

**MEETING MINUTES
PUBLIC WORKS COUNCIL COMMITTEE
West Des Moines City Hall Training Room
April 13, 2015**

Attending:

Council Member – Rick Messerschmidt
Council Member – Kevin Trevillyan
City Manager – Tom Hadden
Finance Director – Tim Stiles
Assistant City Attorney – Jason Wittgraf
Principal Engineer – Ben McAlister
Principal Engineer – Jason Schlickbernd

City Engineer – Duane Wittstock
Public Works Deputy Director – Joe Cory
Principal Engineer - Brian Hemesath
Communication Specialist – Lucinda Stephenson
Superintendent of Parks & Rec – Sally Ortgies
Guest – Joe Spradling, HDR
Guest – Andy McCoy, HDR

Meeting called to order at 11:32 am.

1. Grand Technology Gateway Study

Issue Summary:

Joe Spradling from HDR introduced himself as the consultant project manager on the Grand Technology Gateway Location and Environmental Study. Mr. Spradling has been working on the study for about a year and a half. There are federal funds involved with the study which requires the City to follow the Federal Highway Administration process which includes the National Environmental Policy Act process, since this is a roadway extension project. Mr. Spradling introduced Andy McCoy from HDR who would be providing an update on the hydraulic study as part of the overall Grand Technology Gateway Study.

Mr. Spradling displayed a presentation of the project location which is located on the south west side of West Des Moines in the area from south of Mills Civic Parkway to Grand Avenue with Wendover Road as the west boundary of the study area. The slide showing the red outlined area illustrates the location of the project study area. The study was conducted to analyze the extension of Grand Prairie Parkway between Mills Civic Parkway and Raccoon River Drive as well as the extension of Grand Avenue west from South 88th Street where it would intersect with Grand Prairie Parkway. There are two waterways that intersect the study area, Sugar Creek and Johnson Creek, both having outfalls to Raccoon River. Mr. Spradling pointed out that there are other developments occurring in the area, including Woodland Hills Elementary School and the Woodland Hills residential development. As part of the Federal Highway Administration process a need for the project has to be established. One need identified by HDR is to improve the local system linkage. Given the context of the greater roadway network, this project is a piece of the larger roadwork network in West Des Moines. This proposed project would eventually help connect Grand Prairie Parkway to the Southwest Connector with the potential to improve the City's transportation network in the area. Another need identified by the study is to establish support for economic development. Existing developments occurring in the study area include the Microsoft data center and the King's Landing planned development.

The study focused on two major arterials and a series of roadway alternative alignments for the study area. HDR has developed three alternative alignments for Grand Prairie Parkway which runs north-south and two alternative alignments for Grand Avenue which runs east-west. Mr. Spradling noted that on the east end of the project, there are utilities in place and ROW that has been purchased for the

extension of Grand Avenue. A portion of Grand Avenue is built in front of the Microsoft data center for construction access for the development of that site.

Build Alternative 1 most closely follows the 2010 Comprehensive Plan completed by the City with a Grand Prairie Parkway alignment that closely follows the section line in the area. It shows a northern Grand Avenue alignment that ties back into the existing Grand Avenue. Build Alternative 2 shifts Grand Avenue to the south, with the same alignment for Grand Prairie Parkway as Build Alternative 1. Build Alternative 3 moves Grand Prairie Parkway to be on the east side of a large woodland area. Build Alternative 4 shifts the Grand Prairie Parkway alignment even further west to minimize the impact to the woodland areas and using the same Grand Avenue alignment that was illustrated in Build Alternative 1. Mr. Spradling stated that HDR also reviewed the impact areas for environmental resources. The build alternative that is selected should have the least environmental impact on the area. Council Member Rick Messerschmidt asked where the future Public Works site was in relation to the study area and if HDR took that location into consideration for the study. Mr. Spradling replied the future Public Works site is just south of the Microsoft property and part of Grand Avenue is already graded with three lanes already built and there is little impact to the study.

