



CITY OF INDIANOLA COUNCIL MEETING

December 16, 2013

6:00 p.m.

Agenda

1. Call to order
2. Pledge of allegiance
3. Roll call
4. Administer the oath of office to Mayor Kelly Shaw, Council members Greta Southall, Brad Ross and Pam Pepper
5. Consent
 - A. Approve agenda
 - B. December 2, 2013 Minutes
 - C. Applications
 1. A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for the Brickhouse - 107 N. Buxton
 2. A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for The Sports Page - 1802 W. 2nd Avenue
 3. A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for Indianola Country Club - 1610 Country Club Rd.
 - D. Farm lease agreement for property located at 110 Avenue and Grimes Street
 - E. \$8,401.05 I&I Loan for 309 S. "D" Street
 - F. Downtown Incentive Program amendment for 103 W. Salem Avenue - Thomas Smith
 - G. Representatives to the Central Iowa Regional Transportation Planning Alliance
 - H. Representatives to the Des Moines Area Metropolitan Planning Organization
 - I. Prior and final approval applications for urban revitalization designation
 - J. Claims on the computer printout for December 16, 2013 and the November 2013 receipts
6. Council Representative Reports
 - A. Consider representative to the South Central Iowa Landfill Board

- B.** Metro Advisory - Mayor Bresnan and Eric Mathieu
 - C.** WCEDC - Eric Hanson
 - D.** Greater Des Moines Convention Report - Eric Mathieu
 - E.** 65/69 Report - John Parker, Jr.
 - F.** Indianola School District Community Report - Pam Pepper
- 7.** Council Reports
 - A.** City Treasurer's Report - Doug Shull
- 8.** Mayor's Report - Kenan Bresnan
 - A.** Consider nominations to Boards and Commissions
 - B.** Consider appointments to the "Y" Steering Committee
 - C.** Community Update
- 9.** Public Consideration
 - A.** Old Business
 - 1.** 2012 Indianola Street Improvement Project
 - a.** Consider change order #6 in an amount of \$108,406.26 - revised contract amount \$2,811,864.12
 - b.** Resolution Accepting 2012 Indianola Street Improvement Project
 - B.** New Business
 - 1.** Consider resolution approving the preliminary plat of Summercrest Hills Subdivision (P&Z approved on December 10, 2013)
 - 2.** Consider D&D purchase of 301 West Salem in an amount not to exceed \$18,000
 - 3.** Consider resolution approving project completion and compliance from Thomas Smith - 103 W. Salem Avenue - for the Downtown Incentive Program
- 10.** Other Business
 - A.** Public comment
- 11.** Adjourn

Information

Subject

Administer the oath of office to Mayor Kelly Shaw, Council members Greta Southall, Brad Ross and Pam Pepper

Information

Judge Parker will administer the oath of office to Mayor Kelly Shaw and Council members Greta Southall, Brad Ross and Pam Pepper.

Information

Subject
December 2, 2013 Minutes

Information

Attachments

Minutes

REGULAR SESSION – DECEMBER 2, 2013

The City Council met in regular session at 6:00 p.m. on December 2, 2013. Mayor Kenan Bresnan called the meeting to order and on roll call the following members were present: Pete Berry, Greg Marchant, Eric Mathieu, John Parker Jr., Pam Pepper and John Sirianni.

Item E - claims on the computer printout for December 2, 2013 were pulled from the consent agenda.

The consent agenda consisting of the following was approved on a motion by Parker and second by Berry. Question was called for and upon the council member votes, the Mayor declared the motion carried unanimously.

Approve agenda

November 18, 2013 Minutes

Downtown Incentive Program preliminary application for 212 N. Buxton –Legacy Properties

Prior approval applications for urban revitalization designation

Brody Construction – 803 E. Scenic Valley Ct. – SFD - \$162,000

Steger Construction – 2205 N. 9th – SFD - \$166,750

Greg Johansen - 812/814/816/818 E. Lincoln - 4 plex (Commercial) \$420,000

Greg Johansen - 900/902/904/906 E. Lincoln - 4 plex (Commercial) \$400,000

Jerry's Homes - 1305 N. 6th #1-16 - 16 plex (Commercial) \$1,558,400

Jerry's Homes - 1315 N. 6th #1-16 - 16 plex (Commercial) \$1,558,400

Final approval applications for urban revitalization designation

Steger Construction - 709 W. Scenic Valley Drive - SFD - \$180,000

Steger Construction - 2210 N. 9th Street - SFD - \$155,500

Autumn Ridge Development - 1007 N. "O" Street - SFD - \$153,900

Marvin Van Dam - 800 N. "W" - SFD - \$169,500

Neighborhood Builders - 1601 Fairway Drive - SFD - \$240,000

John & Steph Chickering - 802 W. Scenic Valley Drive - SFD - \$260,000

The claims on the computer printout for December 2, 2013 were approved on a motion by Parker and seconded by Berry. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

Council member Pepper moved to approve the following Resolution Approving Personnel Salaries. Council member Sirianni seconded the motion. On roll call the vote was, AYES: Mathieu, Berry, Parker, Sirianni, Marchant and Pepper. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted:

RESOLUTION APPROVING SALARIES

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

The following salaries are hereby approved:

Skye Jacobs, Clerk's Office Clerical Assistant, from CE 3-4 \$32,454/year to CE 3-5 \$33,749/year effective December 1, 2013

Passed and approved on the 2nd day of December, 2013.

It was moved by Sirianni and seconded by Marchant to approve the following resolution entitled "RESOLUTION SETTING SALARIES AND BENEFITS FOR APPOINTED OFFICERS AND EMPLOYEES OF THE CITY OF INDIANOLA FOR THE PERIOD BEGINNING DECEMBER 29, 2013". On roll call the vote was, AYES: Marchant, Pepper, Mathieu, Parker and Sirianni. NAYS: None. ABSTAINED: Berry. Whereupon the Mayor declared the motion carried and the following resolution duly adopted.

RESOLUTION SETTING SALARIES AND BENEFITS FOR APPOINTED OFFICERS AND
EMPLOYEES OF THE CITY OF INDIANOLA FOR THE PERIOD
BEGINNING DECEMBER 29, 2013

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

Mike Metcalf presented the third quarter safety report.

Jason White, Executive Director, presented the annual WCEDC report.

Council member Parker introduced the following resolution entitled "A RESOLUTION FIXING A DATE FOR HEARING (January 6, 2014) ON INTENT TO COMMENCE A PUBLIC IMPROVEMENT AND TO ACQUIRE PROPERTY INTERESTS FOR THE US HIGHWAY 65/69 RECONSTRUCTION PROJECT FROM HILLCREST AVENUE TO HOOVER STREET". Council member Marchant seconded the motion to adopt. On roll call the vote was, AYES: Sirianni, Marchant, Pepper, Mathieu, Berry and Parker. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO. 2013-49

A RESOLUTION FIXING A DATE FOR HEARING (January 6, 2014) ON INTENT TO COMMENCE
A PUBLIC IMPROVEMENT AND TO ACQUIRE PROPERTY INTERESTS FOR THE US
HIGHWAY 65/69 RECONSTRUCTION PROJECT FROM
HILLCREST AVENUE TO HOOVER STREET

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

It was moved by Berry and seconded by Parker to approve the following resolution entitled, "A RESOLUTION AUTHORIZING THE CERTIFICATION OF LIENS TO THE WARREN COUNTY TREASURER FOR PURPOSES OF ASSESSING THE COST OF NUISANCE ABATEMENT AGAINST PROPERTY". On roll call the vote was, AYES: Parker, Sirianni, Marchant, Pepper, Mathieu and Berry. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO. 2013-50

A RESOLUTION AUTHORIZING THE CERTIFICATION OF LIENS TO THE WARREN COUNTY
TREASURER FOR PURPOSES OF ASSESSING THE COST OF NUISANCE ABATEMENT
AGAINST PROPERTY

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

Meeting adjourned on a motion by Parker and seconded by Berry.

Kenan Bresnan

Diana Bowlin, City Clerk

Information

Subject

A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for the Brickhouse - 107 N. Buxton

Information

This is a renewal of the Brickhouse liquor license located at 107 N. Buxton. All the paper work is in order and staff has approved. Owners are Joe and Amanda Ripperger.

Attachments

Brickhouse Permit

November 6, 2013

NAME OF APPLICANT: Brickhouse Tavern – 107 N. Buxton

TYPE OF LICENSE/PERMIT: Class "C" Liquor License, Outdoor Area & Sunday Sales Privilege

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	11/7/13 DB	☒	☐
Fire Chief	11/28/13 TM	☒	☐
B&Z Official	_____	_____	_____
Sign Compliance	_____	_____	_____

*Reasons for disapproval

License Application (LC0038878)

Applicant

Name of Applicant: THE SP GRILL, INC.

Name of Business (DBA): Brickhouse Tavern

Address of Premises: 107 North Buxton St.

City: Indianola County: Iowa Zip: 50125

Business Phone: (515) 962-5025

Mailing Address: 107 North Buxton St.

City: Indianola State: IA Zip: 50125

Contact Person

Name: Joseph Ripperger

Phone: (515) 681-3058 Email Address: joe@thesportspagegrill.com

Classification: Class C Liquor License (LC) (Commercial)

Term: 12 months

Effective Date: 01/01/2014

Expiration Date: 12/31/2014

Privileges:

Catering Privilege
Class C Liquor License (LC) (Commercial)
Outdoor Service
Sunday Sales

Status of Business

BusinessType: Privately Held Corporation

Corporate ID Number: 427247 Federal Employer ID # 453931471

Ownership

Amanda Ripperger

First Name: Amanda Last Name: Ripperger

City: Indianola State: Iowa Zip: 50125

Position Secretary

% of Ownership 49.00 % U.S. Citizen

Joseph Ripperger

First Name: Joseph Last Name: Ripperger

City: Indianola State: Iowa Zip: 50125

Position President

% of Ownership 51.00 % U.S. Citizen

Information

Subject

A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for The Sports Page - 1802 W. 2nd Avenue

Information

This is a renewal of the Sports Page liquor permit located at 1802 W. 2nd Avenue. All the paper work is in order and staff has approved. Owners are Joe and Amanda Ripperger.

Attachments

Sports Page Permit

November 6, 2013

NAME OF APPLICANT: The Sports Page – 1802 W. 2nd Avenue

TYPE OF LICENSE/PERMIT: Class “C” Liquor License, Outdoor Area & Sunday Sales Privilege

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	11/7/13 DB	<u>X</u>	_____
Fire Chief	11/27/13 D.	<u>✓</u>	_____
B&Z Official	_____	_____	_____
Sign Compliance	_____	_____	_____

*Reasons for disapproval

License Application (LC0038879)

Applicant

Name of Applicant: The SP Grill, Inc.
Name of Business (DBA): The Sports Page Grill
Address of Premises: 1802 West 2nd Ave.
City: Indianola County: Warren Zip: 50125
Business Phone: (515) 961-5771
Mailing Address: 1802 West 2nd Ave.
City: Indianola State: IA Zip: 50125

Contact Person

Name: Joseph Ripperger
Phone: (515) 681-3058 Email Address: joe@thesportspagegrill.com

Classification: Class C Liquor License (LC) (Commercial)

Term: 12 months

Effective Date: 01/01/2014

Expiration Date: 12/31/2014

Privileges:

Catering Privilege
Class C Liquor License (LC) (Commercial)
Outdoor Service
Sunday Sales

Status of Business

BusinessType: Privately Held Corporation
Corporate ID Number: 427247 Federal Employer ID # 453931471

Ownership

Amanda Ripperger

First Name: Amanda Last Name: Ripperger
City: Indianola State: Iowa Zip: 50125
Position Secretary
% of Ownership 49.00 % U.S. Citizen

Joseph Ripperger

First Name: Joseph Last Name: Ripperger
City: Indianola State: Iowa Zip: 50125
Position President
% of Ownership 51.00 % U.S. Citizen

Information

Subject

A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for Indianola Country Club - 1610 Country Club Rd.

Information

This is a renewal of the Indianola Country Club liquor license located at 1610 Country Club Road. All the paper work is in order and staff has approved. Robert Curtiss is the owner.

Attachments

Indianola Country Club

December 2, 2013

NAME OF APPLICANT: Indianola Country Club – 1610 Country Club Road

TYPE OF LICENSE/PERMIT: Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	12/2/13 DB	☒	☐
Fire Chief	12/10/13 SS	☒	☐
B&Z Official	12/10/13 QB	☒	☐
Sign Compliance	12/11/13	☒	☐

*Reasons for disapproval

License Application (LC0025534)

Applicant

Name of Applicant:	<u>Indianola Country Club</u>		
Name of Business (DBA):	<u>Indianola Country Club</u>		
Address of Premises:	<u>1610 Country Club Road</u>		
City: <u>Indianola</u>	County: <u>Warren</u>	Zip: <u>50125000</u>	
Business Phone:	<u>(515) 961-3303</u>		
Mailing Address:	<u>1610 Country Club Rd</u>		
City: <u>Indianola</u>	State: <u>IA</u>	Zip: <u>501250000</u>	

Contact Person

Name:	<u>Robert Curtiss</u>		
Phone:	<u>(515) 779-6342</u>	Email Address:	<u>rwcurtiss@mchsi.com</u>

Classification: Class C Liquor License (LC) (Commercial)

Term: 12 months

Effective Date: 02/02/2014

Expiration Date: 02/01/2015

Privileges:

Class C Liquor License (LC) (Commercial)
Outdoor Service
Sunday Sales

Status of Business

BusinessType:	<u>Privately Held Corporation</u>		
Corporate ID Number:	<u>73606</u>	Federal Employer ID #	<u>42-0328325</u>

Ownership

Robert Curtiss

First Name: Robert

Last Name: Curtiss

City: Indianola

State: Iowa

Zip: 50125

Position President

% of Ownership 0.00 %

U.S. Citizen

Insurance Company Information

Insurance Company:	<u>IMT Insurance Co</u>		
Policy Effective Date:		Policy Expiration Date:	
Bond Effective Continuously:		Dram Cancel Date:	
Outdoor Service Effective Date:		Outdoor Service Expiration Date:	
Temp Transfer Effective Date:		Temp Transfer Expiration Date:	

Information

Subject

Farm lease agreement for property located at 110 Avenue and Grimes Street

Information

As you are aware, Dan Miers has been working on a “request for proposals” and contract to farm the Sewer Land on Grimes Avenue (see map). 247.20 acres plus 38.3 acres of hay have been farmed on contract since the city bought it in April, 2002. The current contract expires March 2014 so on October 15 City Clerk Diana Bowlin sent six rfp’s and on November 22, three were received. They are:

Allen & Keith Henry
Indianola, Iowa \$50,200 + yearly taxes

Dennis Moser
Indianola, Iowa \$45,200 + yearly taxes

Brewbaker Farms
Indianola, Iowa \$28,000 + yearly taxes

Based on the above, Dan and Diana recommend a two-year contract with Allen & Keith Henry in the amount of \$50,200 plus taxes.

FYI— The funds are placed in the Sewer Budget and used to offset the \$87,000 annual debt to retire the land’s purchase (will be paid off in 2017). The current contract is \$50,200 plus yearly taxes.

Attachments

Farm Lease

Memo

Map

FARM LEASE - CASH OR CROP SHARES

THIS LEASE ("Lease") is made between City of Indianola ("Landlord"), whose address for the purpose of this Lease is 110 North 1st St., Indianola, Iowa 50125, and Allen and Keith Henry ("Tenant"), whose address for the purpose of this Lease is 14606 G-36 Hwy Indianola, Iowa.

THE PARTIES AGREE AS FOLLOWS:

1. PREMISES AND TERM. Landlord leases to Tenant the following real estate situated in Warren County, Iowa (the "Real Estate"): Farmland tract 11838, included in property owned by the City that is legally described as:

The N 1/2 NW 1/4 and the SW 1/4 of the NW 1/4 of Section 2 EXCEPT that part lying South and East of the Old Channel of the Middle River and EXCEPT all North of the center of Middle River Channel in the N 1/2 NW 1/4 of Section 2; ALSO beginning at the Northwest corner of the SW 1/4 of Section 2, thence South 42 rods, thence South 80 degrees East 40 rods, thence North 3 degrees East 49 rods and 4 links, thence West 42 rods and 16 links to the place of beginning (containing 11 Acres and 124 square rods more or less); all in Township 76 North, Range 24 West 5th P.M, Iowa;

AND

The NE 1/4 of Section 3 EXCEPT beginning at the Northwest corner thereof, thence South 66 rods, thence East 6 rods, thence North to Section line, thence West 5 rods to beginning, and EXCEPT all North of the center of Middle River in said NE 1/4 of said Section 3 (containing 48.23 acres more or less); all in Township 76 North, Range 24 West 5th P.M., Warren County, Iowa;

AND

The N 1/2 of the SE 1/4 of Section 3, Township 76 North, Range 24 West of the 5th P.M., Warren County, Iowa;

AND

The S 1/2 of the SE 1/4 of Section 3, Township 76 North, Range 24 West of the 5th P.M., Warren County, Iowa, EXCEPT that part of parcel" F" of the Southwest Quarter of Section 3, Township 76 North, Range 24 West of the 5th P.M., Warren County, Iowa, as shown in Irregular Plat Book 12, Page 2 of 76-24 in the office of the Warren County Recorder, that lies within the SW 1/4 of the SE 1/4 of said Section 3;

AND EXCEPT

Parcel "G" of the survey of the Southwest Quarter of the Southeast Quarter of

Section 3, Township 76 North, Range 24 West of the 5th P.M., Warren County, Iowa, as shown in Irregular Plat Book 13, Page 2 of 76-24 in the office of the Warren County Recorder, and containing 247.20 acres, more or less;

Farmland tract 11838 ("Leased Premises") expressly includes crop on side hills and hay ground located on property as reflected in the map of the Leased Premises, attached hereto as Exhibit A.

Possession by Tenant shall be for a term of two (2) year, commencing on March 1, 2014, and ending on March 1, 2016.

The Tenant has had or been offered an opportunity to make an independent investigation as to the acres and boundaries of the premises. In the event that possession cannot be delivered within fifteen (15) days after commencement of this Lease, Tenant may terminate this Lease by giving the Landlord notice in writing.

2. **RENT.** Tenant shall pay to Landlord as rent for the Leased Premises (the "Rent"):

- a. Total annual cash rent of \$50,200.00, which shall include a per acre price for haying that portion of the Leased Premises set forth in Exhibit A. Rent shall be payable, unless otherwise agreed, as follows: \$14,000.00 on April 1, 2014, and \$36,200.00 on December 15, 2014 and \$14,000.00 on April 1, 2015 and \$36,200.00 on December 15, 2015. If Tenant exercises the option to plant cover crop, Tenant shall be entitled to a reduction in rent due on December 15, 2014 up to the amount of the dollar amount of said cover crop as evidenced by invoices provided to Landlord; and
- b. All real estate taxes due on the Leased Premises.

All Rent is to be paid to Landlord at the address above or at such other place as Landlord may direct in writing. Rent must be in Landlord's possession on or before the due date. Participation of this farm in any offered program by the U.S. Department of Agriculture or any state for crop production control or soil conservation, the observance of the terms and conditions of this program, and the division of farm program payments, requires Landlord's prior written consent.

3. **INPUT COSTS AND EXPENSES.** Tenant shall prepare the Leased Premises and plant such crops in a timely fashion as may be directed by Tenant. Tenant shall only be entitled to pasture or till those portions of the Leased Premises designated by Landlord. All necessary machinery and equipment, as well as labor, necessary to carry out the terms of this lease shall be furnished by and at the expense of the Tenant.

4. **PROPER HUSBANDRY; HARVESTING OF CROPS; CARE OF SOIL, TREES, SHRUBS AND GRASS.** Tenant shall farm the Leased Premises in a manner consistent with good husbandry, seek to obtain the best crop production that the soil and crop season will permit, properly care for all growing crops in a manner consistent with good husbandry, and harvest all crops on a timely basis. In the event Tenant fails to do so, Landlord reserves the right, personally or by designated agents, to enter upon the Leased Premises and properly care for and harvest all growing crops, charging the cost of the care and harvest to the

Tenant, as part of the Rent. Tenant shall timely control all weeds, including noxious weeds, weeds in the fence rows, along driveways and around buildings throughout the premises. Tenant shall comply with all terms of the conservation plan and any other required environmental plans for the Leased Premises.

Upon request from the Landlord, Tenant shall by August 15 of each lease year provide to the Landlord a written listing showing all crops planted, including the acres of each crop planted, fertilizers, herbicides and insecticides applied showing the place of application, the name and address of the applicator, the type of application and the quantity of such items applied on the lease premises during such year.

Tenant shall distribute upon the poorest tillable soil on the Leased Premises, unless directed otherwise by Landlord, all of the manure and compost from the farming operation suitable to be used. Tenant shall not remove from the Leased Premises (corn stalk and/or wheat straw in bales are the property of Tenant and will be removed), nor burn, any straw, stalks, stubble, or similar plant materials, all of which are recognized as the property of Landlord. Tenant may use these materials, however, upon the Leased Premises for the farming operations. Tenant shall protect all trees, vines and shrubbery upon the Leased Premises from injury by Tenant's cropping operation or livestock.

Tenant shall maintain accurate yield records for the Leased Premises, and upon request, during or after lease term, shall disclose to Landlord, all yield base information required for participation in government program.

a. Soil Erosion. Tenant shall do what is reasonably necessary to control soil erosion including, but not limited to, the maintenance of existing watercourses, waterways, ditches, drainage areas, terraces and tile drains, and abstain from any practice which will cause damage to the Leased Premises. Tenant shall cause the side hill washout to be reestablished within the first year of this Lease to prevent further soil erosion.

b. Cover Crop. The Tenant may plant cover crops in exchange for a reduction in rent in the second year of the term of this Lease. Such reduction shall be determined relative to the costs incurred by Tenant associated with planting and any harvesting said crop. Tenant in the fall of 2014 after harvesting corn will bale corn stalks from front hills or field 2, 3 and 4 and plant wheat for harvest and reseed all waterways at that time, only seed cost to re-establish water ways will be charged land owner for cover crop (brome).

5. ENVIRONMENTAL.

a. Landlord. To the best of Landlord's knowledge to date:

i) Neither Landlord nor Landlord's former or present tenants are subject to any investigation concerning the premises by any governmental authority under any applicable federal, state, or local codes, rules, and regulations pertaining to air and water quality, the handling, transportation, storage, treatment, usage, or disposal of toxic or hazardous substances, air emissions, other environmental matters, and all zoning and other land use matters.

ii) Any handling, transportation, storage, treatment, or use of toxic or hazardous substances that has occurred on the premises has been in compliance with all applicable federal, state, and local codes, rules, and regulations.

iii) No leak, spill release, discharge, emission, or disposal of toxic or hazardous substances has occurred on the premises.

iv) The soil, groundwater, and soil vapor on or under the premises is free of toxic or hazardous substances except for chemicals (including without limitation fertilizer, herbicides, insecticides) applied in conformance with good farming methods, applicable rules and regulations and the label directions of each chemical.

Landlord shall hold Tenant harmless against liability for removing solid waste disposal sites existing at the execution of this Lease, with the exception that Tenant shall be liable for removal of solid waste disposal sites to the extent that the Tenant created or contributed to the solid waste disposal site at any time.

Landlord shall assume liability and shall indemnify and hold Tenant harmless against any liability or expense arising from any condition which existed, whether known or unknown, at the time of execution of the lease which is not a result of actions of the Tenant or which arises after date of execution but which is not a result of actions of the Tenant.

Landlord shall disclose in writing to Tenant the existence of any known wells, underground storage tanks, hazardous waste sites, and solid waste disposal sites. Disclosure may be provided by a properly completed groundwater hazard statement to be supplemented if changes occur.

b. Tenant. Tenant shall comply with all applicable environmental laws concerning application, storage and handling of chemicals (including, without limitation, herbicides and insecticides) and fertilizers. Tenant shall apply any chemicals used for weed or insect control at levels not to exceed the manufacturer's recommendation for the soil types involved. Farm chemicals may be stored on the premises for more than one year. Farm chemicals for use on other properties may be stored on this property. Chemicals stored on the premises shall be stored in clearly marked, tightly closed containers. No chemicals or chemical containers will be disposed of on the premises. Application of chemicals for agricultural purposes per manufacturer's recommendation shall not be construed to constitute disposal.

Tenant shall employ all means appropriate to insure that well or ground water contamination does not occur, and shall be responsible to follow all applicator's licensing requirements. Tenant shall install and maintain safety check valves for injection of any chemicals and/or fertilizers into an irrigation system (injection valve only, not main well check valve). Tenant shall properly post all fields (when posting is required) whenever chemicals are applied by ground or air. Tenant shall haul and spread all manure on appropriate fields at times and in quantities consistent with environmental protection requirements. Tenant shall not dispose of waste oil, tires, batteries, paint, other chemicals or containers anywhere on the premises. Solid waste may not be disposed of on the

premises. Tenant shall not use waste oil as a means to suppress dust on any roads on or near the premises. No underground storage tanks, except human waste septic systems that meet current codes, rules, and regulations, shall be maintained on the premises.

Tenant shall immediately notify Landlord of any chemical discharge, leak, or spill which occurs on premises. Tenant shall assume liability and shall indemnify and hold Landlord harmless for any claim or violation of standards which results from Tenant's use of the premises. Tenant shall assume defense of all claims, except claims resulting from Landlord's negligence, in which case each party shall be responsible for that party's defense of any claim. After termination, Tenant shall remain liable for violations which occurred during the term of this Lease.

6. HUNTING AND TRAPPING. Tenant shall not hunt or trap on the premises, nor shall the Tenant permit or allow others to hunt or trap on the premises.

7. BIOSOLIDS. Landlord reserves the right to apply biosolids or inject biosolids with grass applicator to any or all hay/alfalfa in fields, 2, 3 or 4 (see Exhibit A) any time after the first cutting. Landlord also reserves the right to knife in, inject, and/or surface apply biosolids to fields 1 and 9 on a seasonal basis when crops are not growing. Furthermore, the Landlord shall have the right to land apply biosolids on at least seventy acres that are subject to this lease at any time throughout any year. The seventy-acre area may be on an alternate site provided by Tenant (was supplied fall 2013 can and will be 2014 and 2015). If Tenant cannot provide an alternate site, the Landlord shall designate the acreage subject to this lease which shall be used for land application of biosolids. Landlord shall give Tenant 30-day notice before any such land application of biosolids except in an emergency situation. Landlord shall not apply biosolids to growing row crops. This lease shall be reduced by \$5,000.00 per year if Tenant must plant hay and not use an alternate site as described above.

8. TERMINATION OF LEASE. This Lease shall automatically terminate upon the expiration of its term. Upon Tenant's default, Landlord shall have the right to terminate this Lease. All notices of termination of this Lease shall be as provided by law.

9. POSSESSION AND CONDITION AT END OF TERM. At the termination of this Lease, Tenant will relinquish possession of the Leased Premises to the Landlord. If Tenant fails to do so Tenant agrees to pay Landlord double the rental value of the Leased Premises during the time the tenant holds over as liquidated damages until possession is delivered to Landlord. At the time of delivery of the Leased Premises to Landlord, Tenant shall assure that the Leased Premises is in good order and condition, and substantially the same as it was when received by Tenant at the commencement of this Lease, excusable or insurable loss by fire, unavoidable accidents and ordinary wear, excepted.

10. LANDLORD'S RIGHT OF ENTRY AND INSPECTION. In the event notice of termination of this Lease has been properly served, Landlord may enter upon the Leased Premises or authorize someone else to enter upon the Leased Premises to conduct any normal tillage or fertilizer operation after Tenant has completed the harvesting of crops even if this is prior to the date of termination of the lease. Landlord may enter upon the Leased Premises at any reasonable time for the purpose of viewing or seeding or making repairs, or for other reasonable

purposes.

11. VIOLATION OF TERMS OF LEASE. If Tenant or Landlord violates the terms of this Lease, the other may pursue the legal and equitable remedies to which each is entitled. Tenant's failure to pay any Rent when due shall cause all unpaid Rent to become immediately due and payable, without any notice to or demand upon Tenant.

12. REPAIRS. Tenant shall maintain the fences on the Leased Premises in good and proper repair. Landlord shall furnish necessary materials for repairs that Landlord deems necessary within a reasonable time after being notified of the need for repairs. Tenant shall haul the materials to the repair site without charge to Landlord.

13. NEW IMPROVEMENTS. All buildings, fences and improvements of every kind and nature that may be erected or established upon the Leased Premises during the term of the Lease by the Tenant shall constitute additional rent and shall inure to the Leased Premises, becoming the property of Landlord unless the Landlord has agreed in writing prior to the erection that the Tenant may remove the improvement at the end of the lease.

14. WELL, WINDMILL, WATER AND SEPTIC SYSTEMS. Tenant shall maintain and all well, windmill, water and septic systems on the Leased Premises in good repair at Tenant's expense except damage caused by windstorm or weather. Tenant shall not be responsible for replacement or installation of well, windmill, water and septic systems on the Leased Premises, beyond ordinary maintenance expenses. Landlord does not guarantee continuous or adequate supplies of water for the premises.

15. EXPENSES INCURRED WITHOUT CONSENT OF LANDLORD. No expense shall be incurred for or on account of the Landlord without first obtaining Landlord's written authorization. Tenant shall take no actions that might cause a mechanic's lien to be imposed upon the Leased Premises.

16. NO AGENCY. Tenant is not an agent of the Landlord.

17. ACCOUNTING. The method used for dividing and accounting for the harvested grain shall be the customary and usual method used in the locale.

18. ATTORNEY FEES AND COURT COSTS. If either party files suit to enforce any of the terms of this Lease, the prevailing party shall be entitled to recover court costs and reasonable attorneys' fees.

19. CHANGE IN LEASE TERMS. The conduct of either party, by act or omission, shall not be construed as a material alteration of this Lease until such provision is reduced to writing and executed by both parties as addendum to this Lease.

20. CONSTRUCTION. Words and phrases herein, including the acknowledgment, are construed as in the singular or plural and as the appropriate gender, according to the context.

21. NOTICES. The notices contemplated in this Lease shall be made in writing and shall either be delivered in person, or be mailed in the U.S. mail, certified mail to the recipient's

last known mailing address, except for the notice of termination set forth in Section 6, which shall be governed by the Code of Iowa.

22. **ASSIGNMENT.** Tenant shall not assign this Lease or sublet the Leased Premises or any portion thereof without prior written authorization of Landlord.

23. **CERTIFICATION.** Tenant certifies that it is not acting, directly or indirectly, for or on behalf of any person, group, entity or nation named by any Executive Order or the United States Treasury Department as a terrorist, "Specially Designated National and Blocked Person" or any other banned or blocked person, entity, nation or transaction pursuant to any law, order, rule or regulation that is enforced or administered by the Office of Foreign Assets Control; and it is not engaged in this transaction, directly or indirectly on behalf of, or instigating or facilitating this transaction, directly or indirectly on behalf of, any such person, group, entity or nation. Tenant hereby agrees to defend, indemnify and hold harmless Landlord from and against any and all claims, damages, losses, risks, liabilities and expenses (including attorney's fees and costs) arising from or related to any breach of the foregoing certification.

24. **ADDITIONAL PROVISIONS.**

a. **Property Tax Payments.** Tenant shall be responsible for making all property tax payments due and owing to the City on April 1 of each year of lease term. Such tax payments shall be remitted to the Landlord as rent, as set forth in Section 2.

b. **Hay Ground Included.** Tenant shall be responsible for haying the 38.3 acres of the Leased Premises reflected as former CRP land in attached Exhibit A (fields #15, 16, 17, 18 and 21). Such haying shall be reflected as a per acre value for such ground and included in the Rent as set forth in Subsection 2 of this Lease.

DATED: 11-22-13

TENANT

CITY OF INDIANOLA, LANDLORD

Allen and Keith Henry
By: Allen E. Henry, Tenant

By: Kenan Bresnan, Mayor

STATE OF IOWA, COUNTY OF WARREN: ss

This instrument was acknowledged before me on this _____ day of _____, 2013, by _____, Tenant.

Iowa Notary Public

STATE OF IOWA, COUNTY OF WARREN: ss

This instrument was acknowledged before me on this _____ day of _____, 2013, by Kenan Bresnan, Mayor, City of Indianola, Landlord.

