



CITY OF INDIANOLA COUNCIL MEETING

June 18, 2018

7:00 p.m.

City Council Chambers

Agenda

1. Call to order
2. Pledge of allegiance
3. Roll call
4. Public Comment
5. Consent
 - A. Approval of agenda
 - B. June 4 and 13, 2018 Minutes
 - C. Resolution setting July 16, 2018 as a public hearing for a request from Jake Doering to rezone Lot 21, Quail Meadows Plat 1 from M-1 (Limited Industrial) to R-3 (Mixed Residential) P&Z unanimously recommended approval on June 12, 2018
 - D. Resolution setting July 2, 2018 as a public hearing for a request from Barbara Yearous to amend R-1 (Single Family Residential Zoning 165.09 #4 Special Exception Uses and Structures) P&Z unanimously recommended approval on June 12, 2018
 - E. Resolution approving agreements and contract for fire protection and emergency response services
* Agreement is with Palmyra township
 - F. Home Base Iowa Initiative Application from Donald Stalter and authorization of a handwritten warrant in the amount of \$1,500
 - G. Two-year maintenance bond in an amount of \$3,500 from Vanderpool Construction for paving patch (350 sf) in connection with the Des Moines Metro Opera Rehabilitation of Administrative Building and Addition
 - H. Claims on the computer printout for June 18, 2018 and the May 2018 receipts
6. City Treasurer's Report - Doug Shull
7. Council Reports

8. Mayor's Report - Kelly B. Shaw
 - A. Metro Advisory - Mayor Kelly B. Shaw
 - B. Community Update
9. Public Consideration
 - A. Old Business
 1. 1998 Citywide Urban Revitalization Plan
 - a. Resolution determining the necessity and fixing date for a public hearing (July 16, 2018) on the matter of the adoption of a proposed Amended and Restated 1998 Citywide Urban Revitalization Plan
 2. Resolution authorizing repayment of internal loan to fund urban renewal project costs
 3. Resolution approving partial payments in accordance with the Development Agreement between the City of Indianola and I-Street Holdings, LLC of Indianola, Iowa
 4. Resolution approving partial payments in accordance with the Development Agreement between the City of Indianola and Peoples Company of Indianola, Iowa
 5. Strategic Plan Update
 - B. New Business
 1. Hearing in accordance with Chapter 56, Section 56.05 of the City Code concerning seizure, impoundment and disposition of vicious animals
 - a. Consideration of necessary action by Council following the hearing
 2. Resolution approving amendment number one to the professional service agreement for the Morlock Sanitary Sewer Improvements - Construction Phase Services
 3. Change order number three in an amount of \$11,435.00 for the Morlock Lift Station and Force Main Improvement Projects - revised contract amount \$1,167,134.02
 4. Discussion and possible scheduling of a special council meeting to approve claims
 5. Resolution approving salaries
10. Other Business
11. Adjourn

Information

Subject

June 4 and 13, 2018 Minutes

Information

Fiscal Impact

Attachments

June 4 Minutes

June 13 Minutes

REGULAR SESSION – JUNE 4, 2018

The City Council met in regular session at 6:00 p.m. on June 4, 2018 in the City Hall Council Chambers. Mayor Pro Tem Shirley Clark called the meeting to order and on roll call the following members were present: Shirley Clark, Joe Gezel, Bob Kling, Greg Marchant, John Parker and Greta Southall. Absent: Mayor Kelly B. Shaw.

Al Farris, 811 E. Salem, spoke regarding the Board and Commissions policy and application.

Justin Kappleman, 601 W. 1st, questioned salaries of various employees and why a subcommittee is necessary for Mayoral appointees.

Doug Gaumer, 11463 Lucas Place, Indianola, Iowa, spoke regarding sidewalks and bike trails.

The consent agenda consisting of the following was approved on a motion by Southall and seconded by Kling. On roll call the vote was, AYES: Parker, Kling, Clark, Marchant, Gezel, Southall. NAYS: None. Whereupon the Mayor Pro Tem declared the motion carried unanimously.

Approval of agenda

May 21 and 23, 2018 Minutes

Applications

- A renewal Class "B" Wine, Class "C" Beer, Class "E" Liquor and Sunday Sales Privilege for The Bottle Boutique - 704 E. 2nd Avenue
- A renewal Class "C" Liquor License for Sodexo Management Inc. - Kent Campus Center

Resolution No. 2018-101 amending the City's FY 18/19 fee schedule for ambulance fees (the complete resolution may be viewed at the City Clerk's office)

Resolution No. 2018-102 approving agreements and contract for fire protection and emergency response services (Agreements are with Liberty, Lincoln, White Oak, Union, Otter, Squaw Township, the City of Sandyville and the City of Ackworth) the complete resolution may be viewed at the City Clerk's Office)

Resolution No. 2018-103 renewing the workers compensation, life and accident and equipment insurance for FY 18/19 (the complete resolution may be viewed at the City Clerk's Office)

Resolution No. 2018-104 approving the City's benefit program that covers eligible employees of the City of Indianola (the complete resolution may be viewed at the City Clerk's Office)

Annual renewal of cigarette permits – effective July 1, 2018

Resolution No. 2018-105 approving representatives to the Central Iowa Regional Transportation Planning Alliance (the complete resolution may be viewed at the City Clerk's Office)

Resolution No. 2018-106 approving representatives to the Des Moines Metropolitan Planning Organization (the complete resolution may be viewed at the City Clerk's Office)

- Street usage and square closure request from the National Balloon Classic for their annual parade July 28, 2018 from 10:00 a.m. - noon - the parade will line up on Detroit Avenue by the Aquatic Center and proceed north on "E" Street, east on Girard Avenue, south on Howard Street, west on Salem Avenue and north on Buxton Street

Prior and final approval applications for urban revitalization designation (the complete list is on file at the City Clerk's Office)

Claims on the computer printout for June 4, 2018

Mayor Pro Tem Clark recognized Lieutenant Rob Hawkins for Officer Hickman's memorial.

Captain Brian Sher reported that he spoke with the IDNR regarding regulations and best practices to remove the turkey buzzard population by placing an effigy on the site. Council gave direction to move forward with the IDNR recommendation.

A motion was made by Southall and seconded by Parker to approve change order numbers four and five in an amount of (-\$756.29) for the Pickard Park Concession Building/Stand. On roll call the vote was, AYES: Parker, Kling, Clark, Marchant, Gezel, Southall. NAYS: None. Whereupon the Mayor Pro Tem declared the motion carried unanimously.

The following resolution entitled, "RESOLUTION TO ACCEPT COMPLETION OF THE PICKARD PARK BUILDING/CONCESSION STAND AND RELEASE RETAINAGE FUNDS" was approved on a motion by Marchant and seconded by Parker. On roll call the vote was, AYES: Gezel, Southall, Parker, Kling, Clark and Marchant. NAYS: None. Whereupon the Mayor Pro Tem declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO. 2018-107

A RESOLUTION TO ACCEPT COMPLETION OF THE PICKARD PARK BUILDING/CONCESSION STAND AND RELEASE RETAINAGE FUNDS

(The complete resolution may be viewed at the City Clerk's Office)

City Manager Ryan Waller updated the Council regarding questions from the City's abatement attorney regarding specific details of the abatement program. It was recommended that the Council review the expiration date of the abatement program as the term nears its end, the commercial abatement program be written as 80%-60%-40%-20% and this Amended and Restated Plan shall become effective upon the approval of a resolution by the City Council adopting the same ("Effective Date"). The new exemptions contained in the Amended and Restated Plan shall only be available for Eligible Improvements initiated (construction permits issued) and completed after the Effective Date, subject to the terms of the Amended and Restated Plan.

Finance Director Andy Lent presented the FY 19/20 budget calendar.

Marchant moved and Kling seconded to approve the following resolution entitled, "RESOLUTION APPROVING SALARIES." On roll call the vote was, AYES: Gezel, Southall, Parker, Kling, Clark and Marchant. NAYS: None. Whereupon the Mayor Pro Tem declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO. 2018-108 RESOLUTION APPROVING SALARIES

(The complete resolution may be viewed at the City Clerk's Office)

Council member Kling moved and Marchant seconded to adopt the following resolution entitled, "RESOLUTION SETTING THE SALARIES AND BENEFITS FOR APPOINTED OFFICERS AND EMPLOYEES OF THE CITY OF INDIANOLA FOR THE PERIOD BEGINNING JUNE 24, 2018." On roll call the vote was, AYES: Clark, Marchant, Gezel, Southall, Parker and Kling. NAYS: None.

Whereupon the Mayor Pro Tem declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO. 2018-109
RESOLUTION SETTING THE SALARIES AND BENEFITS FOR APPOINTED OFFICERS AND
EMPLOYEES OF THE CITY OF INDIANOLA FOR THE PERIOD BEGINNING JUNE 24, 2018

(The complete resolution may be viewed at the City Clerk's Office)

Council member Parker called for a special council meeting to override the Mayor's veto of the Resolution approving the Board and Commissions policy.

Meeting adjourned at 6:49 p.m. on a motion by Marchant and second by Parker.

Shirley Clark, Mayor Pro Tem

Diana Bowlin, City Clerk

SPECIAL SESSION – JUNE 13, 2018

The City Council met in special session at 5:30 p.m. on June 13, 2018 in the City Hall Council Chambers. Mayor Pro Tem Shirley Clark called the meeting to order and on roll call the following members were present: Shirley Clark, Joe Gezel, Bob Kling, Greg Marchant, John Parker and Greta Southall. Absent: Mayor Kelly B. Shaw.

Council member Kling moved and Parker seconded to adopt the following resolution entitled, “RESOLUTION APPROVING REVISED BOARDS AND COMMISSION MEMBERSHIP POLICY”. On roll call the vote was, AYES: Marchant, Southall, Parker and Kling. NAYS: Clark and Gezel. Whereupon the Mayor Pro Tem declared the motion carried and the following resolution duly adopted.

RESOLUTION NO. 2018-113

RESOLUTION APPROVING REVISED BOARDS AND COMMISSION MEMBERSHIP POLICY

(The complete resolution may be viewed at the City Clerk’s Office)

Marchant moved and Kling seconded to amend the Board and Commissions policy to correct the scrivener’s error to state “The Mayor appoints a representative to the Greater Des Moines Convention and Visitors Bureau” and not the Greater Des Moines Convention Center. On roll call the vote was, AYES: Southall, Parker, Kling, Clark and Marchant. NAYS: Gezel. Whereupon the Mayor Pro Tem declared the motion carried.

A motion was made by Southall and seconded by Kling to amend the Board and Commission policy to correct the error that the Mayor Pro Tem appointment requires approval from the City Council. It will be removed from the list of appointments that require approval from the City Council. On roll call the vote was, AYES: Parker, Kling, Clark, Marchant, Gezel and Southall. NAYS: None. Whereupon the Mayor Pro Tem declared the motion carried unanimously.

Council member Parker and Kling went on record stated the City Council is extremely transparent (they are not doing anything under cover), all action must be presented to the full council, they are working on what is best for the City and everyone needs to work together. Elected officials need to stop the negative remarks on social media.

Meeting adjourned at 5:50 p.m. on a motion by Marchant and second by Parker.

Shirley Clark, Mayor Pro Tem

Diana Bowlin, City Clerk

Meeting Date: 06/18/2018

Information

Subject

Resolution setting July 16, 2018 as a public hearing for a request from Jake Doering to rezone Lot 21, Quail Meadows Plat 1 from M-1 (Limited Industrial) to R-3 (Mixed Residential) P&Z unanimously recommended approval on June 12, 2018

Information

Council will need to consider setting July 16, 2018 as a public hearing and first consideration of a rezoning request from Jake Doering. Enclosed is the rezoning application, a letter from Mr. Doering, a map indicating the requested area for the rezoning and the notice sent to property owners within 200'. Lot 21 contains 1.70 acres. Mr. Doering is requesting the zoning change from M-1 (Limited Industrial) to R-3 (Mixed Residential) for the development of multifamily structures. Planning and Zoning approved the final plat for Quail Meadows Plat 1 on April 13, 2004, followed by City Council approval on April 19, 2004.

A 60' wide landscape buffer, as required by Chapter 170.40 of the Subdivision regulations is indicated on the final plat along the west and north property lines of Lot 21 due to the M-1 zoning abutting a residential area. If rezoned this buffer requirement would not be required, however Chapter 166.04 J. #1 of the Site Plan regulations would require a buffer along said property lines when the complex exceeds four off street parking stalls. The buffer requirement may be met one of the following ways:

1. A buffer yard of twenty (20) feet or less in width with a five-foot high earth berm for the entire length of the lot; and three (3) overstory trees, six (6) understory trees and fifteen (15) shrubs per one hundred (100) lineal feet; or
2. A buffer yard more than twenty (20) feet in width with five (5) overstory trees, ten (10) understory trees and ten (10) shrubs per one hundred (100) lineal feet; or
3. A six-foot high double-face opaque wooden fence; or a six-foot high masonry wall, to be constructed with face brick, stucco or a similar finished surface toward the A-1, R-1, R-2, R-3, R-4, R-5 or R-6 zoning classification.

The current zoning to the north and west of the property is R-3, however all development within the subdivision are single family dwellings. The property to the east is A-1 (Agriculture) and to the south is M-2 (General Industrial). The lot immediately to the north is an outlot of Quail Meadows Plat 1. This outlot is used for water detention and will not be developed.

If approved, the Future Land Use Map within the 2011 Comprehensive Plan will need to be amended as it indicates this area as light industrial use.

P&Z unanimously recommended approval on June 12, 2018.

Fiscal Impact

Attachments

PZ Minutes

Memo

Rezoning Information

Resolution

Ordinance

INDIANOLA PLANNING AND ZONING COMMISSION
REGULAR MEETING
JUNE 12, 2018
6:00 P.M.

The meeting was called to order by Chairperson Joe Butler and on roll call the following members were present:

Joe Butler
Al Farris
Ron Fridley
Becky Needles
Bob Ormsby
Josh Rabe
Misty Soldwisch

Also present: Richard and Joyce Bethards, Karen Croat, Jake Doering, Barb Yearous, Mindi Robinson and Rich Parker.

The minutes of the May 15, 2018 meeting were approved on a motion made by Needles and seconded by Farris. Question was called for and on voice vote Chairperson Butler declared the motion carried unanimously.

Consider Request from Jake Doering to Rezone Lot 21, Quail Meadows Plat 1 from M-1 (Limited Industrial) to R-3 (Mixed Residential)

Rich provided the background of Quail Meadows Plat 1 stating the Final Plat was approved by both Planning and Zoning and City Council in 2004. The Final Plat of Quail Meadows showed two industrial lots, Lots 20 and 21, with the remaining lots zoned as mixed residential. Rich further explained that the rezoning request from M-1 to R-3 establishes an ideal buffer between industrial zoning and the single family dwellings within Quail Meadows.

Rich indicated that if the rezoning was approved the 60' wide landscape buffer along the west and north property lines of Lot 21 would not be required. However, a buffer yard from the Site Plan ordinance would be required once the complex exceeds four off street parking stalls.

Richard Bethards of 2002 North 9th Street questioned whether the berm along the west side of the lot could be removed. He shared concerns about the water going into his property. Butler explained that the berm could be removed but the developer is required to provide stormwater review and meet the City's requirements for stormwater and detention.

Karen Croat of 2104 North 9th Street questioned why the rezoning request was for R-3 zoning. Rich explained that R-3 zoning allows for multi-family dwellings which is what the developer plans to construct. Butler also explained that R-3 zoning would be a

continuous zoning extension from the Quail Meadows subdivision. Ms. Croat also shared concerns regarding water in her yard.

Motion was made by Farris and seconded by Soldwisch to approve the request from Jake Doering to rezone Lot 21, Quail Meadows Plat 1 from M-1 (Limited Industrial) to R-3 (Mixed Residential), including updating the Future Land Use Map of the Comprehensive Plan. Question was called for and on voice vote Chairperson Butler declared the motion carried unanimously.

Consider Request from Barbara Yearous to Amend R-1 (Single Family Residential) Zoning 165.09 #4 Special Exception Uses and Structures

Rich provided the background of the request stating Barbara Yearous has concerns that when it is time to sell her property that R-1 zoning requires Board of Adjustment approval for Bed and Breakfast establishments if there is a change of titleholder. Rich further explained that this is the only special use that requires Board of Adjustment to review for change of titleholder.

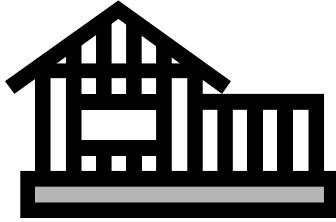
Commission discussed why the requirement was approved in 2014.

Motion was made by Ormsby and seconded by Rabe to amend the municipal code of the City of Indianola, Iowa, Chapter 165, Zoning Regulations for bed and breakfast special exception use. Question was called for and on voice vote Chairperson Butler declared the motion carried unanimously.

Meeting adjourned on a motion by Fridley and seconded by Rabe.

Joe Butler, Chairperson

Mindi Robinson



To: Planning and Zoning Commission
From: Rich Parker, Interim Director of Community Development
Subject: June 12, 2018 Meeting

Item # 4 Consider Request from Jake Doering to Rezone Lot 21, Quail Meadows Plat 1 from M-1 (Limited Industrial) to R-3 (Mixed Residential).

Enclosed is the rezoning application, a letter from Mr. Doering, a map indicating the requested area for the rezoning and the notice sent to property owners within 200'. Lot 21 contains 1.70 acres. Mr. Doering is requesting the zoning change from M-1 (Limited Industrial) to R-3 (Mixed Residential) for the development of multifamily structures. Planning and Zoning approved the final plat for Quail Meadows Plat 1 on April 13, 2004, followed by City Council approval on April 19, 2004.

A 60' wide landscape buffer, as required by Chapter 170.40 of the Subdivision regulations is indicated on the final plat along the west and north property lines of Lot 21 due to the M-1 zoning abutting a residential area. If rezoned this buffer requirement would not be required, however Chapter 166.04 J. #1 of the Site Plan regulations would require a buffer along said property lines when the complex exceeds four off street parking stalls. The buffer requirement may be met one of the following ways:

1. A buffer yard of twenty (20) feet or less in width with a five-foot high earth berm for the entire length of the lot; and three (3) overstory trees, six (6) understory trees and fifteen (15) shrubs per one hundred (100) lineal feet; or
2. A buffer yard more than twenty (20) feet in width with five (5) overstory trees, ten (10) understory trees and ten (10) shrubs per one hundred (100) lineal feet; or
3. A six-foot high double-face opaque wooden fence; or a six-foot high masonry wall, to be constructed with face brick, stucco or a similar finished surface toward the A-1, R-1, R-2, R-3, R-4, R-5 or R-6 zoning classification.

The current zoning to the north and west of the property is R-3, however all development within the subdivision are single family dwellings. The property to the east is A-1 (Agriculture) and to the south is M-2 (General Industrial). The lot immediately to the north is an outlot of Quail Meadows Plat 1. This outlot is used for water detention and will not be developed.

If approved, the Future Land Use Map within the 2011 Comprehensive Plan will need to be amended as it indicates this area as light industrial use.

Item #5 Consider Request from Barbara Yearous to Amend R-1 (Single Family Residential) Zoning 165.09 #4 Special Exception Uses and Structures.

At the May 2018 Planning and Zoning Commission meeting Barbara Yearous requested Commission review the special uses and exception structures for bed and breakfasts. Enclosed is a letter from Ms. Yearous who owns the Corn Crib Bed and Breakfast at 1301 South K Street. Her concern relates to #4 of the Special Exception Uses and Structures within R-1 (Single Family Residential) which states the following:

Bed and Breakfast, provided that (a) if the use ceases for more than six months or the titleholders of the property changes, the use shall revert back to a permitted principal use; (b) occupancy is limited to four guests units (e.g. families, couples or individuals); (c) required off-street parking shall be one space for each guest unit and two spaces for the resident; (d) signage is limited to a maximum of three square feet mounted flush to the building; (e) require 10 day written notification to property owners within 200' of the proposed location before Board of Adjustment hearing; (f) no meals served to people other than overnight guests; and (g) the entire property is located within 600 feet of the Simpson College Campus bounded by Clinton Avenue, E Street, Girard Avenue and Buxton Street, or the lot size is 3 acres or more.

Specifically, her concern is that if the property changes ownership the Board of Adjustment will be required to review the B&B special use again. Because of the development of Deer Creek Plats 2 and 3, there may be some opposition from those future property owners within 200' of the Bed and Breakfast property.

To provide some background the memo and minutes from the March 11, 2014, Planning and Zoning Commission meeting are enclosed for your reference. The meeting addressed allowing bed and breakfast establishments in an R-1 zoning on a minimum of three acres as a special exception to the Board of Adjustment.

After reviewing the other special uses and structures requirements within the Zoning Regulations chapter, it was found that no other use was required to come back to Board of Adjustment upon the sale of the property and change of titleholder.

Staff has reviewed the request with the City Attorney. Enclosed is a draft ordinance for your review should Commission approve the amendment request.

Doering Properties, LLC
9028 Harding Street
Indianola, IA 50125

Indianola City Council & Indianola Planning & Zoning Committee

May 25, 2018

To Whom It May Concern:

We are asking the city of Indianola, Indianola City Council, and city planning and zoning committee to amend the zoning of the parcel located on the Southeast corner of the Quail Meadows development in Indianola from M-1 to R-3. The parcel is approximately 1.7 acres in size and is located directly west of the bike trail and directly East of the entry to Quail Meadows with a current M-1 zoning classification. The adjoining lot to the North is approximately 1.3 acres in size with a current R-3 zoning classification.

The 1.7 acre, M-1 zoned parcel is located along the trail and would make a great site for additional multi-family dwellings, single family home/s, town homes, or similar structure/s. Our development of this site will add to the tax base, complete an undeveloped area, preserve the value of neighboring properties, and provide for the highest and best use of the undeveloped land. It is undeniable that an R-3 compliant development would provide a better "buffer" than a mini-storage complex or similar M-1 compliant development on the subject site. We have a signed and accepted written purchase agreement in place with the existing owner of the R-3 parcel and M-1 parcel, subject only to this city's willingness to amend the zoning of the M-1 parcel from M-1 to R-3.

We would appreciate the cooperation of both the city planning and zoning committee and the city council.

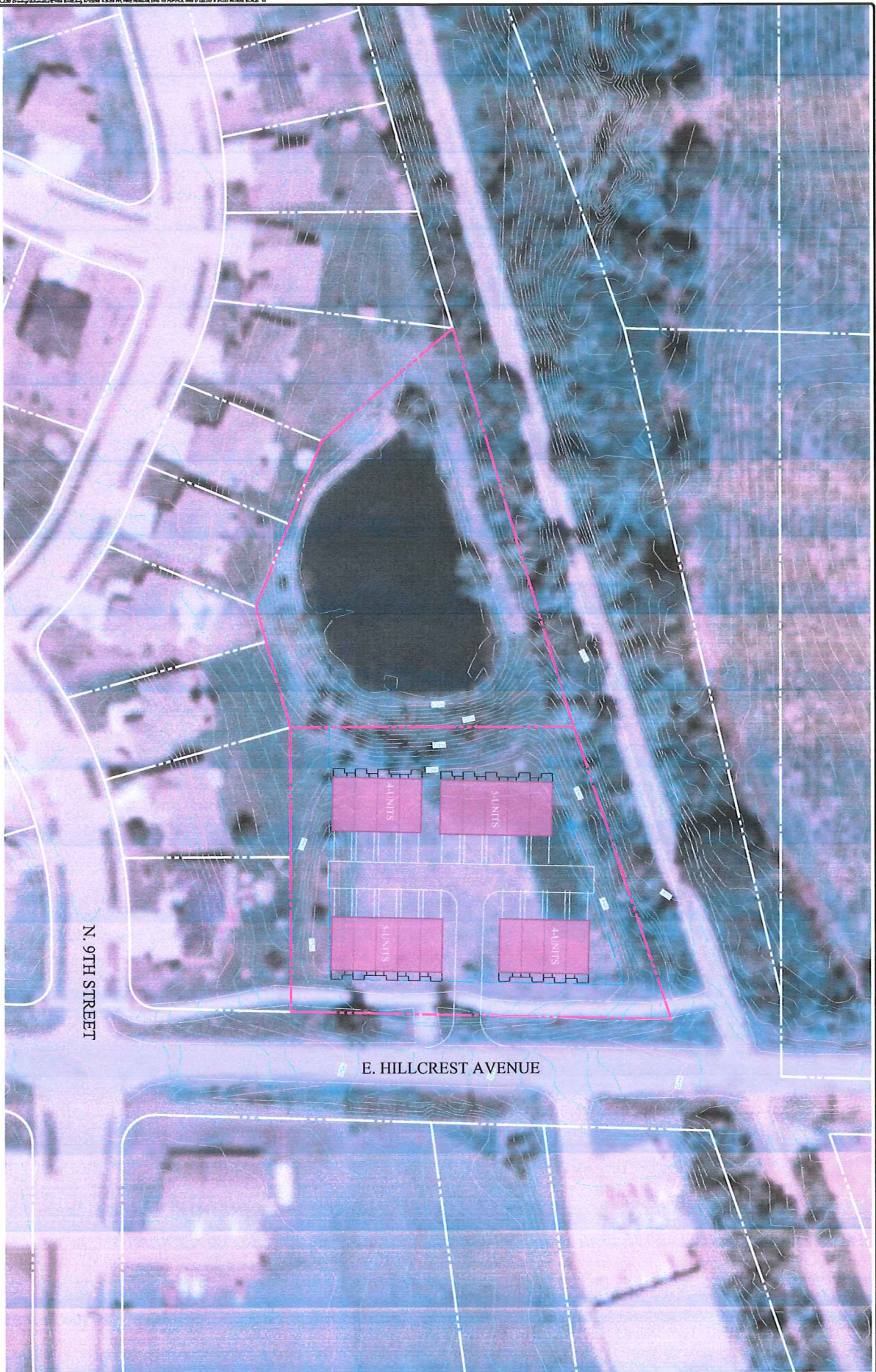
Sincerely,

Two handwritten signatures in black ink, one appearing to be 'JD' and the other 'BJS', positioned side-by-side.

Jake Doering, President – Doering Properties, LLC

Cc: Quail Meadows Partners LLC
601 Clegg Rd
West Des Moines, IA 50265





E. HILLCREST AVENUE
 INDIANOLA, IOWA
 SKETCH

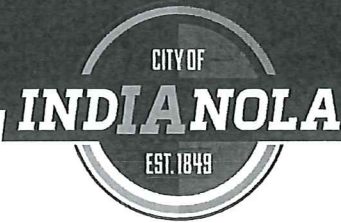
DATE:	06-01-10	REVISIONS	COMMENTS
DESIGNED BY:	*** 1		
DRAWN BY:	*** 2		
	*** 3		
	*** 4		
	*** 5		
	*** 6		

CEC

Civil Engineering Consultants, Inc.

2400 86th Street, Unit 12 • Des Moines, Iowa 50322
 515.276.4884 • Fax: 515.276.7084 • mail@cecinc.com

mailed 5/25/18



COMMUNITY DEVELOPMENT

NOTICE

TO PROPERTY OWNERS:

YOU ARE HEREBY NOTIFIED that the Planning & Zoning Commission of the City of Indianola, Iowa has under consideration a plan for rezoning a certain area within 200' of your property in the City of Indianola.

M-1 (Limited Industrial) to R-3 (Mixed Residential)

Legally described as Lot 21 Quail Meadows Plat 1.

Locally known as the 900 Block of East Hillcrest Avenue, Indianola, Iowa. (see map on reverse)

YOU ARE FURTHER NOTIFIED that said matter will be considered at a Planning and Zoning meeting in the Council Chambers of the Municipal Building of the City of Indianola, Iowa on Tuesday, June 12, 2018 at 6:00 p.m.

If you have any questions regarding this notification, please contact the Department of Community Development at 961-9430.

Charles Burgin
Director of Community Development



Rezoning Request
M-1 (Limited Industrial) to R-3 (Mixed Residential)

RESOLUTION NO. 2018-__

A RESOLUTION SETTING A PUBLIC HEARING TO CONSIDER ORDINANCE AMENDING THE MUNICIPAL CODE OF THE CITY OF INDIANOLA, IOWA, CHAPTER 165, TO ALLOW A REZONING OF PROPERTY AT THE 900 BLOCK OF EAST HILLCREST AVENUE FROM M-1 (LIMITED INDUSTRIAL) TO R-3 (MIXED RESIDENTIAL)

WHEREAS, the City of Indianola, Iowa has received a rezoning application to change the zoning classification of property located at the 900 Block of East Hillcrest Avenue; from M-1 to R-3; and

WHEREAS, a public hearing should now be set for consideration of said application for rezoning.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola, Iowa, that a public hearing before this Council on the proposed application is set for 7:00 PM, on the 16 day of July, 2018. The City Clerk is directed to publish Notice of said hearing at the time and in the manner required by law.

Dated this 18th day of June 2018.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk

ORDINANCE NO. 2018-_____

AN ORDINANCE AMENDING THE MUNICIPAL CODE OF THE CITY OF INDIANOLA, IOWA, CHAPTER 165 TO ALLOW A REZONING OF PROPERTY AT THE 900 BLOCK OF EAST HILLCREST AVENUE FROM M-1 (LIMITED INDUSTRIAL) TO R-3 (MIXED RESIDENTIAL)

WHEREAS, the City Council had received a rezoning application to allow a rezoning of property at the 900 block of East Hillcrest Avenue from M-1 (Limited Industrial) to R-3 (Mixed Residential); and

WHEREAS, on the ____ day of _____, 2018, after due notice and hearing as provided by law, the City Council now deems it reasonable and appropriate to allow the rezoning.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF INDIANOLA, IOWA:

Section 1: That the Municipal Code of the City of Indianola, Iowa, be and it is hereby amended by rezoning the 900 block of East of Hillcrest Avenue, legally described as:

Lot 21, Quail Meadows Plat 1

Section 2: All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3: This ordinance shall be in full force and effect after its passage, approval and publication as provided by law.

PASSED AND APPROVED this ____ day of _____, 2018.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk

First reading: _____
Second reading: _____
Third reading: _____
Publication Date: _____

Meeting Date: 06/18/2018

Information

Subject

Resolution setting July 2, 2018 as a public hearing for a request from Barbara Yearous to amend R-1 (Single Family Residential Zoning 165.09 #4 Special Exception Uses and Structures) P&Z unanimously recommended approval on June 12, 2018

Information

Council will need to consider setting July 2, 2018 as a public hearing and first consideration of a request to amend R-1. At the May 2018 Planning and Zoning Commission meeting Barbara Yearous requested the Commission review the special uses and exception structures for bed and breakfasts. Enclosed is a letter from Ms. Yearous who owns the Corn Crib Bed and Breakfast at 1301 South K Street. Her concern relates to #4 of the Special Exception Uses and Structures within R-1 (Single Family Residential) which states the following:

Bed and Breakfast, provided that (a) if the use ceases for more than six months or the titleholders of the property changes, the use shall revert back to a permitted principal use; (b) occupancy is limited to four guests units (e.g. families, couples or individuals); (c) required off-street parking shall be one space for each guest unit and two spaces for the resident; (d) signage is limited to a maximum of three square feet mounted flush to the building; (e) require 10 day written notification to property owners within 200' of the proposed location before Board of Adjustment hearing; (f) no meals served to people other than overnight guests; and (g) the entire property is located within 600 feet of the Simpson College Campus bounded by Clinton Avenue, E Street, Girard Avenue and Buxton Street, or the lot size is 3 acres or more.

Specifically, her concern is that if the property changes ownership the Board of Adjustment will be required to review the B&B special use again. Because of the development of Deer Creek Plats 2 and 3, there may be some opposition from those future property owners within 200' of the Bed and Breakfast property.

To provide some background the memo and minutes from the March 11, 2014, Planning and Zoning Commission meeting are enclosed for your reference. The meeting addressed allowing bed and breakfast establishments in an R-1 zoning on a minimum of three acres as a special exception to the Board of Adjustment.

After reviewing the other special uses and structures requirements within the Zoning Regulations chapter, it was found that no other use was required to come back to Board of Adjustment upon the sale of the property and change of titleholder.

Staff has reviewed the request with the City Attorney. Enclosed is a draft ordinance for your review should Commission approve the amendment request.

P&Z unanimously recommended approval on June 12, 2018.

Fiscal Impact

Attachments

Information

May 28, 2018

Mayor Kelly Shaw
City Council of Indianola
Rich Parker
Planning and Zoning Commission
110 N. First St, P.O. Box 299
Indianola, IA 50125

Ladies and Gentlemen:

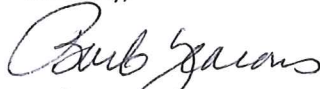
I recently assumed ownership of the Corn Crib Bed and Breakfast on 1301 S. K Street. It was brought to my attention at that time, the zoning exception made under the Indianola Code Section 165.09 amended in 2014, was not a permanent amendment to the ordinance. I applied for and was approved to continue operating the Bed and Breakfast under the "Special Exception Uses and Structures" in February 2018. The language in the ordinance indicates if the property changes ownership, the use must revert back to a permitted principal use.

To avoid any future issues in continuing the business should my children assume ownership at some point, I hereby request an more permanent amendment to Chapter 165.09 paragraph #4 in the Special Exception Uses and Structures within the R-1 (single family) zoning classification and, more specifically, add a fifth use allowing for the operation of a Bed and Breakfast on sites in excess of three acres.

The Corn Crib Bed and Breakfast has become a very popular place to stay for many out of town guests. I plan to continue to work with the Chamber to provide my guests with local attractions to visit in Indianola and Warren County to generate more tax revenue.

Thank you for considering my request. I look forward to hearing from you, and am available to answer any additional questions you might have in making this decision.

Sincerely,



Barb Yearous, owner
Corn Crib Bed and Breakfast
1301 S K Street
Indianola

As the enclosed letter states, the majority of all the buildings will not be visible from the highway due to obstruction of the existing building on the same site and the difference in elevation. Furthermore, the majority of the walls of the buildings being constructed (see attached building elevations) will consist of overhead doors which are not regulated by the architectural design standard.

