

AGENDA
SPECIAL MEETING OF THE AMES CITY COUNCIL
COUNCIL CHAMBERS - CITY HALL**

****THIS WILL BE AN ELECTRONIC MEETING. IF YOU WISH TO PROVIDE INPUT ON ANY
ITEM, YOU MAY DO SO AS A VIDEO PARTICIPANT BY GOING TO:**

[HTTPS://US02WEB.ZOOM.US/J/89520432797](https://us02web.zoom.us/j/89520432797)

OR BY TELEPHONE BY DIALING: 877-853-5257 ZOOM MEETING ID: 895 2043 2797

MARCH 27, 2026

NOTICE TO THE PUBLIC: The Mayor and City Council welcome comments from the public during discussion. The Standards of Decorum, posted at the door and available on the City website, define respectful conduct for public participation. If you wish to speak, please fill out the form on the tablet outside the door to the Council Chambers or scan the QR Code to the right to fill out the same form on a personal device. When your name is called, please step to the microphone, state your name for the record, and keep your comments brief so that others may have the opportunity to speak.



CALL TO ORDER: 12:00 p.m.

CONSENT:

1. Contracts and bonds for Resource Recovery and Recycling Campus:
 - a. Resolution approving contract and bond for bid package 01-1 – General Construction Work with RH Grabau Construction, Inc., of Boone, IA, in the amount of \$1,601,000 (contingent upon receipt)
 - b. Resolution approving contract and bond for bid package 03-1 – Concrete and Steel Work with Jensen Builders, Ltd., of Des Moines, IA, in the amount of \$4,675,500 (contingent upon receipt)
 - c. Resolution approving contract and bond for bid package 09-1 – Gypsum Board Assembly Work with Heartland Finishes, Inc., of Des Moines, IA, in the amount of \$430,675 (contingent upon receipt)
 - d. Resolution approving contract and bond for bid package 14-1 – Elevator/Lift Work with TK Elevator Corporation, of Urbandale, IA, in the amount of \$109,800 (contingent upon receipt)
 - e. Resolution approving contract and bond for bid package 21-1 – Fire Suppression Systems Work with Tri-City Fire Protection, LLC, of Davenport, IA, in the amount of \$169,284 (contingent upon receipt)
 - f. Resolution approving contract and bond for bid package 22-1 – Plumbing & HVAC

Work with ACI Mechanical, Inc., of Ames, IA, in the amount of \$1,180,000 (contingent upon receipt)

- g. Resolution approving contract and bond for bid package 26-1 – Electrical, Communications, & Electronic Safety and Security Work with Enterprise Electric, Inc., of Boone, IA, in the amount of \$1,329,000 (contingent upon receipt)
 - h. Resolution approving contract and bond for bid package 31-1 – Site Demolition & Earthwork with Con-Struct, Inc., of Ames, IA, in the amount of \$575,000 (contingent upon receipt)
 - i. Resolution approving contract and bond for bid package 32-1 – Paving & Sidewalk Work with Lakeside Contractors, LLC, of Ames, Iowa, in the amount of \$1,028,129 (contingent upon receipt)
 - j. Resolution approving contract and bond for bid package 33-1 – Site Utility Work with On Track Construction LLC, of Nevada, IA, in the amount of \$723,370 (contingent upon receipt)
 - k. Resolution approving contract and bond for bid package 40-1 – Millwright/Process Integration Work with RRT Design & Construction, of Melville, NY, in the amount of \$7,798,009 (contingent upon receipt)
2. Resolution awarding contract to RevoPower of Missouri City, TX, for the purchase of a Solar Power Generator Trailer in the amount of \$63,091

COUNCIL COMMENTS:

ADJOURNMENT:

Please note that this agenda may be changed up to 24 hours before the meeting time as provided by Section 21.4(2), Code of Iowa.