Iowa Notary Public

Farm Lease

Wed 12/11/2013 7:40 AM

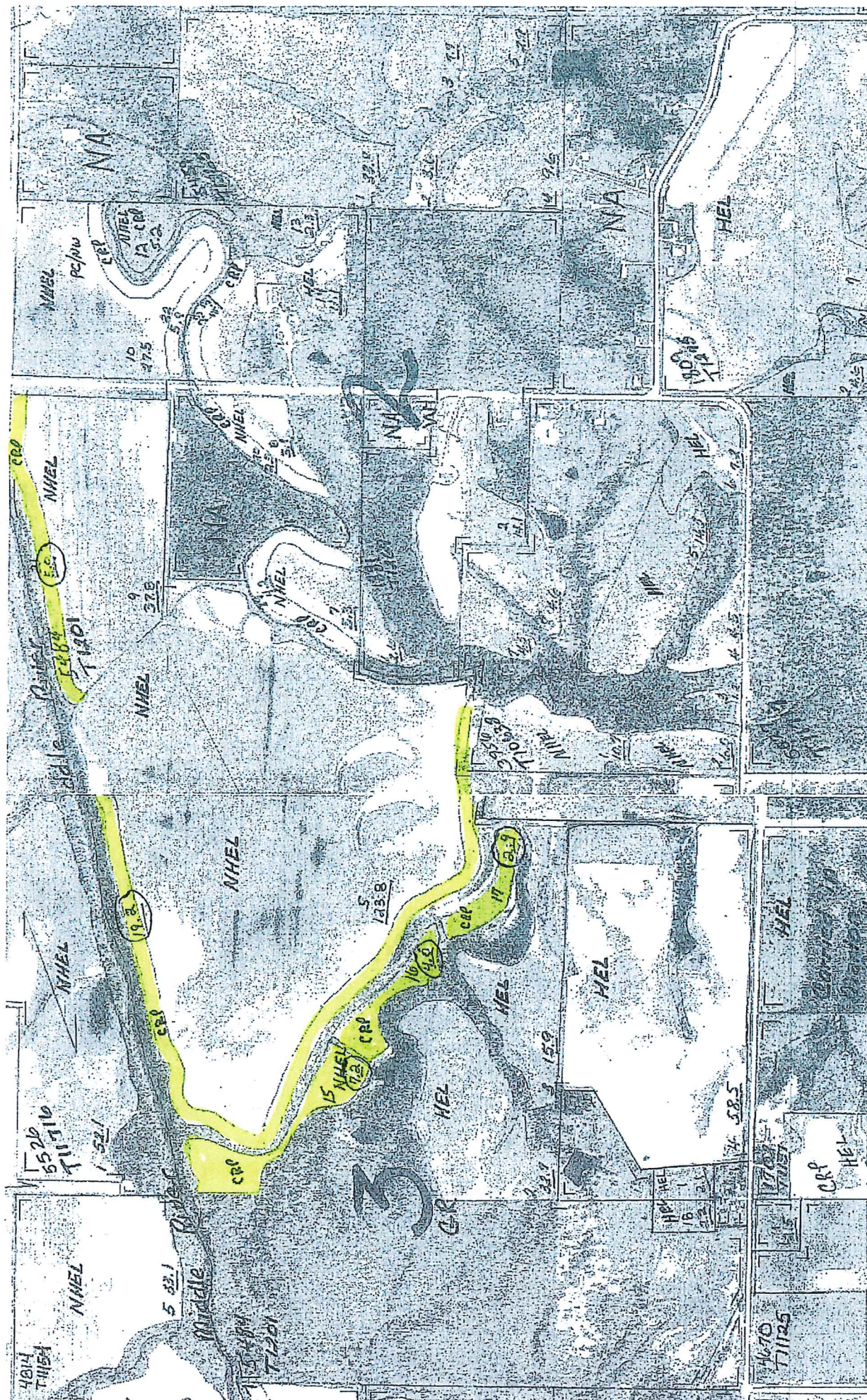
From: Dan Miers

To: Eric

Cc: Diane Bowlin

The department received three, two year farm lease proposals. The highest annual cash rent proposal is \$50,200.00 minus the cost of seed for one time, waterway restoration, submitted by Alan and Keith Henry. I recommend that the council accept the Two year farm lease by Alan and Keith Henry.

Dan Miers WPC Superintendent City of Indianola (515)961-9416



Information

Subject

\$8,401.05 I&I Loan for 309 S. "D" Street

Information

In your packet are the policy, an invoice and a memo from Dan Miers, WPC Superintendent, recommending a loan for the following:

309 S. "D" Street - Randy & Lindsey Casner hired a contractor for \$8,401.05 to make repairs to their sanitary sewer service. The cost is over the \$3,500 and per policy, the owner can qualify for a 3%, 10 year loan that is repaid through our Accounts Receivable.

Based on a review of the circumstances, Dan feels the loan is justified and recommends approval. Loan highlights include:

- Loan amount is \$8,401.05 paid over ten years at 3% interest
- Monthly payment is \$81.12
- Loan is paid through Accounts Receivable - customer writes the City a monthly check
- Loan stays with the property and not the owner
- Owner must sign a promissory note guaranteeing payment (packet)

Similar loans have been provided to 107 E. Clinton, 1109 Stephen Ct., 802 W. Iowa, 1204 N. "E", 800 E. Detroit, 401 W. Boston, 704 W. Ashland, 801 W. 1st, 306 S. "P", 1611 W. Salem, 1600 W. Salem, 707 S. Howard, 1011 Caroling Terrace, 816 W. Iowa, 911 Caroline Terrace and 602 W. Ashland.

Attachments

Memo

I&I Policy



Water Pollution Control PO Box 299, Indianola, IA 50125
Phone (515) 961 9416 • Fax (515) 961 9408
www.cityofindianola.com

To: Eric Hansen, City Manager

From: Dan Miers, WPC Superintendent

Re: I&I Repairs at 309 S D St.

The property owner at 309 S D St. hired Vanderpool Construction to make repairs to their sanitary sewer service and the costs exceeded the original quote due to increased digging. The repairs are required by our I&I policy. The property owner is requesting a loan in the amount of \$8401.05.

I have reviewed the visual inspection, foundation testing, and the invoice from Vanderpool Construction. I have determined that all costs included on the invoice are associated with repairs to make the aforementioned property I&I compliant.

I recommend City Council approve a loan in the amount of \$8401.05 to Randy & Lindsey Casner at 309 S D St.

WANDERPOOL

CONSTRUCTION, INC.

1100 North 14th Street
Indianola, IA 50125
515-961-4682

Randy Casner / Lindsey M
309 S. D Street
Indianola, IA 50125

2012-9558

419-3562

Invoice

Date	Invoice #
11/21/2013	28417

Total Due \$8,401.05

P.O. No.

Project
309 S. D Street I&I

Terms	Due Date
	11/21/2013

Date	Description	Quantity	Units	Rate	Amount
	This invoice is for the replacement of the sanitary sewer with 4" Schedule 40 pipe from the main to the cast iron pipe just outside the foundation wall as per Estimate # 1709				
	Machine, labor and materials to do stated work.	1.00	LS	3,075.00	3,075.00
	Export of Spoils, old pipe and concrete removal only.	1.00	LS	1,000.00	1,000.00
	Additional Machine & Labor because we were unable to push pipe	72.00	Ton	22.00	1,584.00
	Complete rock backfill under the street per City Specifications	32.78	SY	18.65	611.35
	Street Removal	32.78	SY	65.00	2,130.70
	Street Replacement				
<i>Thank-you for the business!</i> <i>Justin A. Fisher</i> <i>Feel free to call if you have questions.</i>					

Thank you for requesting our bid on this project. We look forward to hearing from you.

Subtotal \$8,401.05

TERMS: INVOICE DUE IN FULL UPON RECEIPT. Finance charge of 1.5% (18% APR) will be assessed on account balances over 30 days past due. Any balance over 60 days past due is subject to collection, with all costs of collection, including but not limited to, mailing fees, filing fees, and attorney fees will be borne by the customer. Returned check fee is \$30.00 per check. 4% of total due will be added if paid by credit card.

Sales Tax (0.0%) \$0.00

Total Due \$8,401.05

INFILTRATION & INFLOW

The Iowa Department of Natural Resources mandated the City of Indianola to study and repair the sanitary sewer collection system (Public and Private Sewers) to eliminate sanitary sewer overflows within a 3-year period. The mandate creates an urgency to remove Inflow and Infiltration (I&I) from the sanitary sewer system by December 31, 2013.

I&I not only causes sewage backups in basements, but also results in a substantial increase in energy needs and rapidly advances the need for repair and maintenance due to increased burden on the system. In addition, there is a reduction in sewer capacity, which shortens the life of the current treatment facility. All of which result in increased cost and financial burden on citizens and businesses of Indianola.

I&I is the invasion of storm water into the sanitary sewer system from broken, cracked or misaligned mains, leaking manholes or manholes that have water flowing over their covers. Other sources of I&I include private (resident and business) services that are cracked or broken and storm water connections from sump pits and roof drains into sanitary sewers. The latter has been illegal since the adoption of Ordinance No. 27-103 in 1979.

The mayor and council therefore adopt the following policy to abate problems associated with I&I:

1. The city shall perform a study to locate I&I using sewer department staff and an engineering firm. It shall be conducted on an area-by-area basis with anticipated city-wide completion of Phases I thru IV, as outlined in the Administrative Consent Order, on or before **Dec. 31, 2013.**
2. Public sewers and manholes with I&I shall be repaired using sewer revenue including fees and grants etc. designated by the city council.
3. Private sources of I&I are the responsibility of property owners and shall be repaired or removed in the following manner:

ACCESS TO PRIVATE SERVICE ref. Ord. 95.07 Right of Entry

Should the property owner deny access to the property for I&I testing and/or inspection, the City of Indianola will consider the property non-compliant with the City of Indianola I&I program. A letter notifying the owner of non-compliance will be sent and the property owner will be given 30 days to respond or a \$50.00 per month fee shall be applied to the utility bill until inspection or testing can confirm compliance. If the owner has failed to allow access after a 90-day period of time, the monthly fee will increase to \$70.00 until inspection or testing can confirm compliance.

CONNECTION OR LEAKING SERVICE TO SEWER

Upon written notification from the City (regular first class mail) I&I flowing into the sanitary sewer from an illegal connection (does not include sump pump), the property owner shall have a period of **90 days to abate the problem.** Those owners that perform the proper repairs or retain a contractor to make the repairs within 90 days of notification or less shall be **eligible for one of the following finance options:**

- a) **25% reimbursement (not to exceed \$1000) for the disconnection costs. Repair amounts in excess of \$7500 and up to \$15,000 will be eligible for an additional rebate amount equal to 10% per \$1000. A repair in excess of \$15,000 will receive an additional 25% per \$1000.**

OR:

- b) **Loan Amounts may range from \$3,000 to \$7,500 with a three (3%) interest rate. Loan term may vary not to exceed ten (10) years. Loan requests will be approved by the City Manager.**

Example:

- 1) **\$3,000, 3%, 5 years**
- 2) **\$4,000, 3%, 7 years**
- 3) **\$5,000, 3%, 8 years**
- 4) **\$5,500, 3%, 9 years**
- 5) **\$7,000, 3%, 10 years**

For those property owners who opt not to repair the illegal connection from the sanitary sewer after the 90-day period, a \$50.00 per month fee shall be applied to the utility bill until the disconnection has been performed, but not to exceed 1 year. By the end of the 1-year period, the owner shall have completed the disconnection.

If the owner has failed to repair the illegal connection the monthly fee will increase to \$70.00 until repairs have been made. By the end of the second 1-year period, the owner shall have completed the disconnection. If the owner has failed to repair the illegal connection the City will seek to enforce this policy using all lawful means, including but not limited to the prosecution of a municipal infraction which could result in a civil penalty, court cost, and / or a court order requiring that repairs be made within a certain time period.

Inspection by city staff both prior to and after repairs shall be necessary for a reimbursement or loan. In addition, a billing statement for services performed shall accompany the request for reimbursement. For those owners opting to do the work without the assistance of a commercial contractor, the city shall reimburse 50% of the material costs only. The reimbursement shall not exceed \$500.

CONNECTION (SUMP PUMP)

Upon written notification from the City (regular first class mail) of sump pumps illegally hooked into a sanitary sewer, the property owner shall have a period of 30 days to remove all methods/systems of connection.

For those property owners who opt not to disconnect a sump pump from the sanitary sewer after the 30-day period, a \$70.00 per month fee shall be applied to the utility bill until the disconnection has been performed.

Within two years the owner shall have made the disconnection. If the owner has failed to repair the illegal connection the City will seek to enforce this policy using all lawful means, including but not limited to the prosecution of a municipal infraction which could result in a civil penalty, court cost, and / or a court order requiring that repairs be made within a certain time period.

No financing options are available for this repair.

Inspection by city staff both prior to and after repairs shall be necessary.

UNDUE HARDSHIP

For those property owners who can show undue hardship resulting from repairs, the fee may remain at \$50.00 if approved by the city council.

The property owner shall make arrangements with the City of Indianola for undue hardships and will be handled on a case-by-case basis.

Reference of City Ordinances:

95.07 Right of Entry

97.01 Storm Water

97.05 Restricted Discharge Powers

99.05 User Charges

Information

Subject

Downtown Incentive Program amendment for 103 W. Salem Avenue - Thomas Smith

Information

Community Development Director Chuck Burgin recommends approval (see packet) of the amended application submitted by Thomas Smith at 103 W. Salem. Council approved the preliminary application on September 3, 2013 in an amount of \$10,200. The owner decided to upgrade the window replacement package as well as increase the number of windows from 21 to 29. This increase cost for window replacement is \$3,080.00. The applicant wants to complete the incentive process at this time with just the additional window replacement. The additional net increase from the original approval is \$480.00.

Attachments

Downtown Incentive Info

TO: Eric Hanson, City Manager

FROM: Chuck Burgin, Director of Community Development

RE: Downtown Incentive for 103 West Salem Avenue

Amendment to Application

Enclosed is the amendment application form which allows increases for individual projects. The owner decided to upgrade the window replacement package as well as increase the number of windows from 21 to 29. This increase of cost for window replacement alone is \$3,080.00. No tuck-pointing or awning improvements are completed at this time. The applicant wants to complete the incentive process at this time with just the additional window replacement. If the amendment is approved, the additional net increase from the original approval is \$480.00. I recommend approval.

Certification of Completion and Compliance

Enclosed is the Certificate of Completion and compliance form for 103 West Salem Avenue. If the amendment application was approved (consent agenda) the total improvement for the replacement of 29 windows is \$10,680.00. I have enclosed an e-mail from the owner, Thomas Smith, explaining the change from the original approval.

If approved, **Grant money** = \$2,136.00 **0% Loan money** = \$8,544.00

The owner intends to complete the remainder of the improvement project outside of the incentive program (see attached e-mail). I recommend approval of the application.

INDIANOLA DOWNTOWN BUSINESS INCENTIVE PROGRAM
CERTIFICATION OF PROJECT COMPLETION AND COMPLIANCE

DATE 11 / 22 / 2013

OWNER'S NAME I STREET HOLDINGS, LLC THOMAS SMITH, OWNER

OWNER'S ADDRESS 503 N. I ST, INDIANOLA, IA 50125

PHONE NUMBER 515-664-1213

CONTACT PERSON THOMAS SMITH

PHONE NUMBER 515-664-1213

SITE ADDRESS 104 1/2 S. HOWARD APTS 1-5 INDIANOLA, IA 50125

DATE OF PRE-APPROVAL BY COMMUNITY DEVELOPMENT DEPART. / / 20

DATE OF FINAL APPROVAL BY COMMUNITY DEVELOPMENT DEPART. / / 20

WAS THE PROJECT PLAN AMENDED? YES X NO

DATE OF APPROVED CHANGE 12 / 16 / 2013

DATE PROJECT COMPLETED 11 / 20 / 2013

ACTUAL COST OF PROJECT (with documentation such as invoices or statements of charges)
\$10,680

WILL YOU APPLY FOR A NO-INTEREST LOAN IN THE AMOUNT AVAILABLE FOR THIS PROJECT? YES X NO

IF YES, WHICH OF THE INDIANOLA BANKS WILL ADMINISTER THE LOAN?

SIGNATURE OF CONFIRMATION _____

COMMENTS FROM THE COUNCIL:

MOTION TO APPROVE _____

DATE _____

SIGNATURE OF MAYOR _____







Information

Subject

Representatives to the Central Iowa Regional Transportation Planning Alliance

Information

Each year council appoints two representatives to serve on the Central Iowa Regional Transportation Planning Alliance (CIRTPA) which is the organization through which we receive our federal transportation funds (used to help finance functional classification/collector streets).

Eric Hanson has been the policy committee rep (Chuck Burgin as alternate) and Chuck Burgin has been the technical committee rep (Eric Hanson as alternate). Our recommendation is to keep the same format. This option allows just one of us to be there but yet have attendance at both committee meetings which are often held jointly.

Attachments

CIRTPA Letter

THE

CIRTPA

CENTRAL IOWA REGIONAL TRANSPORTATION PLANNING ALLIANCE

420 Watson Powell, Suite 200 - Des Moines, Iowa 50309

Phone: (515) 334-0075 - Fax: (515) 334-0098

Dean Yordi, Warren County
Transportation Policy Committee Chair

Russell Stutt, Jasper County
Transportation Technical Committee Chair

December 3, 2013

The Honorable Kenan Bresnan
Mayor of Indianola
Indianola City Hall
110 N. 1st Street
Indianola, IA 50125

Dear Mayor Bresnan:

SUBJECT: CALENDAR YEAR 2014 CIRTPA REPRESENTATION

The Central Iowa Regional Transportation Planning Alliance (CIRTPA) annually requests its member governments to appoint or to reappoint, by City Council action, persons to represent that member government on the CIRTPA Transportation Policy Committee (TPC) and on the CIRTPA Transportation Technical Committee (TTC).

The City of Indianola, through the Amended and Substituted Agreement Establishing the Central Iowa Regional Transportation Planning Alliance under Chapter 28E, Code of Iowa (28E Agreement) is entitled to one primary representative and to one alternate representative to both the CIRTPA TPC and to the CIRTPA TTC. The City of Indianola's current representation is:

CIRTPA TPC Primary Representative

Eric Hanson

CIRTPA TPC Alternate Representative

Chuck Burgin

CIRTPA TTC Primary Representative

Chuck Burgin

CIRTPA TTC Alternate Representative

Eric Hanson

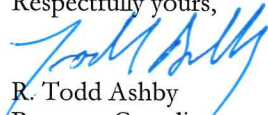
The 28E Agreement provides that “. . . the representative or representatives who serve on the CIRTPA shall be a member or members of its governing body or other person or persons appointed in the manner approved by such governing body. Alternative representatives may be similarly appointed, on a temporary or permanent basis, as a member government shall determine.” There should be a strong link between the Indianola City Council and its CIRTPA representatives to enhance communication among our member governments through the CIRTPA process. The CIRTPA, in accordance with Title VI of the Civil Rights Act of 1964, urges our member governments to consider minority individuals when making these appointments.

This correspondence is to request the City of Indianola submit the names and contact information of each of the two newly appointed or reappointed representatives to the CIRTPA TPC and the two representatives to the CIRTPA TTC on the enclosed forms. **These forms are due to the CIRTPA on or before December 31, 2013.**

Bresnan/Ashby Letter
Indianola CIRTPA Representatives
December 3, 2013
Page 2

I look forward to receiving the information for the City of Indianola's representatives to the CIRTPA. If you have any questions regarding this request, please contact Jennifer Ratcliff by telephone at (515) 334-0075 or by e-mail at jratcliff@dmampo.org.

Respectfully yours,



R. Todd Ashby
Program Coordinator

RTA: slm

Enclosures (4)

cc: Eric Hansons, City Manager
Diana Bowlin, City Clerk

Information

Subject

Representatives to the Des Moines Area Metropolitan Planning Organization

Information

Council needs to appoint two city representatives to serve on the Des Moines Area Metropolitan Planning Organization. Indianola is an associate member with no voting rights.

Eric Hanson has been the MPO primary representative (Chuck Burgin as alternate) and Chuck Burgin has been the MPT TTC primary rep (Eric Hanson as alternate).

Attachments

MPO Letter



420 Watson Powell Jr. Parkway, Suite 200
Des Moines, Iowa 50309
Phone: 515.334.0075
www.dmampo.org

December 3, 2013

The Honorable Kenan Bresnan
Mayor of Indianola
City of Indianola
110 N. First Street
PO Box 299
Indianola, IA 50125-0299

Dear Mayor Bresnan:

Subject: Des Moines Area MPO Representation for 2014

Annually, the Des Moines Area Metropolitan Planning Organization (MPO) contacts the City of Indianola to request the Indianola City Council appoint, or reappoint, its representatives to the Des Moines Area MPO and to the Des Moines Area MPO's Transportation Technical Committee (TTC). We are writing to request the Indianola City Council take that action again this year. Our staff has enclosed forms to fill out and return to the Des Moines Area MPO with the latest information on the City of Indianola's appointments to the Des Moines Area MPO and the Des Moines Area MPO TTC for Calendar Year 2014.

The City of Indianola, through the Amended and Substituted Agreement Establishing the Des Moines Area Metropolitan Planning Organization under Chapter 28E, Code of Iowa, (28E Agreement), has one primary associate representative and one alternate associate representative on both the Des Moines Area MPO and the Des Moines Area MPO's TTC. The City of Indianola's current representation is:

Des Moines Area MPO Primary Representative	Eric Hanson
Des Moines Area MPO Alternate Representative	Chuck Burgin
Des Moines Area MPO TTC Primary Representative	Chuck Burgin
Des Moines Area MPO TTC Alternate Representative	Eric Hanson

The City of Indianola needs to appoint/reappoint persons to serve on these Des Moines Area MPO committees. The Des Moines Area MPO's 28E Agreement states "... *the representative or representatives who serve on the Des Moines Area MPO shall be a member or members of its governing body or other person or persons appointed in the manner approved by such governing body. Alternative representatives may be similarly appointed, on a temporary or permanent basis, as a member government shall determine.*" No person appointed as a representative to one committee may serve as a primary representative or as an alternate representative on the other committee.

Bresnan/Ashby Letter
Indianola MPO Representatives
December 3, 2013
Page 2

We remind each of the Des Moines Area MPO's member governments that:

- The Des Moines Area MPO urges that there should be a strong link between the appointing city council and its designated Des Moines Area MPO representative, with this link enhancing the ability of the appointed representative to carry forward that city's views when communicating with other member governments and agencies through the Des Moines Area MPO process.
- The Des Moines Area MPO urges that a city, when making its appointment of Des Moines Area MPO and Des Moines Area MPO TTC representatives select individuals who are committed to and willing to attend and participate in the Des Moines Area MPO's meetings and activities on a regular basis.
- The Des Moines Area MPO, following Title VI of the Civil Rights Act of 1964, also urges member governments to consider minority individuals when making these appointments.

In closing, we request that the City of Indianola return the appointments information on or before December 31, 2013. We look forward to receiving the information for the City of Indianola's representatives to the Des Moines Area MPO.

Respectfully yours,



R. Todd Ashby
Executive Director

Enclosures

RTA:slm

cc: Chris Coleman, MPO Chair
Eric Hanson, City Manager
Diana Bowlin, City Clerk

Meeting Date: 12/16/2013

Information**Subject**

Prior and final approval applications for urban revitalization designation

Information

The following comprise a list of prior/final applications for Urban Revitalization Designation. The paperwork is in order.

Prior

Autumn Ridge Development - 1204 North "N" - SFD - \$145,500

Van Dam Construction - 801 North "W" - SFD - \$198,500

Final

Charles & Gayla Tighe - 2011 N. 8th Street - SFD - \$179,500

Orton Homes - 809 W. Scenic Valley Drive - SFD - \$187,500

Habitat for Humanity - 1805 South "E" Drive - SFD - \$77,800

Community 1st Credit Union - 300 S. Jefferson Way - Commercial Structure - \$280,000

Steger Construction - 2102 N. 8th Street - SFD - \$159,900

Halbrooke Homes - 1507 W. Kentucky - SFD - \$124,500

Autumn Ridge Development - 400 S. 8th Ct. Unit 36 - Duplex - \$230,000

Carol Linnan - 410 S. 4th Street - Addition - \$51,500

NOTE: All SFD's have the first \$75,000 abated.

Below is a list of permits issued through November 30, 2013 and previous years.

	<u>2013</u>		<u>2012</u>		<u>2011</u>		<u>2010</u>		<u>2009</u>	
SFD	45	\$7,708,802	12	\$1,766,450	17	\$2,835,850	32	\$4,562,318	20	\$3,225,320
		\$171,307		\$147,204		\$166,815		\$142,572		\$161,262
Duplexes	7	\$1,455,650	2	\$574,650	1	\$223,000	42	\$7,312,766	0	0
MFD	6	\$4,789,500	2	\$5,676,350	0	0	2	\$832,000	1	\$134,468
Add/Alt	40	\$262,850	40	\$239,173	45	\$496,570	43	\$468,061	34	\$278,026
Non-Residential	16	\$10,647,816	28	\$19,673,701	37	\$40,573,859	30	\$5,439,383	19	\$3,637,323
Total	114	\$24,864,618	84	\$27,930,324	100	\$44,129,279	149	\$18,614,528	74	\$7,275,137

AttachmentsUR AppsUR Apps 1UR Apps 2

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
CLASS A (3 or 5 YEAR \$75,000 INCENTIVE) RESIDENTIAL:

☒ 3 Year Abatement ☐ 5 Year Abatement Date 12/3/13

☒ Prior Approval for Intended Improvements ☐ Approval of Improvements Completed

Address of Property: 1204 North N St.

Legal Description of Property: Lot 41 Autumn Ridge Plat 2

Title Holder or Contract Buyer: Autumn Ridge Dev.

Address of Owner (if different than above): _____

Phone Number (to be reached during the day): _____

Existing Property Use: ☐ Residential ☐ Commercial ☐ Industrial ☒ Vacant

Proposed Property Use: ☒ Residential ☐ Commercial ☐ Industrial ☐ Vacant

☐ Rental ☒ Owner Occupied

Nature of Improvements: ☐ Addition ☒ New Construction ☐ General Improvements

DESCRIPTION: 1 story sfd - 1,543 sq. ft. - 3 bedrooms -
3 full baths - 2 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher? Yes ☐ No ☐

Attic space insulation rated R-44 or higher? Yes ☐ No ☐

125 M.P.H. lifetime shingle? Yes ☐ No ☐

Windows have minimum U factor of .31 or less or a low E rating? Yes ☐ No ☐

H.V.A.C. has a minimum 90% efficiency rating? Yes ☐ No ☐

Programmable Energy Star thermostat installed? Yes ☐ No ☐

All ductwork is taped and sealed? Yes ☐ No ☐

All appliances are Energy Star rated? Yes ☐ No ☐

A/C Unit with Minimum SEER rating of 14 Yes ☐ No ☐ Brand? _____

Furnace with a minimum 90% efficiency rating Yes ☐ No ☐ Brand? _____

Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above? Yes ☐ No ☐ Brand? _____

Rating? _____

Plumbing fixtures in both kitchen and baths are all Energy Star rated? Yes ☐ No ☐

Faucets 2.0 GPM? Yes ☐ No ☐

Showers 2.0 GPM? Yes ☐ No ☐

Water closets 1.3 GPM or dual flush? Yes ☐ No ☐

Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐

Four trees and six shrubs planted? Yes ☐ No ☐

Estimated or Actual Date of Completion: 5/20/14

Estimated or Actual Value of Improvements: \$145,500

If rental property, complete the following: Number of Units _____

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant

Date of Occupancy

Relocation Benefits

Signed By: _____

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
CLASS A (3 or 5 YEAR \$75,000 INCENTIVE) RESIDENTIAL:

☒ 3 Year Abatement _____ 5 Year Abatement _____ Date 12/3/13
☒ Prior Approval for Intended Improvements _____ Approval of Improvements Completed _____

Address of Property: 801 North W St.

Legal Description of Property: Lot 3 Prairie View Plat 3

Title Holder or Contract Buyer: Van Dam Const.

Address of Owner (if different than above): _____

Phone Number (to be reached during the day): _____

Existing Property Use: _____ Residential _____ Commercial _____ Industrial ☒ Vacant

Proposed Property Use: ☒ Residential _____ Commercial _____ Industrial _____ Vacant

_____ Rental ☒ Owner Occupied

Nature of Improvements: _____ Addition ☒ New Construction _____ General Improvements

DESCRIPTION: 1 story sfd - 2,147 sq. ft. - 3 bedrooms -
1 full bath - 1 partial bath - 3 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher? Yes _____ No _____

Attic space insulation rated R-44 or higher? Yes _____ No _____

125 M.P.H. lifetime shingle? Yes _____ No _____

Windows have minimum U factor of .31 or less or a low E rating? Yes _____ No _____

H.V.A.C. has a minimum 90% efficiency rating? Yes _____ No _____

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

A/C Unit with Minimum SEER rating of 14 Yes _____ No _____ Brand? _____

Furnace with a minimum 90% efficiency rating Yes _____ No _____ Brand? _____

Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above? Yes _____ No _____ Brand? _____
Rating? _____

Plumbing fixtures in both kitchen and baths are all Energy Star rated? Yes _____ No _____

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

Water closets 1.3 GPM or dual flush? Yes _____ No _____

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 5/20/14

Estimated or Actual Value of Improvements: \$198,500

If rental property, complete the following: Number of Units _____

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant _____ Date of Occupancy _____ Relocation Benefits _____

☒ Signed By: [Signature]

Signed By:

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
CLASS A (3 or 5 YEAR \$75,000 INCENTIVE) RESIDENTIAL:

_____ 3 Year Abatement X 5 Year Abatement Date 12/5/2013

_____ Prior Approval for Intended Improvements X Approval of Improvements Completed

Address of Property: 809 W. Scenic Valley Dr

Legal Description of Property: Heritage Hills Plat 8 Lot 9

Title Holder or Contract Buyer: Orton Homes

Address of Owner (if different than above): _____

Phone Number (to be reached during the day): _____

Existing Property Use: _____ Residential _____ Commercial _____ Industrial ✓ Vacant

Proposed Property Use: ✓ Residential _____ Commercial _____ Industrial _____ Vacant

_____ Rental ✓ Owner Occupied

Nature of Improvements: _____ Addition ✓ New Construction _____ General Improvements

DESCRIPTION: 1 story sfd - 1,789 sq ft - 2 bedrooms -
2 full baths - 3 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher? Yes X No _____

Attic space insulation rated R-44 or higher? Yes X No _____

125 M.P.H. lifetime shingle? (on) Yes X No _____

Windows have minimum U factor of .31 or less or a low E rating? Yes X No _____

H.V.A.C. has a minimum 90% efficiency rating? Yes X No _____

Programmable Energy Star thermostat installed? Yes X No _____

All ductwork is taped and sealed? Yes X No _____

All appliances are Energy Star rated? Yes _____ No _____

A/C Unit with Minimum SEER rating of 14 Yes X No _____ Brand? Carrier

Furnace with a minimum 90% efficiency rating Yes X No _____ Brand? Carrier

Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above? Yes X No _____ Brand? RHEEM

Rating? .67

Plumbing fixtures in both kitchen and baths are all Energy Star rated? Yes _____ No _____

Faucets 2.0 GPM? Yes X No _____

Showers 2.0 GPM? Yes X No _____

Water closets 1.3 GPM or dual flush? Yes X No _____

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes X No _____

Estimated or Actual Date of Completion: 12/5/2013

Estimated or Actual Value of Improvements: \$187,500

If rental property, complete the following: Number of Units _____

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant

Date of Occupancy

Relocation Benefits

Signed By: [Signature]

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
CLASS A (3 or 5 YEAR \$75,000 INCENTIVE) RESIDENTIAL:

X 3 Year Abatement _____ 5 Year Abatement _____ Date 12/2/2013
_____ Prior Approval for Intended Improvements X Approval of Improvements Completed

Address of Property: 1805 South E Drive

Legal Description of Property: Lot 2 McCord Estates

Title Holder or Contract Buyer: Habitat for Humanity

Address of Owner (if different than above): _____

Phone Number (to be reached during the day): _____

Existing Property Use: _____ Residential _____ Commercial _____ Industrial X Vacant

Proposed Property Use: X Residential _____ Commercial _____ Industrial _____ Vacant

_____ Rental X Owner Occupied

Nature of Improvements: _____ Addition X New Construction _____ General Improvements

DESCRIPTION: 1 story sfd - 896 sq. ft. - 2 bedrooms -
1 full bath - 1 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher? Yes _____ No _____

Attic space insulation rated R-44 or higher? Yes _____ No _____

Roofed using 40-year shingle? Yes _____ No _____

Windows have minimum U factor of .31 or less or a low E rating? Yes _____ No _____

H.V.A.C. has a minimum 90% efficiency rating? Yes _____ No _____

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

A/C Unit with Minimum SEER rating of 14 Yes _____ No _____ Brand? _____

Furnace with a minimum 90% efficiency rating Yes _____ No _____ Brand? _____

Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above? Yes _____ No _____ Brand? _____

Rating? _____

Plumbing fixtures in both kitchen and baths are all Energy Star rated? Yes _____ No _____

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

Water closets 1.3 GPM or dual flush? Yes _____ No _____

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 12/2/2013

Estimated or Actual Value of Improvements: \$77,800

If rental property, complete the following: Number of Units _____

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant

Date of Occupancy

Relocation Benefits

Signed By: Allen L. Lavin

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
4 OR 5 YEAR (COMMERCIAL OR INDUSTRIAL):

☒ Commercial ☐ Industrial Date 12/10/13

☐ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed

Address of Property: 300 South Jefferson Way

Legal Description of Property: lots 2-3-6-7-10 & Alley off lots 6 & 7 Bk 3 Hawthorn's Add.

Title Holder or Contract Buyer: Community 1st Credit Union

Address of Owner (if different than above): _____

Phone Number (to be reached during the day): _____

Existing Property Use: ☐ Commercial ☐ Industrial ☒ Vacant

Proposed Property Use: ☒ Commercial ☐ Industrial ☐ Vacant

☐ Rental ☒ Owner Occupied

Nature of Improvements: ☐ Addition ☒ New Construction ☐ General Improvements

DESCRIPTION: 1 story commercial structure 2,744 sq. ft.
31 car stalls

Estimated or Actual Date of Completion: 11/27/13

Estimated or Actual Value of Improvements: 12/2013

If rental property, complete the following: Number of Units _____

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant	Date of Occupancy	Relocation Benefits
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Signed By: [Signature]

FOR AGENCY USE ONLY:

City Manager The above application is/is not in conformance with the requirements of the Urban Revitalization Plan for City of Indianola
Relocation Benefits Paid N/A

City Manager _____ Date _____

Building Dept Construction Permit No.(s) 79 Date Issued 7/22/13 FINAL 11/27/13
Building Official _____

City Council Application approved/disapproved (reason if disapproved) _____
Indianola City Council _____ Date _____

County Assessor Present assessed value _____ Assessed value w/improvements _____
Eligible or non-eligible for tax abatement _____

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
CLASS A (3 or 5 YEAR \$75,000 INCENTIVE) RESIDENTIAL:

_____ 3 Year Abatement ☒ 5 Year Abatement Date 12/13/13
_____ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed

Address of Property: 2102 North 8th St.

