

ITEM #: 20
DATE: 01-27-26
DEPT: PW

COUNCIL ACTION FORM

**SUBJECT: 2025/26 CONCRETE STREET PAVEMENT IMPROVEMENTS PROGRAM
NO. 3 (CAMPUS AVENUE)**

BACKGROUND:

The Concrete Street Pavement Improvements Program is the annual program for the removal and replacement of deteriorated pavements from concrete streets and replacement with a new pavement surface. This project involves the reconstruction of Campus Avenue from Lincoln Way to Oakland Ave. **Campus Avenue is primarily rental properties where residents typically are relocating during the end of July and the first weeks of August. The project is planned for construction over two years to avoid impacting this typical relocation period for residents.**

This project will include removal and replacement of the pavement surface as well as the replacement of storm sewer and sanitary sewer structures and well spot pipe repairs. Sidewalk ramps in the project limits will be replaced as well.

This program also includes separate projects located along Clark Avenue and Sunset Drive that will be bid independently of the Campus Avenue project.

PUBLIC OUTREACH:

A public meeting for the project was held on December 10 at St. John's by the Campus Episcopal Church of Ames. The meeting gave residents the opportunity to review the project, ask questions, and express concerns. After receiving feedback from residents during the public meeting and from individual meetings with property managers, staging for the project was changed to a two-year construction period. Cross property access has been coordinated with several property owners and property management firms to allow continued access to the parking lots of apartment complexes during construction.

WHKS was contracted for the design of this project and have completed the plans and specifications. Engineering and Administration costs shown in the table below include the cost of WHKS's design for all streets in the 2025/26 Concrete Street Pavement Improvements Program. For accounting purposes, the engineering and administration costs will be divided appropriately among the projects in the Concrete Pavement Improvements Program at final acceptance so the capital assets can be accurately valued.

A summary of revenues and projected expenses is shown below:

Funding Source	Revenue	Expenses
2025/26 Concrete Pavement Improvements (G. O. Bonds)	\$1,450,000	

2025/26 Sanitary Sewer System Improvements Program	80,000
Construction Estimate	\$1,080,000
Engineering/Administration	<u>450,000</u>
TOTAL	\$1,530,000
	\$1,530,000

ALTERNATIVES:

1. Approve plans and specifications for the 2025/26 Concrete Street Pavement Improvements Program No. 3 (Campus Ave) and establish February 18, 2026, as the date of letting and February 24, 2026, as the date of Public Hearing for report of bids.
2. Do not approve this project.

CITY MANAGER'S RECOMMENDED ACTION:

Approval of the plans and specifications will continue to keep this project on the February 18, 2026 letting schedule. This project will provide an improved street surface, thereby reducing future maintenance costs. Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, as described above.

ATTACHMENT(S):

[2025-26 Concrete Street Campus Ave Location Map.pdf](#)