MEMO

To: Mayor and City Council

From: Carly M. Watson, Deputy City Clerk

Date: March 27, 2026

Subject: Contract and Bond Approval

There is no Council Action Form for approval of the contracts and bonds for the Resource Recovery and Recycling Campus project. City Council approval of the contract and bond for the project is simply fulfilling a *State Code* requirement. The contracts and bonds are as follows and approval is contingent upon receipt:

- a. Bid package 01-1 – General Construction Work with RH Grabau Construction, Inc., of Boone, IA, in the amount of \$1,601,000
- b. Bid package 03-1 – Concrete and Steel Work with Jensen Builders, Ltd., of Des Moines, IA, in the amount of \$4,675,500
- c. Bid package 09-1 – Gypsum Board Assembly Work with Heartland Finishes, Inc., of Des Moines, IA, in the amount of \$430,675
- d. Bid package 14-1 – Elevator/Lift Work with TK Elevator Corporation, of Urbandale, IA, in the amount of \$109,800
- e. Bid package 21-1 – Fire Suppression Systems Work with Tri-City Fire Protection, LLC, of Davenport, IA, in the amount of \$169,284
- f. Bid package 22-1 – Plumbing & HVAC Work with ACI Mechanical, Inc., of Ames, IA, in the amount of \$1,180,000
- g. Bid package 26-1 – Electrical, Communications, & Electronic Safety and Security Work with Enterprise Electric, Inc., of Boone, IA, in the amount of \$1,329,000
- h. Bid package 31-1 – Site Demolition & Earthwork with Con-Struct, Inc., of Ames, IA, in the amount of \$575,000
- i. Bid package 32-1 – Paving & Sidewalk Work with Lakeside Contractors, LLC, of Ames, Iowa, in the amount of \$1,028,129
- j. Bid package 33-1 – Site Utility Work with On Track Construction LLC, of Nevada, IA, in the amount of \$723,370
- k. Bid package 40-1 – Millwright/Process Integration Work with RRT Design & Construction, of Melville, NY, in the amount of \$7,798,009

ITEM #:	<u>2</u>
DATE:	<u>03-27-26</u>
DEPT:	<u>ELEC</u>

COUNCIL ACTION FORM

SUBJECT: PURCHASE OF A SOLAR POWER GENERATOR TRAILER

BACKGROUND:

On January 12, 2026, the City Council authorized staff to apply for an Iowa Economic Development Authority (IEDA) grant, using funds provided through the U.S. Department of Energy State Energy Program (SEP), for the purpose of acquiring a Solar Power Generator Trailer (see attachment). On February 16, 2026, the City of Ames was awarded the grant. **The mobile trailer will provide clean, quiet, and rapidly deployable emergency power to support critical municipal functions during severe weather events, prolonged outages, and other disruptions to the electric grid, reducing the City’s dependence on diesel generators.** The generator will also be used for training, preparedness, and public education outside of emergency situations.

On March 9, 2026, the City of Ames solicited bids for one (1) Solar Power Generator Trailer. On Wednesday, March 18, 2026, bids were received as follows:

Bidder:	Total Bid:
Rural Power Systems, Inc. Woodland CA	\$59,157.50
RevoPower (Gridless Revolution, LLC) Missouri City, TX	\$62,442.00
Alamex, Inc. Manteca, CA	\$67,185.00

Although Rural Power Systems, Inc. submitted the lowest bid, staff determined that the unit did not fully meet the City’s operational and logistical needs. The Rural Power Systems bid consists of two separate trailers, requiring two towing vehicles for deployment. This configuration presents a significant logistical challenge in emergency and disaster response situations where rapid deployment and minimal staffing are critical. Additionally, the Rural Power Systems unit provides only 5.4kW total of solar generation capacity, less than the required minimum of 7.5kW. **Due to the low solar capacity and the deployment limitations, the bid submitted by Rural Power Systems, Inc. is considered non-responsive.**

The unit bid by RevoPower meets all key operational requirements, including a higher solar generation capacity of 12kW and a single integrated trailer design that allows deployment with one vehicle. **Staff considers the RevoPower unit acceptable and better aligned with the emergency response, disaster recovery, and community resilience objectives of the project. As such, staff has deemed the bid by RevoPower the lowest responsive bid.**

The total cost of the recommended award is \$63,091, consisting of \$62,442 for the base Solar Power Generator Trailer, \$349 for an optional telescoping lighting tower, and an additional \$300 for one (1) hour of manufacturer-provided equipment training.