Legal Description of Property: Lot 29 Quail Meadows Plat 2

Title Holder or Contract Buyer: Stager Construction

Address of Owner (if different than above): _____

Phone Number (to be reached during the day): _____

Existing Property Use: _____ Residential _____ Commercial _____ Industrial ☒ Vacant

Proposed Property Use: ☒ Residential _____ Commercial _____ Industrial _____ Vacant

_____ Rental ☒ Owner Occupied

Nature of Improvements: _____ Addition ☒ New Construction _____ General Improvements

DESCRIPTION: 1 story sfd - 3 bedrooms - 2 full baths -
3 car garage - 1,685 sq. ft

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher? Yes _____ No _____

Attic space insulation rated R-44 or higher? Yes _____ No _____

125 M.P.H. lifetime shingle? Yes _____ No _____

Windows have minimum U factor of .31 or less or a low E rating? Yes _____ No _____

H.V.A.C. has a minimum 90% efficiency rating? Yes _____ No _____

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

A/C Unit with Minimum SEER rating of 14 Yes _____ No _____ Brand? _____

Furnace with a minimum 90% efficiency rating Yes _____ No _____ Brand? _____

Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above? Yes _____ No _____ Brand? _____

Rating? _____

Plumbing fixtures in both kitchen and baths are all Energy Star rated? Yes _____ No _____

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

Water closets 1.3 GPM or dual flush? Yes _____ No _____

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 12/12/13

Estimated or Actual Value of Improvements: \$ 159,900

If rental property, complete the following: Number of Units _____

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant
occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant

Date of Occupancy

Relocation Benefits

☒ Signed By: [Signature]

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
CLASS A (3 or 5 YEAR \$75,000 INCENTIVE) RESIDENTIAL:

X 3 Year Abatement _____ 5 Year Abatement _____ Date 12/12/13

_____ Prior Approval for Intended Improvements X Approval of Improvements Completed

Address of Property: 1507 West Kentucky Avenue

Legal Description of Property: Lot 47 Autumn Ridge Plat 2

Title Holder or Contract Buyer: Hallbrook Homes

Address of Owner (if different than above): _____

Phone Number (to be reached during the day): _____

Existing Property Use: _____ Residential _____ Commercial _____ Industrial X Vacant

Proposed Property Use: X Residential _____ Commercial _____ Industrial _____ Vacant

_____ Rental X Owner Occupied

Nature of Improvements: _____ Addition X New Construction _____ General Improvements

DESCRIPTION: 2 story sfd - 3 bedrooms - 2 full baths -
1 partial bath - 2 car garage - 1,446 sq. ft.

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher? Yes _____ No _____

Attic space insulation rated R-44 or higher? Yes _____ No _____

125 M.P.H. lifetime shingle? Yes _____ No _____

Windows have minimum U factor of .31 or less or a low E rating? Yes _____ No _____

H.V.A.C. has a minimum 90% efficiency rating? Yes _____ No _____

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

A/C Unit with Minimum SEER rating of 14 Yes _____ No _____ Brand? _____

Furnace with a minimum 90% efficiency rating Yes _____ No _____ Brand? _____

Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above? Yes _____ No _____ Brand? _____

Rating? _____

Plumbing fixtures in both kitchen and baths are all Energy Star rated? Yes _____ No _____

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

Water closets 1.3 GPM or dual flush? Yes _____ No _____

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 12/12/13

Estimated or Actual Value of Improvements: \$124,500

If rental property, complete the following: Number of Units _____

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant

Date of Occupancy

Relocation Benefits

Signed By: Brett Clark

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
CLASS A (3 or 5 YEAR \$75,000 INCENTIVE) RESIDENTIAL:

X 3 Year Abatement _____ 5 Year Abatement _____ Date 12/13/13
____ Prior Approval for Intended Improvements X Approval of Improvements Completed
Address of Property: 400 South 8th Ct. Unit 36
Legal Description of Property: Lot 3 The Meadows Plat 1
Title Holder or Contract Buyer: Autumn Ridge Development
Address of Owner (if different than above): _____

Phone Number (to be reached during the day): _____

Existing Property Use: X Residential _____ Commercial _____ Industrial _____ Vacant

Proposed Property Use: X Residential _____ Commercial _____ Industrial _____ Vacant
____ Rental _____ Owner Occupied

Nature of Improvements: _____ Addition X New Construction _____ General Improvements

DESCRIPTION: 1 duplex - 1 story sfd. 2 bedrooms 2 full
baths, 2 car garage per unit

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher?	Yes	_____	No	_____
Attic space insulation rated R-44 or higher?	Yes	_____	No	_____
Roofed using 40-year shingle?	Yes	_____	No	_____
Windows have minimum U factor of .31 or less or a low E rating?	Yes	_____	No	_____
H.V.A.C. has a minimum 90% efficiency rating?	Yes	_____	No	_____
Programmable Energy Star thermostat installed?	Yes	_____	No	_____
All ductwork is taped and sealed?	Yes	_____	No	_____
All appliances are Energy Star rated?	Yes	_____	No	_____
A/C Unit with Minimum SEER rating of 14 Yes _____ No _____ Brand? _____				
Furnace with a minimum 90% efficiency rating Yes _____ No _____ Brand? _____				
Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above? Yes _____ No _____ Brand? _____				
Rating? _____				
Plumbing fixtures in both kitchen and baths are all Energy Star rated?	Yes	_____	No	_____
Faucets 2.0 GPM? Yes _____ No _____				
Showers 2.0 GPM? Yes _____ No _____				
Water closets 1.3 GPM or dual flush? Yes _____ No _____				
Ductwork in unconditioned spaces all insulated? Yes _____ No _____				
Four trees and six shrubs planted? Yes _____ No _____				

Estimated or Actual Date of Completion: 12/12/13

Estimated or Actual Value of Improvements: \$ 230,000

If rental property, complete the following: Number of Units _____

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant

Date of Occupancy

Relocation Benefits

Signed By: _____

APPLICATION FOR TAX ABATEMENT UNDER THE URBAN REVITALIZATION PLAN FOR
CLASS A (3 or 5 YEAR \$75,000 INCENTIVE) RESIDENTIAL:

☒ 3 Year Abatement ☐ 5 Year Abatement Date 12/13/13
☐ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed
Address of Property: 410 South 4th St.
Legal Description of Property: Auditors out lot South 3/8 Lot 11
Title Holder or Contract Buyer: Carol Linnan
Address of Owner (if different than above): 410 S. 4TH ST.
Phone Number (to be reached during the day): 480-8183

Existing Property Use: ☒ Residential ☐ Commercial ☐ Industrial ☐ Vacant

Proposed Property Use: ☒ Residential ☐ Commercial ☐ Industrial ☐ Vacant
☐ Rental ☐ Owner Occupied

Nature of Improvements: ☐ Addition ☒ New Construction ☐ General Improvements

DESCRIPTION: 1 story garage w/ apt (cottage house)
640 sq. ft. - 1 bedroom - 1 full bath - 3 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher?	Yes ☐	No ☐
Attic space insulation rated R-44 or higher?	Yes ☐	No ☐
125 M.P.H. lifetime shingle?	Yes ☐	No ☐
Windows have minimum U factor of .31 or less or a low E rating?	Yes ☐	No ☐
H.V.A.C. has a minimum 90% efficiency rating?	Yes ☐	No ☐
Programmable Energy Star thermostat installed?	Yes ☐	No ☐
All ductwork is taped and sealed?	Yes ☐	No ☐
All appliances are Energy Star rated?	Yes ☐	No ☐
A/C Unit with Minimum SEER rating of 14 Yes ☐ No ☐ Brand?		
Furnace with a minimum 90% efficiency rating Yes ☐ No ☐ Brand?		
Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above? Yes ☐ No ☐ Brand?		
Rating?		
Plumbing fixtures in both kitchen and baths are all Energy Star rated?	Yes ☐	No ☐
Faucets 2.0 GPM? Yes ☐ No ☐		
Showers 2.0 GPM? Yes ☐ No ☐		
Water closets 1.3 GPM or dual flush? Yes ☐ No ☐		
Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐		
Four trees and six shrubs planted? Yes ☐ No ☐		

Estimated or Actual Date of Completion: 12/11/13
Estimated or Actual Value of Improvements: \$51,500
If rental property, complete the following: Number of Units

Tenants occupying the building when purchased (or present tenants if unknown) Date of tenant occupancy/relocation benefits received by eligible tenants: (to be continued on a separate page if necessary)

Tenant	Date of Occupancy	Relocation Benefits
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Signed By: [Signature]

Information

Subject

Claims on the computer printout for December 16, 2013 and the November 2013 receipts

Information

Attachments

Claims

Vendor Report

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
GENERAL FUND				
AIR-CON MECHANICAL CORP.	001-6500-63410	BOILERS	12/06/2013	605.10
BOB'S CUSTOM TROPHIES	001-6200-65070	NAME PLATE	12/04/2013	10.00
BOB'S CUSTOM TROPHIES	001-6500-65070	NAME PLATES/HOLDERS	12/09/2013	123.00
BOB'S CUSTOM TROPHIES	001-6500-65070	PLAQUES	12/09/2013	139.00
BRESNAN, KENAN	001-6100-67215	MEAL	12/04/2013	85.56
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	11/25/2013	2,180.84
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	11/25/2013	180.00
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	11/25/2013	270.00
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	11/25/2013	60.00
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	11/25/2013	1,075.94
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	11/25/2013	105.00
BURGIN, CHARLES	001-1700-63730	CELL PHONE REIMBURSEMEN	12/09/2013	25.00
CAPITAL EXPRESS	001-6200-65080	POSTAGE	11/30/2013	39.91
CITY OF INDIANOLA - UTILITY	001-6500-63710	UTILITIES	11/30/2013	2,502.56
CITY OF INDIANOLA - UTILITY	001-2300-63710	UTILITIES	11/30/2013	12,139.90
COPY PLUS	001-1700-65080	UPS CHARGE - DOT ROW	12/10/2013	2.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	405.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	120.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	60.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	135.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	75.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	45.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	120.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	75.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	90.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	105.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	90.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	75.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	30.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	30.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	30.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	75.00
ELLIS LAW OFFICE	001-6500-64110	LEGAL SERVICES	11/30/2013	75.00
HUNERDOSSE, ROX ANNE	001-6250-61440	WELLNESS NOV - DEC 2013	12/02/2013	50.00
IMWCA	001-1700-61599	WORKERS COMP INSTALL	12/01/2013	261.00
IMWCA	001-2900-61599	WORKERS COMP INSTALL	12/01/2013	21.00
IMWCA	001-6100-61599	WORKERS COMP INSTALL	12/01/2013	4.00
IMWCA	001-6150-61599	WORKERS COMP INSTALL	12/01/2013	250.00
IMWCA	001-6200-61599	WORKERS COMP INSTALL	12/01/2013	46.00
IMWCA	001-6210-61599	WORKERS COMP INSTALL	12/01/2013	28.00
IMWCA	001-6250-61599	WORKERS COMP INSTALL	12/01/2013	11.00
INDOFF INCORPORATED	001-6200-65070	SUPPLIES	11/22/2013	48.99
INFOMAX OFFICE SYSTEMS IN	001-1700-63410	COPIER CONTRACT	11/14/2013	.66
INFOMAX OFFICE SYSTEMS IN	001-6200-63400	COPIER CONTRACT	11/14/2013	524.81
INFOMAX OFFICE SYSTEMS IN	001-6150-63400	COPIER CONTRACT	11/14/2013	34.41
INFOMAX OFFICE SYSTEMS IN	001-6100-63400	COPIER CONTRACT	11/14/2013	11.18
INFOMAX OFFICE SYSTEMS IN	001-1700-64990	PRINTER/COPIER LEASE CHAR	11/22/2013	168.69
IOWA CODIFICATION INC	001-6500-64990	CODE SUPPLEMENT	12/02/2013	448.00
IOWA WATER MANAGEMENT C	001-6500-63100	WATER MGMT - MUN BLDG	11/30/2013	150.00
KOSMAN, MISTI L.	001-6500-64090	1ST HALF OF DEC	12/10/2013	2,166.67
LEADER, THE	001-6500-64800	NOV WEEKLY FLYER	12/01/2013	60.00
MAHASKA COMMUNICATION G	001-6210-64990	INTERNET	12/01/2013	65.92
MAHASKA COMMUNICATION G	001-6200-63730	TELEPHONE	12/01/2013	84.38
MAHASKA COMMUNICATION G	001-1700-63730	TELEPHONE	12/01/2013	19.47
MATHIEU, ERIC	001-6100-62700	LEGISLATIVE & CUB MTG	12/09/2013	80.32
MERCY MEDICAL CENTER	001-1700-61440	HEALTH SCREEN	11/29/2013	195.00
MERCY MEDICAL CENTER	001-6200-61440	HEALTH SCREEN	11/29/2013	325.00

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
MERCY MEDICAL CENTER	001-6250-61440	HEALTH SCREEN	11/29/2013	130.00
NETWRIX CORPORATION	001-6210-67240	FILE SERVER SOFTWARE	12/03/2013	540.60
NOLASOFT DEVELOPMENT	001-6210-64190	WEB SITE HOMEPAGE FIX, E-M	12/03/2013	120.00
O'KEEFE ELEVATOR CO.	001-6500-63100	SERVICE CALL	11/29/2013	384.33
OPIE, SARA	001-6500-64990	PUBLIC RELATIONS ACTIVITY	12/02/2013	2,137.50
PELLA PRINTING	001-1700-64140	ICE/SNOW REMOVAL FORMS	11/01/2013	235.00
PELLA PRINTING	001-6500-65070	ENVELOPES	11/01/2013	335.00
PELLA PRINTING	001-6200-64140	PRINTING - CASH RECEIPTS	11/19/2013	146.00
PETTY CASH-CITY CLERK	001-6500-65990	MEALS 10/14/13	12/10/2013	2.00
PETTY CASH-CITY CLERK	001-6500-65990	MEALS 10/14/13	12/10/2013	55.25
PITNEY BOWES	001-6200-65070	POSTAGE METER SUPPLIES	11/27/2013	280.70
PTM DOCUMENT SYSTEMS	001-6200-65070	W2'S AND ENVELOPES	11/27/2013	134.04
PURCHASE POWER	001-6500-65080	POSTAGE	12/09/2013	3,000.00
RECORD-HERALD & INDIANOL	001-6500-64020	CC MIN-10	12/01/2013	355.42
RECORD-HERALD & INDIANOL	001-6500-64020	CC MIN-11	12/01/2013	244.78
RECORD-HERALD & INDIANOL	001-1700-64020	BD ADJ	12/01/2013	32.02
RECORD-HERALD & INDIANOL	001-6500-64020	CC MIN-11	12/01/2013	124.69
TELRITE CORPORATION	001-6150-63730	LONG DISTANCE SERVICE	11/22/2013	1.67
TELRITE CORPORATION	001-6210-63730	LONG DISTANCE SERVICE	11/22/2013	11.02
TELRITE CORPORATION	001-6200-63730	LONG DISTANCE SERVICE	11/22/2013	13.86
TELRITE CORPORATION	001-1700-63730	LONG DISTANCE SERVICE	11/22/2013	11.26
U.S. CELLULAR	001-1700-63730	CELL PHONE CHARGES	11/27/2013	89.64
VERIZON WIRELESS	001-6200-63730	WIRELESS FOR SPARE LAPTO	11/26/2013	20.01
WARREN CO. ASSESSOR	001-1700-64190	GIS MAINTENANCE	09/10/2013	2,400.00
WARREN COUNTY AUDITOR	001-6500-64134	NOV 5, 2013 CITY ELECTION	12/05/2013	10,033.30
WARREN COUNTY ENGINEER	001-1700-65050	FUEL DISTRIBUTION	12/04/2013	79.90
WARREN COUNTY RECORDER	001-6500-64050	REC FEES	12/10/2013	51.00
WASTE MANAGEMENT OF IOW	001-6500-64090	WASTE PICK UP 494-0152853-0	12/01/2013	104.00
WASTE MANAGEMENT OF IOW	001-2900-64990	PULL/RETURN 494-0147406-051	12/09/2013	624.77
Total GENERAL FUND:				47,931.07
POLICE FUND				
ALLSUP, PAT	011-1100-62300	TRAINING	12/06/2013	154.81
ALLSUP, PAT	011-1100-61440	WELLNESS SEPT - DEC 2013	08/26/2013	60.00
BOB'S CUSTOM TROPHIES	011-1100-65060	OFFICE SUPPLIES	11/26/2013	30.00
CARPENTER UNIFORM CO	011-1100-61810	UNIFORMS	12/02/2013	3.00
CARPENTER UNIFORM CO	011-1100-61810	UNIFORMS	11/27/2013	159.94
CRAIG'S AUTOMOTIVE	011-1100-63320	VEHICLE MAINTENANCE	11/20/2013	280.00
CRAIG'S AUTOMOTIVE	011-1100-63320	VEHICLE MAINTENANCE	11/26/2013	382.21
CRAIG'S AUTOMOTIVE	011-1100-63320	VEHICLE MAINTENANCE	11/27/2013	500.00
CRAIG'S AUTOMOTIVE	011-1100-63320	VEHICLE SERVICE	10/31/2013	143.00
ELECTRONIC ENGINEERING C	011-1100-64990	PAGER - CONTRACT	11/25/2013	11.95
IACP NET	011-1100-62100	MEMBERSHIP	12/05/2013	120.00
IMWCA	011-1100-61599	WORKERS COMP INSTALL	12/01/2013	2,463.00
INFOMAX OFFICE SYSTEMS IN	011-1100-64990	COPIER CONTRACT	12/03/2013	82.55
MAHASKA COMMUNICATION G	011-1100-63730	TELEPHONE	12/01/2013	116.82
MAHASKA COMMUNICATION G	011-1100-63730	INTERNET	12/01/2013	21.99
MERCY MEDICAL CENTER	011-1100-61440	HEALTH SCREEN	11/29/2013	130.00
METHODIST OCCUPATIONAL H	011-1100-64120	PRE-EMPLOYMENT PHYSICAL	11/27/2013	1,786.07
PELLA PRINTING	011-1100-64140	PRINTING	11/01/2013	143.00
PETTY CASH-CITY CLERK	011-1100-65990	FUEL 12/5/13	12/10/2013	69.86
T.R.M. DISPOSAL LLC	011-1100-67260	GARBAGE/BUILDING	11/25/2013	15.00
TELRITE CORPORATION	011-1100-63730	LONG DISTANCE SERVICE	11/22/2013	12.98
TOMIN'S TOWING	011-1100-64860	TOWING - ABANDONED	12/02/2013	230.00
VR ID CARDS	011-1100-65070	MATERIALS/SUPPLIES	11/25/2013	60.75
WARREN COUNTY ENGINEER	011-1100-65050	FUEL DISTRIBUTION	12/04/2013	2,599.00

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
Total POLICE FUND:				9,575.93
FIRE FUND				
CARPENTER UNIFORM CO	015-1500-61810	CREDIT	10/25/2013	49.99-
CARPENTER UNIFORM CO	015-1500-61810	UNIFORM	11/01/2013	59.99
CARPENTER UNIFORM CO	015-1500-61810	UNIFORM	11/26/2013	99.99
CET FIRE PUMPS MFG	015-1500-63410	PARTS	11/21/2013	130.00
CIRCLE B CASHWAY	015-1500-65070	SUPPLIES	11/30/2013	14.13
CITY OF INDIANOLA - UTILITY	015-1500-63710	UTILITIES	11/30/2013	200.00
CITY OF INDIANOLA - UTILITY	015-1500-63710	UTILITIES - PD/FIRE BLDG	11/30/2013	36.67
ELECTRONIC ENGINEERING C	015-1500-63730	PAGER	11/25/2013	8.00
IMWCA	015-1500-61599	WORKERS COMP INSTALL	12/01/2013	4,918.00
INDOFF INCORPORATED	015-1500-65060	OFFICE SUPPLIES	11/27/2013	723.11
IOWA STATE UNIVERSITY	015-1500-62300	CERT TESTING FEES	11/26/2013	150.00
MAHASKA COMMUNICATION G	015-1500-63730	TELEPHONE	12/01/2013	71.39
MAHASKA COMMUNICATION G	015-1500-63730	INTERNET	12/01/2013	21.99
MERCY MEDICAL CENTER	015-1500-61440	HEALTH SCREEN	11/29/2013	325.00
NAPA AUTO PARTS	015-1500-65070	SUPPLIES	11/13/2013	17.98
PELLA PRINTING	015-1500-65070	SUPPLIES	11/01/2013	75.00
PIERCE BROTHERS REPAIR	015-1500-65070	SUPPLIES	11/12/2013	28.00
PIERCE BROTHERS REPAIR	015-1500-65070	SUPPLIES	10/16/2013	18.00
SMITH'S CONSTRUCTION	015-1500-63100	DOOR REPAIR	12/02/2013	309.02
SPENCER, JEFFREY	015-1500-61440	WELLNESS JAN - DEC 2013	12/08/2013	180.00
TELRITE CORPORATION	015-1500-63730	LONG DISTANCE SERVICE	11/22/2013	14.01
VERIZON WIRELESS	015-1500-63730	330 LAPTOP/330 CELL	11/26/2013	51.14
WARREN CO. ASSESSOR	015-1500-65070	GIS MAINTENANCE	09/10/2013	300.00
WARREN COUNTY ENGINEER	015-1500-65050	FUEL DISTRIBUTION	12/04/2013	606.26
Total FIRE FUND:				8,307.69
AMBULANCE FUND				
ARONOW, KATIE	016-1600-62300	ACLA CLASS	12/05/2013	60.00
CENTRAL IA EMS DIRECTORS	016-1600-62300	TRAINING	11/21/2013	225.00
IMWCA	016-1600-61599	WORKERS COMP INSTALL	12/01/2013	1,967.00
INFOMAX OFFICE SYSTEMS IN	016-1600-63400	COPIER CONTRACT	11/14/2013	52.87
INTERSTATE ALL BATTERY CE	016-1600-65070	BATTERIES	12/04/2013	56.08
MAHASKA COMMUNICATION G	016-1600-63730	TELEPHONE	12/01/2013	28.46
MERCY MEDICAL CENTER	016-1600-61440	HEALTH SCREEN	11/29/2013	65.00
NOBLE FORD-MERCURY	016-1600-65051	2008 VEH REPAIR	11/27/2013	671.39
TELRITE CORPORATION	016-1600-63730	LONG DISTANCE SERVICE	11/22/2013	.69
VERIZON WIRELESS	016-1600-63730	EMS CELL PHONES	11/26/2013	194.87
WARREN COUNTY ENGINEER	016-1600-65050	FUEL DISTRIBUTION	12/04/2013	1,459.21
WESLEY WOODS CAMP & RET	016-1600-62300	TRAINING	10/16/2013	112.50
YOUNG, SCOTT J.	016-1600-62300	EMT - PARAMEDIC REIMBURSE	11/30/2013	2,000.00
Total AMBULANCE FUND:				6,893.07
LIBRARY FUND				
AIR-CON MECHANICAL CORP.	041-4100-63100	QUARTERLY AGREEMENT	11/08/2013	887.14
AIR-CON MECHANICAL CORP.	041-4100-63100	BOILER REPAIR	12/06/2013	497.48
BAKER & TAYLOR ENTERTAIN	041-4100-65021	CD	10/11/2013	46.55
BAKER & TAYLOR ENTERTAIN	041-4100-65022	DVD'S	10/11/2013	139.11
BAKER & TAYLOR ENTERTAIN	041-4100-65022	DVD	10/17/2013	44.42
BAKER & TAYLOR ENTERTAIN	041-4100-65022	DVD	10/25/2013	16.73
BAKER AND TAYLOR	041-4100-65020	BOOKS	10/21/2013	356.53
BAKER AND TAYLOR	041-4100-65020	BOOKS	10/28/2013	446.67
BAKER AND TAYLOR	041-4100-65020	BOOKS	10/30/2013	340.93

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
BAKER AND TAYLOR	041-4100-65020	BOOKS	11/01/2013	1,460.84
BAKER AND TAYLOR	041-4100-65020	BOOKS	11/05/2013	412.91
BAKER AND TAYLOR	041-4100-65020	BOOKS	11/07/2013	172.53
BAKER AND TAYLOR	041-4100-65020	BOOKS	11/12/2013	413.92
BAKER AND TAYLOR	041-4100-65020	BOOKS	11/06/2013	49.31
BLACKSTONE AUDIO INC	041-4100-65021	BOOKS ON CD	08/23/2013	150.00
BLACKSTONE AUDIO INC	041-4100-65021	BOOK ON CD	08/23/2013	39.96
BLACKSTONE AUDIO INC	041-4100-65021	BOOK ON CD	10/23/2013	60.72
CARLSON, JANE	041-4100-62700	SEPTEMBER MILEAGE	10/01/2013	6.61
CARLSON, JANE	041-4100-62700	OCTOBER MILEAGE	11/01/2013	6.61
CARLSON, JANE	041-4100-62700	NOVEMBER MILEAGE	12/01/2013	63.51
CENTER POINT LARGE PRINT	041-4100-65020	8 LARGE PRINT BOOKS	10/15/2013	185.01
CITY OF INDIANOLA - UTILITY	041-4100-63710	UTILITIES	11/30/2013	1,105.36
CR SERVICES	041-4100-64090	MONTHLY CLEANING	11/20/2013	1,255.00
CR SERVICES	041-4100-65071	CLEANING SUPPLIES	11/20/2013	67.48
EVANCED SOLUTIONS INC	041-4100-64990	EVENTS SOFTWARE ANNUAL	12/01/2013	525.00
GALE/CENGAGE LEARNING	041-4100-65020	BOOK	10/22/2013	21.59
GALE/CENGAGE LEARNING	041-4100-65020	BOOKS	10/22/2013	305.51
GALE/CENGAGE LEARNING	041-4100-65020	BOOK	10/24/2013	25.59
GALE/CENGAGE LEARNING	041-4100-65020	BOOK	10/30/2012	20.80
GODWIN, JOYCE	041-4100-61440	WELLNES DEC 2013	12/01/2013	15.00
HOBBY LOBBY	041-4100-65079	PROGRAM SUPPLIES	11/14/2013	17.96
HOBBY LOBBY	041-4100-65079	PROGRAM SUPPLIES	12/04/2013	11.14
HY-VEE FOOD STORE	041-4100-65079	PROGRAM SUPPLIES	11/24/2013	3.49
IMWCA	041-4100-61599	WORKERS COMP INSTALL	12/01/2013	44.00
INDOFF INCORPORATED	041-4100-65070	OFFICE SUPPLIES	11/13/2013	29.89
INDOFF INCORPORATED	041-4100-65079	PROGRAM SUPPLIES	11/13/2013	64.61
INFOMAX OFFICE SYSTEMS IN	041-4100-64990	MONTHLY MAINTENANCE	12/02/2013	64.28
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - CARLSO	12/10/2013	90.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - CASSAD	12/10/2013	30.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - FARRIS,	12/10/2013	30.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - GAUMER	12/10/2013	105.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - GODWIN,	12/10/2013	125.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - HICKS, P	12/10/2013	30.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - JUFFERN	12/10/2013	30.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - KERR, RI	12/10/2013	30.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - LEE, JIM	12/10/2013	30.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - PATRICK	12/10/2013	75.00
IOWA LIBRARY ASSOCIATION	041-4100-62100	MEMBERSHIP DUES - SAYLER,	12/10/2013	30.00
IOWA WATER MANAGEMENT C	041-4100-63100	WATER MGMT - LIBRARY	11/30/2013	40.00
MAHASKA COMMUNICATION G	041-4100-63730	TELEPHONE	12/01/2013	71.39
MAHASKA COMMUNICATION G	041-4100-63730	INTERNET	12/01/2013	21.99
MERCY MEDICAL CENTER	041-4100-61440	HEALTH SCREEN	11/29/2013	195.00
MID AMERICAN ENERGY CO.	041-4100-63710	NATURAL GAS	11/15/2013	296.18
PETTY CASH-CITY LIBRARY	041-4100-65990	REPLENISH PERRY CASH	12/10/2013	30.00
RANDOM HOUSE INC.	041-4100-65021	BOOK ON CD	10/18/2013	33.75
RANDOM HOUSE INC.	041-4100-65021	BOOK ON CD	10/25/2013	30.00
RANDOM HOUSE INC.	041-4100-65021	BOOK ON CD	11/01/2012	30.00
RANDOM HOUSE INC.	041-4100-65021	BOOK ON CD	11/08/2013	11.25
RECORDED BOOKS LLC	041-4100-65022	DVD	10/11/2013	33.00
RECORDED BOOKS LLC	041-4100-65021	BOOK ON CD	10/14/2013	36.00
RECORDED BOOKS LLC	041-4100-65021	BOOK ON CD	10/18/2013	29.99
RECORDED BOOKS LLC	041-4100-65021	BOOKS ON CD	11/05/2013	396.00
RECORDED BOOKS LLC	041-4100-65021	BOOKS ON CD	11/11/2013	82.20
RECORDED BOOKS LLC	041-4100-65021	BOOKS ON CD	11/11/2013	99.00
SPRINGER PEST SOLUTIONS D	041-4100-64990	MONTHLY CONTRACT	12/03/2013	53.00
T.R.M. DISPOSAL LLC	041-4100-64090	TRASH REMOVAL	11/25/2013	89.00
TELRITE CORPORATION	041-4100-63730	LONG DISTANCE SERVICE	11/22/2013	6.59

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
THOMPSON, MYLISA	041-4100-62700	MILEAGE SEPT - NOV 2013	12/01/2013	14.07
UNIQUE MANAGEMENT SERVI	041-4100-64990	COLLECTION AGENCY FEES	12/01/2013	59.70
WAL-MART STORES INC.	041-4100-65079	PROGRAM SUPPLIES	12/06/2013	65.58
WAL-MART STORES INC.	041-4100-65070	OFFICE SUPPLIES	12/05/2013	20.54
WAL-MART STORES INC.	041-4100-65079	PROGRAM SUPPLIES	11/13/2013	16.18
WAL-MART STORES INC.	041-4100-65079	PROGRAM SUPPLIES	12/09/2013	7.97
WAL-MART STORES INC.	041-4100-65079	PROGRAM SUPPLIES	12/04/2013	53.28
WAL-MART STORES INC.	041-4100-65070	OFFICE SUPPLIES	12/04/2013	13.45
WAL-MART STORES INC.	041-4100-65079	PROGRAM SUPPLIES	11/24/2013	12.03
WAL-MART STORES INC.	041-4100-65079	PROGRAM SUPPLIES	12/01/2013	7.66
WAL-MART STORES INC.	041-4100-65079	PROGRAM SUPPLIES	11/12/2013	11.30
WOOSLEY LANDSCAPING & M	041-4100-64990	CONTRACT MOWING - LIBRAR	11/24/2013	45.00

Total LIBRARY FUND:

11,890.29

PARK & RECREATION FUND

AGRILAND FS INC	042-4445-65072	GRASS SEED - ADULT SB	11/25/2013	180.00
AGRILAND FS INC	042-4495-65072	GRASS SEED - YOUTH SB	11/25/2013	60.00
AGRILAND FS INC	042-4455-63100	GRASS SEED - SOCCER	11/25/2013	120.00
AGRILAND FS INC	042-4320-65200	SEED	11/27/2013	92.50
APPLIANCE GUY, THE	042-4405-64990	OVEN SERVICE CALL	12/04/2013	74.00
BUCHANAN, ANGIE	042-4300-61440	WELLNESS SEPT - DEC 2013	11/23/2013	100.00
CAPITAL CITY EQUIPMENT	042-4300-65051	BUSHING	11/22/2013	8.47
CAPITAL CITY EQUIPMENT	042-4300-65051	BUSHING	12/06/2013	8.47
CENTURYLINK	042-4355-63730	911 PHONE	11/22/2013	53.68
CITY OF INDIANOLA - UTILITY	042-4355-63710	UTILITIES - MEMORIAL	11/30/2013	72.80
CITY OF INDIANOLA - UTILITY	042-4310-63710	UTILITIES - BARKER	11/30/2013	31.44
CITY OF INDIANOLA - UTILITY	042-4375-63710	UTILITIES - PICKARD	11/30/2013	283.45
CITY OF INDIANOLA - UTILITY	042-4350-63710	UTILITIES - MC CORD	11/30/2013	38.67
CITY OF INDIANOLA - UTILITY	042-4405-63710	UTILITIES	11/30/2013	1,357.31
CITY OF INDIANOLA - UTILITY	042-4330-63710	UTILITIES - DOWNEY	11/30/2013	29.04
CITY OF INDIANOLA - UTILITY	042-4370-63710	UTILITIES - SHOP	11/30/2013	185.88
CITY OF INDIANOLA - UTILITY	042-4315-63710	UTILITIES - TRAIL	11/30/2013	38.88
CITY OF INDIANOLA - UTILITY	042-4375-63710	UTILITIES - PICKARD	11/30/2013	132.00
CITY OF INDIANOLA - UTILITY	042-4445-63710	ADULT SOFTBALL COMPLEX U	11/30/2013	527.41
CITY OF INDIANOLA - UTILITY	042-4360-63710	UTILITIES - MOATS	11/30/2013	39.20
CITY OF INDIANOLA - UTILITY	042-4320-63710	UTILITIES - BUXTON	11/30/2013	746.52
DAVIS EQUIPMENT CORPORAT	042-4300-65050	BOLTS & PLATES VERTI DRAIN	12/02/2013	86.18
HENNING, ANNA	042-4465-66990	REFUND - CLASS CANCELLED	12/09/2013	14.00
HY-VEE FOOD STORE	042-4485-64205	KIDS IN THE KITCHEN	12/04/2013	140.00
IMWCA	042-4200-61599	WORKERS COMP INSTALL	12/01/2013	221.00
IMWCA	042-4300-61599	WORKERS COMP INSTALL	12/01/2013	688.00
IMWCA	042-4400-61599	WORKERS COMP INSTALL	12/01/2013	515.00
INDIANOLA COMM. SCHOOLS	042-4400-64152	FACILITY RENTAL	07/15/2013	6,585.00
INDIANOLA SENIOR CENTER	042-4415-66990	CHRISTMAS EVENT REIBURSE	12/04/2013	210.00
INDOFF INCORPORATED	042-4200-65070	LABELS & INK CARTRIDGES	11/29/2013	130.94
JIM'S JOHNS	042-4325-64090	KYBO	11/12/2013	40.00
KIRCHHOFF, KALIE	042-4480-64250	YOUTH BASKETBALL OFFICIAL	12/09/2013	48.00
MACKI, EMILY	042-4480-64250	YOUTH BASKETBALL OFFICIAL	12/09/2013	168.00
MAHASKA COMMUNICATION G	042-4370-63730	TELEPHONE	12/01/2013	32.45
MAHASKA COMMUNICATION G	042-4405-63730	TELEPHONE	12/01/2013	6.49
MAHASKA COMMUNICATION G	042-4405-63730	TELEPHONE	12/01/2013	56.92
MAHASKA COMMUNICATION G	042-4200-63730	TELEPHONE	12/01/2013	97.35
MAHASKA COMMUNICATION G	042-4200-63730	INTERNET	12/01/2013	21.99
MC COY HARDWARE INC	042-4300-65071	BATTERIES	11/25/2013	10.60
MC COY HARDWARE INC	042-4305-65070	BULB	12/03/2013	24.29
MC COY HARDWARE INC	042-4300-65079	PAINT	12/05/2013	5.92
MC COY HARDWARE INC	042-4300-65079	PAINT	12/06/2013	6.73