As for the buffer requirement, the owner has indicated that he is considering a security fence around the complex. He will be asking to either comply with the buffer requirement or be allowed to place a minimum of a 6' chain link fence with vinyl/metal slats. The slats would serve to buffer the complex. Nevertheless, the commission needs to address the issue.

All other requirements of the Site Plan Ordinance have been met. If approved, the motion should include your reasoning for the approval, such as limited visibility of the proposed building from the highway, etc. I recommend approval of the request.

Item # 7 Consider request from Tyler Till to amend R-1 zoning classification to allow Bed and Breakfast establishments on a minimum of 3 acres as a special exception to the Board of Adjustment.

Enclosed is the letter requesting the amendment to the R-1 zoning classification. Tyler Till has recently purchased the property at 1301 South K Street, which lies on 4.37 acres. (See map) Uses such as Bed and Breakfast are currently permitted within A-1, R-3 and R-5 zoning classifications with no restrictions. They are also allowed within R-1 zoning with the following conditions: **Special Exception of Uses and Structure requiring Board of Adjustment approval.**

“Bed and Breakfast, provided that (a) if the use ceases for more than six months or the titleholders of the property changes, the use shall revert back to a permitted principal use; (b) occupancy is limited to four guests units (e.g. families, couples or individuals); (c) required off-street parking shall be one space for each guest unit and two spaces for the resident; (d) signage is limited to a maximum of three square feet mounted flush to the building; (e) require 10 day written notification to property owners within 200' of the proposed location before Board of Adjustment hearing; (f) no meals served to people other than overnight guests; and (g) the entire property be located within 600 feet of the Simpson College Campus bounded by Clinton Avenue, E Street, Girard Avenue and Buxton Street.”

As you can tell, this particular amendment to the zoning ordinance was written for an individual who wanted to place a B & B within the Simpson College campus area. If approved, this section would change allowing Bed and Breakfast establishments for Dwellings on a minimum of 3 acres of land, and would still be subject to the Board of Adjustment Commission for final approval.

Consider request from Tyler Till to amend R-1 zoning classification to allow Bed and Breakfast establishments on a minimum of 3 acres as a special exception to the Board of Adjustment.

Chuck reviewed the request to amend R-1 zoning. Uses such as Bed and Breakfast are currently permitted within A-1, R-3 and R-5 zoning with no restrictions. He further stated bed and breakfast facilities are allowed within the R-1 zoning around Simpson College as a special exception use but requires Board of Adjustment approval. This change would allow Bed and Breakfast establishments for dwellings on a minimum of 3 acres of land and would be subject to Board of Adjustment for final approval.

Tyler Till stated he recently purchased the property at 1301 South K Street which has 4.37 acres. He would like to use one of the buildings as a bed and breakfast. He has spoken with several community members and has their support saying the city needs a facility like this for visitors.

Butler questioned the need for three acres of land to allow the bed and breakfast use. Burgin stated R-1 zoning is the most restrictive zoning classification. Some people do not want to live next to a home business and R-1 zoning allows for that comfort.

Motion was made by Piper and seconded by Donaghy to amend R-1 zoning to allow Bed and Breakfast establishments on a minimum of 3 acres as a special exception to the Board of Adjustment. Question was called for and on voice vote Ayes: Butler, Coleman, Donaghy, Farris, Opie, Ormsby, Piper, Rabe and Soldwisch. Nays: None.

Consider amendment to R-1, R-2, R-3 and R-4 zoning classification that would require 15 day written notification to property owners within 200' of development of sites exceeding 1 acre or more, as well as Planning and Zoning Commission recommendation and City Council approval.

Chuck stated the key purpose of the change is to allow existing residents within a neighborhood an opportunity to comment on development of sites exceeding one acre or more within A-1, R-1, R-2, R-3 and R-4 zoning classifications prior to a building permit being issued. He further highlighted the uses that should be exempt from the requirement.

Butler questioned the basis for the proposed exemptions. Burgin stated the basis was determined by the affect to a neighborhood and the likelihood of the development in Indianola.

Farris questioned the exemption of two-family dwellings within the R-2 zoning classification. Burgin stated there are numerous existing duplexes within R-2 zoning on more than one acre that have concerned the residents in the neighborhood. This change would not necessarily stop the construction, but would allow for the residents within 200' the opportunity to view the plans and voice support or concern for the development. Farris also questioned the elderly and persons with disabilities exemption within R-3

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE MUNICIPAL CODE OF THE CITY OF INDIANOLA, IOWA, CHAPTER 165, ZONING REGULATIONS FOR BED AND BREAKFAST SPECIAL EXCEPTION USE

WHEREAS, the City Council of the City of Indianola, Iowa, deems it necessary and proper to amend the Code of Ordinances concerning the special exception use of property for Bed and Breakfast accommodations.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF INDIANOLA, IOWA:

Section 1: That Chapter 165 be and is hereby amended by deleting the stricken language in Section 165.09, R-1 Special Exception Uses and Structures, as follows:

4. Bed and Breakfast, provided that (a) if the use ceases for more than six months ~~or the titleholders of the property changes~~, the use shall revert back to a permitted principal use; (b) occupancy is limited to four guests units (e.g. families, couples or individuals); (c) required off-street parking shall be one space for each guest unit and two spaces for the resident; (d) signage is limited to a maximum of three square feet mounted flush to the building; (e) require 10 day written notification to property owners within 200' of the proposed location before Board of Adjustment hearing; (f) no meals served to people other than overnight guests; and (g) the entire property is either located within 600 feet of the Simpson College Campus bounded by Clinton Avenue, E Street, Girard Avenue and Buxton Street, or the lot size is 3 acres or more.

Section 2: All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3: This ordinance shall be in full force and effect after its passage, approval and publication as provided by law.

PASSED AND APPROVED this ____ day of _____ 2018.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk

Meeting Date: 06/18/2018

Information

Subject

Resolution approving agreements and contract for fire protection and emergency response services

* Agreement is with Palmyra township

Information

In your packet is the resolution approving the EMS/Fire service agreements and contract (packet) with Palmyra Township. The contract combines Fire and EMS, establishes the tax levy at \$.0675 cents (maximum allowable) and requires each township to direct deposit funds to the City of Indianola. There are no changes from the 2013 contracts. These contracts are renewed every five years.

Fiscal Impact

Attachments

Palmyra Agreement
Resolution

AGREEMENT AND CONTRACT FOR FIRE PROTECTION
AND EMERGENCY RESPONSE SERVICES

Between the
City of Indianola located in Warren County, State of Iowa
And
Palmyra Township located in Warren County, State of Iowa

1. Public Entities

This agreement and contract shall be between the City of Indianola and Palmyra Township.

2. Area Service

The legal description of the area to be afforded fire suppression and emergency response services as provided by this Agreement is attached as Exhibit A to this Agreement. A map of the area described in Exhibit A is attached as Exhibit B to this Agreement.

3. Services Provided

It is agreed that the City of Indianola will provide the following fire protection and other emergency services for all property in Palmyra Township as described in Exhibit A:

- a) The City shall be responsible for fire protection and emergency response services.
- b) The City shall be responsible for contracting with companies or individuals to provide emergency services during calls that activate the emergency response system.
- c) The City shall be responsible for maintaining and operating all emergency response equipment and apparatus. The City will respond with appropriately trained personnel when the emergency response system is activated. Except during an emergency, City shall give immediate notice thereof to Township.
- d) The City shall obtain any permits, certificates, while meeting any requirements necessary designated by county, state or federal agency that have jurisdiction over the emergency response system.

4. Equipment

It is further agreed that the City of Indianola will own, maintain, house, and staff the fire protection and other emergency equipment used under this Agreement. The equipment provided shall meet or exceed the standards set by the National Fire Protection Association at the time the equipment is manufactured.

5. Budget

It is agreed that by January 15th of each year, the Indianola Fire Department shall provide Palmyra Township a proposed budget showing all revenues and all expenses for emergency services for the next fiscal year. This budget will include operational, capital outlay and capital improvements for the Fire Department and shall be the basis for Palmyra Township tax levies and payments. By January 15th of each succeeding year the City of Indianola shall provide an

actual budget for the previous year and a proposed budget for the upcoming year.

6. Fire Reports

It is further agreed that by January 15th of each year, the Indianola Fire Department shall submit to the Trustees a report detailing emergency services calls for the prior calendar year for the fire district, showing calls for the City of Indianola and each township and served by the district. This report shall be based on fire reports filed with the State Fire Marshall office.

7. Tax Levies

It is agreed that the Trustees of Palmyra Township will levy a tax for fire and EMS and shall not exceed \$.6075, or such greater amount as allowed by Iowa Code § 359.43, per thousand of the city valuation. It is agreed that the millage required to be levied for fire and EMS by Palmyra Township for Fire/EMS services shall not be in excess of the millage levy for such purposes within the corporate limits of the City.

8. Payments

Palmyra Township shall disburse taxes collected to the City of Indianola on September 30th and on March 31st by utilizing Warren County as a direct deposit. Payments to the city from Warren County, shall disburse township taxes collected. This requires the township to designate this option on their budget forms submitted to the county authorizing this procedure to take place.

9. Mutual Aid Agreements

It is agreed that the City's fire equipment may be used in fire protection areas outside the area covered by this Agreement in accordance with mutual aid agreements between the City and other townships and cities to assist each other for the purpose of cost effective fire protection.

10. Fees

It is agreed and understood that the City may charge fees for Fire, EMS and Haz-Mat calls, the fees and mileage charged will be the same as for the City of Indianola.

11. Insurance Coverages

As the City has control of all Fire Department operations, the City will provide at its own expense, bodily injury liability, property damage liability, workers compensation and malpractice/error and omissions coverage for equipment and personal.

12. Liability and Indemnification

The public entities that are parties to this Agreement shall, at all times during the term of this Agreement and thereafter, to the extent allowed by law, indemnify, defend and hold one another harmless against all claims and expenses, including legal expenses and reasonable attorneys fees, arising out of the death of or injury to any person or persons or out of any damage to property and against any other claim, proceeding, demand, expense and liability of any kind whatsoever resulting from any action or inaction related to either entity which is deemed by a court of law or arbitrator not to be an action or inaction of the entity. Notwithstanding the above, each entity at

all times reserves the right to retain counsel of its own to defend its respective interest.

13. Length of Term

This Agreement shall be in effect from July 1, 2018 until June 30, 2023. The Agreement may be amended by all parties by resolutions and agreement of both parties governing body at any time.

14. Termination

In the event that any public entity that is a party in this Agreement shall desire to withdraw or terminate this Agreement, a written notice of withdrawal shall be completed and delivered to the other public entity by hand delivery or certified mail before November 1. Said withdrawal or termination shall not become effective until the following June 30th, and all current and outstanding payments for services will be made by Palmyra Township to the City of Indianola up to the date of termination.

Approved by the City Council of the City of Indianola, Iowa.

Dated: _____, Mayor

Dated: _____, City Clerk

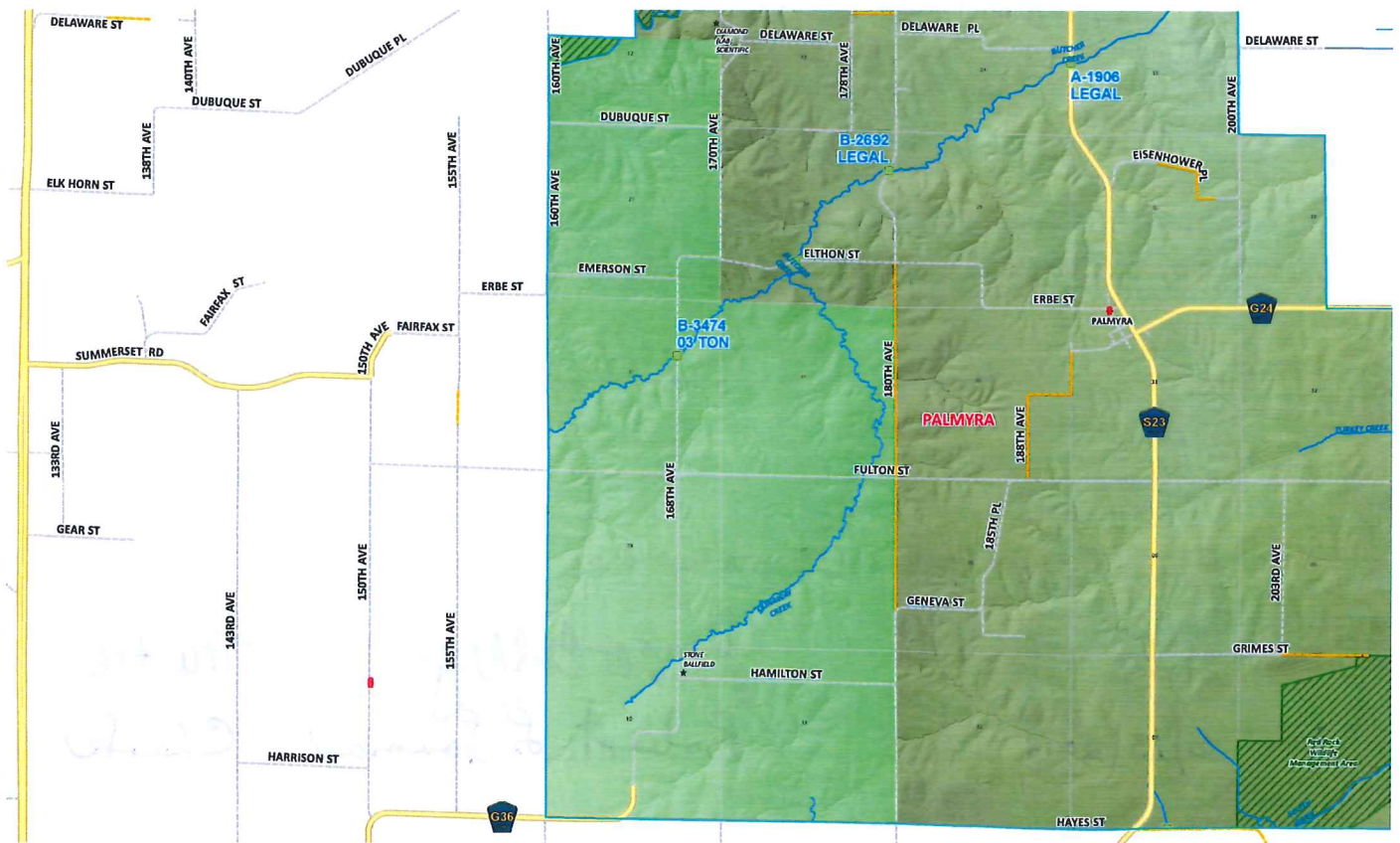
Approved by the Board of Trustees of Palmyra Township.

Dated: 6/13/2018 _____, Trustee
Dated: 6/13/2018 _____, Clark

Exhibit A
Legal Description

Palmyra Township, Warren County, Iowa
South half of section 22, all of sections 27,34, and 35 Township 77 Range 23
All of sections 2, 3, 10 and 11 Township 76 Range 23

Exhibit B
Map, in light green



RESOLUTION NO. 2018-_____

RESOLUTION APPROVING AGREEMENTS AND CONTRACTS FOR
FIRE PROTECTION AND EMERGENCY RESPONSE SERVICES

WHEREAS, the City of Indianola, Iowa approves fire protection and emergency response services every five years with the Palmyra Township; and

WHEREAS, the City of Indianola, establishes the tax levy at \$.0675 cents (maximum allowable be Iowa Code 359.43) and requires each township to direct deposit funds to the City of Indianola Iowa; and

WHEREAS, this contract will be in effect until June 30, 2023.

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

1. The fire protection and emergency response services for Palmyra Township is hereby approved.
2. The Mayor is authorized and directed to execute the Agreements/Contracts on behalf of the City and the City Clerks is authorized and directed to attest to the signature and to affix the seal of the City.

Passed this 18th day of June 2018

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk

Meeting Date: 06/18/2018

Information

Subject

Home Base Iowa Initiative Application from Donald Stalter and authorization of a handwritten warrant in the amount of \$1,500

Information

Council needs to consider approval of the Home Base Iowa Initiative Application (packet) and a handwritten warrant in an amount of \$1,500. Mr. Stalter purchased his home on May 24, 2018 and the application was received on June 4, 2018. All of the paperwork is in order for approval.

FYI - this will be the fifth application which has been approved for this fiscal year.

Fiscal Impact

Attachments

Home Base Iowa App



WARREN COUNTY VETERANS AFFAIRS
APPLICATION FOR VETERAN INCENTIVE PROGRAM

Full Name:

Donald W Stalter
First MI LAST

Previous
Address:

907 N. 14th
Street Address

Apartment/Unit #

Indianola
City

IA
State

50125
ZIP Code

How long:

10 Months

Remarks:

Renting the above town home + address
before was in New Virginia also a rental

Signature:

[Signature]

CERTIFICATION FROM AUDITORS OFFICE

Full Name:

Sharon K Wiley
First MI Last

Date
Recorded/First
time buyer in
Warren Cnty:

DATE: 5-29-18

YES

NO

Signature:

Sharon K Wiley

Parcel # 48-120-12-0040

Current Address
700 W.
Boston

☐ NO

Meeting Date: 06/18/2018

Information

Subject

Two-year maintenance bond in an amount of \$3,500 from Vanderpool Construction for paving patch (350 sf) in connection with the Des Moines Metro Opera Rehabilitation of Administrative Building and Addition

Information

In your packet is a two-year maintenance bond for the paving patch (350 sf) at the Des Moines Metro Opera. This maintenance bond is in lieu of a cash deposit on the project. City Attorney Amy Beattie and staff have approved.

Fiscal Impact

Attachments

Maintenance Bond

MAINTENANCE BOND

Bond No. TBD

KNOW ALL MEN BY THESE PRESENTS:

That, Vanderpool Construction, Inc. of Indianola, Iowa
as Principal, and the Merchants Bonding Company (Mutual) as Surety,
are held and firmly bound unto City of Indianola, Iowa in the
penal sum of Three Thousand Five Hundred And No/100THS (\$ \$3,500.00)

Dollars, lawful money of the United States of America, for the payment of which, well and truly to be made,
the Principal and Surety bind themselves, their and each of their heirs, executors, administrators, successors
and assigns, jointly and severally, firmly by these presents.

Whereas, the said Principal entered into a certain contract, with Breiholz Construction

To furnish all the material and labor necessary for the construction of

Paving Patch (350 sf) in connection with Des Moines Metro Opera Rehabilitation of Administration Building
and Addition, Indianola, Iowa - OPN Project #17820000

in Indianola, Iowa in conformity with certain specifications; and

Whereas, a further condition of said contract is that the said Principal should furnish a bond in
indemnity, guaranteeing to remedy any defects in workmanship or materials that may develop in
said work within a period of two (2) years from the date of acceptance of the work
under said contract; and

Whereas, the said Merchants Bonding Company (Mutual) for a valuable consideration,
has agreed to join with said Principal in such bond or guarantee, indemnifying said
City of Indianola, Iowa

Now, therefore, the condition of this obligation is such, that if the said Principal shall, at his own cost
and expense, remedy any and all defects that may develop in said work within the period
of two (2) years from the date of acceptance of the work under said contract, by
reason of bad workmanship or poor material used in the construction of said work, and shall keep all work
in continuous good repair during said period, and shall in all other respects, comply with all the terms and
conditions of said contract with respect to maintenance and repair of said work, then this obligation to be
null and void; otherwise to be and remain in full force and virtue in law.

In Witness whereof, we have hereunto set our hands and seals this 13th
day of June, 2018

Vanderpool Construction, Inc.

Principal

By:

Merchants Bonding Company (Mutual)

Surety

By:

Dione R. Young

Attorney-in-Fact

Meeting Date: 06/18/2018

Information

Subject

Claims on the computer printout for June 18, 2018 and the May 2018 receipts

Information

Fiscal Impact

Attachments

Vendor Report

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
A-CHECK GLOBAL				
A-CHECK GLOBAL	BACKGROUND CHECKS	05/31/2018	73.00	ROAD USE TAX FU
A-CHECK GLOBAL	BACKGROUND CHECKS	05/31/2018	109.50	FIRE FUND
Total A-CHECK GLOBAL:			182.50	
AGRILAND FS INC				
AGRILAND FS INC	FIELD DRY	05/23/2018	848.00	PARK & RECREATI
AGRILAND FS INC	FIELD CHALK	05/24/2018	178.50	PARK & RECREATI
AGRILAND FS INC	FIELD CHALK	05/30/2018	571.20	PARK & RECREATI
AGRILAND FS INC	FIELD DRY	06/06/2018	876.00	PARK & RECREATI
Total AGRILAND FS INC:			2,473.70	
AIR-CON MECHANICAL CORP.				
AIR-CON MECHANICAL CORP.	QUARTERLY AGREEMENT (2 OF 12)	04/27/2018	950.87	LIBRARY FUND
AIR-CON MECHANICAL CORP.	COMM DEV AREA WARM	06/06/2018	109.05	GENERAL FUND
Total AIR-CON MECHANICAL CORP.:			1,059.92	
AIRGAS USA LLC				
AIRGAS USA LLC	ACETYLENE GAS	05/31/2018	6.92	FIRE FUND
Total AIRGAS USA LLC:			6.92	
AMERICAN BUSINESS PHONES				
AMERICAN BUSINESS PHONES	PHONE SYSTEM SUPPORT	06/04/2018	2,951.71	GENERAL FUND
Total AMERICAN BUSINESS PHONES:			2,951.71	
APPLE VALLEY ASSOCIATES LTD				
APPLE VALLEY ASSOCIATES L	REMOVE MAPLE TRAIL HEAD 1/2 COST W/N	06/12/2018	400.00	PARK & RECREATI
Total APPLE VALLEY ASSOCIATES LTD:			400.00	
ATLANTIC BOTTLING CO.				
ATLANTIC BOTTLING CO.	PICKARD CONCESSIONS	05/25/2018	500.32	PARK & RECREATI
ATLANTIC BOTTLING CO.	PICKARD CONCESSIONS	06/01/2018	766.87	PARK & RECREATI
ATLANTIC BOTTLING CO.	POOL CONCESSIONS	06/01/2018	687.94	POOL (MEMORIAL)
Total ATLANTIC BOTTLING CO.:			1,955.13	
AUBERT'S TOWING				
AUBERT'S TOWING	TOW - ABANDONED	04/20/2018	190.00	POLICE FUND
Total AUBERT'S TOWING:			190.00	
BAKER & TAYLOR ENTERTAINMENT				
BAKER & TAYLOR ENTERTAIN	3 CD'S	04/20/2018	30.83	LIBRARY FUND
BAKER & TAYLOR ENTERTAIN	1 DVD	05/11/2018	21.74	LIBRARY FUND
BAKER & TAYLOR ENTERTAIN	2 CD'S	05/10/2018	15.94	LIBRARY FUND
BAKER & TAYLOR ENTERTAIN	1 CD	05/10/2018	8.81	LIBRARY FUND
BAKER & TAYLOR ENTERTAIN	2 CD'S	05/10/2018	18.35	LIBRARY FUND
BAKER & TAYLOR ENTERTAIN	1 CD	05/10/2018	5.13	LIBRARY FUND
Total BAKER & TAYLOR ENTERTAINMENT:			100.80	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
BAKER AND TAYLOR				
BAKER AND TAYLOR	6 BOOKS	04/20/2018	72.89	LIBRARY SPECIAL
BAKER AND TAYLOR	57 BOOKS	04/20/2018	639.31	LIBRARY FUND
BAKER AND TAYLOR	15 BOOKS	04/20/2018	69.45	LIBRARY SPECIAL
BAKER AND TAYLOR	1 BOOK	04/26/2018	15.11	LIBRARY SPECIAL
BAKER AND TAYLOR	8 BOOKS	04/26/2018	32.40	LIBRARY SPECIAL
BAKER AND TAYLOR	27 BOOKS	04/26/2018	328.38	LIBRARY FUND
BAKER AND TAYLOR	4 BOOKS	05/03/2018	44.16	LIBRARY SPECIAL
BAKER AND TAYLOR	22 BOOKS	05/03/2018	352.28	LIBRARY FUND
BAKER AND TAYLOR	18 BOOKS	05/07/2018	229.70	LIBRARY SPECIAL
BAKER AND TAYLOR	115 BOOKS	05/07/2018	1,260.75	LIBRARY FUND
BAKER AND TAYLOR	3 BOOKS	05/10/2018	37.86	LIBRARY SPECIAL
BAKER AND TAYLOR	73 BOOKS	05/10/2018	978.63	LIBRARY FUND
BAKER AND TAYLOR	2 BOOKS	05/16/2018	28.42	LIBRARY SPECIAL
BAKER AND TAYLOR	34 BOOKS	05/16/2018	363.83	LIBRARY FUND
BAKER AND TAYLOR	19 BOOKS	05/17/2018	182.78	LIBRARY FUND
BAKER AND TAYLOR	1 BOOK	05/17/2018	10.05	LIBRARY SPECIAL
Total BAKER AND TAYLOR:			4,646.00	
BARCO MUNICIPAL PROD INC				
BARCO MUNICIPAL PROD INC	CONES	05/24/2018	719.25	ROAD USE TAX FU
Total BARCO MUNICIPAL PROD INC:			719.25	
BEDWELL GARDENS				
BEDWELL GARDENS	ROSES	06/07/2018	450.00	PARK & RECREATI
Total BEDWELL GARDENS:			450.00	
BENDON INDIANOLA MECHANICAL LLC				
BENDON INDIANOLA MECHANI	SERVICE CALL	05/30/2018	93.78	GENERAL FUND
Total BENDON INDIANOLA MECHANICAL LLC:			93.78	
BOWLIN, MIKE				
BOWLIN, MIKE	CLOTHING ALLOWANCE	06/03/2018	167.51	PARK & RECREATI
Total BOWLIN, MIKE:			167.51	
BRAVO GREATER DES MOINES				
BRAVO GREATER DES MOINES	BRAVO 3RD QTR PAYMENT FY18	06/11/2018	6,932.94	GENERAL FUND
Total BRAVO GREATER DES MOINES:			6,932.94	
BRICK GENTRY P.C.				
BRICK GENTRY P.C.	MUNICIPAL ABATEMENT ISSUES	05/25/2018	165.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES COMMUNITY DEVELOPM	05/25/2018	765.00	GENERAL FUND
BRICK GENTRY P.C.	20303.003	05/25/2018	30.00	GENERAL FUND
BRICK GENTRY P.C.	ROCHA COLLECTION	05/25/2018	30.00	AMBULANCE FUN
BRICK GENTRY P.C.	LEGAL SERVICES	05/25/2018	5,941.47	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES FOR ILS AGREEMENT	05/25/2018	75.00	LIBRARY FUND
BRICK GENTRY P.C.	WASTEWATER MATTERS	05/25/2018	105.00	SEWER FUND
BRICK GENTRY P.C.	LEGAL FOR TRUCK BIDS	05/25/2018	165.00	ROAD USE TAX FU
BRICK GENTRY P.C.	UNION NEGOTIATIONS	05/25/2018	225.00	SEWER FUND
Total BRICK GENTRY P.C.:			7,501.47	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
BRUENING ROCK PRODUCTS				
BRUENING ROCK PRODUCTS	S K STREET	05/23/2018	6,808.17	ROAD USE TAX FU
BRUENING ROCK PRODUCTS	S K STREET	05/29/2018	4,250.50	ROAD USE TAX FU
BRUENING ROCK PRODUCTS	ROCK FOR K STREET	05/31/2018	1,552.42	ROAD USE TAX FU
Total BRUENING ROCK PRODUCTS:			12,611.09	
BUSY BEE GARDEN CENTER				
BUSY BEE GARDEN CENTER	SOIL	05/29/2018	90.00	PARK & RECREATI
BUSY BEE GARDEN CENTER	TREES/MULCH	05/29/2018	202.98	PARK & RECREATI
BUSY BEE GARDEN CENTER	PLANTS	05/29/2018	258.75	PARK & RECREATI
BUSY BEE GARDEN CENTER	ANNUAL PLUGS	05/29/2018	1,794.56	PARK & RECREATI
BUSY BEE GARDEN CENTER	TREE GIVEAWAY	06/05/2018	200.00	PARK & REC SPEC
BUSY BEE GARDEN CENTER	SHRUBS	06/10/2018	1,094.85	PARK & RECREATI
Total BUSY BEE GARDEN CENTER:			3,641.14	
BUTTON, DAVID				
BUTTON, DAVID	UNIFORM ALLOWANCE	05/21/2018	21.37	POLICE FUND
Total BUTTON, DAVID:			21.37	
CDW GOVERNMENT INC				
CDW GOVERNMENT INC	CRADLEPOINT FOR 247	05/14/2018	657.06	AMBULANCE FUN
CDW GOVERNMENT INC	SERVER2016 LICENSE & CAL	05/22/2018	6,717.16	GENERAL FUND
CDW GOVERNMENT INC	UCS SERVER BLADE	05/22/2018	9,767.20	GENERAL FUND
Total CDW GOVERNMENT INC:			17,141.42	
CENGAGE LEARNING				
CENGAGE LEARNING	1 BOOK	04/19/2018	24.79	LIBRARY SPECIAL
CENGAGE LEARNING	1 BOOK	04/25/2018	24.80	LIBRARY SPECIAL
CENGAGE LEARNING	1 BOOK	05/03/2018	30.39	LIBRARY SPECIAL
CENGAGE LEARNING	2 BOOKS	05/03/2018	60.78	LIBRARY SPECIAL
CENGAGE LEARNING	1 BOOK	06/03/2018	30.39	LIBRARY SPECIAL
CENGAGE LEARNING	2 BOOKS	05/04/2018	55.98	LIBRARY SPECIAL
CENGAGE LEARNING	1 BOOK	05/11/2018	24.80	LIBRARY SPECIAL
CENGAGE LEARNING	1 BOOK	05/11/2018	18.39	LIBRARY SPECIAL
Total CENGAGE LEARNING:			270.32	
CENTURYLINK				
CENTURYLINK	PHONE	05/22/2016	96.72	GENERAL FUND
CENTURYLINK	PHONE	05/22/2018	110.64	GENERAL FUND
Total CENTURYLINK:			207.36	
CINTAS CORPORATION				
CINTAS CORPORATION	SUMMER HELP WORK SHIRTS	05/31/2018	77.70	ROAD USE TAX FU
Total CINTAS CORPORATION:			77.70	
CIRCLE B CASHWAY				
CIRCLE B CASHWAY	PAINT STENCILS	05/29/2018	87.48	ROAD USE TAX FU
Total CIRCLE B CASHWAY:			87.48	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
CITY OF DES MOINES				
CITY OF DES MOINES	RECEIVING SLUDGE FROM STORAGE TANK	06/04/2018	21,888.90	SEWER FUND
Total CITY OF DES MOINES:			21,888.90	
CITY OF INDIANOLA - UTILITY				
CITY OF INDIANOLA - UTILITY	UTILITIES - MEMORIAL	05/31/2018	59.28	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - BARKER	05/31/2018	30.57	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES	05/31/2018	61.03	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - PICKARD	05/31/2018	229.80	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - MCCORD	05/31/2018	26.16	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	ACTIVITY CENTER UTILITIES	05/31/2018	646.30	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - DOWNEY	05/31/2018	33.02	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - 206 N 1ST	05/31/2018	44.48	FIRE FUND
CITY OF INDIANOLA - UTILITY	STREETLIGHTS	05/31/2018	14,423.48	GENERAL FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	05/31/2018	2,840.96	GENERAL FUND
CITY OF INDIANOLA - UTILITY	RENEWABLE	05/31/2018	231.00	FIRE FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	05/31/2018	4,313.99	SEWER FUND
CITY OF INDIANOLA - UTILITY	UTILITIES, TOTAL N SEWER PLANT, DEMAN	05/31/2018	7,457.70	SEWER FUND
CITY OF INDIANOLA - UTILITY	UTILITIES - SHOP	05/31/2018	209.59	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES	05/31/2018	520.81	ROAD USE TAX FU
CITY OF INDIANOLA - UTILITY	UTILITIES - TRAIL	05/31/2018	28.21	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - 410 N JEFFERSON	05/31/2018	109.78	FIRE FUND
CITY OF INDIANOLA - UTILITY	UTILITIES - YOUTH SOFTBALL	05/31/2018	156.59	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	ADULT SB UTILITIES	05/31/2018	1,447.84	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - MOATS	05/31/2018	32.92	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	POOL UTILITIES - APRIL	05/31/2018	292.95	POOL (MEMORIAL)
CITY OF INDIANOLA - UTILITY	UTILITIES - BUXTON	05/31/2018	115.43	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES	05/31/2018	1,039.38	LIBRARY FUND
Total CITY OF INDIANOLA - UTILITY:			34,351.27	
CITY SUPPLY CORPORATION				
CITY SUPPLY CORPORATION	URINAL PART	05/22/2018	29.65	POOL (MEMORIAL)
Total CITY SUPPLY CORPORATION:			29.65	
CLARK GLASS INC				
CLARK GLASS INC	POOL CONCESSION STAND WINDOW	05/30/2018	2,000.00	POOL (MEMORIAL)
Total CLARK GLASS INC:			2,000.00	
CNM OUTDOOR EQUIPMENT				
CNM OUTDOOR EQUIPMENT	WEEDEATER OIL	05/11/2018	14.95	PARK & RECREATI
Total CNM OUTDOOR EQUIPMENT:			14.95	
CRAIG'S AUTOMOTIVE				
CRAIG'S AUTOMOTIVE	VEHICLE REPAIR	05/09/2018	228.50	POLICE FUND
CRAIG'S AUTOMOTIVE	VEHICLE REPAIR	04/10/2018	194.95	POLICE FUND
CRAIG'S AUTOMOTIVE	VEHICLE SERVICE	05/09/2018	195.00	POLICE FUND
Total CRAIG'S AUTOMOTIVE:			618.45	
CRAWFORD, RICHARD L.				
CRAWFORD, RICHARD L.	COED ADULT SB	05/31/2018	75.00	PARK & RECREATI
CRAWFORD, RICHARD L.	CHURCH LEAGUE SB	06/12/2018	100.00	PARK & RECREATI
CRAWFORD, RICHARD L.	CHURCH LEAGUE SB	06/04/2018	100.00	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total CRAWFORD, RICHARD L.:			275.00	
CREATIVE GENIUSES				
CREATIVE GENIUSES	INSTRUCTION ART CLASSES	05/03/2018	273.00	PARK & RECREATI
Total CREATIVE GENIUSES:			273.00	
CRYSTAL CLEAR WATER CO				
CRYSTAL CLEAR WATER CO	DI WATER FOR LAB	06/07/2018	16.00	SEWER FUND
Total CRYSTAL CLEAR WATER CO:			16.00	
DAVE BUNCH PIANO SERVICE				
DAVE BUNCH PIANO SERVICE	PIANO TUNING	05/01/2018	85.00	LIBRARY FUND
Total DAVE BUNCH PIANO SERVICE:			85.00	
DES MOINES AREA COMM COLLEGE				
DES MOINES AREA COMM COL	PARAMEDIC CLASS	06/07/2018	2,826.00	FIRE FUND
Total DES MOINES AREA COMM COLLEGE:			2,826.00	
DES MOINES REGISTER MEDIA				
DES MOINES REGISTER MEDIA	ORD 1594	05/31/2018	38.93	GENERAL FUND
DES MOINES REGISTER MEDIA	NOTICE OF NUISANCE	05/31/2018	57.65	GENERAL FUND
DES MOINES REGISTER MEDIA	CC MIN-05	05/31/2018	422.43	GENERAL FUND
DES MOINES REGISTER MEDIA	BUDGET AMENDMENT	05/31/2018	39.42	GENERAL FUND
DES MOINES REGISTER MEDIA	PH	05/31/2018	48.74	GENERAL FUND
DES MOINES REGISTER MEDIA	CC MIN-04	05/31/2018	32.56	GENERAL FUND
Total DES MOINES REGISTER MEDIA:			639.73	
DIVERSIFIED INSPECTIONS INC				
DIVERSIFIED INSPECTIONS IN	LADDER TESTING	05/31/2018	1,105.00	FIRE FUND
Total DIVERSIFIED INSPECTIONS INC:			1,105.00	
DLH GRAFX				
DLH GRAFX	JR FIRE ACADEMY SHIRTS	06/01/2018	103.18	PARK & RECREATI
DLH GRAFX	STAFF SHIRTS	06/04/2018	376.04	PARK & RECREATI
Total DLH GRAFX:			479.22	
DOWNEY TIRE PROS				
DOWNEY TIRE PROS	VEHICLE REPAIR	05/21/2018	184.52	POLICE FUND
DOWNEY TIRE PROS	TIRES STEERING 3990	05/31/2018	154.70	PARK & RECREATI
Total DOWNEY TIRE PROS:			339.22	
DUST PROS JANITORIAL				
DUST PROS JANITORIAL	BABY CHANGING STATION	05/22/2018	220.00	LIBRARY FUND
DUST PROS JANITORIAL	JUNE CLEANING	06/04/2018	1,070.00	LIBRARY FUND
DUST PROS JANITORIAL	SUPPLIES	06/04/2018	31.00	LIBRARY FUND
DUST PROS JANITORIAL	FLOORS STRIPPED & WAXED	06/04/2018	350.00	FIRE FUND
Total DUST PROS JANITORIAL:			1,671.00	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
ELECTRIC PUMP				
ELECTRIC PUMP	MCCORD #3 PUMP	06/05/2018	6,267.16	SEWER FUND
Total ELECTRIC PUMP:			6,267.16	
ELECTRICAL ENG & EQUIP				
ELECTRICAL ENG & EQUIP	POOL PARKING LOT LIGHTS	05/25/2018	128.40	POOL (MEMORIAL)
Total ELECTRICAL ENG & EQUIP:			128.40	
FARNER-BOCKEN				
FARNER-BOCKEN	PICKARD CONCESSIONS	05/14/2018	1,416.21	PARK & RECREATI
FARNER-BOCKEN	PICKARD CONESSIONS	05/21/2018	1,299.09	PARK & RECREATI
FARNER-BOCKEN	POOL CONCESSIONS	05/29/2018	543.78	POOL (MEMORIAL)
Total FARNER-BOCKEN:			3,259.08	
FETTEN SIGN COMPANY				
FETTEN SIGN COMPANY	DECALS 248, 245, 247	05/23/2018	1,575.00	AMBULANCE FUN
Total FETTEN SIGN COMPANY:			1,575.00	
GALLS LLC				
GALLS LLC	S5.11 TAC-LITE	05/30/2018	49.99	FIRE FUND
Total GALLS LLC:			49.99	
GEMPLER'S INC				
GEMPLER'S INC	SAFETY GEAR FOR OVERNIGHT PAINTING	05/25/2018	285.72	ROAD USE TAX FU
Total GEMPLER'S INC:			285.72	
GOVERNMENT FINANCE OFFICERS ASSOC.				
GOVERNMENT FINANCE OFFIC	GFOA BUDGET PRESENTATION AWARD AP	06/04/2018	330.00	GENERAL FUND
Total GOVERNMENT FINANCE OFFICERS ASSOC.:			330.00	
GRAVES, RICK				
GRAVES, RICK	MCDONALD'S BREAKFAST	06/08/2018	7.24	SEWER FUND
GRAVES, RICK	MILEAGE TO IAWEA CONF, WATERLOO	06/08/2018	123.17	SEWER FUND
Total GRAVES, RICK:			130.41	
GREATER DM CONVENTION & VISITORS BUREAU				
GREATER DM CONVENTION &	3RD QTR HOTEL/MOTEL TAX CONTRIBUTIO	06/05/2018	6,932.94	GENERAL FUND
Total GREATER DM CONVENTION & VISITORS BUREAU:			6,932.94	
GREEN ACRES GARDEN CENTER				
GREEN ACRES GARDEN CENT	TREES	06/07/2018	1,793.57	PARK & RECREATI
Total GREEN ACRES GARDEN CENTER:			1,793.57	
HACH COMPANY				
HACH COMPANY	LAB SUPPLIES	05/17/2018	97.24	SEWER FUND
Total HACH COMPANY:			97.24	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
HARRISON TRUCK CENTERS				
HARRISON TRUCK CENTERS	UNIT 9 REPAIR	05/18/2018	463.48	ROAD USE TAX FU
Total HARRISON TRUCK CENTERS:			463.48	
HAWKINS, ROB				
HAWKINS, ROB	CELL PHONE 5/26/18 -6/25/18	06/11/2018	50.00	POLICE FUND
Total HAWKINS, ROB:			50.00	
HR GREEN INC				
HR GREEN INC	MORLOCK SEWER & LIFT STATION ENGINE	05/22/2018	5,228.76	SEWER CAPITAL P
HR GREEN INC	MORLOCK SEWER & LIFT STATION ENGINE	05/22/2018	13,234.42	SEWER CAPITAL P
HR GREEN INC	15TH STREET SEWER IMPROVEMENTS	05/22/2018	2,484.00	SEWER CAPITAL P
HR GREEN INC	WASTEWATER TREATMENT PLANT	05/22/2018	795.00	SEWER CAPITAL P
HR GREEN INC	PLAINVIEW AND MCCORD CONTROLS & PO	05/22/2018	2,026.00	SEWER CAPITAL P
HR GREEN INC	MISC COLLECTION SYSTEM ANALYSIS	05/22/2018	516.00	SEWER CAPITAL P
HR GREEN INC	WWTP CONCEPTUAL DESIGN	05/22/2018	6,187.50	SEWER CAPITAL P
Total HR GREEN INC:			30,471.68	
I STREET HOLDINGS LLC				
I STREET HOLDINGS LLC	DOWNPAYMENT FOR ROOF	06/10/2018	5,500.00	DOWNTOWN REV
Total I STREET HOLDINGS LLC:			5,500.00	
INFOMAX OFFICE SYSTEMS INC.				
INFOMAX OFFICE SYSTEMS IN	COPIER CONTRACT	05/30/2018	196.60	PARK & RECREATI
Total INFOMAX OFFICE SYSTEMS INC.:			196.60	
INT ASSOC OF FIRE CHIEFS				
INT ASSOC OF FIRE CHIEFS	IAFC DUES	06/04/2018	209.00	FIRE FUND
Total INT ASSOC OF FIRE CHIEFS:			209.00	
INTEGRIVAULT				
INTEGRIVAULT	MONTHLY BACKUP FEE	06/01/2018	500.00	GENERAL FUND
Total INTEGRIVAULT:			500.00	
IOWA ASSOC OF MUN UTILITIES				
IOWA ASSOC OF MUN UTILITIE	MAY 2018 BBP, HEARING CONSERVATION,	05/31/2018	181.11	SEWER FUND
IOWA ASSOC OF MUN UTILITIE	MAY 2018 BBP, HEARING CONSERVATION,	05/31/2018	181.11	ROAD USE TAX FU
IOWA ASSOC OF MUN UTILITIE	MAY 2018 BBP, HEARING CONSERVATION,	05/31/2018	181.11	GENERAL FUND
IOWA ASSOC OF MUN UTILITIE	SAFETY CONSULTING - MAY 2018	05/31/2018	109.54	ROAD USE TAX FU
IOWA ASSOC OF MUN UTILITIE	SAFETY CONSULTING - MAY 2018	05/31/2018	109.53	GENERAL FUND
IOWA ASSOC OF MUN UTILITIE	SAFETY CONSULTING - MAY 2018	05/31/2018	109.54	SEWER FUND
Total IOWA ASSOC OF MUN UTILITIES:			871.94	
IOWA CONTRACTING INC				
IOWA CONTRACTING INC	POOL CONCRETE REPAIRS	05/25/2018	3,850.00	POOL (MEMORIAL)
Total IOWA CONTRACTING INC:			3,850.00	
IOWA METAL FABRICATION LC				
IOWA METAL FABRICATION LC	CONCESSION COUNTER REPLACEMENT	05/18/2018	1,100.00	POOL (MEMORIAL)