Funding for the Solar Power Generator Trailer is provided through a combination of sources, including \$37,456.20 from the IEDA grant, \$13,000 from the Electric Green Choices Program, and \$12,634.80 from the Electric Demand Side Management Program.

ALTERNATIVES:

1. Award a contract to RevoPower of Missouri City, TX for the purchase of a Solar Power Generator Trailer in the amount of \$63,091.
2. Award a contract to another bidder.
3. Reject the bids and do not purchase a Solar Power Generator Trailer.

CITY MANAGER'S RECOMMENDED ACTION:

This Solar Power Generator Trailer will provide reliable, clean, and rapidly deployable emergency power to support critical municipal operations while reducing the City's dependence on diesel generators, aligning with the goals of the Climate Action Plan. Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as described above.

ATTACHMENT(S):

[1-13-26 IOWA ECONOMIC DEVELOPMENT AUTHORITY'S COMMUNITY ENERGY RESILIENCE PROGRAM.pdf](#)

ITEM #: 9
 DATE: 01-13-26
 DEPT: ELEC

COUNCIL ACTION FORM

SUBJECT: IOWA ECONOMIC DEVELOPMENT AUTHORITY'S COMMUNITY ENERGY RESILIENCE PROGRAM

BACKGROUND:

The Iowa Economic Development Authority's (IEDA) [Community Energy Resilience Program](#) provides federal grant funds for projects to purchase or develop portable renewable energy generators equipped with battery storage and train relevant staff on its usage.

A portable renewable energy generator with battery storage can be incorporated into emergency response protocols and be used to support critical needs. This generator could include the ability to charge mobile devices and/or providing backup power to remote facilities such as water wells and pumps. The equipment could also be used for a wide array of non-emergency uses, including usage at City construction sites, education events, and other remote work areas in place of a diesel generator. The attachment contains example photos of these systems.

Staff is seeking City Council's authorization to apply for a federal grant to fund a portable renewable energy generator for up to \$37,500. While the grant does not require a match, providing some match fund will increase the application's competitiveness. Therefore, the grant application proposed includes a 40% cost matching up to \$25,000. The cost match funding would come from the Electric sustainability reserve fund where there are funds available to support renewable energy projects.

Due to the limited amount of funds available for the program, the grant application proposes two equipment options. The two options are detailed in the table below along with examples of equipment that could be purchased under either option. If awarded, the equipment would be procured through a competitive bid.

Total Cost	Grant Request	Cost Match	Example Model	Solar Size	Battery Size
\$40,000	\$24,000	\$16,000	RPS Sun Titan	2.7 kW	30 kWh
\$62,500	\$37,500	\$25,000	North Star Logistics	7.5 kW	61 kWh

The equipment would be a shared community resource, meaning local public entities could request to borrow the equipment when it is not in use by the City of Ames. If the grant is

awarded, a use policy would be established detailing eligible users, priority of use, and outline what the borrowing process would be. The City would provide training to borrowers, require they hold insurance and are held liable for any damages, and the City would retain full authority to determine acceptable uses of the equipment. Emergency response and City use will be prioritized over other uses. The Fleet Department would store and administer the equipment and receive training from the manufacturer on its operation.

Letters of support were obtained from Iowa State University (ISU) and Story County Emergency Management. ISU indicated the equipment could provide valuable for research purposes. The equipment will also be made available for other cities within Story County to use in emergency situations, coordinated by Story County Emergency Management.

ALTERNATIVES:

1. Authorize staff to participate and apply for the Iowa Economic Development Authority's Community Energy Resilience Program for up to \$37,500 and **provide up to \$25,000 in matching funds.**
2. Do not authorize staff to apply for or participate in Iowa Economic Development Authority's Community Energy Resilience Program.

CITY MANAGER'S RECOMMENDED ACTION:

Renewable energy and energy resilience align with City climate action goals and emergency response priorities. A portable renewable energy generator with battery storage would provide critical support in an emergency. The shared governmental asset would also be capable of serving a variety of non-emergency uses in place of other, non-renewable forms of electricity. Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, as described above.

ATTACHMENT(S):

[Portable Renewable Energy Generator Examples.pdf](#)