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
MC COY HARDWARE INC	042-4320-65070	PAINT	12/09/2013	3.77
MENARDS	042-4315-65070	ROOF SUPPLIES	12/06/2013	238.51
MERCY MEDICAL CENTER	042-4200-61440	HEALTH SCREEN	11/29/2013	325.00
MERCY MEDICAL CENTER	042-4300-61440	HEALTH SCREEN	11/29/2013	390.00
MERCY MEDICAL CENTER	042-4400-61440	HEALTH SCREEN	11/29/2013	65.00
MIDWEST OFFICE TECH	042-4200-63400	COPIES	11/30/2013	37.00
O'REILLY AUTO PARTS	042-4300-65050	OIL	12/02/2013	47.88
O'REILLY AUTO PARTS	042-4300-65051	BELTS STEINER	12/04/2013	32.62
O'REILLY AUTO PARTS	042-4300-65051	FILTERS	12/05/2013	12.78
O'REILLY AUTO PARTS	042-4300-65070	PLIERS	12/05/2013	14.99
O'REILLY AUTO PARTS	042-4300-65051	FILTER	12/06/2013	7.49
O'REILLY AUTO PARTS	042-4300-65050	WIPER BLADES	12/09/2013	19.98
PETTY CASH-RECREATION	042-4200-65080	POSTAGE	12/05/2013	10.60
PETTY CASH-RECREATION	042-4400-65990	BLDG ATTENDANT FEE	12/06/2013	5.00
SPRINGER PEST SOLUTIONS D	042-4405-64090	PEST CONTROL	11/05/2013	61.00
TELRITE CORPORATION	042-4200-63730	LONG DISTANCE PHONE	11/22/2013	5.34
THEISEN'S	042-4300-65050	BATTERY	11/25/2013	89.99
THEISEN'S	042-4300-65071	PAINT THINNER	11/25/2013	6.99
THEISEN'S	042-4300-65071	TIMERS	11/25/2013	12.00
THEISEN'S	042-4305-65070	TOILET LEVER	12/02/2013	3.89
U.S. CELLULAR	042-4370-63730	CELL PHONE - 1	11/22/2013	27.62
U.S. CELLULAR	042-4400-63730	CELL PHONE - 1	11/22/2013	27.62
U.S. CELLULAR	042-4200-63730	CELL PHONE - 1	11/22/2013	27.62
U.S. CELLULAR	042-4200-63730	ANDROID - GLEN	11/22/2013	25.00
WAL-MART STORES INC.	042-4415-65070	EVENT SNACKS	12/02/2013	12.40
WAL-MART STORES INC.	042-4460-65070	HOT GLUE, NAPKINS	12/02/2013	9.42
WAL-MART STORES INC.	042-4460-65070	BATTERIES, PAPER PLATES	12/05/2013	12.43
WARREN COUNTY ENGINEER	042-4300-65050	FUEL DISTRIBUTION	12/04/2013	457.87
WARREN COUNTY ENGINEER	042-4400-65050	FUEL DISTRIBUTION - VANS	12/04/2013	43.69
WARREN COUNTY ENGINEER	042-4445-65072	FUEL DISTRIBUTION - MISC	12/04/2013	68.90
WIEGERT DISPOSAL CO.	042-4370-64090	DUMPSTER	12/01/2013	45.00
WIEGERT DISPOSAL CO.	042-4405-64090	DUMPSTER	12/01/2013	25.00
WOOSLEY LANDSCAPING & M	042-4305-64990	CONTRACT MOWING - ACTIVIT	11/24/2013	60.00
WOOSLEY LANDSCAPING & M	042-4310-64990	CONTRACT MOWING - BARKER	11/24/2013	30.00
WOOSLEY LANDSCAPING & M	042-4315-64990	CONTRACT MOWING - MCVAY	11/24/2013	90.00
WOOSLEY LANDSCAPING & M	042-4325-64990	CONTRACT MOWING - DAYTON	11/24/2013	30.00
WOOSLEY LANDSCAPING & M	042-4330-64990	CONTRACT MOWING - DOWNE	11/24/2013	60.00
WOOSLEY LANDSCAPING & M	042-4335-64990	CONTRACT MOWING - EASTON	11/24/2013	70.00
WOOSLEY LANDSCAPING & M	042-4350-64990	CONTRACT MOWING - MC COR	11/24/2013	130.00
WOOSLEY LANDSCAPING & M	042-4360-64990	CONTRACT MOWING - MOATS	11/24/2013	90.00
WOOSLEY LANDSCAPING & M	042-4365-64990	CONTRACT MOWING -O.C. PRO	11/24/2013	75.00
WOOSLEY LANDSCAPING & M	042-4375-64990	CONTRACT MOWING - PICKAR	11/24/2013	390.00
WOOSLEY LANDSCAPING & M	042-4380-64990	CONTRACT MOWING - SESQUI	11/24/2013	35.00
WOOSLEY LANDSCAPING & M	042-4395-64990	CONTRACT MOWING - WILLOW	11/24/2013	25.00
WOOSLEY LANDSCAPING & M	042-4355-64990	CONTRACT MOWING - MEMORI	11/24/2013	120.00
Total PARK & RECREATION FUND:				16,665.98

POOL (MEMORIAL) FUND

ACCO UNLIMITED CORP.	045-4500-65072	VMAC DOLPHIN REPAIRED	11/26/2013	30.00
CITY OF INDIANOLA - UTILITY	045-4500-63710	VMAC UTILITES - WATER & ELE	11/30/2013	305.90
IMWCA	045-4500-61599	WORKERS COMP INSTALL	12/01/2013	176.00
MAHASKA COMMUNICATION G	045-4500-63730	TELEPHONE	12/01/2013	12.98
MID AMERICAN ENERGY CO.	045-4500-63710	VMAC NATURAL GAS	10/08/2013	12.74
WOOSLEY LANDSCAPING & M	045-4500-64990	CONTRACT MOWING - MAC	11/24/2013	95.00
Total POOL (MEMORIAL) FUND:				632.62

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
ROAD USE TAX FUND				
AUBERT'S TOWING	110-2100-63320	TRUCK TOWED TO SOUTHTOW	12/05/2013	45.00
BARCO MUNICIPAL PROD INC	110-2100-65074	MATERIALS	11/27/2013	195.50
BARCO MUNICIPAL PROD INC	110-2100-65074	SIGNS	11/27/2013	128.72
BARCO MUNICIPAL PROD INC	110-2100-63320	TRUCK/EQUIP DELINEATORS	12/04/2013	116.43
BOWLIN, RON	110-2100-61440	WELLNESS NOV - DEC 2013	12/07/2013	50.00
BRUENING ROCK PRODUCTS	110-2100-65073	ROAD STONE	11/27/2013	1,812.77
CENTURYLINK	110-2100-63730	TRAFFIC SIGNALS	11/22/2013	47.14
CERTIFIED POWER INC	110-2100-63320	NEW VALVE BODY	11/27/2013	1,752.26
CIRCLE B CASHWAY	110-2100-63100	ELECTRIC WIRE	12/05/2013	165.11
CITY OF INDIANOLA - UTILITY	110-2100-63710	UTILITIES	11/30/2013	371.07
CR SERVICES	110-2100-65076	SHOP SUPPLIES	12/10/2013	152.71
CUNNINGHAM, GARRY	110-2100-61440	WELLNESS DEC 2013	12/01/2013	25.00
FASTENAL	110-2100-65076	3/8 TAP	11/27/2013	1.38
FASTENAL	110-2100-65076	WHEEL CASTERS	12/10/2013	17.62
FORT DODGE STEEL	110-2100-63100	STEEL	11/21/2013	163.54
HALLETT MATERIALS	110-2500-65070	SKID SAND	11/23/2013	637.77
IMWCA	110-2100-61599	WORKERS COMP INSTALL	12/01/2013	1,712.00
INFOMAX OFFICE SYSTEMS IN	110-2100-63400	COPIER CONTRACT	11/14/2013	363.41
LOGAN CONTRACTORS SUPPL	110-2100-63320	RAISE/LOWER CYLD	12/06/2013	169.60
MAHASKA COMMUNICATION G	110-2100-63730	TELEPHONE	12/01/2013	12.98
MAHASKA COMMUNICATION G	110-2100-64900	INTERNET	12/01/2013	21.99
MC COY HARDWARE INC	110-2100-65076	PAINT/TAPE	11/27/2013	29.22
MC COY HARDWARE INC	110-2500-63320	GALV - FITTINGS	11/27/2013	7.52
MC COY HARDWARE INC	110-2100-63320	PAINT	12/02/2013	7.18
MC COY HARDWARE INC	110-2100-65076	CLEANER/BATTERIES	12/09/2013	29.70
MENARDS	110-2100-63100	ELECTRIC MATERIALS	12/04/2013	120.96
METHODIST OCCUPATIONAL H	110-2100-64121	SUBSTANCE TESTING - STREE	11/27/2013	138.00
O'REILLY AUTO PARTS	110-2500-63320	SANDER LIGHTS	11/25/2013	160.18
O'REILLY AUTO PARTS	110-2100-63320	TRUCK BOX PROTECTANT	11/27/2013	89.99
O'REILLY AUTO PARTS	110-2100-65076	BRAKLEEN	11/27/2013	45.48
O'REILLY AUTO PARTS	110-2100-63320	HYD HOSE	11/27/2013	26.24
O'REILLY AUTO PARTS	110-2100-65076	HEX BIT TOOL SET	12/02/2013	23.99
O'REILLY AUTO PARTS	110-2100-63320	BLOWER MOTOR	12/03/2013	42.54
O'REILLY AUTO PARTS	110-2100-63320	MARKER LIGHTS	12/03/2013	10.33
O'REILLY AUTO PARTS	110-2100-63320	WIPER BLADES	12/04/2013	15.19
O'REILLY AUTO PARTS	110-2100-63320	WIPER BLADES	12/04/2013	13.58
O'REILLY AUTO PARTS	110-2100-63320	MIRROR	12/06/2013	15.29
O'REILLY AUTO PARTS	110-2100-63320	WIPER BLADES	12/08/2013	30.38
PIERCE BROTHERS REPAIR	110-2100-65076	OXYGEN TANK	11/26/2013	77.82
PIERCE BROTHERS REPAIR	110-2500-63320	PLOW JACKS	11/04/2013	84.00
PIERCE BROTHERS REPAIR	110-2100-63100	STEEL	11/29/2013	34.00
PIERCE BROTHERS REPAIR	110-2100-63100	STEEL	11/27/2013	7.00
PIERCE BROTHERS REPAIR	110-2100-65076	WELDING ROD	11/12/2013	4.00
PIERCE BROTHERS REPAIR	110-2500-63320	PLOW JACKS	11/05/2013	78.00
T.R.M. DISPOSAL LLC	110-2100-64090	RECYCLE BIN	11/25/2013	35.00
THEISEN'S	110-2100-63100	HOSE FITTINGS/HOSE	12/06/2013	63.08
TOMPKINS INDUSTRIES INC.	110-2100-63320	HOSE FITTINGS	11/27/2013	29.65
TOMPKINS INDUSTRIES INC.	110-2100-63320	HOSE FITTINGS	11/27/2013	46.98
U.S. CELLULAR	110-2100-63730	CELL PHONE -3	11/22/2013	82.85
VETTER EQUIPMENT CO	110-2100-63320	BUCKET TEETH	12/06/2013	59.64
WARREN CO. ASSESSOR	110-2100-64190	GIS MAINTENANCE	09/10/2013	1,250.00
WARREN COUNTY ENGINEER	110-2100-65050	FUEL DISTRIBUTION	12/04/2013	3,117.95
WASTE MANAGEMENT OF IOW	110-2100-64090	TRASH - DEC 2013	12/01/2013	32.00
Total ROAD USE TAX FUND:				13,769.74

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
YMCA MAINTENANCE OBLIGATIONS				
JAKES LAWN & LANDSCAPING	115-6150-64990	SNOW/ICE REMOVAL - YMCA 1	11/26/2013	840.00
Total YMCA MAINTENANCE OBLIGATIONS:				840.00
LIBRARY SPECIAL REVENUE FUND				
BAKER AND TAYLOR	141-4100-65020	BOOKS	10/30/2013	15.65
BAKER AND TAYLOR	141-4100-65020	BOOKS	11/01/2013	94.91
BAKER AND TAYLOR	141-4100-65020	BOOKS	11/12/2013	10.07
Total LIBRARY SPECIAL REVENUE FUND:				120.63
PARK & REC SPECIAL REV FUND				
HALLIN, BRIANA	142-4620-64990	MASCOT	11/22/2013	20.00
IOWA PRISON INDUSTRIES	142-4670-65070	SIGN	11/22/2013	178.20
PETTY CASH-RECREATION	142-4615-65992	KEY CARD - DALE	11/27/2013	15.50
PETTY CASH-RECREATION	142-4615-65992	KEY CARD - BLANCHARD	12/02/2013	8.75
Total PARK & REC SPECIAL REV FUND:				222.45
DEBT SERVICE FUND				
BANKERS TRUST COMPANY	200-7100-68990	2013C ESCROW ACCOUNT	12/02/2013	3,500.00
Total DEBT SERVICE FUND:				3,500.00
CAPITAL PROJECTS FUND				
KLINE ELECTRIC INC.	301-8000-67000	AUDIO SYSTEM YMCA EMERG	10/24/2013	2,285.00
Total CAPITAL PROJECTS FUND:				2,285.00
STREET CAPITAL PROJECTS FUND				
STERNQUIST CONST. INC.	321-2101-67714	STREET PROJECT PAY EST 11	12/05/2013	2,600.49
STERNQUIST CONST. INC.	321-2101-67714	STREET PROJECT PAY EST 12	12/05/2013	140,593.20
Total STREET CAPITAL PROJECTS FUND:				143,193.69
CP--CAF FUND				
BAILEY IRRIGATION INC	344-4400-67805	IRRIGATION BLOW OUT AND W	12/04/2013	1,292.36
CITY OF INDIANOLA - UTILITY	344-4400-67805	UTILITIES	11/30/2013	159.04
Total CP--CAF FUND:				1,451.40
CP--COMM RE-DEV (D & D) FUND				
AMERICAN CONCRETE PRODU	353-5200-67902	STREET REPAIR - 203 W 2ND A	11/16/2013	545.00
DOWNEY TIRE SERVICE	353-5200-67902	TIRE TAKE BACK 203 W 2ND AV	12/06/2013	59.80
S.CENTRAL IOWA LANDFILL	353-5200-67902	CONST DEBRIS CHARGES - 20	12/05/2013	145.00
S.CENTRAL IOWA LANDFILL	353-5200-67902	CONST DEBRIS CHARGES - 20	12/05/2013	77.00
S.CENTRAL IOWA LANDFILL	353-5200-67902	CONST DEBRIS CHARGES - 20	12/05/2013	120.00
S.CENTRAL IOWA LANDFILL	353-5200-67902	CONST DEBRIS CHARGES - 20	12/05/2013	104.00
S.CENTRAL IOWA LANDFILL	353-5200-67902	CONST DEBRIS CHARGES - 20	12/05/2013	116.00
S.CENTRAL IOWA LANDFILL	353-5200-67902	CONST DEBRIS CHARGES - 20	12/05/2013	118.00
S.CENTRAL IOWA LANDFILL	353-5200-67902	CONST DEBRIS CHARGES - 20	12/05/2013	123.00
S.CENTRAL IOWA LANDFILL	353-5200-67902	CONST DEBRIS CHARGES - 20	12/05/2013	87.00
WARREN COUNTY ABSTRACT	353-5200-67902	ABSTRACT CHECK UPDATE - 3	11/25/2013	165.00
Total CP--COMM RE-DEV (D & D) FUND:				1,659.80

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
SEWER FUND				
AHLERS & COONEY P.C.	610-8300-64900	SNOW REMOVAL	11/25/2013	225.00
CASNER, RANDY	610-8300-64148	I & I LOAN	11/21/2013	8,401.05
CENTURYLINK	610-8300-63730	PHONE	11/22/2013	45.81
CHUMBLEY & JONES OIL	610-8350-65072	55 GAL DRUM OIL	12/06/2013	736.50
CITY OF INDIANOLA - UTILITY	610-8350-63710	UTILITIES	11/30/2013	4,003.41
CITY OF INDIANOLA - UTILITY	610-8325-63710	UTILITIES	11/30/2013	2,570.51
CRYSTAL CLEAR WATER CO	610-8350-65012	DISTILLED WATER FOR LAB	11/27/2013	21.60
DOWNEY TIRE SERVICE	610-8300-63320	SCREW IN TIRE	12/06/2013	19.71
HACH COMPANY	610-8350-65012	LAB SUPPLIES	11/27/2013	391.90
HAWKEYE TRUCK EQUIPMENT	610-8300-63320	HARNESS REPAIR KIT-PLOW	12/10/2013	130.00
HR GREEN INC	610-8300-64900	PROJ #40130054 - COLLECTION	11/20/2013	14,440.00
IMWCA	610-8300-61599	WORKERS COMP INSTALL	12/01/2013	631.00
INFOMAX OFFICE SYSTEMS IN	610-8300-64990	COPIER	11/22/2013	207.40
IOWA ASSOC OF MUN UTILITIE	610-8300-62300	NOVEMBER SAFETY CONSULT	11/29/2013	20.00
IOWA ONE CALL	610-8325-64990	WPC-LOCATING NOTIFICATION	12/06/2013	38.50
MAHASKA COMMUNICATION G	610-8300-63730	TELEPHONE	12/01/2013	51.92
MAHASKA COMMUNICATION G	610-8300-64990	INTERNET	12/01/2013	21.99
MAPES, SAM	610-8300-63320	REPAIR TRUCK SEAT	12/03/2013	150.00
MC COY HARDWARE INC	610-8350-65070	LIGHT BULBS	11/22/2013	10.77
MERCY MEDICAL CENTER	610-8300-61440	HEALTH SCREEN	11/29/2013	195.00
MIDWEST BEARING & SUPPLY	610-8350-65072	DIGESTER MIXER UPPER BEA	12/04/2013	326.88
MIERS, DAN	610-8300-61810	CLOTHING ALLOWANCE	12/11/2013	41.34
O'REILLY AUTO PARTS	610-8300-63320	WHEEL NUT	11/15/2013	1.94
O'REILLY AUTO PARTS	610-8350-65072	MISC MAINT SUPPLIES	12/03/2013	54.96
STATE HYGIENIC LABORATOR	610-8350-64200	WET TEST	11/30/2013	446.00
T.R.M. DISPOSAL LLC	610-8350-64990	TRASH - NORTH PLANT	11/25/2013	96.00
T.R.M. DISPOSAL LLC	610-8325-64990	TRASH - SOUTH PLANT	11/25/2013	49.00
TELRITE CORPORATION	610-8300-63730	LONG DISTANCE SERVICE	11/22/2013	4.22
THEISEN'S	610-8350-65072	MISC MAINT SUPPLIES	11/27/2013	47.98
THEISEN'S	610-8350-65072	OIL FOR MIXER	12/05/2013	77.97
THOMPSON ENVIRONMENTAL	610-8300-64900	TITLE V PERMITTING - COMPLE	11/30/2013	145.87
U.S. CELLULAR	610-8300-63730	CELL PHONE - 2	11/22/2013	55.24
U.S. CELLULAR	610-8300-63730	CELL PHONE	11/22/2013	39.10
WAL-MART STORES INC.	610-8350-65060	MISC OFFICE SUPPLIES	12/03/2013	43.24
WARREN CO. ASSESSOR	610-8300-64190	GIS MAINTENANCE	09/10/2013	1,200.00
WARREN COUNTY ENGINEER	610-8300-65050	FUEL DISTRIBUTION	12/04/2013	1,021.02
Total SEWER FUND:				35,962.83
RECYCLING FUND				
WASTE MANAGEMENT OF IOW	670-8400-64701	RECYCLING APT 494-0152822-0	12/01/2013	2,382.88
WASTE MANAGEMENT OF IOW	670-8400-64702	RECYCLING TOTES 494-015285	12/01/2013	10.00
WASTE MANAGEMENT OF IOW	670-8400-64702	RECYCLING TOTES 494-001528	12/01/2013	10.00
WASTE MANAGEMENT OF IOW	670-8400-64702	RECYCLING TOTES 494-015285	12/01/2013	10.00
Total RECYCLING FUND:				2,412.88
SEWER CAPITAL PROJECTS FUND				
MUNICIPAL PIPE TOOL CO.	710-8300-67502	I & I PHASE 4	12/09/2013	244,453.37
Total SEWER CAPITAL PROJECTS FUND:				244,453.37
HEALTH INSURANCE FUND				
GALLAGHER BENEFIT SERVIC	820-9300-64990	CONSULTING FEE - HEALTH IN	12/06/2013	681.82
Total HEALTH INSURANCE FUND:				681.82

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
HRA FUND				
KABEL BUSINESS SERVICES	830-9300-61526	ACTIVE EMPLOYEE CLAIMS	12/01/2013	4,987.07
KABEL BUSINESS SERVICES	830-9300-61528	TERMED/RETIREEES CLAIMS	12/01/2013	1,220.61
KABEL BUSINESS SERVICES	830-9300-61525	ACTIVE EMPLOYEE ADMIN	12/01/2013	336.00
KABEL BUSINESS SERVICES	830-9300-61527	TERMED/RETIREEES ADMIN	12/01/2013	49.00
WADLE, SANDRA	830-4200-61525	VISION EXPENSE	12/09/2013	93.75
Total HRA FUND:				6,686.43
Grand Totals:				559,136.69

City Council: _____

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
ACCO UNLIMITED CORP.				
ACCO UNLIMITED CORP.	VMAC DOLPHIN REPAIRED	11/26/2013	30.00	POOL (MEMORIAL)
Total ACCO UNLIMITED CORP.:			30.00	
AGRILAND FS INC				
AGRILAND FS INC	GRASS SEED - ADULT SB	11/25/2013	180.00	PARK & RECREATI
AGRILAND FS INC	GRASS SEED - YOUTH SB	11/25/2013	60.00	PARK & RECREATI
AGRILAND FS INC	GRASS SEED - SOCCER	11/25/2013	120.00	PARK & RECREATI
AGRILAND FS INC	SEED	11/27/2013	92.50	PARK & RECREATI
Total AGRILAND FS INC:			452.50	
AHLERS & COONEY P.C.				
AHLERS & COONEY P.C.	SNOW REMOVAL	11/25/2013	225.00	SEWER FUND
Total AHLERS & COONEY P.C.:			225.00	
AIR-CON MECHANICAL CORP.				
AIR-CON MECHANICAL CORP.	QUARTERLY AGREEMENT	11/08/2013	887.14	LIBRARY FUND
AIR-CON MECHANICAL CORP.	BOILERS	12/06/2013	605.10	GENERAL FUND
AIR-CON MECHANICAL CORP.	BOILER REPAIR	12/06/2013	497.48	LIBRARY FUND
Total AIR-CON MECHANICAL CORP.:			1,989.72	
ALLSUP, PAT				
ALLSUP, PAT	TRAINING	12/06/2013	154.81	POLICE FUND
ALLSUP, PAT	WELLNESS SEPT - DEC 2013	08/26/2013	60.00	POLICE FUND
Total ALLSUP, PAT:			214.81	
AMERICAN CONCRETE PRODUCT				
AMERICAN CONCRETE PRODU	STREET REPAIR - 203 W 2ND AVE (SEWER/	11/16/2013	545.00	CP--COMM RE-DE
Total AMERICAN CONCRETE PRODUCT:			545.00	
APPLIANCE GUY, THE				
APPLIANCE GUY, THE	OVEN SERVICE CALL	12/04/2013	74.00	PARK & RECREATI
Total APPLIANCE GUY, THE:			74.00	
ARONOW, KATIE				
ARONOW, KATIE	ACLA CLASS	12/05/2013	60.00	AMBULANCE FUN
Total ARONOW, KATIE:			60.00	
AUBERT'S TOWING				
AUBERT'S TOWING	TRUCK TOWED TO SOUTHTOWN	12/05/2013	45.00	ROAD USE TAX FU
Total AUBERT'S TOWING:			45.00	
BAILEY IRRIGATION INC				
BAILEY IRRIGATION INC	IRRIGATION BLOW OUT AND WINTERIZATIO	12/04/2013	1,292.36	CP--CAF FUND
Total BAILEY IRRIGATION INC:			1,292.36	
BAKER & TAYLOR ENTERTAINMENT				
BAKER & TAYLOR ENTERTAIN	CD	10/11/2013	46.55	LIBRARY FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
BAKER & TAYLOR ENTERTAIN	DVD'S	10/11/2013	139.11	LIBRARY FUND
BAKER & TAYLOR ENTERTAIN	DVD	10/17/2013	44.42	LIBRARY FUND
BAKER & TAYLOR ENTERTAIN	DVD	10/25/2013	16.73	LIBRARY FUND
Total BAKER & TAYLOR ENTERTAINMENT:			246.81	
BAKER AND TAYLOR				
BAKER AND TAYLOR	BOOKS	10/21/2013	356.53	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	10/28/2013	446.67	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	10/30/2013	340.93	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	10/30/2013	15.65	LIBRARY SPECIAL
BAKER AND TAYLOR	BOOKS	11/01/2013	1,460.84	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	11/01/2013	94.91	LIBRARY SPECIAL
BAKER AND TAYLOR	BOOKS	11/05/2013	412.91	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	11/07/2013	172.53	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	11/12/2013	413.92	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	11/12/2013	10.07	LIBRARY SPECIAL
BAKER AND TAYLOR	BOOKS	11/06/2013	49.31	LIBRARY FUND
Total BAKER AND TAYLOR:			3,774.27	
BANKERS TRUST COMPANY				
BANKERS TRUST COMPANY	2013C ESCROW ACCOUNT	12/02/2013	3,500.00	DEBT SERVICE FU
Total BANKERS TRUST COMPANY:			3,500.00	
BARCO MUNICIPAL PROD INC				
BARCO MUNICIPAL PROD INC	MATERIALS	11/27/2013	195.50	ROAD USE TAX FU
BARCO MUNICIPAL PROD INC	SIGNS	11/27/2013	128.72	ROAD USE TAX FU
BARCO MUNICIPAL PROD INC	TRUCK/EQUIP DELINEATORS	12/04/2013	116.43	ROAD USE TAX FU
Total BARCO MUNICIPAL PROD INC:			440.65	
BLACKSTONE AUDIO INC				
BLACKSTONE AUDIO INC	BOOKS ON CD	08/23/2013	150.00	LIBRARY FUND
BLACKSTONE AUDIO INC	BOOK ON CD	08/23/2013	39.96	LIBRARY FUND
BLACKSTONE AUDIO INC	BOOK ON CD	10/23/2013	60.72	LIBRARY FUND
Total BLACKSTONE AUDIO INC:			250.68	
BOB'S CUSTOM TROPHIES				
BOB'S CUSTOM TROPHIES	OFFICE SUPPLIES	11/26/2013	30.00	POLICE FUND
BOB'S CUSTOM TROPHIES	NAME PLATE	12/04/2013	10.00	GENERAL FUND
BOB'S CUSTOM TROPHIES	NAME PLATES/HOLDERS	12/09/2013	123.00	GENERAL FUND
BOB'S CUSTOM TROPHIES	PLAQUES	12/09/2013	139.00	GENERAL FUND
Total BOB'S CUSTOM TROPHIES:			302.00	
BOWLIN, RON				
BOWLIN, RON	WELLNESS NOV - DEC 2013	12/07/2013	50.00	ROAD USE TAX FU
Total BOWLIN, RON:			50.00	
BRESNAN, KENAN				
BRESNAN, KENAN	MEAL	12/04/2013	85.56	GENERAL FUND
Total BRESNAN, KENAN:			85.56	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
BRICK GENTRY P.C.				
BRICK GENTRY P.C.	LEGAL SERVICES	11/25/2013	2,180.84	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	11/25/2013	180.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	11/25/2013	270.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	11/25/2013	60.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	11/25/2013	1,075.94	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	11/25/2013	105.00	GENERAL FUND
Total BRICK GENTRY P.C.:			3,871.78	
BRUENING ROCK PRODUCTS				
BRUENING ROCK PRODUCTS	ROAD STONE	11/27/2013	1,812.77	ROAD USE TAX FU
Total BRUENING ROCK PRODUCTS:			1,812.77	
BUCHANAN, ANGIE				
BUCHANAN, ANGIE	WELLNESS SEPT - DEC 2013	11/23/2013	100.00	PARK & RECREATI
Total BUCHANAN, ANGIE:			100.00	
BURGIN, CHARLES				
BURGIN, CHARLES	CELL PHONE REIMBURSEMENT	12/09/2013	25.00	GENERAL FUND
Total BURGIN, CHARLES:			25.00	
CAPITAL CITY EQUIPMENT				
CAPITAL CITY EQUIPMENT	BUSHING	11/22/2013	8.47	PARK & RECREATI
CAPITAL CITY EQUIPMENT	BUSHING	12/06/2013	8.47	PARK & RECREATI
Total CAPITAL CITY EQUIPMENT:			16.94	
CAPITAL EXPRESS				
CAPITAL EXPRESS	POSTAGE	11/30/2013	39.91	GENERAL FUND
Total CAPITAL EXPRESS:			39.91	
CARLSON, JANE				
CARLSON, JANE	SEPTEMBER MILEAGE	10/01/2013	6.61	LIBRARY FUND
CARLSON, JANE	OCTOBER MILEAGE	11/01/2013	6.61	LIBRARY FUND
CARLSON, JANE	NOVEMBER MILEAGE	12/01/2013	63.51	LIBRARY FUND
Total CARLSON, JANE:			76.73	
CARPENTER UNIFORM CO				
CARPENTER UNIFORM CO	UNIFORMS	12/02/2013	3.00	POLICE FUND
CARPENTER UNIFORM CO	CREDIT	10/25/2013	49.99	FIRE FUND
CARPENTER UNIFORM CO	UNIFORM	11/01/2013	59.99	FIRE FUND
CARPENTER UNIFORM CO	UNIFORM	11/26/2013	99.99	FIRE FUND
CARPENTER UNIFORM CO	UNIFORMS	11/27/2013	159.94	POLICE FUND
Total CARPENTER UNIFORM CO:			272.93	
CASNER, RANDY				
CASNER, RANDY	I & I LOAN	11/21/2013	8,401.05	SEWER FUND
Total CASNER, RANDY:			8,401.05	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
CENTER POINT LARGE PRINT				
CENTER POINT LARGE PRINT	8 LARGE PRINT BOOKS	10/15/2013	185.01	LIBRARY FUND
Total CENTER POINT LARGE PRINT:			185.01	
CENTRAL IA EMS DIRECTORS				
CENTRAL IA EMS DIRECTORS	TRAINING	11/21/2013	225.00	AMBULANCE FUN
Total CENTRAL IA EMS DIRECTORS:			225.00	
CENTURYLINK				
CENTURYLINK	PHONE	11/22/2013	45.81	SEWER FUND
CENTURYLINK	TRAFFIC SIGNALS	11/22/2013	47.14	ROAD USE TAX FU
CENTURYLINK	911 PHONE	11/22/2013	53.68	PARK & RECREATI
Total CENTURYLINK:			146.63	
CERTIFIED POWER INC				
CERTIFIED POWER INC	NEW VALVE BODY	11/27/2013	1,752.26	ROAD USE TAX FU
Total CERTIFIED POWER INC:			1,752.26	
CET FIRE PUMPS MFG				
CET FIRE PUMPS MFG	PARTS	11/21/2013	130.00	FIRE FUND
Total CET FIRE PUMPS MFG:			130.00	
CHUMBLEY & JONES OIL				
CHUMBLEY & JONES OIL	55 GAL DRUM OIL	12/06/2013	736.50	SEWER FUND
Total CHUMBLEY & JONES OIL:			736.50	
CIRCLE B CASHWAY				
CIRCLE B CASHWAY	SUPPLIES	11/30/2013	14.13	FIRE FUND
CIRCLE B CASHWAY	ELECTRIC WIRE	12/05/2013	165.11	ROAD USE TAX FU
Total CIRCLE B CASHWAY:			179.24	
CITY OF INDIANOLA - UTILITY				
CITY OF INDIANOLA - UTILITY	UTILITIES - MEMORIAL	11/30/2013	72.80	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - BARKER	11/30/2013	31.44	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	159.04	CP--CAF FUND
CITY OF INDIANOLA - UTILITY	UTILITIES - PICKARD	11/30/2013	283.45	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - MC CORD	11/30/2013	38.67	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	1,357.31	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - DOWNEY	11/30/2013	29.04	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	2,502.56	GENERAL FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	200.00	FIRE FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	12,139.90	GENERAL FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	4,003.41	SEWER FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	2,570.51	SEWER FUND
CITY OF INDIANOLA - UTILITY	UTILITIES - SHOP	11/30/2013	185.88	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	371.07	ROAD USE TAX FU
CITY OF INDIANOLA - UTILITY	UTILITIES - TRAIL	11/30/2013	38.88	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - PD/FIRE BLDG	11/30/2013	36.67	FIRE FUND
CITY OF INDIANOLA - UTILITY	UTILITIES - PICKARD	11/30/2013	132.00	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	ADULT SOFTBALL COMPLEX UTILITES	11/30/2013	527.41	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES - MOATS	11/30/2013	39.20	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
CITY OF INDIANOLA - UTILITY	VMAC UTILITES - WATER & ELECTRIC	11/30/2013	305.90	POOL (MEMORIAL)
CITY OF INDIANOLA - UTILITY	UTILITIES - BUXTON	11/30/2013	746.52	PARK & RECREATI
CITY OF INDIANOLA - UTILITY	UTILITIES	11/30/2013	1,105.36	LIBRARY FUND
Total CITY OF INDIANOLA - UTILITY:			26,877.02	
COPY PLUS				
COPY PLUS	UPS CHARGE - DOT ROW	12/10/2013	2.00	GENERAL FUND
Total COPY PLUS:			2.00	
CR SERVICES				
CR SERVICES	MONTHLY CLEANING	11/20/2013	1,255.00	LIBRARY FUND
CR SERVICES	CLEANING SUPPLIES	11/20/2013	67.48	LIBRARY FUND
CR SERVICES	SHOP SUPPLIES	12/10/2013	152.71	ROAD USE TAX FU
Total CR SERVICES:			1,475.19	
CRAIG'S AUTOMOTIVE				
CRAIG'S AUTOMOTIVE	VEHICLE MAINTENANCE	11/20/2013	280.00	POLICE FUND
CRAIG'S AUTOMOTIVE	VEHICLE MAINTENANCE	11/26/2013	382.21	POLICE FUND
CRAIG'S AUTOMOTIVE	VEHICLE MAINTENANCE	11/27/2013	500.00	POLICE FUND
CRAIG'S AUTOMOTIVE	VEHICLE SERVICE	10/31/2013	143.00	POLICE FUND
Total CRAIG'S AUTOMOTIVE:			1,305.21	
CRYSTAL CLEAR WATER CO				
CRYSTAL CLEAR WATER CO	DISTILLED WATER FOR LAB	11/27/2013	21.60	SEWER FUND
Total CRYSTAL CLEAR WATER CO:			21.60	
CUNNINGHAM, GARRY				
CUNNINGHAM, GARRY	WELLNESS DEC 2013	12/01/2013	25.00	ROAD USE TAX FU
Total CUNNINGHAM, GARRY:			25.00	
DAVIS EQUIPMENT CORPORATION				
DAVIS EQUIPMENT CORPORAT	BOLTS & PLATES VERTI DRAIN	12/02/2013	86.18	PARK & RECREATI
Total DAVIS EQUIPMENT CORPORATION:			86.18	
DOWNEY TIRE SERVICE				
DOWNEY TIRE SERVICE	TIRE TAKE BACK 203 W 2ND AVE	12/06/2013	59.80	CP--COMM RE-DE
DOWNEY TIRE SERVICE	SCREW IN TIRE	12/06/2013	19.71	SEWER FUND
Total DOWNEY TIRE SERVICE:			79.51	
ELECTRONIC ENGINEERING CO				
ELECTRONIC ENGINEERING C	PAGER	11/25/2013	8.00	FIRE FUND
ELECTRONIC ENGINEERING C	PAGER - CONTRACT	11/25/2013	11.95	POLICE FUND
Total ELECTRONIC ENGINEERING CO:			19.95	
ELLIS LAW OFFICE				
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	405.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	120.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	60.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	135.00	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	75.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	45.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	120.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	75.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	90.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	105.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	90.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	75.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	30.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	30.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	30.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	75.00	GENERAL FUND
ELLIS LAW OFFICE	LEGAL SERVICES	11/30/2013	75.00	GENERAL FUND
Total ELLIS LAW OFFICE:			1,635.00	
EVANCED SOLUTIONS INC				
EVANCED SOLUTIONS INC	EVENTS SOFTWARE ANNUAL RENEWAL	12/01/2013	525.00	LIBRARY FUND
Total EVANCED SOLUTIONS INC:			525.00	
FASTENAL				
FASTENAL	3/8 TAP	11/27/2013	1.38	ROAD USE TAX FU
FASTENAL	WHEEL CASTERS	12/10/2013	17.62	ROAD USE TAX FU
Total FASTENAL:			19.00	
FORT DODGE STEEL				
FORT DODGE STEEL	STEEL	11/21/2013	163.54	ROAD USE TAX FU
Total FORT DODGE STEEL:			163.54	
GALE/CENGAGE LEARNING				
GALE/CENGAGE LEARNING	BOOK	10/22/2013	21.59	LIBRARY FUND
GALE/CENGAGE LEARNING	BOOKS	10/22/2013	305.51	LIBRARY FUND
GALE/CENGAGE LEARNING	BOOK	10/24/2013	25.59	LIBRARY FUND
GALE/CENGAGE LEARNING	BOOK	10/30/2012	20.80	LIBRARY FUND
Total GALE/CENGAGE LEARNING:			373.49	
GALLAGHER BENEFIT SERVICES				
GALLAGHER BENEFIT SERVIC	CONSULTING FEE - HEALTH INS	12/06/2013	681.82	HEALTH INSURAN
Total GALLAGHER BENEFIT SERVICES:			681.82	
GODWIN, JOYCE				
GODWIN, JOYCE	WELLNES DEC 2013	12/01/2013	15.00	LIBRARY FUND
Total GODWIN, JOYCE:			15.00	
HACH COMPANY				
HACH COMPANY	LAB SUPPLIES	11/27/2013	391.90	SEWER FUND
Total HACH COMPANY:			391.90	
HALLETT MATERIALS				
HALLETT MATERIALS	SKID SAND	11/23/2013	637.77	ROAD USE TAX FU