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total IOWA METAL FABRICATION LC:			1,100.00	
IOWA ONE CALL				
IOWA ONE CALL	LOCATES	06/05/2018	612.00	SEWER FUND
Total IOWA ONE CALL:			612.00	
IOWA STATE UNIVERSITY				
IOWA STATE UNIVERSITY	FF2 - R. COLLIER	05/25/2018	50.00	FIRE FUND
Total IOWA STATE UNIVERSITY:			50.00	
IOWA WATER MANAGEMENT CO.				
IOWA WATER MANAGEMENT C	WATER MGR - LIBRARY	06/01/2018	40.00	LIBRARY FUND
IOWA WATER MANAGEMENT C	WATER MGR - MUN BLDG	06/01/2018	150.00	GENERAL FUND
Total IOWA WATER MANAGEMENT CO.:			190.00	
JERICO SERVICES INC				
JERICO SERVICES INC	DUST CONTROL DOWNEY PARK	05/31/2018	392.60	PARK & RECREATI
JERICO SERVICES INC	DUST CONTROL MCCORD PARK	05/31/2018	210.00	PARK & RECREATI
Total JERICO SERVICES INC:			602.60	
JESS' LOCK AND KEY				
JESS' LOCK AND KEY	REPAIR - BUILDING	05/07/2018	80.00	POLICE FUND
Total JESS' LOCK AND KEY:			80.00	
JETCO INC				
JETCO INC	PUMP FLOAT NORTH PLANT	06/01/2018	472.50	SEWER FUND
Total JETCO INC:			472.50	
JIM'S JOHNS				
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
JIM'S JOHNS	KYBO	04/24/2018	25.00	PARK & RECREATI
Total JIM'S JOHNS:			250.00	
JMK LAWCARE				
JMK LAWCARE	MOWING - PLANT	06/01/2018	225.00	SEWER FUND
Total JMK LAWCARE:			225.00	
JOINER CONSTRUCTION CO INC				
JOINER CONSTRUCTION CO IN	MORLOCK LIFT STATION & FORCE MAIN	06/11/2018	104,669.81	SEWER CAPITAL P
JOINER CONSTRUCTION CO IN	FIXED FILM REACTOR BYPASS PROJECT	06/11/2018	4,868.75	SEWER CAPITAL P

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total JOINER CONSTRUCTION CO INC:			109,538.56	
JUMP START WELLNESS & FITNESS LLC				
JUMP START WELLNESS & FIT	POOL PRESEASON TRAINING ARC	05/25/2018	500.00	POOL (MEMORIAL)
Total JUMP START WELLNESS & FITNESS LLC:			500.00	
JV TRUCKING LLC				
JV TRUCKING LLC	SOUTH K STREET	05/29/2018	7,958.47	ROAD USE TAX FU
Total JV TRUCKING LLC:			7,958.47	
KAWAMURA PLC, MK				
KAWAMURA PLC, MK	ANNUAL FEE MEDICAL DIRECTOR	06/12/2018	1,500.00	AMBULANCE FUN
Total KAWAMURA PLC, MK:			1,500.00	
MATHESON TRI-GAS INC				
MATHESON TRI-GAS INC	OXYGEN - EMS	05/31/2018	57.66	AMBULANCE FUN
Total MATHESON TRI-GAS INC:			57.66	
MAY, JONATHAN				
MAY, JONATHAN	FINAL PAYMENT MYC BIKE FEST	04/02/2018	240.00	PARK & RECREATI
Total MAY, JONATHAN:			240.00	
MC COY HARDWARE INC				
MC COY HARDWARE INC	PAIONTING SUPPLIES	05/23/2018	47.73	POOL (MEMORIAL)
MC COY HARDWARE INC	HANDLES FOR PAINT STENCILS	05/29/2018	19.76	ROAD USE TAX FU
MC COY HARDWARE INC	GLOVES	05/31/2018	22.12	SEWER FUND
MC COY HARDWARE INC	WRENCH, SPRINGS	06/05/2018	16.75	SEWER FUND
MC COY HARDWARE INC	SUPPLIES	06/08/2018	8.98	GENERAL FUND
MC COY HARDWARE INC	SWEEPER	06/11/2018	1.99	ROAD USE TAX FU
MC COY HARDWARE INC	POOL CONCESSIONS & SS SNAPS	05/23/2018	342.94	POOL (MEMORIAL)
MC COY HARDWARE INC	POOL CONCESSIONS	06/01/2018	91.54	POOL (MEMORIAL)
Total MC COY HARDWARE INC:			551.81	
MCINTYRE, CRAIG				
MCINTYRE, CRAIG	COED ADULT SB	05/31/2018	50.00	PARK & RECREATI
Total MCINTYRE, CRAIG:			50.00	
MEDTRAK SERVICES				
MEDTRAK SERVICES	411 RX	05/31/2018	32.93	POLICE FUND
Total MEDTRAK SERVICES:			32.93	
MEYER, LYLE				
MEYER, LYLE	REFUND ON SHELTER RESERVATION	06/05/2018	20.00	PARK & RECREATI
Total MEYER, LYLE:			20.00	
MID AMERICAN ENERGY CO.				
MID AMERICAN ENERGY CO.	POOL UTILITIES	05/18/2018	7.98	POOL (MEMORIAL)
MID AMERICAN ENERGY CO.	BUILDING - HEAT	05/18/2018	62.01	POLICE FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
MID AMERICAN ENERGY CO.	NATURAL GAS	05/18/2018	37.03	LIBRARY FUND
Total MID AMERICAN ENERGY CO.:			107.02	
MIDWEST OFFICE TECH				
MIDWEST OFFICE TECH	MONTHLY SERVICE CONTRACT	05/29/2018	50.60	PARK & RECREATI
Total MIDWEST OFFICE TECH:			50.60	
MILLER ELECTRIC SERVICES				
MILLER ELECTRIC SERVICES	POOL ELECTRICAL WORK - PUMPS	05/24/2018	94.00	POOL (MEMORIAL)
Total MILLER ELECTRIC SERVICES:			94.00	
MOFFITT TRENCHING LLC				
MOFFITT TRENCHING LLC	REPLACED SEWER ON S B ST BETWEEN M	06/01/2018	3,800.00	SEWER CAPITAL P
Total MOFFITT TRENCHING LLC:			3,800.00	
MUELLER RECREATIONAL PRODUCTS				
MUELLER RECREATIONAL PRO	SNOOKER TABLE REPAIRS	05/01/2018	1,489.85	PARK & RECREATI
Total MUELLER RECREATIONAL PRODUCTS:			1,489.85	
MUNICIPAL SUPPLY INC				
MUNICIPAL SUPPLY INC	STORM GRATE	05/21/2018	179.00	ROAD USE TAX FU
Total MUNICIPAL SUPPLY INC:			179.00	
MYERS, ROBERT				
MYERS, ROBERT	CHURCH LEAGUE SB	06/12/2018	75.00	PARK & RECREATI
MYERS, ROBERT	CHURCH LEAGUE SB	06/04/2018	100.00	PARK & RECREATI
Total MYERS, ROBERT:			175.00	
NORTH CENTRAL LABS OF WISCONSIN				
NORTH CENTRAL LABS OF WIS	LAB SUPPLIES	05/21/2018	442.69	SEWER FUND
Total NORTH CENTRAL LABS OF WISCONSIN:			442.69	
NORWALK READY-MIXED CONCRETE				
NORWALK READY-MIXED CON	STORM SEWER REPAIR	05/21/2018	762.75	ROAD USE TAX FU
NORWALK READY-MIXED CON	STORM SEWER REPAIR	05/22/2018	354.00	ROAD USE TAX FU
NORWALK READY-MIXED CON	STORM SEWER REPAIR	05/24/2018	406.25	ROAD USE TAX FU
NORWALK READY-MIXED CON	STORM SEWER REPAIR	05/24/2018	241.00	ROAD USE TAX FU
NORWALK READY-MIXED CON	TREE WELLS DOWNTOWN	06/01/2018	270.00	PARK & RECREATI
Total NORWALK READY-MIXED CONCRETE:			2,034.00	
NORWALK SEASONAL SERVICES LLC				
NORWALK SEASONAL SERVIC	MOWING - CORNER OF N. L ST & W IOWA A	06/06/2018	80.00	STREET CAPITAL
NORWALK SEASONAL SERVIC	MOWING - 1101 N. L ST	05/31/2018	80.00	STREET CAPITAL
NORWALK SEASONAL SERVIC	MOWING - 1108 N. L. ST	05/31/2018	60.00	STREET CAPITAL
NORWALK SEASONAL SERVIC	MOWING - 303 W 17TH AVE	05/31/2018	150.00	STREET CAPITAL
NORWALK SEASONAL SERVIC	TRASH/DEBRIS REMOVAL - 808 W 2ND AVE	05/31/2018	300.00	STREET CAPITAL
NORWALK SEASONAL SERVIC	TRASH/DEBRIS REMOVAL - 303 W 17TH AVE	05/31/2018	450.00	STREET CAPITAL
NORWALK SEASONAL SERVIC	MOWING - 1906 N. 9TH ST.	06/06/2018	40.00	STREET CAPITAL

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total NORWALK SEASONAL SERVICES LLC:			1,160.00	
O'REILLY AUTO PARTS				
O'REILLY AUTO PARTS	FILTERS	05/07/2018	31.53	ROAD USE TAX FU
O'REILLY AUTO PARTS	UNIT 9 CONNECTOR	05/29/2018	9.99	ROAD USE TAX FU
O'REILLY AUTO PARTS	TURBO CLAMP FOR 24	06/04/2018	9.99	ROAD USE TAX FU
O'REILLY AUTO PARTS	FILTERS	06/07/2018	71.16	ROAD USE TAX FU
Total O'REILLY AUTO PARTS:			122.67	
PARK, KRIS				
PARK, KRIS	COED ADULT SB	05/31/2018	75.00	PARK & RECREATI
PARK, KRIS	CHURCH LEAGUE SB	06/12/2018	75.00	PARK & RECREATI
PARK, KRIS	CHURCH LEAGUE SB	06/04/2018	100.00	PARK & RECREATI
Total PARK, KRIS:			250.00	
PATRICK, MICHELE				
PATRICK, MICHELE	MILEAGE	06/01/2018	32.70	LIBRARY FUND
Total PATRICK, MICHELE:			32.70	
PELLA PRINTING				
PELLA PRINTING	BUSINESS CARDS - ANDY	05/04/2018	75.00	GENERAL FUND
PELLA PRINTING	PRINTING	05/04/2018	155.00	POLICE FUND
Total PELLA PRINTING:			230.00	
PENGUIN RANDOM HOUSE LLC				
PENGUIN RANDOM HOUSE LLC	1 BOOK ON CD	04/20/2018	30.00	LIBRARY FUND
PENGUIN RANDOM HOUSE LLC	1 BOOK ON CD	04/24/2018	37.50	LIBRARY FUND
PENGUIN RANDOM HOUSE LLC	1 BOOK ON CD	05/01/2018	30.00	LIBRARY FUND
PENGUIN RANDOM HOUSE LLC	1 BOOK ON CD	05/11/2018	24.00	LIBRARY SPECIAL
PENGUIN RANDOM HOUSE LLC	1 BOOK ON CD	04/20/2018	37.50	LIBRARY FUND
Total PENGUIN RANDOM HOUSE LLC:			159.00	
PIERCE BROTHERS REPAIR				
PIERCE BROTHERS REPAIR	REPAIR - POLE	06/07/2018	598.00	POLICE FUND
Total PIERCE BROTHERS REPAIR:			598.00	
POINDEXTER FLOORING INC				
POINDEXTER FLOORING INC	LOWER LEVEL CC FLOOR	05/30/2018	821.00	GENERAL FUND
Total POINDEXTER FLOORING INC:			821.00	
PURCHASE POWER				
PURCHASE POWER	POSTAGE	06/12/2018	3,000.00	GENERAL FUND
Total PURCHASE POWER:			3,000.00	
QUALITY FLOW SYSTEMS INC				
QUALITY FLOW SYSTEMS INC	CHECK MORLOCK #3 PUMP	05/29/2018	440.00	SEWER FUND
Total QUALITY FLOW SYSTEMS INC:			440.00	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
RECORDED BOOKS INC				
RECORDED BOOKS INC	1 BOOK ON CD	04/18/2018	35.99	LIBRARY FUND
RECORDED BOOKS INC	1 BOOK ON CD	04/20/2018	36.00	LIBRARY FUND
RECORDED BOOKS INC	1 BOOK ON CD	04/23/2018	31.49	LIBRARY FUND
RECORDED BOOKS INC	1 BOOKS ON CD	05/01/2018	35.99	LIBRARY FUND
RECORDED BOOKS INC	1 BOOK ON CD	05/04/2018	31.50	LIBRARY FUND
RECORDED BOOKS INC	1 BOOK ON CD	05/07/2018	34.99	LIBRARY FUND
RECORDED BOOKS INC	30 eBOOKS	05/30/2018	1,509.72	LIBRARY FUND
RECORDED BOOKS INC	22 eAUDIO	05/30/2018	1,548.43	LIBRARY FUND
RECORDED BOOKS INC	1 eBOOK	05/30/2018	15.99	LIBRARY FUND
RECORDED BOOKS INC	TIN #464533122/CUSTOMER #7144634	05/16/2018	2,400.00	LIBRARY FUND
Total RECORDED BOOKS INC:			5,680.10	
REHAB SYSTEMS INC				
REHAB SYSTEMS INC	MANHOLE LINEING AND REPAIR	05/29/2018	19,312.50	SEWER CAPITAL P
REHAB SYSTEMS INC	MANHOLE REPAIR	05/30/2018	550.00	SEWER CAPITAL P
Total REHAB SYSTEMS INC:			19,862.50	
ROUNDED MINDS				
ROUNDED MINDS	SOCCER INSTRUCTION	04/17/2018	720.00	PARK & RECREATI
Total ROUNDED MINDS:			720.00	
SANDRY FIRE SUPPLY LLC				
SANDRY FIRE SUPPLY LLC	VELCRO NAME PLATE	05/29/2018	57.40	FIRE FUND
Total SANDRY FIRE SUPPLY LLC:			57.40	
SCHOLASTIC INC.				
SCHOLASTIC INC.	33 BOOKS	05/17/2018	513.00	LIBRARY FUND
Total SCHOLASTIC INC.:			513.00	
SHER, BRIAN				
SHER, BRIAN	CELL PHONE 4/23/18 - 05/22/18	06/04/2018	50.00	POLICE FUND
Total SHER, BRIAN:			50.00	
SHERWIN-WILLAMS				
SHERWIN-WILLAMS	PAINTERS	05/24/2018	12,623.96	VEHICLE RESERV
Total SHERWIN-WILLAMS:			12,623.96	
SHI INTERNATIONAL CORP				
SHI INTERNATIONAL CORP	LIBRARY LENOVO LAPTOP	05/18/2018	639.50	LIBRARY SPECIAL
Total SHI INTERNATIONAL CORP:			639.50	
SIRSIDYNIX #774271				
SIRSIDYNIX #774271	INTEGRATED LIBRARY SYSTEM	05/21/2018	23,368.50	CAPITAL PROJECT
Total SIRSIDYNIX #774271:			23,368.50	
STETSON BUILDING PRODUCTS INC				
STETSON BUILDING PRODUCT	REBAR BASKETS	05/21/2018	2,740.00	ROAD USE TAX FU

