

ITEM #: 28
DATE: 04-22-25
DEPT: PW

COUNCIL ACTION FORM

SUBJECT: **2024/25 AIRPORT ENTRYWAY IMPROVEMENTS (ENTRY ROAD)**

BACKGROUND:

The FY 2024/25 Airport Entryway Improvements program includes the full reconstruction of Airport Drive, the primary access road to the James Herman Banning Ames Municipal Airport. **To provide flexibility in awarding the contract, the project was divided into a base bid and a bid alternate. The base bid includes the entry segment from Airport Road and the east side of the loop, while the bid alternate includes the remaining portion on the west side of the loop (see [Airport Entryway - Bid Alt Map](#)).** Bids for the project were received on April 16, 2025, with a total of seven submissions.

BID RESULTS:

Bidder	Base Bid	Bid Alternate	Total
<i>Engineer's Estimate</i>	<i>\$600,000.00</i>	<i>\$325,000.00</i>	<i>\$925,000.00</i>
TK Concrete, Inc.	\$370,815.00	\$183,240.00	\$554,055.00
Con-Struct, Inc.	\$383,268.30	\$194,718.80	\$577,987.10
Absolute Group	\$405,823.75	\$205,920.00	\$611,743.75
All Star Concrete LLC	\$428,829.50	\$236,739.25	\$665,568.75
Manatts Inc	\$442,117.00	\$227,963.25	\$670,080.25
Jensen Builders, LTD	\$525,388.25	\$250,050.75	\$775,439.00

The lowest responsible responsive bid was submitted by TK Concrete, Inc. of Pella, Iowa. The total amount for both the base bid and the bid alternate is \$554,055. **Funding for this project is identified in the 2024/25 Capital Improvements Plan with \$680,000 in G.O. Bonds allocated for the design and construction of the project. Construction is anticipated to be completed by August 7, 2026, with work scheduled to minimize impacts on airport operations. The project budget is outlined below.**

FUNDING SUMMARY:

Revenue Source	Amount	Expense Category	Amount
FY 2024/25 G.O. Bonds	\$680,000	Design	\$72,700
		Admin/Inspections (estimated)	\$7,300
		Construction (Base Bid) (This Council Action)	\$370,815

Revenue Source	Amount	Expense Category	Amount
		Construction (Bid Alternate) (This Council Action)	\$183,240
		Contingency (7.25%)	\$45,945
Total Revenues	\$680,000	Total Expenses	\$680,000

ALTERNATIVES:

1. Approve final plans and specifications for the 2024/25 Airport Entryway Improvements (Entry Road) project and award a contract for both the base bid and bid alternate to TK Concrete, Inc. of Pella, Iowa, in the total amount of \$554,055.
2. Award the contract to one of the other bidders.
3. Do not approve this project at this time.

CITY MANAGER'S RECOMMENDED ACTION:

The Airport Entryway Project is expected to significantly improve the condition, appearance, and functionality of the roadway leading to the airport Terminal Building. This project is an important first step in enhancing the airport as a gateway to the Ames community. Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, as noted above

ATTACHMENT(S):

[Airport Landside Improvements Entry Road - Location Map](#)

[Airport Entryway - Bid Alt Map](#)

[Airport Entryway Imps CIP Page](#)

[Final Plans](#)

[Final Specifications](#)