Mr. Spradling provided an overview of the progress of the study. In Fall 2013, early agency coordination was conducted with the regulatory agencies such as the Army Corps of Engineers, U.S. Fish and Wildlife Service, Iowa DNR, and the EPA. As part of a formal process with those resource agencies, a public meeting was held at City Hall on June 24, 2014, and a regulatory agency meeting was held on October 16, 2014, to review the alternatives and potential impacts to environmental resources and introduce the project to those resource agencies. Field studies were conducted during Summer/Fall 2014 and study reports were written in Winter 2014/Spring 2015. The next steps for the study involve meeting with the Federal Highway Administration (FHWA) and the Army Corps of Engineers this summer to review the Army Corps of Engineers' comments on the purpose and need of the project. Subsequent to that meeting, the City and HDR would need to meet with the regulatory agencies again to discuss the alternatives in an effort to narrow them down to a preferred alternative for the corridor. HDR anticipates submittal of the environmental assessment document in Summer/Fall 2015. Subsequent to preliminary approval of the environmental assessment document, a public hearing would be required to receive formal public comments; HDR anticipates a public hearing this Fall. If the environmental findings indicate no significant impact, Federal clearance is anticipated by the end of 2015. Final design on the roadways could then proceed.

Andy McCoy, Water Resources Engineer for HDR, explained that the eventual Grand Prairie Parkway connection between Mills Civic Parkway and Raccoon River Road, as well as the extension of Grand Avenue, necessitated a detailed analysis of the hydraulics for the study area south of Mills Civic Parkway. The study reviewed the 100 year flood plain associated with Sugar Creek and Johnson Creek. There were two items that raised concerns from the study. The first concern was the size of the area affected by the floodway. Secondly, along both Sugar Creek and Johnson Creek, the water surfaces associated with a 1% annual chance flood event are higher than those of the Raccoon River. HDR conducted a two dimensional hydraulic analysis to illustrate flood flows in Sugar Creek and Johnson Creek. The colored map in the presentation shows the ground elevations, with red being high elevation and green being low elevation. The goal of the analysis was to look at the floodway and low lying areas and provide flood mitigation alternatives for a good balance between the floodway areas that would be protected for flood flows and the areas outside of that which would be open to development. Several alternatives were developed ranging from conveyance improvements to

diversions. HDR recommends conveyance improvements which would involve grading outside of the creek channels to make a benched flood plain. This would allow water to stay in the channel during low flows but during a flood event, it would provide areas to keep the water contained within the benched flood plain. This would require a significant amount of grading. Council Member Messerschmidt asked what affect this grading would have on the volume and rate/speed of the water flow in the channel since the design would not allow water to spread out over the flood plain area as it would without any improvements. Mr. McCoy replied that in this case there would be more area for the current to move and the water would have lower velocities. Council Member Kevin Trevillyan asked about the width of the benching. Mr. McCoy stated the benching would be approximately 300-400 feet wide and the area could potentially have vegetation or grasses as part of a greenway.