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total STETSON BUILDING PRODUCTS INC:			2,740.00	
SUPERIOR				
SUPERIOR	LED LIGHT BULBS FOR LAB	06/01/2018	324.08	SEWER FUND
Total SUPERIOR:			324.08	
T.R.M. DISPOSAL LLC				
T.R.M. DISPOSAL LLC	GARBAGE - ACCT #159	05/24/2018	16.00	POLICE FUND
T.R.M. DISPOSAL LLC	TRASH REMOVAL ACCT #506	05/24/2018	94.00	LIBRARY FUND
T.R.M. DISPOSAL LLC	ACCT #583 - TRASH - NORTH PLANT	05/24/2018	80.00	SEWER FUND
T.R.M. DISPOSAL LLC	ACCT #583 - TRASH - SOUTH PLANT	05/24/2018	52.00	SEWER FUND
Total T.R.M. DISPOSAL LLC:			242.00	
THEISEN'S				
THEISEN'S	SHRUBS	06/08/2018	52.48	PARK & RECREATI
THEISEN'S	MULCH	06/11/2018	598.50	PARK & RECREATI
THEISEN'S	MULCH	06/12/2018	598.50	PARK & RECREATI
Total THEISEN'S:			1,249.48	
TRANSUNION RISK AND ALTERNATIVE				
TRANSUNION RISK AND ALTER	CONTRACT	06/01/2018	71.90	POLICE FUND
Total TRANSUNION RISK AND ALTERNATIVE:			71.90	
TREAT AMERICA				
TREAT AMERICA	TRAINING - THOMAS	06/04/2018	34.04	POLICE FUND
Total TREAT AMERICA:			34.04	
TRIPLE P LAWN CARE				
TRIPLE P LAWN CARE	MAC MOWING	05/30/2018	270.00	POOL (MEMORIAL)
TRIPLE P LAWN CARE	LIBRARY MOWING	05/30/2018	120.00	LIBRARY FUND
TRIPLE P LAWN CARE	PARK MOWING	05/30/2018	3,960.00	PARK & RECREATI
TRIPLE P LAWN CARE	MOWING - LIFTS	06/01/2018	155.00	SEWER FUND
TRIPLE P LAWN CARE	MOWING - PLANT	06/01/2018	260.00	SEWER FUND
Total TRIPLE P LAWN CARE:			4,765.00	
TRIZETTO PROVIDER SOLUTIONS				
TRIZETTO PROVIDER Solutio	ELECTRONIC CLAIMS	06/01/2018	42.10	AMBULANCE FUN
Total TRIZETTO PROVIDER SOLUTIONS:			42.10	
TRUCK EQUIPMENT INC				
TRUCK EQUIPMENT INC	LIGHTS	05/30/2018	374.00	ROAD USE TAX FU
Total TRUCK EQUIPMENT INC:			374.00	
U.S. POSTMASTER				
U.S. POSTMASTER	BOX RENT 2018	06/01/2018	208.00	GENERAL FUND
Total U.S. POSTMASTER:			208.00	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
UNIQUE MANAGEMENT SERVICES				
UNIQUE MANAGEMENT SERVI	COLLECTION AGENCY FEES	05/01/2018	50.00	LIBRARY FUND
Total UNIQUE MANAGEMENT SERVICES:			50.00	
UNUM LIFE INSURANCE CO OF AMERICA				
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	118.67	ROAD USE TAX FU
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	33.61	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	22.18	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	218.68	AMBULANCE FUN
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	61.04	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	45.22	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	81.92	LIBRARY FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	54.67	FIRE FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	414.70	POLICE FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	27.29	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	70.82	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	77.34	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	1,112.73	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	50.30	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/06/2018	115.75	SEWER FUND
Total UNUM LIFE INSURANCE CO OF AMERICA:			2,504.92	
UPHDM OCCUPATIONAL HEALTH & WELLNESS				
UPHDM OCCUPATIONAL HEAL	FITNESS FOR DUTY EXAM	05/31/2018	41.00	AMBULANCE FUN
UPHDM OCCUPATIONAL HEAL	FITNESS FOR DUTY EXAM	05/31/2018	41.00	FIRE FUND
UPHDM OCCUPATIONAL HEAL	PRE-EMPLOYMENT TESTING	05/31/2018	262.00	ROAD USE TAX FU
Total UPHDM OCCUPATIONAL HEALTH & WELLNESS:			344.00	
VERIZON WIRELESS				
VERIZON WIRELESS	DATA	05/15/2018	318.59	POLICE FUND
VERIZON WIRELESS	EMS PHONES	05/22/2018	21.06	AMBULANCE FUN
VERIZON WIRELESS	WIRELESS FOR SPARE LAPTOP	05/26/2018	40.01	GENERAL FUND
VERIZON WIRELESS	330 LAPTOP/330 CELL	05/26/2018	50.68	FIRE FUND
VERIZON WIRELESS	EMS CELL PHONES	05/26/2018	399.84	AMBULANCE FUN
VERIZON WIRELESS	WIRELESS FOR LAPTOP	05/26/2018	30.02	SEWER FUND
Total VERIZON WIRELESS:			860.20	
VILLAGE, THE				
VILLAGE, THE	REFUND FOR BOOK PAID FOR AND RETUR	06/05/2018	32.99	LIBRARY FUND
Total VILLAGE, THE:			32.99	
WARREN COUNTY ENGINEER				
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION - MISC	06/06/2018	239.16	PARK & RECREATI
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	06/06/2018	66.00	GENERAL FUND
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION - VANS	06/06/2018	94.78	PARK & RECREATI
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	06/06/2018	389.22	FIRE FUND
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	06/06/2018	1,993.64	ROAD USE TAX FU
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	06/06/2018	667.69	SEWER FUND
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	06/06/2018	2,527.59	POLICE FUND
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	06/06/2018	1,125.15	AMBULANCE FUN
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	06/06/2018	1,051.98	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total WARREN COUNTY ENGINEER:			8,155.21	
WARREN COUNTY RECORDER				
WARREN COUNTY RECORDER	REC FEES	05/31/2018	74.00	GENERAL FUND
Total WARREN COUNTY RECORDER:			74.00	
WARREN COUNTY SHERIFF				
WARREN COUNTY SHERIFF	DISPATCH SERVICES	06/04/2018	40,200.00	POLICE FUND
WARREN COUNTY SHERIFF	PRISONER FEES	06/04/2018	1,530.00	POLICE FUND
Total WARREN COUNTY SHERIFF:			41,730.00	
WASTE MANAGEMENT OF IOWA				
WASTE MANAGEMENT OF IOW	TRASH	05/29/2018	27.77	ROAD USE TAX FU
WASTE MANAGEMENT OF IOW	RECYCLING APT 10-13031-73000	06/01/2018	2,570.54	RECYCLING FUND
WASTE MANAGEMENT OF IOW	RECYCLING TOTES 10-13076-93002	06/01/2018	10.24	RECYCLING FUND
WASTE MANAGEMENT OF IOW	RECYCLING TOTES 10-13079-23004	06/01/2018	10.24	RECYCLING FUND
WASTE MANAGEMENT OF IOW	RECYCLING RES 10-13011-73004	06/01/2018	13,915.23	RECYCLING FUND
WASTE MANAGEMENT OF IOW	PULL/RETURN	06/01/2018	2,362.04	GENERAL FUND
Total WASTE MANAGEMENT OF IOWA:			18,896.06	
WATERLOO TENT & TARP				
WATERLOO TENT & TARP	UMBRELLA REPAIRS & 20' REPLACEMENT	05/24/2018	1,023.30	POOL (MEMORIAL)
Total WATERLOO TENT & TARP:			1,023.30	
WEINMAN INSURANCE SERVICE				
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	05/30/2018	488.00	PARK & RECREATI
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	05/30/2018	4,487.00	SEWER FUND
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	05/30/2018	562.00	GENERAL FUND
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	05/30/2018	1,325.00	ROAD USE TAX FU
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	05/30/2018	832.00	POOL (MEMORIAL)
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	05/30/2018	488.00	PARK & RECREATI
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	05/30/2018	562.00	LIBRARY FUND
Total WEINMAN INSURANCE SERVICE:			8,744.00	
WELLS FARGO CCER				
WELLS FARGO CCER	DEERY BROTHERS CHEVROLETDriver door r	05/02/2018	401.13	FIRE FUND
WELLS FARGO CCER	AED SUPERSTOREAED replacement	05/03/2018	338.00	POLICE FUND
WELLS FARGO CCER	NAPA PARTS 0000514Connectors shop suppli	05/03/2018	220.59	AMBULANCE FUN
WELLS FARGO CCER	THE HOME DEPOT #2104SRP18 Craft progra	05/07/2018	35.10	LIBRARY SPECIAL
WELLS FARGO CCER	MCCOY TRUE VALUEShrink wrap for rope	05/07/2018	5.92	AMBULANCE FUN
WELLS FARGO CCER	MCCOY TRUE VALUEPlugs for Morlock Lift St	05/09/2018	7.88	SEWER FUND
WELLS FARGO CCER	LOWES #005523 300 ft tape measures 1 25 ft t	05/10/2018	85.78	PARK & RECREATI
WELLS FARGO CCER	BUFFALO WILD WINGS 0479Meal during traini	05/10/2018	9.62	FIRE FUND
WELLS FARGO CCER	BOBS CUSTOM TROPHIES INCSSpring Adult S	05/11/2018	177.50	PARK & RECREATI
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.1 DVD	05/14/2018	9.96	LIBRARY FUND
WELLS FARGO CCER	ARFMANN MARKETING LLCBike Fest coloring	05/15/2018	121.09	PARK & RECREATI
WELLS FARGO CCER	IN SPIN ART USA IDAHO LLBike Fest spin art	05/16/2018	89.00	PARK & RECREATI
WELLS FARGO CCER	GOTPRINT.COMVMAC blue chair signs	05/18/2018	73.89	POOL (MEMORIAL)
WELLS FARGO CCER	WALMART.COM 8009666546WCPP Grant	05/21/2018	528.00	LIBRARY SPECIAL
WELLS FARGO CCER	AMAZON.COM AMZN.COM/BILLHard drive en	05/22/2018	29.40	POLICE FUND
WELLS FARGO CCER	WALMART.COM 8009666546Enrich Iowa	05/23/2018	282.00	LIBRARY SPECIAL
WELLS FARGO CCER	MCCOY TRUE VALUEfountain paint / kneeling	05/24/2018	37.23	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
WELLS FARGO CCER	MCCOY TRUE VALUErubber washers	05/25/2018	6.18	PARK & RECREATI
WELLS FARGO CCER	WAL-MART #1491concession supplies	05/28/2018	3.98	PARK & RECREATI
WELLS FARGO CCER	FACEBK AY3C5FSQU2Early Bird Season Pas	05/01/2018	75.00	POOL (MEMORIAL)
WELLS FARGO CCER	SQ CR SERVICESsafety vest	05/02/2018	15.76	PARK & RECREATI
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.3 DVDs	05/03/2018	53.91	LIBRARY FUND
WELLS FARGO CCER	CHUMBLEYS AUTO CAREGas for small gas c	05/04/2018	13.36	FIRE FUND
WELLS FARGO CCER	WAL-MART #1491Pool Supplies	05/07/2018	2.97	POOL (MEMORIAL)
WELLS FARGO CCER	MCCOY TRUE VALUEMorlock lift station pump	05/08/2018	10.76	SEWER FUND
WELLS FARGO CCER	BLUEBIRD NURSERYplant shipping cost	05/09/2018	20.00	PARK & RECREATI
WELLS FARGO CCER	THEISENS #21hose nozzles	05/10/2018	15.77	PARK & RECREATI
WELLS FARGO CCER	AMAZON.COM AMZN.COM/BILLSRP Supplies	05/11/2018	7.95	LIBRARY SPECIAL
WELLS FARGO CCER	SQ J. CURTIS VARONFLSA Training book for	05/11/2018	25.00	FIRE FUND
WELLS FARGO CCER	WM SUPERCENTER #1491concession supplie	05/14/2018	21.72	PARK & RECREATI
WELLS FARGO CCER	NRPA HOUSINGNRPA Lodging - Jeff Lucas	05/16/2018	232.83	PARK & RECREATI
WELLS FARGO CCER	OFFICESIGNC OFFICE SIGNConference room	05/17/2018	110.47	LIBRARY FUND
WELLS FARGO CCER	WAL-MART #1491Reception supplies	05/21/2018	30.27	GENERAL FUND
WELLS FARGO CCER	EXCELLENCE INDUSTRIESPool ice cream fre	05/21/2018	946.00	POOL (MEMORIAL)
WELLS FARGO CCER	FLORIDA BADGESStaff name tags	05/22/2018	40.90	LIBRARY FUND
WELLS FARGO CCER	WAL-MART #1491File folders for Thad.	05/24/2018	5.94	FIRE FUND
WELLS FARGO CCER	PAYPAL ELECTRONICMadmin- laptop replace	05/25/2018	20.98	POLICE FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.SRP Suppl	05/28/2018	10.49	LIBRARY SPECIAL
WELLS FARGO CCER	MOOD PANDORAMonthly Hold Music	05/28/2018	26.95	GENERAL FUND
WELLS FARGO CCER	TOTALLY PROMOTIONALpromo items	05/02/2018	353.00	POLICE FUND
WELLS FARGO CCER	MENARDS DES MOINES IAPipe for gear dryer	05/02/2018	116.18	FIRE FUND
WELLS FARGO CCER	INTERSTATE ALL BATTERYBatteries, pager, r	05/03/2018	514.85	FIRE FUND
WELLS FARGO CCER	WAL-MART #1491SRP 18 Kids/Family program	05/07/2018	14.90	LIBRARY SPECIAL
WELLS FARGO CCER	DEWEY FORDHub cap medic 247	05/07/2018	124.38	AMBULANCE FUN
WELLS FARGO CCER	HY VEE 1271Ambulance Drugs See Attached I	05/09/2018	11.96	AMBULANCE FUN
WELLS FARGO CCER	DMACCWater Conference	05/10/2018	150.00	SEWER FUND
WELLS FARGO CCER	WAL-MART #1491Liquid Hand Soap	05/10/2018	3.97	GENERAL FUND
WELLS FARGO CCER	MCCOY TRUE VALUESealant for Primary Dige	05/11/2018	16.96	SEWER FUND
WELLS FARGO CCER	HY VEE 1271EMS drugs - See attached receipt	05/14/2018	89.50	AMBULANCE FUN
WELLS FARGO CCER	MCCOY TRUE VALUEsnap locks and paint sup	05/15/2018	21.52	POOL (MEMORIAL)
WELLS FARGO CCER	SIGNSDIRECTVMAC concession signs	05/16/2018	36.05	POOL (MEMORIAL)
WELLS FARGO CCER	PLANTERS UNLIMITEdbasket hook	05/18/2018	51.57	PARK & RECREATI
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.2 DVDs	05/21/2018	32.88	LIBRARY FUND
WELLS FARGO CCER	WM SUPERCENTER #1491Special Friends da	05/21/2018	22.31	PARK & RECREATI
WELLS FARGO CCER	PAYPAL WECOZAclerical monitor arm	05/23/2018	77.24	POLICE FUND
WELLS FARGO CCER	MCCOY TRUE VALUEBrass Ball Value for CAF	05/24/2018	18.89	PARK & RECREATI
WELLS FARGO CCER	THEISENS #21water pump for water truck	05/01/2018	99.99	PARK & RECREATI
WELLS FARGO CCER	HY VEE 1271Tea party supplies	05/02/2018	4.00	PARK & RECREATI
WELLS FARGO CCER	CAPITAL CITY KUBOTAkubota mower blades	05/03/2018	107.82	PARK & RECREATI
WELLS FARGO CCER	ULINE SHIP SUPPLIESBarricade tape return	05/04/2018	360.00-	FIRE FUND
WELLS FARGO CCER	MCCOY TRUE VALUEdog park lock batteries	05/07/2018	14.38	PARK & RECREATI
WELLS FARGO CCER	WM SUPERCENTER #1491Drinks, plates and	05/08/2018	19.69	GENERAL FUND
WELLS FARGO CCER	AMAZON.COMType Cover for Surface	05/09/2018	101.50	AMBULANCE FUN
WELLS FARGO CCER	WAL-MART #1491May 11th dance at Activity C	05/10/2018	15.84	PARK & RECREATI
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.1 CD	05/11/2018	9.97	LIBRARY FUND
WELLS FARGO CCER	THE TAVERN GRILL - BLAINEMeal during trai	05/11/2018	25.92	FIRE FUND
WELLS FARGO CCER	AMERICAN PUBLIC WORKS110-2100-62300	05/14/2018	829.00	ROAD USE TAX FU
WELLS FARGO CCER	NATIONAL RECREATION &NRPA Registration	05/16/2018	455.00	PARK & RECREATI
WELLS FARGO CCER	MCCOY TRUE VALUEBrass Plugs - Circ Pump	05/17/2018	3.67	POOL (MEMORIAL)
WELLS FARGO CCER	AMAZON.COM AMZN.COM/BILLWCPP Grant	05/21/2018	5.96	LIBRARY SPECIAL
WELLS FARGO CCER	AMAZON DIGITAL SVCS AMZN.Outdoor movi	05/21/2018	6.99	PARK & RECREATI
WELLS FARGO CCER	GIH GLOBALINDUSTRIALEQ5 gal safety can	05/22/2018	75.00	PARK & RECREATI
WELLS FARGO CCER	INDOFF INCORPORATEDPens, Labels, Notep	05/01/2018	48.30	GENERAL FUND
WELLS FARGO CCER	ULINE SHIP SUPPLIESbarricade tape reorder	05/02/2018	125.67	FIRE FUND
WELLS FARGO CCER	THE UPS STORE #6682Return shipping on the	05/03/2018	17.50	FIRE FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
WELLS FARGO CCER	RBFABRICATISCBA mask bags	05/03/2018	387.14	FIRE FUND
WELLS FARGO CCER	IN TRAF-SYS INC.Wireless people counter	05/07/2018	803.00	LIBRARY SPECIAL
WELLS FARGO CCER	OFFICE DEPOT #2335office Supplies 001-620	05/07/2018	12.48	GENERAL FUND
WELLS FARGO CCER	DMACCControl Panels Class at DMACC	05/09/2018	90.00	SEWER FUND
WELLS FARGO CCER	MCCOY TRUE VALUECaution tape - track mee	05/10/2018	16.63	PARK & RECREATI
WELLS FARGO CCER	IOWA POLICE CHIEFS ASSOCItraining - admi	05/11/2018	30.00	POLICE FUND
WELLS FARGO CCER	MCCOY TRUE VALUEwater key	05/11/2018	10.41	PARK & RECREATI
WELLS FARGO CCER	THEISENS #21bulbs and papertowels	05/14/2018	36.98	SEWER FUND
WELLS FARGO CCER	CMS MEDICARE APPLIC FEEMedicaid and m	05/15/2018	569.00	AMBULANCE FUN
WELLS FARGO CCER	DISCOUNTMUGS.COMBike Fest water bottles	05/16/2018	166.00	PARK & RECREATI
WELLS FARGO CCER	SPENCER MUNICIPAL HOSPITACPR cards	05/18/2018	114.00	AMBULANCE FUN
WELLS FARGO CCER	WALMART.COM 8009666546Enrich Iowa	05/21/2018	45.07	LIBRARY SPECIAL
WELLS FARGO CCER	HY VEE 1271EMS drugs - See attached receipt	05/22/2018	14.40	AMBULANCE FUN
WELLS FARGO CCER	INDOFF INCORPORATEDPens/Labels	05/01/2018	30.94	GENERAL FUND
WELLS FARGO CCER	SOUTHEASTERN EMERGENCY EQAmbulanc	05/02/2018	1,171.37	AMBULANCE FUN
WELLS FARGO CCER	WEB RIGGING SUPPLY INC.Rope for halyard li	05/03/2018	76.00	FIRE FUND
WELLS FARGO CCER	PAYPAL AWOGSYSTEMSLabels for SCBA m	05/03/2018	270.00	FIRE FUND
WELLS FARGO CCER	OREILLY AUTO #0337Plug for Morlock pump 2	05/07/2018	2.69	SEWER FUND
WELLS FARGO CCER	BLUE APRON GIFTSummer reading program e	05/07/2018	60.00	LIBRARY SPECIAL
WELLS FARGO CCER	WAL-MART #1491duct tape	05/09/2018	12.68	PARK & RECREATI
WELLS FARGO CCER	HARBOR FREIGHT TOOLS 88long breaker bar	05/10/2018	21.19	PARK & RECREATI
WELLS FARGO CCER	DELTA AIR 0062324847249Training	05/11/2018	503.40	POLICE FUND
WELLS FARGO CCER	THEISENS #21mulch	05/11/2018	997.50	PARK & RECREATI
WELLS FARGO CCER	WAL-MART #1491spring locks	05/14/2018	13.20	POOL (MEMORIAL)
WELLS FARGO CCER	INDOFF INCORPORATEDMaterials/Supplies	05/16/2018	97.81	GENERAL FUND
WELLS FARGO CCER	MENARDS DES MOINES IAPipe for gear dryer	05/16/2018	32.56	FIRE FUND
WELLS FARGO CCER	EB REGIONAL TRAININGEmergency Reportin	05/18/2018	685.69	FIRE FUND
WELLS FARGO CCER	MILLS FLEET FARM 3300Cordless Grinder	05/21/2018	106.38	SEWER FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.3 DVDs	05/22/2018	47.74	LIBRARY FUND
WELLS FARGO CCER	MCCOY TRUE VALUEBrass Nipple for CAF Irri	05/23/2018	7.64	PARK & RECREATI
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.1 DVD	05/01/2018	15.49	LIBRARY FUND
WELLS FARGO CCER	AMAZON VIDEO ON DEMAND AMRefund.	05/02/2018	34.99-	LIBRARY FUND
WELLS FARGO CCER	MERCY MEDICAL 00015776Ambulance Drugs	05/03/2018	57.20	AMBULANCE FUN
WELLS FARGO CCER	4IMPRINTpromo items	05/04/2018	897.36	POLICE FUND
WELLS FARGO CCER	MCCOY TRUE VALUEElectrical Tape	05/07/2018	12.56	SEWER FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.1 DVD	05/08/2018	17.96	LIBRARY FUND
WELLS FARGO CCER	SQ CR SERVICESTP	05/09/2018	134.22	PARK & RECREATI
WELLS FARGO CCER	OREILLY AUTO #0337oil filters	05/10/2018	11.79	PARK & RECREATI
WELLS FARGO CCER	AMAZON.COM AMZN.COM/BILL1 Book	05/11/2018	12.95	LIBRARY FUND
WELLS FARGO CCER	THEISENS #21credit gas can	05/11/2018	8.09-	PARK & RECREATI
WELLS FARGO CCER	HOBBY LOBBY #172Dance supplies later retur	05/14/2018	11.18	PARK & RECREATI
WELLS FARGO CCER	INDOFF INCORPORATEDMaterials/Supplies	05/16/2018	48.13	GENERAL FUND
WELLS FARGO CCER	OFFICESIGNC OFFICE SIGNFriends of the Lib	05/17/2018	110.48	LIBRARY SPECIAL
WELLS FARGO CCER	PARTY CITYReception supplies	05/21/2018	24.34	GENERAL FUND
WELLS FARGO CCER	THE HOME DEPOT #2104Bulbs for Morlock Lif	05/21/2018	48.00	SEWER FUND
WELLS FARGO CCER	AMAZON.COM AMZN.COM/BILLWCPP Grant	05/22/2018	396.48	LIBRARY SPECIAL
WELLS FARGO CCER	THE SPORTS PAGE GRILLLunch with Ryan, A	05/23/2018	14.76	GENERAL FUND
WELLS FARGO CCER	ADOBE CREATIVE CLOUDmonthly subscripti	05/01/2018	49.99	PARK & RECREATI
WELLS FARGO CCER	HY VEE 1271Tea party supplies	05/02/2018	15.96	PARK & RECREATI
WELLS FARGO CCER	FREEDOM PAPERlarge format paper	05/03/2018	48.00	PARK & RECREATI
WELLS FARGO CCER	THE GREATER DES MOINESParking for meeti	05/04/2018	6.25	GENERAL FUND
WELLS FARGO CCER	HY VEE 1271Teen program expense	05/07/2018	25.93	LIBRARY FUND
WELLS FARGO CCER	SP FOXFURY WEBSITEHand lights for three	05/08/2018	398.97	FIRE FUND
WELLS FARGO CCER	GOOGLE FRYS ELEC INChard drive enclosur	05/10/2018	126.26	POLICE FUND
WELLS FARGO CCER	CASEYS INDIANOLAIce for employee pizza lun	05/10/2018	4.38	GENERAL FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.1 DVD	05/11/2018	7.99	LIBRARY FUND
WELLS FARGO CCER	HY VEE 1271x4 Clorox Bleach @-3.99 each	05/14/2018	15.96	FIRE FUND
WELLS FARGO CCER	BUFFALO WILD WINGS 0479Meal for training	05/14/2018	11.02	FIRE FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
WELLS FARGO CCER	SQ CR SERVICESTP	05/16/2018	67.11	PARK & RECREATI
WELLS FARGO CCER	EB REGIONAL TRAININGS	05/18/2018	685.69	FIRE FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.WCPP Gra	05/21/2018	92.99	LIBRARY SPECIAL
WELLS FARGO CCER	EB REGIONAL TRAININGEmergency reporting	05/21/2018	685.69	FIRE FUND
WELLS FARGO CCER	VETTER EQUIPMENT CO INDIfail mower mai	05/22/2018	500.34	PARK & RECREATI
WELLS FARGO CCER	MCCOY TRUE VALUEplumbing repair parts	05/01/2018	26.53	POOL (MEMORIAL)
WELLS FARGO CCER	FAREWAY STORES #657Tea party supplies	05/02/2018	11.85	PARK & RECREATI
WELLS FARGO CCER	CNM OUTDOOR EQUIPMENTstihl blower	05/03/2018	189.95	PARK & RECREATI
WELLS FARGO CCER	WAL-MART #1491TBall folders	05/04/2018	12.50	PARK & RECREATI
WELLS FARGO CCER	WAL-MART #1491Concession Supplies	05/07/2018	31.78	PARK & RECREATI
WELLS FARGO CCER	OFFICEMAX/DEPOT 6099Office Furnishings 0	05/08/2018	339.19	GENERAL FUND
WELLS FARGO CCER	AMAZON.COMUSB to Serial Converter	05/09/2018	10.10	GENERAL FUND
WELLS FARGO CCER	GREATER DESMOINESPartnership Economic	05/10/2018	2,250.00	GENERAL FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.4 DVDs	05/11/2018	42.64	LIBRARY FUND
WELLS FARGO CCER	HY VEE 1271CREDIT- x4 Bleach at 3.99 each	05/14/2018	17.08	FIRE FUND
WELLS FARGO CCER	MCCOY TRUE VALUEPipe for gas line	05/14/2018	11.50	FIRE FUND
WELLS FARGO CCER	SAMS CLUB #6344Pool Concessions	05/16/2018	438.92	POOL (MEMORIAL)
WELLS FARGO CCER	THEISENS #21tail light and tire goop	05/17/2018	21.28	PARK & RECREATI
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.SRP Suppl	05/21/2018	16.69	LIBRARY SPECIAL
WELLS FARGO CCER	WAL-MART #1491concession supplies	05/21/2018	14.82	PARK & RECREATI
WELLS FARGO CCER	GIH GLOBALINDUSTRIALEQ2- safety fuel can	05/22/2018	162.50	PARK & RECREATI
WELLS FARGO CCER	USPS PO 1843650625Return Drain Train	05/24/2018	7.60	SEWER FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.SRP Suppl	05/25/2018	31.41	LIBRARY SPECIAL
WELLS FARGO CCER	MCCOY TRUE VALUEMics Cleaning	05/24/2018	22.91	SEWER FUND
WELLS FARGO CCER	SOUTHEASTERN EMERGENCY EQAmbulanc	05/25/2018	157.49	AMBULANCE FUN
WELLS FARGO CCER	IOWA LIBRARY ASSOCIATIONILA Leadership	05/28/2018	250.00	LIBRARY FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.1 DVD	05/29/2018	17.96	LIBRARY FUND
WELLS FARGO CCER	SQ CR SERVICESGarbage Can Liners	05/23/2018	101.52	PARK & RECREATI
WELLS FARGO CCER	THEISENS #21shrubs	05/24/2018	109.95	PARK & RECREATI
WELLS FARGO CCER	HOBBY-LOBBY #258Dance supplies returned	05/25/2018	11.18	PARK & RECREATI
WELLS FARGO CCER	WM SUPERCENTER #1491concession supplie	05/28/2018	5.18	PARK & RECREATI
WELLS FARGO CCER	CNM OUTDOOR EQUIPMENT2 stroke oil	05/24/2018	20.70	PARK & RECREATI
WELLS FARGO CCER	HY VEE 1271Reception supplies	05/28/2018	79.84	GENERAL FUND
WELLS FARGO CCER	NAPA PARTS 0000514Gas can for Diesel	05/28/2018	64.99	AMBULANCE FUN
WELLS FARGO CCER	WM SUPERCENTER #1491concession supplie	05/24/2018	18.85	PARK & RECREATI
WELLS FARGO CCER	DEMCO INCWCPP Grant	05/28/2018	537.94	LIBRARY SPECIAL
WELLS FARGO CCER	MCCOY TRUE VALUEope for 335 porta tank	05/28/2018	26.33	FIRE FUND
WELLS FARGO CCER	MCCOY TRUE VALUE2 compression valves	05/28/2018	8.08	POOL (MEMORIAL)
WELLS FARGO CCER	WAL-MART #1491desk fan and microwave	05/29/2018	73.32	POOL (MEMORIAL)
WELLS FARGO CCER	WAL-MART #1491pool supplies, bug spray, cle	05/24/2018	150.88	POOL (MEMORIAL)
WELLS FARGO CCER	MCCOY TRUE VALUECaulk and liquid nail	05/25/2018	9.34	POOL (MEMORIAL)
WELLS FARGO CCER	MENARDS CLIVE IAsqueegees, door signs	05/28/2018	213.22	POOL (MEMORIAL)
WELLS FARGO CCER	MCCOY TRUE VALUECAF Pump parts	05/30/2018	7.81	PARK & RECREATI
WELLS FARGO CCER	WAL-MART #1491Tea party supplies	05/01/2018	11.68	PARK & RECREATI
WELLS FARGO CCER	WAL-MART #1491Tea party supplies	05/02/2018	14.79	PARK & RECREATI
WELLS FARGO CCER	HY VEE 1271Tea party supplies	05/03/2018	50.00	PARK & RECREATI
WELLS FARGO CCER	INTERSTATE ALL BATTERYPager and radio b	05/04/2018	310.50	FIRE FUND
WELLS FARGO CCER	HY VEE 1271Summer Reading program expen	05/07/2018	197.73	LIBRARY SPECIAL
WELLS FARGO CCER	COMMUNITY TRAINING CENTERACLs cards	05/09/2018	24.00	AMBULANCE FUN
WELLS FARGO CCER	WAL-MART #1491x1 Tall kitchen garbage bags	05/10/2018	22.33	FIRE FUND
WELLS FARGO CCER	WINN PIZZA & STEAKHOUSEEmployee Lunch	05/10/2018	313.27	GENERAL FUND
WELLS FARGO CCER	AMAZON MKTPLACE PMTSSummer Reading	05/11/2018	414.00	LIBRARY SPECIAL
WELLS FARGO CCER	HY VEE 1271x4 Clorox Bleach @ 3.99 each.	05/14/2018	17.08	FIRE FUND
WELLS FARGO CCER	LIVINN HOTELS- FRIDLEYHotel for training cla	05/14/2018	264.57	FIRE FUND
WELLS FARGO CCER	SQ CR SERVICESfoaming soap	05/16/2018	181.39	PARK & RECREATI
WELLS FARGO CCER	SOUTHEASTERN EMERGENCY EQAmbulanc	05/18/2018	1,158.53	AMBULANCE FUN
WELLS FARGO CCER	AMAZON MKTPLACE PMTS WWW.WCPP Gra	05/21/2018	17.89	LIBRARY SPECIAL
WELLS FARGO CCER	CHUMBLEY & JONES OILFuel for gator	05/21/2018	22.20	FIRE FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
WELLS FARGO CCER	INDOFF INCORPORATEDLarge format printer i	05/23/2018	79.00	GENERAL FUND
WELLS FARGO CCER	MCCOY TRUE VALUEenipple for CAF irrigation	05/24/2018	4.94	PARK & RECREATI
WELLS FARGO CCER	VETTER EQUIPMENT CO INDIwrong parts pric	05/25/2018	97.41-	PARK & RECREATI
WELLS FARGO CCER	OREILLY AUTO #0337Oil Filter for Kubota Trac	05/28/2018	4.11	PARK & RECREATI
WELLS FARGO CCER	STAPLES 00115501office supplies	05/31/2018	12.98	SEWER FUND
WELLS FARGO CCER	MCCOY TRUE VALUEpump station parts for C	05/25/2018	11.30	PARK & RECREATI
WELLS FARGO CCER	WRISTBANDCOMWRISTBANDBike Fest Wrist	05/28/2018	132.30	PARK & RECREATI
WELLS FARGO CCER	PAYPAL ENGCOMPUTERCD/DVD RW Drive f	05/31/2018	78.00	POLICE FUND
Total WELLS FARGO CCER:			27,068.38	
WIEGERT DISPOSAL CO.				
WIEGERT DISPOSAL CO.	DUMPSTER - ACTIVITY CENTER	06/01/2018	25.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - PARKS	06/01/2018	185.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - SOFTBALL	06/01/2018	125.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - MAC	06/01/2018	35.00	POOL (MEMORIAL)
Total WIEGERT DISPOSAL CO.:			370.00	
WOOSLEY LANDSCAPING & MOWING				
WOOSLEY LANDSCAPING & M	LIBRARY MOW CONTRACT	06/01/2018	130.00	LIBRARY FUND
WOOSLEY LANDSCAPING & M	MAC MOW CONTRACT	06/01/2018	150.00	POOL (MEMORIAL)
WOOSLEY LANDSCAPING & M	PARKS MOW CONTRACT	06/01/2018	3,770.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	MOWING - LIFTS	06/01/2018	140.00	SEWER FUND
WOOSLEY LANDSCAPING & M	MOWING - PLANT	06/01/2018	580.00	SEWER FUND
WOOSLEY LANDSCAPING & M	LIBRARY MOW CONTRACT	06/04/2018	260.00	LIBRARY FUND
WOOSLEY LANDSCAPING & M	MAC MOW CONTRACT	06/04/2018	750.00	POOL (MEMORIAL)
WOOSLEY LANDSCAPING & M	PARKS MOW CONTRACT	06/04/2018	8,320.00	PARK & RECREATI
Total WOOSLEY LANDSCAPING & MOWING:			14,100.00	
Grand Totals:			530,199.79	

City Council: _____

Meeting Date: 06/18/2018

Information

Subject

City Treasurer's Report - Doug Shull

Information

The May 2018 Treasurer Report will be e-mailed to you on Friday and will also be placed on your table Monday night.

Fiscal Impact

Attachments

May 2017 Treasurer Report

FINANCIAL REPORT
MONTH OF MAY, 2017

Page 1

FUND	Beginning Balance	Monies Received	Monies Disbursed	Transfer In	Transfer Out	Clerk's Balance	% of Total
001 General Government	1,736,915.43	56,700.56	505,372.24	123,318.85	49,713.33	1,361,849.27	
011 Police	982,851.57	52,043.71	178,785.91	49,994.08	60.00	906,043.45	
015 Fire	653,511.30	14,784.05	24,444.83	5,479.67	4.80	649,325.39	
016 Ambulance	366,026.47	67,193.52	72,514.06	2,893.18	19,388.84	344,210.27	
041 Library	104,709.27	11,507.07	38,195.62	5,771.03	12.00	83,779.75	
042 Park & Recreation	678,547.21	82,905.99	100,208.32	6,537.78	100,024.00	567,758.66	
045 Memorial Pool	-58,467.51	30,422.34	33,170.67	147,344.00	0.00	86,128.16	
071 General Fund Debt Service	131,035.41	2,877.15	0.00	0.00	0.00	133,912.56	
099 Franchise Fees-MEC	597,056.09	0.00	0.00	0.00	0.00	597,056.09	
GENERAL FUND SUB-TOTAL	5,192,185.24	318,434.39	952,691.65	341,338.59	169,202.97	4,730,063.60	
110 Road Use Tax (Streets)	1,666,759.13	116,624.17	115,182.46	0.00	16,359.67	1,651,841.17	
112 Trust & Agency	556,386.80	51,116.31	0.00	0.00	51,116.31	556,386.80	
115 YMCA Maintenance Obligations	278,856.46	0.00	0.00	0.00	0.00	278,856.46	
121 Local Option Sales Tax	1,292,684.13	143,759.15	0.00	0.00	0.00	1,436,443.28	
125 TIF--Downtown	1,968,261.69	78,837.01	0.00	0.00	0.00	2,047,098.70	
141 Library Special Revenue	36,028.24	2,313.95	3,154.90	0.00	0.00	35,187.29	
142 Park & Rec Special Revenue	144,559.98	3,951.28	1,000.00	0.00	0.00	147,511.26	
160 Downtown Revolving Loan	163,547.57	0.00	0.00	0.00	0.00	163,547.57	
161 Downtown Business Inc Program	13,583.69	0.00	0.00	0.00	0.00	13,583.69	
177 Police Forfeiture	19,830.07	0.00	0.00	0.00	0.00	19,830.07	
190 Vehicle Reserve	1,141,195.99	200.00	85,683.75	12,333.33	0.00	1,068,045.57	
199 Police Retirement	80,344.88	129.85	0.00	0.00	1,041.67	79,433.06	
SPECIAL REVENUES SUB-TOTAL	7,362,038.63	396,931.72	205,021.11	12,333.33	68,517.65	7,497,764.92	
200 DEBT SERVICE (SUB-TOTAL)	2,551,297.82	34,583.93	110,625.00	39,074.97	0.00	2,514,331.72	
301 Capital Projects (General)	811,837.41	16,897.97	62,373.30	0.00	0.00	766,362.08	
321 Capital Projects (Streets)	92,243.04	22,750.00	5,066.39	0.00	0.00	109,926.65	
344 Community Athletic Facility	162.49	0.00	48.37	0.00	0.00	114.12	
353 Community ReDevelopment (D&D)	-57,470.89	0.00	0.00	0.00	0.00	-57,470.89	
CAPITAL PROJECTS SUB-TOTAL	846,772.05	39,647.97	67,488.06	0.00	0.00	818,931.96	
610 Sewer	776,522.38	0.00	78,569.10	137,800.00	37,040.01	798,713.27	
650 Stormwater Utility	604,873.40	17,040.04	9,392.64	0.00	5,050.00	607,470.80	
670 Recycling	99,039.17	18,994.34	16,066.75	0.00	1,541.67	100,425.09	
710 Sewer Capital Projects	907,732.96	271,304.35	4,202.50	0.00	209,616.66	965,218.15	
771 Sewer Reserve	114,238.70	0.00	0.00	0.00	0.00	114,238.70	
781 Sewer Plant Improvement	388,405.77	0.00	0.00	2,083.33	0.00	390,489.10	
791 Sewer Revenue Bonds	745,953.16	0.00	0.00	58,250.00	0.00	804,203.16	
820 Health Insurance	634,007.76	124,270.36	128,209.14	0.00	0.00	630,068.98	
830 Health Reimbursement Account	267,204.71	0.00	4,448.21	0.00	0.00	262,756.50	
840 Flex/STD	220,545.00	3,643.38	6,346.40	267.00	0.00	218,108.98	
850 Liability Insurance Reserve--City	22,174.23	34.63	0.00	0.00	0.00	22,208.86	
CITY UTILITY & IS SUB-TOTAL	4,780,697.24	435,287.10	247,234.74	198,400.33	253,248.34	4,913,901.59	
TOTAL CITY FUNDS	20,732,990.99	1,224,885.11	1,583,060.56	591,147.22	490,968.96	20,474,993.80	70%
TOTAL IMU FUNDS	8,792,165.97	1,470,070.17	1,268,031.29	130,458.34	230,636.60	8,894,026.59	30%
GRAND TOTAL CITY & IMU	29,525,156.95	2,694,955.28	2,851,091.85	721,605.56	721,605.56	29,369,020.38	
Cross Check Total						29,369,020.38	
Investments					Clerk's Balance	29,369,020.38	
Bankers Trust	\$ 21,446,222.92	1.83%					
Iowa Public Agency Inv. Trust	\$ 111,329.32	0.444%			Plus Outstanding Checks	53,139.27	
Payroll Account, City State Bank	\$ -	Earnings Credit					
Checking Account, City State Bank	\$ 240,959.73	Earnings Credit			Oustanding Deposit	-9,543.67	
Sweep Account, City State Bank	\$ 7,574,060.90	0.65%					
Indianola Police Dept, City State Bank	\$ 37,605.53						
Wells Fargo	\$ 2,437.58						
BANK BALANCE	29,412,615.98					29,412,615.98	

600 Water	220,645.26	210,874.94	88,676.59	0.00	82,909.10	259,934.51
620 IMU Administration	-31,198.75	0.00	29,341.67	0.00	0.00	-60,540.42
625 Revolving Economic Development	108,069.43	173.12	0.00	0.00	0.00	108,242.55
626 USDA RLF	375,000.00	0.00	0.00	0.00	0.00	375,000.00
630 Electric	2,519,642.87	1,066,587.65	1,029,260.28	22,566.67	144,654.02	2,434,882.89
640 Fiber/Communications	266,909.61	33,249.21	25,920.15	0.00	3,073.48	271,165.19
700 Water Capital Projects	1,236,542.89	0.00	-729.75	35,991.67	0.00	1,273,264.31
730 Electric Capital Projects	3,898,469.63	159,159.29	95,562.35	0.00	0.00	3,962,066.57
740 Fiber/Comm Capital Projects	0.00	0.00	0.00	0.00	0.00	0.00
770 Water Reserve	0.00	0.00	0.00	0.00	0.00	0.00
773 Electric Reserve	0.00	0.00	0.00	0.00	0.00	0.00
780 Water Capital Improvement	75,000.00	0.00	0.00	0.00	0.00	75,000.00
783 Electric Improvement	0.00	0.00	0.00	0.00	0.00	0.00
790 Water Revenue Bonds	0.00	0.00	0.00	0.00	0.00	0.00
793 Electric Revenue Bonds	109,759.07	0.00	0.00	71,900.00	0.00	181,659.07
855 Liability Insurance Reserve--IMU	13,325.96	25.96	0.00	0.00	0.00	13,351.92
IMU SUB-TOTAL	8,792,165.97	1,470,070.17	1,268,031.29	130,458.34	230,636.60	8,894,026.59

<u>INTEREST DISTRIBUTION</u>	INTEREST		CALYTD	FYTD
	INCOME	% OF TOTAL		
Electric Funds	\$ 12,600.11	29.11%	\$ 51,369.42	\$ 84,912.03
Water Funds	\$ 2,566.78	5.93%	\$ 11,008.02	\$ 18,540.39
Sewer Funds	\$ 3,969.19	9.17%	\$ 15,301.31	\$ 23,703.09
Police Retirement	\$ 129.85	0.30%	\$ 570.41	\$ 1,065.75
Community Redevelopment	\$ -	0.00%	\$ -	\$ -
All other	\$ 24,018.59	55.49%	\$ 100,180.80	\$ 157,004.16
TOTAL	\$ 43,284.52	100.00%	\$ 178,429.96	\$ 285,225.42

City Council Regular 2nd Mtg

9.A.1.