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total HALLETT MATERIALS:			637.77	
HALLIN, BRIANA				
HALLIN, BRIANA	MASCOT	11/22/2013	20.00	PARK & REC SPEC
Total HALLIN, BRIANA:			20.00	
HAWKEYE TRUCK EQUIPMENT				
HAWKEYE TRUCK EQUIPMENT	HARNES REPAIR KIT-PLOW	12/10/2013	130.00	SEWER FUND
Total HAWKEYE TRUCK EQUIPMENT:			130.00	
HENNING, ANNA				
HENNING, ANNA	REFUND - CLASS CANCELLED	12/09/2013	14.00	PARK & RECREATI
Total HENNING, ANNA:			14.00	
HOBBY LOBBY				
HOBBY LOBBY	PROGRAM SUPPLIES	11/14/2013	17.96	LIBRARY FUND
HOBBY LOBBY	PROGRAM SUPPLIES	12/04/2013	11.14	LIBRARY FUND
Total HOBBY LOBBY:			29.10	
HR GREEN INC				
HR GREEN INC	PROJ #40130054 - COLLECTION STUDY	11/20/2013	14,440.00	SEWER FUND
Total HR GREEN INC:			14,440.00	
HUNERDOSSE, ROX ANNE				
HUNERDOSSE, ROX ANNE	WELLNESS NOV - DEC 2013	12/02/2013	50.00	GENERAL FUND
Total HUNERDOSSE, ROX ANNE:			50.00	
HY-VEE FOOD STORE				
HY-VEE FOOD STORE	KIDS IN THE KITCHEN	12/04/2013	140.00	PARK & RECREATI
HY-VEE FOOD STORE	PROGRAM SUPPLIES	11/24/2013	3.49	LIBRARY FUND
Total HY-VEE FOOD STORE:			143.49	
IACP NET				
IACP NET	MEMBERSHIP	12/05/2013	120.00	POLICE FUND
Total IACP NET:			120.00	
IMWCA				
IMWCA	WORKERS COMP INSTALL	12/01/2013	261.00	GENERAL FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	21.00	GENERAL FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	4.00	GENERAL FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	250.00	GENERAL FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	46.00	GENERAL FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	28.00	GENERAL FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	11.00	GENERAL FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	2,463.00	POLICE FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	4,918.00	FIRE FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	1,967.00	AMBULANCE FUN
IMWCA	WORKERS COMP INSTALL	12/01/2013	44.00	LIBRARY FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	221.00	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
IMWCA	WORKERS COMP INSTALL	12/01/2013	688.00	PARK & RECREATI
IMWCA	WORKERS COMP INSTALL	12/01/2013	515.00	PARK & RECREATI
IMWCA	WORKERS COMP INSTALL	12/01/2013	176.00	POOL (MEMORIAL)
IMWCA	WORKERS COMP INSTALL	12/01/2013	1,712.00	ROAD USE TAX FU
IMWCA	WORKERS COMP INSTALL	12/01/2013	631.00	SEWER FUND
Total IMWCA:			13,956.00	
INDIANOLA COMM. SCHOOLS				
INDIANOLA COMM. SCHOOLS	FACILITY RENTAL	07/15/2013	6,585.00	PARK & RECREATI
Total INDIANOLA COMM. SCHOOLS:			6,585.00	
INDIANOLA SENIOR CENTER				
INDIANOLA SENIOR CENTER	CHRISTMAS EVENT REIBURSEMENT	12/04/2013	210.00	PARK & RECREATI
Total INDIANOLA SENIOR CENTER:			210.00	
INDOFF INCORPORATED				
INDOFF INCORPORATED	OFFICE SUPPLIES	11/13/2013	29.89	LIBRARY FUND
INDOFF INCORPORATED	PROGRAM SUPPLIES	11/13/2013	64.61	LIBRARY FUND
INDOFF INCORPORATED	SUPPLIES	11/22/2013	48.99	GENERAL FUND
INDOFF INCORPORATED	OFFICE SUPPLIES	11/27/2013	723.11	FIRE FUND
INDOFF INCORPORATED	LABELS & INK CARTRIDGES	11/29/2013	130.94	PARK & RECREATI
Total INDOFF INCORPORATED:			997.54	
INFOMAX OFFICE SYSTEMS INC.				
INFOMAX OFFICE SYSTEMS IN	COPIER CONTRACT	11/14/2013	363.41	ROAD USE TAX FU
INFOMAX OFFICE SYSTEMS IN	COPIER CONTRACT	11/14/2013	.66	GENERAL FUND
INFOMAX OFFICE SYSTEMS IN	COPIER CONTRACT	11/14/2013	52.87	AMBULANCE FUN
INFOMAX OFFICE SYSTEMS IN	COPIER CONTRACT	11/14/2013	524.81	GENERAL FUND
INFOMAX OFFICE SYSTEMS IN	COPIER CONTRACT	11/14/2013	34.41	GENERAL FUND
INFOMAX OFFICE SYSTEMS IN	COPIER CONTRACT	11/14/2013	11.18	GENERAL FUND
INFOMAX OFFICE SYSTEMS IN	PRINTER/COPIER LEASE CHARGES	11/22/2013	168.69	GENERAL FUND
INFOMAX OFFICE SYSTEMS IN	COPIER	11/22/2013	207.40	SEWER FUND
INFOMAX OFFICE SYSTEMS IN	MONTHLY MAINTENANCE	12/02/2013	64.28	LIBRARY FUND
INFOMAX OFFICE SYSTEMS IN	COPIER CONTRACT	12/03/2013	82.55	POLICE FUND
Total INFOMAX OFFICE SYSTEMS INC.:			1,510.26	
INTERSTATE ALL BATTERY CENTER				
INTERSTATE ALL BATTERY CE	BATTERIES	12/04/2013	56.08	AMBULANCE FUN
Total INTERSTATE ALL BATTERY CENTER:			56.08	
IOWA ASSOC OF MUN UTILITIES				
IOWA ASSOC OF MUN UTILITIE	NOVEMBER SAFETY CONSULTATION - WPC	11/29/2013	20.00	SEWER FUND
Total IOWA ASSOC OF MUN UTILITIES:			20.00	
IOWA CODIFICATION INC				
IOWA CODIFICATION INC	CODE SUPPLEMENT	12/02/2013	448.00	GENERAL FUND
Total IOWA CODIFICATION INC:			448.00	
IOWA LIBRARY ASSOCIATION				
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - CARLSON, JANE	12/10/2013	90.00	LIBRARY FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - CASSADY, MARY JAN	12/10/2013	30.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - FARRIS, KATHIE	12/10/2013	30.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - GAUMER, ALICE	12/10/2013	105.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - GODWIN, JOYCE	12/10/2013	125.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - HICKS, PAT	12/10/2013	30.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - JUFFERNBRUCH, MA	12/10/2013	30.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - KERR, RICHARD	12/10/2013	30.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - LEE, JIM	12/10/2013	30.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - PATRICK, MICHELE	12/10/2013	75.00	LIBRARY FUND
IOWA LIBRARY ASSOCIATION	MEMBERSHIP DUES - SAYLER, RHONDA	12/10/2013	30.00	LIBRARY FUND
Total IOWA LIBRARY ASSOCIATION:			605.00	
IOWA ONE CALL				
IOWA ONE CALL	WPC-LOCATING NOTIFICATION/171 TICKET	12/06/2013	38.50	SEWER FUND
Total IOWA ONE CALL:			38.50	
IOWA PRISON INDUSTRIES				
IOWA PRISON INDUSTRIES	SIGN	11/22/2013	178.20	PARK & REC SPEC
Total IOWA PRISON INDUSTRIES:			178.20	
IOWA STATE UNIVERSITY				
IOWA STATE UNIVERSITY	CERT TESTING FEES	11/26/2013	150.00	FIRE FUND
Total IOWA STATE UNIVERSITY:			150.00	
IOWA WATER MANAGEMENT CO.				
IOWA WATER MANAGEMENT C	WATER MGMT - LIBRARY	11/30/2013	40.00	LIBRARY FUND
IOWA WATER MANAGEMENT C	WATER MGMT - MUN BLDG	11/30/2013	150.00	GENERAL FUND
Total IOWA WATER MANAGEMENT CO.:			190.00	
JAKES LAWN & LANDSCAPING LLC				
JAKES LAWN & LANDSCAPING	SNOW/ICE REMOVAL - YMCA 11/21 - 11/22/1	11/26/2013	840.00	YMCA MAINTENAN
Total JAKES LAWN & LANDSCAPING LLC:			840.00	
JIM'S JOHNS				
JIM'S JOHNS	KYBO	11/12/2013	40.00	PARK & RECREATI
Total JIM'S JOHNS:			40.00	
KABEL BUSINESS SERVICES				
KABEL BUSINESS SERVICES	ACTIVE EMPLOYEE CLAIMS	12/01/2013	4,987.07	HRA FUND
KABEL BUSINESS SERVICES	TERMED/RETIREEES CLAIMS	12/01/2013	1,220.61	HRA FUND
KABEL BUSINESS SERVICES	ACTIVE EMPLOYEE ADMIN	12/01/2013	336.00	HRA FUND
KABEL BUSINESS SERVICES	TERMED/RETIREEES ADMIN	12/01/2013	49.00	HRA FUND
Total KABEL BUSINESS SERVICES:			6,592.68	
KIRCHHOFF, KALIE				
KIRCHHOFF, KALIE	YOUTH BASKETBALL OFFICIAL	12/09/2013	48.00	PARK & RECREATI
Total KIRCHHOFF, KALIE:			48.00	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
KLINE ELECTRIC INC.				
KLINE ELECTRIC INC.	AUDIO SYSTEM YMCA EMERGENCY SYSTE	10/24/2013	2,285.00	CAPITAL PROJECT
Total KLINE ELECTRIC INC.:			2,285.00	
KOSMAN, MISTI L.				
KOSMAN, MISTI L.	1ST HALF OF DEC	12/10/2013	2,166.67	GENERAL FUND
Total KOSMAN, MISTI L.:			2,166.67	
LEADER, THE				
LEADER, THE	NOV WEEKLY FLYER	12/01/2013	60.00	GENERAL FUND
Total LEADER, THE:			60.00	
LOGAN CONTRACTORS SUPPLY INC.				
LOGAN CONTRACTORS SUPPL	RAISE/LOWER CYLD	12/06/2013	169.60	ROAD USE TAX FU
Total LOGAN CONTRACTORS SUPPLY INC.:			169.60	
MACKI, EMILY				
MACKI, EMILY	YOUTH BASKETBALL OFFICIAL	12/09/2013	168.00	PARK & RECREATI
Total MACKI, EMILY:			168.00	
MAHASKA COMMUNICATION GROUP				
MAHASKA COMMUNICATION G	INTERNET	12/01/2013	65.92	GENERAL FUND
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	84.38	GENERAL FUND
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	19.47	GENERAL FUND
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	12.98	ROAD USE TAX FU
MAHASKA COMMUNICATION G	INTERNET	12/01/2013	21.99	ROAD USE TAX FU
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	116.82	POLICE FUND
MAHASKA COMMUNICATION G	INTERNET	12/01/2013	21.99	POLICE FUND
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	71.39	FIRE FUND
MAHASKA COMMUNICATION G	INTERNET	12/01/2013	21.99	FIRE FUND
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	12.98	POOL (MEMORIAL)
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	28.46	AMBULANCE FUN
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	32.45	PARK & RECREATI
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	6.49	PARK & RECREATI
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	56.92	PARK & RECREATI
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	97.35	PARK & RECREATI
MAHASKA COMMUNICATION G	INTERNET	12/01/2013	21.99	PARK & RECREATI
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	71.39	LIBRARY FUND
MAHASKA COMMUNICATION G	INTERNET	12/01/2013	21.99	LIBRARY FUND
MAHASKA COMMUNICATION G	TELEPHONE	12/01/2013	51.92	SEWER FUND
MAHASKA COMMUNICATION G	INTERNET	12/01/2013	21.99	SEWER FUND
Total MAHASKA COMMUNICATION GROUP:			860.86	
MAPES, SAM				
MAPES, SAM	REPAIR TRUCK SEAT	12/03/2013	150.00	SEWER FUND
Total MAPES, SAM:			150.00	
MATHIEU, ERIC				
MATHIEU, ERIC	LEGISLATIVE & CUB MTG	12/09/2013	80.32	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total MATHIEU, ERIC:			80.32	
MC COY HARDWARE INC				
MC COY HARDWARE INC	LIGHT BULBS	11/22/2013	10.77	SEWER FUND
MC COY HARDWARE INC	BATTERIES	11/25/2013	10.60	PARK & RECREATI
MC COY HARDWARE INC	PAINT/TAPE	11/27/2013	29.22	ROAD USE TAX FU
MC COY HARDWARE INC	GALV - FITTINGS	11/27/2013	7.52	ROAD USE TAX FU
MC COY HARDWARE INC	PAINT	12/02/2013	7.18	ROAD USE TAX FU
MC COY HARDWARE INC	BULB	12/03/2013	24.29	PARK & RECREATI
MC COY HARDWARE INC	PAINT	12/05/2013	5.92	PARK & RECREATI
MC COY HARDWARE INC	PAINT	12/06/2013	6.73	PARK & RECREATI
MC COY HARDWARE INC	PAINT	12/09/2013	3.77	PARK & RECREATI
MC COY HARDWARE INC	CLEANER/BATTERIES	12/09/2013	29.70	ROAD USE TAX FU
Total MC COY HARDWARE INC:			135.70	
MENARDS				
MENARDS	ELECTRIC MATERIALS	12/04/2013	120.96	ROAD USE TAX FU
MENARDS	ROOF SUPPLIES	12/06/2013	238.51	PARK & RECREATI
Total MENARDS:			359.47	
MERCY MEDICAL CENTER				
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	195.00	GENERAL FUND
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	325.00	GENERAL FUND
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	130.00	GENERAL FUND
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	130.00	POLICE FUND
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	325.00	FIRE FUND
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	65.00	AMBULANCE FUN
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	195.00	LIBRARY FUND
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	325.00	PARK & RECREATI
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	390.00	PARK & RECREATI
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	65.00	PARK & RECREATI
MERCY MEDICAL CENTER	HEALTH SCREEN	11/29/2013	195.00	SEWER FUND
Total MERCY MEDICAL CENTER:			2,340.00	
METHODIST OCCUPATIONAL HEALTH & WELLNESS				
METHODIST OCCUPATIONAL H	PRE-EMPLOYMENT PHYSICALS	11/27/2013	1,786.07	POLICE FUND
METHODIST OCCUPATIONAL H	SUBSTANCE TESTING - STREET	11/27/2013	138.00	ROAD USE TAX FU
Total METHODIST OCCUPATIONAL HEALTH & WELLNESS:			1,924.07	
MID AMERICAN ENERGY CO.				
MID AMERICAN ENERGY CO.	NATURAL GAS	11/15/2013	296.18	LIBRARY FUND
MID AMERICAN ENERGY CO.	VMAC NATURAL GAS	10/08/2013	12.74	POOL (MEMORIAL)
Total MID AMERICAN ENERGY CO.:			308.92	
MIDWEST BEARING & SUPPLY LLC				
MIDWEST BEARING & SUPPLY	DIGESTER MIXER UPPER BEARING	12/04/2013	326.88	SEWER FUND
Total MIDWEST BEARING & SUPPLY LLC:			326.88	
MIDWEST OFFICE TECH				
MIDWEST OFFICE TECH	COPIES	11/30/2013	37.00	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total MIDWEST OFFICE TECH:			37.00	
MIERS, DAN				
MIERS, DAN	CLOTHING ALLOWANCE	12/11/2013	41.34	SEWER FUND
Total MIERS, DAN:			41.34	
MUNICIPAL PIPE TOOL CO.				
MUNICIPAL PIPE TOOL CO.	I & I PHASE 4	12/09/2013	244,453.37	SEWER CAPITAL P
Total MUNICIPAL PIPE TOOL CO.:			244,453.37	
NAPA AUTO PARTS				
NAPA AUTO PARTS	SUPPLIES	11/13/2013	17.98	FIRE FUND
Total NAPA AUTO PARTS:			17.98	
NETWRIX CORPORATION				
NETWRIX CORPORATION	FILE SERVER SOFTWARE	12/03/2013	540.60	GENERAL FUND
Total NETWRIX CORPORATION:			540.60	
NOBLE FORD-MERCURY				
NOBLE FORD-MERCURY	2008 VEH REPAIR	11/27/2013	671.39	AMBULANCE FUN
Total NOBLE FORD-MERCURY:			671.39	
NOLASOFT DEVELOPMENT				
NOLASOFT DEVELOPMENT	WEB SITE HOMEPAGE FIX, E-MAIL CHANGE	12/03/2013	120.00	GENERAL FUND
Total NOLASOFT DEVELOPMENT:			120.00	
O'KEEFE ELEVATOR CO.				
O'KEEFE ELEVATOR CO.	SERVICE CALL	11/29/2013	384.33	GENERAL FUND
Total O'KEEFE ELEVATOR CO.:			384.33	
OPIE, SARA				
OPIE, SARA	PUBLIC RELATIONS ACTIVITY	12/02/2013	2,137.50	GENERAL FUND
Total OPIE, SARA:			2,137.50	
O'REILLY AUTO PARTS				
O'REILLY AUTO PARTS	WHEEL NUT	11/15/2013	1.94	SEWER FUND
O'REILLY AUTO PARTS	SANDER LIGHTS	11/25/2013	160.18	ROAD USE TAX FU
O'REILLY AUTO PARTS	TRUCK BOX PROTECTANT	11/27/2013	89.99	ROAD USE TAX FU
O'REILLY AUTO PARTS	BRAKLEEN	11/27/2013	45.48	ROAD USE TAX FU
O'REILLY AUTO PARTS	HYD HOSE	11/27/2013	26.24	ROAD USE TAX FU
O'REILLY AUTO PARTS	HEX BIT TOOL SET	12/02/2013	23.99	ROAD USE TAX FU
O'REILLY AUTO PARTS	OIL	12/02/2013	47.88	PARK & RECREATI
O'REILLY AUTO PARTS	MISC MAINT SUPPLIES	12/03/2013	54.96	SEWER FUND
O'REILLY AUTO PARTS	BLOWER MOTOR	12/03/2013	42.54	ROAD USE TAX FU
O'REILLY AUTO PARTS	MARKER LIGHTS	12/03/2013	10.33	ROAD USE TAX FU
O'REILLY AUTO PARTS	BELTS STEINER	12/04/2013	32.62	PARK & RECREATI
O'REILLY AUTO PARTS	WIPER BLADES	12/04/2013	15.19	ROAD USE TAX FU
O'REILLY AUTO PARTS	WIPER BLADES	12/04/2013	13.58	ROAD USE TAX FU
O'REILLY AUTO PARTS	FILTERS	12/05/2013	12.78	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
O'REILLY AUTO PARTS	PLIERS	12/05/2013	14.99	PARK & RECREATI
O'REILLY AUTO PARTS	MIRROR	12/06/2013	15.29	ROAD USE TAX FU
O'REILLY AUTO PARTS	FILTER	12/06/2013	7.49	PARK & RECREATI
O'REILLY AUTO PARTS	WIPER BLADES	12/08/2013	30.38	ROAD USE TAX FU
O'REILLY AUTO PARTS	WIPER BLADES	12/09/2013	19.98	PARK & RECREATI
Total O'REILLY AUTO PARTS:			665.83	
PELLA PRINTING				
PELLA PRINTING	ICE/SNOW REMOVAL FORMS	11/01/2013	235.00	GENERAL FUND
PELLA PRINTING	ENVELOPES	11/01/2013	335.00	GENERAL FUND
PELLA PRINTING	PRINTING	11/01/2013	143.00	POLICE FUND
PELLA PRINTING	SUPPLIES	11/01/2013	75.00	FIRE FUND
PELLA PRINTING	PRINTING - CASH RECEIPTS	11/19/2013	146.00	GENERAL FUND
Total PELLA PRINTING:			934.00	
PETTY CASH-CITY CLERK				
PETTY CASH-CITY CLERK	MEALS 10/14/13	12/10/2013	2.00	GENERAL FUND
PETTY CASH-CITY CLERK	MEALS 10/14/13	12/10/2013	55.25	GENERAL FUND
PETTY CASH-CITY CLERK	FUEL 12/5/13	12/10/2013	69.86	POLICE FUND
Total PETTY CASH-CITY CLERK:			127.11	
PETTY CASH-CITY LIBRARY				
PETTY CASH-CITY LIBRARY	REPLENISH PERRY CASH	12/10/2013	30.00	LIBRARY FUND
Total PETTY CASH-CITY LIBRARY:			30.00	
PETTY CASH-RECREATION				
PETTY CASH-RECREATION	KEY CARD - DALE	11/27/2013	15.50	PARK & REC SPEC
PETTY CASH-RECREATION	KEY CARD - BLANCHARD	12/02/2013	8.75	PARK & REC SPEC
PETTY CASH-RECREATION	POSTAGE	12/05/2013	10.60	PARK & RECREATI
PETTY CASH-RECREATION	BLDG ATTENDANT FEE	12/06/2013	5.00	PARK & RECREATI
Total PETTY CASH-RECREATION:			39.85	
PIERCE BROTHERS REPAIR				
PIERCE BROTHERS REPAIR	OXYGEN TANK	11/26/2013	77.82	ROAD USE TAX FU
PIERCE BROTHERS REPAIR	PLOW JACKS	11/04/2013	84.00	ROAD USE TAX FU
PIERCE BROTHERS REPAIR	STEEL	11/29/2013	34.00	ROAD USE TAX FU
PIERCE BROTHERS REPAIR	STEEL	11/27/2013	7.00	ROAD USE TAX FU
PIERCE BROTHERS REPAIR	WELDING ROD	11/12/2013	4.00	ROAD USE TAX FU
PIERCE BROTHERS REPAIR	PLOW JACKS	11/05/2013	78.00	ROAD USE TAX FU
PIERCE BROTHERS REPAIR	SUPPLIES	11/12/2013	28.00	FIRE FUND
PIERCE BROTHERS REPAIR	SUPPLIES	10/16/2013	18.00	FIRE FUND
Total PIERCE BROTHERS REPAIR:			330.82	
PITNEY BOWES				
PITNEY BOWES	POSTAGE METER SUPPLIES	11/27/2013	280.70	GENERAL FUND
Total PITNEY BOWES:			280.70	
PTM DOCUMENT SYSTEMS				
PTM DOCUMENT SYSTEMS	W2'S AND ENVELOPES	11/27/2013	134.04	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total PTM DOCUMENT SYSTEMS:			134.04	
PURCHASE POWER				
PURCHASE POWER	POSTAGE	12/09/2013	3,000.00	GENERAL FUND
Total PURCHASE POWER:			3,000.00	
RANDOM HOUSE INC.				
RANDOM HOUSE INC.	BOOK ON CD	10/18/2013	33.75	LIBRARY FUND
RANDOM HOUSE INC.	BOOK ON CD	10/25/2013	30.00	LIBRARY FUND
RANDOM HOUSE INC.	BOOK ON CD	11/01/2012	30.00	LIBRARY FUND
RANDOM HOUSE INC.	BOOK ON CD	11/08/2013	11.25	LIBRARY FUND
Total RANDOM HOUSE INC.:			105.00	
RECORDED BOOKS LLC				
RECORDED BOOKS LLC	DVD	10/11/2013	33.00	LIBRARY FUND
RECORDED BOOKS LLC	BOOK ON CD	10/14/2013	36.00	LIBRARY FUND
RECORDED BOOKS LLC	BOOK ON CD	10/18/2013	29.99	LIBRARY FUND
RECORDED BOOKS LLC	BOOKS ON CD	11/05/2013	396.00	LIBRARY FUND
RECORDED BOOKS LLC	BOOKS ON CD	11/11/2013	82.20	LIBRARY FUND
RECORDED BOOKS LLC	BOOKS ON CD	11/11/2013	99.00	LIBRARY FUND
Total RECORDED BOOKS LLC:			676.19	
RECORD-HERALD & INDIANOLA TRIBUNE				
RECORD-HERALD & INDIANOL	CC MIN-10	12/01/2013	355.42	GENERAL FUND
RECORD-HERALD & INDIANOL	CC MIN-11	12/01/2013	244.78	GENERAL FUND
RECORD-HERALD & INDIANOL	BD ADJ	12/01/2013	32.02	GENERAL FUND
RECORD-HERALD & INDIANOL	CC MIN-11	12/01/2013	124.69	GENERAL FUND
Total RECORD-HERALD & INDIANOLA TRIBUNE:			756.91	
S.CENTRAL IOWA LANDFILL				
S.CENTRAL IOWA LANDFILL	CONST DEBRIS CHARGES - 203 W 2ND AVE	12/05/2013	145.00	CP--COMM RE-DE
S.CENTRAL IOWA LANDFILL	CONST DEBRIS CHARGES - 203 W 2ND AVE	12/05/2013	77.00	CP--COMM RE-DE
S.CENTRAL IOWA LANDFILL	CONST DEBRIS CHARGES - 203 W 2ND AVE	12/05/2013	120.00	CP--COMM RE-DE
S.CENTRAL IOWA LANDFILL	CONST DEBRIS CHARGES - 203 W 2ND AVE	12/05/2013	104.00	CP--COMM RE-DE
S.CENTRAL IOWA LANDFILL	CONST DEBRIS CHARGES - 203 W 2ND AVE	12/05/2013	116.00	CP--COMM RE-DE
S.CENTRAL IOWA LANDFILL	CONST DEBRIS CHARGES - 203 W 2ND AVE	12/05/2013	118.00	CP--COMM RE-DE
S.CENTRAL IOWA LANDFILL	CONST DEBRIS CHARGES - 203 W 2ND AVE	12/05/2013	123.00	CP--COMM RE-DE
S.CENTRAL IOWA LANDFILL	CONST DEBRIS CHARGES - 203 W 2ND AVE	12/05/2013	87.00	CP--COMM RE-DE
Total S.CENTRAL IOWA LANDFILL:			890.00	
SMITH'S CONSTRUCTION				
SMITH'S CONSTRUCTION	DOOR REPAIR	12/02/2013	309.02	FIRE FUND
Total SMITH'S CONSTRUCTION:			309.02	
SPENCER, JEFFREY				
SPENCER, JEFFREY	WELLNESS JAN - DEC 2013	12/08/2013	180.00	FIRE FUND
Total SPENCER, JEFFREY:			180.00	
SPRINGER PEST SOLUTIONS DSM				
SPRINGER PEST SOLUTIONS D	PEST CONTROL	11/05/2013	61.00	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
SPRINGER PEST SOLUTIONS D	MONTHLY CONTRACT	12/03/2013	53.00	LIBRARY FUND
Total SPRINGER PEST SOLUTIONS DSM:			114.00	
STATE HYGIENIC LABORATORY				
STATE HYGIENIC LABORATOR	WET TEST	11/30/2013	446.00	SEWER FUND
Total STATE HYGIENIC LABORATORY:			446.00	
STERNQUIST CONST. INC.				
STERNQUIST CONST. INC.	STREET PROJECT PAY EST 11	12/05/2013	2,600.49	STREET CAPITAL
STERNQUIST CONST. INC.	STREET PROJECT PAY EST 12 - FINAL	12/05/2013	140,593.20	STREET CAPITAL
Total STERNQUIST CONST. INC.:			143,193.69	
T.R.M. DISPOSAL LLC				
T.R.M. DISPOSAL LLC	GARBAGE/BUILDING	11/25/2013	15.00	POLICE FUND
T.R.M. DISPOSAL LLC	TRASH REMOVAL	11/25/2013	89.00	LIBRARY FUND
T.R.M. DISPOSAL LLC	RECYCLE BIN	11/25/2013	35.00	ROAD USE TAX FU
T.R.M. DISPOSAL LLC	TRASH - NORTH PLANT	11/25/2013	96.00	SEWER FUND
T.R.M. DISPOSAL LLC	TRASH - SOUTH PLANT	11/25/2013	49.00	SEWER FUND
Total T.R.M. DISPOSAL LLC:			284.00	
TELRITE CORPORATION				
TELRITE CORPORATION	LONG DISTANCE PHONE	11/22/2013	5.34	PARK & RECREATI
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	1.67	GENERAL FUND
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	11.02	GENERAL FUND
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	13.86	GENERAL FUND
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	11.26	GENERAL FUND
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	12.98	POLICE FUND
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	14.01	FIRE FUND
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	.69	AMBULANCE FUN
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	6.59	LIBRARY FUND
TELRITE CORPORATION	LONG DISTANCE SERVICE	11/22/2013	4.22	SEWER FUND
Total TELRITE CORPORATION:			81.64	
THEISEN'S				
THEISEN'S	BATTERY	11/25/2013	89.99	PARK & RECREATI
THEISEN'S	PAINT THINNER	11/25/2013	6.99	PARK & RECREATI
THEISEN'S	TIMERS	11/25/2013	12.00	PARK & RECREATI
THEISEN'S	MISC MAINT SUPPLIES	11/27/2013	47.98	SEWER FUND
THEISEN'S	TOILET LEVER	12/02/2013	3.89	PARK & RECREATI
THEISEN'S	OIL FOR MIXER	12/05/2013	77.97	SEWER FUND
THEISEN'S	HOSE FITTINGS/HOSE	12/06/2013	63.08	ROAD USE TAX FU
Total THEISEN'S:			301.90	
THOMPSON ENVIRONMENTAL CONSULTING INC				
THOMPSON ENVIRONMENTAL	TITLE V PERMITTING - COMPLETE & DELIVE	11/30/2013	145.87	SEWER FUND
Total THOMPSON ENVIRONMENTAL CONSULTING INC:			145.87	
THOMPSON, MYLISA				
THOMPSON, MYLISA	MILEAGE SEPT - NOV 2013	12/01/2013	14.07	LIBRARY FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total THOMPSON, MYLISA:			14.07	
TOMIN'S TOWING				
TOMIN'S TOWING	TOWING - ABANDONED	12/02/2013	230.00	POLICE FUND
Total TOMIN'S TOWING:			230.00	
TOMPKINS INDUSTRIES INC.				
TOMPKINS INDUSTRIES INC.	HOSE FITTINGS	11/27/2013	29.65	ROAD USE TAX FU
TOMPKINS INDUSTRIES INC.	HOSE FITTINGS	11/27/2013	46.98	ROAD USE TAX FU
Total TOMPKINS INDUSTRIES INC.:			76.63	
U.S. CELLULAR				
U.S. CELLULAR	CELL PHONE -3	11/22/2013	82.85	ROAD USE TAX FU
U.S. CELLULAR	CELL PHONE - 1	11/22/2013	27.62	PARK & RECREATI
U.S. CELLULAR	CELL PHONE - 1	11/22/2013	27.62	PARK & RECREATI
U.S. CELLULAR	CELL PHONE - 1	11/22/2013	27.62	PARK & RECREATI
U.S. CELLULAR	ANDROID - GLEN	11/22/2013	25.00	PARK & RECREATI
U.S. CELLULAR	CELL PHONE - 2	11/22/2013	55.24	SEWER FUND
U.S. CELLULAR	CELL PHONE CHARGES	11/27/2013	89.64	GENERAL FUND
U.S. CELLULAR	CELL PHONE	11/22/2013	39.10	SEWER FUND
Total U.S. CELLULAR:			374.69	
UNIQUE MANAGEMENT SERVICES				
UNIQUE MANAGEMENT SERVI	COLLECTION AGENCY FEES	12/01/2013	59.70	LIBRARY FUND
Total UNIQUE MANAGEMENT SERVICES:			59.70	
VERIZON WIRELESS				
VERIZON WIRELESS	WIRELESS FOR SPARE LAPTOP	11/26/2013	20.01	GENERAL FUND
VERIZON WIRELESS	330 LAPTOP/330 CELL	11/26/2013	51.14	FIRE FUND
VERIZON WIRELESS	EMS CELL PHONES	11/26/2013	194.87	AMBULANCE FUN
Total VERIZON WIRELESS:			266.02	
VETTER EQUIPMENT CO				
VETTER EQUIPMENT CO	BUCKET TEETH	12/06/2013	59.64	ROAD USE TAX FU
Total VETTER EQUIPMENT CO:			59.64	
VR ID CARDS				
VR ID CARDS	MATERIALS/SUPPLIES	11/25/2013	60.75	POLICE FUND
Total VR ID CARDS:			60.75	
WADLE, SANDRA				
WADLE, SANDRA	VISION EXPENSE	12/09/2013	93.75	HRA FUND
Total WADLE, SANDRA:			93.75	
WAL-MART STORES INC.				
WAL-MART STORES INC.	PROGRAM SUPPLIES	12/06/2013	65.58	LIBRARY FUND
WAL-MART STORES INC.	OFFICE SUPPLIES	12/05/2013	20.54	LIBRARY FUND
WAL-MART STORES INC.	PROGRAM SUPPLIES	11/13/2013	16.18	LIBRARY FUND
WAL-MART STORES INC.	PROGRAM SUPPLIES	12/09/2013	7.97	LIBRARY FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
WAL-MART STORES INC.	PROGRAM SUPPLIES	12/04/2013	53.28	LIBRARY FUND
WAL-MART STORES INC.	OFFICE SUPPLIES	12/04/2013	13.45	LIBRARY FUND
WAL-MART STORES INC.	PROGRAM SUPPLIES	11/24/2013	12.03	LIBRARY FUND
WAL-MART STORES INC.	PROGRAM SUPPLIES	12/01/2013	7.66	LIBRARY FUND
WAL-MART STORES INC.	PROGRAM SUPPLIES	11/12/2013	11.30	LIBRARY FUND
WAL-MART STORES INC.	EVENT SNACKS	12/02/2013	12.40	PARK & RECREATI
WAL-MART STORES INC.	MISC OFFICE SUPPLIES	12/03/2013	43.24	SEWER FUND
WAL-MART STORES INC.	HOT GLUE, NAPKINS	12/02/2013	9.42	PARK & RECREATI
WAL-MART STORES INC.	BATTERIES, PAPER PLATES	12/05/2013	12.43	PARK & RECREATI
Total WAL-MART STORES INC.:			285.48	
WARREN CO. ASSESSOR				
WARREN CO. ASSESSOR	GIS MAINTENANCE	09/10/2013	2,400.00	GENERAL FUND
WARREN CO. ASSESSOR	GIS MAINTENANCE	09/10/2013	1,200.00	SEWER FUND
WARREN CO. ASSESSOR	GIS MAINTENANCE	09/10/2013	300.00	FIRE FUND
WARREN CO. ASSESSOR	GIS MAINTENANCE	09/10/2013	1,250.00	ROAD USE TAX FU
Total WARREN CO. ASSESSOR:			5,150.00	
WARREN COUNTY ABSTRACT				
WARREN COUNTY ABSTRACT	ABSTRACT CHECK UPDATE - 301 W SALEM	11/25/2013	165.00	CP--COMM RE-DE
Total WARREN COUNTY ABSTRACT:			165.00	
WARREN COUNTY AUDITOR				
WARREN COUNTY AUDITOR	NOV 5, 2013 CITY ELECTION	12/05/2013	10,033.30	GENERAL FUND
Total WARREN COUNTY AUDITOR:			10,033.30	
WARREN COUNTY ENGINEER				
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	12/04/2013	79.90	GENERAL FUND
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	12/04/2013	606.26	FIRE FUND
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	12/04/2013	1,459.21	AMBULANCE FUN
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	12/04/2013	2,599.00	POLICE FUND
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	12/04/2013	457.87	PARK & RECREATI
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION - VANS	12/04/2013	43.69	PARK & RECREATI
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION - MISC	12/04/2013	68.90	PARK & RECREATI
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	12/04/2013	3,117.95	ROAD USE TAX FU
WARREN COUNTY ENGINEER	FUEL DISTRIBUTION	12/04/2013	1,021.02	SEWER FUND
Total WARREN COUNTY ENGINEER:			9,453.80	
WARREN COUNTY RECORDER				
WARREN COUNTY RECORDER	REC FEES	12/10/2013	51.00	GENERAL FUND
Total WARREN COUNTY RECORDER:			51.00	
WASTE MANAGEMENT OF IOWA				
WASTE MANAGEMENT OF IOW	RECYCLING APT 494-0152822-0516-8	12/01/2013	2,382.88	RECYCLING FUND
WASTE MANAGEMENT OF IOW	TRASH - DEC 2013	12/01/2013	32.00	ROAD USE TAX FU
WASTE MANAGEMENT OF IOW	WASTE PICK UP 494-0152853-0516-3	12/01/2013	104.00	GENERAL FUND
WASTE MANAGEMENT OF IOW	RECYCLING TOTES 494-0152854-0516-1	12/01/2013	10.00	RECYCLING FUND
WASTE MANAGEMENT OF IOW	RECYCLING TOTES 494-00152855-0516-8	12/01/2013	10.00	RECYCLING FUND
WASTE MANAGEMENT OF IOW	RECYCLING TOTES 494-0152856-0516-6	12/01/2013	10.00	RECYCLING FUND
WASTE MANAGEMENT OF IOW	PULL/RETURN 494-0147406-0516-8	12/09/2013	624.77	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total WASTE MANAGEMENT OF IOWA:			3,173.65	
WESLEY WOODS CAMP & RETREAT CTR				
WESLEY WOODS CAMP & RET	TRAINING	10/16/2013	112.50	AMBULANCE FUN
Total WESLEY WOODS CAMP & RETREAT CTR:			112.50	
WIEGERT DISPOSAL CO.				
WIEGERT DISPOSAL CO.	DUMPSTER	12/01/2013	45.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER	12/01/2013	25.00	PARK & RECREATI
Total WIEGERT DISPOSAL CO.:			70.00	
WOOSLEY LANDSCAPING & MOWING				
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - ACTIVITY CTR	11/24/2013	60.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - BARKER	11/24/2013	30.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MCVAY TRAIL	11/24/2013	90.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - DAYTON	11/24/2013	30.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - DOWNEY	11/24/2013	60.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - EASTON	11/24/2013	70.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MC CORD	11/24/2013	130.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MOATS	11/24/2013	90.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - O.C. PROPERTY	11/24/2013	75.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - PICKARD	11/24/2013	390.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - SESQUI	11/24/2013	35.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - WILLOW CREEK	11/24/2013	25.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MAC	11/24/2013	95.00	POOL (MEMORIAL)
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - LIBRARY	11/24/2013	45.00	LIBRARY FUND
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MEMORIAL PAR	11/24/2013	120.00	PARK & RECREATI
Total WOOSLEY LANDSCAPING & MOWING:			1,345.00	
YOUNG, SCOTT J.				
YOUNG, SCOTT J.	EMT - PARAMEDIC REIMBURSEMENT	11/30/2013	2,000.00	AMBULANCE FUN
Total YOUNG, SCOTT J.:			2,000.00	
Grand Totals:			559,136.69	