Mr. McCoy displayed a slide indicating profile plots with a red line indicating the water surface elevations of Johnson Creek during the 100 year flood in existing or pre-development conditions. The red dot indicates the 100 year water surface elevation associated with the Raccoon River. This indicates that the more significant flood source associated with the parcels in the area is Johnson Creek, as opposed to Raccoon River. If the area is developed and no flood improvements are made, over the course of the next 20-25 years, the water surface elevation for the Johnson Creek area would rise by approximately 2.5 feet. HDR reviewed mitigation alternatives for the parcels in the area. Alternative B includes conveyance improvements along Johnson Creek. Alternative C indicates a profile that is very close to existing conditions and the Raccoon River water surface elevations. It would involve conveyance improvements upstream as well as additional bridges at Raccoon River Drive and the Iowa Interstate railroad. Slides were presented showing Sugar Creek with the same series of plots indicating that flooding associated with Sugar Creek is higher than Raccoon River water surface elevations. Alternative 4 shows conveyance improvements along Sugar Creek between Booneville Road and the confluence with Raccoon River. Alternative 5 shows the same thing plus a diversion, which takes advantage of the natural contours of the land in that area. Alternative 6 shows a diversion but works within the current parcels of land that are there. Mr. McCoy displayed a table outlining the various alternatives and their associated costs as well as new infrastructure associated with each alternative. For Johnson Creek, HDR is recommending Alternative C with a total estimated cost of \$5.1 million. For Sugar Creek, HDR is recommending Alternative 4 with a total estimated cost of \$4.8 million. Mr. Wittstock stated that these alternatives will protect the elevation of Microsoft. Some of the cost for the improvements is anticipated to come from taxes generated by Microsoft. Mr. Wittstock added that when the Microsoft site was initially developed, FEMA only had a study on the watershed of the Raccoon River, not the Sugar Creek and Johnson Creek watershed. HDR's study could potentially be accepted by FEMA when they do map Sugar and Johnson Creek. At a minimum the HDR work would be used as evidence for FEMA. Mr. Wittstock stated if a 300-400 foot channel was graded for conveyance, the dirt that is excavated could potentially be used as fill for other projects in the immediate area. Staff recommends that the channel would not be graded all the way up to Booneville Road, but graded approximately to Grand Avenue. Staff further recommends that private development is required to grade the channel from Grand Avenue to Booneville Road when development occurs to lower the water surface profile.

Discussion included the necessity to proceed with these improvements now or wait until more development occurs in the study area. Finance Director Tim Stiles stated that with the Project Mountain Development Agreement, it allows for the first priority to finish 88th Street to the north of the Microsoft site and second priority given to watershed improvements. Mr. Wittstock stated there would be costs associated with improvement to the rail road bridges to be expanded to ensure they can

transmit the water flow. Superintendent of Parks and Recreation Sally Ortgies stated the area in discussion is planned to be a major greenway for parks and expressed concern that was taken into consideration. Mr. McCoy stated that the hydraulic model provides for vegetation and trees to remain in the area.

Direction: Information Only. HDR will attend the April 20, 2015, Council Meeting to present this information to the full Council at the workshop.

2. **Frink Creek Sewer**

Issue Summary:

Mr. Wittstock stated that the contractor for the Frink Creek Sewer is S.M. Hentges. The contractor is requesting permission to work on Saturdays. Council Member Trevillyan asked what the reasoning was they were requesting to work on Saturday. Mr. Wittstock stated they may not work on Saturdays but would like the flexibility. Mr. Wittstock recommends allowing the contractors to work on Saturdays with a provision if complaints are received from residents, staff can rescind the permission.

Direction: The PWCC concurs with staff recommendation to allow work to be conducted on Saturdays between the hours of 8 AM to 5 PM providing no complaints are received from residents.

3. **Fox Creek Sewer Phase 1**

Issue Summary:

The contractor for the Fox Creek Sanitary Sewer Phase 1 is MPS Engineers. The contractor is requesting permission to work on Saturdays similar to the Frink Creek Sewer contractor.

Direction: The PWCC recommends allowing work to be conducted on Saturdays between the hours of 8 AM to 5 PM providing no complaints are received from residents.

4. **Fox Creek Sewer Phase 2**

Issue Summary:

Mr. Wittstock provided an update on this phase of the project which is north of the Fox Creek subdivision and crosses through the Pavillion Park Property across I-80 and ties in at 98th Street and Ashworth Road. There is a small parcel of ROW north of I-80 that the City does not yet have but there is an agreement in concept. There are ongoing negotiations between Pavillion Park Properties represented by Bill Spencer and Interstate Partners represented by Steve Gillotti. There is a small branch of the fee district sewer that could be installed at the same time as the main branch that goes through the Pavilion Park Property to serve the Interstate Partners property. The two parties are not in agreement as to where the sewer should be located. There is also a major disagreement as to where EP True Parkway routes off of 88th Street. Staff is unsure how to proceed with the two parties not in agreement. Mr. Wittstock stated that the potential options available are to either force the alignment for the sewer or leave the sewer out of the current project and complete it at a later date. Council Member Messerschmidt stated he would continue to speak with the two parties. Council Member Trevillyan asked if the sewer was necessary to build at this time. Mr. Wittstock stated the main project would provide service to Waukee sewer as well as relief from the Maple Grove area. The small branch to the Interstate Partners property could be deferred at this time. Another project coming forward around July 1 is the sewer diversion from the Maple Grove area where the sewer will intersect the existing trunk sewer at I-80 and go west into the Fox Creek trunk sewer system. Staff recommends

seeing how the negotiations between the two parties play out over the next couple of weeks and then report back to the PWCC.

Direction: The PWCC concurs with staff recommendation.

5. **Resident Landscaping of City Property**

Issue Summary:

Assistant City Attorney Jason Wittgraf stated he was contacted by the resident at 1732 19th Place requesting to purchase the City-owned parcel of land adjacent to his property along Westown Parkway. Mr. Wittgraf provided a handout showing the parcel that is City-owned as well as a photograph showing the part of the property with the slope where the resident has difficulty maintaining. Mr. Wittgraf stated he told the resident that purchasing the land was not an option since some of Westown Parkway was included in the parcel. After further discussion with the resident Mr. Wittgraf discovered the resident is a veteran who experiences back problems and would like to do some landscaping so he doesn't have to pay someone to mow the area. Mr. Wittgraf is seeking approval from the PWCC for the resident to move forward with landscaping in concept, understanding it would be at his own risk if the City needed to remove the landscaping in the future. The resident would need to provide a plan that would be reviewed by the Development Review Team. Mr. Wittgraf added that the resident would still be subject to adhering to the vision triangle guidelines since it's a corner lot.

Direction: The PWCC concurs with staff recommendation.

6. **Review of Public Works Items for Council Meeting (April 20, 2015)**

A. **Order Construction**

- i. 2015 PCC Reconstruction Program
- ii. Alluvion Blue Fiber Conduit
- iii. 2015 Sewer Rehabilitation Program

B. **Award Contract**

- i. 2015 Valley Junction Brick Paver Repair Program
- ii. 2015 Sewer Lining Program
- iii. 2015 Sump Pump Sewer Program

C. **Approval of Professional Services Agreement**

- i. Alluvion Booster Station
- ii. Grand Avenue Phase 5 Project with Union Pacific Railroad

D. **Approval of ROW Acquisition for Two Projects:**

- i. Grand Prairie Parkway
- ii. Intersection Widening Projects

E. **Approval to Sell Surplus City Equipment**

F. **Equipment Sharing Agreement**

Deputy Director of Public Works Joe Cory stated that Public Works Director Bret Hodne has been working with the Cities of Clive, Grimes, Johnston, Norwalk, Urbandale, Waukee and Windsor Heights to develop an equipment sharing agreement that would allow the cities to share their

equipment. There would be rental rates associated with each piece of equipment. Each city would list the equipment they have available for rent. Mr. Wittgraf stated the agreement includes language about liability insurance and stipulates that users of the equipment must be trained to operate it.

Direction: The PWCC concurs with staff recommendations on the Council Agenda items.

7. Staff Updates

A. Sidewalk Program – Mr. Cory stated that staff has re-assessed the properties originally identified for the 2014 Sidewalk Program and as a result 232 properties have been removed due to the modifications of the defects. The number of properties in the 2014 Sidewalk Program after the re-assessment is now 329. Staff will notify residents that are no longer in the program with a postcard that is anticipated to be mailed this week (Exhibit 6).

Direction: Information Only.

8. Other Matters

A. 5th Street Trees - Council Member Trevillyan asked about re-planting trees on 5th Street. He has noticed that many of the trees that were along the street with the wrought iron grates are missing. City Manager Tom Hadden stated he would look into it.

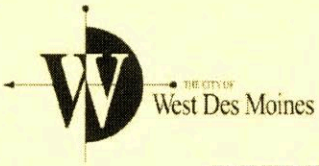
B. 15th Street Signage - Council Member Trevillyan stated he has received complaints from residents on 15th Street south of Woodland, which is a cul-de-sac, of vehicles turning onto 15th Street to go south even though there is a “Not A Through Street” sign posted. Council Member Trevillyan asked about installing a “Dead End” sign instead of the “No Thru” sign. Mr. Cory stated he would notify Traffic Engineer Jim Dickinson of the request so it can be reviewed.

C. DOT Letting - Mr. Wittstock stated that Grand Avenue Phase 5 is scheduled to be let by the DOT on May 19th and Grand Avenue Phase 6 will be let by the DOT on April 21st. Mr. Wittstock stated that work on these projects wouldn't begin for approximately three weeks after the letting.

D. Awards – Mr. Cory reported that Public Works will be receiving the Best of ITS Heartland Project Award for its traffic adaptive system. The City will also be receiving the 2015 Environmental Impact Award under the Civic-Government category for various initiatives that the City has led the way on environmentally sustainable solutions.

Meeting adjourned at 1:05 pm. The next Public Works City Council Subcommittee meeting is scheduled for April 27, 2015.

Copies of handouts are available at Public Works upon request. A recording was made. Respectfully submitted by Kim Pinegar, Secretary.



PUBLIC WORKS COUNCIL COMMITTEE MEETING AGENDA

Monday, April 13, 2015 – 11:30 AM

Location: West Des Moines City Hall – Training Room
4200 Mills Civic Parkway

1. Grand Technology Gateway
 - A. Hydraulic Study
 - B. Roadway Study
2. Frink Creek Sewer
3. Fox Creek Sanitary Sewer Phase 1
4. Fox Creek Sewer Phase 2
5. Resident Acquisition of City Property
6. Review of Public Works Items for Council Meeting (April 20, 2015)
7. Staff Updates
 - A. Sidewalk Program
8. Other Matters

This agenda is created for planning purposes and is subject to change

Any discussion, feedback or recommendation by Sub-committee member(s) should not be construed or understood to be an action or decision by or for the West Des Moines City Council.

All visitors to the Public Works Council Committee meetings are asked to sign in.

Thank you!

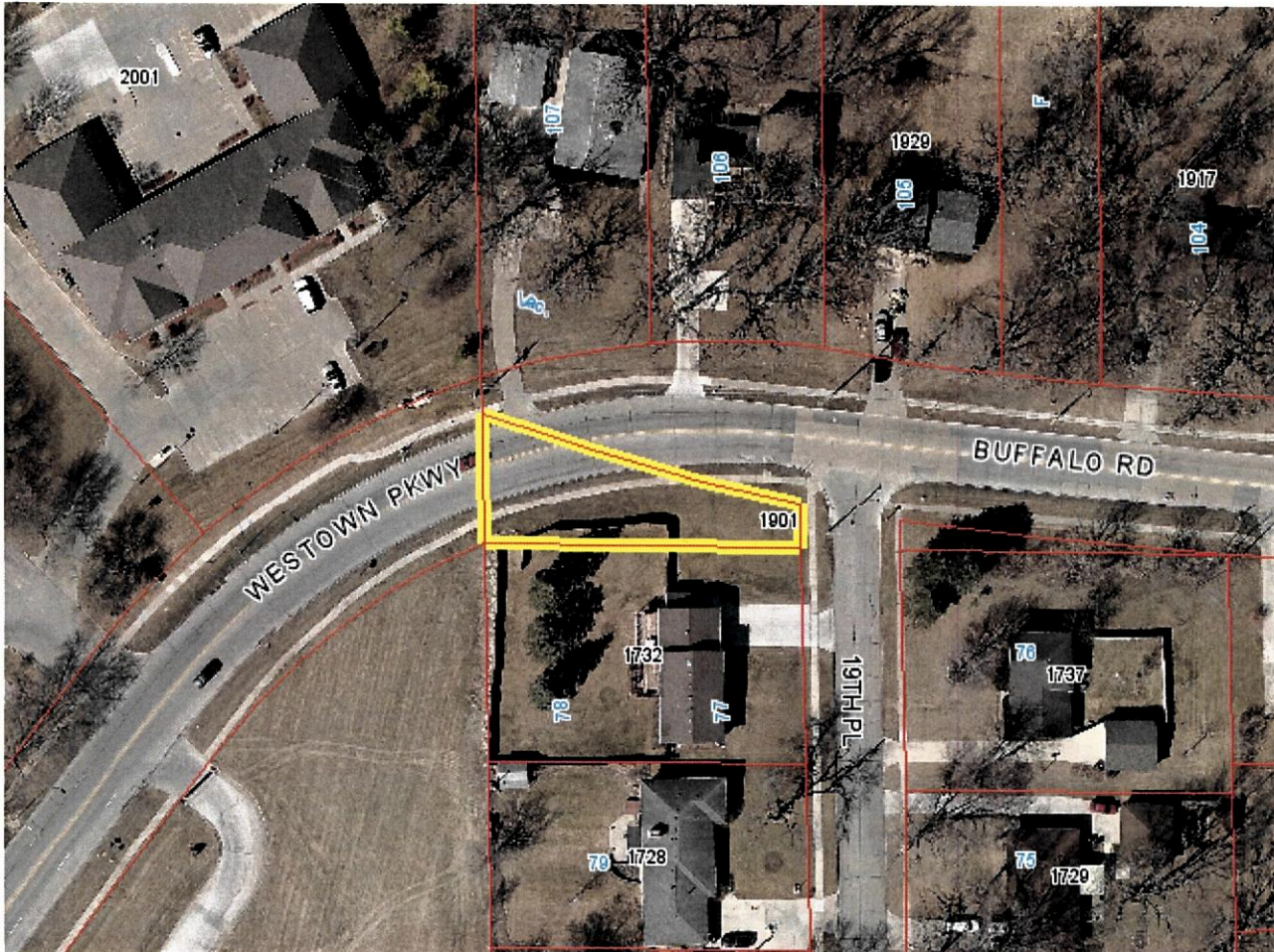
**PUBLIC WORKS COUNCIL COMMITTEE MEETING
GUEST ATTENDANCE**

Date: _____

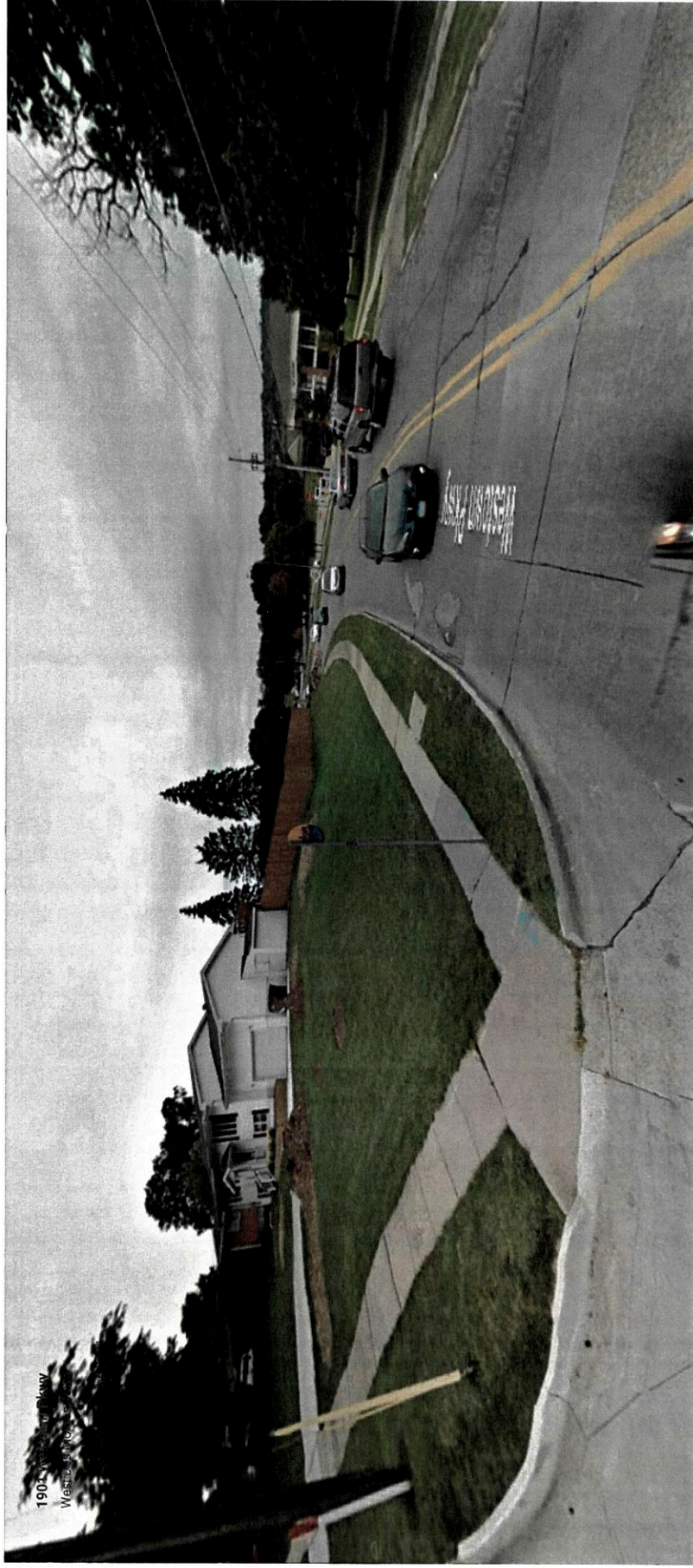
Printed Name & Organization	Address / E-mail	Day time phone #	Topic
Joe Spradling HDR	300 East Locust, Suite 210 Des Moines IA 50309	515-280-4944	Grand Technology Gateway
Andy McCoy HDR	"	515 280 4950	"

Cory, Joe

From: Cory, Joe
Sent: Friday, April 10, 2015 9:20 AM
To: Cory, Joe
Subject: Landscaping



Joseph C. Cory, P.E., PWLF
Deputy Public Works Director
City of West Des Moines
515-360-3428





West Des Moines Property Owner:

You were notified by the City in 2014 that your sidewalk was in need of repair. In February 2015, the West Des Moines City Council modified the sidewalk defect criteria. As part of that process they requested a re-inspection of all properties in the 2014 Sidewalk Program. Due to that inspection it was determined the repairs at **(PROPERTY ADDRESS)** were not necessary and there will no longer be an assessment against your property for sidewalk repairs.

If you have any questions please contact Clint Carpenter at West Des Moines Public Works, 222-3480.

NO SIDEWALK REPAIR ASSESSMENTS ON YOUR PROPERTY!



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NO SIDEWALK REPAIR ASSESSMENTS ON YOUR PROPERTY!

Pinegar, Kimberly

From: webinfo@wdm-ia.com
Sent: Friday, April 10, 2015 8:22 AM
To: Pinegar, Kimberly
Subject: West Des Moines: Public Works Council Committee Meeting

Public Works Council Committee Meeting

Date: 4/13/2015 11:30 AM - 1:30 PM

Location: West Des Moines City Hall - Training Room

4200 Mills Civic Parkway

West Des Moines, Iowa 50265

Agenda: [04 13 15 PWCC Agenda](#)

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