Meeting Date: 06/18/2018

Information

Subject

1998 Citywide Urban Revitalization Plan

Information

Fiscal Impact

Attachments

No file(s) attached.

Meeting Date: 06/18/2018

Information

Subject

Resolution determining the necessity and fixing date for a public hearing (July 16, 2018) on the matter of the adoption of a proposed Amended and Restated 1998 Citywide Urban Revitalization Plan

Information

In your packet is the resolution determining the necessity and fixing July 16, 2018 for a public hearing on the matter of the adoption of a proposed amended and restated 1998 Citywide Urban Revitalization Plan (packet).

The purpose of the amended plan is to amend and restate the Original Plan to add a blight designation to the Revitalization Area, extend the term of the Original Plan, establish new exemption schedules for property assessed as commercial, residential, or multi-residential, and a limitation to eligibility for property in an urban renewal area.

The public hearing will be set for July 16, 2018 due to the date of publication is to be not less than seven (7) days prior to the date of the hearing. The notice will be published on July 27, 2018.

Roll call is in order.

Fiscal Impact

Attachments

Resolution

Amended UR Plan

Council Member _____ introduced the following Resolution entitled "RESOLUTION DETERMINING THE NECESSITY AND FIXING DATE FOR A PUBLIC HEARING ON THE MATTER OF THE ADOPTION OF A PROPOSED AMENDED AND RESTATED 1998 CITYWIDE URBAN REVITALIZATION PLAN", and moved its adoption. Council Member _____ seconded the motion to adopt. The roll was called and the vote was,

AYES: _____

NAYS: _____

Whereupon, the Mayor declared the Resolution duly adopted as follows:

RESOLUTION NO. _____

RESOLUTION DETERMINING THE NECESSITY AND FIXING DATE FOR
A PUBLIC HEARING ON THE MATTER OF THE ADOPTION OF A
PROPOSED AMENDED AND RESTATED 1998 CITYWIDE URBAN
REVITALIZATION PLAN

WHEREAS, by Resolution adopted February 2, 1998, the Council of the City Indianola approved the 1998 Citywide Urban Revitalization Plan ("Original Plan"), and subsequently adopted Ordinance No. 1130, on May 11, 1998, designating the 1998 Citywide Urban Revitalization Area ("Area" or "Revitalization Area") subject to said plan; and

WHEREAS, by Resolution No. 22-02, adopted November 4, 2002, the City amended the Original Plan to extend its term, and remove the cap on multi-family commercial units and the one-time application limit; and

WHEREAS, by Resolution No. 10-04, adopted June 21, 2004, the City amended the Original Plan's exemption schedule; and

WHEREAS, by Resolution No. 01-06, adopted May 1, 2006, the City amended the Original Plan to amend the application process in conformance with a change in Iowa Code Chapter 404; and

WHEREAS, by Resolution No. 01-08, adopted January 7, 2008, the City extended the term of the Original Plan and revised the exemption eligibility threshold; and

WHEREAS, by Resolution No. 12-09, adopted December 7, 2009, the City added a Sustainable Residential Property exemption schedule; and

WHEREAS, by Resolution No. 16-12, adopted October 15, 2012, the City extended the term of the Original Plan to January 31, 2018; and

WHEREAS, by Resolution No. 2018-08, adopted January 16, 2018, the City extended the term of the Original Plan to December 31, 2018; and

WHEREAS, by the foregoing action, the Council has determined that the Area within the City of Indianola can be revitalized as authorized by Chapter 404, Code of Iowa (the "Act"); and

WHEREAS, a proposed Amended and Restated 1998 Citywide Urban Revitalization Plan (the "Amended and Restated Plan") has been prepared, the purpose of which is to amend and restate the Original Plan to add a blight designation to the Revitalization Area, extend the term of the Original Plan, as amended and restated, establish new exemption schedules for property assessed as commercial, residential, or multi-residential, and add a limitation to eligibility for property in an urban renewal area; and

WHEREAS, pursuant to the Amended and Restated Plan, the property within the Area includes the entire incorporated City of Indianola, Iowa, and shall include all future property annexed by the City; and

WHEREAS, before such Amended and Restated Plan can be adopted, it is necessary pursuant to Iowa Code Section 404.2(6) that a public hearing be held thereon and that due notice be given in accordance with the requirements of the Act.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF INDIANOLA, IOWA:

Section 1. It is determined that the rehabilitation, conservation, redevelopment, economic development or a combination thereof of the 1998 Citywide Revitalization Area is necessary in the interest of the public health, safety, or welfare of the residents of the city, the Area substantially meets the criteria of Section 404.1, and the proposed Amended and Restated 1998 Citywide Urban Revitalization Plan, attached to this Resolution as Exhibit 1, is declared to substantially meet the criteria of Iowa Code Section 404.2.

Section 2. It is determined that it is in the best interests of the citizens of the City of Indianola, Iowa to hold a public hearing on the matter of the adoption of the Amended and Restated 1998 Citywide Urban Revitalization Plan, on the 16th day of July, 2018 at 7:00 P.M., in the Council Chambers, City Hall, 110 North First Street, Indianola, Iowa.

Section 3. That the City Clerk be and is hereby directed to publish a notice of a public hearing on the Amended and Restated 1998 Citywide Urban Revitalization Plan at least once not less than seven days prior to the date of said public hearing, as provided in Section 404.2(6) of the Code of Iowa. July 16, 2018 is the next regularly scheduled City Council meeting after the publication of the notice.

Section 4. Be it further resolved that copies of the Amended and Restated 1998 Citywide Urban Revitalization Plan be made available to the public through the office of the City Clerk.

Section 5. The notice of the proposed hearing shall be in substantially the following form:

NOTICE OF PUBLIC HEARING OF THE CITY COUNCIL OF THE
CITY OF INDIANOLA, IOWA, ON THE MATTER OF THE
ADOPTION OF A PROPOSED AMENDED AND RESTATED 1998
CITYWIDE URBAN REVITALIZATION PLAN

Public notice is hereby given that the City Council of the City of Indianola, Iowa, will hold a public hearing on the 16th day of July, 2018, at 7:00 P.M., in the Council Chambers, City Hall, 110 North First Street, Indianola, Iowa, at which meeting the Council proposes to take action on the adoption of an Amended and Restated 1998 Citywide Urban Revitalization Plan ("Amended and Restated Plan"), under the authority of Chapter 404 of the Code of Iowa, as amended.

Under the Amended and Restated Plan, the 1998 Citywide Revitalization Area will continue to include the entire incorporated City of Indianola, Iowa, and shall include all property annexed into the City in the future. If adopted, the Amended and Restated Plan, among other things, adds a blight designation to the Urban Revitalization Area, extends the term of the Urban Revitalization Plan, establishes new exemption schedules for property assessed as commercial, residential or multi-residential, and adds a limitation to eligibility for property in an urban renewal area.

Any persons interested may appear at said meeting of the Council and present evidence for or against the adoption of the Amended and Restated Plan. The proposed Amended and Restated Plan is on file in the office of the City Clerk and available for public inspection or copying during ordinary business hours.

This notice is given by order of the City Council of the City of Indianola, Iowa, pursuant to Section 404.2(6) of the Code of Iowa, 2017, as amended.

Dated this _____ day of _____, 2018

City Clerk, City of Indianola, State of Iowa

CITY OF INDIANOLA, IOWA

AMENDED AND RESTATED
1998 CITYWIDE
URBAN REVITALIZATION PLAN

for the

1998 CITYWIDE
URBAN REVITALIZATION AREA

2018

INTRODUCTION

The City of Indianola ("City") adopted the 1998 Citywide Urban Revitalization Plan ("Original Plan") in 1998 via resolution on February 2, 1998. The Original Plan described the Urban Revitalization Area ("Area" or "Revitalization Area") as including the "entire area within the corporate boundaries of the City of Indianola . . .", which Area "shall expand with annexation." Ordinance No. 1130, adopted May 11, 1998, designated the "entire area within the corporate boundaries of the City of Indianola, Iowa" as the Revitalization Area and declared that the Original Plan was adopted. Since that time, the City has adopted resolutions amending the Original Plan in 2002, 2004, 2006, 2008, 2009, 2012, and 2018.

Because of the length of time since the Original Plan was adopted, the various amendments that have been adopted, and the City's finding that additional changes should be made to the Original Plan, as amended, to update and clarify it, the City is adopting this Amended and Restated 1998 Citywide Urban Revitalization Plan ("Plan" or "Revitalization Plan" or "Amended and Restated Plan"). This Amended and Restated Plan amends and restates the original 1998 Citywide Urban Revitalization Plan. The City amends the Original Plan in compliance with Iowa Code Section 404.2(6) through the adoption of this Amended and Restated Plan by resolution following a public hearing at the next regularly scheduled City Council meeting held at least seven days after published notice.

Although the language in this Amended and Restated Plan modifies many sections of the Original Plan, as previously amended, the material changes in this Amended and Restated Plan are the following:

1. designates the Area as substantially satisfying Iowa Code Section 404.1(2), in addition to Section 404.1(3-5);
2. confirms that the Revitalization Area shall continue to include all annexed areas since the Original Plan was adopted; that future property annexed into the City shall continue to be automatically included within the Area upon the effective date of annexation;
3. extends the term of the Amended and Restated Plan;
4. prohibits any eligibility for exemptions under this Plan for property located within an Urban Renewal Area without specific approval from the City Council; and
5. establishes new exemption schedules for property assessed as commercial, residential or multi-residential.

GOALS, PURPOSE, AND DESIGNATION

In 1979, the Iowa legislature enacted into law the Urban Revitalization Act ("Act") giving city governing bodies the authority to designate an area or areas of a city as urban revitalization areas. Under the Act, qualified real estate within the designated area may be eligible to receive a total or

partial exemption from property taxes on improvements for a specified number of years. The primary intent of the Act is to provide communities with a long-term increase or stabilization in their tax base by encouraging rehabilitation or new construction which might not otherwise have occurred.

Specifically, the Act provides the City of Indianola the opportunity to influence its growth by stimulating investment from the private sector. After the tax exemption schedule is completed, the individual property will be fully taxed, thus completing the philosophy that tax incentives are used to encourage individuals to improve their property with the long term city goal of increasing the tax base. Certain criteria have been established which must be met by a city exercising the authority conferred in the Act. Accordingly, the Indianola City Council adopted a Resolution on February 2, 1998, finding a need for the establishment of an urban revitalization area, adopted the Original Plan, and adopted an ordinance designating the entire City as the Revitalization Area.

Section 404.1 of the Code of Iowa provides that the City Council may designate an area of the city as a revitalization area if that area is any of the following:

1. An area in which there is a predominance of buildings or improvements, whether residential or nonresidential, which by reason of dilapidation, deterioration, obsolescence, inadequate provision for ventilation, light, air, sanitation, open spaces, high density of population and overcrowding, the existence of conditions which endanger life or property by fire and other causes or a combination of such factors, is conducive to ill health, transmission of disease, infant mortality, juvenile delinquency or crime, and which is detrimental to the public health, safety, or welfare.
2. An area which by reason of the presence of substantial number of deteriorated or deteriorating structures, predominance of defective or inadequate street layout, incompatible land use relationships, faulty lot layout in relation to size, adequacy, accessibility or usefulness, unsanitary or unsafe conditions, deterioration of site or other improvements, diversity of ownership, tax or special assessment delinquency exceeding the actual value of land, defective or unusual conditions of title, or the existence of conditions which endanger life or property by fire and other causes, or a combination of such factors, substantially impairs or arrests the sound growth of a municipality, retards the provision of housing accommodations or constitutes an economic or social liability and is a menace to the public health, safety, or welfare in its present condition and use.
3. An area in which there is a predominance of buildings or improvements which by reason of age, history, architecture, or significance should be preserved or restored to productive use.
4. An area which is appropriate as an economic development area as defined in section 403.17.

5. An area designated as appropriate for public improvements related to housing and residential development or construction of housing and residential development, including single or multifamily housing.

In adopting the Original Plan, the City Council of Indianola found that the rehabilitation, conservation, redevelopment economic development or a combination thereof of the Revitalization Area is necessary in the interest of the public health, safety or welfare of the residents of the City, and the Revitalization Area substantially meets the criteria of Iowa Code Sections 404.1 (3), (4) and (5). In amending the Original Plan by adopting this Amended and Restated Plan, the City Council reaffirms the above findings, and further finds that the Area substantially meets the criteria of Iowa Code Section 404.1(2).

Section 404.2 of the Code of Iowa requires that a city prepare a plan to govern activities within the proposed revitalization area before establishing the revitalization area by ordinance. Accordingly, the City adopted the Original Plan to govern activities within the City-wide Revitalization Area created by Ordinance No. 1130. The purpose of this Amended and Restated Plan is to amend and update that Original Plan.

PLAN DETAILS

A. Geographic Description of Urban Revitalization Area:

Since Ordinance 1130 was adopted May 11, 1998, the Revitalization Area has included the entire area within the corporate boundaries of the City of Indianola, Warren County, Iowa, and those boundaries have expanded with annexation since the adoption of the Original Plan. **Appendix A** to this Amended and Restated Plan is a map of the current corporate boundaries of the City of Indianola. The Revitalization Area continues to be defined as the entire area within the corporate boundaries of the City, and any property annexed into the City in the future shall automatically be included in the Revitalization Area as of the effective date of such annexation.

B. Existing Valuations According to County Assessor:

An updated list of the valuations of each parcel within the Area, listing the land and building values separately, is available for review with the City but is not attached to this Amended and Restated Plan.

C. Property Owners:

An updated list of the names and addresses of the property owners for each parcel identified within the Area are available for review with the City but is not attached to this Amended and Restated Plan.

D. City Services:

As it becomes financially feasible, the provision of municipal services to the Revitalization Area will be expanded and improved to meet the demands of new development.

E. Zoning and Land Use:

The Revitalization Area is proposed for new and revitalized and expanded residential, multi-residential, and commercial development in an area that is in compliance with the City's Comprehensive Plan and Zoning Ordinance. **Appendix B** contains maps of the planned land use and existing zoning for the Area.

The amount of land assessed as agricultural land in the City, when that amount is compared to the amount of agricultural land in Warren County, is minimal, and the City has determined that any new construction on agriculturally-assessed property otherwise qualifying for exemption under this Amended and Restated Plan is utilizing the minimum amount of agricultural land necessary to accomplish the goals of this Plan and will be eligible for exemption.

F. Applicable Revitalization and Term of Plan:

The purpose of this Amended and Restated Plan is to stimulate the development of more residential, multi-residential and commercial buildings, improvements and uses. Therefore, property tax abatement is made available for new construction and for rehabilitation or additions to existing buildings on residential, multi-residential, and commercial property within the Area.

The Amended and Restated Plan shall remain in effect until the City repeals the applicable ordinance establishing the Revitalization Area. If, at any time, the City Council feels that its goals for revitalization have been achieved and that continuation would no longer benefit the City, then the City Council may repeal the ordinance establishing the Revitalization Area pursuant to Section 404.7 of the Code of Iowa. However, any applications for exemption which are already approved when the ordinance is repealed will be allowed to continue until their completion or expiration. The City reserves the right to extend or further amend the Amended and Restated Plan and/or the ordinance to the extent allowed by law.

G. Relocation:

The City does not anticipate the displacement or relocation of any persons, families, or businesses as a result of the improvements to be made in the Revitalization Area. If such displacement occurs, the City will comply with all legal requirements.

Upon application for and verification of eligibility for tax abatement to a property owner by the City, Qualified Tenants in the Area whose displacement was due to action on the part of a property owner to qualify for said tax abatement under this Amended and Restated

Plan shall be compensated by the property owner for one month's rent and for actual reasonable moving and related expenses. Qualified Tenant, as used in this Amended and Restated Plan, shall mean the legal occupant of a residential dwelling unit which is located within the Area and who has occupied the dwelling unit continuously since one year prior to the City's adoption of the Original Plan in 1998.

H. Tax Exemption Schedules

Residential Property and Multi-residential/Commercial Property **with** Three or More Living Quarters.

All Qualified Real Estate assessed as: (a) residential property; or (b) commercial property or multi-residential property if the commercial or multi-residential property consists of three or more separate living quarters with at least seventy-five percent of the space used for residential purposes, is eligible to receive an exemption from taxation on a portion of the Actual Value Added by Eligible Improvements.

The exemption is for a period of five (5) years. The amount of the partial exemption is equal to a percent of the Actual Value Added by Eligible Improvements, determined as follows:

First Year – 100%
Second Year – 80%
Third Year – 60%
Fourth Year – 40%
Fifth Year – 20%

Commercial and Multi-residential Property **without** Three or More Living Quarters.

All Qualified Real Estate assessed as commercial property or multi-residential property which does not qualify for the above exemption is eligible to receive an exemption from taxation on a portion of the Actual Value Added by Eligible Improvements.

The exemption is for a period of four (4) years. The amount of the partial exemption is equal to a percent of the Actual Value Added by Eligible Improvements, determined as follows:

First Year – 80%
Second Year – 60%
Third Year – 40%
Fourth Year – 20%

I. Definitions/Additional Requirements:

As used in this Amended and Restated Plan, "Qualified Real Estate" means real property which is located in the designated Revitalization Area and to which Eligible Improvements have been added during the time the Area was so designated a revitalization area, which improvements have increased the actual value by at least the amount or percentage indicated below.

"Eligible Improvements," as used in this Amended and Restated Plan, include rehabilitation and additions to any existing residential, multi-residential, and commercial structures. In addition, new construction of residential, multi-residential, and commercial structures on vacant land or on land with existing structures is also eligible for tax abatement. All improvements, in order to be considered eligible, must be completed in conformance with all applicable ordinances and regulations of the City of Indianola, and must be completed during the time the Area is designated as a revitalization area. No abatement will be allowed unless a building permit has been issued by the City with respect to the project for which the abatement is requested.

"Actual Value Added by Eligible Improvements," as used in this Amended and Restated Plan, means the actual value added as of the first year for which the exemption was received. In order to be eligible for tax abatement, the increase in actual value of the property from the Eligible Improvements must be at least 10%. If more than one building is located on the property, the ten percent (10%) increase applies only to the structure or structures upon which the improvements were made. If no structures were located on the property prior to the improvements, any improvements may satisfy the ten percent (10%) requirement. Increases in taxes because of the increased assessed value for land are not eligible for abatement.

The City also has a tax increment financing program which is designed to provide incentives for development. Accordingly, a property that, in the determination of the City Council, is receiving either direct or indirect benefits that were financed through a tax increment financing program, may not be eligible for tax abatement under the revitalization program, unless otherwise determined by the City Council. See also: Section M.

J. Outside Funding Assistance:

The City is not currently aware of any federal, state, or private grant or loan program "likely to be a source of funding" for residential improvements in the Revitalization Area, other than those of conventional lending institutions at normal market rates. Likewise, the City is not currently aware of any grant or loan program which the City "has or will have as a source of funding" for the Area for residential improvements. However, it is not the intention of the City to prohibit the use of other appropriate federal or state revitalization or incentive programs within the Area. The City may seek federal and/or state grant or loan programs and any and all other funding sources in developing proposed projects. Federal programs may be available through the Department of Housing and Urban

Development (HUD) and the Farmers Home Administration (FmHA). State programs may be available through the Iowa Housing Finance Authority and the Iowa Department of Economic Development. The City may seek private sector funding sources and/or utilize funding through Iowa Code Chapters 403 or 403A.

K. Revenue Bonds:

The City has no plans at the present time to issue revenue bonds for revitalization projects within the Area.

L. Application and Prior Approval:

An application, on the form provided by the City, shall be filed for each new exemption claimed. The application shall be filed by the property owner with the City Council by February 1 of the assessment year for which the exemption is first claimed, but not later than the year in which all improvements included in the project are first assessed for taxation, or the following two assessment years, in which case the exemption is allowed for the total number of years in the exemption schedule. The City may allow a property owner to submit an application after the above deadlines subject to the discretion of the Council and the limitations outlined in Iowa Code Section 404.4. If a project is started in one year and is not completed until the following year, the application should be submitted in the year the project is completed. Submitting an application based upon partial completion of the project may result in the award of a partial exemption, as explained in Iowa Code Chapter 404 and corresponding regulations.

The application shall contain, but not be limited to, the following information:

- (1) Name of applicant/property owner;
- (2) Applicants complete mailing address and telephone number;
- (3) Legal description of the property where improvements are made;
- (4) The nature of the proposed improvement(s);
- (5) Estimated or actual cost of the project;
- (6) The estimated or actual date of completion;
- (7) The tax exemption schedule as selected by the owner of the property; and
- (8) The tenants that occupied the owner's building on the date the City adopted the Original Plan (February 1998).

M. Approval of Applications:

Owners may submit a proposal for a new commercial, multi-residential, or residential construction project to the City Council to receive prior approval for eligibility for a tax exemption on the project. The City Council shall give its prior approval if the project is in conformance with this Amended and Restated Plan. However, if the proposal is not approved, the owner(s) may submit an amended proposal for the City Council to approve or reject. Such prior approval shall not entitle the owner(s) to exemption from taxation until the new construction has been completed and found to be qualified for the exemption.

For prior approval and non-prior approval applications, the City Council shall approve an application submitted for approval if the project is:

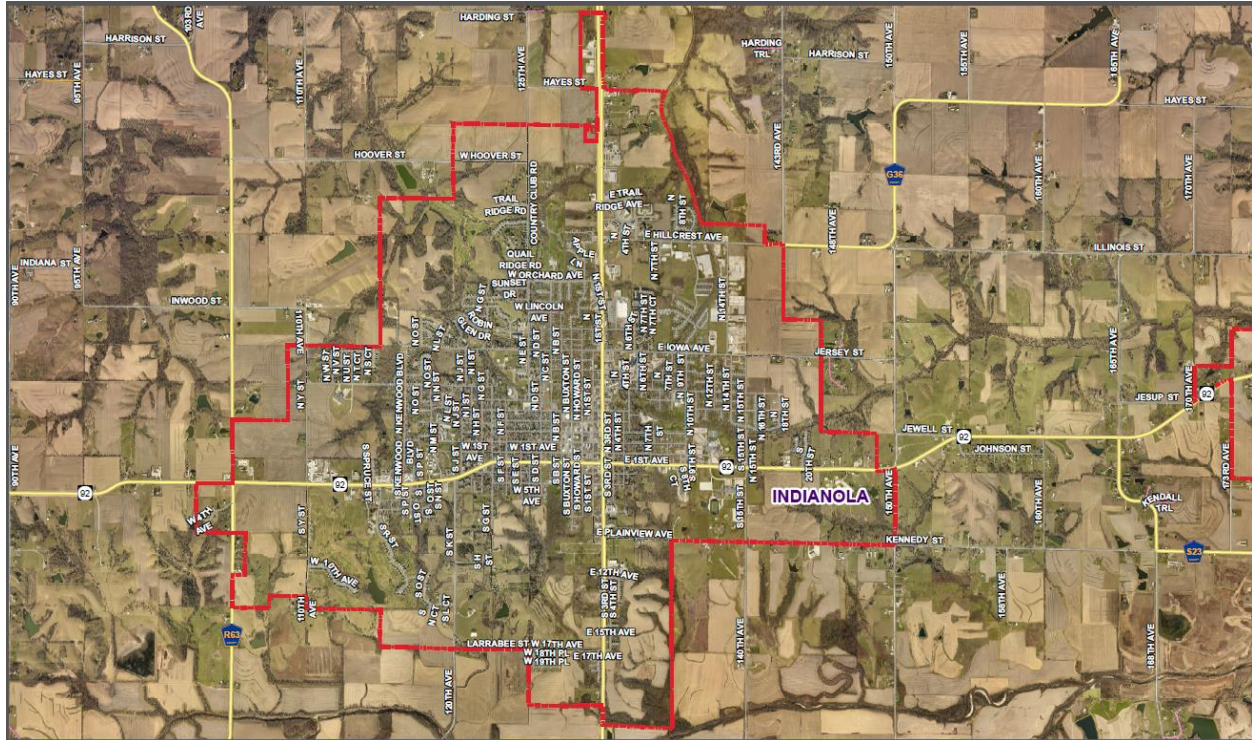
1. In conformance with this Amended and Restated Plan;
2. Not located in any urban renewal area that currently exists or is created or expanded in the future. If the project is located in any urban renewal area, then the project may be eligible for exemption under this Plan only if the City Council determines that allowing such an exemption will not be inconsistent or interfere with any urban renewal plan, project, or related development agreement. If an application under this Amended and Restated Plan is denied by the City Council because the property for which an exemption is requested is within an existing urban renewal area, the owner may reapply for benefits under this Plan for the same property if the property has subsequently been removed from the urban renewal area, provided the property remains in the designated Revitalization Area and all other Plan requirements are met. Improvements receiving funding from any other local, state or federal governmental program are only eligible for tax exemption under this Plan if specifically authorized by the City Council;
3. Located within the Area designated by the Plan;
4. If improvements were made during the time the Area was so designated;
5. If the application meets all other legal requirements; and
6. The project has obtained a building permit from the City.

All approved applications shall be forwarded by the City to the Warren County Assessor by March 1 for review and a final determination of eligibility by the Assessor, pursuant to Section 404.5 of the Code of Iowa. The County Assessor shall make a physical review of all properties with approved applications. The County Assessor shall determine the increase in actual value for tax purposes due to the new construction and notify the applicant of the determination, which may be appealed to the local board of review pursuant to Section 441.37 of the Code of Iowa. After the initial tax exemption is granted,

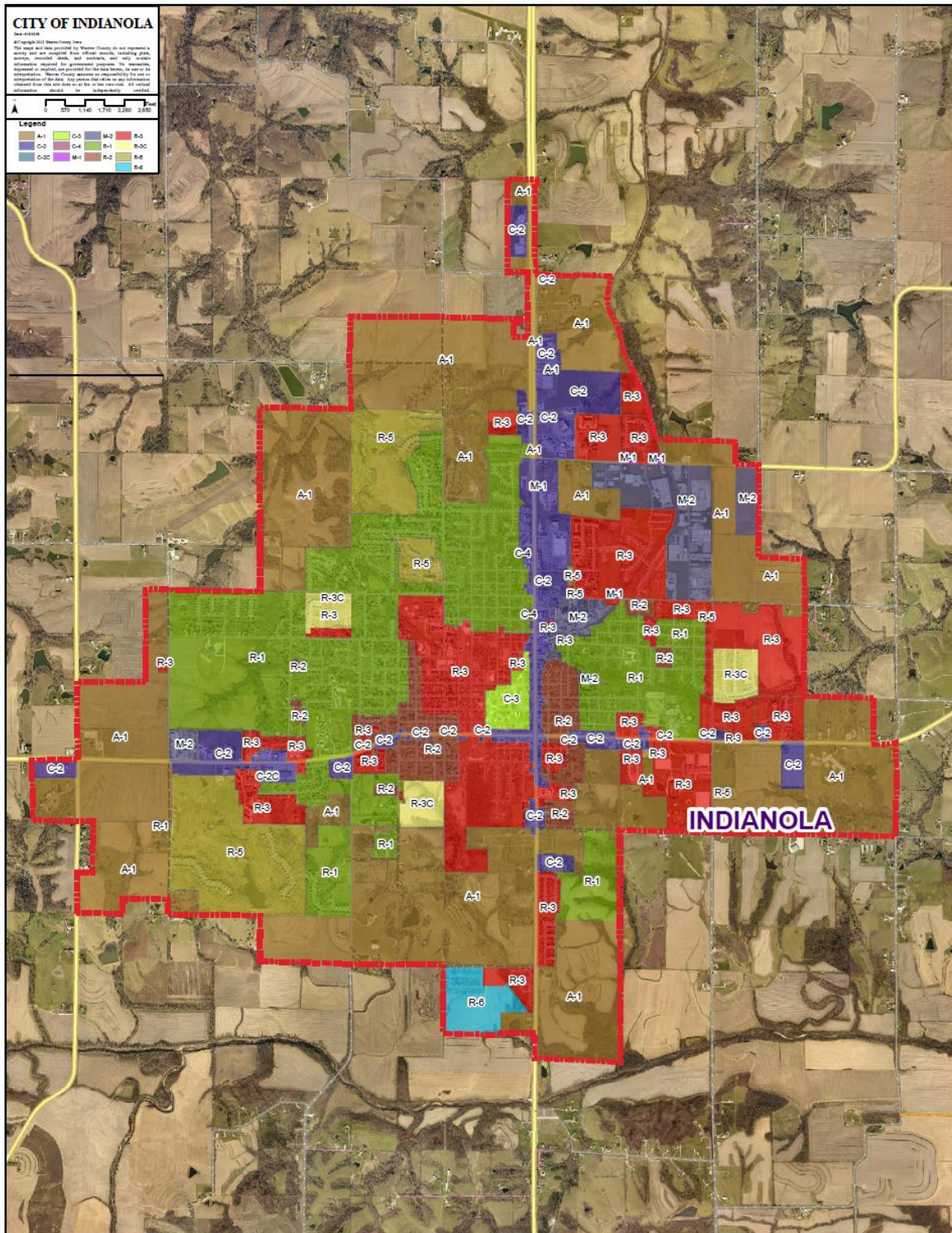
the County Assessor shall continue to grant the tax exemption for the time period specified on the approved application. The tax exemptions for the succeeding years shall be granted without the owner(s) having to file an application for succeeding years.

N. Effective Period. This Amended and Restated Plan shall become effective upon the approval of a resolution by the City Council adopting the same (“Effective Date”). The new exemptions contained in this Amended and Restated Plan shall only be available for Eligible Improvements initiated (construction permits issued) and completed after the Effective Date, subject to the terms of the Amended and Restated Plan.

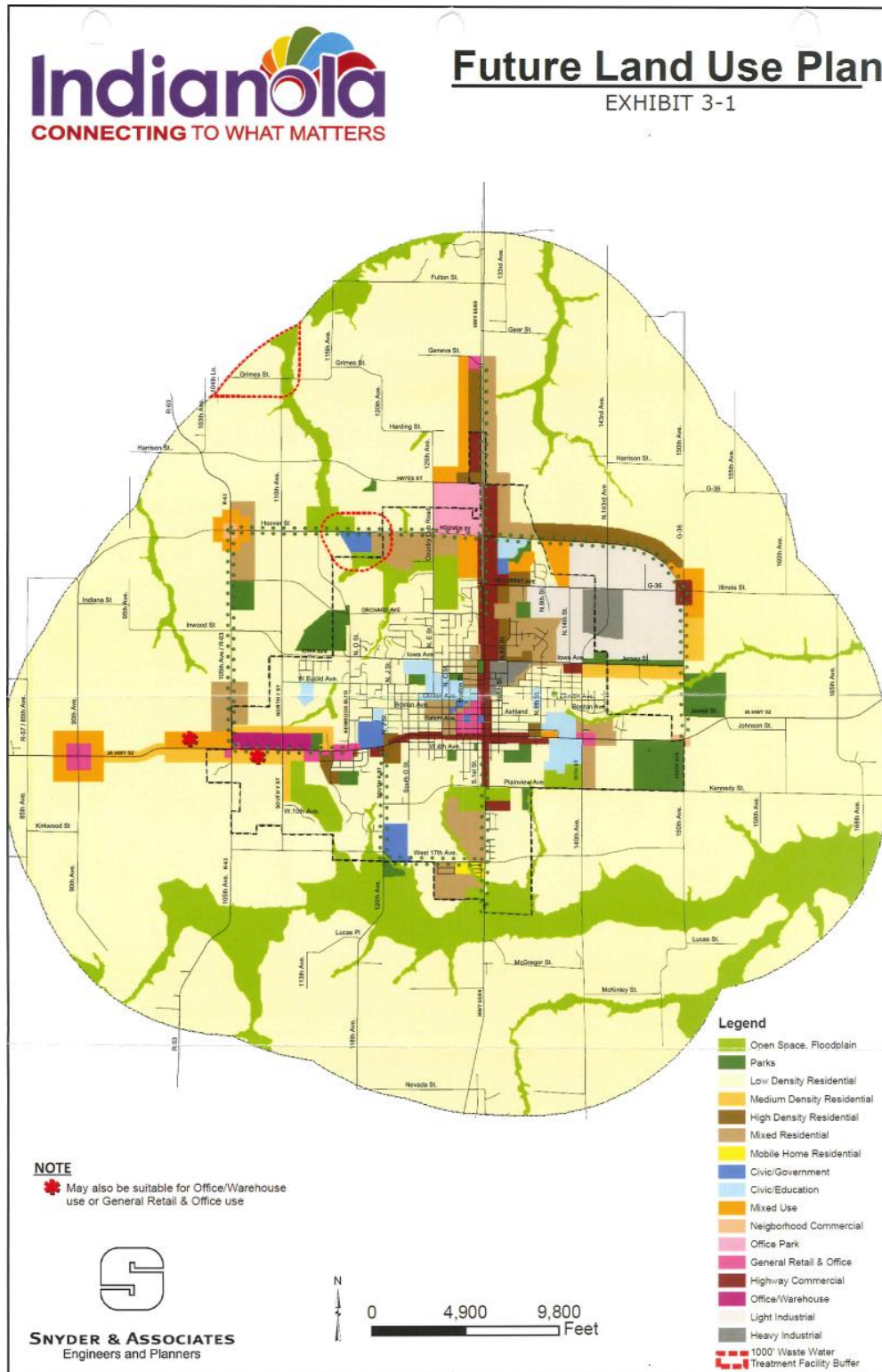
Map of Revitalization Area – Corporate Boundaries (2018)



Existing Zoning Map



Planned Land Use Map



01487667-1\13538-144

Draft 6/11/18

Meeting Date: 06/18/2018

Information

Subject

Resolution authorizing repayment of internal loan to fund urban renewal project costs

Information

On May 21, 2018 the City Council authorized internal loan of funds in an amount of \$178,094.87 in order to pay the costs of the Project (construction of infrastructure improvements in Summercrest Hills Plat 4 and 5) with the 360 Group.

The City now has incremental property tax revenues available in Tax Increment Fund to repay the Loan. In your packet is the resolution authorizing the funding of the Project that was paid from the General Fund shall be repaid from the Tax Increment Fund. The Loan shall be repaid to the General Fund without interest.

Roll call is in order.

