreation within the City of Des Moines for all ages and abilities.

2.2. Indicate which group is impacted:

African Americans|Latinos|Asians|Pacific Islanders|American Indians|Other

3.

I hereby certify that the information on this form is complete and accurate, to the best of my knowledge:

YES

LWCF Certification

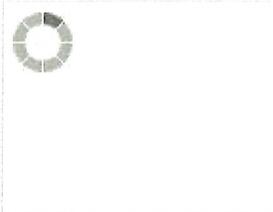
* indicates a required field

1. By checking the box below, I certify that:

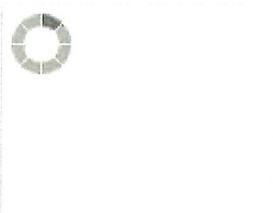
-- All the information provided in this application is true and correct. --I have authority from the organization/agency of which I represent to apply for grant funds on their behalf. --The applicant agrees to conform with the Americans with Disabilities and Civil Rights Acts. --The applicant agrees to keep the Project Site open to the public for outdoor recreation in perpetuity and the applicant will complete required inspections and reports, per the grant agreement and as required by law. --Required match funding is secured.

YES

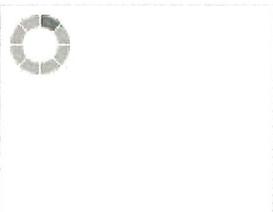
PORTFOLIO



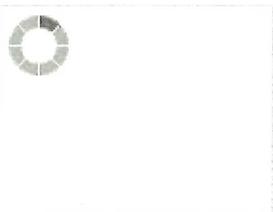
📄 CDM Allen Park concept Map



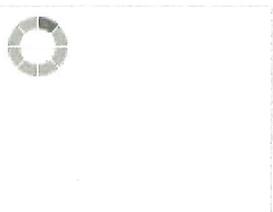
📄 Allen Park Analysis Outputs



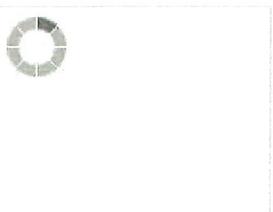
📄 Allen Park Community Engagmenet Outputs



📄 ParkServe_2026-03-02_175729-North Parcel



📄 ParkServe_2026-03-02_175729-South Parcel



📄 CDM Allen Park Renderings



**DSM Allen Park Improvement
Project_Archaeological Ph I_TA25-1007-
-4_Tallgrass Archaeology_2025**

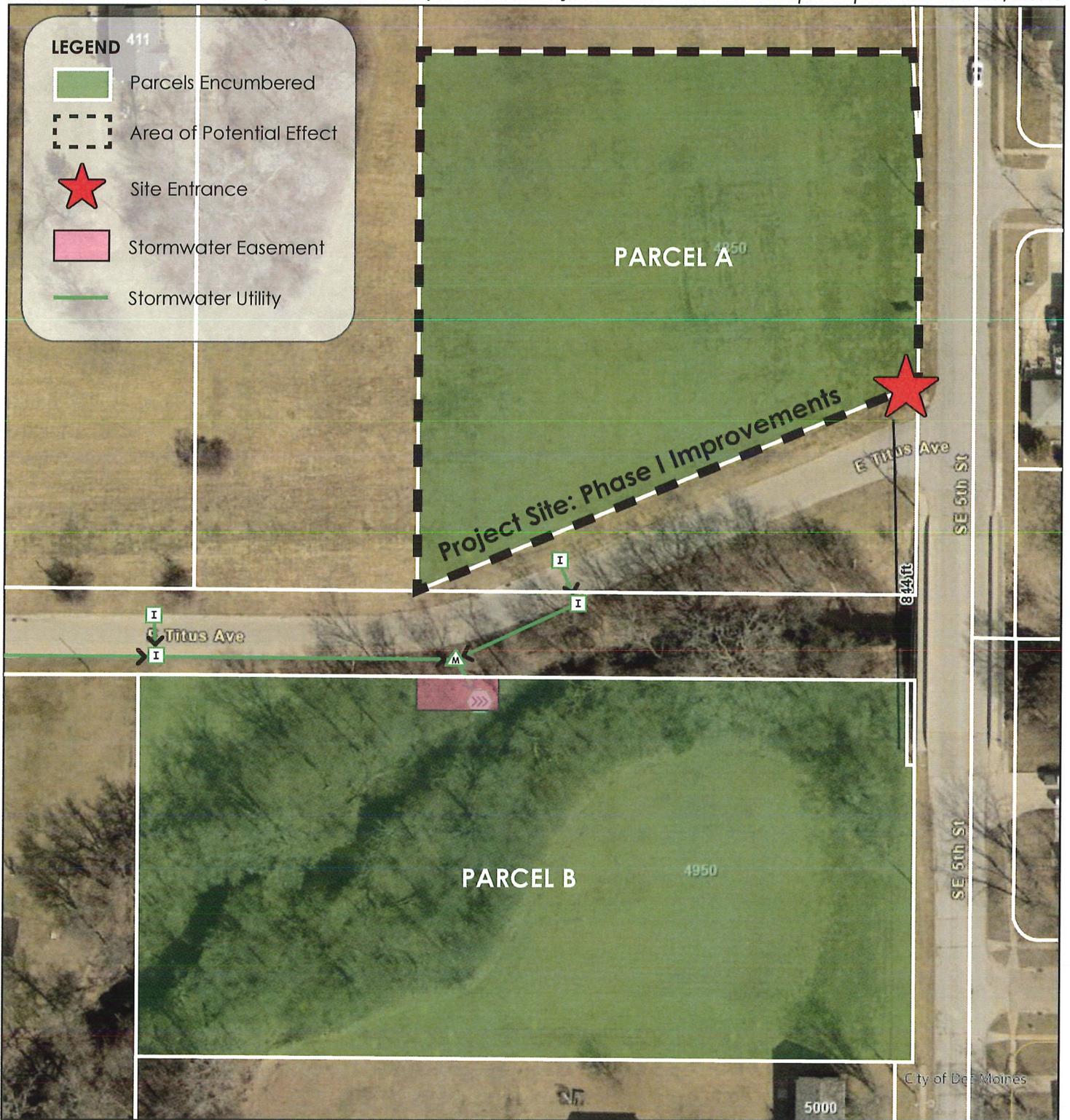
Printed March 2, 2026 12:21 CST/CDT

LWCF Boundary Map

Allen Park, Des Moines IA

Allen Park Phase I Improvements | LWCF Project #19-*****

Map Prepared Feb. 23, 2026



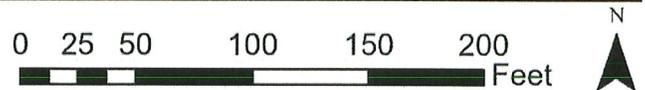
Site Address | 4850 SE 5th St, Des Moines, IA 50315

Site Information | Polk County, Iowa

PLSS Sec/Twp/Rng | 27, T78N, R24W

Lat/Long of Entrance | 41.539486 -93.606591

LWCF Acres Encumbered | 4.1 Acres



Grantee:  Derek Hansen

Parcel A
 Owner- City of Des Moines
 Acres | 1.75
 Legal Description | -EX BEG 25F S OF NW COR THN E 297F S 381.37F NW 228.89F N 90.5F NW 46.69F NW 18.52F NW 259.12F TO POB- S 319.28F MEAS ON W LN N OF TITUS AV LOT 8 THOMAS HEIGHTS 2ND ADD

Parcel B
 Owner- City of Des Moines
 Acres | 2.35
 Legal Description | N 226F E 165F LT 15 & -EX E 5F N 50F- & -EX S 408F- LT 16 THOMAS HTS 2ND ADD

LWCF Location Map

Allen Park, Des Moines IA

Allen Park Phase I Improvements | LWCF Project #19-*****

Map Prepared Feb. 23, 2026

Site Address | 4850 SE 5th St, Des Moines, IA 50315

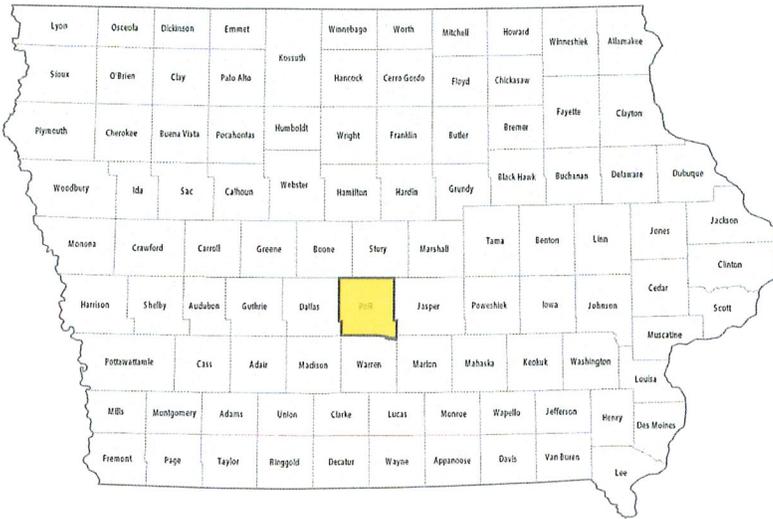
Site Information | Polk County, Iowa

PLSS Sec/Twp/Rng | 27, T78N, R24W

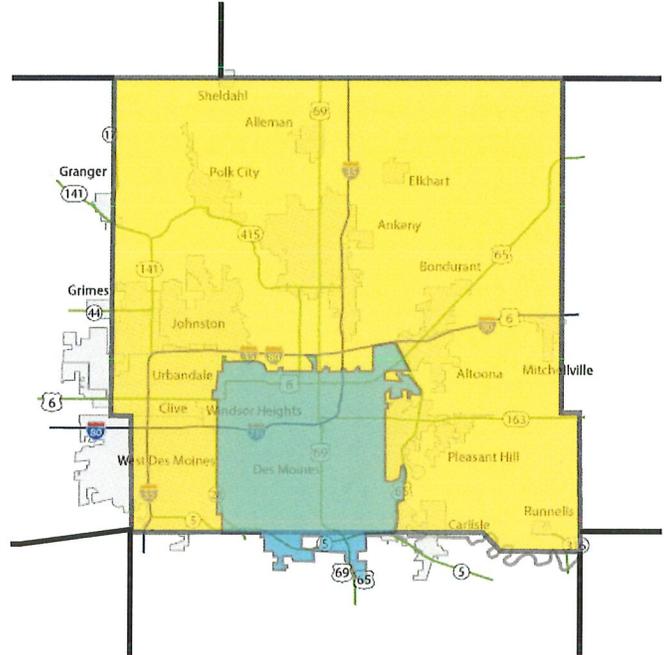
Lat/Long of Entrance | 41.539486 -93.606591

Grantee: 
Derek Hansen

State of Iowa



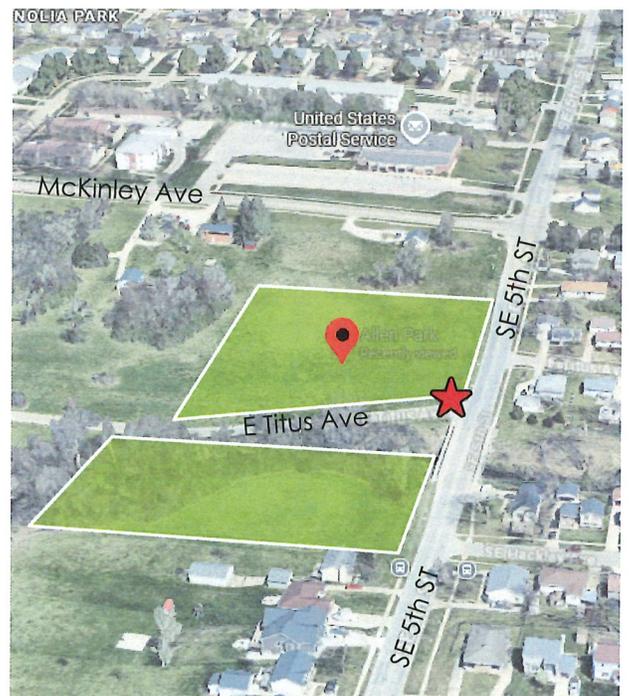
Polk County



Des Moines (Municipality)



Allen Park



★ Lat/Long of Entrance | 41.539486 -93.606591

ALLEN PARK

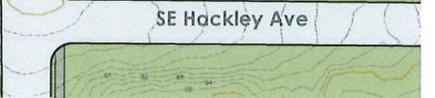
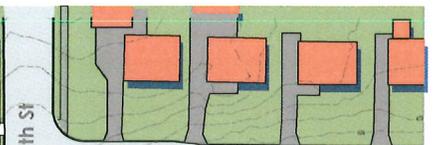
Concept Design

LEGEND

- ① Open Space
- ② 5-12 Yr Old Playground
- ③ 2-5 Yr Old Playground
- ④ Open-Air Shelter
- ⑤ Stormwater Management
- ⑥ ADA-Parking Stall
- ⑦ Kybo-Enclosure
- ⑧ Pedestrian Stream Crossing
- ⑨ 1/8th Mile Walking Loop
- ⑩ Stream Clean-Out



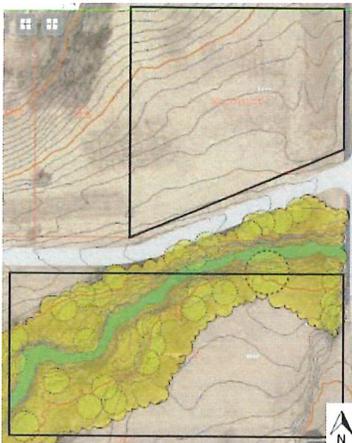
PHASE 1 IMPROVEMENTS



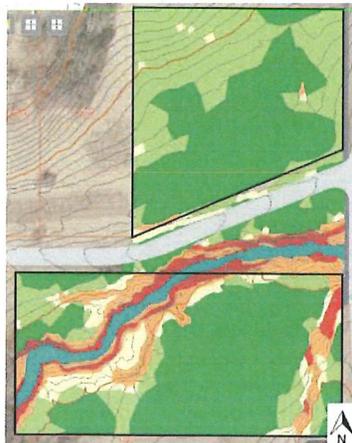
PHASE 2 IMPROVEMENTS



Proposed Layout Concept Analysis



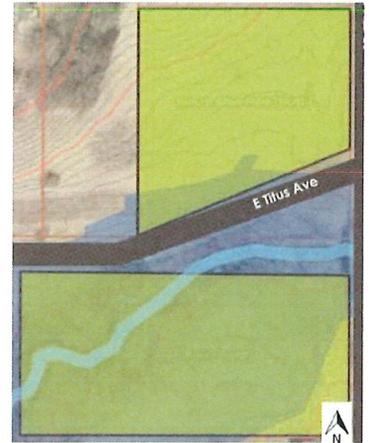
Existing Vegetation



Slope Analysis

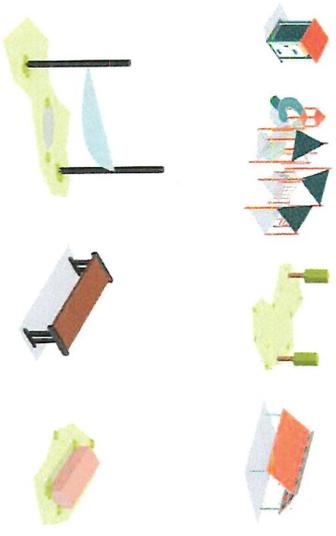


Car Noise Pollution

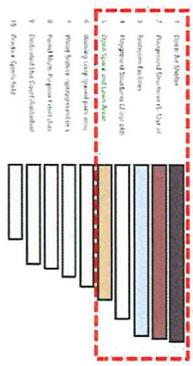


Flood Plain Location

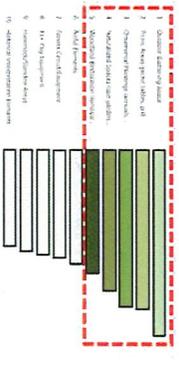
Proposed Layout



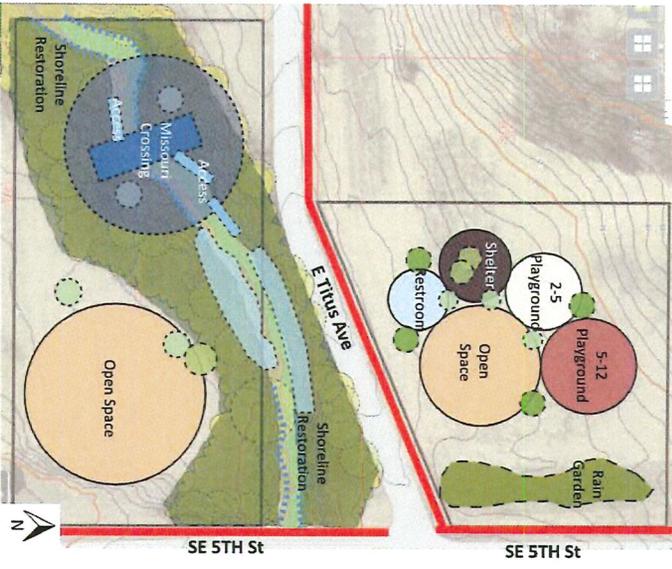
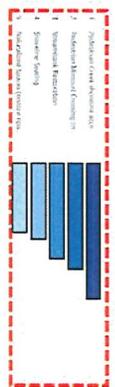
14. A compiled list of amenities that could work within the space are listed below. What would be your ranking of choices for **PRIMARY** use annotated to include in future improvements?



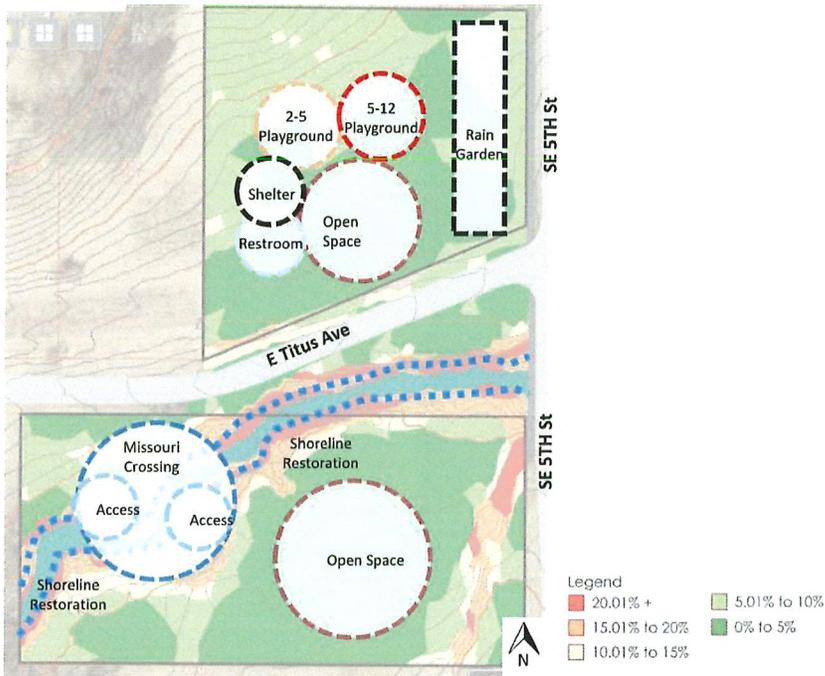
15. A compiled list of additional amenities that could work within the space are listed below. What would be your ranking order for **SECONDARY** use annotated to include in future improvements?



16. A compiled list of amenities that could work within the space are listed below. If specific amenities to include in future improvements are annotated to include in future improvements?



Slope Analysis



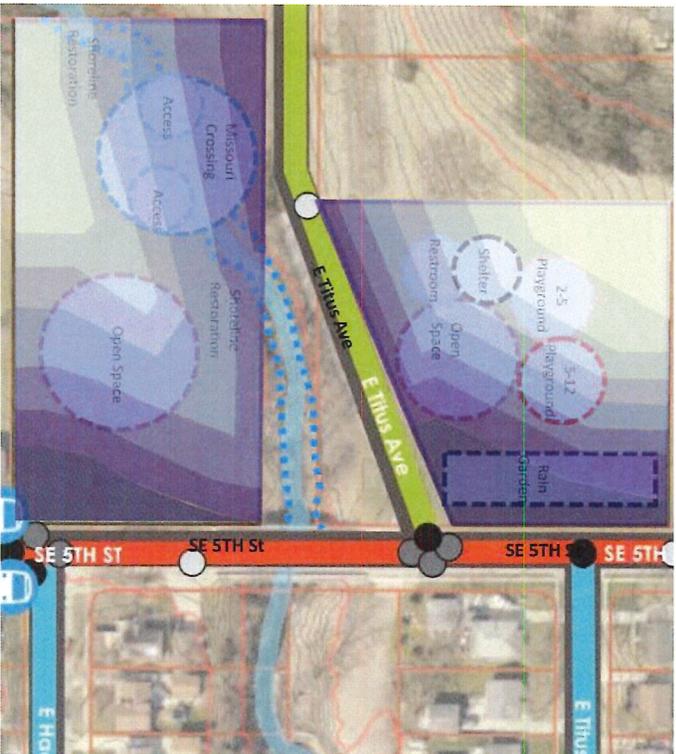
Road Usage



- Legend:**
- 5,200 Average Daily
 - 1,490 Average Daily
 - 853 Average Daily
 - Crash Report 2010-2013
 - Crash Report 2014-2017
 - Crash Report 2018 +
 - D Dart Stop



Noise Pollution Analysis



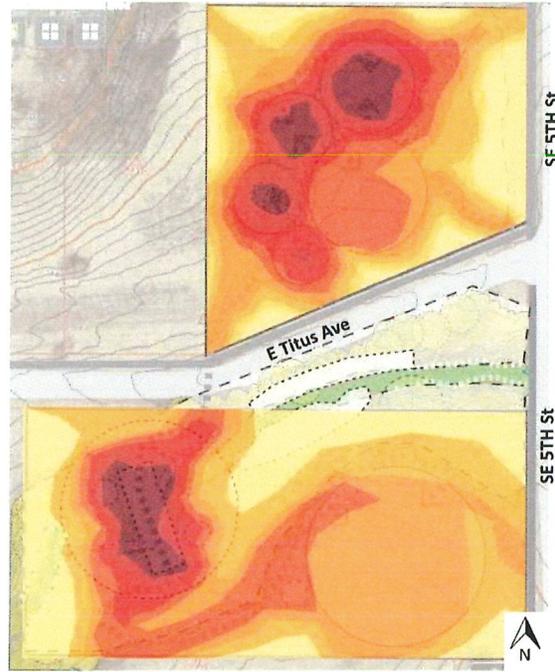
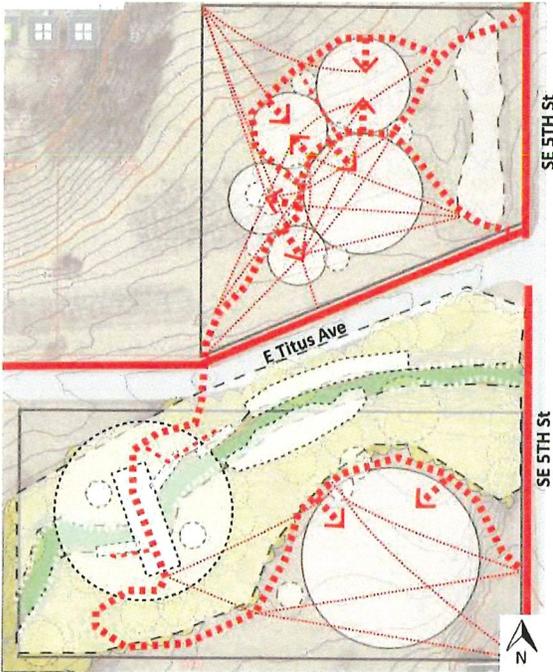
Sidewalk Infrastructure



Legend:

-  Existing Sidewalk
-  Priority Lvl 2 in-fill
-  Possible crossing areas





Circulation Analysis



**PHASE I
ARCHAEOLOGICAL
INVESTIGATION FOR THE
ALLEN PARK IMPROVEMENT
PROJECT,
DES MOINES, POLK COUNTY, IOWA**

prepared for
**City of Des Moines
Engineering Department
400 Robert D Ray Drive
Des Moines, IA 50309
Activity ID No. 2023-002**

prepared by
**Tallgrass Archaeology LLC
Justin R. Moe,
Principal Investigator
2460 South Riverside Dr.
Iowa City, IA 52246**

CONFIDENTIALITY STATEMENT

Information contained in this report relating to the nature and location of archaeological sites is considered private and confidential and not for public disclosure in accordance with Section 304 of the National Historic Preservation Act (54 U.S.C. § 307103); 36 CFR Part 800.6 (a)(5) of the Advisory Council on Historic Preservation's rules implementing Sections 106 and 110 of the Act; Section 9(a) of the Archaeological Resource Protection Act (54 U.S.C. § 100707); and Chapter 22.7, subsection 20 of the Iowa Code.

ABSTRACT

Tallgrass Archaeology LLC of Iowa City, Iowa, conducted a Phase I Intensive Archaeological Investigation for the Allen Park Improvement Project in the City of Des Moines, Polk County, Iowa. The city intends to develop the park from its current configuration of an open grassy lot. The project area is in the southern portion of the city of Des Moines in the NW ¼ of Section 27 in T78N-R24W, Polk County, Iowa. The park's physical address is 4850 SE 5th Street. The project area is situated completely within a manicured lawn. It is generally a rectangular shaped project measuring roughly eighty-eight meters by seventy-seven meters. **In total, the project area encompasses roughly 1.8 acres (0.73 hectares).**

This Phase I Investigation consisted of pedestrian survey and a systematic excavation of twenty-nine subsurface tests across the project area. All twenty-nine tests were excavated into sterile subsoil. No archaeological deposits, nor archaeological sites were identified during the Phase I Fieldwork at Allen Park. As such, no additional archaeological investigation is recommended for the project as it is currently designed.

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INTRODUCTION

This report presents the results of a Phase I Intensive Archaeological Investigation for the Allen Park Construction Project in the City of Des Moines, Polk County, Iowa (Figures 1-3). The City of Des Moines intends to create a park within an open lot currently owned by the city. The proposed project funding source requires a Phase I Intensive Archaeological Investigation. The Phase I study was conducted by Tallgrass Archaeology LLC of Iowa City, Iowa, for the City of Des Moines Engineering Department.

The purpose of a Phase I Archaeological Investigation is to identify and delineate archaeological resources within a project's area of impact to provide reviewing agencies with documentation of the project's potential impact on historic properties. Historic properties are defined as any site, district, building, structure, or object that is included, or eligible for inclusion, in the National Register of Historic Places (NRHP).

The field investigation was conducted on May 8th-9th, 2025. Justin R. Moe served as the Principal Investigator, led the fieldwork, and authored this report. Fieldwork was conducted by Justin R. Moe and Project Assistants Tyrus Lankford, Mackenzie Taylor, Rook Waitz, and Drew Bochenek. The Principal Investigator is solely responsible for the content and accuracy of this report with respect to site location, description, and evaluation.

The project area is in the southern portion of the city of Des Moines in the NW ¼ of Section 27 in T78N-R24W, Polk County, Iowa (see Figures 1-3). The project area is situated northwest of the intersection of SE 5th Street and E Titus Avenue. The project area's physical address is 4850 SE 5th Street. The project area is situated within a maintained open lot owned and managed by the City of Des Moines. The project area is generally rectangular in shape, measuring roughly seventy-seven meters by eighty-eight meters. **In total, the project area encompasses roughly 1.8 acres (0.73 hectares).**

ENVIRONMENTAL CONTEXT

The project area is located within the Southern Iowa Drift Plain, Iowa's largest landform region (Figure 4) (Prior 1991). The topography of this region is one of steeply rolling hills, level upland divides, stepped erosion surfaces, and dendritic drainage networks. Uplands are mantled by a moderate to thick cover of Wisconsinan-age loess. Pre-Illinoian glacial drift and underlying sedimentary bedrock are exposed within the deeper stream valleys. Southeast Iowa is dominated by broad, level upland divides that represent undissected remnants of Pre-Illinoian drift plain surfaces. The areal extent of undissected uplands decreases with distance westward, and stepped hillslopes and deep valleys dominate the south-central part of the state. In southwest Iowa, flat upland divides are nearly absent (Prior 1991:61-64).

Alluvial landforms in the state of Iowa can be compared to the Holocene landscape valley evolution model presented by Bettis and Littke (1987). The model identifies the DeForest Formation, which consists of four lithostratigraphic units: the Gunder, Roberts Creek, and Camp Creek, which are found as terrace or floodplain surfaces, and one alluvial fan member, the Corrington. Generally, the chronology of these units shows that the Gunder and Corrington Members range from late Woodfordian/early Holocene to early/late Holocene in age. The Roberts Creek Member relates to the late Holocene, while the Camp Creek (a.k.a. post-settlement alluvium, or PSA) is historical in age. Correlating these units further with identified cultural phases in Iowa indicates that the Gunder and Corrington Members may contain Paleoindian through Woodland components, the Roberts Creek Member could contain Late Archaic through early historic components, and the Camp Creek Member may contain buried and surface historic components as well as burying older surfaces.

The soil series mapped within the Allen Park project area consists of Colo-Judson Silt clay loams (11B) and Sharpsburg-Urban Land (4370C; Soil Survey Staff 2025; Figure 5). Colo-Judson soils belong to the Roberts Creek/Gunder Members of the DeForest Formation. They are deep and poorly drained soils formed in silty alluvium and typically expressing an Ap-A-Bg-BCg-Cg soil sequence (Artz 2005). Sharpsburg soils

are deep, well drained soils forming in loess which contain an Ap-A-Bty1-Bt2-BC-C soils sequence (Artz 2005). Urban soils indicate areas where the ground surface has been greatly modified by urban development or other human activities which have altered the intact native soils (Riddle 2023). Therefore, a natural soil profile cannot necessarily be expected in these areas, or the soils may be found to have been truncated and overlain by historic/modern fill deposits.

Local Context

The project area is located in a suburban park setting within the City of Des Moines. Currently the entire park is situated within manicured grass (Figure 6). No additional park features such as playground equipment, shelters, benches, or walkways have yet been constructed (Figure 7). The southern portion of the park is situated within an alluvial setting associated with Yeader Creek. The elevation in the park gradually increases to the northwest away from Yeader Creek (Figure 8). Overall, the project area contains zero surface visibility.

HISTORIC CONTEXTS

The historic context is considered the framework for making decisions about the National Register eligibility and is the cornerstone of the preservation planning process. Without historic contexts, the significance of archaeological and architectural sites cannot be adequately evaluated. Historic context is defined as “a body of thematically, geographically, and temporally linked information that provides for an understanding of a property’s place or role in prehistory or history” (National Park Service 1993:25). The following is a brief summary of the historic contexts applicable to the project area.

Precontact Period

Pre-Clovis and Paleoindian Period

Recent archaeological evidence suggests human occupation of parts of North America during the “Pre-Clovis” period. Finds such as securely dated human footprints and lithics recovered from below Clovis bearing deposits suggest the peopling of North America as early as 23,000 years before present (B.P.) (Waters et al. 2018; Bennett et al. 2021; Davis et al. 2022). It is speculated that these finds represent sparse hunter-gatherer populations who exploited a wide variety of seasonally available plant resources in addition to the hunting of large mammals, many of which later became extinct.

The Paleoindian Tradition (12,500-9,500 B.P.) represents the earliest known human presence in Iowa. Paleoindian peoples were migratory bands of hunter-gatherers who spread rapidly across North America as the last of the massive glacial ice sheets retreated northward. By 12,500 B.P., Paleoindian peoples had migrated throughout Iowa in small mobile hunting bands following Pleistocene megafauna. The Paleoindian Tradition is divided into Early and Late periods. The Early Paleoindian period is characterized by large-to-medium-sized, fluted, lanceolate (leaf-shaped) points, such as Clovis and Folsom. The Late Paleoindian period is characterized by non-fluted or basally thinned lanceolate points, such as Agate Basin and Dalton. These projectile points are distinctive in their fine workmanship and the high-quality lithic raw material selected (Alex 2000; Morrow 1984). The Paleoindian Tradition is neither well-dated nor well-represented in Iowa. It is possible that Paleoindian archaeological sites may be buried under thick alluvial and eolian loessal deposits, or they may have been eroded within valleys (Alex 2000:37-38).

Archaic Period

The Archaic Tradition (10,500-2,350 B.P.) is the longest lasting Indigenous archaeological tradition in the Americas. The Archaic Tradition is subdivided into three periods: Early Archaic, Middle Archaic, and Late Archaic. By the beginning of the Archaic Tradition, loessal deposition was waning and eroding, and soil formation became the dominant force upon the landscape (Alex 2000:55). Periods of warm-dry conditions, known as the Hypsithermal and Altithermal, encouraged the expansion of prairie-grasses across the Midwest. The prairie expanded into western Iowa by 10,100 B.P. and made its way into eastern Iowa around 6,600 B.P. (Baker et al. 1990). Archaic peoples appear to have had a more diverse diet than their preceding Paleoindian ancestors, consisting of modern bison (*Bison bison*), deer, fish, waterfowl, other large and small mammals, along with a variety of wild plants. Archaic peoples may have begun small-scale cultivation in the Late Archaic times, and the widespread domestication of dogs may have occurred in North America at this time as well (Alex 2000:56-57). Technological advancements during the Archaic Tradition include the use of ground stone tools for various purposes, such as banner stones, full grooved axes, gorgets, manos and metates, and plummets. Diagnostic artifacts from the Archaic Tradition include lanceolate, medium-sized, stemmed projectile points, and ground stone tools (Alex 2000).

Around 5,000 B.P., cooler temperatures and increased moisture caused the retreat of prairies westward, and areas in east and south Iowa became more forested. Plants, especially nuts, became an important subsistence component during this period (Alex 2000). The Archaic Tradition is better represented than the previous Paleoindian period within Iowa and includes a variety of pre-ceramic material cultures and site types. Archaic site types include open campsites and habitations, caches, burials, rock shelters, plant and animal processing sites, and large bison kill sites. Archaic sites are typically found as a result of modern horticultural practices and industrial activities, and sites are often altered or destroyed by erosion. Other unreported and unrecorded sites may be buried beneath a meter or more of alluvial sediments within valleys (Alex 2000:55).

Woodland Period

The Woodland period in Iowa dates from around 500 B.C.–A.D. 1000 and was marked by the introduction of several major social, economic, and technological developments that included the bow and arrow, manufacture of pottery vessels, the domestication and cultivation of plants, and the construction of burial mounds. During this period, climatic conditions stabilized to something approaching our modern environment, with vegetation patterns climaxing in the mix of forest and prairie that greeted the first surveyors and Euro-American settlers of Iowa.

Woodland peoples were hunters and gatherers, with the cultivation of domesticated varieties of native plants becoming an important part of their economy by the later years of this period. These early cultigens included gourds, sumpweed, goosefoot, sunflower, knotweed, little barley, and maygrass. It was not until the Late Prehistoric period that corn and beans became dietary staples. Woodland peoples also hunted deer, bison, small game, and waterfowl. They gathered fish and clams from rivers and streams as well as nuts and berries from forests (Perry 1996; Schermer et al. 1995).

Archaeologists divide the Woodland period into three general sub-periods: Early Woodland (500-100 B.C.), Middle Woodland (100 B.C.-A.D. 300), and Late Woodland (A.D. 300-1000). The Early Woodland period is not well known in the interior of Iowa—most of the better-known Early Woodland sites have been found along the Mississippi River Valley (Alex 2000). It is believed that the people of this time lived in small, seasonally occupied settlements, subsisted as hunters and gatherers, built large burial mounds similar to some found in Ohio, and interacted with other groups throughout the Midwest, as suggested by artifacts found in Iowa but made from nonlocal materials that originated elsewhere. Early Woodland artifacts typically include straight-stemmed or contracting-stemmed spear points made from chipped stone and pottery vessels that were either thick and flat-bottomed or thinner and bag-shaped and decorated with incised geometric patterns.

The Middle Woodland period is marked by evidence of extensive trading networks, the development of an elaborate mortuary tradition, and the production of refined artworks. Middle Woodland settlements in Iowa appeared to be linked to a network centered in Ohio and Illinois that archaeologists call the Hopewell Interaction Sphere. This interaction sphere involved the trading of items and raw materials gathered from far-off locations, including obsidian from what is now Yellowstone National Park, marine shell from the Gulf, copper from the Great Lakes region, mica from Appalachia, pipestone from Minnesota, Ohio, and Illinois, and galena from the present-day Dubuque-Galena vicinity (Alex 2000).

Middle Woodland populations in Iowa were concentrated along the Mississippi River, where trade interactions were made easier by the great transportation corridor of the river, with smaller settlements at locations along the interior rivers of eastern Iowa (Theler and Boszhardt 2003). The most visible Middle Woodland sites in eastern Iowa were large mound groups that were constructed as part of their mortuary complex. Excavations of many of these mounds, particularly in the late nineteenth and early twentieth centuries, resulted in the recovery of elaborate and nonlocal grave goods in addition to skeletal remains. Unfortunately, most mounds were destroyed by looting and vandalism years ago. Other Middle Woodland mound groups located along the Mississippi River were destroyed by urban development.

The elaboration of a mortuary tradition during Middle Woodland times suggests that a class of social or religious leaders had arisen within the Hopewell culture (Alex 2000). However, the general Middle Woodland population lived a simpler existence in small settlements. These communities supplemented their hunting and gathering way of life with the cultivation of squash, tobacco, marsh elder, and goosefoot. Typical artifacts found on Middle Woodland sites in eastern Iowa include corner-notched, chipped-stone spearpoints; thick-walled, cone or bag-shaped pottery vessels; and nonlocal goods and raw materials reflecting trade interactions. Pottery vessels were decorated with patterns of incised lines, raised nodes, and zones of stamping using a cord-wrapped or shaped stick.

Hopewellian cultural influence diminished noticeably after A.D. 200. As social relationships changed, so too did the artifact types and styles of the Indigenous population in Iowa. This change ushered in the Late Woodland period, which would also see great changes in technology and subsistence adaptations. While the Hopewell period's nonlocal and widespread trade network began to break apart, people during the Late Woodland period still interacted with other communities within certain regions. This period of transition was a time of great population growth in Iowa, where some Late Woodland peoples began to congregate in large, nearly permanent villages. Most Late Woodland peoples, however, lived in small, dispersed settlements (Alex 2000). They began to occupy and utilize the uplands and small interior valleys to an extent unknown previously. It was during the Late Woodland period that the bow and arrow came into use. The typical Late Woodland lifestyle continued to emphasize hunting and gathering. Still, farming began to take on increased importance, and corn was introduced to many groups in the Midwest around A.D. 800.

Typical Late Woodland artifacts include chipped-stone arrow points—both notched and unnotched—along with the continued production of a variety of chipped and ground stone tools, corner-notched projectile points, and thin-walled pottery vessels exhibiting simple decoration. Pottery decoration included stamping with a plain or cord-wrapped stick and cord-impressing using a twisted cord or woven fabric pressed into the soft clay before the vessel was fired.

Mound-building continued during the Late Woodland period, but these mounds are generally smaller in size and less elaborate in construction than those of the Middle Woodland period. Past excavations of Late Woodland mounds have revealed only sparse and comparatively simple grave goods, suggesting rituals and customs markedly different from those of the earlier Hopewell culture. One Late Woodland culture that extended into extreme northeastern Iowa was typified by the construction along the high bluffs overlooking the Mississippi River of groups of effigy mounds—low mounds shaped like bears and birds. This Effigy Mound Culture flourished from A.D. 650-1000 but did not extend very far into Iowa (Theler and Boszhardt 2003).

Late Prehistoric

Late Prehistoric traditions in Iowa (950-300 B.P.) are represented by four cultures: Great Oasis, Mill Creek, Glenwood, and Oneota. Semi-permanent villages dependent upon subsistence strategies including maize horticulture, hunting, gathering, and foraging characterize all four cultures. Great Oasis sites are concentrated in northwestern Iowa and along the Des Moines and Raccoon Rivers in Central Iowa. Mill Creek sites are concentrated in northwestern Iowa. Glenwood sites are found in southwestern Iowa. Oneota sites are located statewide, including a large cluster beginning south of Des Moines, Iowa (Alex 2000).

The Oneota culture spread across parts of Illinois, Iowa, Minnesota, Missouri, Nebraska, and Wisconsin along major waterways after A.D. 1300 (Orr 1914:231). Oneota sites reflect subsistence based on maize, squash, and beans, as well as bison, deer, elk, fish, and shellfish. Diagnostic Oneota artifacts include small triangular projectile points and distinctive ceramics. Oneota ceramics are globular-shaped vessels, primarily shell-tempered, and have geometric chevron-trailed designs (Alex 2000).

The Oneota were the last prehistoric people to occupy Iowa before Europeans arrived in the mid-1600s. It is believed that the Oneota are the ancestors of the modern Ho-Chunk, Ioway, Oto, Missouri, Winnebago, and other tribes such as the Kansa, Omaha-Ponca, and Osage that were encountered when Europeans and Euro-Americans first arrived in the area (Alex 2000; Foster 2009).

Proto-Historic

The Proto-Historic period dates from around A.D. 1640-1700 and bridges the gap between prehistoric and historic Iowa. European influence began trickling into the region during this period before Europeans had any prolonged face-to-face contact with Iowa's Indigenous occupants. As European-made goods became more accessible and desirable to local communities, Indigenous-made items such as stone knives, pottery vessels, and bone, quill, and shell ornaments were slowly replaced. At the earliest contact sites, European items are typically few, and site assemblages are composed primarily of Indigenous-made goods such as stone and bone tools and pottery. It was not until the early historic period that local communities began to adopt more European-made goods at the expense of their chipped-stone and pottery traditions (Alex 2000).

The climate of the Proto-Historic period was similar to that of today. River valleys were forested, with smaller creeks supporting groves of trees, some of which were quite large. Broad upland stretches between river valleys were covered with tall prairie grasses. Prairie/forest margins provided the best of both environments and were a rich resource area to hunt and gather.

Contact/Postcontact Period

The Contact/Postcontact period (ca. A.D. 1700 to present) began as European and Euro-American traders, trappers, missionaries, and explorers entered this region, followed by Euro-American settlers beginning their westward advance. The arrival of Euro-Americans brought dramatic shifts within the lifeways of Indigenous populations. As many as eighteen different Indigenous groups may have lived in Iowa during the historic period (Alex 2000:211). These groups included: "the Ioway, Oto, Winnebago, Omaha, Ottawa, Huron, Miami, Kitchigami, Mascouten, Chippewa, Sauk, Meskwaki, Potawatomi, Pawnee, Santee, Yankton, Moingwena, and Peoria" (Alex 2000:211). Prominent among these Indigenous groups during the Proto-Historic and early historic periods were the Ioway and Oto. These two groups are closely related and inhabited much of present-day Iowa from ca. A.D. 1600 through the mid-1700s. By 1765, most of the Ioway had settled within the middle Des Moines River valley, where they lived a semi-sedentary lifestyle centered around corn, beans, and squash cultivation. In response to increasing pressures from the encroaching Sioux, Sauk, and Meskwaki, as well as from the U.S. government during the 1820s, the Ioway began to sell their land in Iowa to the United States. Eventually, the Ioway ceded the last of their land claims in Iowa to the government by way of a treaty in 1838 and moved to southeastern Kansas (Alex 2000; Harvey and Kolb 2004; Schoen 2003).

The early historic period of central Iowa's development was characterized primarily by sites and activities associated with the removal of the Sauk and Meskwaki from Iowa according to the terms of the Treaty of 1842 (Schoen et al. 2009). This treaty stipulated that the Sauk and Meskwaki could stay in the Iowa Territory for three years beyond the treaty date, after which time they were to remove to Kansas. To comply with other treaty stipulations, the Sauk and Meskwaki had to first move west of a line, known as the "Red Rock Line," within the present-day boundaries of Lake Red Rock, before removing from the territory entirely by 1845. This relocation placed the Sauk and Meskwaki in the vicinity of the Raccoon and Des Moines Rivers confluence, prompting the establishment of the Raccoon River Agency and Fort Des Moines No. 2 by the federal government at this location (Whittaker 2009). After the Sauk and Meskwaki removal, the county was opened for Euro-American settlement.

Upon removal of the Sauk and Meskwaki in 1845, the fort was abandoned by the military. Within a year, Euro-American settlers had platted a town called "Fort Des Moines" around the abandoned fort buildings. Polk County was officially organized in 1846. Fort Des Moines was designated as the Polk County seat of government in 1847 and, in 1856, became simply known as "Des Moines." The following year, Des Moines was designated as the state capital. The location of Fort Des Moines No. 2 and the subsequent original town plat of Fort Des Moines formed "the core of city development from which all else emanated" (Long 1982:2). None of the current project area was part of the original Fort Des Moines or Town of Fort Des Moines. Rather, it is in portions of the city where additions to the original plats were made beginning in the late nineteenth century and continuing into the early twentieth century.

Allen Park

The earliest available map for Polk County is the 1848 General Land Office (GLO) map (Figure 9). This map shows the project area entirely within prairie grass. No cultural features are plotted in the location of the future Allen Park. During the 1870s, no structures are depicted near the project area, and the project area was situated far to the south of the extent of the City of Des Moines at that time (Andreas 1875; Figure 10). By 1902, the project area still did not have any structure plotted within its boundaries, but the land was owned by the estate of a J.R. Day (Hovey 1902; Figure 11). Day does not appear to be a significant individual in the history of Polk County as his name does not appear in any available history texts including the 1880 History of Polk County (Union Historical Co. 1880). By 1914, the project area was no longer owned by J.R. Day Estate. Rather, it appears to have been annexed by the City of Des Moines and is listed as the Second Addition to Thomas Heights (Kenyon Company 1914; Figure 12). A structure is mistakenly platted within the project area on the 1914 plat map. This structure does not appear on any other plat maps and likely references the farmhouse to the north of and outside of the project area. No parts of the project area are shown to have been partitioned off for individual development as is visible in the surrounding area, suggesting that, at the time, development of the location had not yet begun. By the 1930s, plat maps show the project area associated with Des Moines and the Thomas Heights Neighborhood (W.W. Hixson 1930; Figure 13).

Historic twentieth century aerial photographs provide additional detail for the project area. The 1930s aerial photographs show the project area in use as an agricultural field. An active farm is situated just to the northwest (Figure 14). During the 1950s, the project area is still in use as an agricultural field and the farm to the northwest still appears to be in operation (Figure 15). Significant amount of residential development encroaching on the project area from the north and west at that time. In the 1960s, the project area still appears to be an agricultural field, though the farm to the northwest appears to have ceased operations or been partially abandoned (Figure 16). Only slightly more residential development has taken place between the 1950s and the 1960s. The 1970s saw significant change to the area around the future Allen Park. The location itself is still undeveloped but the farmstead to the northwest seems to have been reoccupied, as a new driveway is now present not seen in the 1960s (Figure 17). In addition, significant amounts of residential development are now seen all around the project area. The location is now nearly completely surrounded by development associated with the City of Des Moines. Post 1980, the project area has remained undeveloped with some evidence of agricultural practices still being undertaken (Figures 18-21).

RESEARCH DESIGN AND METHODOLOGY

The primary objective of this Phase I Investigation was to identify and delineate cultural resources within the proposed project corridor. The purpose of this investigation was to provide reviewing agencies with documentation of the project's potential impact on historic properties; however, an additional objective was to add to the body of knowledge concerning the prehistory and history of this area.

The current investigation was divided into three stages: pre-field archival investigations, field investigations, and evaluation of investigations. The pre-field archaeological records search for the project area consisted of a check of the I-Sites Pro: an Online GIS and Database of Iowa Archaeology maintained by the Office of the State Archaeologist (OSA). The site records search was performed to locate any previously recorded archaeological sites within a one-mile (1.6 km) radius of the project area and examine all available professional reports and literature applicable to the project area. Historical plats and atlases were also consulted to evaluate historic site potential. Historical and modern aerial photographs and LiDAR hillshade images were also examined on the Iowa Geographic Map Server maintained by Iowa State University.

This assessment was followed by the systematic investigation of the survey area employing sampling methodologies recommended by the *Guidelines for Archaeological Investigations in Iowa* (AIA 2022). Representative photographs were taken of the survey corridor with field conditions and surface visibility noted. GPS locations were recorded for all subsurface tests, marked utilities, topographic anomalies, or other important features using an Emlid Reach RX centimeter accuracy GPS utilizing the Iowa DOT RTK network. All spatial data produced from this project was processed and analyzed using QGIS 3.22.13.

The fieldwork began with a pedestrian walkover to examine the parcel for marked underground utility lines, surface features, and disturbances. The project area had little or no ground surface visibility. Because of the lack of surface visibility, the project areas were then examined by systematic subsurface testing. The tests were excavated as thirty-five-centimeter-wide shovel tests and twenty-centimeter-wide Seymour bucket auger tests to a maximum depth of up to fifty-five centimeters below the ground surface. The test interval was no greater than fifteen meters apart. Each test was excavated in ten-centimeter increments, with the soil screened through 0.25-inch hardware cloth. Soil profiles were described, and all tests were backfilled upon completion. Representative photographs were taken of the survey area and a sample of the auger test profiles. The fieldwork was conducted according to the recommended professional standards as set forth in the guidelines for archaeological survey in Iowa as revised and approved by the Association of Iowa Archaeologists in October 2022 (AIA 2023).

RESULTS OF THE INVESTIGATION

Previous Investigations

Research conducted in I-Sites Pro, an Online GIS and Database for Iowa Archaeology, showed that no previous surveys were conducted within the current project area (Figure 22). A total of ten surveys have been conducted within a mile of the current project area (see Figure 22). The nearest survey to the project area is 0.5 miles east and was conducted in 1978 by Hotopp and Lawrence of the OSA. This survey was completed for the U.S. 65/69 road widening and resurfacing project.

Table 1. Surveys within One Mile of the Project Areas.

R&C Number	Author	Year	Affiliation
19780377020	Hotopp & Lawrence	1978	OSA
19870977071	Harvey, Jennifer	2003	GLARC
19910477063	Page, Jones, Rogers, & Rogers	1991	Dunbar/Jones
20010577098	Dasovich, Steve	2001	SCI Engineering
20011077057	Dasovich, Steve	2001	SCI Engineering
20020177068	Nansel, Blane	2001	OSA
20100877036	Sellers & Ambrosino	2010	Consulting Archaeological Services
20140477064	Whittaker, William	2014	OSA
TR 993	Whittaker, William	2018	OSA
TR 2513	Mraz, Veronica	2023	OSA

Two archaeological sites have been identified outside of, but within a mile of, the project area (Table 2; Figure 23). Both sites are historic in nature. Site 13PK439 is the location of a former Army Cemetery from 1901 to 1947. The cemetery was abandoned in 1968 and the burials reportedly moved to Jefferson Barracks in Missouri. Though the cemetery has been relocated, it was still recommended that the site be avoided. Site 13PK539 represents the archaeological remains of Historic Fort Des Moines III. The site is recommended Eligible for listing on the NRHP.

Table 2. Sites within One Mile of the Project Areas.

Site Number	Recorder	Year	Affiliation	Type	NRHP Recommendation Status
13PK493	Ingalls, Marlin	1990	Historic	Cemetery	Unevaluated
13PK539	Henning, Dale	1992	Historic	Military	Eligible

There are no Historic Indian Location Database (HILD) or Notable Locations mapped within the project area (Figure 24). One Notable Location, XX4552, is located roughly a mile south of the project area. This notable location overlaps with Site 13PK493 and denotes the former location of a military cemetery. No other cemeteries, HILD, or Notable Locations are mapped within a mile of the project area.

Current Investigation

The current field investigation was conducted on May 8th-9th, 2025, by Tallgrass Archaeology personnel Tyrus Lankford, Mackenzie Taylor, Rook Waitz, and Drew Bochenek under the direction of Principal Investigator Justin R. Moe. The field investigation began with a surface inspection of the project area to note any surface features and map underground utility lines. At the time of the survey, the majority of the project area was in manicured grass, with zero percent ground surface visibility. No topographical anomalies were identified that could represent unreported archaeological deposits such as structural remains or burial mounds. A single utility was identified and mapped along the eastern edge of the project area.

A total of twenty-nine subsurface tests were excavated into the project area (Figure 25). Soil profiles from the project area varied between the creek valley portion of the project area and the northwestern upland portion of the project area. The majority of the project area was situated within the Yeader Creek valley. Soil profiles within this portion of the project area contained an Ap-C-Ab1-Ab2-Bt1-Bt2 soil sequence.

Roughly fifty-five centimeters of Camp Creek deposits were situated atop a deep, dark, partially intact Roberts Creek soil. All of the subsurface tests within this area were taken to depths well into the sterile subsoil. Subsurface Test 8 is provided as a typical profile found within the creek valley setting of the project area (Figure 26).

Subsurface Test 8 soil profile.

Horizon	Depth (cm)	Description
Ap	0-13	Dark greyish brown (10YR4/2) silt loam; abrupt boundary
C	13-55	Dark grey (10YR4/1) silt loam; abrupt boundary
A1	55-72	Black (10YR2/1) silt clay loam; granular structure; clear boundary
A2	72-95	Very dark brown (10YR2/2) silt clay loam; granular structure clear boundary
Bt1	95-120	Dark grey (10YR4/1) silt clay loam; subangular blocky structure' few redoximorphic features; gradual boundary
Bt2	120-140	Dark grey (10YR4/1) silt clay loam; subangular blocky structure' many redoximorphic features

The higher elevations within the northwest of the project area contain an Ap-Btg soil sequence typical of eroded uplands within the state. Roughly sixteen centimeters of disturbed Ap was situated atop a truncated clay enriched B horizon. All tests within the higher elevations within the project area were excavated into the sterile subsoil. Subsurface Test 27 is provided as a typical profile in these higher elevation tests (Figure 27).

Subsurface Test 27 soil profile.

Horizon	Depth (cm)	Description
Ap	0-16	Brown (10YR4/3) silt loam; abrupt boundary
Btg	16-50	Gray (10YR6/1) silt clay loam; many redoximorphic features

Pedestrian survey of the project area did not encounter topographical anomalies that could represent unreported archaeological deposits such as structural remains or burial mounds. All twenty-nine subsurface tests excavated within the project area were excavated into sterile subsoil. No archaeological deposits or sites were encountered as a result of the Phase I survey.

MANAGEMENT RECOMMENDATIONS

The Phase I Intensive Archaeological Investigation for the Allen Improvement Project in the City of Des Moines, Polk County, Iowa examined a total of **1.8 acres (0.73 hectares)**. Pedestrian walk over was conducted along with the excavation of subsurface tests within the project area. The soil profiles have shown that the project area within the Yeader Creek valley contains a Camp Creek deposit mantling a partially intact Roberts Creek soil. The northwest portion of the project area within a higher elevation contains a disturbed Ap horizon situated atop a truncated Btg subsoil. All twenty-nine subsurface tests were excavated into sterile subsoil. No archaeological deposits, nor archaeological sites were identified during the Phase I Fieldwork at Allen Park. As such, no additional archaeological investigation is recommended for the project as it is currently designed.

As always, it should be noted that no field technique is completely adequate to define all potential cultural resources within a given area. Therefore, should any cultural resources (including human remains) be detected during construction, the State Historic Preservation Office (SHPO) in Des Moines and the Bioarchaeology Program at the OSA should be notified immediately. It is the responsibility of the contractor to protect cultural resources from disturbance until a professional examination can be made or until clearance to proceed is authorized by the State Historic Preservation Officer or a designated representative.

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Appendix A:
Figures

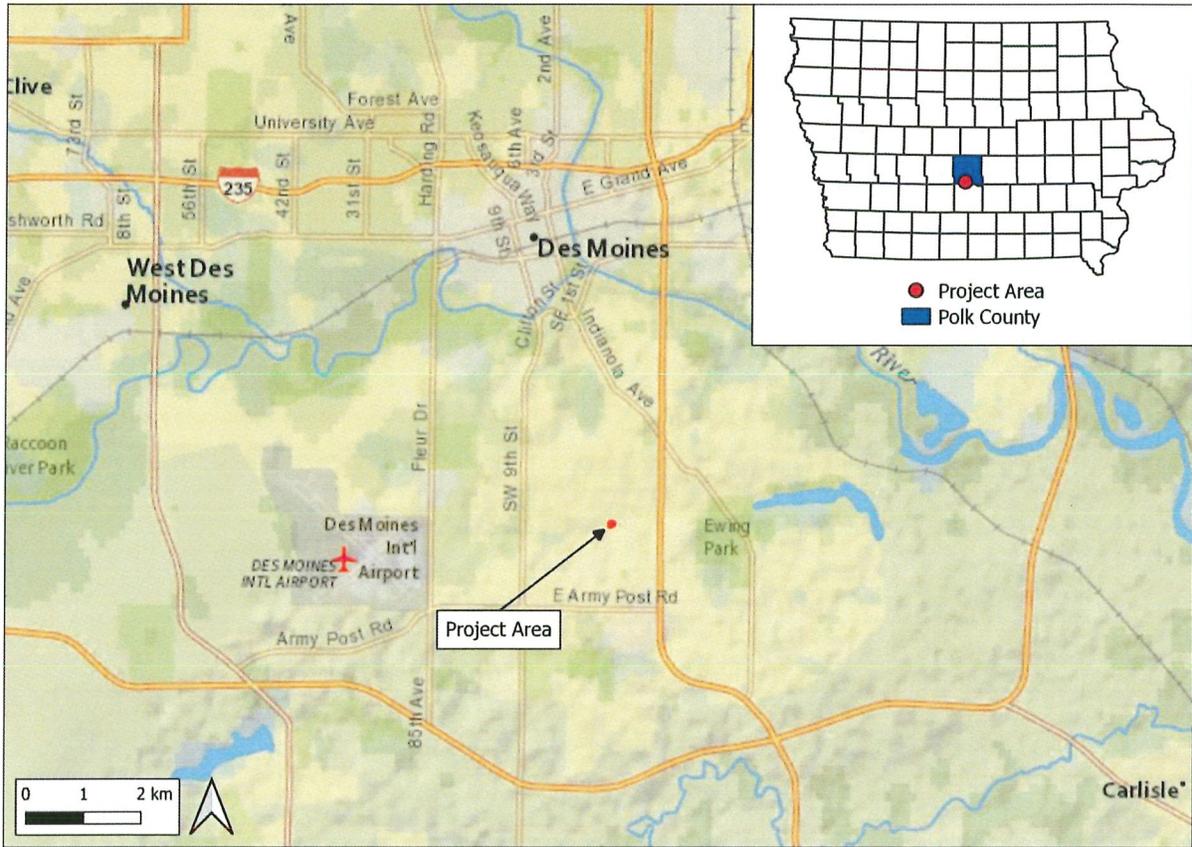


Figure 1. Location of project areas within the state of Iowa. Source: National Geographic (2025) and Iowa Geographic Map Server (2025), accessed using QGIS Mapping Software v.3.28, 2025.

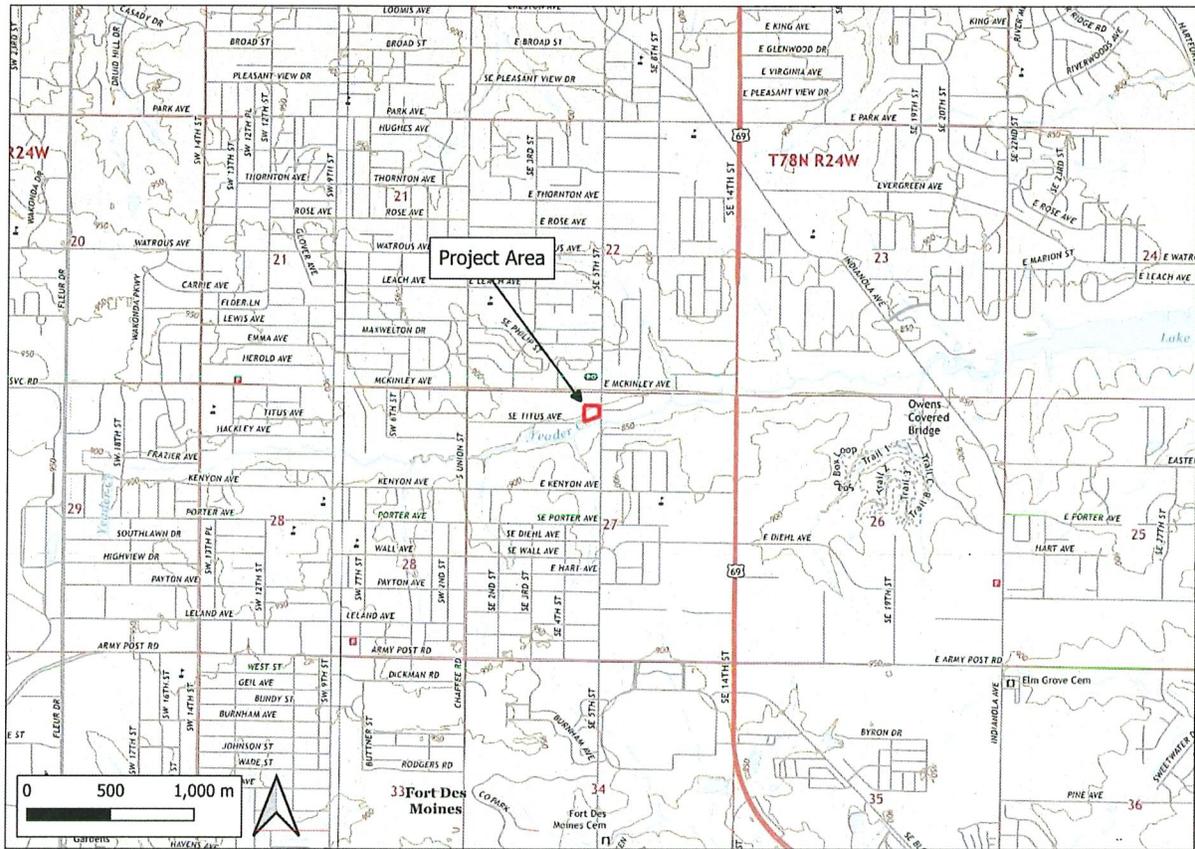


Figure 2. Topographic map of the project area. Source: USGS Des Moines SE, Iowa (2018) Quadrangle Topographic Map, accessed using QGIS Mapping Software v.3.28, 2025.



Figure 3. Modern (2025) aerial photograph showing the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.

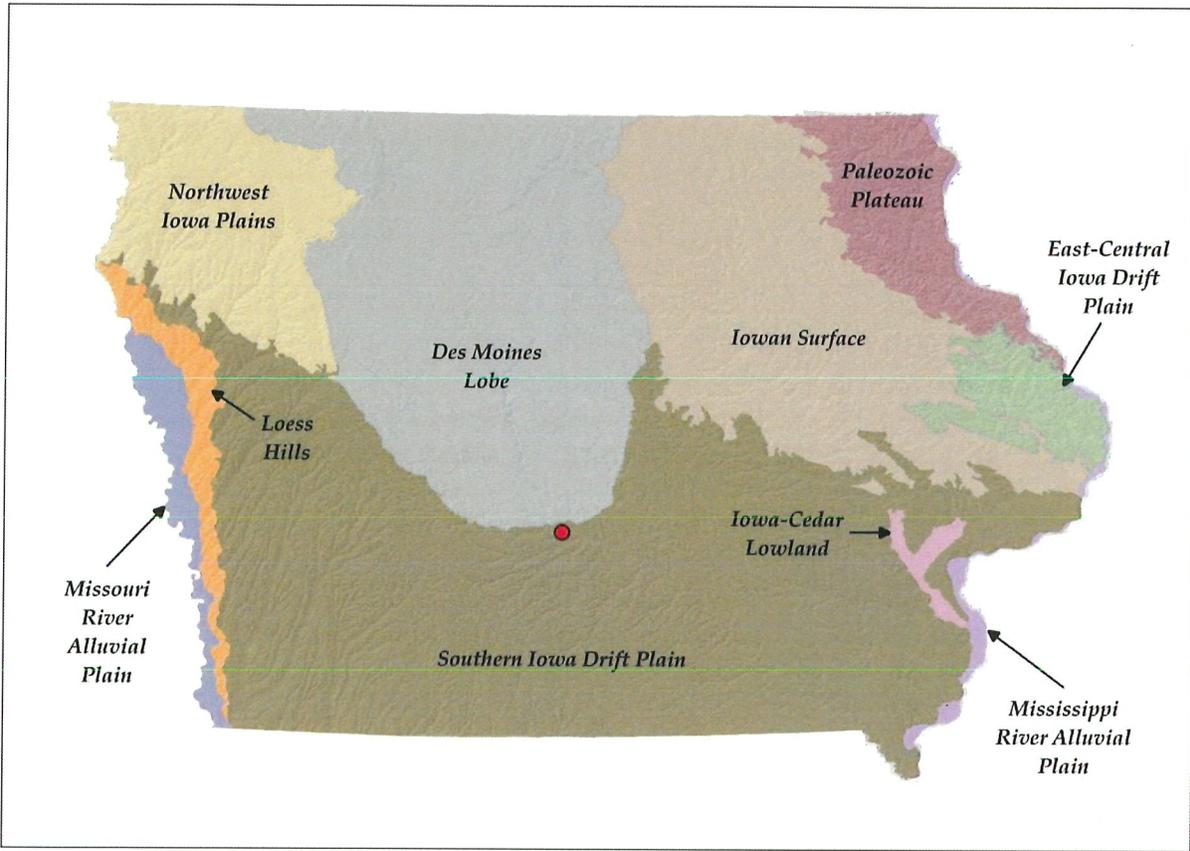


Figure 4. Landform regions of Iowa showing the general project area. Source: Prior (1991) and Iowa Geographic Map Server (2025), retrieved through QGIS Mapping Software v.3.28, 2025.

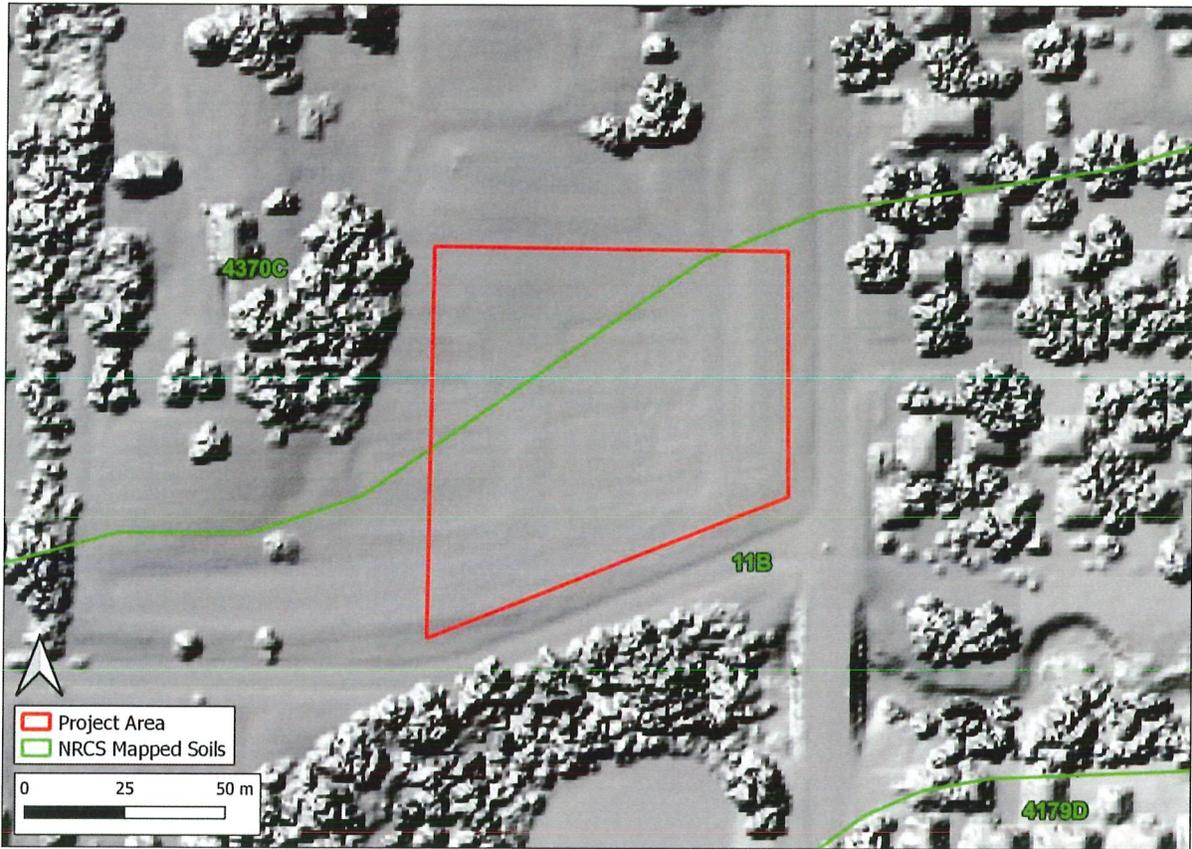


Figure 5. NRCS soils mapped within the project area. Source: NRCS (2025) and Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.



Figure 6. Example of the manicured lawn within the project area.



Figure 7. Photograph showing lack of additional park features within the project area.



Figure 8. Photograph showing elevation increase within the park to the northwest away from Yeader Creek within the project area.

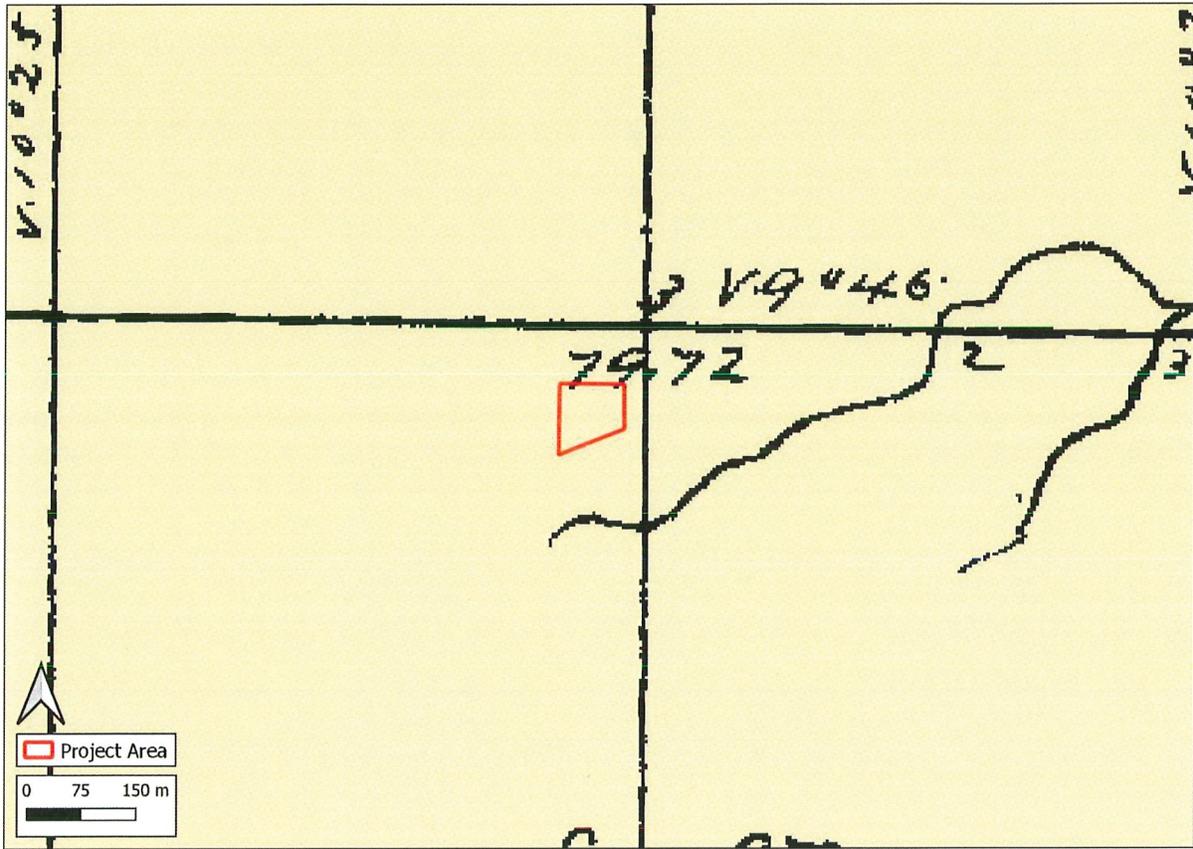


Figure 9. 1848 General Land Office (GLO) survey map of the project area. Source: Iowa Geographic Map Server (2025) retrieved through QGIS Mapping Software v.3.28, 2025.

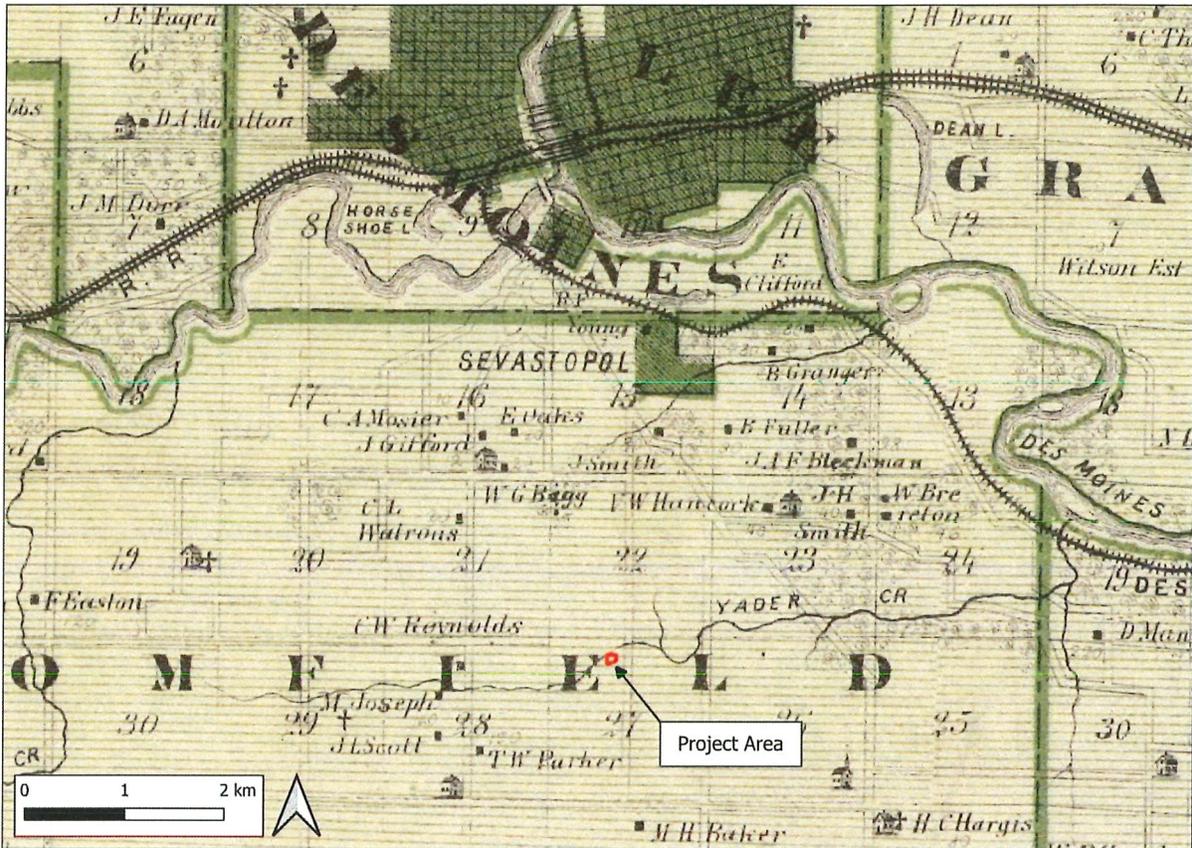


Figure 10. 1875 plat map of the project area. Source: Andreas (1875) and Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.

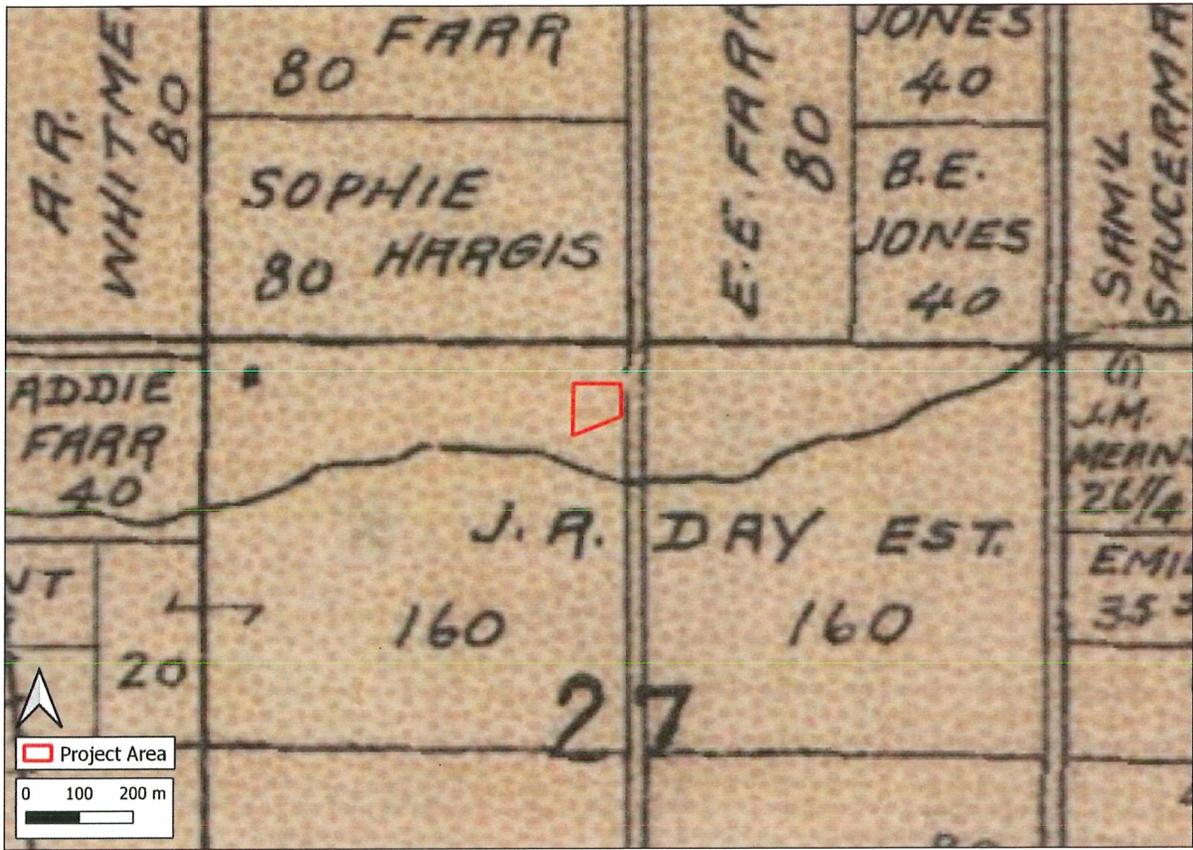


Figure 11. 1902 plat map of the project area. Source: Hovey (1902) and Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.

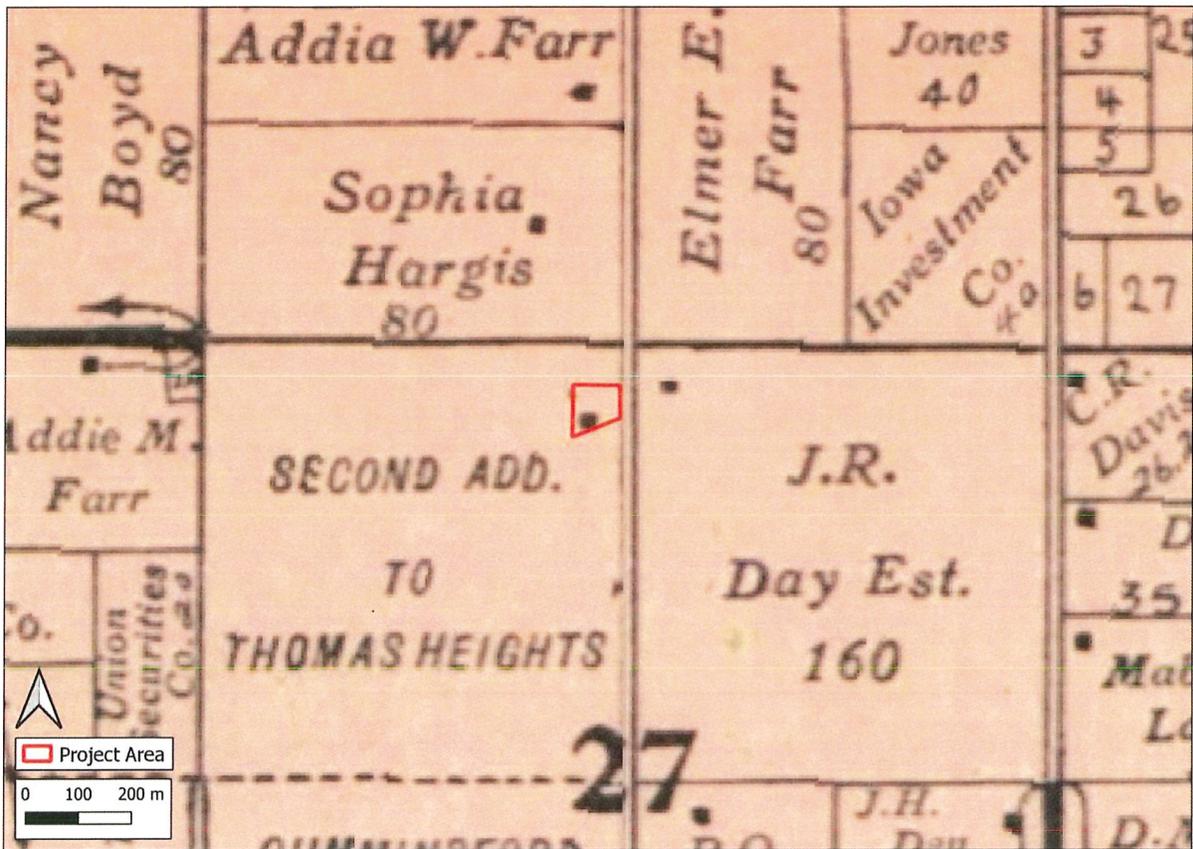


Figure 12. 1914 plat map of the project area. Source: Kenyon (1914) from the University of Iowa Digital Library retrieved through QGIS Mapping Software v.3.28, 2025.



Figure 14. 1930s aerial photograph of the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.

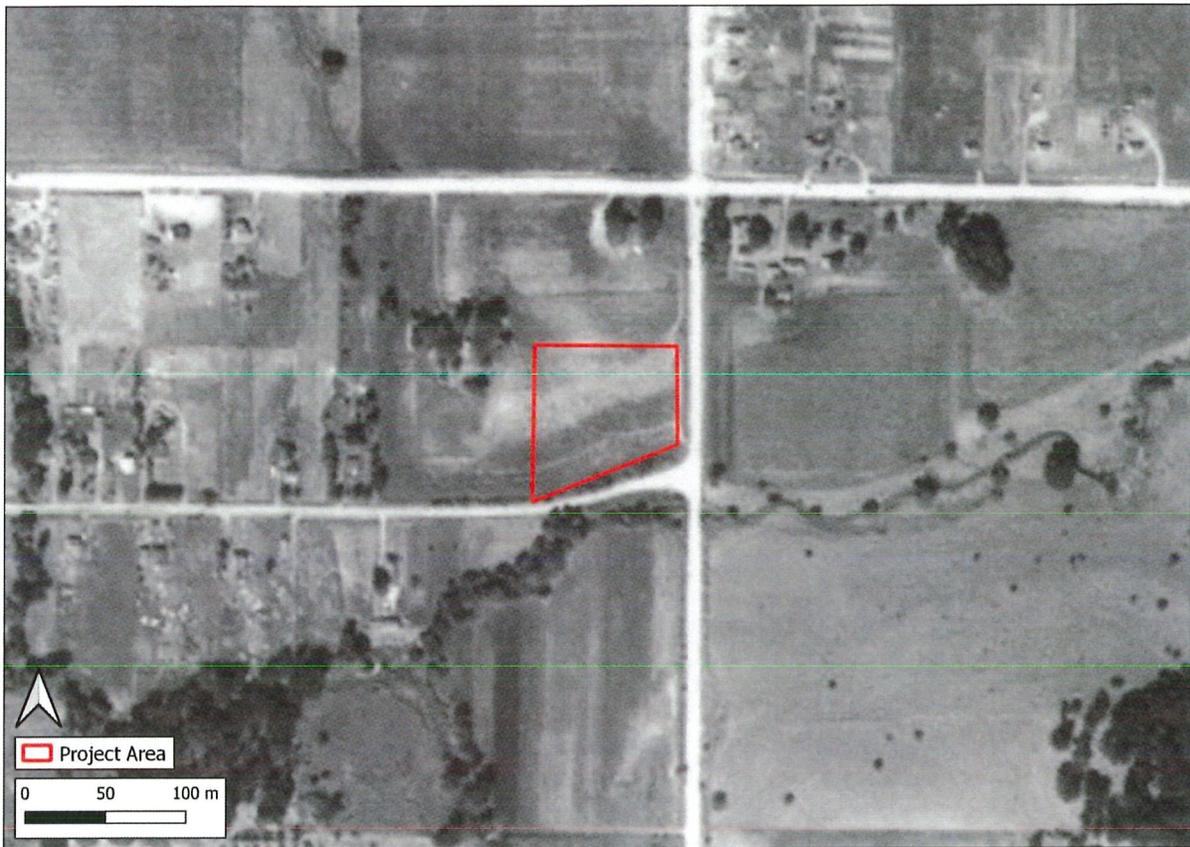


Figure 15. 1950s aerial photograph of the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.



Figure 16. 1960s aerial photograph of the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.



Figure 17. 1970s aerial photograph of the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.



Figure 18. 1980s aerial photograph of the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.



Figure 19. 2002 aerial photograph of the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.



Figure 20. 2013 aerial photograph of the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.



Figure 21. 2023 aerial photograph of the project area. Source: Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.

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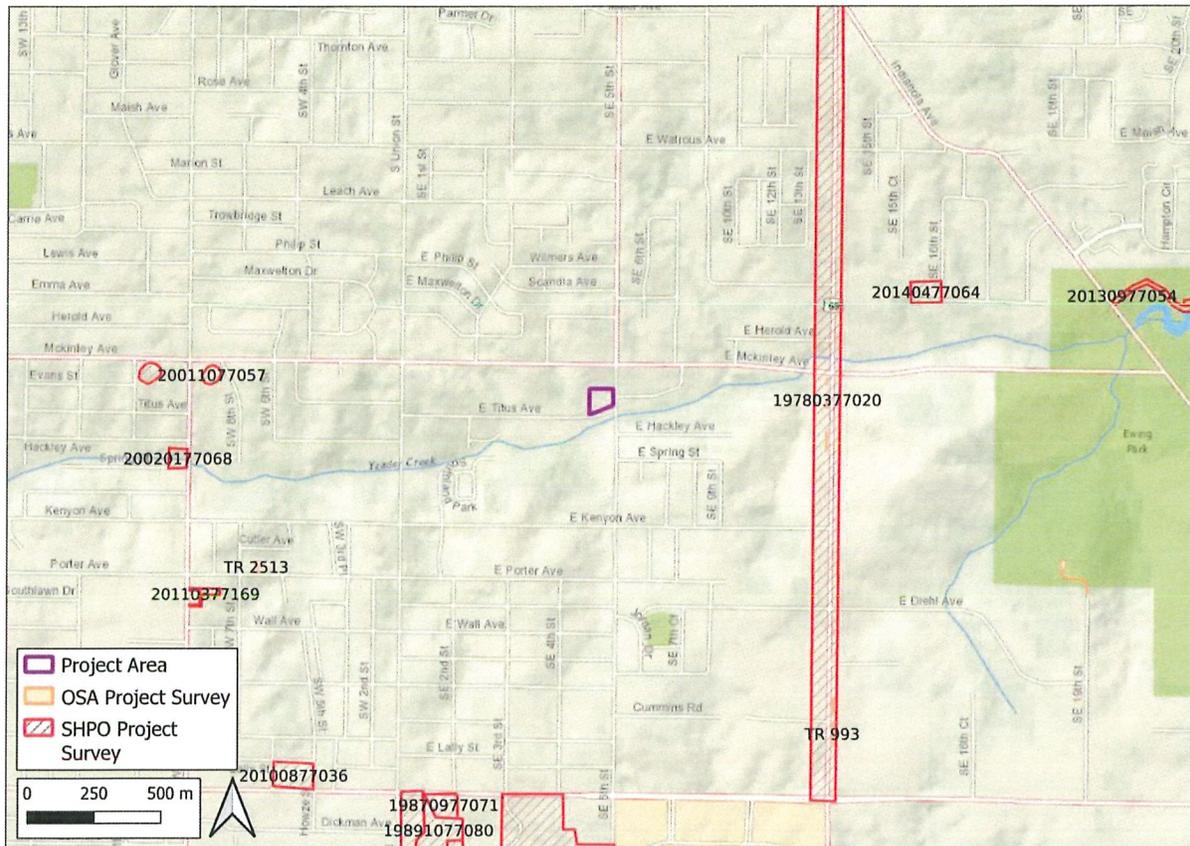


Figure 22. Previously recorded surveys within one mile of the project area. Source: I-Sites Database (2025) and Iowa Geographic Map Server (2025) retrieved through QGIS Mapping Software v.3.28, 2025.

SITE LOCATIONS ARE CONFIDENTIAL – NOT FOR PUBLIC DISCLOSURE

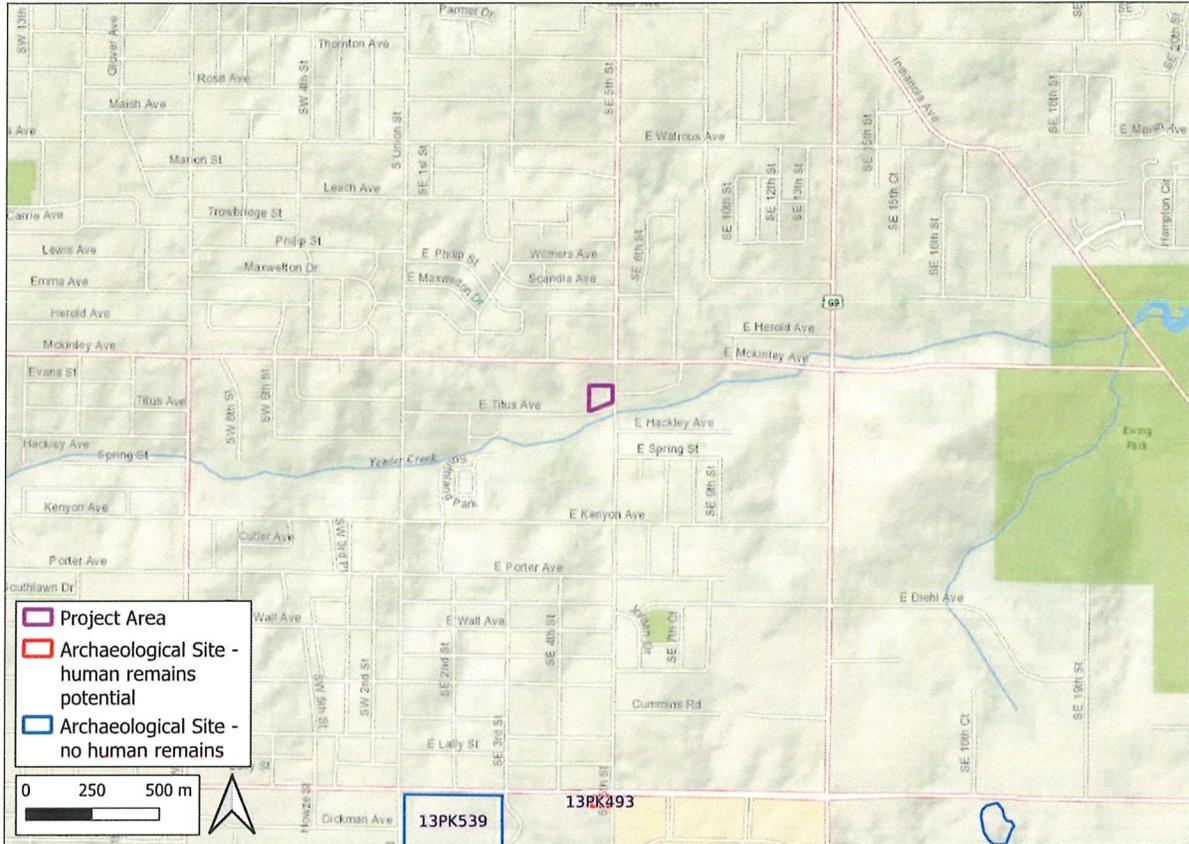


Figure 23. I-Sites recorded archaeological sites within one mile of the project area. Source: I-Sites Database retrieved from QGIS Mapping Software v.3.28, 2025.

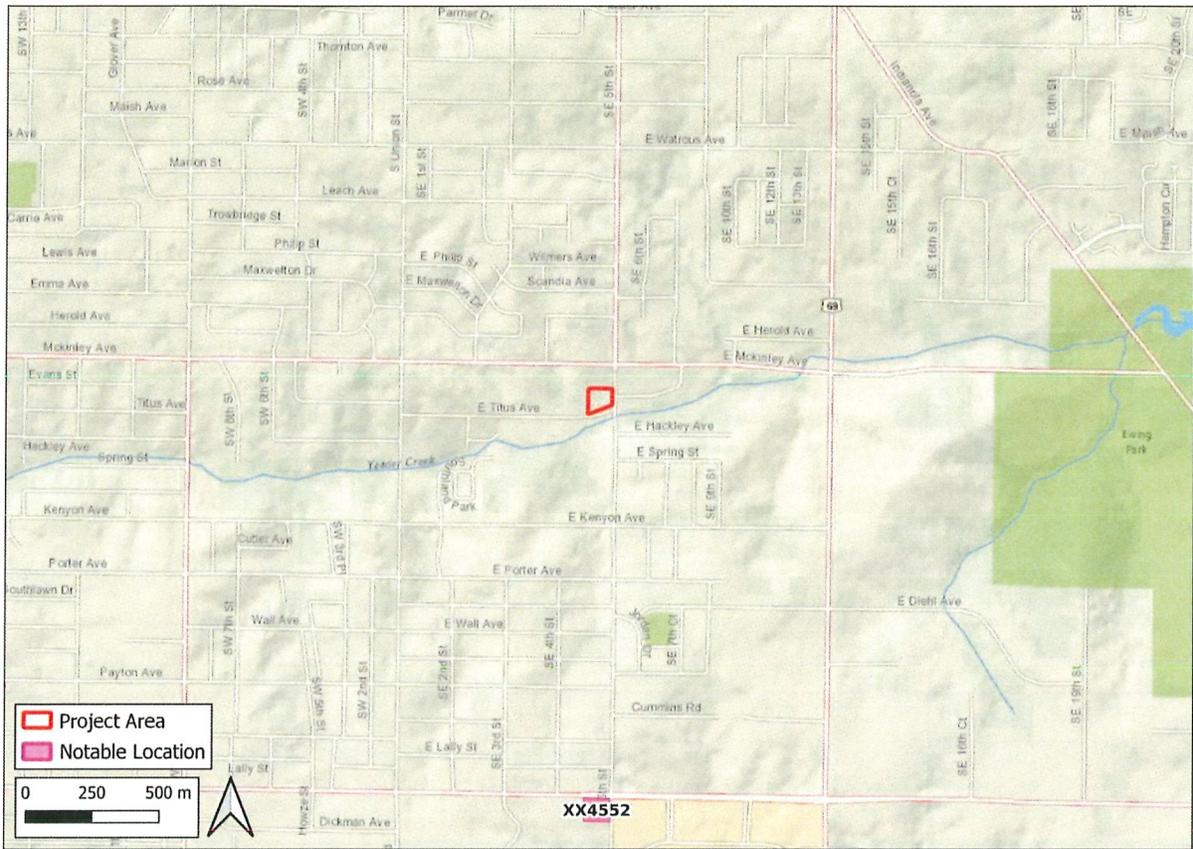


Figure 24. I-Sites recorded Notable Locations around the project area. Source: I-Sites Database retrieved from QGIS Mapping Software v.3.28, 2025.



Figure 25. Location of subsurface tests within the project area. Source: ArcGIS Online at the Iowa Geographic Map Server (2025) retrieved from QGIS Mapping Software v.3.28, 2025.

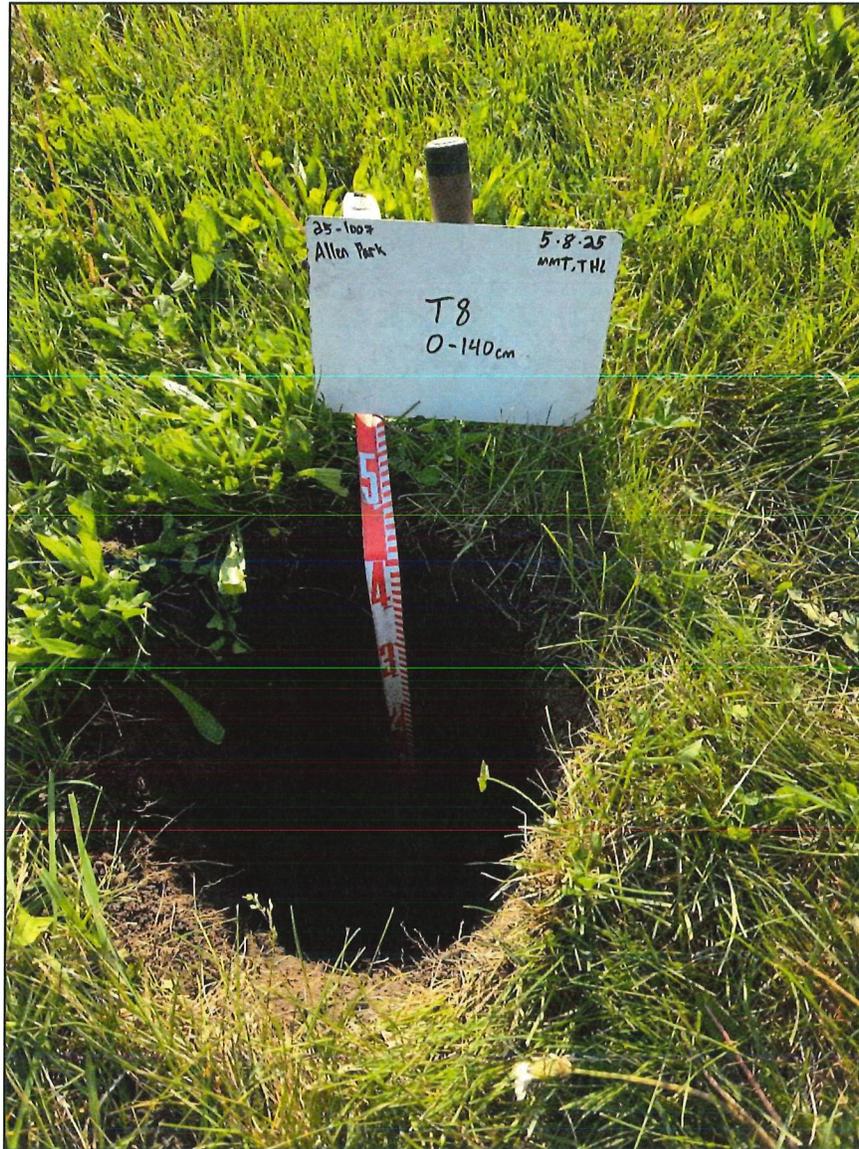


Figure 26. Subsurface Test 8.



Figure 27. Subsurface Test 27.