City Council: _____

Information

Subject

Consider representative to the South Central Iowa Landfill Board

Information

Council needs to consider appointing Council member Greg Marchant (replaces Pete Berry) to the South Central Iowa Landfill Board.

Simple motion is in order.

Information

Subject

Metro Advisory - Mayor Bresnan and Eric Mathieu

Information

Information

Subject
WCEDC - Eric Hanson

Information

Information

Subject
Greater Des Moines Convention Report - Eric Mathieu

Information

Information

Subject
65/69 Report - John Parker, Jr.

Information

Information

Subject
Indianola School District Community Report - Pam Pepper

Information

Information

Subject

City Treasurer's Report - Doug Shull

Information

Attachments

[November 2013 Treasurer Report](#)

[November 2012 Treasurer Report](#)

FINANCIAL REPORT
MONTH OF NOVEMBER, 2013

Page 1

FUND	Beginning Balance	Monies Received	Monies Disbursed	Transfer In	Transfer Out	Clerk's Balance	% of Total
001 General Government	1,282,664.46	74,097.33	126,404.05	105,849.98	2,352.07	1,333,855.65	
011 Police	421,046.15	139,860.86	171,531.73	40,914.89	15,324.54	414,965.63	
015 Fire	227,755.58	26,209.16	54,770.63	4,149.06	27.81	203,315.36	
016 Ambulance	219,750.01	62,621.53	65,807.22	2,072.60	2,985.02	215,651.90	
041 Library	31,812.96	72,222.50	52,403.75	4,006.52	77.25	55,560.98	
042 Park & Recreation	305,073.43	74,723.68	85,334.37	10,922.82	1,821.17	303,564.39	
045 Memorial Pool	-124,888.47	5,616.06	2,201.84	0.00	833.33	-122,307.58	
071 General Fund Deb Service	50,756.98	8,464.79	0.00	0.00	0.00	59,221.77	
099 Franchise Fees-MEC	95,766.28	0.00	0.00	0.00	0.00	95,766.28	
GENERAL FUND SUB-TOTAL	2,509,737.38	463,815.91	558,453.59	167,915.87	23,421.19	2,559,594.38	
110 Road Use Tax (Streets)	718,616.73	111,774.91	70,973.17	0.00	14,733.14	744,685.33	
112 Trust & Agency	0.00	38,524.22	0.00	0.00	38,524.22	0.00	
125 TIF--Downtown	133,165.85	54,111.27	0.00	0.00	0.00	187,277.12	
126 TIF--East Hwy 92	0.00	0.00	0.00	0.00	0.00	0.00	
127 TIF--Hillcrest/Industrial Park	353,891.87	129,983.54	125,000.00	0.00	66,957.81	291,917.60	
141 Library Special Revenue	32,396.23	51.86	846.38	0.00	0.00	31,601.71	
142 Park & Rec Special Revenue	129,028.80	1,521.44	13,939.70	0.00	0.00	116,610.54	
160 Downtown Revolving Loan	52,290.00	0.00	0.00	0.00	0.00	52,290.00	
161 Downtown Business Inc Program	5,928.33	0.00	3,415.16	0.00	0.00	2,513.17	
177 Police Forfeiture	3,420.31	0.00	0.00	15,000.00	0.00	18,420.31	
190 Vehicle Reserve	105,735.79	0.00	0.00	1,666.67	0.00	107,402.46	
199 Police Retirement	119,045.40	72.88	0.00	0.00	1,041.67	118,076.61	
SPECIAL REVENUES SUB-TOTAL	1,653,519.31	336,040.12	214,174.41	16,666.67	121,256.84	1,670,794.85	
200 DEBT SERVICE (SUB-TOTAL)	2,540,431.88	96,668.71	6,546.25	137,041.13	0.00	2,767,595.47	
301 Capital Projects (General)	497,990.30	0.00	467.39	1,666.67	0.00	499,189.58	
321 Capital Projects (Streets)	1,377,587.15	37.00	43,141.00	0.00	0.00	1,334,483.15	
344 Community Athletic Facility	33.18	1.24	166.40	0.00	0.00	-131.98	
353 Community ReDevelopment (D&D)	135,680.92	82.76	0.00	0.00	0.00	135,763.68	
CAPITAL PROJECTS SUB-TOTAL	2,011,291.55	121.00	43,774.79	1,666.67	0.00	1,969,304.43	
610 Sewer	54,956.32	0.00	121,926.60	139,250.00	33,283.14	38,996.58	
650 Stormwater Utility	194,790.06	16,523.79	0.00	0.00	5,208.33	206,105.52	
670 Recycling	39,191.52	17,176.42	2,418.50	0.00	1,375.00	52,574.44	
710 Sewer Capital Projects	178,968.69	770,722.89	220,589.12	0.00	256,391.66	472,710.80	
771 Sewer Reserve	114,238.70	0.00	0.00	0.00	0.00	114,238.70	
781 Sewer Plant Improvement	300,905.91	0.00	0.00	2,083.33	0.00	302,989.24	
791 Sewer Revenue Bonds	365,502.51	0.00	0.00	67,500.00	0.00	433,002.51	
820 Health Insurance	1,100,460.34	112,103.69	96,844.90	0.00	0.00	1,115,719.13	
830 Health Reimbursement Account	278,054.41	0.00	6,068.93	0.00	0.00	271,985.48	
840 Flex/STD	233,048.95	2,357.12	1,146.79	1,467.84	0.00	235,727.12	
850 Liability Insurance Reserve--City	2,047.19	2.47	0.00	0.00	0.00	2,049.66	
CITY UTILITY & IS SUB-TOTAL	2,862,164.60	918,886.38	448,994.84	210,301.17	296,258.13	3,246,099.18	
TOTAL CITY FUNDS	11,577,144.72	1,815,532.12	1,271,943.88	533,591.51	440,936.16	12,213,388.31	57%
TOTAL IMU FUNDS	9,980,638.10	1,369,193.06	1,857,325.36	276,668.01	369,323.36	9,399,850.45	43%
GRAND TOTAL CITY & IMU	21,557,782.82	3,184,725.18	3,129,269.24	810,259.52	810,259.52	21,613,238.76	
Cross Check Total						21,613,238.76	
Investments							
Bankers Trust	\$ 15,032,768.15	2.46%				Clerk's Balance	21,613,238.76
Bankers Trust - Electric Projects	\$ 386,447.66	2.78%					
Bankers Trust - Wellness Center Project	\$ 80,000.00	3.30%					
Iowa Public Agency Inv. Trust	\$ 111,099.18	0.010%					
Payroll Account, Community State	\$ 0.42	Earnings Credit				Plus Outstanding Checks	288,564.44
Checking Account, Community State	\$ 249,761.24	Earnings Credit				Unreconcilable Item	
Sweep Account, Community State	\$ 6,028,439.11	0.25%				Less Outstanding Deposits	-13,287.44
BANK BALANCE	21,888,515.76						21,888,515.76

600 Water	306,547.45	231,372.52	74,532.55	0.00	114,494.03	348,893.39
620 IMU Administration	17,566.50	14.84	42,016.33	84,458.34	28,611.80	31,411.55
625 Revolving Economic Development	102,268.33	61.76	0.00	0.00	0.00	102,330.09
626 USDA RLF	150,000.00	0.00	0.00	0.00	0.00	150,000.00
630 Electric	2,039,545.24	921,127.57	1,123,156.86	22,568.00	218,725.86	1,641,358.09
640 Fiber/Communications	400,574.93	17,960.40	23,461.88	0.00	7,491.67	387,581.78
700 Water Capital Projects	1,306,622.66	0.00	7,987.50	34,000.00	0.00	1,332,635.16
730 Electric Capital Projects	3,358,123.12	198,642.39	308,265.97	0.00	0.00	3,248,499.54
740 Fiber/Comm Capital Projects	0.00	0.00	0.00	0.00	0.00	0.00
770 Water Reserve	135,000.00	0.00	0.00	0.00	0.00	135,000.00
773 Electric Reserve	1,084,000.00	0.00	0.00	0.00	0.00	1,084,000.00
780 Water Capital Improvement	75,000.00	0.00	0.00	0.00	0.00	75,000.00
783 Electric Improvement	207,691.35	0.00	0.00	0.00	0.00	207,691.35
790 Water Revenue Bonds	255,122.18	0.00	275,682.50	23,325.00	0.00	2,764.68
793 Electric Revenue Bonds	519,716.68	0.00	0.00	112,316.67	0.00	632,033.35
855 Liability Insurance Reserve--IMU	22,859.66	13.58	2,221.77	0.00	0.00	20,651.47
IMU SUB-TOTAL	9,980,638.10	1,369,193.06	1,857,325.36	276,668.01	369,323.36	9,399,850.45

INTEREST DISTRIBUTION

	INTEREST			
	INCOME	% OF TOTAL	CALYTD	FYTD
Electric Funds	\$ 4,954.68	40.11%	\$ 117,221.27	\$ 43,252.02
Water Funds	\$ 1,248.86	10.11%	\$ 30,186.01	\$ 10,734.52
Sewer Funds	\$ 476.82	3.86%	\$ 10,814.54	\$ 4,108.58
Police Retirement	\$ 72.88	0.59%	\$ 1,790.24	\$ 649.14
Community Redevelopment	\$ 82.76	0.67%	\$ 871.84	\$ 865.32
All other	\$ 5,516.71	44.66%	\$ 167,430.22	\$ 53,882.35
TOTAL	\$ 12,352.71	100.00%	\$ 328,314.12	\$ 113,491.93

FINANCIAL REPORT
MONTH OF NOVEMBER, 2012

Page 1

FUND	Beginning Balance	Monies Received	Monies Disbursed	Transfer In	Transfer Out	Clerk's Balance	% of Total
001 General Government	1,534,221.94	47,530.25	160,743.45	91,275.01	2,352.07	1,509,931.68	
011 Police	362,703.14	147,310.75	181,282.34	36,330.89	324.54	364,737.90	
015 Fire	105,556.68	29,262.45	79,370.81	13,766.01	27.81	69,186.52	
016 Ambulance	272,887.19	57,350.06	65,378.33	2,224.68	2,985.02	264,098.58	
041 Library	31,956.25	34,647.11	50,876.97	4,295.50	61.80	19,960.09	
042 Park & Recreation	244,900.06	84,310.58	93,904.99	11,657.31	1,790.27	245,172.69	
045 Memorial Pool	-115,000.06	3,845.29	884.54	0.00	833.33	-112,872.64	
071 General Fund Debt Service	65,932.90	11,928.83	0.00	0.00	0.00	77,861.73	
GENERAL FUND SUB-TOTAL	2,503,158.10	416,185.32	632,441.43	159,549.40	8,374.84	2,438,076.55	
110 Road Use Tax (Streets)	624,320.61	109,199.90	70,861.14	0.00	11,941.49	650,717.88	
112 Trust & Agency	0.00	41,582.73	0.00	0.00	41,582.73	0.00	
125 TIF--Downtown	184,578.41	45,498.35	0.00	0.00	0.00	230,076.76	
126 TIF--East Hwy 92	7,101.51	0.00	0.00	0.00	0.00	7,101.51	
127 TIF--Hillcrest/Industrial Park	141,132.04	83,448.39	125,000.00	0.00	0.00	99,580.43	
141 Library Special Revenue	29,823.52	6,164.13	480.51	0.00	0.00	35,507.14	
142 Park & Rec Special Revenue	109,773.90	629.36	813.99	0.00	0.00	109,589.27	
160 Downtown Revolving Loan	49,216.80	0.00	0.00	0.00	0.00	49,216.80	
161 Downton Business Inc Program	-94,116.04	5,000.00	0.00	0.00	0.00	-89,116.04	
177 Police Forfeiture	925.99	0.00	0.00	0.00	0.00	925.99	
190 Vehicle Reserve	120,427.14	0.00	0.00	1,666.67	0.00	122,093.81	
199 Police Retirement	129,361.03	260.85	0.00	0.00	1,041.67	128,580.21	
SPECIAL REVENUES SUB-TOTAL	1,302,544.91	291,783.71	197,155.64	1,666.67	54,565.89	1,344,273.76	
200 DEBT SERVICE (SUB-TOTAL)	2,573,494.35	100,470.30	8,869.72	61,793.75	0.00	2,726,888.68	
301 Capital Projects (General)	4,031,494.40	0.00	2,298,641.08	1,666.67	2,000.00	1,732,519.99	
321 Capital Projects (Streets)	2,826,832.51	267.00	142,900.63	0.00	0.00	2,684,198.88	
344 Community Athletic Facility	-235.87	4.74	246.16	2,000.00	0.00	1,522.71	
353 Community ReDevelopment (D&D)	-72,802.20	0.00	0.00	0.00	0.00	-72,802.20	
CAPITAL PROJECTS SUB-TOTAL	6,785,288.84	271.74	2,441,787.87	3,666.67	2,000.00	4,345,439.38	
610 Sewer	15,275.68	0.00	105,244.21	135,850.00	28,933.15	16,948.32	
650 Stormwater Utility	59,033.04	16,323.66	0.00	0.00	5,233.33	70,123.37	
670 Recycling	78,715.73	14,441.97	12,059.65	0.00	1,366.67	79,731.38	
710 Sewer Capital Projects	549,490.16	320,781.40	81,258.38	0.00	208,441.67	580,571.51	
771 Sewer Reserve	114,238.70	0.00	0.00	0.00	0.00	114,238.70	
781 Sewer Plant Improvement	325,642.13	0.00	0.00	2,083.33	0.00	327,725.46	
791 Sewer Revenue Bonds	134,444.65	0.00	0.00	27,341.67	0.00	161,786.32	
820 Health Insurance	1,261,971.71	111,559.77	85,348.97	0.00	0.00	1,288,182.51	
830 Health Reimbursement Account	255,867.98	0.00	9,576.21	0.00	0.00	246,291.77	
840 Flex/STD	210,934.15	3,790.22	2,659.25	1,421.49	0.00	213,486.61	
850 Liability Insurance Reserve--City	25,905.98	2,992.95	2,500.00	0.00	0.00	26,398.93	
CITY UTILITY & IS SUB-TOTAL	3,031,519.91	469,889.97	298,646.67	166,696.49	243,974.82	3,125,484.88	
TOTAL CITY FUNDS	16,196,006.11	1,278,601.04	3,578,901.33	393,372.98	308,915.55	13,980,163.25	61%
TOTAL IMU FUNDS	9,601,508.64	1,167,479.28	1,732,047.13	372,496.72	456,954.15	8,952,483.36	39%
GRAND TOTAL CITY & IMU	25,797,514.75	2,446,080.32	5,310,948.46	765,869.70	765,869.70	22,932,646.61	
Cross Check Total						22,932,646.61	

Investments				Clerk's Balance	22,932,646.61
Bankers Trust	\$	14,981,447.41	2.50%		
Bankers Trust - Electric Projects	\$	536,996.07	2.82%		
Bankers Trust - Wellness Center Project	\$	3,624,252.40	1.20%		
Iowa Public Agency Inv. Trust	\$	111,088.02	0.010%		
Payroll Account, Community State	\$	0.99	Earnings Credit	Plus Outstanding Checks	115,263.77
Checking Account, Community State	\$	249,810.94	Earnings Credit	Unreconcilable Item	
Sweep Account, Community State	\$	3,518,103.15	0.25%	Less Outstanding Deposits	-26,211.40
BANK BALANCE		23,021,698.98		TREASURER'S BALANCE	23,021,698.98

600 Water	822,549.66	205,135.63	83,806.62	0.00	138,929.47	804,949.20
620 IMU Administration	26,779.01	0.00	45,707.29	74,428.70	28,303.47	27,196.95
625 Revolving Economic Development	100,517.67	199.18	0.00	0.00	0.00	100,716.85
626 USDA RLF	75,000.00	0.00	0.00	0.00	0.00	75,000.00
630 Electric	1,867,142.58	915,816.69	891,432.73	22,568.00	283,446.21	1,630,648.33
640 Fiber/Communications	406,968.70	38,439.11	1,337.50	0.00	6,275.00	437,795.31
700 Water Capital Projects	608,691.19	0.00	105,115.07	65,091.67	0.00	568,667.79
730 Electric Capital Projects	3,212,778.44	7,836.50	428,235.28	80,733.33	0.00	2,873,112.99
740 Fiber/Comm Capital Projects	0.00	0.00	0.00	0.00	0.00	0.00
770 Water Reserve	135,000.00	0.00	0.00	0.00	0.00	135,000.00
773 Electric Reserve	1,084,000.00	0.00	0.00	0.00	0.00	1,084,000.00
780 Water Capital Improvement	75,000.00	0.00	0.00	0.00	0.00	75,000.00
783 Electric Improvement	207,691.35	0.00	0.00	0.00	0.00	207,691.35
790 Water Revenue Bonds	228,016.16	0.00	0.00	23,041.69	0.00	251,057.85
793 Electric Revenue Bonds	724,557.20	0.00	176,412.64	106,633.33	0.00	654,777.89
855 Liability Insurance Reserve--IMU	26,816.68	52.17	0.00	0.00	0.00	26,868.85
IMU SUB-TOTAL	9,601,508.64	1,167,479.28	1,732,047.13	372,496.72	456,954.15	8,952,483.36

<u>INTEREST DISTRIBUTION</u>	INTEREST		CALYTD	FYTD
	INCOME	% OF TOTAL		
Electric Funds	\$ 15,992.44	33.72%	\$ 153,169.86	\$ 72,883.93
Water Funds	\$ 3,794.18	8.00%	\$ 34,545.98	\$ 17,463.39
Sewer Funds	\$ 1,313.75	2.77%	\$ 10,303.66	\$ 5,287.04
Police Retirement	\$ 260.85	0.55%	\$ 2,408.86	\$ 1,204.97
Community Redevelopment	\$ -	0.00%	\$ -	\$ -
All other	\$ 26,065.94	54.96%	\$ 239,428.51	\$ 143,890.59
TOTAL	\$ 47,427.16	100.00%	\$ 439,856.87	\$ 240,729.92

Information

Subject

Consider nominations to Boards and Commissions

Information

Council needs to consider the Mayor's nomination to the following Boards and Commissions:

Heather Hulen, IMU Board of Trustees, a term to begin January 2, 2014 and expire January 2, 2020

Jon Anderson, re-nomination to the Park and Recreation Commission - a term to begin January 1, 2014 and expire January 1, 2017

John Hagener, re-nomination to the Park and Recreation Commission - a term to begin January 1, 2014 and expire January 1, 2017

Aaron Rasko, to Board of Adjustment - a term to begin December 31, 2013 and expires December 31, 2018

Simple motion is in order.

Information

Subject

Consider appointments to the "Y" Steering Committee

Information

Council needs to consider approving Pam Pepper and Chuck Burgin to the "Y" Building Steering Committee.

Simple motion is in order.

Information

Subject
2012 Indianola Street Improvement Project

Information

Information

Subject

Consider change order #6 in an amount of \$108,406.26 - revised contract amount \$2,811,864.12

Information

In your packet is change order number 6 which adjusts the contract quantities to reflect the as-built quantities for all items completed for the project.

Simple motion is in order.

Attachments

Change Order

CHANGE ORDER NO. 6

OWNER: City of Indianola, Iowa

PROJECT: 2012 Indianola Street Improvements Project
PROJECT #: 110.0819

To: Sternquist Construction
Contractor
1110 North 14th Street
Address
Indianola, IA 50125
City, State, Zip

You are directed to make the following changes in this contract:

1. **Description of change to be made:**
1) Adjust contract quantities to reflect the as-built quantities for all items completed for this project.

2. **Reason for Change:**
To balance out the contract so that the project cost equals the amount paid to the contractor.

3. **Settlement for the cost of making the change shall be as follows:**

Item No.	Item Description	Quantity		Unit	Unit Price	Total Price	
		Div 1	Div 2			Div 1	Div 2
2	EXCAVATION, CLASS 10	160.00		CY	\$ 31.00	\$ 4,960.00	\$ -
3	SUBGRADE PREPARATION	(2,073.00)		SY	\$ 3.00	\$ (6,219.00)	\$ -
5	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 8"	46.00		LF	\$ 48.71	\$ 2,240.66	\$ -
6	SANITARY SEWER SERVICE STUB, PVC, 6"	634.50		LF	\$ 38.00	\$ 24,111.00	\$ -
7	REMOVAL OF SANITARY SEWER, PVC, 8"	18.00		LF	\$ 5.00	\$ 90.00	\$ -
8	STORM SEWER, TRENCHED, RCP, 15"	(34.00)		LF	\$ 41.00	\$ (1,394.00)	\$ -
9	STORM SEWER, TRENCHED, RCP, 18"	20.00		LF	\$ 43.50	\$ 870.00	\$ -
10	REMOVAL OF STORM SEWER, VCP, 8"	493.00		LF	\$ 5.00	\$ 2,465.00	\$ -
11	REMOVAL OF STORM SEWER, VCP, 10"	119.00		LF	\$ 7.00	\$ 833.00	\$ -
12	REMOVAL OF STORM SEWER, RCP, 15"	(88.00)		LF	\$ 10.00	\$ (880.00)	\$ -
13	REMOVAL OF STORM SEWER, RCP, 21"	162.00		LF	\$ 10.00	\$ 1,620.00	\$ -
14	WATER MAIN, TRENCHED, C900 PVC, 8"		8.0	LF	\$ 28.00	\$ -	\$ 224.00
15	WATER MAIN, HORIZONTAL DIRECTIONAL DRILLING, PVC, 8"		-33.0	LF	\$ 65.00	\$ -	\$ (2,145.00)
16	WATER MAIN WITH CASING PIPE, TRENCHLESS, 8"		-5.0	LF	\$ 320.80	\$ -	\$ (1,604.00)
17	FITTING, WATER DISTRIBUTION		1088.0	LB	\$ 8.07	\$ -	\$ 8,780.16
18	WATER SERVICE CONNECTION, NEAR, TRENCHED, 3/4"		-2.0	EACH	\$ 700.00	\$ -	\$ (1,400.00)
19	WATER SERVICE CONNECTION, FAR, TRENCHED 3/4"		3.0	EACH	\$ 902.34	\$ -	\$ 2,707.02
21	WATER SERVICE CONNECTION, NEAR, TRENCHED, 1"		1.0	EACH	\$ 780.00	\$ -	\$ 780.00
23	VALVE, GATE, 8"		1.0	EACH	\$ 1,108.79	\$ -	\$ 1,108.79
25	TAPPING VALVE ASSEMBLY, 6"x6"		-4.0	EACH	\$ 3,287.00	\$ -	\$ (13,148.00)
26	TAPPING VALVE ASSEMBLY, 8"x8"		1.0	EACH	\$ 3,881.00	\$ -	\$ 3,881.00
28	MANHOLE TYPE SW-401, 48"	(1.00)		EACH	\$ 2,447.37	\$ (2,447.37)	\$ -
29	MANHOLE, TYPE SW-401, 60"	1.00		EACH	\$ 3,891.00	\$ 3,891.00	\$ -
30	INTAKE, TYPE SW-501	(1.00)		EACH	\$ 2,000.00	\$ (2,000.00)	\$ -
34	MANHOLE ADJUSTMENT, MINOR	2.00		EACH	\$ 718.77	\$ 1,437.54	\$ -
35	MANHOLE ADJUSTMENT, MAJOR	1.00		EACH	\$ 2,350.00	\$ 2,350.00	\$ -
36	REMOVE INTAKE, SW-501	3.00		EACH	\$ 257.33	\$ 771.99	\$ -
38	REMOVE INTAKE, SW-512	2.00		EACH	\$ 257.14	\$ 514.28	\$ -
39	PAVEMENT, PCC, 7" NON-REINFORCED	1,886.20		SY	\$ 36.00	\$ 67,903.20	\$ -
40	PAVEMENT, PCC, 8" NON-REINFORCED	(1,168.00)		SY	\$ 44.00	\$ (51,392.00)	\$ -
41	REMOVAL OF SIDEWALK	713.51	-43.4	SY	\$ 6.10	\$ 4,352.41	\$ (264.74)
42	REMOVAL OF DRIVEWAY	(106.50)	-33.6	SY	\$ 6.10	\$ (649.65)	\$ (204.96)
43	SIDEWALK, PCC, 4"	659.00	-55.4	SY	\$ 33.00	\$ 21,747.00	\$ (1,828.20)
44	BRICK SIDEWALK WITH SAND BASE	(3.50)		SY	\$ 350.00	\$ (1,225.00)	\$ -
45	DETECTABLE WARNING	162.00	14.0	SF	\$ 23.00	\$ 3,726.00	\$ 322.00
46	DRIVEWAY, PAVED, PCC, 6"	(4.50)	-33.6	SY	\$ 42.00	\$ (189.00)	\$ (1,411.20)
47	FULL DEPTH PATCHES	(83.60)	-29.9	SY	\$ 68.00	\$ (5,684.80)	\$ (2,033.20)
48	PAVEMENT REMOVAL	733.90		SY	\$ 4.75	\$ 3,486.03	\$ -
49	WATERING	428.50		MGAL	\$ 15.00	\$ 6,427.50	\$ -
50A	SODDING - REVISED	(7.11)		SQ	\$ 28.75	\$ (204.41)	\$ -
51	FILTER SOCKS, 6", INSTALLATION AND REMOVAL	(1,199.00)		LF	\$ 2.00	\$ (2,398.00)	\$ -
52	INLET PROTECTION DEVICE, INSTALLATION	(44.00)		EACH	\$ 88.00	\$ (3,872.00)	\$ -
53	INLET PROTECTION DEVICE, MAINTENANCE	(44.00)		EACH	\$ 20.00	\$ (880.00)	\$ -
57	CUT AND CAP EXISTING WATER MAIN		3.0	EACH	\$ 450.00	\$ -	\$ 1,350.00
58	REMOVAL OF EXISTING FIRE HYDRANT ASSEMBLY		1.0	EACH	\$ 475.17	\$ -	\$ 475.17
59	ABANDON EXISTING FIRE HYDRANT ASSEMBLY		-1.0	EACH	\$ 312.43	\$ -	\$ (312.43)
60	ABANDON EXISTING VALVE		-1.0	EACH	\$ 206.49	\$ -	\$ (206.49)
62	AIR RELEASE ASSEMBLY		-1.0	EACH	\$ 849.43	\$ -	\$ (849.43)
67	LANDFILL LOADS	724.08		TON	\$ 55.00	\$ 39,824.40	\$ -
DIVISION TOTALS						\$ 114,185.77	\$ (5,779.51)
CHANGE ORDER TOTAL						\$	\$ 108,406.26

4. This change order will result in a net change in the contract working days of 0 days and a net change in the cost of the project of \$108,406.26 divided as follows:

Approved funds and contract completion date as per (Engineer's Estimate, Contract or last approved C.O.)

Change due to this C.O. (+ or -)

Totals including this C.O.:

Contract Amount	Contract Completion Date
\$2,703,457.86	May 1, 2013
\$108,406.26	0
\$2,811,864.12	August 22, 2013

The change described herein is understood, and the terms of settlement are hereby agreed to:

Sternquist Construction

CONTRACTOR

By

DATE: 11-22-13

Snyder & Associates, Inc.

ENGINEER

By

DATE: 11-25-13

City of Indianola

OWNER

By

DATE: _____

Information

Subject

Resolution Accepting 2012 Indianola Street Improvement Project

Information

This project began in April 2012, and is complete. In your packet is Jenifer Bates' letter recommending acceptance.

Total final project construction cost is \$2,811,864.12 (\$2,249,061.27 for Division 1 - roadway and sewer improvement and \$562,802.85 Division 2 - water main improvement) compared to original bid of \$2,660,469. The increase is due to the following (see packet):

Change Order #1	Reduction- water connection to the existing system	(\$1,556.80)
Change Order #2	Increase cost for changes due to utilities and/or conditions found in the field once the pavement was removed	\$26,024.42
Change Order #3	Increase cost of the sod due to the drought conditions last year	\$2,256.75
Change Order #4	Increase changes in the water main and sewer construction necessary due to utilities and/or conditions found in the field once the pavement was removed	\$16,263.88
Change Order #5	Modified contract completion date	N/A
Change Order #6	Increase cost to balance out the contract so that the project cost reflected the as-built construction cost	\$108,406.26
	TOTAL	\$151,394.51

Total project cost is:

Construction Cost	\$2,811,864.12
Engineering, legal & admin cost includes - City \$198,060.00, IMU-\$36,620.00 and \$235 permitting fees	\$234,915.00
Total	\$3,046,779.12

Project highlights include:

- Approximately 14 blocks of 7" urban design and 7 blocks of 8" paving including new storm sewer, sanitary sewer replacement/lining and water main. The water main portion will be paid by water revenues.

In your packet is a resolution accepting work and authorizing final payment of \$140,593.20 (5% retainage withheld throughout construction) in 31 days.

Roll call is in order.

Attachments

Resolution

Certificate of Completion

_____, _____

The City Council of the City of Indianola, State of Iowa, met in _____
session, in the Council Chambers, City Hall, 110 N. 1st Street, Indianola, Iowa, at
_____ o'clock _____.M., on the above date. There were present Mayor
_____, in the chair, and the following named Council Members:

Absent: _____

* * * * *

Council Member _____ introduced the following Resolution entitled "RESOLUTION ACCEPTING PUBLIC IMPROVEMENTS", and moved that the same be adopted. Council Member _____ seconded the motion to adopt. The roll was called and the vote was,

AYES: _____

NAYS: _____

Whereupon, the Mayor declared the following Resolution duly adopted:

RESOLUTION ACCEPTING PUBLIC IMPROVEMENTS

WHEREAS, on the _____ day of _____, _____, the Mayor and Clerk of the City of Indianola, Iowa, entered into a construction contract with _____ of _____, for the construction of certain public improvements generally described as 2012 Indianola Street Improvements Project; and

WHEREAS, the contractor has fully completed the construction of the public improvements in accordance with the terms and conditions of the contract and plans and specifications, as shown by the certificate of the Engineer filed with the Clerk on _____, _____.

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

Section 1. That the report of the Engineer be and the same is hereby approved and adopted, and the public improvements are hereby approved and accepted as having been fully completed in accordance with the plans, specifications and form of contract and the total final construction cost thereof is hereby determined to be \$_____, as shown in the report of the Engineer.

PASSED AND APPROVED this _____ day of _____, _____.

Mayor

ATTEST:

City Clerk

00850882-1\13538-000

CERTIFICATE OF COMPLETION

2012 INDIANOLA STREET IMPROVEMENTS
INDIANOLA, IOWA

November 27, 2013

This is to declare to the best of my knowledge that the work on the *2012 INDIANOLA STREET IMPROVEMENTS PROJECT* has been completed in substantial compliance with the plans and specifications for the project. The final contract amount is as follows:

Division 1 (City - Roadway and Sewer Improvements) - \$2,249,061.27
Division 2 (IMU - Water Main Improvements) - \$562,802.85.
Total Project Cost - \$2,811,864.12

I hereby recommend acceptance of the project.

Respectfully submitted,



Jenifer J. Bates, P.E.
Snyder & Associates, Inc.
Iowa License Number 15555

Snyder & Associates, Inc.

**2012 Indianola Street Improvements Project
Summary of Change Orders for Project
12/06/2013**

Change Order No. 1 was in response to a change in the method of connection as per the Indianola Municipal Utilities (IMU). In summary, IMU decided that the connections to the existing system could be handled with temporary shut offs of the existing mains in lieu of performing the more expensive live taps for the 4" mains. Division 2 item. Contract cost reduction of \$1,556.80.

Change Order No. 2 addressed changes made during construction of the first half of the project. The majority of these changes were due to utilities and/or conditions found in the field once the pavement was removed. Contract cost increase of \$26,024.42. A summary of the changes follows:

- Deducted chain link fence from the top of the retaining wall as per a request from Simpson College. Simpson College planted a hedge for a barrier. Division 1 item.
- An additional sanitary sewer service was found at the Blank Performing Arts Center that required modification to an existing manhole. Division 1 item.
- D Street Storm Sewer Modifications at Highway 92. Due to the location of the existing water main and its proximity to the highway, proposed storm sewer was moved to the north side of the main. This required removal and replacement of existing sidewalk and pedestrian ramp and required adjustments to the precast manhole to fit the revised alignment/location. Division 1 item.
- Relocation and Connection of the water main at Boston and 1st St as per discussions with Lou Elbert & Rodney Prickett, IMU. Water main alignment was lowered and rerouted to avoid existing underground utility conditions found during construction. Division 2 item.
- 1.5" Copper Service at Dairy Queen. Existing service was found to be only 1.25". Lou Elbert, IMU, requested Vanderpool install new 1.5" copper service from the main to the curb stop and then reduced it down to a 1.25" service to connect to the existing. Division 2 item.
- Lead Service Removal at N 3rd & Boson Ave. An existing but no longer needed lead water service line was found during construction. Lou Elbert, IMU, authorized the removal and abandonment at the main of the line. Division 2 item.
- Storm Sewer Modifications at E Boston Ave and N 3rd St. Extremely shallow existing storm sewer conflicted with the new construction. Also removed two existing, brick manholes that were found buried under the pavement and in poor condition.

Change Order No. 3 was in response to the increased cost of the sod due to the drought conditions last year. Division 1 item. Contract cost increase of \$2,256.75.

Change Order No. 4 addressed changes in the water main and sewer construction necessary due to utilities and/or conditions found in the field once the pavement was removed. Contract cost increase of \$16,263.88. A summary of the changes follows:

- It was determined that a different type of service connection was required on sanitary sewer mains that had been previously lined. Fernco Flexible Saddle Wyes with pressure kits (bentonite sealant) were determined to be the preferred connector. Division 1 item.
- It was discovered in the field that the existing water main and 3 services on West Boston Ave near the alley were in conflict with the new main. IMU approved in the field temporary services to the existing customers and cutting and capping the existing main on a time and materials basis. Division 2 item.
- The existing 12" Clay Sewer Main was found to be in poor condition and unable to suspend the trench for the new storm sewer at Sta. 511+82 (East Boston Ave between North 1st St and North Jefferson Way). Therefore, as per Dan Miers, this line was removed and replaced with 12" Truss Pipe on a time and materials basis. Division 1 item.
- As a result of the storm sewer modifications on E. Boston that were approved in Change Order No. 2, two new SW-501 Modified Intakes were required. Division 1 item.
- Per Lou Elbert, IMU, it was agreed to cut and cap an existing 4" main in the alley south of McCoy's True Value. Work was done on a time and materials basis. Division 2 item.
- Existing abandoned 8" ductile iron pipe was found once the excavation for the storm sewer began. The existing pipe was in conflict with the new storm sewer from approx Sta. 511+80 to Sta 509+56 and at Sta. 506+61 and Sta. 416+21 (East Boston from North Jefferson Way to North Howard St.) Division 1 item.

Change Order No. 5 modified the contract completion date. There was no cost associated with this change order.

Change Order No. 6 balanced out the contract so that the project cost reflected the as-built construction costs. Contract cost increase of \$108,406.26.

Information

Subject

Consider resolution approving the preliminary plat of Summercrest Hills Subdivision (P&Z approved on December 10, 2013)

Information

P & Z and Council approved the preliminary plat for this area in November/October of 2010. The area being platted lies north of Hillcrest and east of Highway 65-69, containing 145.34 acres. The previous approved plats in this area are:

Plat 1 – Thiesen's

Plat 2 – Vintage Hills

Plat 3 – Mercy Clinic, YMCA, Indianola Family Dentistry, etc.

Because there have been some minor street changes from the original approval, Chuck is recommending both P & Z and Council approve the changes.

The proposed change does not alter the characteristics of the original approval, meaning the intersections at Highway 65-69, Hillcrest Avenue and Hoover remain the same. Listed below are the recommended changes and comments made during the city department head review process, with the exceptions of identifying the buffer yard requirement between the commercial and residential zoned properties. Chuck is still working with the engineer to clarify where this buffer needs to be located. This area will not be part of the final plat to be requested in January 2014.

CHANGES

1. Unnamed street north of East Scenic Valley Avenue should be named East Trail Ridge Avenue.
2. Unnamed street east of North 6th Street (cul-de-sac) should be named North 7th Court.
3. Indicate public sidewalks along the highway corridor for lots 17 and 18.
4. Indicate a 30' landscape buffer between residential zoning and commercial zoning classifications. Specifically between lots 7 and 8 and between lots 10 and outlot X.
5. Indicate 15' PUE (public utility easement) within all lots along public road frontage.
6. Indicate fire hydrant locations on sheet 2.

COMMENTS

1. The extension of Hoover to the east of Lot 1 of Summercrest Hills Plat 1 does not meet minimum right-of-way requirements. No improvements along this corridor will be permitted until adequate right-of-way is acquired from the adjoining property owner. This issue can be resolved at a later date when final platting of this area is requested.
2. The area identified as Outlot W is identified as a water detention area. The ownership of this lot, as well as the adjoining Outlot Y, needs to revert to developer's name for future maintenance.
3. Consideration to rezone areas within the site to align with street extensions and property lines within conflict areas prior to final plat consideration.
4. Consideration to extend North 7th Street north and connect to North 7th Street Court should be given.
5. Lots 8, 10, 11, 12 and 13 indicate sanitary sewer to flow to the Quail Meadow lift station. This lift station has limited capacity. Verification of capacity is required.
6. Consideration to relocate the Quail Meadow sanitary sewer lift station to the north and install regional lift station in the northeast corner of the platted area should be given. This and the surrounding area can be served,

in most likelihood, by a joint public/private project.

7. The platted area is within both IMU and Mid-American service limits. However Indianola Municipal Utilities will be able to provide the entire area with street lighting. Please contact IMU for boundary limit and costs associated with providing street lighting.

Staff anticipates action on the final plat will be requested in January of 2014. The area within the final plat in likelihood will be the lots fronting the East Trail Ridge Avenue area. Notifications to adjoining property owners have been mailed. Chuck recommended approval and P&Z approved.

Roll call is in order.

Attachments

Resolution

P&Z Minutes & Memo

Plat

Master Plan

Plat

Preparer Information: City of Indianola, PO Box 299, Indianola, Iowa 50125
Return Address: City of Indianola, PO Box 299, Indianola, Iowa 50125

RESOLUTION

WHEREAS, Three-Sixty Group has submitted a preliminary plat Summercrest Hills to the City of Indianola, and

WHEREAS, the City of Indianola has jurisdiction of such plats pursuant to the Subdivision Regulations of Chapter 170, Indianola Code of Ordinances, and

WHEREAS, the Indianola Planning and Zoning Commission has submitted a recommendation to the City Council which approves the plat, and

WHEREAS, pursuant to Indianola Code of Ordinance Section 170.05(5), the Council must pass a resolution approving or rejecting the preliminary plat, and

WHEREAS, the Council finds that all the requirements of the Indianola Code of Ordinances regarding subdivision regulations and the preliminary plat for Summercrest Hills have been met.

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

The preliminary plat for Summercrest Hills submitted to the City of Indianola by the Three-Sixty Group is hereby approved.

Passed and approved at Indianola, Iowa this 16th day of December, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

STATE OF IOWA, WARREN COUNTY, SS:

On this 16th day of December, 2013, before me, the undersigned, a Notary Public in the State of Iowa personally appeared Kenan Bresnan and Diana Bowlin, to me personally know, who being by my duly sworn, did say that they are the Mayor and City Clerk respectively of the City of Indianola, which executed the foregoing instrument to which this is attached, that the seal affixed to it is the seal of the City; that the instrument was signed and sealed on behalf of the City by authority of its Council; and that Kenan Bresnan and Diana Bowlin as such officers acknowledged the execution of the instrument to be the voluntary act of the City.

Notary Public In And For The State of Iowa

INDIANOLA PLANNING AND ZONING COMMISSION
REGULAR MEETING
DECEMBER 10, 2013
6:00 P.M.

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

Joe Butler
Tiffany Coleman
Mike Coppess
Doug Opie
Bob Ormsby
Dan Wood

Also present: Tim Walpole of 360 Group, Eric Cannon of Snyder and Associates, area property owners, Mindi Robinson and Chuck Burgin.

The minutes of the June 11, 2013 meeting were approved on a motion made by Wood and seconded by Opie. Question was called for and on voice vote Chairperson Ormsby declared the motion carried unanimously.

Leslie Held entered meeting.

Consider Preliminary Plat of Summercrest Hills Subdivision.

Burgin reviewed the request stating the original preliminary plat was approved in 2010. This consideration is reviewing the street change from the 2010 plat.

Eric Cannon presented the changes to Commission explaining the changes and comments in Chuck's memo have been made to the plat.

Commission discussed the buffer requirements, zoning boundaries and Hoover Street extension.

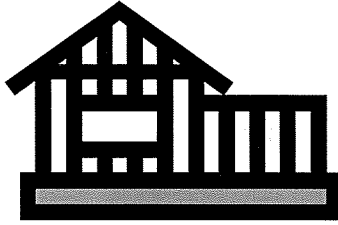
Butler stated he would abstain from the vote.

Motion was made by Wood and seconded by Coppess to approve the preliminary plat of Summercrest Hills Subdivision with the changes and comments outlined in Chuck's memo. Question was called for and on voice vote Ayes: Coleman, Coppess, Opie, Ormsby, Wood. Nays: None.

Meeting adjourned on a motion by Opie and seconded by Wood.

Bob Ormsby, Chairperson

Mindi Robinson



To: Planning and Zoning Commission
From: Chuck Burgin, Director of Community Development
Subject: December 10, 2013 Meeting

Item # 4 Consider Preliminary Plat of Summercrest Hills Subdivision

Most of you may recall both P & Z and Council approved the preliminary plat for this area in November/October of 2010. The area being platted lies north of Hillcrest and east of Highway 65-69, containing 145.34 acres. The previous approved plats in this area are:

Plat 1 – Thiesen’s

Plat 2 – Vintage Hills

Plat 3 – Mercy Clinic, YMCA, Indianola Family Dentistry, etc.

Because there have been some minor street changes from the original approval, I am recommending both P & Z and Council approve the changes.

I have enclosed a copy of the 2010 plat as well as the new proposed plat. In my opinion, the proposed change does not alter the characteristics of the original approval, meaning the intersections at Highway 65-69, Hillcrest Avenue and Hoover remain the same. Listed below are the recommended changes and comments made during the city department head review process.

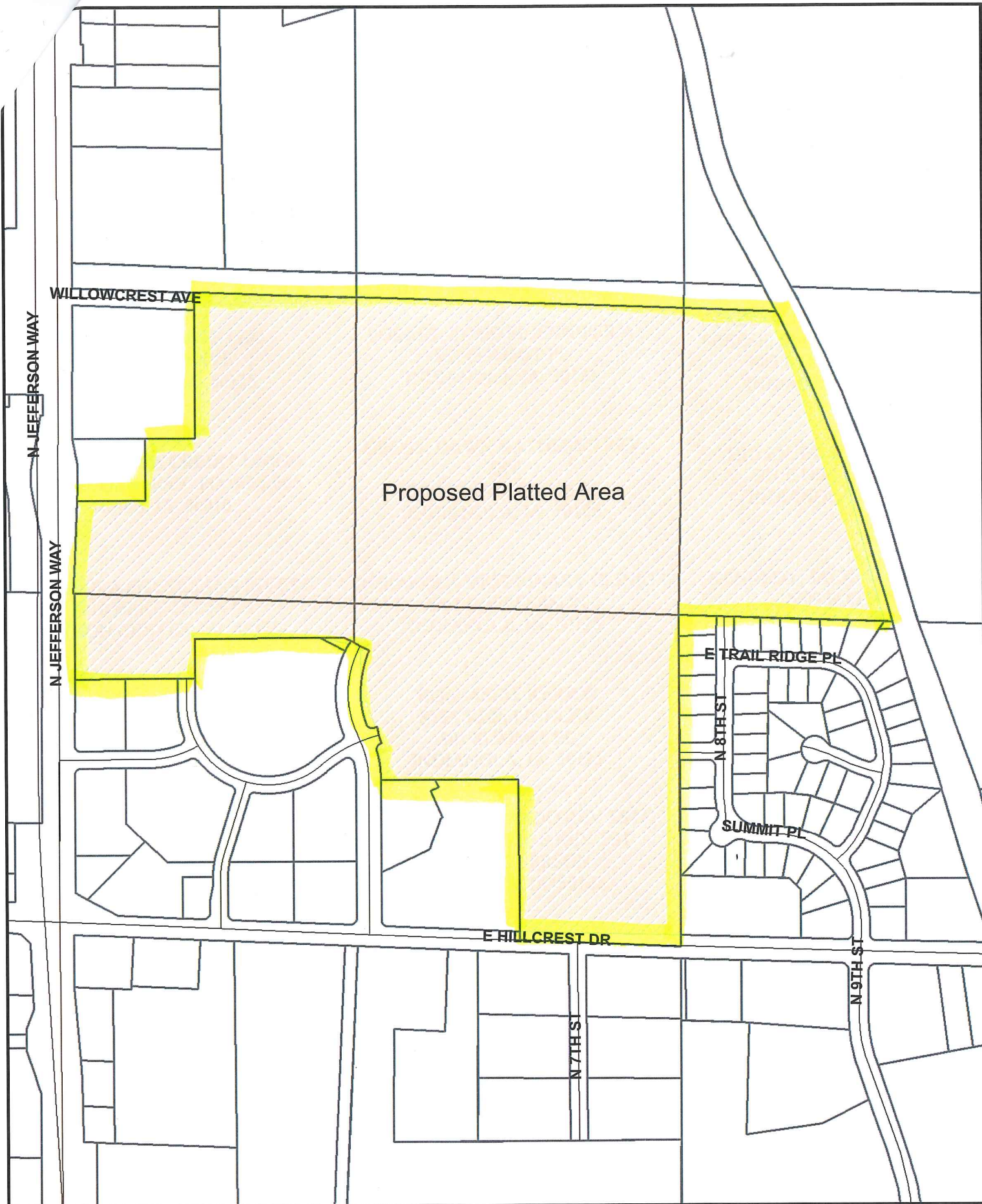
CHANGES

1. Unnamed street north of East Scenic Valley Avenue should be named East Trail Ridge Avenue.
2. Unnamed street east of North 6th Street (cul-de-sac) should be named North 7th Court.
3. Indicate public sidewalks along the highway corridor for lots 17 and 18.
4. Indicate a 30’ landscape buffer between residential zoning and commercial zoning classifications. Specifically between lots 7 and 8 and between lots 10 and outlot X.
5. Indicate 15’ PUE (public utility easement) within all lots along public road frontage.
6. Indicate fire hydrant locations on sheet 2.

COMMENTS

1. The extension of Hoover to the east of Lot 1 of Summercrest Hills Plat 1 does not meet minimum right-of-way requirements. No improvements along this corridor will be permitted until adequate right-of-way is acquired from the adjoining property owner. This issue can be resolved at a later date when final platting of this area is requested.
2. The area identified as Outlot W is identified as a water detention area. The ownership of this lot, as well as the adjoining Outlot Y, needs to revert to developer's name for future maintenance.
3. Consideration to rezone areas within the site to align with street extensions and property lines within conflict areas prior to final plat consideration.
4. Consideration to extend North 7th Street north and connect to North 7th Street Court should be given.
5. Lots 8, 10, 11, 12 and 13 indicate sanitary sewer to flow to the Quail Meadow lift station. This lift station has limited capacity. Verification of capacity is required.
6. Consideration to relocate the Quail Meadow sanitary sewer lift station to the north and install regional lift station in the northeast corner of the platted area should be given. This and the surrounding area can be served, in most likelihood, by a joint public/private project.
7. The platted area is within both IMU and Mid-American service limits. However Indianola Municipal Utilities will be able to provide the entire area with street lighting. Please contact IMU for boundary limit and costs associated with providing street lighting.

I anticipate action on the final plat will be requested in January of 2014. The area within the final plat in likelihood will be the lots fronting the East Trail Ridge Avenue area. Notifications to adjoining property owners have been mailed. I recommend approval subject to the changes listed above.



Summercrest Hills Preliminary Plat - 2013

SITE

SITE

- 160 Acres
- 20 Minutes to the Des Moines Airport
- Downtown Des Moines
- 8 Minutes to the Highway 5 Bypass
- Redundant Electric and Fiber Optic Service
- Zoning
- > C ~ 2 Highway Commercial, 106 Acres
- > R ~ 3 Mixed Residential, 54 Acres

LOCATION

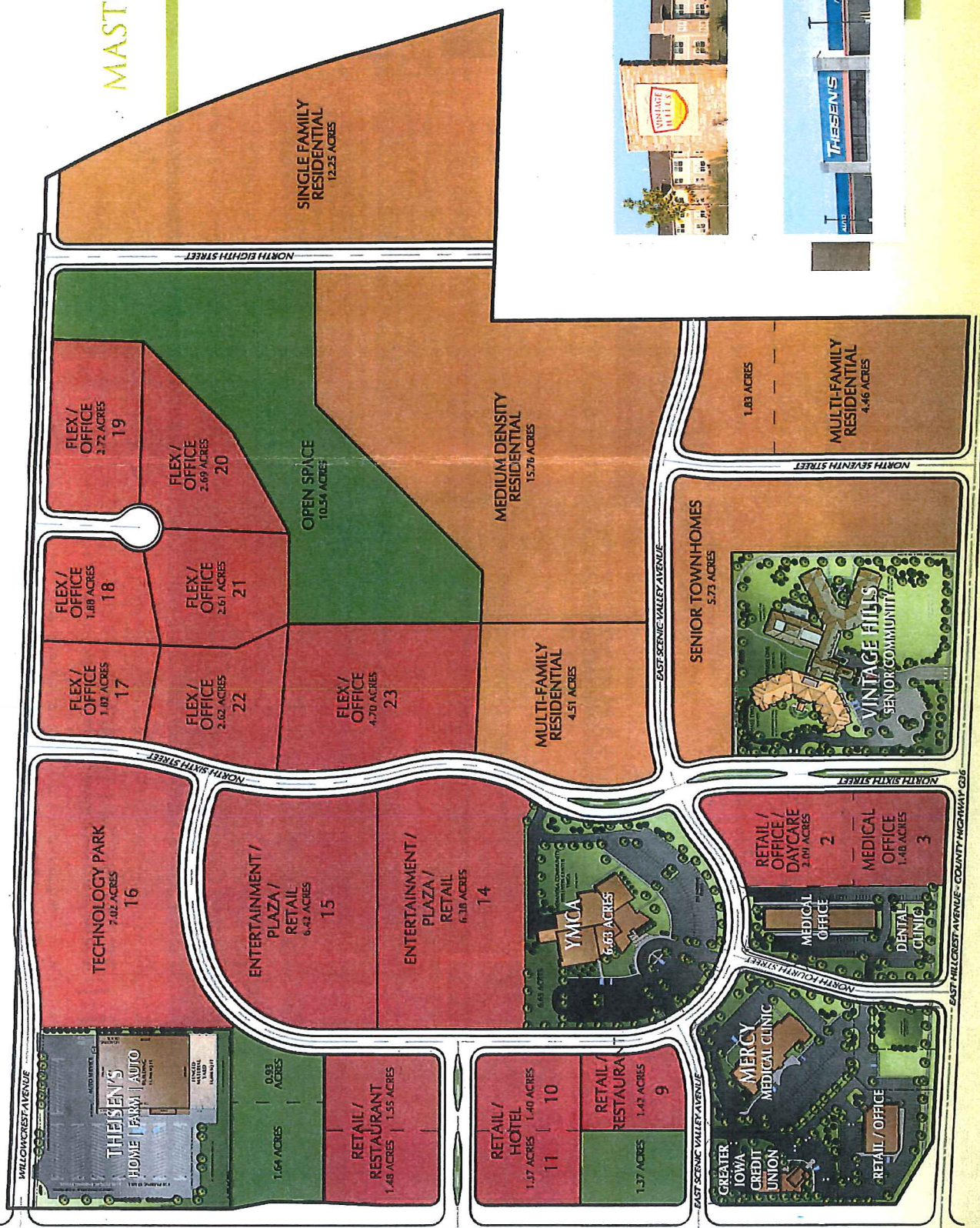
- The North side of Indianapolis at the Northeast Corner of Highway 65/69 and Hillcrest

SITE DEMOGRAPHICS

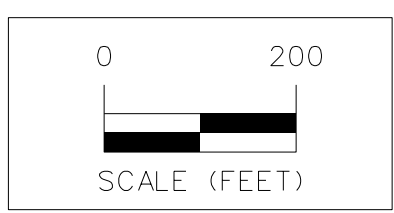
- **Population**
Indiana - 14,782
Warren County - 46,225
- **Households**
Primary Trade Area - 5,734
Secondary Trade Area - 19,163

TRAFFIC COUNT

- Highway 65/69 - 18,300 Vehicles per Day



AWS
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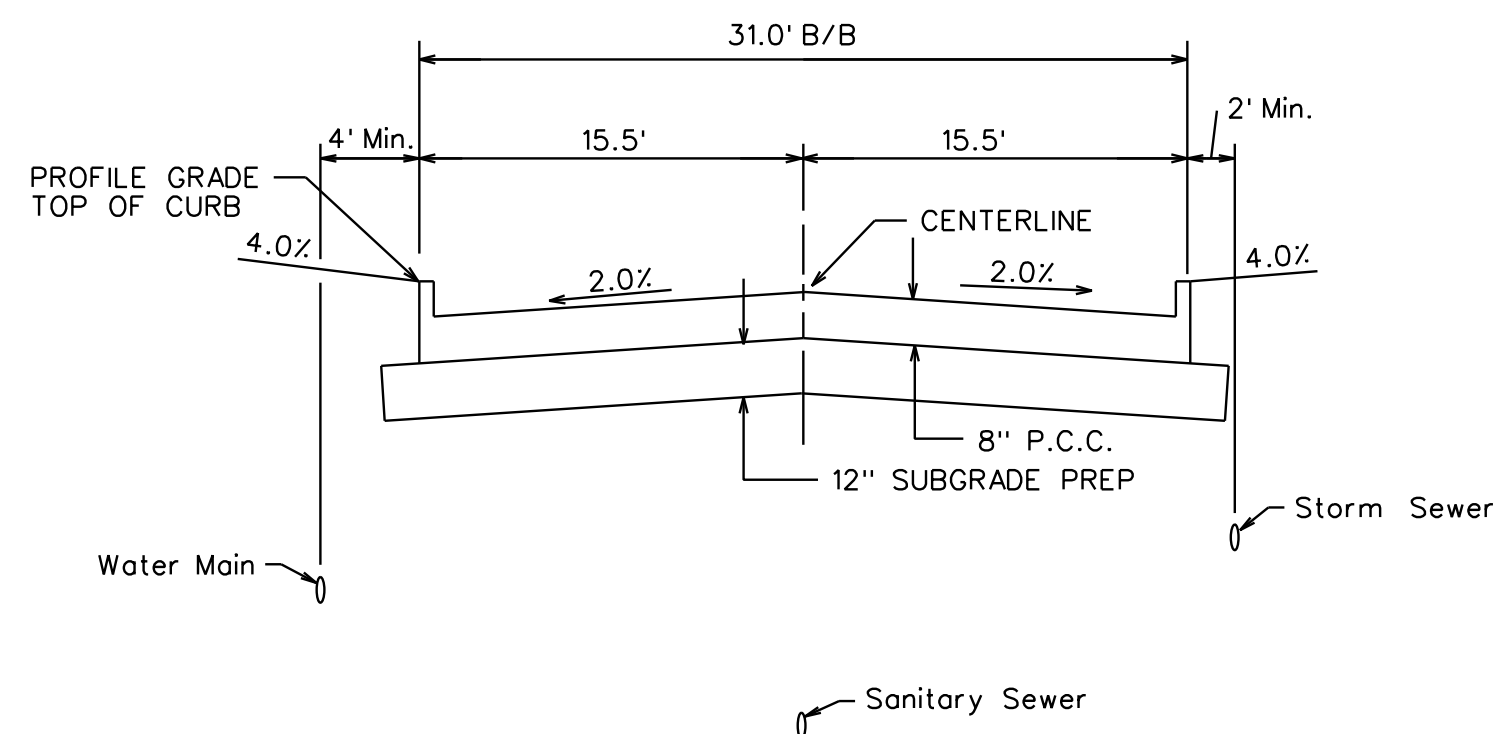
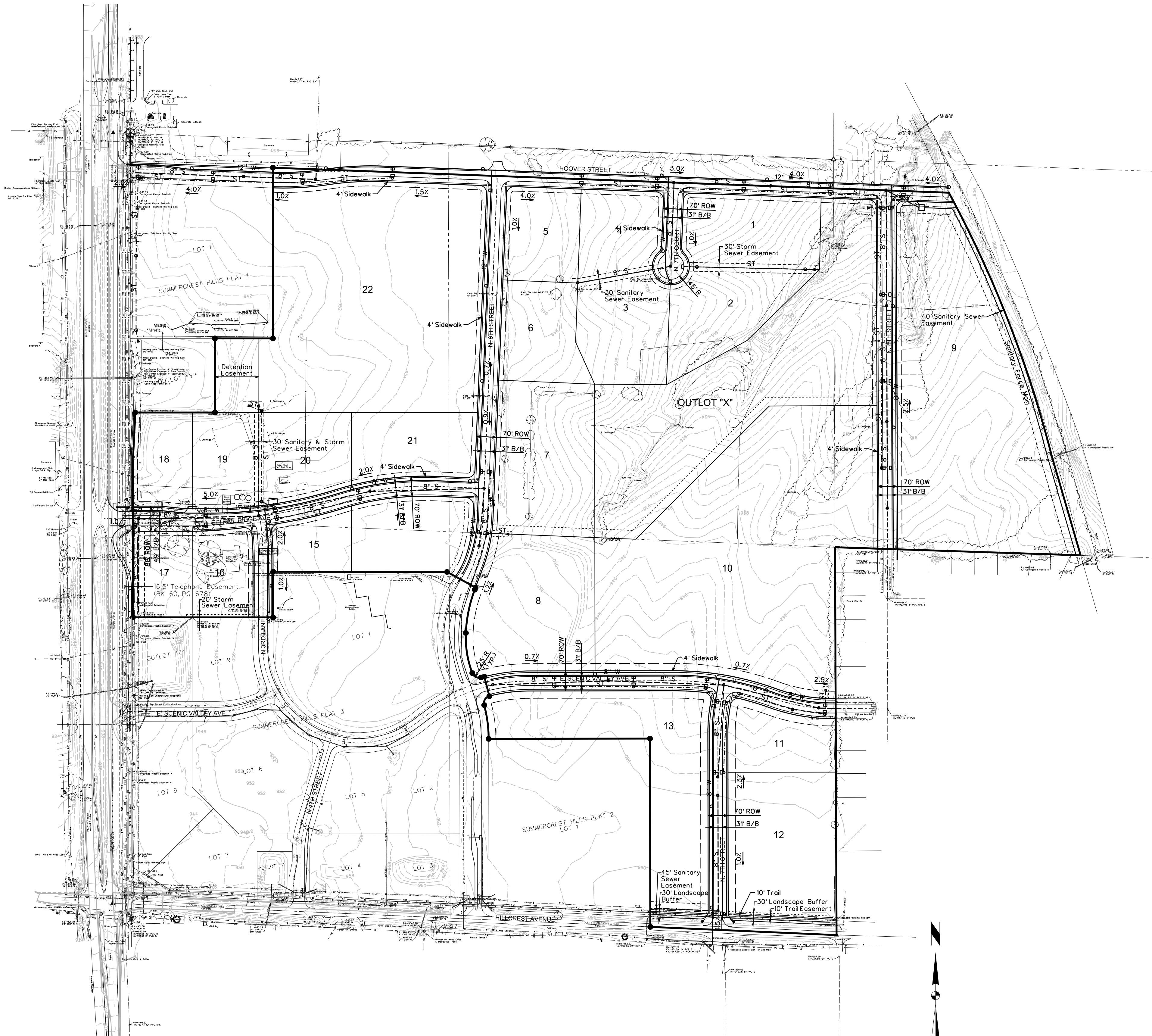
Sheet 1 of 2

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Snyder
1:200

12/13/2013
14:03 PM

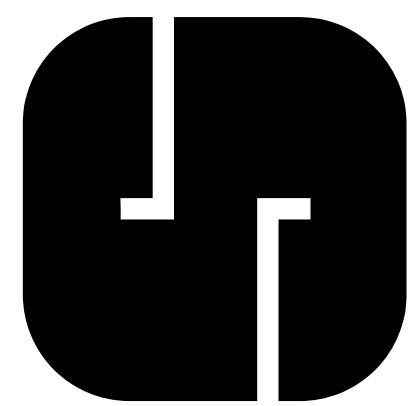
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TYPICAL PCC SECTION
NTS
LOOKING NORTH OR EAST

SUMMERCREST HILLS

PRELIMINARY PLAT - 2013



Project No: 1130861

Sheet 2 of 2

INDIANOLA, IOWA

2727 S.W. SNYDER BLVD.
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

SNYDER & ASSOCIATES, INC.

MARK	REVISION	DATE	BY
2	REVISED PER CITY COMMENTS	12/13/13	AW/S
1	REVISED PER CITY COMMENTS	12/06/13	AW/S
ENGINEER	EDC	CHECKED BY	BKC
TECHNICIAN	AW/S	DATE	11-20-13
SCALE	1"= 200'	FIELD BK.	

Project No: 1130861

Sheet 2 of 2

Information

Subject

Consider D&D purchase of 301 West Salem in an amount not to exceed \$18,000

Information

The D&D Committee (John Akers, Chris Christiansen, Mary Donaghy, Bob Downing, Al Farris, Keith Wright and Chuck Burgin) met November 12, 2013 (see minutes) and recommended the city purchase 301 West Salem (see pictures) (net assessed value is \$50,000). Negotiations are complete so the purchase is before council for consideration and if approved, issue a handwritten warrant in an amount of \$18,000.

Per the D&D program, the building will be removed and the lot sold for re-development. It is zoned R-3 (Mixed Residential). Once all the costs of the property are available, the D&D Committee will recommend a sale price based on the city's investment. While the city does not make money, the intent is to get a reasonable return because the funds go back into the D&D Program to purchase more properties. TIF revenues are also used to subsidize the purchase and redevelopment of property costs.

FYI—D & D stands for Dangerous and Dilapidated and the program was adopted in 2000. The city began the program where it purchases run-down buildings/properties, removes the building(s) and re-sells the property for development. Some of our D&D properties include the former Cottage Inn, Ruth's Flower Shop and Chiropractic Clinic. One of the more successful D&D acquisitions is the office building located on the northeast corner of Hwy 92 and "B" Street. In the packet is the policy that fully describes the program.

The city currently owns/is trying to sell five properties and has a balance of \$135,763.68.

Simple motion is in order.

Attachments

D&D Policy

D&D Minutes

Memo

Purchase Agreement

Dangerous & Dilapidated Program

The D&D Committee shall establish a priority list (using the criteria below) designating properties for potential acquisition. Highways shall be the first priority.

The Community Development Director with cooperation of the City Attorney shall be responsible for negotiating and purchasing said properties.

All purchase agreements shall be approved by City Council.

CRITERIA

All properties purchased shall be vacant.

All purchases shall be voluntary and condemnation shall not be used.

Properties shall be purchased for a price at or below the Warren County Assessor's valuation. Special circumstances may be considered to allow a higher price.

Properties purchased should have a reasonable (ten years or less) net (purchase plus improvements minus re-sale) return on investment (increased value over existing) when considering city, county and school tax revenue. Exception: If the property is used for "affordable" housing, the reasonable return on investment may extend to 15 years or waived completely.

Adopted by City Council on July 18, 2000; amended August 21, 2008.

D&D Committee Meeting
November 12, 2013
5:00 P.M.
Council Chambers

Members present: John Akers, Chuck Burgin, Chris Christiansen, Mary Donaghy, Bob Downing, Al Farris, Keith Wright and Mindi Robinson.

Discuss potential land purchase of 301 West Salem Avenue

Burgin reported the owner of 301 West Salem Avenue contacted him about purchasing the property. The price discussed with the owner was \$18,500. Chuck estimates the demo to cost \$10,000 and either a single family dwelling or duplex be constructed on the property, returning the funds within ten years.

Motion was made by Wright and seconded by Farris to offer \$15,000 for the purchase of 301 West Salem Avenue, with the ability to go as high as \$18,500. Question was called for and on voice vote Ayes: Akers, Christiansen, Donaghy, Downing, Farris and Wright. Nays: None.

Set sale price of 203 West 2nd Avenue

Burgin reviewed the expenses to date, including the purchase price, attorney fees, asbestos testing and demolition of 203 West 2nd Avenue of approximately \$84,172. He informed the committee that the Street Department has installed water and sewer to the property and will be demolishing the block building within the next few weeks.

Motion was made by Downing and seconded by Donaghy to set the sale price of \$80,000. Question was called for and on voice vote Ayes: Akers, Christiansen, Donaghy, Downing, Farris and Wright. Nays: None.

Meeting adjourned.

TO: Eric Hanson, City Manger

FROM: Chuck Burgin, Director of Community Development

RE: D & D purchase of 301 West Salem Avenue

On November 12, 2013 the Dangerous and Dilapidated Committee met and recommends the purchase of the dwelling at 301 West Salem Avenue. The property is owned by John and Donna Knox. Enclosed are the purchase contract and photos of the home.

The Warren County Assessor's page indicates the current valuation of the building and lot at \$50,000.00. The zoning of the area is R-3 mixed residential, with a lot size of 55' X 150'.

I have calculated the purchase price, demolition cost and the eventual sale of the lot. I estimate a new building, valued at \$140,000.00, will return the City of Indianola's investment within 8.5 years, meeting the policy of the program. The balance of the D & D fund is \$135,763.68.

I recommend approval of the contract.

301 West Salem Avenue



11/11/2013



11/11/2013

301 West Salem Ave.

RESIDENTIAL PURCHASE AGREEMENT

TO: John R. Knox, Jr. and Donna M. Knox (SELLERS)

The undersigned BUYERS hereby offer to buy and the undersigned SELLERS by their acceptance agree to sell the real property situated in Warren County, Iowa, locally known as 301 West Salem Avenue and legally described as:

Lots 1 and 24 and the East 25 feet of Lot 2, Block 15, ORIGINAL TOWN PLAT of Indianola, Warren County, Iowa

together with any easements and appurtenant servient estates, but subject to any reasonable easements of record for public utilities or roads, any zoning restrictions, customary restrictive covenants and mineral reservations of record, if any, herein referred to as the "Property," upon the following terms and conditions provided BUYERS, on possession, are permitted to use the Property for residential purposes:

1. PURCHASE PRICE. The Purchase Price shall be \$ 18,000.00 and the method of payment shall be as follows:

\$ 500.00 with this offer to be deposited upon acceptance of this offer and held in trust by Ellis Law Offices, P.C. Trust Account as earnest money to be delivered to the SELLERS upon performance of SELLERS' obligations and satisfaction of BUYERS' contingencies, if any; and the balance of the Purchase Price:

(a) in cash at the time of closing with adjustment for closing costs to be added or deducted from this amount. This Agreement is not contingent upon BUYERS obtaining such funds.

2. REAL ESTATE TAXES. A. SELLERS shall pay all real estate taxes that are due and payable as of the date of possession and constitute a lien against the Property, including any unpaid real estate taxes for any prior years.

B. SELLERS shall pay their prorated share, based upon the date of possession, of the real estate taxes for the fiscal year in which possession is given (ending June 30, 2014) due and payable in the subsequent fiscal year (commencing July 1, 2014).

BUYERS shall be given a credit for such proration at closing (unless this agreement is for an installment contract) based upon the last known actual net real estate taxes payable according to public record. However, if such taxes are based upon a partial assessment of the present property improvements or a changed tax classification as of the date of possession, such proration shall be based on the current millage rate, the assessed value, legislative tax rollbacks and real estate tax exemptions that will actually be applicable as shown by the Assessor's Records on the date of possession.

C. BUYERS shall pay all subsequent real estate taxes.

3. SPECIAL ASSESSMENTS. SELLERS shall pay all installments of special assessments which are a lien on the Property and, if not paid, would become delinquent during the calendar year this offer is accepted, and all prior installments thereof.

All charges for solid waste removal, sewage and maintenance that are attributable to SELLERS' possession, including those for which assessments arise after closing, shall be paid by SELLERS.

Any preliminary or deficiency assessment which cannot be discharged by payment shall be paid by SELLERS through an escrow account with sufficient funds to pay such liens when payable, with any unused funds returned to SELLERS.

BUYERS shall pay all other special assessments.

4. RISK OF LOSS AND INSURANCE. SELLERS shall bear the risk of loss or damage to the Property prior to closing or possession, whichever first occurs. SELLERS agree to maintain existing insurance and BUYERS may purchase additional insurance. In the event of substantial damage or destruction prior to closing, this Agreement shall be null and void; provided, however, BUYERS shall have the option to complete the closing and receive insurance proceeds regardless of the extent of damages. The property shall be deemed substantially damaged or destroyed if it cannot be restored to its present condition on or before the closing date.

5. POSSESSION AND CLOSING. If BUYERS timely perform all obligations, possession of the Property shall be delivered to BUYERS on a date to be determined by the Indianola City Council, and any adjustments of rent, insurance, taxes, interest and all charges attributable to the SELLERS' possession shall be made as of the date of possession. Closing shall occur after approval of title by buyers' attorney and vacation of the Property by SELLERS, but prior to possession by BUYERS. SELLERS agree to permit BUYERS to inspect the Property within 72 hours prior to closing to assure that the premises are in the condition required by this Agreement. If possession is given on a day other than closing, the parties shall make a separate agreement with adjustments as of the date of possession. This transaction shall be considered closed upon the filing of title transfer documents and receipt of all funds then due at closing from BUYERS under the Agreement.

6. FIXTURES. Included with the Property shall be all fixtures that integrally belong to, are specifically adapted to or are a part of the real estate, whether attached or detached, such as: attached wall-to-wall carpeting, built-in appliances, light fixtures (including light bulbs), water softeners (except rentals), shutters, shades, rods, blinds, venetian blinds, awnings, storm windows, storm doors, screens, television antennas (including satellite dishes), air conditioning equipment (except window type), door chimes, automatic garage door openers, electrical service cables, attached mirrors, fencing, gates, attached shelving, bushes, trees, shrubs and plants. Also included shall be the following: N/A

7. CONDITION OF PROPERTY.

A. The property as of the date of this Agreement including buildings, grounds, and all improvements will be preserved by the SELLERS in its present condition until possession,

ordinary wear and tear excepted.

B. Within 14 days after the acceptance of this Agreement BUYERS may, at their sole expense, have the property inspected by a person or persons of their choice to determine if there are any structural, mechanical, plumbing, electrical, environmental, or other deficiencies. Within this same period, the BUYERS may notify in writing the SELLERS of any deficiency. The SELLERS shall immediately notify the BUYERS in writing of what steps, if any, the SELLERS will take to correct any deficiencies before closing. The BUYERS shall then immediately in writing notify the SELLERS that (1) such steps are acceptable, in which case this Agreement, as so modified, shall be binding upon all parties; or (2) that such steps are not acceptable, in which case this Agreement shall be null and void, and any earnest money shall be returned to BUYERS.

8. ABSTRACT AND TITLE. SELLERS shall promptly obtain an abstract of title to the Property continued through the date of acceptance of this Agreement, and deliver it to BUYERS' attorney for examination. It shall show merchantable title in SELLERS in conformity with this Agreement, Iowa law, and Title Standards of the Iowa State Bar Association. The SELLERS shall make every reasonable effort to promptly perfect title. If closing is delayed due to SELLERS' inability to provide marketable title, this Agreement shall continue in force and effect until either party rescinds the Agreement after giving ten days written notice to the other party. The abstract shall become the property of BUYERS when the purchase price is paid in full. SELLERS shall pay the costs of any additional abstracting and title work due to any act or omission of SELLERS, including transfers by or the death of SELLERS or their assignees. BUYERS shall pay all abstracting costs.

9. SURVEY. BUYERS may, at BUYERS' expense prior to closing, have the property surveyed and certified by a Registered Land Surveyor. If the survey shows any encroachment on the Property or if any improvements located on the Property encroach on lands of others, the encroachments shall be treated as a title defect. If the survey is required under Chapter 354, SELLERS shall pay the cost thereof.

10. ENVIRONMENTAL MATTERS. (a) SELLERS warrant to the best of their knowledge and belief that there are no abandoned wells, solid waste disposal sites, hazardous wastes or substances, or underground storage tanks located on the Property, the Property does not contain levels of radon gas, asbestos or urea-formaldehyde foam insulation which require remediation under current governmental standards, and SELLERS have done nothing to contaminate the Property with hazardous wastes or substances. SELLERS warrant that the Property is not subject to any local, state, or federal judicial or administrative action, investigation or order, as the case may be, regarding wells, solid waste disposal sites, hazardous wastes or substances, or underground storage tanks. SELLERS shall also provide BUYERS with a properly executed GROUNDWATER HAZARD STATEMENT showing no wells, private burial sites, solid waste disposal sites, private sewage disposal system, hazardous waste and underground storage tanks on the Property unless disclosed here:

(b) BUYERS may at their expense, within 30 days after the date of acceptance, obtain a report from a qualified engineer or other person qualified to analyze the existence or nature of any hazardous materials, substances, conditions or wastes located on the Property. In the event any hazardous materials, substances, conditions or wastes are discovered on the Property,

BUYERS' obligation hereunder shall be contingent upon the removal of such materials, substances, conditions or wastes or other resolution of the matter reasonably satisfactory to BUYERS. The expense of any inspection shall be paid by BUYERS. The expense of any action necessary to remove or otherwise make safe any hazardous material, substance, conditions or waste shall be paid by SELLERS, subject to SELLERS' right to cancel this transaction as provided above.

11. DEED. Upon payment of the purchase price, SELLERS shall convey the Property to BUYERS by Warranty deed, free and clear of all liens, restrictions, and encumbrances except as provided in this Agreement. General warranties of title shall extend to the time of delivery of the deed excepting liens or encumbrances suffered or permitted by BUYERS.

12. JOINT TENANCY IN PROCEEDS AND IN REAL ESTATE. If SELLERS, immediately preceding acceptance of the offer, hold title to the Property in joint tenancy with full right of survivorship, and the joint tenancy is not later destroyed by operation of law or by acts of the SELLERS, then the proceeds of this sale, and any continuing or recaptured rights of SELLERS in the Property, shall belong to SELLERS as joint tenants with full rights of survivorship and not as tenants in common; and BUYERS in the event of the death of any SELLER, agree to pay any balance of the price due SELLERS under this contract to the surviving SELLERS and to accept a deed from the surviving SELLERS consistent with Paragraph 15.

13. JOINDER BY SELLER'S SPOUSE. SELLER'S spouse, if not a title holder immediately preceding acceptance, executes this agreement only for the purpose of relinquishing all rights of dower, homestead and distributive share or in compliance with Section 561.13 of the Code of Iowa and agrees to execute the deed or real estate contract for this purpose.

14. STATEMENT AS TO LIENS. If BUYERS intend to assume or take subject to a lien on the Property, SELLERS shall furnish BUYERS with a written statement prior to closing from the holder of such lien, showing the correct balance due.

15. USE OF PURCHASE PRICE. At time of settlement, funds of the purchase price may be used to pay taxes and other liens and to acquire outstanding interests, if any, of others.

16. APPROVAL OF COURT. If the Property is an asset of an estate, trust or conservatorship, this Agreement is contingent upon Court approval unless declared unnecessary by BUYERS' attorney. If the sale of the Property is subject to court approval, the fiduciary shall promptly submit this Agreement for such approval. If this Agreement is not so approved by _____ N/A _____ either party may declare this Agreement null and void, and all payments made hereunder shall be returned to BUYERS.

17. REMEDIES OF THE PARTIES. A. If BUYERS fail to timely perform this Agreement, SELLERS may forfeit it as provided in the Iowa Code (Chapter 656), and all payments made shall be forfeited; or, at SELLERS' option, upon thirty days written notice of intention to accelerate the payment of the entire balance because of BUYERS' default (during which thirty

days the default is not corrected), SELLERS may declare the entire balance immediately due and payable. Thereafter this agreement may be foreclosed in equity and the Court may appoint a receiver.

B. If SELLERS fail to timely perform this Agreement, BUYERS have the right to have all payments made returned to them.

C. BUYERS and SELLERS are also entitled to utilize any and all other remedies or actions at law or in equity available to them and shall be entitled to obtain judgment for costs and attorney fees as permitted by law.

18. NOTICE. Any notice under this Agreement shall be in writing and be deemed served when it is delivered by personal delivery or by certified mail return receipt requested, addressed to the parties at the address given below.

19. CERTIFICATION. Buyers and Sellers each certify that they are not acting, directly or indirectly, for or on behalf of any person, group, entity or nation named by any Executive Order or the United States Treasury Department as a terrorist, "Specially Designated National and Blocked Person" or any other banned or blocked person, entity, nation or transaction pursuant to any law, order, rule or regulation that is enforced or administered by the Office of Foreign Assets Control; and are not engaged in this transaction, directly or indirectly on behalf of, any such person, group, entity or nation. Each party hereby agrees to defend, indemnify and hold harmless the other party from and against any and all claims, damages, losses, risks, liabilities and expenses (including attorney's fees and costs) arising from or related to my breach of the foregoing certification.

20. GENERAL PROVISIONS. In the performance of each part of this Agreement, time shall be of the essence. Failure to promptly assert rights herein shall not, however, be a waiver of such rights or a waiver of any existing or subsequent default. This Agreement shall apply to and bind the successors in interest of the parties. This Agreement shall survive the closing. Paragraph headings are for convenience of reference and shall not limit or affect the meaning of this Agreement. Words and phrases herein shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender according to the context.

21. INSPECTION OF PRIVATE SEWAGE DISPOSAL SYSTEM. Seller represents and warrants to Buyer that the Property is not served by a private sewage disposal system, and there are no known private sewage disposal systems on the property.

22. ADDITIONAL PROVISIONS: (check if applicable)

☐ A. SALE OF BUYERS' PROPERTY. This Agreement is contingent upon the sale and settlement of the BUYERS' property locally known as _____ on _____ or before _____. If settlement has not been made by this date, the SELLERS may rescind this Agreement by giving notice to BUYERS that unless sale and settlement of BUYERS' property is made within five (5) business days of such notice, then

this Agreement shall be null and void. Unless SELLERS give such written notice, this Agreement shall remain valid until the sale of BUYERS' property.

SELLERS reserve the right to continue to offer the Property for sale. Should SELLERS receive another offer which they desire to accept, BUYERS shall have _____ days from the delivery of written notice to waive the "contingency of sale." Notice from the BUYERS to the SELLERS, removing the contingency of sale, shall be timely delivered to the SELLERS along with reasonable assurance that BUYERS can complete the purchase without the sale of the property referenced above.

If BUYERS do timely remove such contingency, this Agreement will remain in full force and effect (but without being contingent on the sale of BUYERS' property). If BUYERS do not timely remove such contingency, SELLERS will immediately return to BUYERS all earnest money paid, this Agreement will be of no further force and effect, and neither party will have any further obligation to the other hereunder.

- ☒ B. TERMITE INSPECTION. Buyers at their expense shall have the Property inspected for termites or other wood destroying insects by a licensed pest inspector prior to closing. If active infestation or damage due to prior infestation is discovered, SELLERS shall have the option of either having the Property treated for infestation by a licensed pest exterminator and having any damage repaired to the BUYERS' satisfaction or, declaring this Agreement null and void and returning all earnest money to BUYERS. This provision shall not apply to fences, trees, shrubs or outbuildings other than garages. BUYERS may accept the property in its existing condition without such treatment or repairs.
- ☐ C. WELL TEST. SELLERS, at SELLERS' expense, shall provide BUYERS, within _____ days after acceptance of this offer, a report issued by the county health department, or a qualified testing service, indicating the location of any well on the Property and that water from each well (1) is safe for its intended use and (2) is in sufficient quantity for its intended use. If BUYERS receive an unsatisfactory report, the basis for which cannot be resolved between BUYERS and SELLERS within _____ days of receipt thereof, then upon written notice from BUYERS to SELLERS, this agreement shall be null and void and all earnest money paid shall be returned immediately to BUYERS.
- ☒ D. RADON TEST. Within 14 days after the date of acceptance of this offer, SELLERS, at their expense, shall have the property tested for the presence of Radon gas by a qualified professional and shall provide the written results of such test to BUYERS within the same time period. If said results reveal the presence of Radon in the Property at a level greater than 4.0 pCi/L and SELLERS do not agree to remediate the Property at SELLERS' expense such that the Radon levels in the Property are reduced to a level below 4.0 pCi/L, then BUYERS shall have the option to terminate this agreement, in which case all earnest money shall be returned to BUYERS and this Agreement shall be of no further force or effect.
- ☒ E. NO REAL ESTATE AGENT OR BROKER. Neither party has used the services of a real estate agent or broker in connection with this transaction. Each party agrees to indemnify and save harmless the other party from and against all claims, costs, liabilities and expense

(including court costs and reasonable attorney's fees) incurred by the other party as a result of a breach of this representation, which shall survive closing.

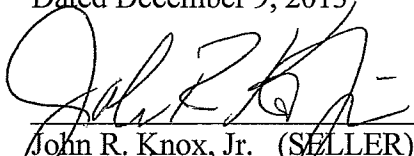
☐ F. OWNERS' ASSOCIATION. If the property is subject to control by an association of owners, this Agreement is contingent upon the timely satisfaction or waiver of those conditions set forth on the Owners' Association Addendum attached hereto and by this reference made a part hereof. Buyers may, before closing and no later than ____ () days after receipt of all responsive documents, elect to cancel this Agreement by written notice of cancellation to Sellers. If Buyers elect to so cancel this Agreement, then this Agreement shall be null and void and the earnest money paid by Buyers shall be refunded. In the event Buyers do not timely notify Sellers of cancellation, this Agreement shall be binding and remain in full force and effect.

☐ G. OTHER: Attach Addendum. N/A

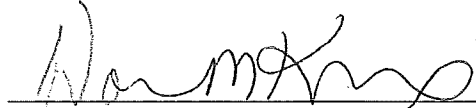
ACCEPTANCE. When accepted, this Agreement shall become a binding contract. If not accepted and delivered to BUYERS on or before the 1st day of January, 2014, this Agreement shall be null and void and all payments made shall be returned immediately to BUYERS.

Accepted December ____, 2013

Dated December 9, 2013,



John R. Knox, Jr. (SELLER)
SS# _____



Donna M. Knox (SELLER)
SS# _____
Address: 14685 S 31 Highway, Milo, Iowa 50166
Telephone: (515) 208-1900

City of Indianola (BUYER)
By: Chuck Burgin, upon approval of Indianola City Council
Telephone: (515) 961-9430

Information

Subject

Consider resolution approving project completion and compliance from Thomas Smith - 103 W. Salem Avenue - for the Downtown Incentive Program

Information

In your packet is a memo from Community Development Director Chuck Burgin recommending final approval of the Downtown Incentive for 103 W. Salem Avenue. Also included is the resolution approving the same.

Council approved the pre-application on September 3, 2013 and an amendment on December 16, 2013 (see consent agenda). The final application is \$2,136.00 (grant money) and \$8,544.00 (interest free loan).

Roll call is in order.

Attachments

Downtown Incentive Info
Resolution

TO: Eric Hanson, City Manager

FROM: Chuck Burgin, Director of Community Development

RE: Downtown Incentive for 103 West Salem Avenue

Amendment to Application

Enclosed is the amendment application form which allows increases for individual projects. The owner decided to upgrade the window replacement package as well as increase the number of windows from 21 to 29. This increase of cost for window replacement alone is \$3,080.00. No tuck-pointing or awning improvements are completed at this time. The applicant wants to complete the incentive process at this time with just the additional window replacement. If the amendment is approved, the additional net increase from the original approval is \$480.00. I recommend approval.

Certification of Completion and Compliance

Enclosed is the Certificate of Completion and compliance form for 103 West Salem Avenue. If the amendment application was approved (consent agenda) the total improvement for the replacement of 29 windows is \$10,680.00. I have enclosed an e-mail from the owner, Thomas Smith, explaining the change from the original approval.

If approved, **Grant money** = \$2,136.00 **0% Loan money** = \$8,544.00

The owner intends to complete the remainder of the improvement project outside of the incentive program (see attached e-mail). I recommend approval of the application.

INDIANOLA DOWNTOWN BUSINESS INCENTIVE PROGRAM
CERTIFICATION OF PROJECT COMPLETION AND COMPLIANCE

DATE 11 / 22 / 2013

OWNER'S NAME I STREET HOLDINGS, LLC THOMAS SMITH, OWNER

OWNER'S ADDRESS 503 N. I ST, INDIANOLA, IA 50125

PHONE NUMBER 515-664-1213

CONTACT PERSON THOMAS SMITH

PHONE NUMBER 515-664-1213

SITE ADDRESS 104 1/2 S. HOWARD APTS 1-5 INDIANOLA, IA 50125

DATE OF PRE-APPROVAL BY COMMUNITY DEVELOPMENT DEPART. / / 20

DATE OF FINAL APPROVAL BY COMMUNITY DEVELOPMENT DEPART. / / 20

WAS THE PROJECT PLAN AMENDED? YES X NO

DATE OF APPROVED CHANGE 12 / 16 / 2013

DATE PROJECT COMPLETED 11 / 20 / 2013

ACTUAL COST OF PROJECT (with documentation such as invoices or statements of charges)
\$10,680

WILL YOU APPLY FOR A NO-INTEREST LOAN IN THE AMOUNT AVAILABLE FOR THIS PROJECT? YES X NO

IF YES, WHICH OF THE INDIANOLA BANKS WILL ADMINISTER THE LOAN?

SIGNATURE OF CONFIRMATION _____

COMMENTS FROM THE COUNCIL:

MOTION TO APPROVE _____

DATE _____

SIGNATURE OF MAYOR _____







RESOLUTION NO. 2013-_____

RESOLUTION APPROVING ECONOMIC DEVELOPMENT GRANT
AND INTEREST FORGIVENESS UNDER INDIANOLA
DOWNTOWN BUSINESS INCENTIVE PROGRAM

WHEREAS, The City of Indianola, Iowa has adopted an incentive program intended to assist downtown building owners to revitalize and refresh the appearance of their businesses and improve the downtown retail and economic environment called the Indianola Downtown Business Incentive Program (“Program”); such adoption was in conjunction with the passage of Resolution No. 04-10, adopted on May 3, 2010; and

WHEREAS, Iowa Code Chapters 15A and 403 (the “Urban Renewal Law”) authorize cities to make loans and grants for economic development in furtherance of the objective of an urban renewal project and to appropriate such funds and make such expenditures as may be necessary to carry out the purposes of said Chapters, and to levy taxes and assessments for such purposes; and

WHEREAS, the Program contains guidelines for the use of the incentives, which guidelines provide for both grants and assistance with zero interest loan agreements; and

WHEREAS, the businesses applying for participation in the Program are all located within the Downtown Urban Renewal Area, as amended; and

WHEREAS, the Council has determined that the Program and the grants and zero interest loan package pursuant to such program are both in the best interests of the City and the residents thereof and that the performance by the City of its obligations thereunder is a public undertaking and purpose in furtherance of the Downtown Urban Renewal Plan and the Urban Renewal Law; and

WHEREAS, the application from qualifying businesses and the City’s performance thereunder is in furtherance of appropriate economic development activities and objectives of the City within the meaning of Chapters 403 and 15A of the Iowa Code, taking into account the factors set forth in Chapter 15A to encourage the retention and creation of jobs by enabling an attractive and updated downtown business district, which encourages business growth and maintenance; and

WHEREAS, as part of the Program, the Community Development Department has reviewed the application set forth below and determined that the application has met the objective of the Program; and

WHEREAS, the Council has determined that the Program and the economic development grants and/or loans pursuant to the Program listed below are both in the best interests of the City and the residents thereof and that the performance by the City of its obligations thereunder is a public undertaking and purpose and in furtherance of the Plan and the Urban Renewal Law and, further, that the application and the City’s performance thereunder is in furtherance of

appropriate economic development activities and objectives of the City within the meaning of Chapter 403 and 15A of the Iowa Code taking into account the factors set forth in Chapter 15A.

WHEREAS, the following action is now considered to be in the best interests of the City and residents thereof.

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

Section 1. That the performance by the City of its obligations under the applications listed below, including but not limited to making of economic development grants and/or loans to the applicant under the terms set forth in the Program, be and is hereby declared to be a public undertaking and purpose and in furtherance of the Plan and the Urban Renewal Law and, further, that the application and the City's performance thereunder is in furtherance of appropriate economic development activities and objectives of the City within the meaning of Chapters 403 and 15A of the Iowa Code, taking into account the factors set forth therein.

Section 2. That the form and content of the application, the provisions of which are incorporated herein by reference, be and the same hereby are in all respects authorized, approved and confirmed, and the Mayor and the City Clerk be and they hereby are authorized, empowered and directed to execute, attest, seal and deliver the application for and on behalf of the City in substantially the form and content now before this meeting, but with such changes, modifications, additions or deletions therein as shall be approved by such officers, and that from and after the execution and delivery of the application, the Mayor and the City Clerk are hereby authorized, empowered and directed to do all such acts and things and to execute all such documents as may be necessary to carry out and comply with the provisions of the Application and approve the Certification of Project Completion and Compliance, upon completion of each project.

Section 3. The following Certification of Project Completion and Compliance have been received:

Name of Business/Applicant:	Thomas Smith – 103 W. Salem
Date of Application:	August 23, 2013
Prior Approval Application By Council:	September 3, 2013
Final Approval Application By Council:	December 16, 2013
Date of Completion:	November 23, 2013
Amount of Grant:	\$2,136.00
Amount of Interest Free Loan:	\$8,544.00

Section 4. The City Clerk is hereby directed to certify to the county auditor for (i) reimbursement of the costs of the Program; and (ii) for the economic development grants and/or loans, with this approval of the Certification of Project Completion, from the special fund created under Iowa Code Section 403.19 for the Downtown Urban Renewal Area of the City.

PASSED AND APPROVED this 16th day of December, 2013.

Mayor

ATTEST:

City Clerk

Information

Subject
Public comment

Information