Fiscal Impact

Attachments

Resolution

RESOLUTION NO. 2018-____
AUTHORIZING REPAYMENT OF INTERNAL LOAN MADE TO FUND
URBAN RENEWAL PROJECT COSTS

WHEREAS, the City Council of City of Indianola, Iowa (the “City”), has established the City of Indianola Economic Development Urban Renewal Area (the “Urban Renewal Area”) and has established the City of Indianola Economic Development Urban Renewal Area Tax Increment Revenue Fund (the “Tax Increment Fund”) in connection therewith; and

WHEREAS, the City has entered into a Development Agreement with the 360 Group for the construction of infrastructure improvements in Summercrest Hills Plat 4 and 5 as an urban renewal project (the “Project”) in the Urban Renewal Area in order to facilitate economic development in the Urban Renewal Area; and

WHEREAS, on May 21, 2018 the City Council authorized an internal loan of funds in the amount of \$178,094.87 (the “Loan”) in order to pay the costs of the Project; and

WHEREAS, the City now has incremental property tax revenues available in the Tax Increment Fund to repay the Loan and the City Council believes it is in the best interest of the City to repay said Loan.

NOW, THEREFORE, IT IS RESOLVED by the City Council, as follows:

Section 1. It is hereby directed that the Loan in the amount of One Hundred Seventy-Eight Thousand Ninety-Four dollars and Eighty-Seven cents (\$178,094.87) for the funding of the Project that was paid from the General Fund shall be repaid from the Tax Increment Fund. The Loan shall be repaid to the General Fund without interest.

Section 2. All resolutions or parts thereof in conflict herewith, are hereby repealed, to the extent of such conflict.

PASSED AND APPROVED this 18th day of June, 2018.

Kelly B. Shaw, Mayor

Attest:

Diana Bowlin, City Clerk

Meeting Date: 06/18/2018

Information

Subject

Resolution approving partial payments in accordance with the Development Agreement between the City of Indianola and I-Street Holdings, LLC of Indianola, Iowa

Information

At the February 5 meeting the City Council approved an agreement between I-Street Holding and the City of Indianola for substantial repair to the exterior of their building located at 102/104 1/2 East Salem. I-Street's architecture is requesting \$5,500 for roofing materials. Community Development Department has reviewed and recommends approval.

In your packet is a resolution approving a partial payment to I-Street Holdings LLC in accordance with the Development Agreement. Highlights of the resolution include:

- I-Street Holdings, LLC and the City of Indianola entered into a Development Agreement to facilitate a loan from the Iowa Economic Development Authority Nuisance/Abandoned Property Remediation Fund Program to provide partial project funding for repairs
- The City has received the loan funds for the Project
- The Project is progressing and the contractor for the Project is entitled to payment for materials and services
- The City Council approves partial payment to be made to the Project contractor for materials received and work performed in an amount of \$5,500

Roll call is in order.

Fiscal Impact

Attachments

Resolution

Invoice

RESOLUTION NO. 2018-_____
A RESOLUTION APPROVING PARTIAL PAYMENTS IN ACCORDANCE
WITH THE DEVELOPMENT AGREEMENT BETWEEN THE CITY OF
INDIANOLA AND I-STREET HOLDINGS, LLC

WHEREAS, I-Street Holdings, LLC is the owner of real property locally known as 102 E. Salem and 104 ½ E. Salem (the “Property”); and

WHEREAS, I-Street Holdings, LLC and the City of Indianola entered into a Development Agreement to facilitate a loan from the Iowa Economic Development Authority Nuisance/Abandoned Property Remediation Fund Program to provide partial project funding for the repairs (the “Project”); and

WHEREAS, the City has received the loan funds for the Project; and

WHEREAS, the Project is progressing and the contractor for the Project is entitled to payment for materials and services provided for the Project; and

WHEREAS, the City Council believes it to be in the best interest of the City for partial payments to be made as materials are received and work is completed for the Project.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Indianola, Iowa, hereby approves partial payments to be made to the Masonry Company for the materials received and work performed in accordance with the Development Agreement between the City of Indianola and I-Street Holdings, LLC and authorizes the City staff to do all things necessary to make said payments.

PASSED AND APPROVED this 18th day of June 2018.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk



Duncan Companies
 7616 Hickman Rd
 Windsor Heights, IA 50324
 (515)277-7570
 steve@duncanpainting.com

ESTIMATE

ADDRESS

Tom Smith
 102 E.Salem and 104 E Salem
 in Indianola

ESTIMATE # 1235

DATE 02/19/2018

EXPIRATION DATE 04/15/2018

DATE	ACTIVITY	QTY	RATE	AMOUNT
02/19/2018	Roofing:CAP Labor and Material to Pressure Wash Roof, hand scrape to remove any remaining loose debris. Embed Nylon mesh with two coats of Asphaltic Roof Primer and (2) two coats of White Roof Coating. Roof Field and Parapet Walls	1,550	3.65	5,657.50T
02/19/2018	RW WARRANTY: Duncan Enterprises warrant material and workmanship to be FREE of defects for 6 years from date of completion. If a leak occurs within the warranty period, we will return at no cost to owner to repair leak.	1	0.00	0.00
02/19/2018	RT TERMS: 50% in advance, balance upon completion.	1	0.00	0.00
02/19/2018	SPECIAL CONDITIONS: MCFADDEN ROOF ABOVE THIS ROOF MUST BE DONE WITH THIS ROOF TO BE ABLE TO WARRANT IT. UPPER ROOF DRAINS ONTO THIS ROOF AND WE MUST INSURE THAT DRAINAGE IS NOT ABLE TO GET UNDER OUR NEW ROOF			
02/19/2018	CARPENTRY WORK IF NEEDED CAN BE DONE FOR A RATE OF \$65 PER MAN HOUR			
02/19/2018	Acceptance ACCEPTANCE OF PROPOSAL: The above price, specification and conditions are satisfactory and are hereby accepted. You are authorized to do the	1	0.00	0.00

DATE

ACTIVITY

QTY

RATE

AMOUNT

work as specified.

Payment will be made as shown above.

Signature _____

Date: _____

02/19/2018

Seamed Roof

1,400

3.50

4,900.00T

McFadden Roof: Labor and Material to
Clean and Condition Roof, Embed Nylon
mesh with two coats of Asphaltic Roof
Primer and Two Coats of White Roof
Coating

Thank you. Steve 515 770 8499

SUBTOTAL

10,557.50

TAX (6%)

633.45

TOTAL

\$11,190.95

Accepted By

Accepted Date

Received
\$ 5500⁰⁰ #2141
Down payment

Information

Subject

Resolution approving partial payments in accordance with the Development Agreement between the City of Indianola and Peoples Company of Indianola, Iowa

Information

At the February 5 meeting the City Council approved an agreement between Peoples Company and the City of Indianola for substantial repair to the exterior of their building located at 113 W. Salem. Peoples Company's sub-contractor is requesting \$9,592.17 for repair work completed at 113 W. Salem. Community Development Department and Peoples Company's consulting engineer inspected and approved the shoring of the three floors (packet).

In your packet is a resolution approving a partial payment to Peoples Company in accordance with the Development Agreement. Highlights of the resolution include:

- Peoples Co. and the City of Indianola entered into a Development Agreement to facilitate a loan from the Iowa Economic Development Authority Nuisance/Abandoned Property Remediation Fund Program to provide partial project funding for repairs
- The City has received the loan funds for the Project
- The Project is progressing and the contractor for the Project is entitled to payment for materials and services
- The City Council approves partial payment to be made to the Project contractor for materials received and work performed in an amount of \$9,592.17

Roll call is in order.

Fiscal Impact

Attachments

Resolution

Invoice

Invoice Totals

RESOLUTION NO. 2018-____
A RESOLUTION APPROVING PARTIAL PAYMENTS IN ACCORDANCE
WITH THE DEVELOPMENT AGREEMENT BETWEEN THE CITY OF
INDIANOLA AND PEOPLES CO. OF INDIANOLA, INC.

WHEREAS, Peoples Co. of Indianola, Inc. is the owner of real property locally known as 113 Salem Avenue (the “Property”); and

WHEREAS, Peoples Co. of Indianola, Inc. and the City of Indianola entered into a Development Agreement to facilitate a loan from the Iowa Economic Development Authority Nuisance/Abandoned Property Remediation Fund Program to provide partial project funding for the repairs (the “Project”); and

WHEREAS, the City has received the loan funds for the Project; and

WHEREAS, the Project is progressing and the contractor for the Project is entitled to payment for materials and services provided for the Project; and

WHEREAS, the City Council believes it to be in the best interest of the City for partial payments to be made as materials are received and work is completed for the Project.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Indianola, Iowa, hereby approves partial payments to be made to the Project contractor for the materials received and work performed in accordance with the Development Agreement between the City of Indianola and Peoples Co. of Indianola, Inc. and authorizes the City staff to do all things necessary to make said payments.

PASSED AND APPROVED this 18th day of June 2018.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk

Invoice

FIRSTCALL 3910 SE Capitol Circle
Dedicated to "do the right thing" Grimes, IA 50111

Date	Invoice #
6/12/2018	10589

BILL TO:

Peoples Company
C/O Becky Rozenboom
12119 Stratford Dr, Ste B
Clive, IA 50325

www.firstcalliowa.com

Office (515) 986-9300
Fax (515) 986-0050

Terms	Due Date
Net 15	6/27/2018

DESCRIPTION	Amount
Repair work completed at 113 W Salem Ave in Indianola	9,592.17
As per contract	
Thank You! We appreciate your business!	
Invoice Total \$9,592.17	
Payments/Credits \$0.00	
Invoice Balance \$9,592.17	

Please make checks payable to Firstcall Construction. Mastercard, Discover and Visa accepted.*

**When using a credit card for amounts greater than \$2,000, a 3% processing fee will be added to the invoice total.*

A Service Charge of 1.5% per month (APR of 18%) will be charged on all unpaid invoices after invoice due date.



SCOPE OF WORK

3910 SE Capitol Circle, Grimes, IA 50111
Office (515) 986-9300, Fax (515) 986-0050
www.firstcalliowa.com

Client: Indianola Bracing Job
Business: 113 W Salem Ave
Indianola, IA

Operator: GREG

Estimator: Greg Kornstad
Company: Firstcall Construction
Business: 3910 SE Capitol Circle
Grimes, IA 50111

Cellular: (515) 202-3555
E-mail: greg@firstcallconstruction.com

Type of Estimate: Collapse
Date Entered: 12/8/2017

Date Assigned:

Price List: IADM8X_NOV17
Labor Efficiency: Restoration/Service/Remodel
Estimate: 17-INDIANOLA-REPAI-3

3910 SE Capitol Circle, Grimes, IA 50111
Office (515) 986-9300, Fax (515) 986-0050
www.firstcalliowa.com

17-INDIANOLA-REPAI-3**Main Level****Basement****Height: 8'****DESCRIPTION****QTY****LABOR**

1. Content Manipulation charge - per hour	0.00 HR
2. Carpenter - General Frammer - per hour	0.00 HR

1st Floor**Height: 8'****DESCRIPTION****QTY****LABOR**

3. Content Manipulation charge - per hour	3.00 HR
4. Carpenter - general removal of shoring etc. barrier walls - reinstall ceiling grid	72.00 HR
5. Cleaning - Remediation Technician - per hour	24.00 HR
6. Dumpster load - Approx. 40 yards, 7-8 tons of debris	1.00 EA
Permits by others.	

2nd Floor**Height: 8'****DESCRIPTION****QTY****LABOR**

7. Carpenter - Shoring	0.00 HR
------------------------	---------

Grand Total

9,592.17

Greg Kornstad

3910 SE Capitol Circle, Grimes, IA 50111
Office (515) 986-9300, Fax (515) 986-0050
www.firstcalliowa.com

Grand Total Areas:

1,152.00	SF Walls	432.00	SF Ceiling	1,584.00	SF Walls and Ceiling
432.00	SF Floor	48.00	SY Flooring	144.00	LF Floor Perimeter
0.00	SF Long Wall	0.00	SF Short Wall	144.00	LF Ceil. Perimeter
432.00	Floor Area	472.89	Total Area	1,152.00	Interior Wall Area
900.00	Exterior Wall Area	100.00	Exterior Perimeter of Walls		
0.00	Surface Area	0.00	Number of Squares	0.00	Total Perimeter Length
0.00	Total Ridge Length	0.00	Total Hip Length		

Meeting Date: 06/18/2018

Information

Subject

Strategic Plan Update

Information

The attached document, which is the result of a collective effort from the City Leadership Team, is intended to identify and provide the status of major City projects/goals in a single format. As you will see, this document is organized around the City's Strategic Plan (approved on August 1, 2016) that has served as the foundation of City activities. This document is being provided for your information. A copy of this will be uploaded on the City's website.

Fiscal Impact

Attachments

Updated SP Tracking

City of Indianola
Major Projects & Goals Tracking Document

Updated June 14, 2018

Item #	Dept	Key Issues	Activities / Milestones	Estimated Timeline	Status/Comments
Strategic Focus Area #1 - Economic Development					
Goal 1: Promote Residential Development					
1-1-a: Review residential abatement program.	CD	Identified as priority by Council. Review of program is a legal process. Funds budgeted for FY 18.	Submitted research and budget recommendation on Nov. 11, 2016	Complete	
			Funding Included in FY18 CIP Budget	Complete	
			Develop Request for Proposals for blight assessment	Complete	
			Present proposal for Council action	Complete	
			Perform windshield evaluation	Complete	
			Determine to continue city-wide evaluation	Complete	
			Complete evaluation and recommend change in ordinance and adoption	9/1/2018	Draft of revised ordinance with legal counsel.
1-1-b: East Euclid Extension	CD	Extension of E. Euclid Will serve Prairie Glynn & Ashton Park subdivisions. Extension of road will create possibility of at least 140+ residential lots.	Presented option for Development Agreement to ED Subcommittee for direction. Direction was to pursue.	Complete	
			Development Agreement approved by City Council at April 3rd meeting	Complete	
			Developers provided bids	Complete	
			Review of bids by staff and city engineer	Complete	
			Installation of public improvements	Complete	
			Council approval of improvements	Complete	
1-1-c: Evaluate development and permit processing	CD	Evaluate process to ensure it is seamless and customer service oriented for residents and developers.	Begin process in conjunction with Comp Plan Update	8/1/2018	
			Review permit and filing fees	9/1/2018	
			Develop team to include city staff, council member, builder and real estate agent	10/1/2018	
			Team will evaluate building codes, subdivision ordinance, site plan, zoning codes and filing fees	1/1/2019	
			Team to make recommendation to city council	3/1/2019	
1-1-d: Work to develop a schedule (and ultimate execution of) for providing an overview of the current comprehensive plan to the Plan/Zoning Commission, as well as the City Council. For the eventual adoption of an updated Comprehensive Plan	CD	Comp Plan is a guiding policy document that establishes a road map for City to prepare for/accomplish growth.	Provide copy or web site link to current Council and P&Z Commission members	Complete	
			Research number of zoning changes, subdivision plat approvals, street extensions and utility extensions since current plan adoption	Complete	
			Develop and share presentation for Council and P&Z Commission	Complete	
			Prepare RFP for Comp Plan Update	Complete	
			Prepare a list of recommended action steps for P&Z and Council consideration and direction	Complete	

1-1-e: Review and adopt International Building Codes	CD	Review current Int'l Residential Code, Building Code, Fire Code, Fuel Gas, Plbg and Mechanical Codes and National Electrical Code	Review current code as well as other metro communities	8/1/2018	
			Invite Department Supervisor review and comments	Sept. 2018	
			Present current codes to Policy Admin. Committee	10/1/2018	
			Present updates to Council	Oct/Nov 2018	
			Present changes to Board of Appeals	Nov/Dec 2018	
			Present final draft to Council	Feb. 2019	
			Adopt new codes	4/1/2019	
			Public education	Ongoing	Develop ways/plans to engage public, businesses and contractors.
Goal 2: Promote Commercial Development					
1-2-a: Conduct meetings with businesses in Industrial Park	CMO	Conduct meetings within Industrial Park to ensure needs are being met and there is an understanding of future plans.	Work with WCEDC to schedule meetings	On-going	Meeting conducted with CemenTech. Follow-up items provided to CEO.
			Conduct follow-ups as necessary	On-going	
1-2-b: Assist landowners as necessary	CMO	Work with landowners in commercial and industrial zoning districts to identify needs and facilitate connections.	Meet with landowners	On-going	
			Provide contacts to landowners	On-going	
			Conduct follow-ups as necessary	On-going	
1-2-c: Missouri Valley Line Shop Site Plan	CD/City Engineer	Work with Missouri Valley Line Shop representatives on site plan (entry point location to coincide with road extension found Comp Plan).	Meet with Executive Director of MVLS.	Complete	
			Conduct site plan review	TBD	
			Review permit applications	TBD	
Goal 5: Undertake strategic planning to target industries/businesses to locate in Indianola					
1-5-a: Update Comprehensive Master Plan	CD	Comp Plan is a guiding policy document that establishes a road map for City to prepare for/accomplish growth.	Secure funding in FY 19 budget	Completed	
			Prepare a draft RFP	Last quarter of FY18	
			Publish RFP for consultant to assist with updating Comprehensive Plan.	7/1/2018	
			Select consultant	9/1/2018	
			Commence process of updating Comprehensive Plan.	10/1/2018	Full schedule to be provided by consultant once selected.

Goal 6: Continue the marketing/branding initiative					
1-6-a: Continue to market the community as a place to live, work and play.	CM	Ensure that developers, businesses and potential residents are aware of Indianola's quality of life, proximity to DSM and other attractions.	Develop a marketing video that highlights the community's commitment to residential growth.	Completed	
			Continue to work with community partners on marketing community	Ongoing	
			* worked with DMMO, Chamber, Warren County Fair, WCEDC, NBC on jointly participating in a digital marketing campaign to advertise the community's plethora of summer events.	Completed	
			* working with Greater DSM Partnership on modifying the marketing video to be utilized in community partners' digital marketing campaign.	Completed	
			* working with Greater DSM Partnership on modifying the marketing video to be utilized in community partners' digital marketing campaign.	Completed	
			* working with CVB and NBC to highlight/increase exposure of community and the Classic via the "Flight Over Des Moines"	Completed	Flight over DSM to occur on 7/24/17.
			* continue to participate in events and meetings with developers and economic development groups	Ongoing	continue to participate in events in order to ensure Indianola is a visible name at key events. Also continue to meet with key regional economic and development groups (i.e. CVB, Partnership, Homebuilders Association).

Strategic Focus Area #2: Infrastructure						
Goal 1: Continue to move forward with Waste Water System Updates						
2-1-a: New WWTP Facility	WPC	Strategic Plan goal	Facility Plan sent to DNR for review/approval	Completed		
			Met with DNR officials for questions	Completed		
			Met with DNR to discuss Anti-Degradation	Completed		
			Meet with DNR for further discussion	Completed		
			Anticipate final review completion	7/1/2018		
			Preliminary design of site layout	July to Sept. 2018		Contract approved with HR Green
			Development of public engagement plan	8/1/2018		Schedule being developed with staff and HR Green representatives for presentation to City Council.
2-1-b: Morlock Lift station	WPC	Upgrades needed to the 40 year old facility in order to handle growth on east side.	Bids received	Completed		
			Bids presented to Council	Completed		
			SRF funding application prepared/ready	Completed		
			Project begins	Completed		
			SRF funding application prepared/ready	Completed		
			Completion - Force Main-Lift Station	6/1/2018		
			Completion - Gravity Portion	7/1/2018		
2-1-c: Inflow/Infiltration	WPC	Working to eliminate I/I will assist in ensuring operating costs are held in check.	Time of Sale Ordinance passed	Completed		Legislature will prohibit this ordinance.
			50,000 ft. of sewer cleaned & televised	Completed		
			20,000 ft. of sewer smoke tested	Completed		
			1,038 ft. sewer lined / 11 Laterals Lined	Completed		Clean, TV, Smoke Testing
			FY18 Clean, televising completed August 2017	Completed		20,000 feet
			FY18 Smoke Testing in mid September	Completed		20,000 feet
			FY18 13 Manholes Lined	Completed		
			FY18 1,330 ft. sewer lined / 13 Laterals Lined	06/18		Sewer mains done, waiting on Lateral Lining
			FY19 Sewer Location Maps given to CIT	07/18		
2-1-d: McCord Lift Station Generator	WPC		Engineer working on RFP	Complete		
			RFP's sent out May 4, 2017	Complete		
			Meet with HR Green May 25th to review RFP's	Complete		After reviewing bids, recommending Van Maanen
			Recommendation to Council 6-5-17	Complete		
			Pre Con Meeting in July	Complete		
			Start Date (Tentatively Middle of Sept.)	Complete		
			Final Completion October 1, 2017	Complete		

2-1-e: 15th St & HWY 92 Sewer	WPC		Start reviewing project scope w/HR Green	Completed	
			Review Plans w/Joe Frankl HR Green	Completed	
			Design	06/18	Estimated Date
			Easements	07/18	Estimated Date - Rich Parker working on these
			RFP's	07/18	Estimated Date
			Bid Opening	08/18	Estimated Date
			Pre Con Meeting	09/18	Estimated Date
			Completion	10/18	Estimated Date
2-1-f: Lift Station Study	WPC	To help in focusing repairs and maintenance on lift stations and respective equipment.	3 Lift Stations Inspected	Completed	
			Other 3 Lift Stations Inspected	07/18	
			Recommendation to Council	09/18	
2-1-g: Fixed Film Reactor Bypass	WPC	Emergency repairs needed to ensure no violation of DNR permit.	Memo from HR Green w/plans to bypass	Completed	
			Resolution Council Approving Emergency Repairs	Completed	
			Recommendation to Council 9-18-17	Completed	Joiner Const. awarded Project
			Underground work completd Fall '17	Completed	
			Replace Sidewalk/Seeding	Completed	
2-1-h: McCord / Plainview Lift Station Controls	WPC	Upgrade the contols and install VFD's on all the pumps.	Engineer working on contract documents	Completed	Bidding w/ Plainview project
			Bid Opening	08/18	Estimated Date
			Pre Con Meeting	09/18	Estimated Date
			Completion	05/19	Estimated Date
Goal 2: Develop street repair/maintenance and financing plan					
2-2-a: Develop street repair/maintenance program	Streets		Snyder & Associates is conducting a five year comprehensive pavement indexing exercise	Oct. 2022	This is a five-year project.
			Present survey results to City Council	Sept. 2018	Presentation of two-year results.
			City staff and Engineer to review data in conjunction with CIP budgeting	Sept. - Nov. 2018	
			Develop a prioritized schedule of projects.	Sept. - Nov. 2018	
			Perform repairs from list	Spring thru Fall 2018	N 1st St intake and pavement repairs and improvements, 2018 Capital Street Improvement project
2-2-b: Evaluate options for South K St	Streets	Council directive from November 2016	Monitor condition of South K St.	Ongoing	Continue to monitor dust and condition of roadway.
			Track maintenance costs for City on South K St.	Ongoing	Costs for 2017 to be reviewed with City Engineer, CM and FD in winter.
			Present long term solution recommendation for council direction	Late Summer/Early Fall2018	
			Conduct dust control efforts on South. K St	Complete for 2018	last section of failing sealcoat removed and dust control application performed week of June 4th.
2-2-c: E. Clinton Reconstruction	Streets/City Engineer	Reconstruct two blocks of E. Clinton west to N. Howard from 65/69	Funding included in FY 19 budget	Completed	
			Engineering of project	Completed	
			Publish and receive bids for project	Completed	
			Commence project.	8/1/2018	

Goal 3: Develop a multi-year CIP & Vehicle/Equipment Replacement Plan					
2-3-a: Develop a Comprehensive Storm Water Plan	Streets		Snyder & Associates is conducting a three year comprehensive Storm Water/ Watershed management survey	Oct. 2020	
			Present survey results to City Council	Nov. 2018	Presentation of year 1 results occurred in fall of 2017.
			City staff will clean and inspect 1/4 of storm sewer intakes annually	TBD	Awaiting information from Stormwater Master Planning.
			Develop a prioritized schedule of projects.	Fall 2018	
			Repair and/or televise intakes and lines found to be deficient	Spring - Fall 2018	As of June 1, 2018, nine have been done for the 2018 calendar year. Another six have been identified as critical for reconstruction. Goal is to attempt to repair around 30 intakes annually.
			Train and Educate staff on best management practices for storm water management	Summer 2018	Partner with Iowa Storm Water Education Partnership to provide training deemed suitable for Street Department staff
2-3-b: Develop a Comprehensive Traffic Control Device Masterplan	Streets		Inspect and inventory all traffic signal cabinets	May - July 2018	
			Perform preventative maintenance on all traffic signal cabinets.	May - July 2018	Develop RFP for traffic control device maintenance services - targeting July 2018.
			Peform signal upgrades as funded	Beginning part of 2019	Awarded grants for pedestrian crosswalk signal upgrades as well as traffic signalization. Pedestian upgrades to take place in Summer of 2018 with traffic signalization bidding to be conducted in winter 2018/early part of 2019.

Strategic Focus Area #3: Quality of Life

3-1-a: Promote construction/expansion of trails	PR	Strategic plan goal/Trail Plan/Comp Plan	Prioritize areas of trail development utilizing 2008 Trails Master Plan. PR Commission, Park Friends, Friends of Indianola Trails, Community Input	Complete	
			Parks and Recreation Commission approves priorities	Complete	
			Seeks grants for trail development	Ongoing	
			Identify options for encouraging trail planning as part of new subdivisions – work with Community Development	Fall 2018	
3-1-b: Review feasibility of the expansion of the Jerry Kelley Trail	PR	A grant was received by the City to install an extension of the JKT. Due to high bids the contract was rejected but the grant was not closed out. Goal is to research possibility to use or repurpose grant dollars.	Met with IDOT regarding options for installation of trail as grant funds are still available	Complete	
			Snyder & Associates evaluate trail engineering	Complete	
			Present trail options and financial impact to Council	Complete	
			City Engineer to work with IDOT on options for payback of grant as well as opportunities to "Value engineer" alternatives	Complete	
			Funding included in FY 19 budget	Complete	
			Secure approval from IDOT for alternate extension plan	Complete	
			Bid project.	12/18	Directed by IDOT to bid project in December.
3-1-c: Extension of Hillcrest Trail	PR	Make a connection of the Hillcrest Trail from N. 9th Street west.	Secure funding in FY 19 budget	Complete	Also received two grants to assist in funding of this expansion.
			Develop a recommended policy for examples of connections where land is not being developed	06/18	Will present research and ideas for council review and direction.
			Develop bid documents for trail project	July-August 2018	
			Bid project.	09/18	
3-1-d: Sidewalks and Ramps	Streets	Continued replacements of non-compliant City-owned pedestrian sidewalks/ramps	Trail Installation	10/18	
			Identify and prioritize sidewalks and ramps to improve ADA compliance.	Ongoing	Target is to complete 20 per year.

Goal 2: Beautify Gateways into the City					
3-2-a: Develop concept and financing plan for beautification of Gateways into the City	PR	Priority of Council for Community Entrance Beautification	Concept Design created and approved by City Council	Complete	
			Bids for Plant Installation	Complete	
			Bids for Irrigation Installation	Complete	
			Pre-construction meeting to coordinate installation, lane closure notification and safety concerns	Complete	
			Installation of Irrigation and Plants	Complete	
			Bids for Concrete Installation	Complete	
			Installation of Concrete	week of June 11th	
			Prepare draft concept for entry signs	Fall 2018	a draft concept has been created by Steve Gray. Working with a subcommittee to review and provide functional feedback. The draft will be provided to KIB, Hometown Pride and Council for input and ultimately prioritization in budget.
Goal 4: Vigorously promote enforcement of property maintenance codes					
3-4-a: Review and update City property maintenance codes	CD	Amend current nuisance section and develop a comprehensive property maintenance code.	Review current code as well as other metro communities	Complete	
			review draft changes to nuisance amendments and propose	Complete	
			Present changes to realtors	Complete	
			Present changes to Chamber of Commerce	Complete	
			Present final draft to Council	Complete	
			Adopt code enforcement policy	Complete	
			Public education	Complete	
			Identify properties and develop process	On-going	
3-4-c: Sidewalk inspections and enforcement	CD	CD Performs public sidewalk inspection to provide safety and minimize public liability	Inspect public sidewalks, city wide	Complete	
			Send notification letters to adjoining property owners	Complete	
			Re-inspect sidewalks for compliance	Complete	
			Send non-compliance letters and notice to assess	Complete	
			Hire contractor to complete remaining walks	Complete	
			Complete sidewalk repair program	Complete	
			Monitor voluntary payment to Warren County Treasurer	On-going	Per Council direction, the first batch of sidewalk bills have been sent to the Warren County Treasurer to be placed as a lien on the property. The first batch had sixteen properties unpaid. The second batch of sidewalk bills will be sent to the County upon Diana’s return to the office, as the 30 day period has expired. The second batch only had one unpaid property owner.

Strategic Focus Area #4: City Facilities
Goal 1: Evaluate existing city facilities (city-wide) in terms of meeting current and projected needs and develop plan for enhancing facilities as may be needed

4-1-a: City/IMU administrative & public safety facilities	CM/IMU	Evaluate the opportunities to co-locate City/IMU admin staff at current IMU building	Business and feasibility study for fiber	completed	
			Review/evaluate space layouts for admin staff at IMU	completed	Decision was made by IMU to pursue other location.
			Conduct a review of existing City Hall for opportunities re: new public safety facility	9/1/2018	Proposals being obtained with staffing studies for public safety completed..
			Present results to City Council	January/February 2019	
4-1-b: Renovate existing library building	Library	Renovate existing library building	Work with a space consultant with the State Library of Iowa to review options for better utilizing existing space.	Ongoing	Developed a 3-stage plan. Part 1 completed in February 2017. Part 2 will begin in Nov. 2017. Part 3 is still in the planning stage.
			Pursue outside funding to improve the library's main entrance	Ongoing	Funding plans in process for later in 2018
4-1-c: Address Library's AV equipment needs	Library	AV Needs	Develop a technology improvement plan to address the library's AV equipment needs	Spring 2018	
			Pursue outside funding	Spring 2018	Applied for a Warren County Philanthropic Partnership grant with matching funds from the Friends of the Library.
			Awarded funds from the Warren County Philanthropic Partnership	Summer 2018	
			Began technology updates to Community Room	Summer 2018	Using WCPP funds, began making upgrades to the av equipment in the library's Community Room.
4-1-d: Replace undersized Pickard Park Concession Stand/Storage building	PR	Upgrade City Facilities and Council action re: T-Rex. Replace two buildings that are undersized and in need of repair	Concept Design – Snyder & Associates	completed	
			RFP Proposal to City Council	completed	
			Award of construction Contract	completed	
			Move and store current equipment/supplies	completed	
			Demo of current storage building	completed	
			Construction of new building	completed	
			Demo of old concession building.	Summer 2018	
4-1-e: Replace greenhouse at Pickard Park	PR	High School Greenhouse is now unavailable and this will consolidate the flowers and plants into one location	Evaluate park areas to locate larger building	completed	
			Estimate of expenses for building and installation	completed	
			Seek alternative site plan with Community Development	completed	
			Bids for building and construction	completed	
			Demo of current greenhouse	completed	
			Construction of new building	completed	
			Implement new greenhouse for winter planting and growing	completed	
4-1-f: Address IT equipment issues	IT		Research of hardware and software	Complete	
			Hardware buildout	Complete	
			Spam filter purchase and configuration	Complete	
			Backup device ordered and configured	Complete	
			Purchase of licensing	Complete	
			Transfer of email accounts to the new domain	Complete	
			Cleanup of old domain and preparation for it being discontinued.	Complete	

4-1-g: Enhance city website	IT	Identified as priority to enhance the council goal of economic development	Research and analysis of current site	Complete	
			Department head feedback from website analysis.	In Progress	
			Complete Website Overhaul	"December 2018"	
			Make department changes to current site to bring content up to date.	"August 2018"	
			Develop a plan with department heads input to annually review website for needed changes	"August 2018"	
4-1-h: Replace SCADA system	IT	Replacement of existing SCADA system by Osii for the electric department	Meet with vendor to determine IT needs for the system	Spring 2017	Completed
			Build out of IT infrastructure to handle the new system	Summer 2018 (Waiting on Osii for cutover date)	Installed, Awaiting Cutover Date
			Installation of new system	Summer 2018	Everything complete except need to update all SCADA IP Addresses during cutover
4-1-i: Enhance the conditions of the City's Brush Facility	Streets	Identify improvements needed to ensure smooth operations of City Bush Facility and accessibiliyt for public	Consolidate signage into one	Complete	
			Clean out of debris along entry drive	Ongoing	Initial cleaning occurred in Spring 2018.
			Improve pads and roads	Complete	
4-1-j: Upgrade Library's Integrated Library System	Library	Upgrade library's IT infrastructure	Issue RFP for new Integrate Library System	3/1/2018	Completed
			Select vendor	5/1/2018	Completed
			Migrate data to new system	6/1/2018	In progress
			New ILS fully functional	8/1/2018	
Strategic Focus Area #5: City Staffing					
Goal 1: Address human resources issues					
5-1-a: Develop staffing plan for Police Department and Fire Department	PD/FD	Determine the proper staffing levels to provide adequate public safety	Develop RFP	completed	
			Present to City Council for review and authorization	completed	
			Publish RFP	completed	responses due Sept. 29, 2017
			Review responses and develop recommendation for Council consideration	completed	
			Present to City Council for award	completed	
			Consultant to conduct review	completed	
			Present findings of studies to City Council	completed	
			Develop a recommended phasing plan for public safety departments	Developed for FY20 Budget process	
5-1-b: Update personnel policies/handbooks	HR	Currently have 2 different handbooks with different policies/procedures.	Review each handbook; look for similarities and differences.	10/17	Complete
			Reach out to other City HR contacts for samples.	08/17	Complete
			Combine all policies into 1 handbook.	09/18	
			Brick Gentry to review	10/18	
			City Manager to review.	11/18	
			Council/Board to approve.	12/18	

5-1-c: Review and update if necessary Job Descriptions	HR	Job descriptions do not contain a last reviewed date; it is unknown when they were last reviewed. Need to add signature line for employee to attest receiving; ensures employee knows what their job entails.	Update job descriptions with EEO language, signature block & date.	completed	
			Reach out to other City HR contacts for samples, if needed	completed	This will be done as needed as job descriptions are reviewed by dept heads
			Send to dept heads to obtain signatures from employees	completed	
			Due date for signed job descriptions to be completed and back to HR.	completed	
5-1-d: Implement an employee exit interview process	HR	Allows for us to understand why an employee is leaving and look for patterns of areas we can improve on.	Have staff member complete form upon turning in resignation.	Ongoing	
			Meet with Human Resources to discuss items on exit interview	Ongoing	
			HR follows up with City Manager and or dept head as needed.	Ongoing	
5-2-e: Review and update safety program	HR	Current program has been in place for many years. Evaluating to see if it meets the current needs of the City and IMU.	Review safety consultant options and discuss options with safety committee	completed	
			Implement new training options	completed	
			Work with new safety consultant and safety committee to review policies/procedures, training offerings and committee meetings.	Begin October 2018	5/18, currently fulfilling required notice of current consultant through September 2018. Working with new consultant to obtain contract.
5-2-f: Remain proactive regarding common employment topics	HR	Development of action plan to address common employment issues	Conduct employee survey	completed	
			Review survey results	01/19	
			Implement an employee "stay interview"	01/19	
			Develop action items from employee survey results	5/1/2019	
Goal 2: Evaluate employee wage and benefit packages					
5-2-a: Review of public safety pay plan	HR/PD/FD/FIN	Review and recommend adjustments to public safety pay plan, if necessary	Conduct survey of Metro communities	completed	
			Draft a conceptual pay scale addressing deficiencies	completed	
			Conduct analysis of impacts of conceptual scales, factoring health insurance savings.	completed	
			Prepare draft memo with analysis and recommendations	completed	
			Present to City Council	completed	

5-2-b: Review payroll system	HR	Current system is outdated and very manual causing lots of room for errors.	Review functionality of Kabel	completed	Reviewed functionality. Kabel could not provide certain payroll functions due to differences for CC and Police.
			Review and meet with vendors; demo of their system.	Ongoing	5/9/17 - Completed 4/28 and 5/2. Due to fiber implementation, it was learned that a new billing and financial system may be necessary. Reviewing this function along with the fiber initiative to gain economies of scale. 9/5/17 - waiting for further word from IMU re fiber accounting system.
			Temporary fix for timesheets - convert from paper to Excel. Working with staff on creating templates in order to create some efficiencies.	Template completed	Working with various departments on testing of template. Have found some issues as a result of the testing. Working with legal counsel and departments to address, which will be primarily taken care of with new on-line payroll system.
			Secure payroll system with civic	FY 19	
Strategic Focus Area #6 : Budget and Finance					
Goal 1: Continue programs and actions to enhance the City's financial condition					
6-1-a: Evaluate cost savings regarding printing and mailing the Indianola Magazine	IT	Determine if there are any cost savings to printing and mailing the Indianola Magazine	Research Printing Costs	Completed	
			Request RFP for 2 year contract for magazine printing	Postponed	Temporarily postponed due to discussions with Indianola Living magazine.
			Present findings to Policy & Administrative Committee of City Council for direction	Summer 2018	
6-1-b: Evaluate cost savings associated with converting park areas to native prairies	PR	Procedures, education and costs associated with converting park areas to native prairies	Identify areas of parks that could be potential prairie areas	completed	
			Estimate of expenses related to planting prairie areas and research grant opportunities to address costs. Identify potential partners	completed	
			Present to Parks and Recreation Commission and City Council	completed	direction was to leave parks as is due to no savings.
Goal 2: Implement the City's financial policies					
6-2-a: Implement City's financial policies	FN	Review and modification of policies	Reviewed City's financial policies in advance of FY20 budget	July - August	
			Present to City Council for consideration	August 6, 2018 cc meeting	plan to amend policy to include a reserve target for Health Insurance Fund.

Goal 3: Evaluate alternatives to address rising costs associated with providing employee health insurance					
6-3-a: Evaluate health insurance options	HR/FIN	Current plan is costly and outdated.	Meet with insurance broker to determine options.	completed	
			Meet with Health Insurance committee as needed to discuss options and ideas, as needed.	completed	
			Meet with Council to review options, as needed	completed	
			Council Initial Review of Proposal	completed	
			Roll Out Plans or Options to Employee	completed	
			Work on renewal for a 1/1/18 plan year	completed	
			Reconvene health insurance committee to review spousal carve outs/surcharges per IMU Board and Council direction	July 2018 - January 2019	
			Present findings/research of spousal carve outs/surcharge	January/February 2019	
6-3-b: Continue to work with the Health Insurance Committee and other employee committees to provide necessary training and organizational information.	HR	Ensure all staff have information and questions are being answered	Health insurance committee meetings	Quarterly	
			Employee forums to educate on new health plan	Quarterly	
			Publicize information via Facebook, emails, handouts and other employee forums.	Ongoing	
Goal 4: Develop multi-year Capital Improvements Program and Equipment/Asset Replacement Plan					
6-4-a: Develop CIP	FN	Improved Budgeting	Review Needs with Departments	Continuous	
			Develop Initial Plan FY 17	4/1/2016	
			Develop 5 year CIP/Equipment	4/1/2017	
			Council Approval (with Budget)	4/1/2017	
			Add new year's information and re-prioritize	Continuous	
6-4-b: Review Emergency Sirens System	FD	Replacement of out dated equipment	Conduct an inspection of siren network	completed	
			Perform necessary repairs as identified by inspection	Ongoing	
			Purchase one replacement outdoor siren	FY19	Funding secured and implementation to occur as part of FY19 budget.
			Research costs associated with propogation study	During FY19	research costs to submit as part of FY20 process.
			Submit funding request for propogation study	FY 20 budget process (CIP)	
6-4-b: Develop work plan to implement IT capital budget	IT		Gathering of financial information from the 16/17 budget to determine expenses	Complete	
			Identify items that will be requested on the 17/18 CIP	Complete	
			Develop a spending plan for approved purchases based on workload and ability to implement changes	In Progress	
			Request quotes for IT equipment	In Progress	
			Replace main switch stack	Complete	
			Replace gateway security device	In Progress	
			Replace desktop computers (25)	In Progress	

Goal 5: Improve budget process					
6-5-a: Update budget calendar and actively manage the budget process.	FN	Goals and Deadlines for budget process to ensure compliance with City policy & State law.	Review Prior Year Issues/Activities	completed	
			Develop Changes and Recommendation	completed	
			Issue new calendar to staff for comment	completed	
			Calendar Presented to Council	6/4/2018	
			Implement with Staff and Council	on-going as part of budget process.	
6-5-b: Proactively monitor budgets/funds to improve tracking of financial condition.	FN	Better tracking of financial condition and communication to elected officials and public.	Develop Summarized Financial Statements	9/1/2018	
			Develop Budget Comparisons	9/1/2018	
			Present Information to Staff for comment	10/1/2018	
			Initial Quarterly Report	12/1/2018	
			1st Quarter Report	4/15/2019	
			2nd Quarter Report	7/15/2019	
			3rd Quarter Report	10/1/2019	
6-5-c: Convert general ledger and financial statement from cash to accrual basis	FN	Accrual basis provides a more accurate reporting of City's financial health.	4th Quarter Report	1/15/2020	
			Auditor in Place for FY18	6/1/2017	Completed by Council Vote
			Coordination Meeting to Develop Timeline	10/1/2017	Initial Meeting Complete, follow-up forthcoming
			Write Full Schedule	10/15/2018	
6-5-d: Submit FY 19 Budget for GFOA distinguished budget award	FN	Submit annual budget document to the GFOA for scrutiny and feedback on improving document.			
			Prepare Budget with needed criteria	Completed and Passed Council	Completed and Passed Council
			Application Completed	Completed	Completed
			Criteria Sheet	Completed	Completed
			Submission	End of June	
			GFOA Award Recommendation Deadline	Jun-19	Was awarded City's first ever award for FY 18 budget.
			FY19 Budget Preparation	Completed	
			Application for FY19	End of June	

OTHER					
7-1-a: Emergency planning	PD/FD	City-wide emergency effects most departments, not just public safety	Design table top exercise for directors	Complete	
			Review specifics of "table top" with County	Complete	
			Work with Dept Heads on FEMA prep work	On-going	
			Conduct table top exercise with Dept. Heads	Complete	A brief review of the EOC document was reviewed in fall of 2017. Updates to document anticipated.
			NIMS Compliance	June of 2018	
			ICS Introduction to Position Training	8/1/2018	
			Table Top Drill	10/1/2018	
			EOC Training	9/1/2018	
7-1-b: Develop and execute a training program for staff on IT security protocols	IT	Ongoing educational training	Research programs from State of Iowa	Fall 2018	
			Develop training schedule for departments	Fall 2018	Excel, Outlook identified as needed training
7-1-c: Conduct a review of the City's Purchasing Policy	City Clerk	Action item from City Council April 1st retreat	Survey of communities	Complete	
			Review results of survey with Staff and develop a draft	Complete	
			Present to City Council for review/direction	Complete	
			adoption of new purchasing policy	Complete	
7-1-d: Create an onboarding process for new Council Members	CM	Ongoing educational training	Prepare introduction letters for candidates	Complete	
			Schedule meetings with candidates	Complete	
			Create departmental tour/meetings	Complete	
			Research and schedule League of Iowa Cities orientation	Complete	
7-1-e: Work with necessary stakeholders to implement Hometown Pride endeavor	CM	Council Directive	Met with steering committee in August.	Complete	
			Community coach job ad created/posted	Complete	
			Conduct review of resumes/interview	Complete	
			Appoint a City Hometown Pride Committee	Complete	
7-1-f: Research Economic Development positions and provide to Council for discussion and direction prior to and as part of the FY19 budget process.	CM	Council Directive	Several metro communities surveyed	Complete	Information to be provided during City Council budget deliberations. Preliminary information suggests market rate for a FT position would be approx \$140,000 (includes benefits). This does not include programs, training and/or travel. Additional survey conducted of other communities by Mayor's intern.
7-1-g: Research options and costs associated with conducting a community-wide survey	CM	Council Directive	Research options and present to council	Complete	
			Work with consultant to prepare draft	Complete	
			Present draft to Council for input/direction	Complete	
			Incorporate changes	Complete	
			Print/distribute surveys	Complete	
			Surveys due	Complete	
			Tabulation of surveys	Complete	
			Presentation of survey results	Complete	

7-1-h: Conduct a review of the City's Noise Ordinance	City Clerk	Council Directive from 9/5/17 Council Meeting	Survey of communities	Complete	
			Review results of survey with Staff and develop a draft	Complete	
			Present to administrative and policy committee for review/direction	6/1/2018	
			Present to city council for consideration	7/1/2018	
7-1-j: Prepare a written snow and ice removal policy .	Streets	A written snow removal policy does not exist. To limit the City's liability a written policy must be established.	Review and document current snow and ice operations	Complete	
			Meet with Street Department Staff for mapping and updates to existing procedures	Complete	
			Meet with Staff to finalize draft policy	Complete	
			Present a draft to Council for review/direction	Complete	
			Annually update draft to include changes in personnel, equipment, and street inventory	Annually in Sept.	

Meeting Date: 06/18/2018

Information

Subject

Hearing in accordance with Chapter 56, Section 56.05 of the City Code concerning seizure, impoundment and disposition of vicious animals

Information

In your packet is a memo from Captain Brian Sher, a letter from Kevin Peterson and City Ordinance 56.05 regarding vicious animals. In accordance with Chapter 56.05(1), a hearing on the matter shall be conducted by the Council.

Fiscal Impact

Attachments

Police Report
Memo & Code Section
Letter



INDIANOLA POLICE DEPARTMENT

ORI **IA0910100**

INCIDENT REPORT

Case Number **2018-18101**☒ Juvenile IncidentHow Reported **911 call**Reported Date **06/02/2018**

INCIDENT INFORMATION

From	Date Occurred	to	Day of Week	From	Time Occurred	to	Assigned
	06/02/2018		Saturday		1308		06/02/2018 1310
Dispatched Location							Arrived
							06/02/2018 1312
Actual Location							Cleared
							06/02/2018 1500
Incident Address	910 W. Detroit Ave.						District
							Northwest
City, ST Zip	Indianola, IA 50125						Sub-Beat

INCIDENT SYNOPSIS

REPORTING PARTY 1

Reporting Party	Sex	Birth Date	Age	
Peterson, Shelley Jolene	Female	05/11/1981	37	☐ Juvenile
Eye Color	Hair Color	Race	Ethnicity	Height
Blue	Unknown or	White	Non-Hispanic	508
				135
DL #	Other ID #	Other ID Type		
IA 812ZZ2906				

PERMANENT ADDRESS

Address	City	State	Zip
910 W. Detroit Ave.	Indianola	IA	50125
Local Phone #	Cell Phone #	Work Phone #	
5156619385	5156619385		

Notes

VICTIM 1

Victim Name **Peterson, Benjamin Maynard** Victim Type **Individual** Sex **Male** Birth Date **10/18/2013** Age **4** ☒ Juvenile

Eye Color Hair Color Race **White** Ethnicity **Non-Hispanic** Height Weight

DL # Other ID # Other ID Type

PERMANENT ADDRESS

Address **910 W. Detroit Ave.** City **Indianola** State **IA** Zip **50125**

Local Phone # **5156619385** Cell Phone # Work Phone #

Type of Injury

Severe Lacerations **Other Major Injury**

☐ Domestic Abuse

Referrals

Reported By

☐ None ☐ Counseling

Children: ☐ Present/Unharmed

☐ Legal ☒ Medical

☐ Present/Harmed ☐ None Present

☐ Shelter ☐ Other

☐ Aggravated Assault/Homicide

Negligent Manslaughter Circumstances

Homicide Circumstances

Additional Justifiable Homicide Circumstances

☐ LEOKA

Call Type Type of Assignment
Body Armor Officer Killed

SUSPECT 1

☐ Unknown ☒ Located ☒ Identified ☒ Present ☐ Juvenile ☐ Wanted ☒ Arrested Arrest **2018-18101**

Name **Miller, Scott Alan** Sex **Male** DOB **01/09/1980** Age (range) **38** Height **508** Weight **210 lbs.** DL # **IA 768YY1720**

Eyes **Brown** Hair **Brown** Race **White** Ethnicity **Non-Hispanic** Other ID # Other ID Type

PERMANENT ADDRESS

Address City State Zip
Des Moines IA 50313

Local Phone # Cell Phone # Work Phone #
5153135129 5153135129

RELATIONSHIP OF VICTIM(S) TO SUSPECT:

Peterson, Benjamin Maynard **Acquaintance**

Suspect Type

None

Notes**OFFENSE 1**

Offense Date State Statute UCR AB Group
Running at large prohibited - city charge

Activity	Weapon	Special Circumstances

LINKED SUSPECT(S)

Miller, Scott Alan

LINKED VICTIM(S)

Peterson, Benjamin Maynard

Status **Completed** Location **Residence / Home**

Method of Entry Location #2

Point of Entry Gang Activity **No gang activity**

No. Premises Entered Premises Inhabited ☐ Yes ☒ No

☐ Bias / Hate Crime

Victim(s) suspected of using

Type

Target Code

Affiliation

☐ Alcohol

☐ Drugs

☒ Not Applicable

Suspect(s) suspected of using

☐ Alcohol

☐ Drugs

☐ Computer Equip

☒ Not Applicable

OTHER PERSON 1

Name **Peterson, Kevin Warren** Type of Person **Father of Victim** Sex **Male** Date of Birth **11/26/1980** Age **37** ☐ Juvenile
☐ Will Testify
Eye Color **Blue** Hair Color **Unknown or** Race **White** Ethnicity **Unknown** Height **511** Weight **160**
DL # **IA 320TT2925** Other ID # Other ID Type

PERMANENT ADDRESS

Address **910 W. Detroit** City **Indianola** State **IA** Zip **50125**
Local Phone # **3123392015** Cell Phone # Work Phone #

Notes
STATUS

Exceptional Clearance **Not applicable**
Exceptional Clearance Date

Officer	Responsibility
Dwyer, Scott 114	Shift Supervisor
Hackett, Jay 128	Reporting Officer
Snyder, Michelle 108	1st Clerical
Wicks, Devan 125	Assisting Officer

Case Status **Cleared By Arrest** CFS # **2018-18101**

☐ Weapon Involved ☐ Force Involved ☐ Reviewed

☐ Accident Involved Accident

Reviewed By - Supervisor Date

Reviewed By - Records Date

NARRATIVE #1

ORI	Case Number	Date	Officer	Badge	☒ Release to Public
IA0910100	2018-18101	06/03/2018	Snyder, Michelle	108	

Biting Animal Report

Site of wound: face and lower right leg

Breed of Animal: American Pitbull

Animal tied up or Confined: No

Animal's age: 2

Animal's sex: Male

Animal's color: White

Vaccination: Yes

Date: 01/05/2018

Animal licensed: No

Place of Impoundment: Kiya Koda

Date Entered: 06/02/2018

Attending physician of victim: unknown at this time, have asked family for medical waiver

Owner's name & address: Scott Miller, DOB 01/09/1980; Phone: (515)313-5129

Location of animal at time of bite: Front yard of victim's residence

Was enforcement action taken? Yes

Name of person charged: Scott Miller

Officer's remarks: See TAC.10 report

NARRATIVE #2

ORI	Case Number	Date	Officer	Badge	☒ Release to Public
IA0910100	2018-18101	06/03/2018	Hackett, Jay	128	

On 06/02/2018 Indianola rescue and law enforcement were dispatched to 910 west Detroit Ave for a child that had been attacked by a dog. When I officer Hackett arrived I located Shelley Peterson DOB 05/11/1981 on the side of the residence. S. Peterson stated that her husband was a doctor and was attending to their child, Benjamin Peterson DOB 10/18/2013. Shelley Peterson stated that her next door neighbor, Scott Miller DOB 01/09/1980 had let his American Pit Bull out of his residence at 912 West Detroit Ave. In doing so the dog got away from Miller before he was able to place a lead on the dog. The Pit Bull ran to the front of 910 West Detroit Ave where Benjamin Peterson was located and attacked the child. Miller stated that the child was yelling and that he could hear the children in the area playing outside from inside his residence. There was no fence in the front of the yard where Benjamin Peterson was attacked. Photos were taken of the area of the attack.

In evaluating Benjamin Peterson I located two large holes near his eyes on the side of his nose. Due to the bleeding I could not see how deep the bite was. A large number of scrapes were located on the head. On the lower right leg a large amount of bruising had started to occur and a few of the bites had broken skin. The child had long pants on during the attack that were a jean type material. Benjamin was transported to Mercy Downtown. Contact was made with Shelley Peterson while at Mercy. Shelley stated that she would be willing to give IPD consent to the medical records of this event and would contact IPD when they return home from Mercy. Photos were taken of Benjamin before he was transported.

Miller was able to locate the medical records for his dog. The dog had a current Rabies 1 shot on 01/05/2018 and is not due for a booster until 01/05/2019. This shot was administered by Animal Rescue League of Iowa out of Des Moines. Contact was made with ARL to confirm the shot but no voicemail could be left on the weekend. Miller also stated that his dog had been abused before it was rescued. The dog was impounded at Kiya Koda until it can be determined safe to return home. Miller was cited for animal at large.



Indianola Police Department

Narrative # 5

HAWKINS, ROBERT

ORI: IA0910100

CASE NUMBER: 2018-18101

DATE: 06/07/2018

RELEASE TO PUBLIC: YES

On 6/7/2018 at 1342 hours I, Lt. Hawkins, personally served Scott Miller with a letter issued on IPD Department letterhead written by Chief Button. The letter, dated June 7th, 2018, advised Mr. Miller that the Indianola City Council would hold a hearing during the regularly scheduled council meeting on June 18th, 2018 at 7pm to consider declaring Mr. Miller's pit bull a vicious animal. The letter also included the location of the meeting in its narrative.

I read the entire letter to Mr. Miller out loud, handed him the letter, and asked him if he had any questions, to which he replied that he did not. I then cleared the scene.//////////

CASE NO: 2018-18101

INCIDENT 06/02/2018	ADDRESS OF OCCURRENCE	OCCURRENCE	TIME 1308	DATE 06/02/2018	DAY Saturday
VICTIM --FIRM NAME IF APPLICABLE	ADDRESS	DOB	SEX	RACE	PHONE
Benjamin Maynard Peterson	910 West Detroit Ave	10/18/2013	male	White	515-661-9385
VICTIM PLACE OF EMPLOYMENT	ADDRESS	HOURS WORKED		PHONE	
Unemployed	N/A	N/A			
PERSON REPORTING OFFENSE	ADDRESS	DOB	SEX	RACE	PHONE
Shelley Peterson	910 West Detroit Ave	05/11/1981	Female	White	515-661-9395
PARENT OR GUARDIAN IF VICTIM IS A JUVENILE	ADDRESS	AGE	SEX	PAGE	PHONE
Shelley Peterson	910 West Detroit Ave				

BITING ANIMAL REPORT

SITE OF WOUND: Face and lower right leg

BREED OF ANIMAL: American Pit Bull WAS ANIMAL TIED UP OR CONFINED?: No

ANIMALS AGE: 2 ANIMALS SEX: M ANIMALS COLOR: White

HAS ANIMAL BEEN VACCINATED FOR RABIES?: Yes WHEN: 01/05/2018

IS ANIMAL LICENSED?: No WHERE? No WHEN: N/A

PLACE OF ANIMAL IMPOUNDMENT: Kiya Koda

DATE ENTERED: 06/02/2018 DATE RELEASED:

ATTENDING PHYSICIAN OF VICTIM: unknown at this time, have asked family for medical wavier

OWNERS NAME & ADDRESS: Scott Miller DOB 01/09/1980 PHONE: 515-313-5129

WHERE WAS ANIMAL AND VICTIM AT TIME OF BITING: Front yard of victim's residence

WAS ENFORCEMENT ACTION TAKEN: Yes NAME OF PERSON CHARGED IF ANY: Scott Miller

OFFICER'S REMARKS: See TAC.10 report	
REPORTING OFFICER Jay Hackett 91-128	STATUS (CHECK ONE) ☐ SUSPENDED ☐ OPEN ☐ EX. CLOSED ☒ CLOSED
SECOND OFFICER Devan Wicks 91-125	SUPERVISOR APPROVING OFFICER NO.

CASE NO:

INCIDENT	ADDRESS OF OCCURRENCE	OCCURRENCE TIME DATE DAY			
VICTIM-FIRM NAME IF APPLICABLE	ADDRESS	DOB	SEX	RACE	PHONE
VICTIM PLACE OF EMPLOYMENT	ADDRESS	HOURS WORKED		PHONE	
PERSON REPORTING OFFENSE	ADDRESS	DOB	SEX	RACE	PHONE
PARENT OR GUARDIAN IF VICTIM IS A JUVENILE	ADDRESS	AGE	SEX	RACE	PHONE

Bengamin
Maynard Peterson 10/18/13

BITING ANIMAL REPORTSITE OF WOUND: Back and low right legBREED OF ANIMAL: American Pit Bull WAS ANIMAL TIED UP OR CONFINED?: NoANIMALS AGE: 2 ANIMALS SEX: M ANIMALS COLOR: WhiteHAS ANIMAL BEEN VACCINATED FOR RABIES?: Y WHEN: 1/5/18IS ANIMAL LICENSED?: No WHERE? No WHEN: —

PLACE OF ANIMAL IMPOUNDMENT: _____

DATE ENTERED: 6/2/18 DATE RELEASED: _____

ATTENDING PHYSICIAN OF VICTIM: _____

OWNERS NAME & ADDRESS: Scott Miller DOB 1/9/1980 PHONE: 515-313-5129WHERE WAS ANIMAL AND VICTIM AT TIME OF BITING: Front yard of 110 W DetrowWAS ENFORCEMENT ACTION TAKEN: Y NAME OF PERSON CHARGED IF ANY: _____

OFFICER'S REMARKS:

OFFICER'S REMARKS:	
REPORTING OFFICER	STATUS (CHECK ONE) ☐ SUSPENDED ☐ OPEN ☐ EX. CLOSED ☐ CLOSED
SECOND OFFICER	SUPERVISOR APPROVING OFFICER NO.



Police Department

P.O. Box 299, Indianola, IA 50125-0299 • www.indianolaiowa.gov
515.961.9400 phone • 515.961.9450 fax

INCIDENT REPORT

(Please print)

Date: 6/2/18

Case #: 2018-18101

I, Kevin W Peterson, am 37 years old.
First Name Middle Initial Last Name Age

My date of birth is 11/26/1980. My social security number is _____
MM/DD/Year

I reside at 910 West Detroit Ave. My phone is (515) 661-9395
Address

The incident or occurrence I am about to describe occurred 6/2/18.
Date

at approximately 115 A.M./P.M. (circle one).
Time

My son, Benjamin Peterson, DOB 10/18/13, was playing in my yard with his older brother when our neighbors pit bull ran into our yard & attacked my son. I was inside screen door, heard scream, & ran to help. I removed dog from my son & we called 911. We were transported by EMS to Mercy, DSM. He was found to have severe eye & face injuries & was sent to Iowa City for repair by specialist. He required several labs, XRs, CTs, & surgery. He sustained lacerations of face, neck, chest, & leg. He sustained broken nose & eye injuries. He will require further surgery & doctor visits for injuries sustained. This was unprovoked attack & dog was attempting to kill my son. This was in my yard. He need help with neighbors insurance & paying for medical bills & suffering as this was his fault. This dog should be euthanized as he will do this again. He is aggressive & has been in past.

Signature



Animal Adoption Contract

Animal Rescue League of Iowa Main
Shelter/Administration
5452 N.E. 22nd St.
Des Moines, IA 50313
515/262-9503

Owners Details

Person Name: Mr Scott Miller
Person Address: 912 W Detroit Avenue
INDIANOLA IA 50125
Mobile Phone: 515 313 5129
Email: catfish420dyed@icloud.com
Identification Type: Driver's License

Person ID:	335316
Date:	1/10/2018
Animal ID:	154780

ADOPTION AGREEMENT

I, the undersigned Adopter, do hereby agree to abide by the following terms and conditions in adopting this pet from the Animal Rescue League of Iowa (hereinafter ARL).

X (Initial) Adopter accepts this pet "as is" and understands ARL makes no guarantees or warranties whatsoever regarding the health, temperament, mental disposition and/or training of this pet. Further, Adopter understands the pet may have undiagnosed medical problems or may be incubating an infectious condition. Therefore, Adopter accepts responsibility for continued veterinary care including vaccinations, deworming, treatments and surgeries. The ARL will not be responsible to provide assistance with the diagnosis and veterinary management post-adoption of this pet.

1. REFUND AND EXCHANGE CONDITIONS: To ensure a good match between this pet(s) and the adopter, the pet(s) can be returned or surrendered to ARL up to 30 days from the adoption date and a full refund will be given. Exception to this refund is covered in clause 8 (Liability for Medical Care).

For an exchange of this pet, the following conditions are required. Within 3 business days following the adoption, Adopter is to take the pet to a licensed veterinarian for a health examination. This examination is free if performed by a veterinarian on the "participating veterinarian list" provided at the time of adoption.

In case of a behavioral condition, the Adopter agrees to consult with the ARL Behavior Department or another professional in behavior issues and get the reason for return in writing.

In case of return for behavior or health reasons, the Adopter has 5 days following the professional consultation to return the pet to the ARL.

If Adopter has complied with these conditions, the ARL agrees to replace without additional charge to the Adopter said pet by allowing the Adopter to make a similar choice within 90 days from the date the pet is returned.

If Adopter adopted bonded buddies, all bonded buddies must be returned together.
N/A (Initial if adopting bonded buddies)

If pet is not returned under the terms and conditions set forth in this contract, refunds and exchanges are void and the ARL is absolved of any and all responsibility and/or claims.

Additional terms and waivers:

Should live indoors

2. STERILIZATION REQUIREMENT: If the pet is not sterilized prior to adoption, Adopter agrees to have the pet spayed/neutered on or before *completed* by a licensed veterinarian. Adopter will then provide, within 7 days from the date of the sterilization of the pet, to the ARL a written receipt from said veterinarian as proof of spay/neuter.

If the adopted pet is pregnant at the time of adoption Adopter agrees that all offspring are the property of the ARL, and must be returned to the ARL at 6 weeks of age. Adopter's failure to comply with this provision will provide the ARL with the right to demand immediate surrender of the adopted pet and any offspring and also subject the Adopter to liability for damages, as set forth in Sections 8 and 9 below.

3. RELEASE AND INDEMNITY: Adopter agrees to release the ARL from any and all claims for bodily injury or property damage to Adopter and/or members of the Adopter's family which may be caused by said pet. Adopter further agrees to defend, indemnify and hold harmless the ARL, its officers, agents and employees from any and all claims, lawsuits, and judgements for damages to property or for personal injury brought by any person or entity resulting from Adopter's adoption, ownership or possession of said pet, including attorney fees and court costs of any legal action brought against the ARL for damages caused by said pet.

4. APPLICATION: The ADOPTION APPLICATION FORM as completed and signed by the Adopter is hereby incorporated by this reference into this contract. The information on the ADOPTION APPLICATION FORM is deemed to be material to the formation of this contract and forms a part of the consideration of this Agreement.

5. ACCURACY OF INFORMATION: Adopter agrees that any false or misleading information provided on this ADOPTION CONTRACT or on the ADOPTION APPLICATION FORM shall constitute a material breach of this Agreement and may result in a demand by the ARL for the immediate surrender of said pet as set forth below.



Medical History Report

Animal Rescue League of Iowa Main
Shelter/Administration
5452 N.E. 22nd St.
Des Moines, IA 50313
515/262-9503

Animal ID	Name	Type	Breed	Mixed	Secondary Breed	Color(1)
154780	Zeus	Dog	American Pit Bull Terrier	Yes		Fawn
Color(2)	Gender	Spayed / Neutered	Age	ARL Tag	Other Identification	Primary Microchip #
White	Male	yes	2 Years	138768		985113001427545

Veterinary Clinic Software Record #:

Weight: 60 lbs
Date of Weighing: 1/8/2018

Date Spayed / Neutered: 1/5/2018

Schedule Surgery Date:

Stitches Removal Date:

Clinic Name: Shelter Clinic

Previously Spayed / Neutered: No

General Vet Notes:

Previous Medical Details:

Known Allergies or Medical Conditions:

Feeding Requirements:

Indemnities/Waivers:

Waiver: bowed tibia's. This is a conformation defect that may result in an odd gait or lameness. It may require additional diagnostics, treatments or medications. Please consult your veterinarian prior to adoption.

Medical Notes

Notes	Date
No Medical Notes Stored	

Vet Treatments

Date Administered	Vet Treatment Type	Treatment Result	Administered by External Vet
1/4/2018	Intra-Trac 3 Bordatella	Negative	
1/4/2018	Strongid		
1/4/2018	DA2PPV		
1/4/2018	Heartworm Test, Canine		
1/5/2018	Rabies1		

Vet Treatments Due

Date Due	Vet Treatment Type
No Vet Treatments due for this animal.	

2018-18101



Authorization for Release of Medical Information

INSTRUCTIONS: Make sure all blanks are filled in; failure to do so may prevent or delay release of information

PATIENT: Name: Benjamin Petersen

IDENTIFICATION: Date of Birth: 10/18/13 Social Security Number: _____

Parents/Previous name(s): _____

PROVIDER: Name: Josh Knut. & Dr. Thomas McQuillan

(Who is releasing the information sent) Address: ACP, Clive, IA. Mercy ER. (DSM).

INFORMATION: ☒ Complete Records ☒ Immunization Record

☒ Lab Data, Date ☒ X-ray Data, Date

☐ EKG, Date ☒ Discharge Summary, Date

☐ History & Physical, Date ☐ Other _____

PURPOSE: ☐ Transferring Medical Care ☐ Moving
☐ Insurance Coverage ☒ Other Law Enforcement Call 2018-14101

INFORMATION Name: Officer Jay Hackett

SENT TO: Address: 110 N 1st St Indianola, IA

Please be aware that Mercy Clinics, Inc. may impose a fee to cover costs involved in processing this release of information.

MCI will not condition treatment on your signing this authorization, unless: (1) you are receiving research-related treatment; or (2) the only reason the facility is providing you with health care is to make a report to a third party, such as your employer (e.g., fitness to return to work) or school (e.g., PE physical).

Specific Authorization for Release of Information Protected by State or Federal Law

Unless otherwise indicated, my signature authorizes the release of the medical records requested above without exception; including any information concerning HIV/AIDS or AIDS Testing, Psychological or Psychiatric Treatment, Alcohol or Drug Abuse, Genetic Testing. Exceptions: _____

The authorization is effective for one year from the date on which it was signed. I understand that I may revoke this authorization at any time, except to the extent that action has already been taken in reliance upon it, by giving written notice to Mercy Clinics, Inc. I understand that I have the right to inspect the information to be disclosed upon the proper notification to and under appropriate conditions established by Mercy Clinics, Inc. The statement made in this authorization are binding, controlling and I understand that they take precedence over statements made in the MCI Notice of Privacy Practices.

Signature of Patient or Legal Representative: [Signature] Date: 6/4/18

Relationship to Patient, If not signed by Patient: Father Witness: _____

Date Information Sent: _____ Person Releasing Records: _____ Physician: _____

PROHIBITION OF REDISCLOSURE

Where information has been disclosed from records protected by federal law of alcohol/drug abuse records or by state law for mental health records, federal requirements (42 C.F.R. Part 2) and state requirements (Iowa Code ch. 228) prohibit further disclosure without the specific written consent of the patient, or as otherwise permitted by such law and/or regulations. A general authorization for the release of medical or other information is not sufficient for these purposes. Civil and/or criminal penalties may attach for unauthorized disclosure of alcohol/drug abuse or mental health information. I understand all other information used and/or disclosed according to this authorization may be re-disclosed by the recipient of the information and may no longer be protected by federal law.

White - Patient Chart Yellow - Clinic Copy

Appendix A/MCI Policy #4.1

CITY OF INDIANOLA

Dave Button
Chief of Police



POLICE DEPARTMENT

Brian Sher
Captain

Integrity Professionalism Dedication

Scott Miller
912 West Detroit
Indianola, Ia

June 7, 2018

Re: Notification of City of Indianola City Council hearing to declare an animal vicious

The Indianola City Council shall hold a regularly scheduled Council meeting on Monday, June 18, 2018 at 7 pm. The meeting will be held in City Council chambers located in the basement of the City Hall, 110 N 1st Street, Indianola, Iowa.

During the June 18th Council meeting, City Council members will conduct a hearing to determine if a dog owned by you should be declared a vicious animal pursuant to section 56.05 of the Code of Ordinances of the City of Indianola. The dog in question is an American Pit Bull Terrier that bit a child on June 2, 2018 at 910 West Detroit, Indianola. Per Indianola Police Department case number 2018-18101, the Pit Bull Terrier in question exited your property and attacked a child who was in a yard at 910 West Detroit. The child suffered multiple lacerations to the face, head, and leg resulting in hospitalization.

Should the Council determine your dog to be vicious, City of Indianola Ordinance 56.05 requires the owner of the animal have the animal humanely destroyed.

Dave Button
Chief of Police

IN THE IOWA DISTRICT COURT IN AND FOR
WARREN COUNTY

This Complaint and Affidavit is to be:

- ☒ Filed with Court Clerk (cc: CA)
☐ Submitted to County Attorney
☐ Filed with JCO - Defendant is a Juvenile

Agency Case Number: 2018-18101

Arrest Date: 06/02/2018

THE CITY OF INDIANOLA

VS.

OFFENDER

Last MILLER		First SCOTT		Middle ALAN		Suffix	
Address 912 W DETROIT AVE				City INDIANOLA		State IA	Zip Code 50125-0000
DL# 768YY1720	State IA	DL Class C	DL Endorsements		DL Restrictions		
Date of Birth 01/09/1980	Gender Male	Race White - W		Ethnicity Not of Hispanic Origin - N			
Height 5' 09"	Weight 280 lbs	Eye Color Brown - BRO		Hair Color Black - BLK			

OFFENSE

State ☐	County ☐	Local ☒	Code Section IN/55.08	Crime Description ANIMAL AT LARGE		Speed	in Zone	
Class SMMS			Serious P.I. ☐	Fatal Accident ☐	Civil Damage Assessment ☐	Other ☐		
Location Type 20 - Residence/Home								
Literal Description W DETROIT AVE								
Address 910 WEST DETROIT AVE				City INDIANOLA		State IA	Zip Code 50125	
Is Date and Time of Incident Known? Yes		Incident Date or Low Range 06/02/2018		Upper Date Range		Incident Time or Low Range 13:08		Upper Time Range

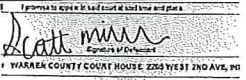
STATUS OF OFFENDER/JUVENILE

☐ TAKEN INTO CUSTODY	CUSTODY	☒ SUMMONS TO APPEAR (Citation Issued)
☐ WARRANT REQUESTED	☐ NO CONTACT ORDER REQUESTED	☐ RELEASED TO PARENT/GUARDIAN

NARRATIVE

Narrative of Offense Committed
On or about the above stated date and time, the Defendant did
not have physical control over a owned animal within the city of Indianola

SUMMONS I promise to appear in said court at said time and place.

 Signature of Defendant	Court Date 06/13/2018
	Court Time 8:30 AM
In the Court At WARREN COUNTY COURT HOUSE 2205 WEST 2ND AVE, INDIANOLA 50125	

AFFIDAVIT

STATE OF IOWA, WARREN COUNTY

I, the undersigned, being duly sworn, state that all facts contained in this Complaint and Affidavit, known by me or told to me by other reliable persons form the basis for my belief that the defendant committed this crime

State all facts and persons relied upon supporting elements of alleged crime

On the above date and time the Defendant was not in control of his american pit bull within the city of Indianola. The Defendant's dog then attacked the Victim causing the Victim to seek medical attention. The dog did attack the victim in the victim's yard. The dog was impounded on this date

Jay Hackett

HACKETT, JAY

128

Signature of Complainant or Officer, Officer Name & Number

GENERAL PROBABLE CAUSE

Defendant Implicated

02 - Caught in act, 03 - Admission/statements, 07 - Identified by witnesses, 08 - Crime observed by officers, 09 - Near scene of crime, 13 - Caused personal injury

Operating Motor Vehicle in County

Other Physical Evidence

Attempted To Inflict Injury

STATE OF IOWA,

WARREN COUNTY



Subscribed and sworn to before me by the person(s) signing the Complaint and Affidavit(s) on 06/02/2018

Notary Name **MARY MCCUNE**

Signature of Verifying Party

Commission Number **807021**

Mary McCune
807021

My Commission Expires **10/16/2020**

☐ Peace Officer

☒ Notary

☐ Prosecuting Attorney

Any person who fails to appear in court as specified by the citation may be guilty of a separate offense and the court may issue a warrant for their arrest.

IN THE IOWA DISTRICT COURT FOR WARREN COUNTY

INDIANOLA, Plaintiff(s), VS. SCOTT ALAN MILLER , Defendant(s)	05911INSMAC115572 ORDER OF DISPOSITION
---	---

IN/55.08 - ANIMAL AT LARGE

The defendant appears and pleads guilty.

As to the charge of ANIMAL AT LARGE the court orders that the defendant pay a fine of \$65.00.

In addition, the defendant shall pay all applicable surcharges and the court cost of this case. Payment is due in full this date and becomes delinquent after 30 days. These sums can be paid at any office of the clerk of court or online at www.iowacourts.gov.

Restitution is ordered if any. Pay by 8-30-2018

Bond, if any, exonerated.

A copy of this order was provided to the defendant by the court.

The Court finds probable cause to believe that an offense has been committed and the Defendant committed the offense.



State of Iowa Courts

Case Number
INSMAC115572
Type:

Case Title
INDIANOLA VS MILLER, SCOTT ALAN
OTHER ORDER

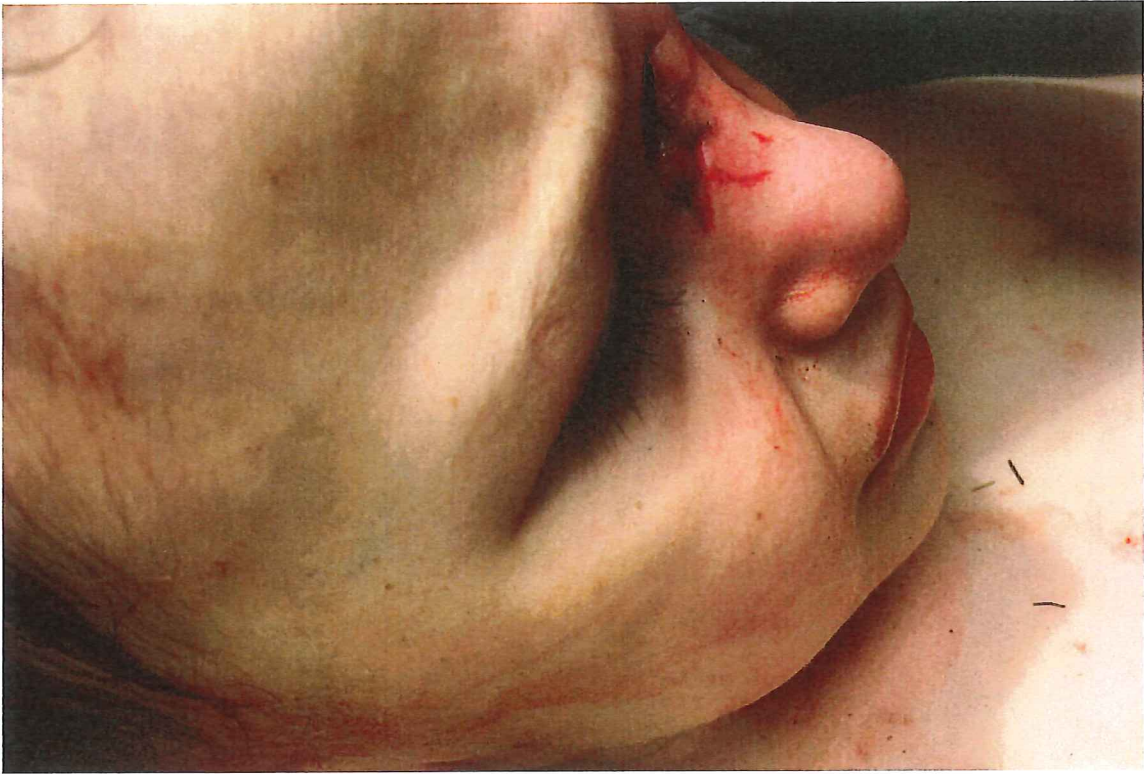
So Ordered

A handwritten signature in cursive script that reads 'Kevin Parker'.

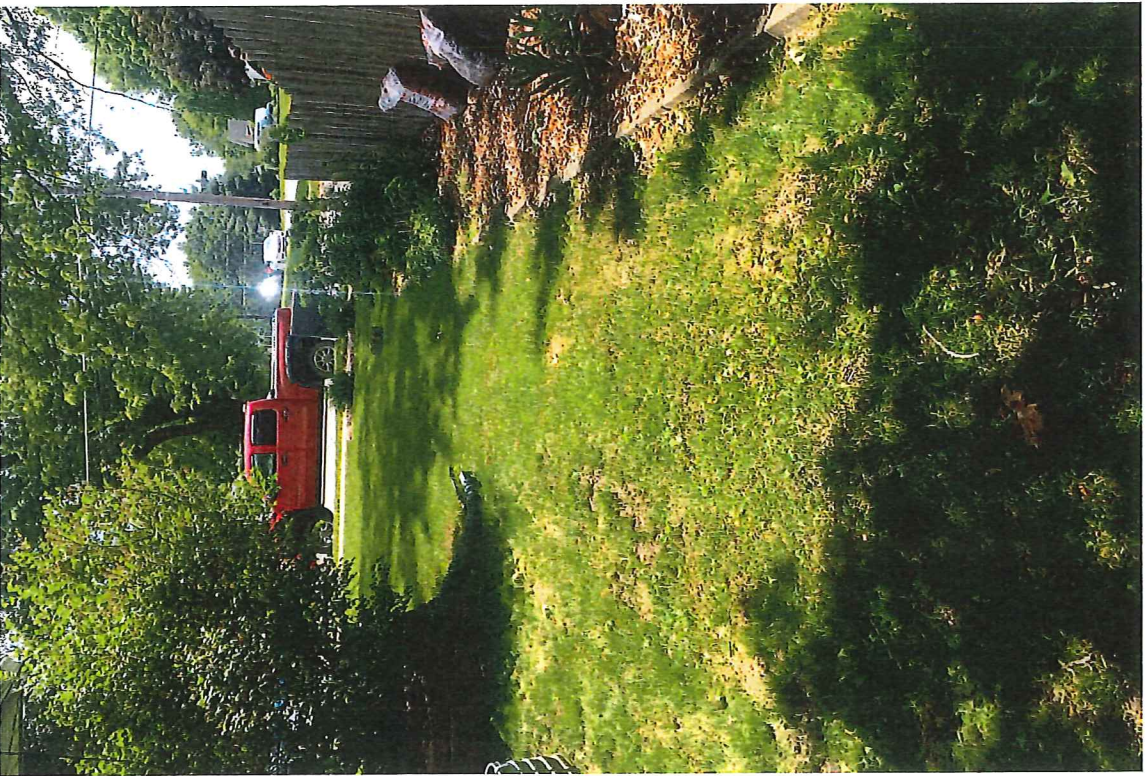
Kevin Parker, District Associate Judge,
Fifth Judicial District of Iowa

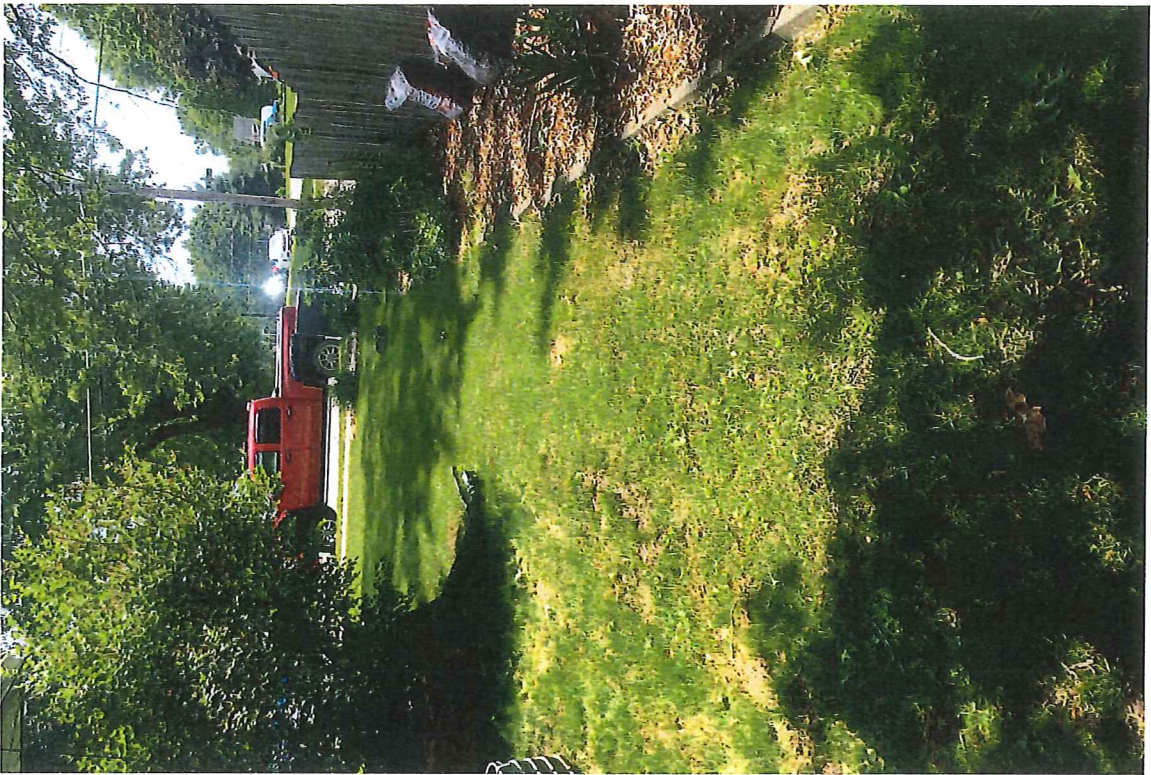
Electronically signed on 2018-06-13 08:18:20











June 5, 2018

Mayor Shaw and Council-

On Saturday June 2, 2018, at 1:08 pm, Officer Jay Hackett responded to a report of a dog bite that occurred at 910 W. Detroit, the Kevin Peterson residence. A four-year-old male had been bitten by a dog resulting in lacerations to the victim's face, head, and right leg. The lacerations were severe and required medical treatment. Photos of the injuries were taken by Officer Hackett.

The dog, an American Pit Bull Terrier, is owned by Peterson's neighbor, Scott Miller of 912 W. Detroit. According to Hackett's report, the dog escaped from Miller as Miller was letting it outside. The dog ran onto Peterson's property and attacked the victim without provocation.

Miller was cited by Officer Hackett for an animal at large, City Ordinance # 55.08. The dog was impounded and is being held at Kiya Koda. Miller supplied IPD with vaccination records indicating that the dog is current on its rabies vaccine.

Due to the severity of the victim's injuries and the unprovoked nature of the attack on the victim, the Indianola Police Department seeks declaration from the City Council to have the dog declared a vicious animal per City Ordinance 56.05.

City Attorney Doug Fulton and City Manager Ryan Waller have been notified regarding this request, and they recommend this come before Council at the Monday, June 18 regularly scheduled Council meeting.

City Ordinance 56.05 also requires the Indianola Police Department to notify the animal's owner at least 72 hours in advance of a hearing regarding declaring the animal vicious. Chief Dave Button will prepare such notice which will be delivered to Scott Miller within the described timeline.

It is respectfully requested that prior to the hearing Council refrain from discussing this matter with either involved party.

Brian Sher

original order of the Indianola Police Department is not appealed and is not complied with within three (3) days or the order of the Council after appeal is not complied with within three (3) days of its issuance, the Indianola Police Department is authorized to seize and impound such dangerous animal. An animal so seized shall be impounded for a period of seven (7) days. If at the end of the impoundment period, the individual or entity against whom the decision and order of the Council was issued has not petitioned the Warren County District Court for a review of such order, the City shall cause the animal to be disposed of by sale, permanently place such animal with an organization or group allowed under section 56.02 of this chapter to possess dangerous animals, or destroy such animal in humane manner.

56.04 KEEPING OF VICIOUS ANIMALS PROHIBITED. No person shall keep, shelter or harbor for any reason within the City a vicious animal except in the following circumstances:

1. Animals under the control of a law enforcement or military agency.
2. The keeping of guard dogs; however, guard dogs must be kept within a structure of fixed enclosure at all times, and any guard dog found at large may be processed as a vicious animal pursuant to the provisions of this chapter. Any premises guarded by a guard dog shall be prominently posted with a sign containing the words "Guard Dog," "Vicious Dog," or words of similar import, and the owner of such premises shall inform the Indianola Police Department that a guard dog is on duty at such premises.

56.05 SEIZURE, IMPOUNDMENT AND DISPOSITION OF VICIOUS ANIMALS.

1. The Indianola Police Department, in its discretion or upon receipt of a complaint alleging that a particular animal is a vicious animal as defined herein, may initiate proceedings to declare such animal a vicious animal. A hearing on the matter shall be conducted by the Council. The person owning, keeping, sheltering, or harboring the animal in question shall be given not less than seventy-two (72) hours' written notice of the time and place of the hearing. Such notice shall set forth the description of the animal in question and the basis for the allegation of viciousness. The notice shall also set forth that if the animal is determined to be vicious, the owner will be required to have the animal humanely destroyed. The notice shall be served upon any adult residing at the

premises where the animal is located, or may be posted on those premises if no adult is present to accept service.

(Ord. 1388 – Feb. 08 Supp.)

2. If, after hearing, the Council determines that an animal is vicious, the Council shall order the person owning, sheltering, harboring, or keeping the animal to cause it to be destroyed in a humane manner. The order shall immediately be served upon the individual or entity against whom issued in the same manner as the notice of hearing. If the order is not complied with within three (3) days of its issuance, the Indianola Police Department is authorized to seize and impound the animal. An animal so seized shall be impounded for a period of seven (7) days. If at the end of the impoundment period, the individual or entity against whom the order of the Council was issued has not petitioned the Warren County District Court for a review of the order, the Indianola Police Department shall cause the animal to be destroyed.

(Ord. 1388 – Feb. 08 Supp.)

3. Any animal found at large which displays vicious tendencies may be processed as a vicious animal pursuant to the foregoing, unless the animal is so vicious that it cannot safely be apprehended, in which case the Indianola Police Department may immediately destroy it. If its ownership is not ascertainable, the Indianola Police Department may destroy it after three (3) days of impoundment.

4. Any animal which is alleged to be vicious and which is under impoundment or quarantine, shall not be released to the owner, but shall continue to be held at the expense of the owner pending the outcome of the hearing. All costs of such impoundment or quarantine shall be paid by the owner if the animal is determined to be vicious. If the animal is not determined to be vicious, all costs of such impoundment or quarantine shall be paid by the City.

[The next page is 325]

Chief Button;

I am Kevin Peterson and my son Benjamin Peterson, age 4, was attacked and mauled by a pit bull on 6/2. This horrific ordeal occurred in my yard and by my neighbor's dog. This was an unprovoked attack and my son was nearly killed by this dog. He was allowed outdoors without leash and instantly ran and attacked my son. He sustained severe lacerations of face, tear duct of eye, neck, leg, axilla, and chest. He has broken bones in face and nose. He required 3 hours of reconstructive surgery on eye, face, and nose in Iowa city this weekend. His recovery will take years and will require further surgery and likely have lasting scars and eye troubles.

Indianola law says any dog biting above neck is vicious and euthanized. I am told the dog is in holding until 6/18 when city council can meet and decide the fate of dog. This seems idiotic and this dog should never be allowed to have an opportunity to do this again and should be euthanized today. I would also like dog to have brain tested for rabies asap as my son would die if he is rapid and needs rabies shots asap if positive. His shots were said to be up to date but I do not trust his owner and would like to be 100% certain in this matter, and if dog is going to euthanized why not asap and test now? Please help.

My neighbor, Scott Miller, owns said dog. He has violent past of abusing mother and has served time for this. He should never be allowed to own dogs, especially pit bulls, again. He is a violent criminal and should never be allowed to own a vicious animal again. I have been told he was charged with failure to control an animal but this is not enough!. I do not know what law allows but he needs punished to fullest of law allowed. This should be assault with deadly weapon or etc... My son was injured so severely and due to his negligence he needs jail time and further punishment to ensure this does not happen again. I envision him owning another pit bull as we speak.

I have been working with Officer Hackett and Sgt Scott ...? on this matter and they have been very helpful but would like your input as well.

Please help!

Thanks for your time and consideration,
Kevin Peterson
Kwp80@hotmail.com
515-661-9395

This email and attachments contain information that may be confidential or privileged. If you are not the intended recipient, notify the sender at once and delete this message completely from your information system. Further use, disclosure, or copying of information contained in this email is not authorized, and any such action should not be construed as a waiver of privilege or other confidentiality protections.

Meeting Date: 06/18/2018

Information

Subject

Consideration of necessary action by Council following the hearing

Information

According to Chapter 56.05 (2), if after the hearing, the Council determines that an animal is vicious, the Council shall order the person owning, sheltering, harboring, or keeping the animal to cause it to be destroyed in a humane manner. The order shall immediately be served upon the individual or entity against whom issued in the same manner as the notice of hearing.

Fiscal Impact

Attachments

No file(s) attached.

Meeting Date: 06/18/2018

Information

Subject

Resolution approving amendment number one to the professional service agreement for the Morlock Sanitary Sewer Improvements - Construction Phase Services

Information

In your packet is the resolution and amended agreement for the Morlock Sanitary Sewer Improvements - Construction Phase Services. The amendment is to extend the ongoing engineering services support up to another \$21,300 to include the following:

- Extra site visits and progress meetings
- Resident observation services beyond original substantial and final completion dates

Staff recommends approval (packet).

Roll call is in order.

Fiscal Impact

Attachments

Resolution

Amendment

Memo

RESOLUTION NO. 2018-_____

**RESOLUTION APPROVING AMENDMENT NUMBER ONE
TO THE PROFESSIONAL SERVICES AGREEMENT FOR THE
MORLOCK SANITARY SEWER IMPROVEMENTS –
CONSTRUCTION PHASE SERVICES**

WHEREAS, the City Indianola, Iowa, is in engaged with HR Green to provide the Morlock Sanitary Sewer Improvements – Construction Phase Services for the City; and

WHEREAS, the City of Indianola, Iowa, is in need of an amendment to the Morlock Sanitary Sewer Improvements – Construction Phase Services for the City with HR Green; and

WHEREAS, it is the determination of the City Council that the City should enter into Amendment Number One to the Professional Services Agreement – Morlock Sanitary Sewer Improvements – Construction Phase Services in the form attached as Exhibit “A”.

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

1. Amendment Number One to the Professional Service Agreement – Morlock Sanitary Sewer Improvements – Construction Phase Services with HR Green is in the public interest of the citizens of the City of Indianola and is hereby approved.

2. The Mayor is authorized and directed to execute Amendment Number One to Professional Services Agreement – Morlock Sanitary Sewer Improvements – Construction Phase Services on behalf of the City and the City Clerk is authorized and directed to attest to the signature and to affix the seal of the City.

PASSED this 18th day of June, 2018.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk



HR GREEN, INC.
PROFESSIONAL SERVICES AGREEMENT AMENDMENT NO. 1

THIS AMENDMENT, made this 11th day of June, 2018 by and between, City of Indianola, Iowa the CLIENT, and HR GREEN, INC. (hereafter "COMPANY"), for professional services concerning:

Morlock Sanitary Sewer Improvements – Construction Phase Services

hereby amends the original Professional Services Agreement dated 9/11/2017 as follows:

The CLIENT and COMPANY agree to amend the Scope of Services of the original Professional Services Agreement and previous amendments as follows:

Additional services as follows:

- Extra site visits and progress meetings
- Resident Observation services beyond original substantial and final completion dates.

COMPANY Project Number: 160318.01

The CLIENT and COMPANY agree to amend other provisions of the original Professional Services Agreement and previous amendments as follows:

N/A

In consideration for these services, the CLIENT AGREES to adjust the payment for services performed by COMPANY on the following basis:

- ☐ Per current rate schedule with a maximum fee to be increased by Twenty-one Thousand Dollars (\$ 21,300)

The total authorized compensation after this Amendment, including the original Professional Services Agreement and all previous Amendments, is One Hundred Ninety-Nine Thousand, Nine Hundred Dollars (\$ 199,900.00)

THIS AMENDMENT is subject to all provisions of the original Professional Services Agreement.

THIS AMENDMENT, together with the original Professional Services Agreement and all previous amendments represents the entire and integrated AGREEMENT between the CLIENT and COMPANY.

THIS AMENDMENT executed the day and year written above.

CITY OF INDIANOLA, IOWA

HR GREEN

By: Kelly B. Shaw, Mayor

By: James R. Rasmussen, Vice President

J:\2016\160318.01\Construction\Agreement\agt-060818-Amendment_1_CPS_Indianola_Morlock_LS_Improvements.docx



To: Mayor and Council
From: Andrew J. Lent, Director of Finance
Rick Graves Water Pollution Control Superintendent
CC: Ryan Waller, City Manager
Date: June 11, 2018
Re: HR Green Fee Increase Request for Morlock Lift Station and Gravity Sewer Project

HR Green has requested an increase of \$21,300 in construction phase service fees for the Morlock Lift Station and Gravity Sewer Project. Their requested increase is to cover the amount of increase observation time for the project. The increase resulted from the project completion dates being pushed back by one month and bi-weekly progress meetings that were initiated to assist in the completion of the project.

The City's original SRF loan amount for the project was \$3,267,000. Currently, there has been one change order for \$16,981 for the gravity main, which involved the removal of an unknown building foundation that was in the way of the project construction. There also have been two change orders for the lift station; one at a decrease of \$8,368.98 and another for an increase of \$159,975.

The second change order involved the replacement of the lift station generator and transfer switch with the removal of the underground fuel tank for the generator. This replacement was requested by the City due to the age of the existing generator and the additional work and cost to maintain and insure the underground tank. The new generator has its own above ground fuel tank.

With the change orders and requested fee increase, the overall cost of the project now sits at \$3,406,482.16 or \$139,482.16 above the original SRF loan amount.

We feel the increase in fees is warranted. A main reason for the cost overrun was the request of the City to replace the lift station generator, transfer switch and underground tank, however, the cost would have been significantly greater, should the work have been completed later as a separate project.

Although additional cost savings are anticipated in a future change order involving the routing of the gravity sewer main through an existing main instead of boring and some anticipated liquidated damage claims due to the project extending beyond planned milestone completion dates, these cost savings cannot be accurately calculated at this time.

For these reasons, we recommend approval of the requested fee increase of \$21,300 for this project.

Meeting Date: 06/18/2018

Information

Subject

Change order number three in an amount of \$11,435.00 for the Morlock Lift Station and Force Main Improvement Projects - revised contract amount \$1,167,134.02

Information

In your packet is change order #3 in an amount of \$11,435.00. This change order is to paint the existing basement walls and ceiling. Power wash and apply two coats of Tnemec series 115 in white. The existing pipe was already figured into the bid as it's in the paint spec to do. The base bid includes painting the existing gray pipes.

Fiscal Impact

Attachments

Change Order



June 11, 2018

Mr. Rick Graves
WPC Superintendent
City of Indianola
11870 Hoover Street
Indianola, IA 50125

**Re: Morlock Lift Station and Force Main Improvements
City of Indianola
Change Order No. 3
Contractor's Application for Payment No. 6**

Dear Rick:

Attached is an electronic copy of Change Order No. 3 and Payment Application No. 6 from Joiner Construction Co., Inc. for the Morlock Lift Station and Force Main Improvements project. Hard copies have been placed in the mail.

Change Order (CO) No. 3 includes Proposed Change Order (PCO) No. 6 for the additional cost to clean and paint the basement walls and ceiling at the Morlock Lift Station for \$11,435.00.

Items included in Payment Application No. 6 include lift station improvements, meter vault work, seeding at the lift station site as well as seeding for the force main trench, work on CO No. 2 and all of CO No. 3.

The total request for Payment Application No. 6 is \$104,669.81, or approximately 86% of the work completed. We have reviewed and recommend Acceptance of CO No. 3 and full partial payment of Payment Application No. 6 as submitted by Joiner. Please execute the change order and pay application and distribute copies to all parties.

Sincerely,
HR GREEN, INC.

A handwritten signature in cursive script that reads 'Joseph Frankl'.

Joseph Frankl, P.E.
Project Engineer

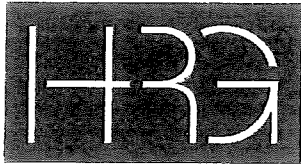
Enclosures

Cc: Diana Bowlin, Indianola City Clerk
Ryan Waller, Indianola City Manager
Jim Rasmussen, HR Green

J:\2016\160318.01\Construction\Lift Station & Force Main\Pay Request\ltr-043018-Joiner_Pay_Request_5.docx

HRGreen.com

Phone 515.278.2913 Fax 515.278.1846 Toll Free 800.728.7805
5525 Merle Hay Road, Suite 200, Johnston, Iowa 50131



HRGreen

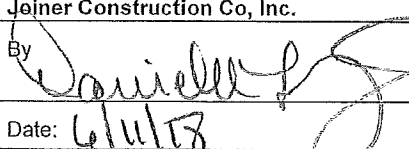
5525 Merle Hay Road, Suite 200
Johnston, IA 50131
(515) 278-2913 Fax (515) 278-1846

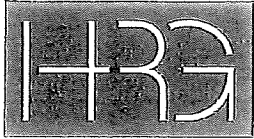
CO No. 3

Change Order

Distribution:			
Contractor	☐	Field	☐
Owner	☐	Other	☐
Engineer	☐	Other	☐

PROJECT: Morlock Lift Station And Force Main Improvements	Date Issued	6/11/2018	
	Project No.	160318.01	
To Contractor: Joiner Construction Co, Inc 11996 490 th Street Plano, IA 52581	Contract Date	September 18, 2017	
	Notice to Proceed Date	October 13, 2017	
The contract is changed as follows: Please see attached Proposed Change Order (PCO) No.6			
	Contract Price	Substantial Completion	Final Completion
Original Contractual Limit	\$1,004,093.00	May 1, 2018	June 1, 2018
Net Change by previously-authorized Change Order(s)	\$151,606.02	N/A	31 Days
The Contractual limit prior to this Change Order	\$1,155,699.02	May 1, 2018	July 2, 2018
The Contract will be adjusted by this Change Order in the amount of	\$11,435.00	0	0
The new Contractual limit including this Change Order will be	\$1,167,134.02	May 1, 2018	July 2, 2018

NOT VALID UNTIL SIGNED BY THE CONTRACTOR, OWNER'S REPRESENTATIVE, if applicable, AND OWNER		
Contractor Joiner Construction Co, Inc.	Owner's Representative HR Green, Inc.	Owner City of Indianola
By 	By	By
Date: 6/11/18	Date:	Date:



HRGreen

5525 Merle Hay Road, Suite 200
Johnston, IA 50131
(515) 278-2913 Fax (515) 278-1846

PCO No. 6

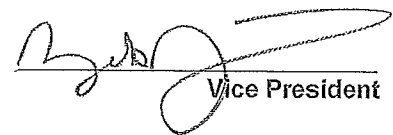
Proposed Change Order

PROJECT: City of Indianola Morlock Lift Station and Force Main Improvements Project No. 160318.01	PCO Requested by:	
TO CONTRACTOR: Joiner Construction Co Inc. 11996 490 th St. Indianola, IA 52581	Contractor	☒
	Engineer	☐
	Owner	☐
	Date Issued	5/03/18

PCO is in Reference to:		Proposed Change In:		
RFP		Contract Price	\$11,435.00	☒ Increase ☐ Decrease
RFI		Contract Time		☐ Increase ☐ Decrease
FO		Other		
Other				

PROPOSED CHANGE:

Paint the existing basement walls and ceiling. Power wash and apply 2 coats of Tnemec series 115 in white for \$11,435.00. The existing pipe was already figured into the bid as it's in the paint spec to do. The base bid includes painting the existing gray pipes.


Vice President

Meeting Date: 06/18/2018

Information

Subject

Discussion and possible scheduling of a special council meeting to approve claims

Information

In years past, council has scheduled a special council meeting to approve claims at the end of June. Possible dates could be June 26 or June 27. Last year's the meeting was held at 10:00 a.m.

Fiscal Impact

Attachments

No file(s) attached.

Meeting Date: 06/18/2018

Information

Subject

Resolution approving salaries

Information

This action sets salaries per the personnel management guide, union contract and seasonal salaries:

Diana Bowlin, City Clerk, from CE 10-11 \$86,443/year to \$91,765/year effective June 24, 2018 - temporary 5% increase to assist with additional duties in the absence of a Community Development Office Manager

Alison O'Meara, Seasonal Concessions Attendant, \$8.75/hour effective June 19, 2018

Elly Vinton, Seasonal Pool Manager - Year 2 - \$11.50/hour effective June 24, 2018

Michelle Snyder, Part-time Clerical, from Range 2-1 \$14.436/hour to Range 2-1.5 \$14.795/hour effective June 10, 2018

Vanessa Petterson, Part-time Paramedic, \$18.30/hour effective June 24, 2018

Ashley Amend, Part-time EMT, \$14.53/hour effective June 24, 2018

Cory Deaton, Part-time FF/EMT, \$14.53/hour effective June 24, 2018

Aaron Payette, from Academy EMT \$10.00/hour to Part-time EMT, \$14.53/hour effective June 24, 2018

Chris McIntyre, from Academy EMT \$10.00/hour to Part-time EMT - \$14.53/hour effective June 24, 2018

Roll call is in order.

Fiscal Impact

Attachments

Resolution

RESOLUTION 2018-____
APPROVING SALARIES

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF INDIANOLA, IOWA:

This action sets salaries per the personnel management guide, union contract and seasonal salaries:

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Chris McIntyre, from Academy EMT \$10.00/hour to Part-time EMT - \$14.53/hour effective June 24, 2018

Passed and approved on the 18th day of June 2018.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk