



CITY OF INDIANOLA COUNCIL MEETING

September 3, 2013

6:00 p.m.

Agenda

1. Call to order
2. Pledge of allegiance
3. Roll call
4. Consent
 - A. Approve agenda
 - B. August 12 and 19, 2013 Minutes
 - C. Applications
 1. A renewal Class "C" Beer, Class "B" Wine and Sunday Sales Privilege for Hy Vee Gas - 912 N. Jefferson
 2. A renewal Class "C" Beer and Sunday Sales Privilege for Casey's - 1006 W. 2nd
 3. A renewal Class "C" Beer and Sunday Sales Privilege for Casey's - 507 S. Jefferson
 4. A renewal Class "E" Liquor License for Fareway Stores - 1309 W. 2nd
 5. A renewal Class "C" Liquor License, outdoor area and Sunday Sales Privilege for Saint Thomas Aquinas Church - 210 R63
 6. A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for LaCasa Restaurant - 508 N. Jefferson
 - D. Set September 16, 2013 as a public hearing and first consideration for the following:
 1. An amendment to fire department ordinance (Chapter 37 of the City of Indianola Code of Ordinances)
 2. An amendment to the one-way street ordinance
 - * Will change North "D" Street to allow two-way traffic
 - E. Indianola Wellness Center
 1. Change order #9 in an amount of \$20,496.21 - revised contract amount \$12,780,620.26
 2. Approval of the substantial completion for the Indianola Wellness Center (YMCA)

- F.** Premise use and maintenance agreement for 302 N. Kenwood
- G.** Downtown Incentive Program preliminary applications for the following:
 - 1.** 100-110 E. Ashland and 200-212 N. Howard from K&L Properties
 - 2.** 102, 102 1/2 and 103 W. Salem from Thomas Smith
- H.** Street closure request from Erin Freeberg and Natalie Metzger (Market At The Square) - request is to close Salem between Buxton and Howard - September 21, 2013 from 7:00 a.m. - 1:00 p.m.
- I.** Write off \$118,436.14 ambulance bills from July 1, 2012 through June 30, 2013
- J.** Prior and final approval applications for urban revitalization designation
- K.** Claims on the computer printout for September 3, 2013
- 5.** Council Representative Reports
 - A.** Resolution approving salaries
 - B.** Consider appointment of Eric Hanson, City Manager, to the WCEDC Board
- 6.** Council Reports
 - A.** Receive BRAVO Report - Dave Stone
- 7.** Mayor's Report - Kenan Bresnan
 - A.** Community Update
- 8.** Public Consideration
 - A.** Old Business
 - 1.** Second consideration to amend the no parking ordinance
 - * Will place no parking on the south side of East Norwood from North 6th east to the dead end
 - 2.** Final consideration of a request to vacate a portion of a buffer park easement
 - 3.** Consider resolution setting September 16, 2013 as a public hearing on a proposal to sell a portion of North "C" Street owned by the City of Indianola
 - 4.** Consider a resolution approving waiver of potential attorney conflict
 - B.** New Business
 - 1.** Consider resolution setting hearing (September 16, 2013) for sale of real estate to the Iowa Department of Transportation for Highway 92 Improvement Project
 - 2.** Consider resolution authorizing transfer and control of certain real estate owned by the City
 - 3.** Consider resolution certifying banking authority
- 9.** Other Business

A. Public comment

10. Adjourn

Information

Subject

August 12 and 19, 2013 Minutes

Information

Attachments

[August 12 Minutes](#)

[August 19 Minutes](#)

SPECIAL SESSION – AUGUST 12, 2013

The City Council met in special session at 6:00 p.m. on August 12, 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. and John Sirianni. Absent: Pam Pepper.

Council member Marchant moved to approve the following Resolution Approving Personnel Salaries. Council member Sirianni seconded the motion. On roll call the vote was, AYES: Mathieu, Berry, Sirianni and Marchant. NAYS: None. ABSENT: Pepper. 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:

Christopher DesPlanques, Finance Director, CE 13-6 \$88,349/year effective August 26, 2013

Passed and approved on the 12th day of August, 2013.

It was moved by Parker and seconded by Berry to approve the following RESOLUTION AUTHORIZING THE SUBMITTAL OF AN APPLICATION FOR IOWA DEPARTMENT OF TRANSPORTATION TRAFFIC SAFETY IMPROVEMENT PROGRAM (TSIP) FUNDING FOR IMPROVEMENTS ALONG US 65/69 BETWEEN HILLCREST AVENUE AND HOOVER STREET. On roll call the vote was, AYES: Sirianni, Marchant, Mathieu, Berry and Parker. NAYS: None. ABSENT: Pepper. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION AUTHORIZING THE SUBMITTAL OF AN APPLICATION FOR IOWA DEPARTMENT OF TRANSPORTATION TRAFFIC SAFETY IMPROVEMENT PROGRAM (TSIP) FUNDING FOR IMPROVEMENTS ALONG US 65/69 BETWEEN HILLCREST AVENUE AND HOOVER STREET

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

A motion was made by Berry and seconded by Parker to approve the Indianola Community Youth Foundation – 5K Fun Run – August 24, 2013 from 7:00 a.m. – 11:00 a.m. Race will use the following streets: Salem, “G”, Euclid, Detroit, “E”, Boston, “D”, Henderson, Kentucky and Buxton. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

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

Kenan Bresnan, Mayor

Diana Bowlin, City Clerk

REGULAR SESSION – AUGUST 19, 2013

The City Council met in regular session at 6:00 p.m. on August 19, 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.

The following items were pulled from the consent agenda:

Item F - Street closure request from the following:

1. Simpson College - Grant Wood - Prairie Rebel - September 17, 2013 from 3:00 p.m. - 10:00 p.m. - request is to close "C" Street between Clinton and Girard
2. Simpson College - CROP Walk - September 29, 2013 from 12:30 p.m. - 2:00 p.m. - the walk will use the following streets/sidewalks - Clinton, "C", Girard, Buxton, Salem, Howard and Ashland
3. Simpson College - Homecoming - October 12, 2013 from 6:00 a.m. - 8:00 p.m. - request is to close "C" Street between Clinton and Girard

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

Approve agenda

August 5, 2013 Minutes

Authorize sewer, recycling and storm water fee write offs in an amount of \$6,081.27, \$826.84 and \$217.18 respectfully

Annual adoption of council policy

Claims on the computer printout for August 19, 2013 and the July 2013 receipts

A motion was made by Berry and seconded by Parker to approve the street closure request from Simpson College - Grant Wood - Prairie Rebel - September 17, 2013 from 3:00 p.m. - 10:00 p.m. - to close "C" Street between Clinton and Girard. Question was called for and on voice vote the vote was, AYES: Parker, Marchant, Pepper, Mathieu and Berry. NAYS: None. ABSTAINED: Sirianni. Whereupon the Mayor declared the motion carried.

It was moved by Mathieu and seconded by Berry to approve the street closure request from Simpson College - CROP Walk - September 29, 2013 from 12:30 p.m. - 2:00 p.m. - the walk will use the following streets/sidewalks - Clinton, "C", Girard, Buxton, Salem, Howard and Ashland. Question was called for and on voice vote the vote was, AYES: Berry, Parker, Marchant, Pepper and Mathieu. NAYS: None. ABSTAINED: Sirianni. Whereupon the Mayor declared the motion carried.

The street closure request from Simpson College for their annual Homecoming Event on October 12, 2013 from 6:00 a.m. - 8:00 p.m. – to close "C" Street between Clinton and Girard was approved on a motion by Parker and seconded by Mathieu. Question was called for and on voice vote the vote was, AYES: Marchant, Pepper, Mathieu, Berry and Parker. NAYS: None. ABSTAINED: Sirianni. Whereupon the Mayor declared the motion carried.

Mayor Kenan Bresnan reported on the Metro Advisory meeting.

The WCEDC report was presented by Council member Greg Marchant.

The Greater Des Moines Convention Report was presented by Council member Greg Marchant.

Council member John Sirianni presented the YMCA Report.

Council member John Parker presented the 65/69 Report

The Indianola School District Community Report was presented by Council member Pam Pepper.

Mike Metcalf presented the second quarter Safety Report.

Council member Parker moved and Mathieu seconded to approve the July 2013 City Treasurer's Report. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

Superintendent Dan Miers presented WPC annual report.

A public hearing and first consideration to amend the no parking ordinance which will place no parking on the south side of East Norwood from North 6th east to the dead end was held. There were no objections either oral or written. Berry moved and Parker seconded to approve the first consideration of this amendment. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

The second consideration of a request to vacate a portion of a buffer park easement in Quail Meadows Subdivision Lots 1 and 19 was approved on a motion by Sirianni and seconded by Pepper. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

A public hearing was held on the matter of adoption of plans, specs, form of contract and estimate of cost for the Jerry Kelley Trail Phase 2. Those speaking in favor were:

Laura Beals – 1204 S. 3rd
Steve Rhoades – Indianola, Iowa
Beth King Coffey – 1304 S. "R"
John Hagener – 1507 Lundahl Court
Jackie Brittingham – 206 N. "H"
Brian Krier – 406 E. Clinton

Susan Glick, 511 W. Boston, had questions regarding a bike lane on Iowa Street, use of tips for trails donations and if any informational meetings were held.

A motion was made by Sirianni and seconded by Mathieu to approve the following resolution entitled, "RESOLUTION ADOPTING PLANS, SPECS, FORM OF CONTRACT AND ESTIMATE OF COST" for the Jerry Kelley Trail Phase 2. On roll call the vote was, AYES: None. NAYS: Marchant, Pepper, Mathieu, Berry, Parker and Sirianni. Whereupon the Mayor declared the motion failed. It was the consensus of the Council to authorize staff to contact IDOT to rebid this project.

The Wastewater Treatment Siting Study proposal of \$11,200 with HR Green was approved on a motion by Sirianni and seconded by Pepper. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

A motion was made by Pepper and seconded by Berry to approve HR Green proposal of not to exceed \$50,000.00 for the General Wastewater Engineering Services Contract. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

It was moved by Pepper to approve the \$72,200 proposal from HR Green for the Sanitary Sewer Collection System Hydraulic Study. Mathieu seconded the motion. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

The following resolution entitled “RESOLUTION APPROVING OFFER TO PURCHASE REAL ESTATE (203 West 2nd in an amount not to exceed \$79,000) FROM PEOPLES SAVINGS BANK THROUGH THE D&D PROGRAM, AUTHORIZING EXECUTION OF THE DEED AND DIRECTING COMPLETION OF THE TRANSACTION” was approved on a motion by Sirianni and seconded by Pepper. On roll call the vote was, AYES: Marchant, Pepper, Mathieu, Berry, Parker and Sirianni. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO. 34-2013

RESOLUTION APPROVING OFFER TO PURCHASE REAL ESTATE (203 West 2nd in an amount not to exceed \$79,000) FROM PEOPLES SAVINGS BANK THROUGH THE D&D PROGRAM, AUTHORIZING EXECUTION OF THE DEED AND DIRECTING COMPLETION OF THE TRANSACTION

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

Council member Pepper introduced the following resolution entitled “A RESOLUTION ACCEPTING AND APPROVING CITY OF INDIANOLA GOAL SETTING REPORT”. Council member Parker 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 NO. 35-2013

A RESOLUTION ACCEPTING AND APPROVING CITY OF INDIANOLA GOAL SETTING REPORT

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

Pepper moved and Mathieu seconded to approve the following resolution entitled “RESOLUTION OF THE INDIANOLA CITY COUNCIL PROVIDING FOR A REGULAR MEETING DATE AND TIME”. 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 NO. 36-2013

RESOLUTION OF THE INDIANOLA CITY COUNCIL PROVIDING FOR A REGULAR MEETING DATE AND TIME

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

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

Kenan Bresnan, Mayor

Diana Bowlin, City Clerk

Information

Subject

A renewal Class "C" Beer, Class "B" Wine and Sunday Sales Privilege for Hy Vee Gas - 912 N. Jefferson

Information

This is a renewal of Hy Vee Gas liquor license located at 912 N. Jefferson. All the paper work is in order and staff has approved.

Attachments

Hy Vee Gas Permit

August 5, 2013

NAME OF APPLICANT: Hy Vee Gas – 912 N. Jefferson

TYPE OF LICENSE/PERMIT: Class "C" Beer, Class "B" Wine & Sunday Sales Privilege

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	<u>DB 2-31/13</u>	<u> </u>	<u> </u>
Fire Chief	<u>8/19/13 BB</u>	<u>✓</u>	<u> </u>
B&Z Official	<u>8/20/13 CB</u>	<u>✓</u>	<u> </u>
Sign Compliance	<u>8/20/13 CB</u>	<u>✓</u>	<u> </u>

*Reasons for disapproval

License Application (BC0028383)

Applicant

Name of Applicant: Hy-Vee, Inc.
Name of Business (DBA): Hy-Vee Gas
Address of Premises: 912 Jefferson
City: Indianola County: Warren Zip: 50125
Business Phone: (515) 961-5329
Mailing Address: 5820 Westown Pkwy
City: West Des Moines State: IA Zip: 50266

Contact Person

Name: Jennie Woods
Phone: (515) 267-2874 Email Address: jmwoods@hy-vee.com

Classification: Class C Beer Permit (BC)

Term: 12 months

Effective Date: 10/05/2013

Expiration Date: 10/04/2014

Privileges:

Class B Wine Permit
Class C Beer Permit (BC)
Sunday Sales

Status of Business

BusinessType: Privately Held Corporation
Corporate ID Number: 19862 Federal Employer ID # 42-0325638

Ownership

Information

Subject

A renewal Class "C" Beer and Sunday Sales Privilege for Casey's - 1006 W. 2nd

Information

This is a renewal of Casey's liquor license located at 1006 W. 2nd. All the paper work is in order and staff has approved.

Attachments

Casey's Permit

July 30, 2013

NAME OF APPLICANT: Casey's – 1006 W. 2nd

TYPE OF LICENSE/PERMIT: Class "C" Beer and Sunday Sales

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	<u>7/30/13 DB</u>	<u></u>	<u> </u>
Fire Chief	<u>8/19/13 BB</u>	<u></u>	<u> </u>
B&Z Official	<u>8/20/13 CB</u>	<u></u>	<u> </u>
Sign Compliance	<u>8/20/13 CB</u>	<u></u>	<u> </u>

*Reasons for disapproval

License Application (BC0026017)

Applicant

Name of Applicant: Casey's Marketing Company

Name of Business (DBA): Casey's General Store #2097

Address of Premises: 1006 West 2nd Avenue

City: Indianola

County: Warren

Zip: 50125000

Business Phone: (515) 962-0615

Mailing Address: PO Box 3001

City: Ankeny

State: IA

Zip: 500218045

Contact Person

Name: Penny Patrick, Store Operations

Phone: (515) 965-6572

Email Address: penny.patrick@caseys.com

Classification: Class C Beer Permit (BC)

Term: 12 months

Effective Date: 10/02/2013

Expiration Date: 10/01/2014

Privileges:

Class C Beer Permit (BC)

Sunday Sales

Status of Business

BusinessType: Privately Held Corporation

Corporate ID Number: 184278

Federal Employer ID # 42-1435913

Ownership

Information

Subject

A renewal Class "C" Beer and Sunday Sales Privilege for Casey's - 507 S. Jefferson

Information

This is a renewal of Casey's liquor license located at 507 S. Jefferson. All the paper work is in order and staff has approved.

Attachments

Casey's Permit

July 30, 2013

NAME OF APPLICANT: Casey's – 507 S. Jefferson

TYPE OF LICENSE/PERMIT: Class "C" Beer and Sunday Sales

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	<u>7/30/13 DB</u>	<u>X</u>	<u> </u>
Fire Chief	<u>8-19-13 TD</u>	<u>✓</u>	<u> </u>
B&Z Official	<u>8-21-13 CB</u>	<u>✓</u>	<u> </u>
Sign Compliance	<u>8-21-13 CB</u>	<u>✓</u>	<u> </u>

*Reasons for disapproval

License Application (BC0024387)

Applicant

Name of Applicant: Casey's Marketing Company

Name of Business (DBA): Casey's General Store #1908

Address of Premises: 507 South Jefferson

City: Indianola

County: Warren

Zip: 50125000

Business Phone: (515) 962-1452

Mailing Address: PO Box 3001

City: Ankeny

State: IA

Zip: 500218045

Contact Person

Name: Penny Patrick, Store Operations

Phone: (515) 965-6572

Email Address: penny.patrick@caseys.com

Classification: Class C Beer Permit (BC)

Term: 12 months

Effective Date: 10/01/2013

Expiration Date: 09/30/2014

Privileges:

Class C Beer Permit (BC)

Sunday Sales

Status of Business

BusinessType: Privately Held Corporation

Corporate ID Number: 184278

Federal Employer ID # 42-1435913

Ownership

Information

Subject

A renewal Class "E" Liquor License for Fareway Stores - 1309 W. 2nd

Information

This is a renewal of Fareway Store's liquor license located at 1309 W. 2nd. All the paper work is in order and staff has approved.

Attachments

Fareway Permit

July 30, 2013

NAME OF APPLICANT: Fareway Stores – 1309 W. 2nd

TYPE OF LICENSE/PERMIT: Class "E" Liquor License

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	<u>7/30/13 DB</u>	<u>X</u>	<u> </u>
Fire Chief	<u>8/19/13 BB</u>	<u>✓</u>	<u> </u>
B&Z Official	<u>8/20/13 CB</u>	<u>✓</u>	<u> </u>
Sign Compliance	<u>8/20/13 CB</u>	<u>✓</u>	<u> </u>

*Reasons for disapproval

License Application (LE0001569)

Applicant

Name of Applicant: Fareway Stores, Inc.
Name of Business (DBA): Fareway Stores, Inc. #657
Address of Premises: 1309 W 2nd
City: Indianola County: Warren Zip: 50125
Business Phone: (515) 961-5643
Mailing Address: 2300 E 8th Street
City: Boone State: IA Zip: 50036

Contact Person

Name: Tracey Wilson x196
Phone: (515) 432-2623 Email Address: twilson@farewaystores.com

Classification: Class E Liquor License (LE)

Term: 12 months

Effective Date: 10/01/2013

Expiration Date: 09/30/2014

Privileges:

Class B Wine Permit
Class C Beer Permit (Carryout Beer)
Class E Liquor License (LE)

Status of Business

BusinessType: Privately Held Corporation
Corporate ID Number: 253 Federal Employer ID # 42-0240920

Ownership

Information

Subject

A renewal Class "C" Liquor License, outdoor area and Sunday Sales Privilege for Saint Thomas Aquinas Church - 210 R63

Information

This is a renewal of Saint Thomas Aquinas Church liquor license located at 210 R63. All the paper work is in order and staff has approved.

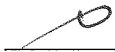
Attachments

Saint Thomas Aquinas Church Permit

August 2, 2013

NAME OF APPLICANT: Saint Thomas Aquinas Church – 210 R63

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

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	<u>8/2/13 DB</u>	<u></u>	<u> </u>
Fire Chief	<u>8/19/13 BB</u>	<u></u>	<u> </u>
B&Z Official	<u>8/20/13 CB</u>	<u></u>	<u> </u>
Sign Compliance	<u>8/20/13 CB</u>	<u></u>	<u> </u>

*Reasons for disapproval

License Application (LC0032190)

Applicant

Name of Applicant:	<u>Saint Thomas Aquinas Church in Indianola</u>		
Name of Business (DBA):	<u>Saint Thomas Aquinas Church in Indianola</u>		
Address of Premises:	<u>210 105th Street</u>		
City: <u>Indianola</u>	County: <u>Warren</u>	Zip: <u>50125</u>	
Business Phone:	<u>(515) 961-3026</u>		
Mailing Address:	<u>210 105th Street</u>		
City: <u>Indianola</u>	State: <u>IA</u>	Zip: <u>50125</u>	

Contact Person

Name:	<u>Rev. Ray McHenry</u>		
Phone:	<u>(515) 961-3026</u>	Email Address:	<u>stthomasindianolaoffice@gmail.com</u>

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

Term: 12 months

Effective Date: 10/01/2013

Expiration Date: 09/30/2014

Privileges:

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

Status of Business

BusinessType:	<u>Privately Held Corporation</u>		
Corporate ID Number:	<u>81532</u>	Federal Employer ID #	

Ownership

Information

Subject

A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for LaCasa Restaurant - 508 N. Jefferson

Information

This is a renewal of LaCasa liquor license at 508 N. Jefferson. All the paper work is in order and staff has approved.

Attachments

LaCasa Permit

August 20, 2013

NAME OF APPLICANT: LaCasa Restaurant – 508 N. Jefferson

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

	<u>Date & Initial</u>	<u>Approve</u>	<u>Disapprove*</u>
Police Chief	<u>8/21/13 DB</u>	<u>X</u>	_____
Fire Chief	<u>8/27/13 SS</u>	<u>X</u>	_____
B&Z Official	<u>8/28/13 CB</u>	<u>X</u>	_____
Sign Compliance	<u>8/28/13 CB</u>	<u>X</u>	_____

*Reasons for disapproval

License Application (LC0034903)

Applicant

Name of Applicant: La Casa Restaurants, Inc.
Name of Business (DBA): La Casa Mexican Restaurant
Address of Premises: 508 N. Jefferson
City: Indianola County: Warren Zip: 50125
Business Phone: (515) 962-9422
Mailing Address: 508 N. Jefferson
City: Indianola State: IA Zip: 50125

Contact Person

Name: Juan Guzman
Phone: (515) 778-4834 Email Address:

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

Term: 12 months

Effective Date: 10/18/2013

Expiration Date: 10/17/2014

Privileges:

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

Status of Business

BusinessType: Privately Held Corporation
Corporate ID Number: 333788 Federal Employer ID # 38-3721174

Ownership

Juan Guzman

First Name: Juan Last Name: Guzman

City: Urbandale State: Iowa Zip: 50322

Position owner

% of Ownership 100.00 % U.S. Citizen

Insurance Company Information

Insurance Company: Farmers Insurance Exchange
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

Set September 16, 2013 as a public hearing and first consideration for the following:

Information

Information

Subject

An amendment to fire department ordinance (Chapter 37 of the City of Indianola Code of Ordinances)

Information

Council needs to set September 16, 2013 as a public hearing and first consideration to amend the fire department ordinance. In your packet is the ordinance changes for the City Code of Ordinance Chapter 37 that addresses the Fire Department. This ordinance was in need of updating due to the staffing limitations contained within it. Brian Seymour, Fire Chief, has changed this section to reflect their needs and noted several sections that needed updated as the fire department does not operate as the ordinance reads. The changes are noted by either a strike through or highlighted in yellow and better reflects the fire departments operation.

Attachments

Ordinance

CHAPTER 37

FIRE DEPARTMENT

- | | | | |
|------|---------------------------|-------|--|
| 37.1 | Establishment and Purpose | 37.8 | Constitution |
| 37.2 | Organization/Composition | 37.9 | Accidental Injury Insurance |
| 37.3 | Training | 37.10 | Liability Insurance |
| 37.4 | Compensation | 37.11 | Fire Assistance Outside City |
| 37.5 | Officers Appointed | 37.12 | Mutual Aid |
| 37.6 | Fire Chief: Duties | 37.13 | Authority to Cite Violations |
| 37.7 | Obedience to Fire Chief | 37.14 | Emergency Ambulance and Rescue Service |

37.1 ESTABLISHMENT AND PURPOSE. A ~~volunteer~~ combination fire department, made up of fulltime, part-time and paid on call staff, is hereby established to prevent and extinguish fires and to protect lives and property against fires, to promote fire prevention and fire safety, and to answer all emergency calls for which there is no other established agency.

(Code of Iowa, Sec. 364.16)

37.2 ORGANIZATION/COMPOSITION. The department consists of the Fire Chief and not less than twenty-six (26) ~~or more than fifty (50) active members~~ active members and not more than ten (10) probationary members at one time. ~~There shall also be no more than ten (10) medic personnel.~~

(Code of Iowa, Sec. 372.13[4])

37.3 TRAINING. All members of the department shall attend and actively participate in regular or special training drills or programs as directed by the Chief.

(Code of Iowa, Sec. 372.13[4])

37.4 COMPENSATION. Members of the department shall be designated by rank and receive such compensation as shall be determined by resolution of the Council.

(Code of Iowa, Sec. 372.13[4])

37.5 OFFICERS APPOINTED. The Fire Chief is appointed by and serves at the pleasure of the City Manager. The Fire Chief shall appoint ~~an assistant chief a~~ command staff to serve at the Fire Chief's pleasure. ~~The department shall elect such other officers as its constitution and bylaws may provide.~~ In case of absence of the Fire Chief, the officer next in rank shall be in charge and have and exercise all the powers of the Fire Chief.

(Code of Iowa, Sec. 372.13[4] and 400.13)

37.6 FIRE CHIEF: DUTIES. The Fire Chief shall perform all duties required of the Fire Chief by law or ordinance, including but not limited to the following:

(Code of Iowa, Sec. 372.13[4])

1. Enforce Laws. Enforce ordinances and laws regulating fire prevention and the investigation of the cause, origin and circumstances of fires.
2. Technical Assistance. Upon request, give advice concerning private fire alarm systems, fire extinguishing equipment, fire escapes and exits and development of fire emergency plans.
3. Authority at Fires. When in charge of a fire scene, direct an operation as necessary to extinguish or control a fire, perform a rescue operation, investigate the existence of a suspected or reported fire, gas leak, or other hazardous condition, or take any other action deemed necessary in the reasonable performance of the department's duties.

(Code of Iowa, Sec. 102.2)

4. Control of Scenes. Prohibit an individual, vehicle or vessel from approaching a fire scene and remove from the scene any object, vehicle, vessel or individual that may impede or interfere with the operation of the fire department.

(Code of Iowa, Sec. 102.2)

5. Authority to Barricade. When in charge of a fire scene, place or erect ropes, guards, barricades or other obstructions across a street, alley, right-of-way, or private property near the location of the fire or emergency so as to prevent accidents or interference with the firefighting efforts of the fire department, to control the scene until any required investigation is complete, or to preserve evidence related to the fire or other emergency.

(Code of Iowa, Sec. 102.3)

6. Command. Be charged with the duty of maintaining the efficiency, discipline and control of the fire department. The members of the fire department shall, at all times, be subject to the direction of the Fire Chief.

7. Property. Exercise and have full control over the disposition of all fire apparatus or EMS Units, tools, equipment and other property used by or belonging to the fire department.

8. Notification. Whenever death, serious bodily injury, or property damage in excess of two hundred thousand dollars (\$200,000) has

occurred as a result of a fire, or if arson is suspected, notify the State Fire Marshal's Division immediately. For all other fires causing an estimated damage of fifty dollars (\$50.00) or more or emergency responses by the Fire Department, file a report with the Fire Marshal's Division within ten (10) days following the end of the month. The report shall indicate all fire incidents occurring and state the name of the owners and occupants of the property at the time of the fire, the value of the property, the estimated total loss to the property, origin of the fire as determined by investigation, and other facts, statistics, and circumstances concerning the fire incidents.

(Code of Iowa, Sec. 100.2 & 100.3)

9. Right of Entry. Have the right, during reasonable hours, to enter any building or premises within the Fire Chief's jurisdiction for the purpose of making such investigation or inspection which under law or ordinance may be necessary to be made and is reasonably necessary to protect the public health, safety and welfare.

(Code of Iowa, Sec. 100.12)

10. Recommendation. Make such recommendations to owners, occupants, caretakers or managers of buildings necessary to eliminate fire hazards.

(Code of Iowa, Sec. 100.13)

11. Assist State Fire Marshal. At the request of the State Fire Marshal, and as provided by law, aid said marshal in the performance of duties by investigating, preventing and reporting data pertaining to fires.

(Code of Iowa, Sec. 100.4)

12. Records. Cause to be kept records of the fire department personnel, firefighting equipment, depreciation of all equipment and apparatus, the number of responses to alarms, their cause and location, and an analysis of losses by value, type and location of buildings.

13. Reports. Compile and submit to the Mayor and Council an annual report of the status and activities of the department as well as such other reports as may be requested by the Mayor or Council.

37.7 OBEDIENCE TO FIRE CHIEF. No person shall willfully fail or refuse to comply with any lawful order or direction of the Fire Chief.

~~**37.8 CONSTITUTION.** The department shall adopt a constitution and bylaws as they deem calculated to accomplish the object contemplated, and such constitution and bylaws and any change or amendment to such constitution and bylaws before being effective, must be approved by the Council.~~

37.9 ACCIDENTAL INJURY INSURANCE. The Council shall contract to insure the City against liability for worker's compensation and against statutory liability for the costs of hospitalization, nursing, and medical attention for ~~volunteer fire fighters~~ personnel injured in the performance of their duties as firefighters whether within or outside the corporate limits of the City. All ~~volunteer~~ firefighters/medics shall be covered by the contract.

(Code of Iowa, Sec. 85.2, 85.61 and Sec. 410.18)

37.10 LIABILITY INSURANCE. The Council shall contract to insure against liability of the City or members of the department for injuries, death or property damage arising out of and resulting from the performance of departmental duties within or outside the corporate limits of the City.

(Code of Iowa, Sec. 670.2 & 517A.1)

37.11 FIRE ASSISTANCE OUTSIDE CITY. The terms and conditions upon which fire-fighting equipment of the City shall respond to calls of fire fighting or other emergency assistance outside the City shall be as follows:

1. The City may contract with townships and towns for assistance.
2. No charge shall be made for answering calls to other municipalities which have reciprocal arrangements with the City or with the fire department.
3. At least one (1) fire truck shall remain within the City at all times.
4. ~~Not more than twenty (20) fire fighters shall be sent outside the City at any time, except as relief for a crew already engaged in service outside the City.~~ Upon request for services outside of the Indianola Fire District a determination will be made on the number of personnel and type of equipment that will respond so that service will be maintained for additional response within the district.

37.12 MUTUAL AID. Subject to approval by resolution of the Council, the department may enter into mutual aid agreements with other legally constituted fire departments. Copies of any such agreements shall be filed with the Clerk.

(Code of Iowa, Sec. 364.4 [2 & 3])

37.13 AUTHORITY TO CITE VIOLATIONS. Fire officials acting under the authority of Chapter 100 of the Code of Iowa may issue citations in accordance to Chapter 805 of the Code of Iowa, for violations of state and/or local fire safety regulations.

(Code of Iowa, Sec. 100.41)

37.14 EMERGENCY AMBULANCE AND RESCUE SERVICE. The department is authorized to provide emergency ambulance and rescue services and the accidental injury and liability insurance provided for herein shall include such operation.

Information

Subject

An amendment to the one-way street ordinance

* Will change North "D" Street to allow two-way traffic

Information

Council needs to set September 16, 2013 as a public hearing and first consideration to amend the one-way traffic ordinance which will change North "D" Street to two-way traffic from West Detroit to West Girard. At the June 17, 2013 the council approved (see minutes) to temporarily change North "D" to two-way during the reconstruction of West Detroit. Following the completion of construction of West Detroit, it was the consensus of the council that it was in the best interest of the community to consider permanently designating North "D" as a two-way street. The Planning and Zoning Commission also approved (see minutes) to the two-way traffic.

Attachments

Council Minutes

P&Z Minutes

Ordinance

6-17-13
and 20 shrubs be placed within the western 200' of the north property line. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

Drew Bracken, President of the National Balloon Classic, spoke in favor of the City forgiving the \$66,000 loan/lien that was issued in 1986. Parker seconded and Mathieu seconded to approve forgiving the loan and removing the lien. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

Council member Sirianni moved to approve the following resolution entitled "RESOLUTION AUTHORIZING AND DIRECTING THE CITY ATTORNEY TO INITIATE PROSECUTION NUISANCE ABATEMENT AT 911 N. 'C' STREET." Pepper seconded the motion. On roll call the vote was, AYES: Marchant, Pepper, Mathieu, Berry, Parker and Sirianni. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION AUTHORIZING AND DIRECTING THE CITY ATTORNEY TO
INITIATE PROSECUTION NUISANCE ABATEMENT AT 911 N. 'C' STREET

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

It was moved by Mathieu and seconded by Berry to approve the following resolution entitled "RESOLUTION RECOGNIZING ONGOING NUISANCE AND AUTHORIZING THE CITY ATTORNEY TO INITIATE PROSECUTION OF NUISANCE ABATEMENT FOR FUTURE VIOLATIONS ON SUBJECT PROPERTY AT 810 NORTH 'J'". On roll call the vote was, AYES: Berry, Parker, Sirianni, Marchant, Pepper and Mathieu. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION RECOGNIZING ONGOING NUISANCE AND AUTHORIZING THE CITY ATTORNEY
TO INITIATE PROSECUTION OF NUISANCE ABATEMENT FOR FUTURE VIOLATIONS ON
SUBJECT PROPERTY AT 810 NORTH 'J'

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

A motion was made by Marchant and seconded by Sirianni to approve the score board proposal from Daktronics in an amount of \$91,089 for the competitive pool at the Indianola Wellness Center. It is anticipated the YMCA and Vision Iowa Grant will donate toward this cost. Question was called for and on voice vote the vote was, AYES: Pepper, Mathieu, Parker, Sirianni and Marchant. NAYS: Berry. Whereupon the Mayor declared the motion carried.

The third party administrator for Health Reimbursement Arrangement (HRA) with Kabel Business Services with an administrative fee of \$350/year plus \$3.50/employee/month was approved on a motion by Pepper and seconded by Parker. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

The following resolution temporarily changing North "D" Street to allow two-way traffic flow during the reconstruction of West Detroit Avenue was approved on a motion by Pepper and seconded by Mathieu. 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.

A RESOLUTION TEMPORARILY CHANGING NORTH 'D' STREET TO
ALLOW TWO-WAY TRAFFIC FLOW DURING THE

RECONSTRUCTION OF WEST DETROIT AVENUE

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

~~Carol Seeger, 701 W. Orchard, and representative of Peoples Bank, spoke in favor of the street closure request from the Downtown Merchants/Peoples Bank - Hip To Be Square to close the entire square on June 27, 2013 from 4:00 p.m. - 8:00 p.m. A motion was made by Pepper and seconded by Parker to approve this request. Question was called for and on voice vote the Mayor declared the motion carried unanimously.~~

It was moved by Parker and seconded by Marchant to approve the IDOT temporary easement purchase agreement located at 2204 W. 2nd for the West Highway 92 project. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

Meeting adjourned on a motion by Mathieu and seconded by Marchant.

Kenan Bresnan, Mayor

Diana Bowlin, City Clerk

The following members of the audience spoke in favor of closing the street stating they support the closing of C Street for reasons including safety of students due to traffic issues, beautifying the campus and benefiting the City for local businesses and economic issues.

Marc Strohshein, Executive Director, The Village
Joanna Freeland, Simpson College Student Body President
Kathy Goodwin-Brackney, resident of 801 Scott Felton Road

The following members of the audience spoke against closing the street stating they do not support the closing of C Street for reasons including the safety at Irving Elementary School students, parking issues around the campus, handicap parking issues to campus facilities, traffic flow to the northwest portion of the city and the City's comprehensive plan recommendations.

Kathy Stanfield, resident of 407 West Ashland Avenue
Susan Glick, resident of 511 West Boston Avenue
Michelle Bradford, resident of 311 West Clinton Avenue
Charlotte Guilford, resident of 407 North B Street
Jeff Wren, resident of 108 West Kentucky Avenue
Jim Jauron, resident of 1203 West 2nd Avenue
Sally Johnson, resident of 306 North D Street
Irene Case, resident of 907 North D Street

Commission members discussed the private property ownership of the Delta Delta house and the implications that closing C Street would have on their property. President Byrd stated Simpson is working with the Tri Delta organization to move the house to another property near the campus and buy their current location. If the property title is transferred, Simpson would then own the Tri Delta house.

Commission members also discussed public access, public parking on campus, comprehensive plan recommendations and future traffic and planning issues that need to be considered if C Street were to be closed.

Motion was made by Wood and seconded by Opie to approve the request from Simpson College to close and vacate North C Street from West Clinton Avenue to West Girard Avenue subject to Simpson's acquisition of all adjoining property on both sides of C Street. Question was called for and on roll call vote Ayes: Ormsby. Nays: Coleman, Dixon, Donaghy, Opie, Piper, Roush, Wood. Abstain: Coppess. Chairperson Dixon declared the motion failed.

Consider two-way traffic on North D Street from West Detroit Avenue to West Girard Avenue.

Chuck reviewed the issue stating that if City Council were to close C Street it is good planning to consider two-way traffic on North D Street. The Indianola Code of Ordinances requires the Planning and Zoning Commission review and comment for any street, park, parkway, boulevard, traffic-way, river front or other public improvement affecting the city plan.

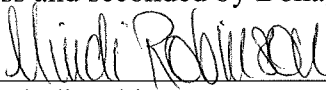
The following members of the audience spoke against two-way traffic on North D Street if C Street is closed because turning D Street into a two-way traffic street will not reduce safety concerns for students at Irving Elementary. Residents felt that increased traffic due to C Street closing poses a bigger problem than a two-way D Street can solve.

Sam Martin, resident of 1102 Stephen Court
Jim Jauron, resident of 1203 West 2nd Avenue

Motion was made by Wood and seconded by Ormsby to approve two-way traffic on North D Street from West Detroit Avenue to West Girard Avenue if C Street were to be closed. Question was called for and on roll call vote Ayes: Coleman, Coppess, Dixon, Donaghy, Opie, Ormsby, Piper, Roush, Wood. Nays: none.

Meeting adjourned on a motion by Coppess and seconded by Donaghy.


Duane Dixon, Chairperson


Mindi Robinson

ORDINANCE NO. - _____

AN ORDINANCE AMENDING THE MUNICIPAL CODE OF THE CITY OF INDIANOLA, IOWA, BY CHANGING NORTH D STREET TO ALLOW TWO-WAY TRAFFIC FLOW

WHEREAS, North D Street is currently designated as a one-way, southbound street; and

WHEREAS, the City Council of the City of Indianola, Iowa, resolved to redirect traffic on North D Street for a period of approximately thirty (30) days for construction commencing on or about July 15, 2013; and

WHEREAS, following the completion of construction of West Detroit Avenue, the City Council determined it in the best interests of the City of Indianola to consider permanently designating North D Street a two-way street; and

WHEREAS, a notice and a hearing was held on September 16, as provided by law, and the City Council now deems it reasonable and appropriate to designate North D Street a two-way street.

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

Section 1: That the Municipal Code of the City of Indianola, Iowa be and it is hereby amended by designating the North D Street as a two-way street.

Section 2: That appropriate signage shall be modified or replaced as necessary in accordance with this Ordinance.

Section 3: All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 4: This ordinance shall be in full force and effect after its passage, approval and publication as provided by law.

PASSED AND APPROVED this ____ day of _____, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

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

Information

Subject

Indianola Wellness Center

Information

Council needs to consider the following change order and certificate of substantial completion.

Information**Subject**

Change order #9 in an amount of \$20,496.21 - revised contract amount \$12,780,620.26

Information

In your packet is change order #9 in an amount of \$20,496.21 for the Indianola Wellness Center from Larson and Larson Construction. This change order includes:

Correction to #8 amount was listed as \$2,215.45 should have been \$4,981.06	\$2,765.61
Correction to #8 amount was listed as \$6,682.33 should have been \$6,407.25	(\$275.08)
Furnish and install additional pool backboard to match the original backboard	\$931.04
Furnish and install column covers at Child Watch and Community Room	\$4,317.91
Furnish and install epoxy concrete floor infill at pool deck under pool bleachers	\$3,068.20
Furnish and install 1" Polygal enclosures at running track	\$9,688.53
Total	\$20,496.21

Attachments

Change Order



AIA® Document G701™ – 2001

Change Order

PROJECT (Name and address):

Indianola Wellness Center
306 East Scenic Valley Avenue,
Indianola, Iowa 50125

CHANGE ORDER NUMBER: 009

DATE: August 27, 2013

OWNER: ☐

ARCHITECT: ☐

CONTRACTOR: ☐

TO CONTRACTOR (Name and address):

Larson and Larson Construction
10703 Justin Drive
Urbandale, IA 50322

ARCHITECT'S PROJECT NUMBER: 11034

CONTRACT DATE: May 30, 2012

CONTRACT FOR: General Construction

FIELD: ☐

OTHER: ☒ Ball Team

THE CONTRACT IS CHANGED AS FOLLOWS:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives)

1. Correction to Change Order 8, Item 1: Change amount was listed as \$2,215.45. Should have been \$4,981.06. Add \$2,765.61
2. Correction to Change Order 8, Item 5: Change amount was listed as \$6,682.33. Should have been \$6,407.25. Deduct: (\$275.08)
3. Furnish and install pool backboard as detailed in attached Change Request No. 47 from Larson & Larson Construction dated July 15, 2013. Add: \$931.04
4. Furnish and install column covers as detailed in attached Change Request No. 48 from Larson & Larson Construction dated August 23, 2013. Add: \$4,317.91
5. Furnish and install epoxy concrete floor infill as detailed in attached Change Request No. 49 from Larson & Larson Construction dated July 16, 2013. Add: \$3,068.20
6. Furnish and install Polygal enclosures at running track as detailed in attached Change Request No. 50 from Larson & Larson Construction dated August 15, 2013. Add: \$9,688.53

The original Contract Sum was

\$ 12,641,000.00

The net change by previously authorized Change Orders

\$ 119,124.05

The Contract Sum prior to this Change Order was

\$ 12,760,124.05

The Contract Sum will be increased by this Change Order in the amount of

\$ 20,496.21

The new Contract Sum including this Change Order will be

\$ 12,780,620.26

The Contract Time will be unchanged by Zero (0) days.

The date of Substantial Completion as of the date of this Change Order therefore is

NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Savage-Ver Ploeg & Associates, Inc. dba
SVPA Architects Inc.

ARCHITECT (Firm name)

1466 28th Street, Ste. 200, West Des
Moines, Iowa 50266

ADDRESS

BY (Signature)

Thad N. Long, AIA
(Typed name)

August 27, 2013
DATE

Larson and Larson Construction

CONTRACTOR (Firm name)

10703 Justin Drive, Urbandale, IA 50322

ADDRESS

BY (Signature)

Jeff Larson
(Typed name)

27 Aug 13
DATE

City of Indianola

OWNER (Firm name)

110 North 1st Street, Indianola, IA 50125

ADDRESS

BY (Signature)

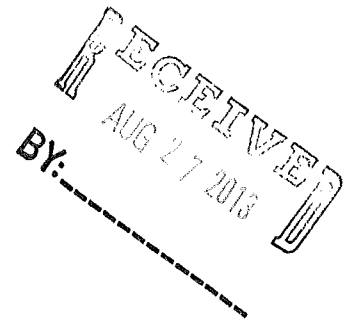
Ken Bresnan
(Typed name)

DATE



July 15th, 2013

Chuck Burgin
City of Indianola
110 North 1st Street
Indianola, IA 50125



RE: Indianola Wellness Center - Scope Change Proposal No. #47

Dear Chuck:

Larson and Larson Construction, LLC proposes the following as a change in the Work:

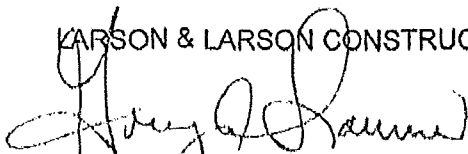
Furnish and Install the additional pool backboard to match the original backboard specified as requested by the Owner.

Proposed change in contract sum **ADD \$931.04**

An estimate and back up is attached. Please review and authorize one of the actions below. If you have any questions, please contact me at your earliest convenience. Thank you.

Sincerely,

LARSON & LARSON CONSTRUCTION, LLC.


Gregory Larson

Ball Team

Signature

Date


8/26/13

SVPA Review

Signature

Date

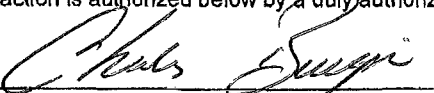

8/26/2013

☒ Approved, incorporate change immediately
☐ Rejected

The above action is authorized below by a duly authorized representative of the Owner:

Signature

Title


Dir. of Com. Dev.

Name

Date

8-27-13
CHARLES BURGIN

[illegible]

Greg Larson

From: Joel Armitage <jarmitage@sandeconstruction.com>
Sent: Thursday, July 11, 2013 12:16 PM
To: Greg Larson
Subject: Re: Indianola - Additional Backboard

\$880.00

Sent from my iPhone

On Jul 11, 2013, at 12:09 PM, "Greg Larson" <GLarson@larsonandlarson.com> wrote:

Joel, have you had a chance to get a price on this ? Need asap so I can get approved and get ordered. Let me know as soon as you can. Thanks

<image001.jpg>

Gregory Larson – Project Manager

10703 JUSTIN DRIVE - DES MOINES, IA 50322

Office:515.727.5000 - Fax:515.727.5001 - Mobile:515.419.3669

www.larsonandlarson.com

--
This message has been scanned by MailScanner
and is believed to be clean.



August 23, 2013

Chuck Burgin
City of Indianola
110 North 1st Street
Indianola, IA 50125

RE: Indianola Wellness Center - Scope Change Proposal No. #48
Proposal Request No. 11 Revised – Add Column Covers Detail at Child Watch and Community Rooms.

Dear Chuck:

Larson and Larson Construction, LLC proposes the following as a change in the Work:

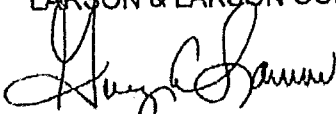
Furnish and Install Column Cover detail at Child Watch and Community Room per the Revised Proposal Request No. 11. Column brackets to be wrapped with paint grip sheetmetal and painted out with the wall color in lieu of providing ACM panel material.

Proposed change in contract sum **ADD \$4,317.91**

An estimate and back up is attached. Please review and authorize one of the actions below. If you have any questions, please contact me at your earliest convenience. Thank you.

Sincerely,

LARSON & LARSON CONSTRUCTION, LLC.


Gregory Larson

Ball Team

Signature

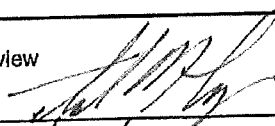
Date


8-23-13

SVPA Review

Signature

Date


8/26/2013

☒ Approved, Incorporate change immediately
☐ Rejected

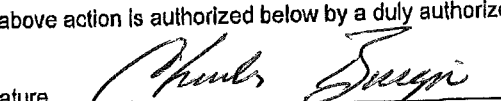
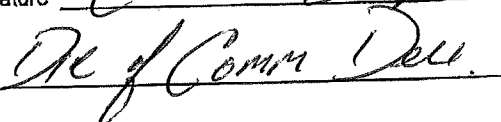
The above action is authorized below by a duly authorized representative of the Owner:

Signature

Name

Date

Title

CHARLES BURGIN

8-27-13

Allied Construction Services, Inc.

P.O. Box 937
2122 Fleur Drive
Des Moines, Ia. 50321
Tel (515) 288-4855
Fax (515) 288-2069

July 15, 2013

Larson & Larson
Greg Larson

Re: Indianola Wellness Center
PR-011

Greg,

Per PR-011, install 5/8" gyp board on wood framing by others,
taped and finished smooth. Add \$198.

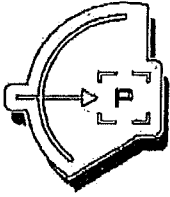
Material	\$	2
Labor	\$	196
Total	\$	198

If you have any questions please call.

Sincerely,

Chuck Gehringer

Chuck Gehringer
Allied Construction Services, Inc.



FOCAL POINT FIXTURES INC

101 OSSEO AVENUE NORTH
ST. CLOUD, MN 56303

TEL. (320) 203-1100
FAX (320) 203-1200

Contract Change Order

No. 3

DATE	JOB NAME	
7-09-13	Indianola Wellness Center	
CONTRACTOR		PREPARED BY
Larson & Larson	Attn: Brennt Cooper / Colton Taylor	Scott DeMarais
WORK TO BEGIN BY		WORK TO BE COMPLETED BY
Upon approval		

Per PR #011 Dated 6-21-13

Child Watch Area

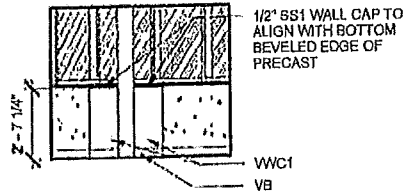
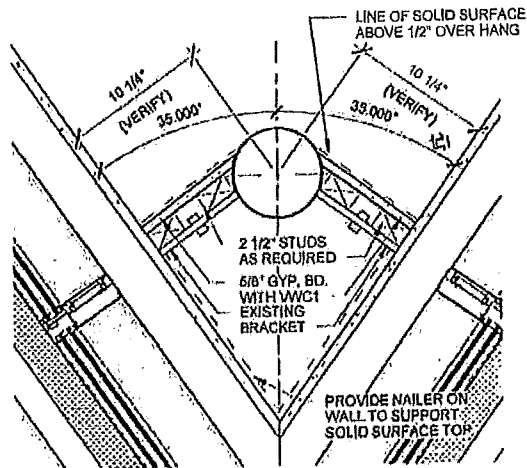
½" Corian Silver Birch Column Wrap per drawing AD-48 (made into 2 pieces)

Add: \$563.00

Focal Point will not proceed with any changes regarding this change order until we receive written confirmation to proceed.

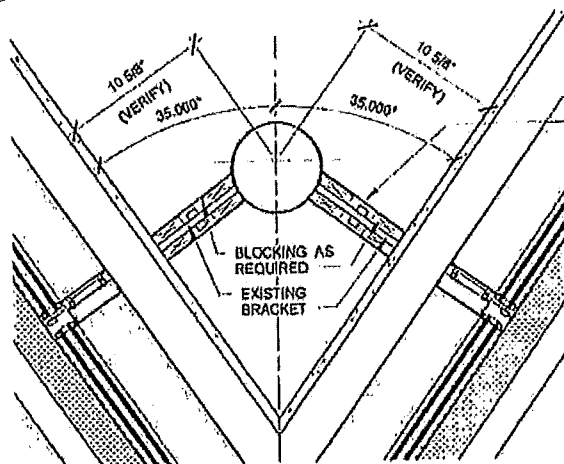
The work covered by this order shall be performed under the same Terms and Conditions as that included in the Original Contract

Changes Approved	PREVIOUS CONTRACT AMOUNT	
BY		\$140,083.00
	AMOUNT OF THIS ORDER	\$563.00
BY	TOTAL CONTRACT & EXTRAS	\$140,646.00



4 CHILD WATCH COLUMN ELEV.
SCALE: 1/4" = 1'-0"

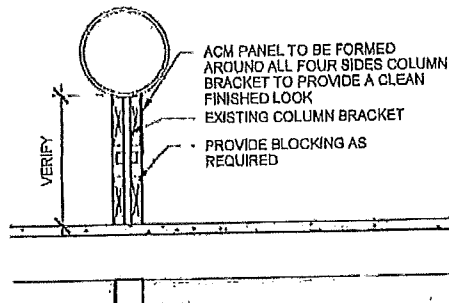
3 CHILD WATCH COLUMN DETAIL
SCALE: 1 1/2" = 1'-0"



PAINT GRIP SHEETMETAL
ACM PANEL TO BE FORMED
AROUND ALL FOUR SIDES OF
COLUMN BRACKET TO
PROVIDE A CLEAN FINISHED
LOOK, TYP.

SHEETMETAL TO PAINT OUT W/ WALL COLOR

2 COMM. ROOM COLUMN DETAIL
SCALE: 1 1/2" = 1'-0"



(2) LOCATIONS

1 COMM. ROOM & CHILD WATCH COLUMN
DETAIL
SCALE: 1 1/2" = 1'-0"

S V P A
Architects, Inc.

1456 28th Street, Suite 200
West Des Moines, Iowa 50266
515.327.5090 Fax: 515.327.5691

PROJECT NO: 11034

DRAWN BY: DRW

CHECKED BY: TH

PROJECT NAME
INDIANOLA WELLNESS CENTER
306 East Scento Valley Avenue
Indianola, IA 60126

SHEET TITLE
CHILD WATCH & COMMUNITY ROOM
COLUMN COVERS

REF SHEET(S)
A101,2

SCALE: As Indicated

DATE: 07/25/13

ISSUE FOR: PR-11R
ISSUE DATE: 07/25/13

AD-48R

AIA® Document G709™ – 2001

Work Changes Proposal Request

PROJECT *(Name and address):*
Indianola Wellness Center
306 East Scenic Valley Avenue,
Indianola, Iowa 50125

PROPOSAL REQUEST NUMBER: 011

DATE OF ISSUANCE: ***Re-Issued July 25,
2013***

OWNER: ☐

ARCHITECT: ☐

CONSULTANT: ☐

CONTRACTOR: ☐

FIELD: ☐

OTHER: ☐

OWNER *(Name and address):*
City of Indianola
110 North 1st Street
Indianola, IA 50125

CONTRACT FOR: General Construction

CONTRACT DATE: May 30, 2012

FROM ARCHITECT *(Name and address):*
Savage-Ver Ploeg & Associates, Inc.
dba SVPA Architects Inc.
1466 28th Street, Ste. 200
West Des Moines, Iowa 50266

ARCHITECT'S PROJECT NUMBER: 11034

TO CONTRACTOR *(Name and address):*
Larson and Larson Construction
10703 Justin Drive
Urbandale, IA 50322

Please submit an itemized proposal for changes in the Contract Sum and Contract Time for proposed modifications to the Contract Documents described herein. Within Ten (10) days, the Contractor must submit this proposal or notify the Architect, in writing, of the date on which proposal submission is anticipated.

THIS IS NOT A CHANGE ORDER, A CONSTRUCTION CHANGE DIRECTIVE OR A DIRECTION TO PROCEED WITH THE WORK DESCRIBED IN THE PROPOSED MODIFICATIONS.

DESCRIPTION *(Insert a written description of the Work):*

Changes to the Drawings:

1. Drawing A101.2 and A509

- A. Add 1/A509 as shown in attached Supplemental Drawing AD-048R.
- B. Add 2/A509 as shown in attached Supplemental Drawing AD-048R.
- C. Add 3/A509 as shown in attached Supplemental Drawing AD-048R.
- D. Add 4/A509 as shown in attached Supplemental Drawing AD-048R.

ATTACHMENTS *(List attached documents that support description):*

(1) 11 x 17 Supplemental Architectural Drawing AD-048

REQUESTED BY THE ARCHITECT:

–See attached digital signatures page–
(Signature)

Thad N. Long, AIA, Associate and Project Architect
(Printed name and title)



July 16th, 2013

Chuck Burgin
City of Indianola
110 North 1st Street
Indianola, IA 50125

RE: Indianola Wellness Center - Scope Change Proposal No. #49
Pool Deck Infill at Bleachers

Dear Chuck:

Larson and Larson Construction, LLC proposes the following as a change in the Work:

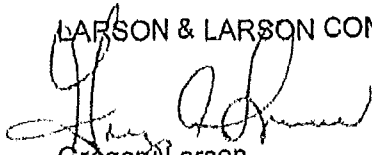
Add Emaco epoxy concrete floor infill at pool deck under pool bleachers per RFI # 174.

Proposed change in contract sum **ADD \$3,068.20**

An estimate and back up is attached. Please review and authorize one of the actions below. If you have any questions, please contact me at your earliest convenience. Thank you.

Sincerely,

LARSON & LARSON CONSTRUCTION, LLC.


Gregory Larson

Ball Team

Signature

Date

SVPA Review

Signature

Date

☒ Approved, incorporate change immediately
☐ Rejected

The above action is authorized below by a duly authorized representative of the Owner:

Signature

Title

Name

Date

[illegible]

Greg Larson

From: Shamus Stephens <Shamus@skoldcompanies.com>
Sent: Tuesday, July 16, 2013 9:11 AM
To: Greg Larson
Cc: Jason Pitts
Subject: RE: Indianola Wellness Center - Floor Infill

Emaco T430 installed at 1/2" thick on 280 square feet. Price includes hand grinding surface for prep, and curing of product.

Furnished and Installed - \$ 2,400

Here is the link to the product lit; http://www.buildingsystems.basf.com/p02/USWeb-Internet/buildingsystems/en_GB/function/conversions:/publish/content/microsites/buildingsystems/products/Items/docs/430_tdg.pdf

We recommend the product receive two coats of a concrete sealer - Add \$500 to above to seal it.

Let me know

Thanks

Shamus

From: Greg Larson
Sent: Tuesday, July 16, 2013 7:18 AM
To: Shamus Stephens
Cc: Colton Taylor
Subject: Indianola Wellness Center - Floor Infill

Shamus, was wondering what you came up with yesterday on the floor infill. Let me know as soon as you can as we need to do something asap. Thanks

 **LARSON &
LARSON**
CONSTRUCTION, LLC
Gregory Larson - Project Manager

10703 JUSTIN DRIVE - DES MOINES, IA 50322
Office: 515.727.5000 - Fax: 515.727.5001 - Mobile: 515.419.3669
www.larsonandlarson.com



August 15, 2013

Chuck Burgin
City of Indianola
110 North 1st Street
Indianola, IA 50125

RE: Indianola Wellness Center - Scope Change Proposal No. #51
Polygal Enclosures at Running Track Curtainwall

Dear Chuck:

Larson and Larson Construction, LLC proposes the following as a change in the Work:

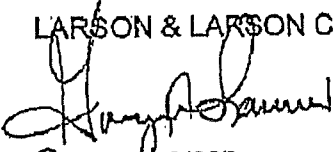
Furnish and Install the 1" polygal enclosures at the curtainwall openings at the Running Track and Stair No.3 per the attached estimate and design by SVPA.

Proposed change in contract sum **ADD \$9,688.53**

An estimate and back up is attached. Please review and authorize one of the actions below. If you have any questions, please contact me at your earliest convenience. Thank you.

Sincerely,

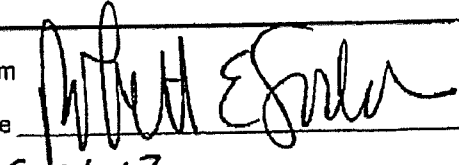
LARSON & LARSON CONSTRUCTION, LLC.


Gregory Larson

Ball Team

Signature

Date

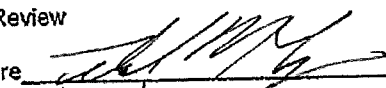


8-21-13

SVPA Review

Signature

Date



8/26/2013

☒ Approved, incorporate change immediately
☐ Rejected

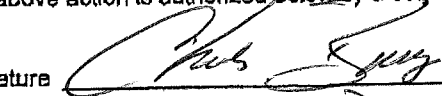
The above action is authorized below by a duly authorized representative of the Owner:

Signature

Name

Title

Date


Dir. of Comm. Dev.

Charles Burgin

8-27-13

10 Sht. 5

4'x8' x 24mm
Ice finish

Ship to A.C. 50125

DALLAS/FT. WORTH: (800) 441-1553
SAN ANTONIO: (888) 808-0030
HOUSTON: (888) 256-4975
AUSTIN: (888) 254-5011

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POLYGAL™ SHEETS

Polygal™ Sheet | Multiwall Sheet

Polygal™ was the first multiwall sheet manufactured in 1970 and continues to be on the leading edge of structured sheet products. The Polygal™ sheets are available in double and triple layered configurations and manufactured in various colors and degrees of transparency. The advantages of Polygal™ panels and sheets are:

- Variety of thickness, including: 6mm, 8mm, 10mm, 16mm, 24mm and 32mm
- Most Polygal™ sheets are available in 48" and 72" widths
- Excellent thermal insulation
- Highly flexible, yet virtually unbreakable
- Lightweight and easy to install
- Rigid sheet structure provides extra strength under wind and snow loads. To see sheet performance under loads, go to Support / Wind Load Charts.

Polygal™ sheets feature a UV protective layer to protect against yellowing, and are covered by a 10 Year Warranty against breakage and yellowing (6 mm and higher).

Recommended Uses: Covering of medium span structures where excellent thermal insulation is required. To discuss your Polygal™ options, contact our plastic sheet experts.

Video: Polygal Installation

Step by step guide on how to install Polygal®.



Regal Plastics carries a variety of Polygal™ sheet brands. Find your polycarbonate sheet solution below:



Aluminum Glazing Systems
Mega-Lock Glazing System is designed for use in glazing with polycarbonate multiwall sheets.
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Polycoclit™
Gang Proven Spectrum - Altering Technology to Garden Centers and

Polycarbonate Connectors
Polygal's™ interconnecting profiles connect sheets and cover structural connections.
[VIEW MORE »](#)

Polygal™ Installation
Regal Plastics provides Polygal Installation guides for our multiwall

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do you have a
QUESTION?

Fields marked with * are required

FULL NAME *

EMAIL ADDRESS *

PHONE NUMBER

CITY *

STATE *

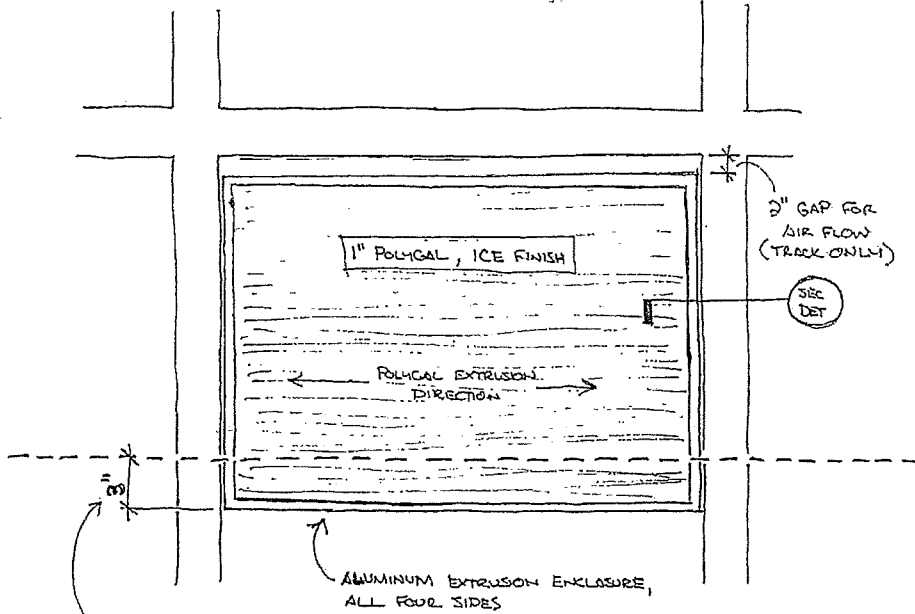
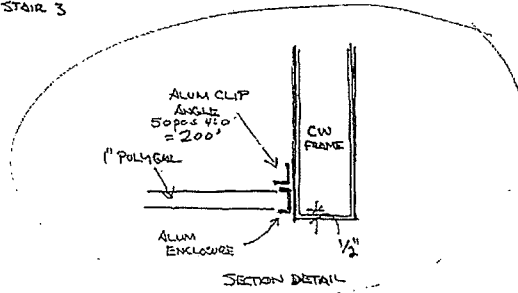
QUESTION OR COMMENT *

S V P A INDIANAPOLIS WELLNESS
Architects Inc. VOID BARRIER @
 TRACK + STAIR 3

7/30/13

MATERIALS:

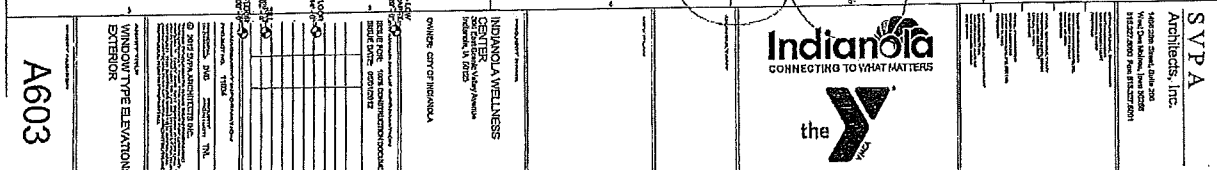
24 MM POLYGL 74' x 4'
 @ 80x4 = 320 SF
 10 8 SHTS 8' x 4'
 25 pcs 1x1x1/8 ALUM. ANGLE
 x 8'-0"
 38 pcs 1x1x1/8 ALUM.
 CHANNEL



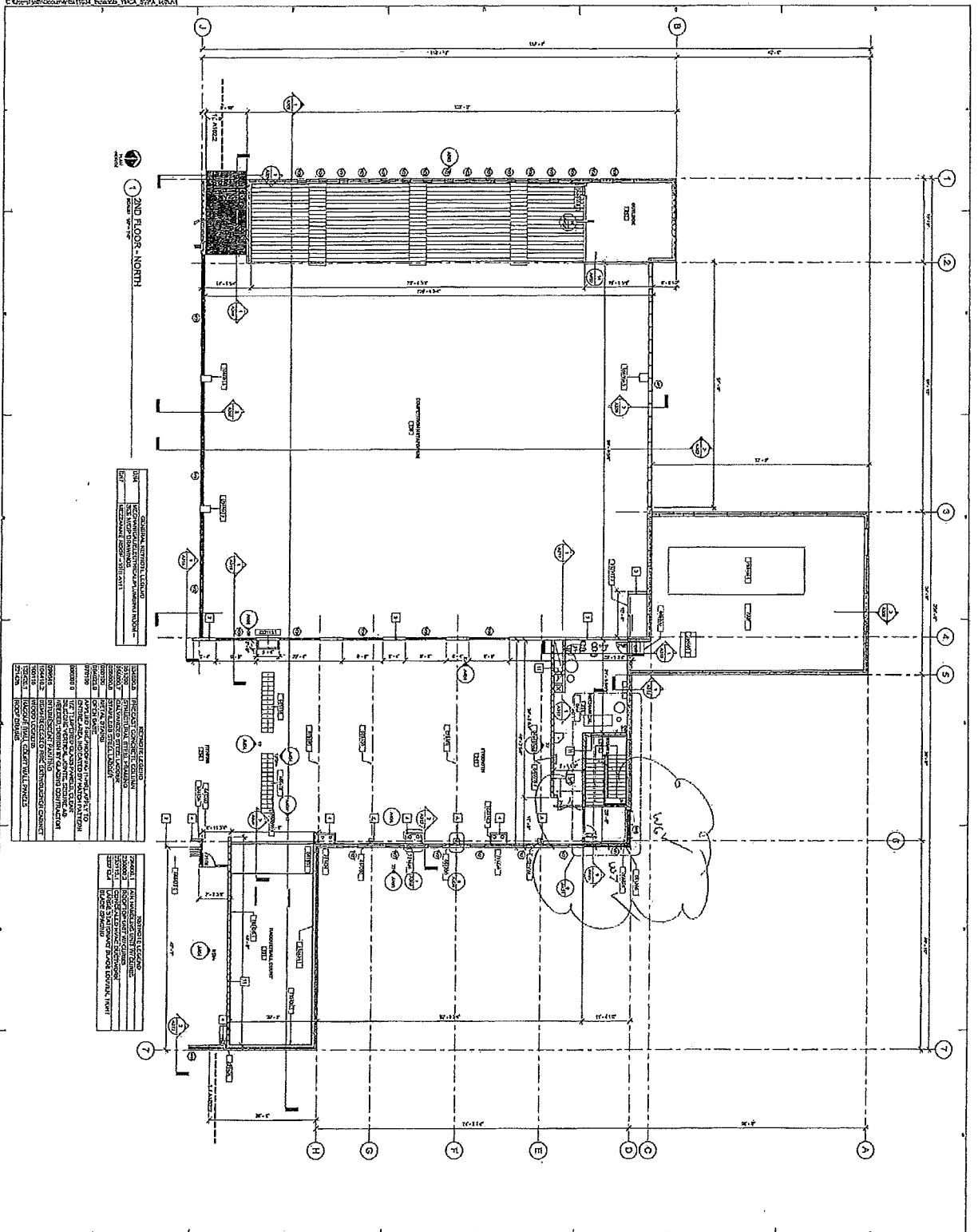
CONTINUE BELOW FLOOR LINE

W6 (2) 3'2 x 3'4	W10 1'8 x 3'4	W12 (4) 3'7 x 3'4
1'9 x 3'4	3'0 x 3'4	W13 (4) 3'0 x 3'4
W7 1'11 x 3'4	3'7 x 3'4	(4) 1'8 x 3'4
2'4 x 3'4	W11 3'6 x 3'4	
(2) 3'3 x 3'4	3'0 x 3'4	
	1'10 x 3'4	

25 PANELS TOTAL.



C:\Users\jperkins\Documents\11021.indd 10/27/2017 10:27:10 AM



SVPA
Architects, Inc.
1400 N. 10th Street, Suite 200
Indianapolis, IN 46202
Phone: 317.633.2000
Fax: 317.633.2001
www.svpa.com

Indianola
CONNECTING TO WHAT MATTERS
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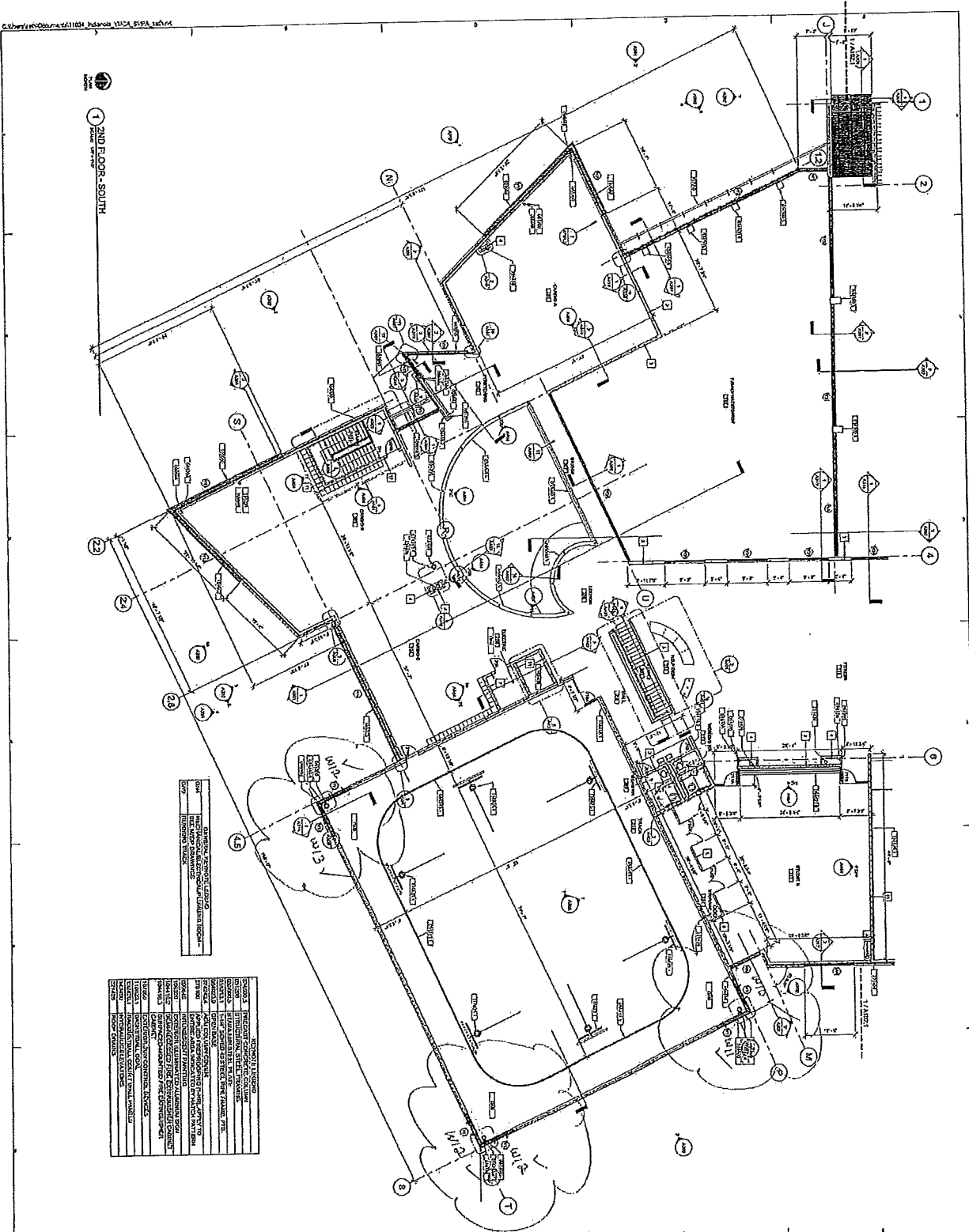
INDIANOLA WELLNESS
300 East 10th Street, Suite 200
Indianapolis, IN 46202
Phone: 317.633.2000
Fax: 317.633.2001
www.indianolawellness.com

OWNERS: CITY OF INDIANOLA

INDIANOLA WELLNESS
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2ND FLOOR - NORTH

A102.1



1 2ND FLOOR - SOUTH

NO.	DESCRIPTION
1	INDIANA WELLNESS CENTER
2	2ND FLOOR - SOUTH

NO.	DESCRIPTION
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2	2ND FLOOR - SOUTH
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100	2ND FLOOR - SOUTH

SVPA
Architects, Inc.
1400 2nd Street, Suite 200
Indianapolis, IN 46202
Phone: 317.337.2200

Indianola
CONNECTING TO WHAT MATTERS

the **Y**

INDIANA WELLNESS CENTER
1400 2nd Street, Suite 200
Indianapolis, IN 46202

OWNER: CITY OF INDIANOLA

INDIANA WELLNESS CENTER
1400 2nd Street, Suite 200
Indianapolis, IN 46202

DESIGNER: SVPA ARCHITECTS, INC.

INDIANA WELLNESS CENTER
1400 2nd Street, Suite 200
Indianapolis, IN 46202

CONSTRUCTION: SVPA ARCHITECTS, INC.

INDIANA WELLNESS CENTER
1400 2nd Street, Suite 200
Indianapolis, IN 46202

CONSTRUCTION: SVPA ARCHITECTS, INC.

A102.2

2ND FLOOR - SOUTH

Information**Subject**

Approval of the substantial completion for the Indianola Wellness Center (YMCA)

Information

Council needs to consider the certificate of substantial completion of the Indianola Wellness Center (see packet). Substantial Completion is the stage in the progress of the work when the work or designated portion is sufficiently complete in accordance with the contract documents so that the owner can occupy or utilize the work for its intended use. The date of Substantial Completion of the project is the date of issuance established by this certificate which is also the date of commencement of applicable warranties required by the contract documents except for the following:

<u>Warranty</u>	<u>Date of Commencement</u>
Interior	July 29, 2013
Site	August 7, 2013
Aquatic	August 6, 2013
Exterior Building Skin	August 22, 2013

Attachments

Certificate

**AIA**[®]**Document G704™ – 2000****Certificate of Substantial Completion****PROJECT:***(Name and address)*Indianola Wellness Center
306 East Scenic Valley Avenue,
Indianola, Iowa 50125**PROJECT NUMBER:** 11034/**CONTRACT FOR:** General Construction**CONTRACT DATE:** May 30, 2012**OWNER:** ☐**ARCHITECT:** ☐**CONTRACTOR:** ☐**FIELD:** ☐**OTHER:** ☒ Ball Team**TO OWNER:***(Name and address)*City of Indianola
110 North 1st Street
Indianola, IA 50125**TO CONTRACTOR:***(Name and address)*Larson and Larson Construction
10703 Justin Drive
Urbandale, IA 50322**PROJECT OR PORTION OF THE PROJECT DESIGNATED FOR PARTIAL OCCUPANCY OR USE SHALL INCLUDE:**

Entire Project

The Work performed under this Contract has been reviewed and found, to the Architect's best knowledge, information and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated above is the date of issuance established by this Certificate, which is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

Warranty

Interior

Site

Aquatic

Exterior building skin

Date of Commencement

July 29, 2013

August 7, 2013

August 6, 2013

August 22, 2013

Savage-Ver Ploeg & Associates, Inc.
dba SVPA Architects Inc.**ARCHITECT****BY**

August 26, 2013

DATE OF ISSUANCE

A list of items to be completed or corrected is attached hereto. The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment.

Cost estimate of Work that is incomplete or defective: \$0.00

The Contractor will complete or correct the Work on the list of items attached hereto within ten (10) days from the above date of Substantial Completion.

Larson and Larson Construction

CONTRACTOR**BY****DATE**

The Owner accepts the Work or designated portion as substantially complete and will assume full possession at 8:00 a.m. (time) on August 5, 2013 (date).

City of Indianola

OWNER**BY****DATE**

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work and insurance shall be as follows:

(Note: Owner's and Contractor's legal and insurance counsel should determine and review insurance requirements and coverage.)

Indianola Wellness Center
Interior Punch List
July 12, 2013

Attendance: Danielle Williams/SVPA, Thad Long/SVPA, Seth Shannon/SVPA				
Space	Issue	By Whom	Date Complete	
169 Closet	Clean the space			
Mens Locker Rooms	Clean lockers			
General Notes	Caulk around perimeter of block where it meets gyp.bd. and paint			
	Clean floor and base			
	Fill grout holes			
	Clean fire alarm			
Vestibule 141				
	Ceiling	Touch up paint around lights		
		Light not working		
	Walls	Paint lintel		
		Touch up paint		
	Floor	Remove paint from floors		
148				
	Ceiling	Clean grid		
		Replace damaged ceiling tile		
	Walls	Finish installing number plates		
		Install screws for filler plates		
	Floor			
149				
	Ceiling	Clean dirty ceiling tile		
	Walls	Touch up paint		
	Floor			
150				
	Ceiling	Clean grid between 153 and 150		
		Clean bulkhead		
	Walls	Remove excess grout		
		Install screws for filler plates		
		Clean under sink		
		Clean valance		
		Clean towel drop		
	Floor			

Indianola Wellness Center
Interior Punch List
July 12, 2013

153	Ceiling	Clean lights		
		Clean grid at west wall		
	Walls	Install screws for filler plates		
	Floor			
155				
	Ceiling	Clean paint around light		
	Walls	Touch up paint		
		Fix paint run on east wall		
	Floor			
154				
	Ceiling	Finish installing damper		
		Clean ceiling		
	Walls	Move grab bars to correct location		
		Clean walls		
		Install curtains		
	Floor			
152				
	Ceiling	Install missing tile		
		Clean grid		
		Paint edge of gyp where it meets the ACT		
		Clean bugs out of light lens		
		Missing light above sink		
		Touch up bulkhead		
	Walls	Clean partitions		
		Adjust doors to stay open 15 degrees		
		Baby changing table needs larger screw		
		Clean sinks and valance		
		Paint around outlets above sink		
		Touch up paint below urinal		
	Floor	Grout base and replace tile below waste		
151				
	Ceiling	No comments		
	Walls	Patch hold by switch plate and clean		
		Touch up paint		
Track 218				
	General Notes	Touch up paint		

Indianola Wellness Center
Interior Punch List
July 12, 2013

		Clean sinks and valance	
Ceiling		Clean light around track (inside and outside of fixture)	
		Straighten 3rd light fixture on north side of track	
North wall		Window on NE wall has beads in it	
		Touch up paint on aluminum frame	
		Repair scratch on aluminum frame	
		Remove masking tape from aluminum frame	
West wall		Clean acoustical panels	
		Touch up paint on railing	
		Clean paint off glass on southwest window	
South wall		Touch up paint along base	
		Clean acoustical panels	
East wall		Clean column and around it	
		Clean and touch up paint on wall	
Railing/floor		Remove material from southeast corner of railing	
		Touch up scratch on railing	
		Clean floor around entry of track	
		Clean track at southwest corner	
		Beam under track needs to be cleaned or repainted (see southwest side)	
		Smooth/fix patch on floor at southwest corner	
Gym 115			
General Notes		Clean tops of all wall pads	
		Touch up paint	
		Clean wall - see blue tape	
		Clean glue and dirt off aluminum frames	
Ceiling		2 lights are not working	
		Clean all basketball hoops	
		Wipe down divider curtain	
		Light behind northwest goal is not working	
		Clean all lights under track	
		Divider curtain is torn (third support over)	
North wall		Clean aluminum frames and windows	
		Complete electrical installation - holes with wires sticking out	
East wall		Install cover plate on fixture - just right of aluminum frame	
		Clean behind columns in corners	
South wall		Remove glue from wall	
		Clean fire alarm devices	

Indianola Wellness Center
Interior Punch List
July 12, 2013

	Clean sinks and valance		
	Clean column covers		
	Clean aluminum frames		
West wall	Clean door to electrical room and elevator equipment		
	Grout around thermostat and paint		
Floor	Remove materials from floor		
	Clean boot marks from black court lines		
	Clean cover plates		
Electrical Equipment 116			
	Install missing cover plate on electrical box		
Electrical Equipment 117			
	Clean entire room		
	Remove protective covers		
	Clean open box with wires		
Storage 118			
	Touch up paint by light switch		
Cardio Studios			
General Notes	Install roller shades		
	Clean all light lenses - inside and out		
	Repaint below window sills		
	Touch up paint		
	Clean base		
	Clean walls in closets		
	Clean mirrors		
	Clean doors and frames		
	Wipe down duct work		
Cardio C204			
Ceiling	No comments		
East wall	Touch up paint		
South wall	Install sealant at aluminum frame		
	Touch up paint, scratch, and masking tape marks		
North wall	No comments		
West wall	No comments		
Floor	No comments		
Cardio B203			
Ceiling	No comments		
Walls	Fix base below lockers on east and northeast corner, west wall		

Indianola Wellness Center
Interior Punch List
July 12, 2013

		Clean sinks and valance	
		Remove paint from base at column	
		Remove paint and scratches on stainless steel at column	
		Clean lockers	
		Install plate covers on west wall	
Cardio A201			
	Ceiling	South gyp ceiling panel has extra texture	
	Walls	Touch up paint	
		Clean walls and base	
		Cord hanging	
		Clean stainless steel on column covers	
		Clean black paint below mirror	
		Install switch plates	
		Paint east wall past mirror	
Stretching 202			
		Not punched.	
Bridge 207			
	Ceiling		
	Walls	Test valve	
		Remove tape from aluminum frame and sealant	
		Seal above aluminum frame, northwest corner	
		Remove tape from stainless steel at base of railing	
		Grind inside edge of stainless steel guard rail	
		Provide plate on each side of tube hangers	
		Touch up paint below windows	
		Touch up hand print above window	
		Finish caulking northeast of aluminum frame	
Lounge 206			
		Clean base	
		Clean light - perimeter and base	
Hall 208			
		Touch up walls	
		Clean door to track	
		Install missing light	
		Touch up plates on railings	
		Need discuss cap (2 locations)	
		Install fire alarm detector	

Indianola Wellness Center
Interior Punch List
July 12, 2013

	Clean sinks and valance		
	Cut base before bowl nose at restrooms		
	Install exit sign at stairs		
	Clean light shield		
	Knock edge down at stainless guard rail		
	Clean guard rail		
	Install screw on 4th rail cover		
	Paint on frame to men's restroom		
	Fix base		
Mens RR 209			
	Not punched		
Womens RR 210			
	Not punched		
Curved walls of Lobby Opening			
	Not punched		
Help Desk 213			
	Install metal and glass		
	Clean countertop		
	Remove plastic around fasteners		
	East edge at metal panel on counter		
	Center light between panels (typical)		
	Clean wall covering		
	Paint sprinkler pipes above panel (2 locations)		
	Clean composite panels		
Fitness/Strength			
General Notes	Touch up paint at column covers where stainless steel and drywall meet		
	Clean spaces		
	Clean stainless steel at columns		
	Clean all mirrors		
	Clean all aluminum frames		
	Clean all base		
	Wipe down lockers		
	Touch up paint at walls		
Fitness 214			
Ceiling	Rust stains on joist and deck and spiral duct, center of room		
	Fix or replace installation around duct south of lockers		
	Fix hole in deck		

Indianola Wellness Center
Interior Punch List
July 12, 2013

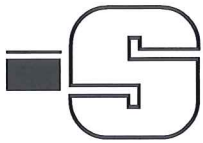
		Clean sinks and valance		
	West wall	Remove paint from frame		
		Fix hole around outlet		
		Clean base		
		Fix bump out at west wall - excess paint and mark above stainless		
		Remove pencil mark around TB		
		Repaint 3rd section of west wall		
	East wall	Clean walls at column		
		Touch up aluminum frame of door to Studio B		
		Complete electrical in ceiling by racquetball		
	Floor	Clean		
	Strength 216			
	General Notes	Touch up walls		
		Install corner guards at precast		
		Repaint wall - above and below mirrors		
		Fix floor at rectangle (opener is sticking up)		
		Cut bottom rail of mirror to align with wall		
		Repaint below mirrors on northwest walls??		
		Trim around ducts		
		Provide trim at gap in (what) around duct		
		Paint ducts on north wall		
		Clean floor		
		Install electrical box cover		
	Studios			
	General Notes	Touch up paint		
		Clean lights		
		Clean base		
		Clean walls in closets		
		Clean mirrors		
		Install roller shades		
		Clean doors and frames		
		Wipe down duct work		
	Studio B211			
		Raise shelf above bench		
		Close off wall left of aluminum window (east wall)		
		Install electrical outlet cover		
		Paint below and above window		

Indianola Wellness Center
Interior Punch List
July 12, 2013

	Clean sinks and valance		
	Remove sealer from toe kick at benches		
	Fix scratch on door to closet; clean both doors		
	When mirror is complete, cut off excess deck and repair wall above and below mirrors		
	Clean millwork inside and out		
Ceiling	Paint side of second cloud from east		
	Remove plastic above south bulkhead		
	Paint side of third and fourth cloud from the east		
	Repaint or replace window stops at both entrances to room		
Studio A129			
	Cover grill for duct openings		
	Install outlet cover, north and east walls		
	Touch up paint at second and fifth gyp clouds from exterior		
	Clean floor		
	Replace burned out light bulb		
	Touch up paint along closet door frame closest to exterior		
	Remove construction light		
	Touch up paint around closet door frames		
Racquetball			
	Clean walls and touch up paint as needed		
	Repaint at base		
	Clean or replace around glass		
	Caulk screw holes at key box		
	Clean floor		
	Touch up ceiling smudges		
Womens Lockers			
General Notes			
	Caulk around all black at ceiling		
	Clean base		
	Grout joints		
	Touch up paint		
	Clean floors		
	Install benches		
	Install outlet covers		
	Provide general cleaning		
Vestibule 138			

Indianola Wellness Center
Interior Punch List
July 12, 2013

		Clean sinks and valance	
		Clean smudges from base	
		Paint lintel	
139			
		Touch up base above bench	
		Clean plastic around (what)	
		Clean marks off lockers	
140			
		Touch up paint on bulk head	
		Clean fire alarm	
		Touch up paint below sink	
142			
		Touch up paint/clean	
		Clean suit mate	
144		Re-glue panels that are falling off	
145			
		Re-install vertical grab bars - in wrong location	
		Mortar on tile in back two showers	
		Install curtains	
143		Clean partitions	
		Adjust all doors to be open fifteen degrees	
		Clean valance	
		Clean wall in handicapped stall; hole to be grouted and painted	
		Clean dispensers	
	Ceiling	Touch up around lights in vestibule	
		Cord hanging down at light	
		Adjust grid at column	
		Damaged tile in 139	
		Mark on tile in 140	
		Clean grid between 139 and 141	
		Clean grid in 144	
		Touch up paint by grid and column in 144	
		Finish installing sprinkler head in 145	
		Touch up paint in 145	
		Remove paint from grid in 143	
		Clean grid all wall in 143	



Memorandum

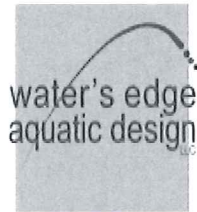
To: Seth Shannon, SVPA Architects
From: Eric Cannon, Snyder & Associates, Inc.
CC: Karen Wood, SVPA Architects
RE: Indianola Wellness Center Site Civil Walkthrough

Date: 8/7/2013

The following is a list of items from the above-referenced site walk-through on August 6, 2013 regarding the Indianola Wellness Center project. Please review and contact our office with any questions, comments or revisions. All items must be completed before Final Completion is recommended.

1. Remove plastic from all detectable warnings.
2. Backfill all sidewalks and curb lines.
3. Remove all sediment baskets at intakes upon final grading and seeding of site and clean intakes.
4. Clean parking lots of debris and dirt.
5. Remove and replace parking lot panels as necessary to eliminate bird bath in the center of the SE parking lot just east of 1st light pole.
6. Adjust water valve to grade at water service connection on east side of the site.
7. Remove dirt drive connection at curb line for the NE site access drive.
8. Adjust valve at hydrant on the north side of building.
9. Provide 2 bollards on west side of transformer.
10. Clean concrete off valves north side of building and verify access to valves.
11. Provide bollards at NE corners of the building adjacent to the door and the trash enclosure.
12. Provide bollards at trash enclosure.
13. Replace 3 cracked sidewalk panels at the SE corner of building.
14. Adjust valve at SE building corner hydrant.
15. Replace two ½ panels in the east parking lot north of the island sidewalk connection due to cracking just outside joint.
16. Replace 7 cracked sidewalk panels SW of entrance.
17. Install all handicap signs and posts.
18. Replace gasket on manhole ST-9A rim.

19. Route and seal cracked curb at SW entrance in median island.
20. Note that the curb along entrance drive was to be integral with the walk and was not installed per the plans. It was installed integral to the drive isle paving.
21. Replace cracked panel at SW entrance.



11205 W. 79th St.
Lenexa, KS 66214

t. 913.438.4338
f. 913.438.1465

www.wedesignpools.com

Punchlist

Indianola Wellness Center

Indianola, IA

By: Michael Fisher, PE

Date of observation: July 29, 2013

Page 1 of 3

The following list identifies those items that were observed to be in need of attention during the observation date identified. This list should not be considered all inclusive for those items that remain to complete the contractual requirements of construction. Some of these items may have been completed since the date of observation.

1. *Install buoy lines and racing lane lines*
2. *Install first aid kit*
3. *Remove concrete splatter from chemical room floor*
4. *Leak on bulk storage tank*
5. *Missing drain pipe from chemical secondary containment pit*
6. *Install screen on bulk tank vent pipe (exterior of building)*
7. *Address rusty hardware on carbon steel within chemical room*
8. *Seal around pipe penetrations through chemical room walls*
9. *Set float valves*
10. *Missing temperature probes for chemical controllers*
11. *Rotate "15M" tile 90 degrees to read as you are facing the pool and locate corner at exactly 15m mark from end of pool*
12. *Escutcheon plates on ADA ramp rail missing*
13. *Set floor inlet diffusers at ½ turn open*
14. *Clean pools*
15. *Missing 2'-0" marker along ADA ramp per IDPH*
16. *Clean out debris from mushroom maze sprays*
17. *Mushroom maze ball valve leaks*
18. *Ball valve leaks on lap pool filter (vacuum line)*
19. *Offset at schluter strip & gutter grating needs to be addressed to achieve flush surfaces*

Punchlist

Indianola Wellness Center

Indianola, IA

By: Michael Fisher, PE

Date of observation: July 29, 2013

Page 2 of 3

20. Uncover floor inlet in recreation pool
21. Repair broken/chipped tile atop gutter wall and install grout where missing
22. Anchor diving stand ladders
23. Surface disruption sprays not all working
24. Install S.S. angle on racing lane line anchors and bond
25. Seal between timing system trough & wall
26. Broken timing system trough needs repaired
27. Install BB goal
28. Clean grout off of stanchion post anchors
29. Missing handle on surge pit hatch
30. Clean grout from surge pit hatch gutters
31. Install removable cover or plug on filter room future piping through floor – ensure flush surfaces
32. Waste discharge piping: Doesn't hit hole in floor, Needs pipe supports, Needs air gap, and Be sure to maintain an unobstructed freefall
33. Anchor filters
34. Clean concrete & paint splatter from pipes
35. Cap future pump suction pipes
36. Concrete pipe supports as indicated on drawings
37. Grout beneath strainer baskets
38. Remove concrete splatter from pump pit floor
39. Rub pit walls
40. Clean pump and surge pits
41. Finish install of handrails & guardrails
42. GFCI occasionally trips out @ U.V. units
43. Route auto fill piping from float valve to water fill tunnel

Punchlist

Indianola Wellness Center

Indianola, IA

By: Michael Fisher, PE

Date of observation: July 29, 2013

Page 3 of 3

- 44. Install pool mechanical identification*
- 45. Label VFD's & electrical*
- 46. Need to have adequate air break on water fill piping*
- 47. Surge pit float switch needs to be set and more closely tethered at proper elevation*
- 48. Timing system trough doesn't drain*
- 49. Install valve stem extensions on surge pit piping*
- 50. Clean debris from timing system trough*
- 51. Address broken edges of timing system trough*
- 52. Address gutter grating/tile offset – should be flush*
- 53. Address deck drain/tile offset – should be flush*
- 54. Address sharp toe snag at schluter strip joint offset at shallow stairs in recreation pool*
- 55. Clean mortar from gutter grating*
- 56. Gaps in grating shall not be greater than ½"*
- 57. Provide O&M manuals*

Punch List Exterior 002

SVPA
Architects Inc.

PROJECTS NAME Indianola Wellness Center		PROJECTS # 11034	
ADDRESS: Indianola , Iowa UNITED STATES	REPORTS # 20130822	DATE: August 22, 2013,	TIME: 8:03:40 AM Central Daylight Time
	WEATHER CONDITIONS: (null)°F / (null)°C		
REPORT BY: Thad Long	TITLE: Project Architect		
COMPANY: SVPA Architects Inc.	EMAIL: T-long@svpa-architects.com		

001 Southwest Face



OBSERVATION:

patch paint scuffs south of gym

Thursday, August 22, 2013,
8:26:36 AM

GPS: 0.00
0.00

0001



OBSERVATION:

patch paint scuffs south of gym

Thursday, August 22, 2013,
8:26:18 AM

GPS: 0.00
0.00

0002



OBSERVATION:

patch paint scuffs south of gym

Thursday, August 22, 2013,
8:24:58 AM

GPS: 0.00
0.00

0003

001 Southwest Face (Continued...)



OBSERVATION:

patch paint scuffs on precast south of gym

Thursday, August 22, 2013,
8:23:45 AM

GPS: 0.00
0.00

0004



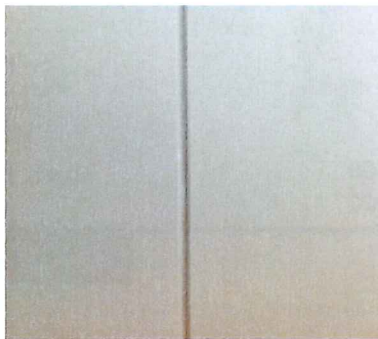
OBSERVATION:

repair scuffs on precast below gym

Thursday, August 22, 2013,
8:22:24 AM

GPS: 0.00
0.00

0005



OBSERVATION:

sealant color change in corner of gym

Thursday, August 22, 2013,
8:20:27 AM

GPS: 0.00
0.00

0006



OBSERVATION:

clean sealant from face of stone

Thursday, August 22, 2013,
8:19:17 AM

GPS: 0.00
0.00

0007

001 Southwest Face (Continued...)



OBSERVATION:

install caulking at condensate pipe

Thursday, August 22, 2013,
8:18:36 AM

GPS: 0.00
0.00

0008



OBSERVATION:

mulch above flashing lower

Thursday, August 22, 2013,
8:18:01 AM

GPS: 0.00
0.00

0009



OBSERVATION:

clean sealant from face of stone

Thursday, August 22, 2013,
8:16:51 AM

GPS: 0.00
0.00

00010



OBSERVATION:

verify hardware installation at child watch

Thursday, August 22, 2013,
8:16:18 AM

GPS: 0.00
0.00

0011

001 Southwest Face (Continued...)

0012



OBSERVATION:

sealant at door lintel

Thursday, August 22, 2013,
8:15:40 AM

GPS: 0.00
0.00

0013



OBSERVATION:

clean sealant from face of brick

Thursday, August 22, 2013,
8:15:06 AM

GPS: 0.00
0.00

0014



OBSERVATION:

mulch to be below flashing typical

Thursday, August 22, 2013,
8:14:23 AM

GPS: 0.00
0.00

0015



OBSERVATION:

clean face of stone

Thursday, August 22, 2013,
8:10:41 AM

GPS: 0.00
0.00

001 Southwest Face (Continued...)



OBSERVATION:

clean sealant from face of stone

Thursday, August 22, 2013,
8:09:36 AM

GPS: 0.00
0.00

0016



OBSERVATION:

clean brick faces near signs

Thursday, August 22, 2013,
8:07:50 AM

GPS: 0.00
0.00

0017

East Elevation



OBSERVATION:

install bollards at trash enclosure

Thursday, August 22, 2013,
8:48:43 AM

GPS: 0.00
0.00

00018



OBSERVATION:

paint precast at wall penetrations typical

Thursday, August 22, 2013,
8:45:50 AM

GPS: 0.00
0.00

00019

East Elevation (Continued...)



OBSERVATION:

paint precast at wall penetrations typical

00020

Thursday, August 22, 2013,
8:45:36 AM

GPS: 0.00
0.00



OBSERVATION:

remove expansion joint material caulk base of precast to concrete paving

00021

Thursday, August 22, 2013,
8:44:11 AM

GPS: 0.00
0.00



OBSERVATION:

clean concrete splatter from precast walls typical

00022

Thursday, August 22, 2013,
8:43:27 AM

GPS: 0.00
0.00



OBSERVATION:

clean precast repaint around sprinkler door as required

00023

Thursday, August 22, 2013,
8:42:23 AM

GPS: 0.00
0.00

East Elevation (Continued...)



OBSERVATION:

cleaning at precast repaint if needed

Thursday, August 22, 2013,
8:41:18 AM

GPS: 0.00
0.00

00024



OBSERVATION:

cut PVC pipe turn pipe down caulking

Thursday, August 22, 2013,
8:39:58 AM

GPS: 0.00
0.00

00025



OBSERVATION:

clean face of stone and brick

Thursday, August 22, 2013,
8:36:13 AM

GPS: 0.00
0.00

00026



OBSERVATION:

address grading directly adjacent to build no low spots

Thursday, August 22, 2013,
8:35:14 AM

GPS: 0.00
0.00

00027

East Elevation (Continued...)

0028



OBSERVATION:

clean face of stone and brick

Thursday, August 22, 2013,
8:34:26 AM

GPS: 0.00
0.00

0029



OBSERVATION:

clean face of stone and brick

Thursday, August 22, 2013,
8:33:50 AM

GPS: 0.00
0.00

0030



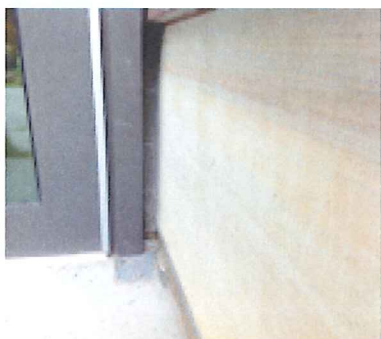
OBSERVATION:

clean face of stone and brick

Thursday, August 22, 2013,
8:33:31 AM

GPS: 0.00
0.00

0031



OBSERVATION:

corner at exterior exit needs insulated

Thursday, August 22, 2013,
8:33:00 AM

GPS: 0.00
0.00

East Elevation (Continued...)



OBSERVATION:

spandrel glazing needs to be cleaned from interior face

Thursday, August 22, 2013,
8:32:16 AM

GPS: 0.00
0.00

0032



OBSERVATION:

clean concrete from aluminum face

Thursday, August 22, 2013,
8:31:23 AM

GPS: 0.00
0.00

0033



OBSERVATION:

patch paint scuffs east wall of gym repaint bottom row

Thursday, August 22, 2013,
8:30:50 AM

GPS: 0.00
0.00

0034



OBSERVATION:

remove blue tape

Thursday, August 22, 2013,
8:30:02 AM

GPS: 0.00
0.00

0035

East Elevation (Continued...)



OBSERVATION:

patch paint scuffs east wall of gym repaint bottom row

0036

Thursday, August 22, 2013,
8:29:35 AM

GPS: 0.00
0.00



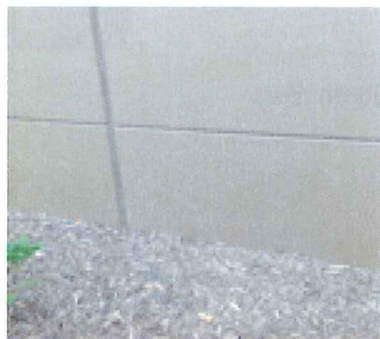
OBSERVATION:

patch paint scuffs east wall of gym repaint bottom row

0037

Thursday, August 22, 2013,
8:29:18 AM

GPS: 0.00
0.00



OBSERVATION:

patch paint scuffs east wall of gym repaint bottom row

0038

Thursday, August 22, 2013,
8:29:05 AM

GPS: 0.00
0.00



OBSERVATION:

patch paint scuffs east wall of gym repaint bottom row

0039

Thursday, August 22, 2013,
8:28:50 AM

GPS: 0.00
0.00

Entry Vestibule



OBSERVATION:

remove paint from brick face

Thursday, August 22, 2013,
10:10:43 AM

GPS: 0.00
0.00

00040



OBSERVATION:

remove grout from face of brick

Thursday, August 22, 2013,
10:10:09 AM

GPS: 0.00
0.00

00041



OBSERVATION:

clean grout and caulking from face of stone

Thursday, August 22, 2013,
10:09:18 AM

GPS: 0.00
0.00

00042

West Elevation



OBSERVATION:

install can lights at entrane

Thursday, August 22, 2013,
10:07:53 AM

GPS: 0.00
0.00

00043

West Elevation (Continued...)



OBSERVATION:

complete installation on sunscreens level at ends

Thursday, August 22, 2013,
10:07:09 AM

GPS: 0.00
0.00

00044

OBSERVATION:

Thursday, August 22, 2013,
10:06:27 AM

GPS: 0.00
0.00

00045



OBSERVATION:

caulking at lintel door head and sunshade brackets

Thursday, August 22, 2013,
10:05:23 AM

GPS: 0.00
0.00

00046



OBSERVATION:

paint bracket at base

Thursday, August 22, 2013,
10:04:09 AM

GPS: 0.00
0.00

00047

West Elevation (Continued...)



OBSERVATION:

verify all stone vertical joints are to be grouted in lieu of caulking

Thursday, August 22, 2013,
9:22:21 AM

GPS: 0.00
0.00

00048



OBSERVATION:

remove expansion joint and caulk

Thursday, August 22, 2013,
9:21:21 AM

GPS: 0.00
0.00

00049



OBSERVATION:

clean face of brick

Thursday, August 22, 2013,
9:20:37 AM

GPS: 0.00
0.00

00050



OBSERVATION:

remove duct tape glue from face of stone and alum frame

Thursday, August 22, 2013,
9:19:05 AM

GPS: 0.00
0.00

00051

West Elevation (Continued...)



OBSERVATION:

remove caulking and scuffs from brick and stone

Thursday, August 22, 2013,
9:18:06 AM

GPS: 0.00
0.00

00052



OBSERVATION:

remove caulking and scuffs from brick and stone

Thursday, August 22, 2013,
9:17:47 AM

GPS: 0.00
0.00

00053



OBSERVATION:

lower mulch beading below flashing

Thursday, August 22, 2013,
9:16:35 AM

GPS: 0.00
0.00

00054



OBSERVATION:

caulking installation at sunscreen connection

Thursday, August 22, 2013,
9:15:52 AM

GPS: 0.00
0.00

00055

West Elevation (Continued...)



OBSERVATION:

remove paint from stone at exit door

Thursday, August 22, 2013,
9:15:23 AM

GPS: 0.00
0.00

0056



OBSERVATION:

repaint hollow metal door frame

Thursday, August 22, 2013,
9:14:52 AM

GPS: 0.00
0.00

0057



OBSERVATION:

caulking at door lintel head

Thursday, August 22, 2013,
9:14:19 AM

GPS: 0.00
0.00

0058



OBSERVATION:

cleaning at sunscreens

Thursday, August 22, 2013,
9:13:38 AM

GPS: 0.00
0.00

0059

West Elevation (Continued...)



OBSERVATION:

clean scuffs and scratches from sunscreens

Thursday, August 22, 2013,
9:12:18 AM

GPS: 0.00
0.00

0060



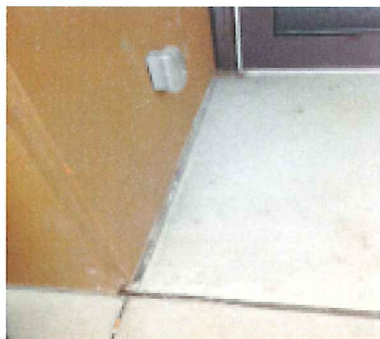
OBSERVATION:

I-beam extenders at base of sunscreens to be painted to match with tnenenec paint cut bolts off flush with nuts

Thursday, August 22, 2013,
9:09:13 AM

GPS: 0.00
0.00

0061



OBSERVATION:

remove expansion joint and caulking at concrete slab

Thursday, August 22, 2013,
9:06:56 AM

GPS: 0.00
0.00

0062



OBSERVATION:

paint precast at door jamb

Thursday, August 22, 2013,
9:06:04 AM

GPS: 0.00
0.00

0063

West Elevation (Continued...)



OBSERVATION:

remove concrete splatter from precast

Thursday, August 22, 2013,
9:05:16 AM

GPS: 0.00
0.00

0064



OBSERVATION:

repair scuffs on precast near pool entrance

Thursday, August 22, 2013,
9:04:51 AM

GPS: 0.00
0.00

0065



OBSERVATION:

install light as shown on drawings

Thursday, August 22, 2013,
9:04:07 AM

GPS: 0.00
0.00

0066



OBSERVATION:

remove paint from water box

Thursday, August 22, 2013,
9:02:27 AM

GPS: 0.00
0.00

0067

West Elevation (Continued...)



OBSERVATION:

take paint line up to reveal on four panels on west elevation

Thursday, August 22, 2013,
9:01:58 AM

GPS: 0.00
0.00

0068

South Elevation



OBSERVATION:

gravel to be lowered below metal flashing

Thursday, August 22, 2013,
8:13:32 AM

GPS: 0.00
0.00

00069



OBSERVATION:

clean face of stone

Thursday, August 22, 2013,
8:12:40 AM

GPS: 0.00
0.00

00070



OBSERVATION:

clean face of stone

Thursday, August 22, 2013,
8:12:15 AM

GPS: 0.00
0.00

00071

Stretching

00072



OBSERVATION:

remove construction debris from curtain wall entrance framing under flooring

Thursday, August 22, 2013,
10:17:13 AM

GPS: 0.00
0.00

00073



OBSERVATION:

remove construction debris at curtain wall under floor

Thursday, August 22, 2013,
10:16:20 AM

GPS: 0.00
0.00

00074



OBSERVATION:

clean aluminum curtain wall

Thursday, August 22, 2013,
10:15:36 AM

GPS: 0.00
0.00

00075



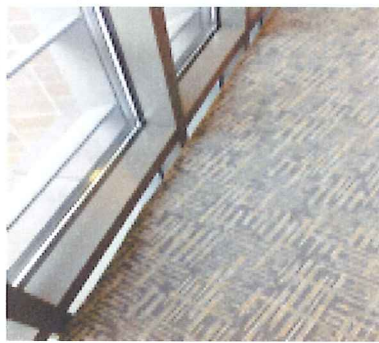
OBSERVATION:

remove glue at frame on aluminum

Thursday, August 22, 2013,
10:15:11 AM

GPS: 0.00
0.00

Stretching (Continued...)



OBSERVATION:

provide aluminum closure angle at floor to match curtain wall

Thursday, August 22, 2013,
10:14:34 AM

GPS: 0.00
0.00

00076



OBSERVATION:

remove paint and plastic from curtain wall framing

Thursday, August 22, 2013,
10:13:20 AM

GPS: 0.00
0.00

00077



OBSERVATION:

remove plastic from window head

Thursday, August 22, 2013,
10:12:44 AM

GPS: 0.00
0.00

00078

North Elevation



OBSERVATION:

remove concrete splatter from precast

Thursday, August 22, 2013,
8:58:55 AM

GPS: 0.00
0.00

00079

North Elevation (Continued...)



OBSERVATION:

remove concrete splatter from precast

Thursday, August 22, 2013,
8:58:12 AM

GPS: 0.00
0.00

00080



OBSERVATION:

remove concrete splatter from precast

Thursday, August 22, 2013,
8:57:49 AM

GPS: 0.00
0.00

00081



OBSERVATION:

remove concrete splatter from precast

Thursday, August 22, 2013,
8:57:03 AM

GPS: 0.00
0.00

00082



OBSERVATION:

remove concrete splatter from precast

Thursday, August 22, 2013,
8:56:30 AM

GPS: 0.00
0.00

00083

North Elevation (Continued...)



OBSERVATION:

remove concrete splatter from precast

Thursday, August 22, 2013,
8:56:15 AM

GPS: 0.00
0.00

00084



OBSERVATION:

paint gas pipe caulk wall penetrations

Thursday, August 22, 2013,
8:51:40 AM

GPS: 0.00
0.00

00085



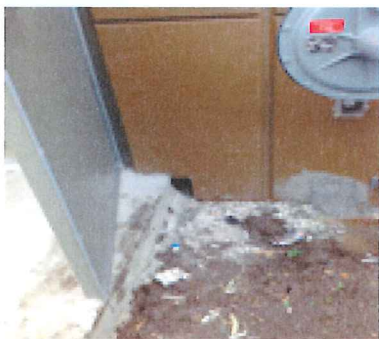
OBSERVATION:

grading to be leveled properly around perimeter

Thursday, August 22, 2013,
8:50:49 AM

GPS: 0.00
0.00

00086



OBSERVATION:

grout hole at precast before dirt is graded properly

Thursday, August 22, 2013,
8:50:03 AM

GPS: 0.00
0.00

00087

Roof

00088



OBSERVATION:

clean of construction debris from roof

Friday, August 23, 2013,
3:58:11 PM

GPS: 0.00
0.00

00089



OBSERVATION:

metal wall cap to be installed

Friday, August 23, 2013,
3:57:40 PM

GPS: 0.00
0.00

00090



OBSERVATION:

roof cap above entrance to be installed

Friday, August 23, 2013,
3:56:57 PM

GPS: 0.00
0.00

00091



OBSERVATION:

ballast above natatorium to be properly distributed

Friday, August 23, 2013,
3:56:00 PM

GPS: 0.00
0.00

Roof (Continued...)



OBSERVATION:

extension handle for hatch to be installed

00092

Friday, August 23, 2013,
3:55:22 PM

GPS: 0.00
0.00



OBSERVATION:

clean entire roof from construction debris

00093

Friday, August 23, 2013,
3:54:51 PM

GPS: 0.00
0.00



OBSERVATION:

lightning protection to be installed

00094

Friday, August 23, 2013,
3:54:20 PM

GPS: 0.00
0.00



OBSERVATION:

construction debris to be removed

00095

Friday, August 23, 2013,
3:53:53 PM

GPS: 0.00
0.00

Roof (Continued...)



OBSERVATION:

condensate drain does not need trap it will freeze in winter verify if this detail is correct

Friday, August 23, 2013,
3:53:27 PM

GPS: 0.00
0.00

00096



OBSERVATION:

top of wall flashing to be completed

Friday, August 23, 2013,
3:52:42 PM

GPS: 0.00
0.00

00097



OBSERVATION:

roof to have all debris to be removed

Friday, August 23, 2013,
3:52:20 PM

GPS: 0.00
0.00

00098



OBSERVATION:

roof to have all debris removed

Friday, August 23, 2013,
3:51:54 PM

GPS: 0.00
0.00

00099

00100



OBSERVATION:

roof hatch to have extension handle installed

Friday, August 23, 2013,
3:51:32 PM

GPS: 0.00
0.00

Information

Subject

Premise use and maintenance agreement for 302 N. Kenwood

Information

In your packet is a premise use and maintenance agreement between the City of Indianola and Trent Edeal. In 2006 the City purchased 302 N. Kenwood and the 60' x 209' lot located between 302 and 210 N. Kenwood Blvd (which shall be the westward extension of West Boston Avenue). The city then sold 302 N. Kenwood to Aaron & Laura Snyder and prepared an agreement with them to maintain the vacant lot. Trent Edeal is the new owner and council needs to consider approving the same agreement which includes the following:

- Term of the agreement is October 1, 2013 through September 30, 2014 and renews annual
- The City agrees to pay the Tenant for maintenance services \$525/year, with 1/2 due on June 1 and 1/2 due on December 1
- Use of the premises shall be limited to a residential lawn, garden and driveway. No temporary or permanent structure shall be erected on the premise.
- Tenant will maintain the premise, including mowing, raking, tree trimming and snow removal

Attachments

Agreement

PREMISES USE & MAINTENANCE AGREEMENT

This PREMISES USE & MAINTENANCE AGREEMENT (hereinafter "Agreement"), dated _____, 2013, is made by and between Trent Edeal (hereinafter "Property Owner") and the City of Indianola, Iowa (hereinafter "City").

WHEREAS, the City of Indianola, Iowa, owns certain real property situated in Indianola, Warren County, Iowa, legally described as follows:

A 60' x 209' lot located between 302 N. Kenwood Blvd. and 210 N. Kenwood Blvd., including rights of way and the public sidewalks (which shall be the westward extension of West Boston Avenue)

(hereinafter "Premises"); and

WHEREAS, Property Owner owns real estate located at 302 N. Kenwood Blvd., legally described as follows:

The South 124 feet of Lot 36 EXCEPT the East 218.65' AND the Street lying immediately South of Lot 36 and North of Lot 37, EXCEPT the East 218.65' AND EXCEPT the South 60' of the foregoing legal description, all in KENWOOD PLACE, an Official Plat in the City of Indianola, Warren County, Iowa

; and

WHEREAS, in exchange for the use of Premises, Property Owner agrees to maintain the premises in accordance with the terms set forth in this Agreement and the City agrees to pay Property Owner for such maintenance.

NOW, THEREFORE, in consideration of the mutual covenants contained herein, the parties agree as follows:

1. Term: The duration of this Agreement shall be from the 1st day of October, 2013 to and including the 30th day of September, 2014. This Agreement may annually renew unless terminated in accordance with Section 7 of this Agreement.
2. Financial Consideration: The City agrees to pay the Property Owner, as compensation for maintenance services for said term, as follows: \$525 per year, with \$262.50 due on October 1st and \$262.50 due on April 1st of each calendar year during the term of this Agreement.
3. Use: Property Owner shall occupy the above-described property in the manner described herein. Use of the premises shall be limited to a residential lawn, garden, and driveway. No temporary or permanent structure shall be erected on the premise.

4. Maintenance: Property Owner shall maintain the premise, including mowing, raking, tree trimming, and snow removal. Property Owner shall not deliberately or negligently destroy, deface, damage, impair, or remove any part of the premises, or knowingly permit any other person to do so. When using the premises, Property Owner shall not disturb a neighbor's peaceful enjoyment of the premises, nor knowingly permit any other person to do so.
5. Improvements: Any improvements made by the Property Owner to the premise shall be done without compensation from the City.
6. Access: The City shall have the right to enter the premises at any time.
7. Termination: Either party may terminate this agreement with 30 days written notice. Amounts due by the City to the Property Owner shall be prorated on a monthly basis and fully due upon termination. This Agreement shall automatically terminate upon the sale of 302 N. Kenwood or the rental of that premises to a 3rd party.
8. Present Condition: Property Owner has inspected the premises and acknowledges that it is in a reasonable and acceptable condition for the intend use.
9. Liability: Property Owner hereby agrees to hold the City harmless from any loss, claim, cause of action, or damage that may arise in conjunction with or from the use of the premises or its maintenance as performed by Property Owner.

DATED this ____ day of _____, 2013.

City of Indianola, Iowa

Property Owner

Kenan Bresnan, Mayor

Trent Edeal

Attest:

Diana Bowlin, City Clerk

Information

Subject

Downtown Incentive Program preliminary applications for the following:

Information

Information

Subject

100-110 E. Ashland and 200-212 N. Howard from K&L Properties

Information

Community Development Director Chuck Burgin recommends approval of the preliminary application for K&L Properties - 100-110 E. Ashland and 200-212 N. Howard. Project highlights (see Chuck's memo) include:

- Replace a total of 31 windows on the second floor of the north, south, west and east elevations
- Tuck pointing portions of the south, west and east elevations
- Roof replacement at 110 E. Ashland
- Block removal to footing on west wall of 121 N. Howard

Estimated cost of improvement is \$84,076. Grant and interest free loan amount is \$25,000 each.

Attachments

Downtown Incentive Info

TO: Eric Hanson, City Manager

FROM: Chuck Burgin, Director of Community Development

RE: Downtown Incentive Applications

100 - 110 East Ashland

200 - 212 North Howard

Attached is the pre- application form as well as photos indicating the proposed improvements. This property is located at the northeast corner of East Ashland and North Howard and has multiple rental units on both street frontages. Listed below are the proposed improvements to the entire structure.

1. Replace a total of 31 windows on the second floor of the north, south, west and east elevations.
2. Tuck pointing portions of the south, west and east elevations.
3. Roof replacement at 110 East Ashland.
4. Block removal to footing on west wall of 121 North Howard.

Total estimated cost = \$ 84,076.00

Qualifying Grant Money = **\$ 25,000.00**

Qualifying 0% Loan Money = **\$ 25,000.00**

103 West Salem

Attached is the pre-approval application and photos indicating the proposed improvements. The property is located at the southeast corner of East Salem and South Howard. Again, there are multiple rental units on both street frontages. Listed below are the proposed improvements to the entire structure.

1. Minimal tuck pointing around openings.
2. A total of 21 new windows on the 2nd floor of the north, west and south elevations.
3. Installation of an awning on a portion of the west and north elevation.
4. Install new door on North Howard tenant space.

Total estimated cost = \$ 10,200.00

Qualifying Grant Money = **\$ 2,040.00**

Qualifying 0% Loan Money = **\$ 8,160.00**

I recommend approval of both applications.

INDIANOLA DOWNTOWN INCENTIVE PROGRAM
PRE-APPLICATION

DATE 8 / 14 / 20 13

OWNER'S NAME K & L PROPERTIES OF GARMIN COUNTY

OWNER'S ADDRESS 212 NORTH HOWARD

PHONE NUMBER 515-961-0033

CONTACT PERSON KIP FENNELLY

PHONE NUMBER 515-961-0033

SITE ADDRESS 100 & 110 EAST HOWARD 200-208-212 N. HOWARD

BRIEF DESCRIPTION OF PROJECT INCLUDING PRELIMINARY DRAWINGS OR PHOTOGRAPHS.

31 NEW WINDOWS
TUCKING POINTING PORTION OF NORTH & EAST WALLS
BLOCK REMOVAL
FIGS & SIGN WALL (EXTERIOR) 212 N. HOWARD
DOOR REPLACEMENT 106 E. HOWARD

PRELIMINARY COST ESTIMATE \$ 84,076

COMMUNITY DEVELOPMENT DEPARTMENT USE:

COMMENTS:

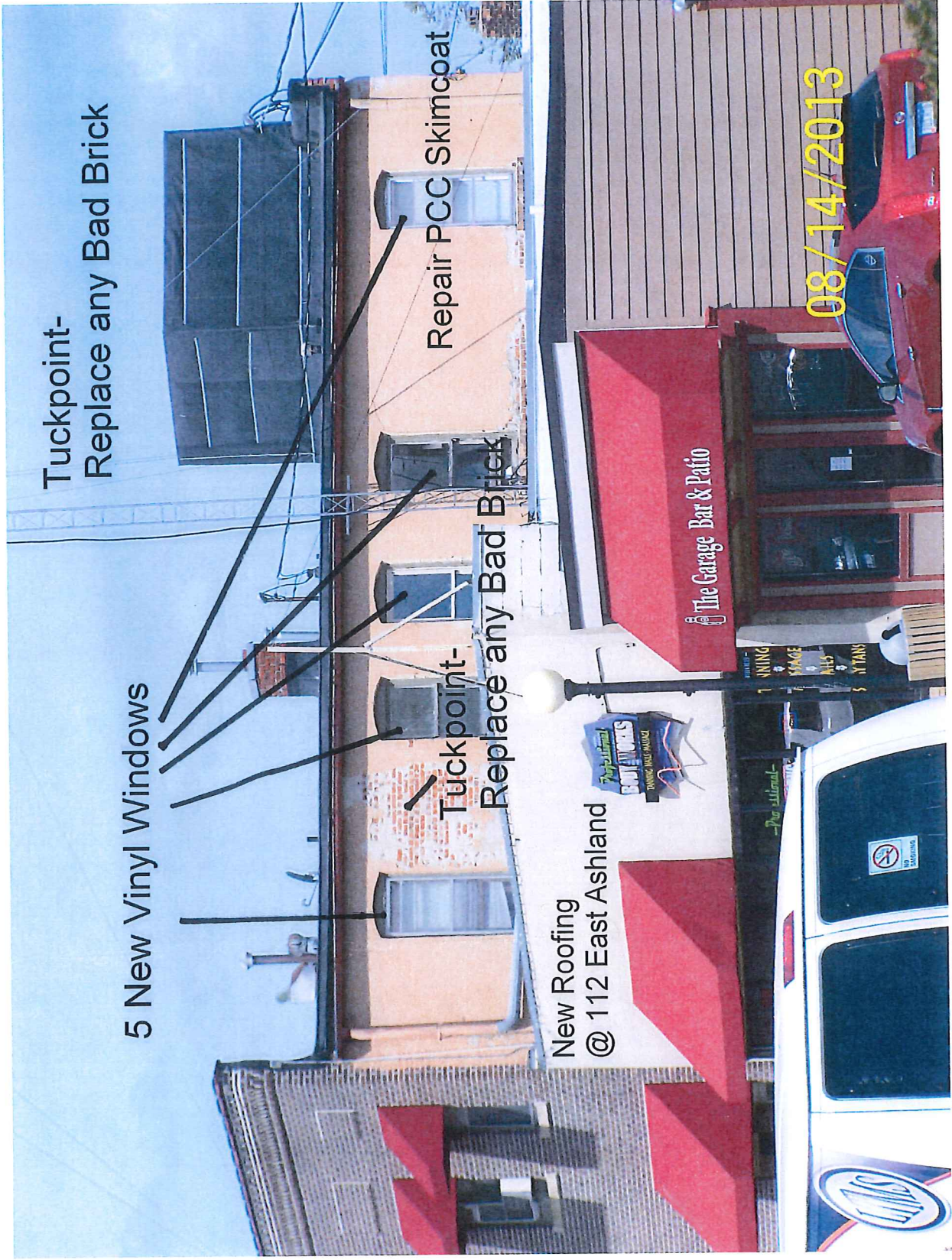
SUBJECT TO COUNCIL APPROVAL

DATE 8 / 14 / 20 13

Please attach a specific line item estimate of materials and all labor costs.


COMMUNITY DEVELOPMENT DIRECTOR

Approval of this application does not bind the City; only the Council can give Final Approval for payment of Economic Development Grants or interest forgiveness [or Loans].



Tuckpoint-
Replace any Bad Brick

5 New Vinyl Windows

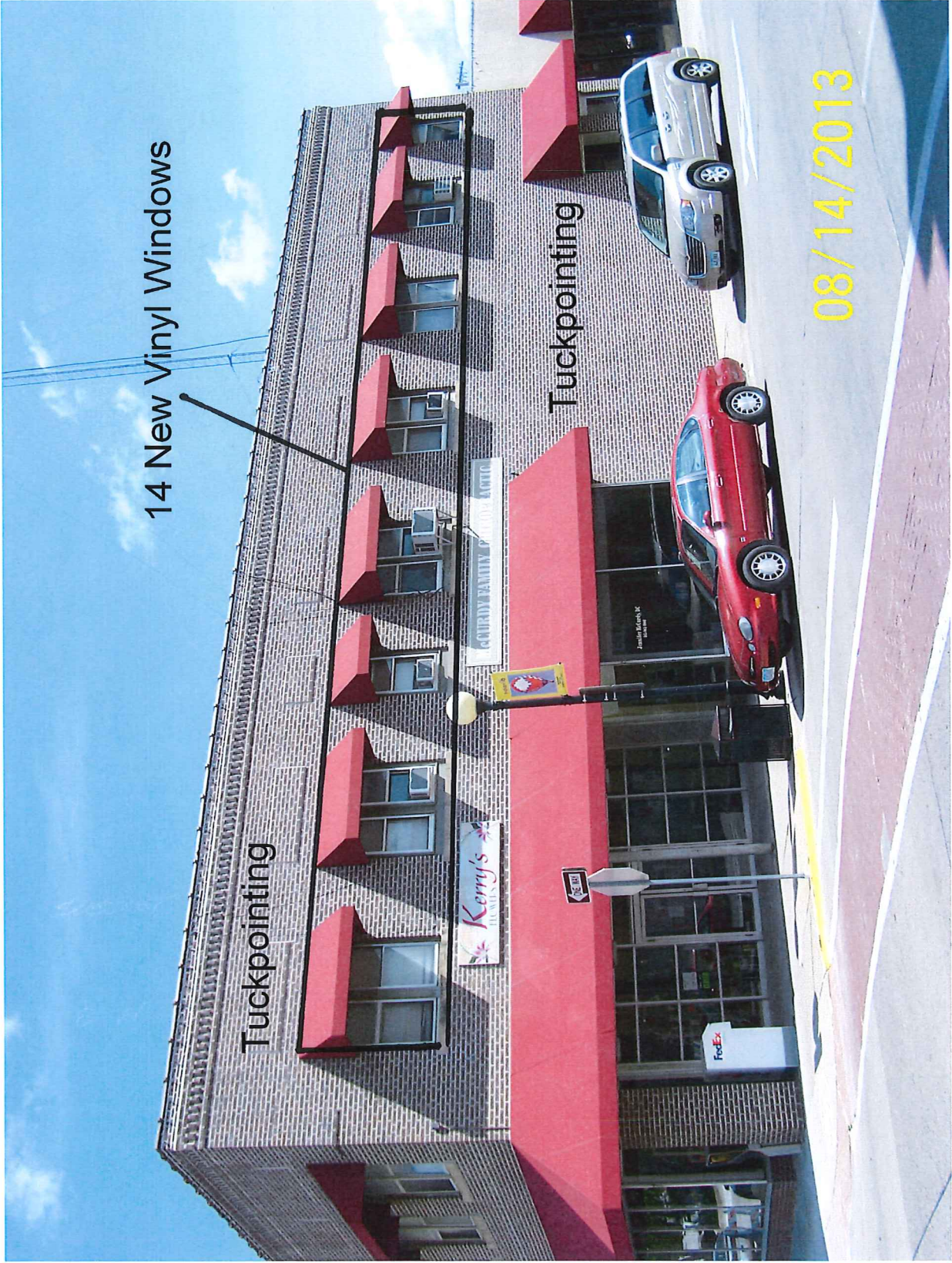
Repair PCC Skimcoat

Tuckpoint-
Replace any Bad Brick

New Roofing
@ 112 East Ashland

The Garage Bar & Patio

08/14/2013



14 New Vinyl Windows

Tuckpointing

Tuckpointing

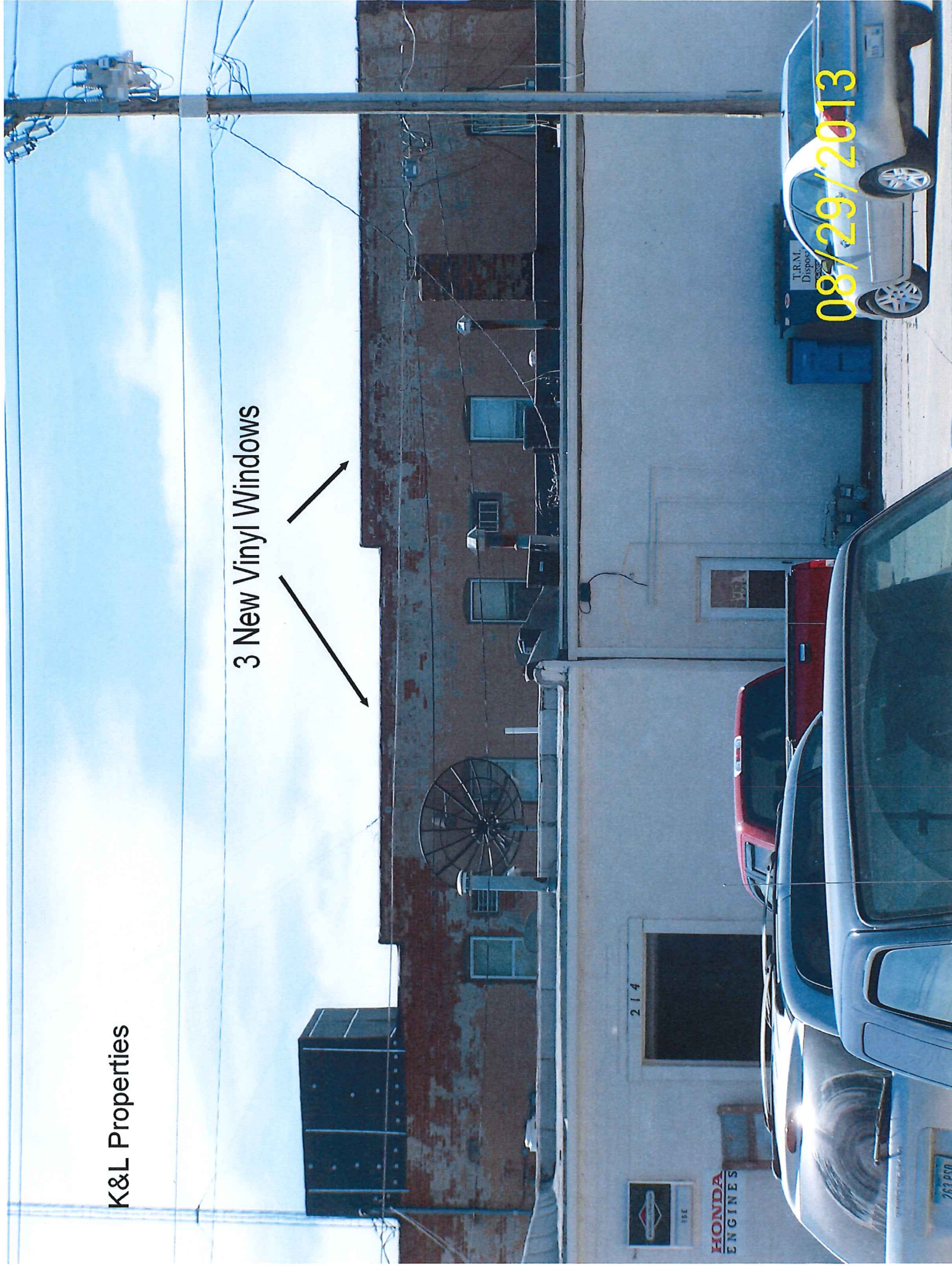
08/14/2013



08/14/2013

K&L Properties

3 New Vinyl Windows



Information

Subject

102, 102 1/2 and 103 W. Salem from Thomas Smith

Information

Community Development Director Chuck Burgin recommends approval of the preliminary application for Thomas Smith - 102, 102 1/2 and 103 W. Salem. Project highlights (see Chuck's memo) include:

- Minimal tuck pointing around openings
- A total of 21 new windows on the 2nd floor of the north, west and south elevations
- Installation of an awning on a portion of the west and north elevation
- Install new door on North Howard tenant space

Estimated cost of improvement is \$10,200. Grant and interest free loan amount is \$2,040.00 and \$8,160.00 respectfully.

Attachments

Downtown Incentive Info

TO: Eric Hanson, City Manager

FROM: Chuck Burgin, Director of Community Development

RE: Downtown Incentive Applications

**100 - 110 East Ashland
200 - 212 North Howard**

Attached is the pre- application form as well as photos indicating the proposed improvements. This property is located at the northeast corner of East Ashland and North Howard and has multiple rental units on both street frontages. Listed below are the proposed improvements to the entire structure.

1. Replace a total of 31 windows on the second floor of the north, south, west and east elevations.
2. Tuck pointing portions of the south, west and east elevations.
3. Roof replacement at 110 East Ashland.
4. Block removal to footing on west wall of 121 North Howard.

Total estimated cost = \$ 84,076.00

Qualifying Grant Money = **\$ 25,000.00**

Qualifying 0% Loan Money = **\$ 25,000.00**

103 West Salem

Attached is the pre-approval application and photos indicating the proposed improvements. The property is located at the southeast corner of East Salem and South Howard. Again, there are multiple rental units on both street frontages. Listed below are the proposed improvements to the entire structure.

1. Minimal tuck pointing around openings.
2. A total of 21 new windows on the 2nd floor of the north, west and south elevations.
3. Installation of an awning on a portion of the west and north elevation.
4. Install new door on North Howard tenant space.

Total estimated cost = \$ 10,200.00

Qualifying Grant Money = **\$ 2,040.00**

Qualifying 0% Loan Money = **\$ 8,160.00**

I recommend approval of both applications.

INDIANOLA DOWNTOWN INCENTIVE PROGRAM
PRE-APPLICATION

DATE 8 / 27 / 20 13

OWNER'S NAME THOMAS SMITH

OWNER'S ADDRESS 503 NORTH I STREET

PHONE NUMBER 515-664-1213

CONTACT PERSON THOMAS SMITH

PHONE NUMBER 515-664-1213

SITE ADDRESS 103 W. SALEM, 102 S. HOWARD, 102 1/2 S. HOWARD

BRIEF DESCRIPTION OF PROJECT INCLUDING PRELIMINARY DRAWINGS OR PHOTOGRAPHS.

REPLACEMENT OF ALL EXTERIOR WINDOWS WITH ENERGY EFFICIENT
UNITS THAT MAINTAIN THE AESTHETIC LOOK OF THE PROPERTY. TUCK POINTING
REPAIR TO THE EXTERIOR MASONRY. REPLACEMENT OF EXTERIOR DOOR
LEADING TO SECOND FLOOR APARTMENTS.

PRELIMINARY COST ESTIMATE \$10,200 ESTIMATES ATTACHED

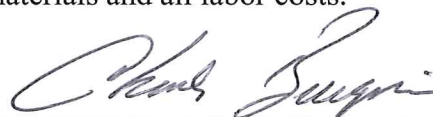
COMMUNITY DEVELOPMENT DEPARTMENT USE:

COMMENTS:

SUBJECT TO COUNCIL APPROVAL

DATE 8 / 27 / 20 13

Please attach a specific line item estimate of materials and all labor costs.



COMMUNITY DEVELOPMENT DIRECTOR

Approval of this application does not bind the City; only the Council can give Final Approval for payment of Economic Development Grants or interest forgiveness [or Loans].

103 W. Salem
102 S. Howard
102 1/2 S. Howard

Replace Windows

Replace Door

08/29/2013



103 W. Salem
102 S. Howard
102 1/2 S. Howard

Replace Windows



08/29/2013

THE
CARNIVORE
CAFE

103 W. Salem
102 S. Howard
102 1/2 S. Howard

Replace Windows

Tuck Pointing

New Canopy

New Canopy

Burlap & Roses
For Weddings and Parties

Burlap & Roses

DO NOT
ENTER

08/29/2013



Information

Subject

Street closure request from Erin Freeberg and Natalie Metzger (Market At The Square) - request is to close Salem between Buxton and Howard - September 21, 2013 from 7:00 a.m. - 1:00 p.m.

Information

In your packet is an e-mail from Erin Freeberg (Market At The Square) requesting to close Salem between Buxton and Howard on September 21, 2013 from 7:00 a.m. - 1:00 p.m. for a community gathering place where residents and visitors have convenient access to high quality agriculture and art. This will be conjunction with the Fall Into Savings (a downtown merchant event).

Also in your packet is the original application.

Staff has approved and all the paper work is in order.

Attachments

Request

Application

From: "Erin Freeberg" <erin@adorngiftandhome.com>
Sent: Tuesday, August 20, 2013 12:21 PM
To: ehanson@cityofindianola.com
Subject: Market at the Square

Hi Eric!

Quick question, if Market at the Square wanted to hold a special "Fall Market" in September in conjunction with Fall into Savings (a downtown merchant event on September 21st). Would we need to complete another application and paperwork or can we just make an addition to our current request.

Let me know when you get a moment, please.

Thanks!

ERIN

erin freeberg

adorn

119 west salem ? indianola, ia 50125

515.988.2956

erin@adorngiftandhome.co

Date: 3/27/13

Event Application

For Market At The Square

Event Date : June 8 - August 31, 2013 (every Sat. 7:00 a.m.-noon)

Staff Recommendation and Chamber Notification

Attached is an event application. Please review; add any comments you feel are necessary, such as concerns or other items to be considered regarding the request.

Initial and date under either approval or disapproval and pass on to the next department.

	Approve	Disapprove
Street Department – Ed Yando		_____
Fire Department – Brian Seymour		_____
Police Department – Tab Bartling		_____
City Manager – Eric Hanson		_____
HR & Risk Manager – RoxAnne Hunerdosse	_____	_____
Chamber of Commerce	Fax: 961-9753	
Downtown Development Group	Fax: 962-1441	

Comments:

Please return to Diana Bowlin by: ASAP

Thank you for your time and consideration!

Event Name: Market at the Square
Date/Time of Event: Sat. June 8 - Aug. 31st 2013 - 8:00am - Noon
Location of Event: Salem between Buxton & Howard
Event Sponsor(s): Market at the Square

OFFICE OF CITY CLERK

MAR 29 2013

INDIANOLA, IOWA

Contact Information:

Organization: Market at the Square
Contact Name: Erin Freeberg & Natalie Metzger
Address: 903 N. Howard St.
Telephone Number: _____
Cell Phone Number: 515-988-2956
Fax Number: _____
Email Address: indianolamarketatthesquare@gmail.com
Today's Date: Monday, March 18th, 2013

Anticipated Attendance: 100 Per Day 100 per day Total

Event Information:

Setup Begins	Date: <u>6/1</u>	Time: <u>7:00am</u>	Day of Week: <u>Sat.</u>
Event Starts	Date: <u>6/1</u>	Time: <u>8:00am</u>	Day of Week: <u>Sat.</u>
Event Ends	Date: <u>6/1</u>	Time: <u>12:00pm</u>	Day of Week: <u>Sat.</u>
Dismantle	Date: <u>6/1</u>	Time: <u>1:00pm</u>	Day of Week: <u>Sat.</u>

Natalie Metzger
Applicant Signature

RETURN PERMIT APPLICATION TO:

110 North First Street, PO Box 299

Indianola, Iowa 50125

Phone: 515-961-9410 Fax: 515-961-9402

www.indianolaiowa.gov

E-Mail: dbowlin@cityofindianola.com

Narrative:

Please describe your request and event:

Market at the Square is to serve as a community gathering place where residents and visitors have convenient access to high quality agriculture & art.

Please describe what streets you are planning to close:

Salem (southside of square) between Buxton & Howard.

Please describe your safety plan including crowd control. Attach additional sheets if necessary. The Indianola Police and Fire Departments will review your safety plans to determine if safety is adequate. In reviewing the application, they will be looking at anticipated crowd size, demographics, entertainment, and alcohol, prior history with this event or similar events and other criteria.

Please see Emergency Preparedness document

Please describe your emergency/medical plan, including your communication procedures. Attach additional sheets if necessary.

Please see Emergency Preparedness document

Please describe your plan for cleanup and removal of recyclable goods and garbage during and after your event.

All vendors will be responsible for clean-up of individual stalls after each market. Multiple garbage & recycling containers will be available for customers to dispose of trash during market. Market manager will do a final walk-through of event space to ensure all trash has been picked up & removed.

Thank you for your interest in holding a neighborhood or community event!

RETURN PERMIT APPLICATION TO:

110 North First Street, PO Box 299

Indianola, Iowa 50125

Phone: 515-961-9410 Fax: 515-961-9402

www.indianolaiowa.gov

E-Mail: dbowlin@cityofindianola.com

Emergency Preparedness

Emergency Safety/Medical Plan

- Multiple entries and exits allow for easy access for emergency responders and possible evacuations.
- Fire extinguisher is at the market manager's booth.
- Fully stocked first aid kit is at the market manager's booth.
- Fire lane is maintained for emergency responders.
- Market manager is continually scanning the market for potential risks.
- Market manager makes a regular inspection of vendor displays to ensure compliance with food safety regulations.
- Vendors and customers are continually updated on safety hazards, precautions, and regulations.
- Market-owned equipment and facilities are routinely inspected and maintained in proper working order.
- In all cases of emergency market manager will call 911

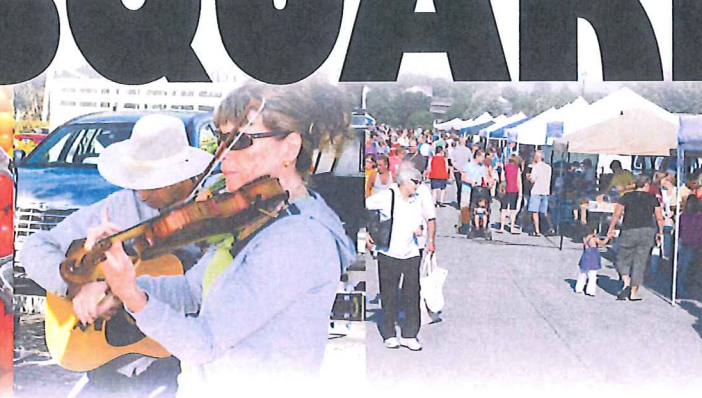
** Market at the square would like to coordinate an emergency preparedness plan with local authorities to ensure event safety.*

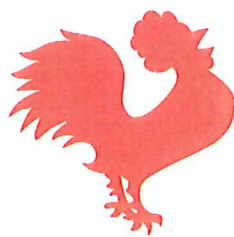


MARKET

AT THE

SQUARE





Market at the Square

indianolamarketatthesquare@gmail.com

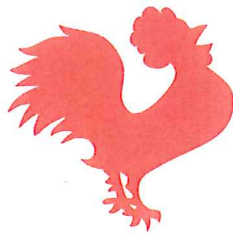
Market Managers:

Erin Freeberg
erin@adorngiftandhome.com

Erin Larsen
larsen.erin.e@gmail.com

Natalie Metzger
metzgerbn@gmail.com

Gina Piper
gina@ddvi.net



Market at the Square

Mission Statement:

The mission of Market at the Square is to serve as a community gathering place where residents and visitors have convenient access to high quality agriculture and art. With a strong focus on sustainability, Market at the Square intends to provide farm fresh, locally grown produce while increasing business opportunities and residential benefits.

Vision:

This market is being created to function as an economic development tool and a community gathering place. The purpose of the market is to promote locally grown/ made products, highlight downtown Indianola and encourage visitors to patronize nearby businesses. It is also hoped that the Market at the Square will foster a sense of community and improve quality of life. The intention is that vendors, customers, downtown business and residents will all benefit from this market.

Keys to a Successful Farmers Market:

1. Meet The Needs of The Local Community

This guide draws on the experiences of many markets and market farmers, from across the U.S., and allows us to speak generally about farmers markets, but only you can determine what is best for your farmers and your community.

2. Offer A Variety of Different Products

Provide consumers with the most choice possible. Fruits and vegetables are good starters, but the more your market can simplify a customer's food shopping by including baked goods, dairy, meat, poultry, fish, the more a customer will spend at the market.

3. Attract A Diversity of Customers

Ensure that products and prices can attract the broadest array of customers, regardless of socioeconomic status. A diverse customer base creates a variety of marketing opportunities for your vendors.

4. Have Many Producers

Create fun, visually attractive spaces that draw customers in. A critical mass of vendors is needed to make a market look worth a customer's time.



MAP

PARKING | STREET CLOSURE



VENDOR
PARKING

Street Closure

Public Parking

Vendor Parking

Diagonal parking is also available around the West, North, and East sides of the square. Parallel parking is available on all streets coming off the square.



MORE PUBLIC PARKING

MORE PUBLIC PARKING

MORE PUBLIC PARKING

ASHLAND AVE.

MORE PUBLIC PARKING

MORE PUBLIC PARKING

SALEM AVE.

MORE PUBLIC PARKING

B St.

alley way

alley way

BUXTON ST.

HOWARD ST.

alley way

1st St.

PUBLIC
PARKING

PUBLIC
PARKING

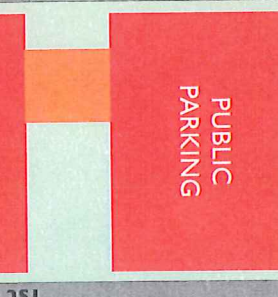
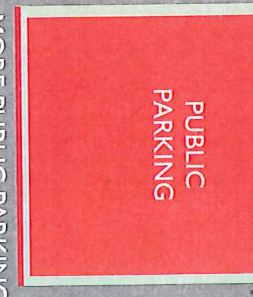
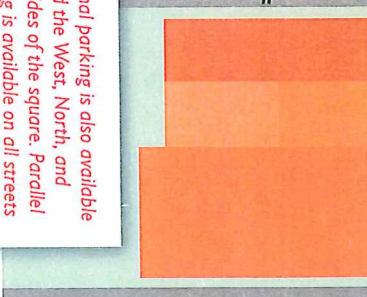
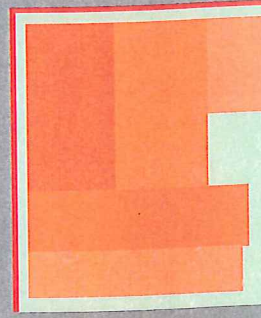
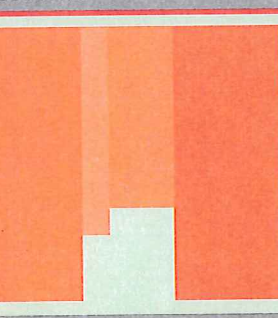
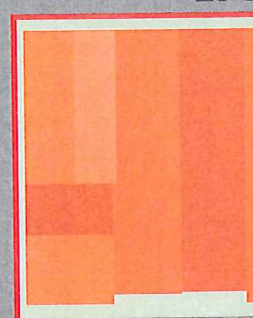
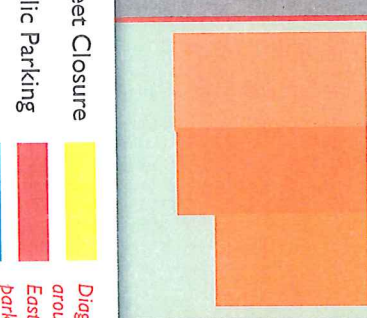
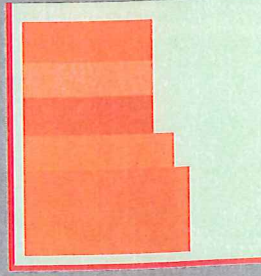
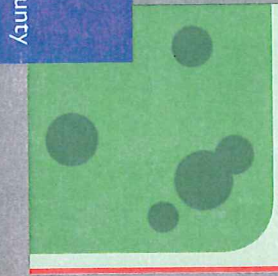
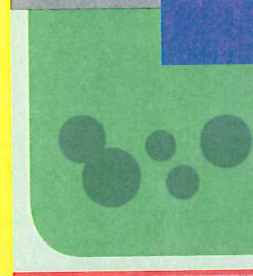
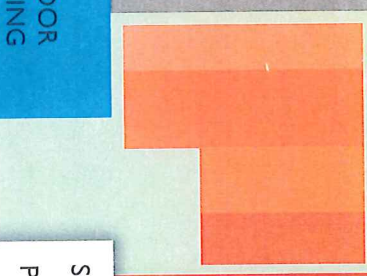
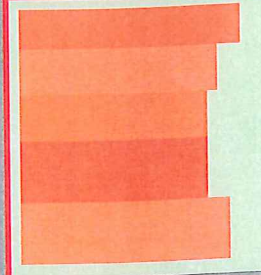
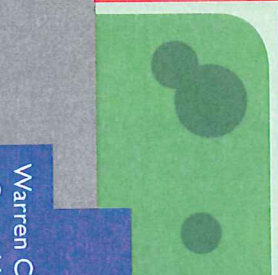
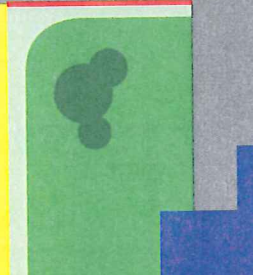
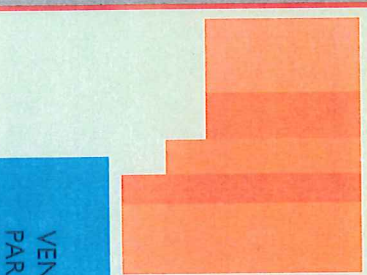
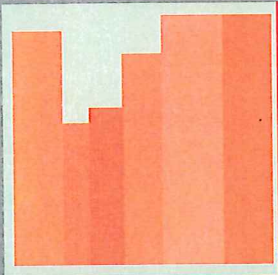
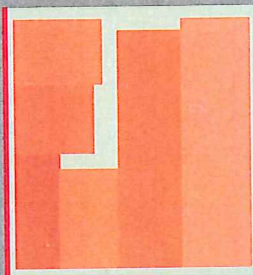
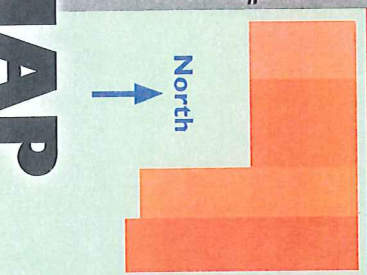
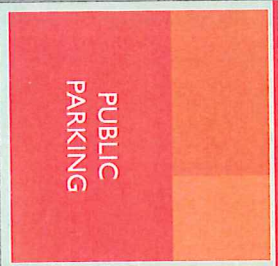
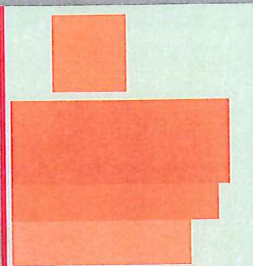
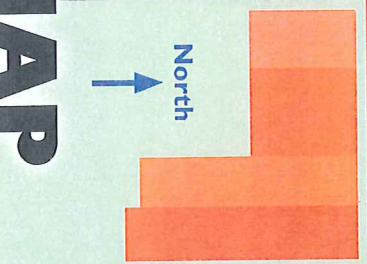
PUBLIC PARKING

Warren County
Court House

PUBLIC
PARKING

PUBLIC
PARKING

PUBLIC
PARKING



MAP KEY



Vendor Tent	
Vehicle Vendor (corn, watermelon)	
Live Music	
Barricades	
Portable Restrooms	
Garbage/Recycling	



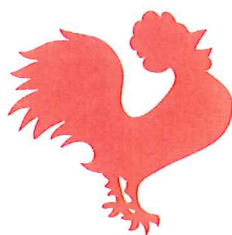
SALEM AVE.

VENDOR
PARKING



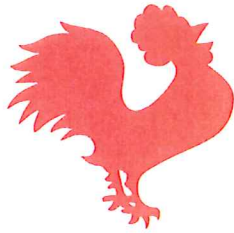
MAP

STREET DIAGRAM



Finances





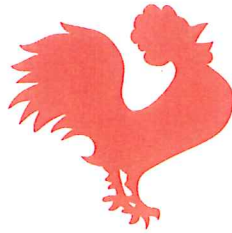
Market at the Square Budget

A. Costs

1. Rental or lease of site
2. Licenses and permits
3. Advertising
4. Event Expenses
 - Trash/recycling collection and removal
 - Temporary public restrooms
 - Payment finance charges (vendor fee payment and merchandise sales)
5. Liability insurance (*if not covered by City of Indianola insurance policy*)
6. Entertainment

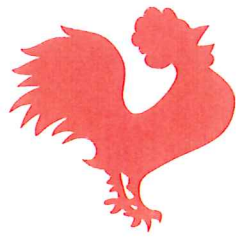
B. Income

1. Stall fees
 - a. Stall fees will be assessed for each vendor selling in the market
2. Merchandise Sales
3. Donations



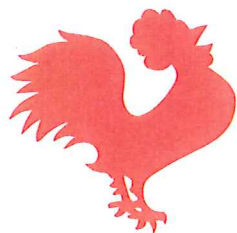
A. Costs	
1. Licenses and permits	100.00
2. Advertising	500.00
3. Merchandise Inventory	750.00
4. Event Expenses	
Trash/recycling collection and removal	1,400.00
Temporary public restrooms	630.00
Payment finance charges (vendor fee payment and merchandise sales)	250.00
5. Liability insurance	1,000.00
6. Entertainment	1,000.00
7. Miscellaneous Expenses	500.00
Total Estimate Cost:	6,130.00
B. Income	
1. Stall fees	
a. Stall fees will be assessed for each vendor selling in the market	5,250.00
2. Merchandise Sales	1,000.00
3. Donations	250.00
Total Estimate Income:	6,500.00
Total Estimated Income:	6,500.00
Total Estimated Cost:	6,130.00
Total Estimated Revenue:	370.00

**Budget estimated on 15 vendors at \$25/week for 14 weeks*



Marketing



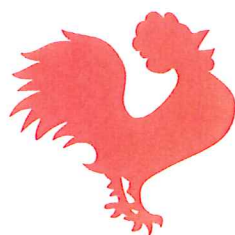


Logo

It is the goal of the Market at the Square Committee to maintain a consistent advertising presentation or "look" that customers and vendors will become familiar with and associate with the high quality agriculture and art that can be found conveniently on the square. The "look" that we have come up with is a very simple, yet graphic, logo that clearly states our name (and location). The rising sun implies morning, while the green rows represent farm fields. And the rooster, which has become a popular farmers market theme, stands front and center in bright red.



Grayscale Version



Marketing and Advertising

While word of mouth may be our best promotion tool, the Market at the Square Committee also plans to use these free or low-cost means of advertising to get the word out:

Facebook:

<https://www.facebook.com/pages/Market-at-the-Square/426479484099321>

Website:

www.MarketattheSquare.com

Newspaper:

The Record Herald and Indianola Tribune
The Leader Xpress

Newsletters:

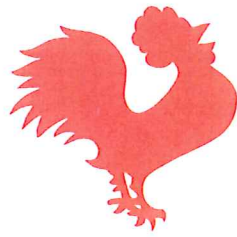
Indianola Schools newsletter/announcements
Indianola Chamber of Commerce e-newsletter
City of Indianola weekly newsletter
The Leader

Signage:

Posters
Vinyl banners
Stake signs

Merchandise:

T-shirts
Canvas bags



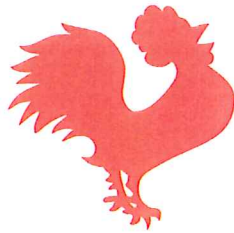
Merchandise



T-Shirt Design



Canvas Bag Design



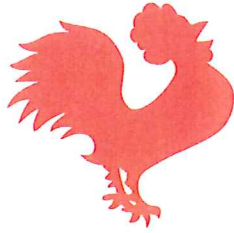
Promotion

Throughout our marketing and promotion of Market at the Square, we will strive to emphasize these key components:

- the location of the farmers market, the square!
- it's a community activity
- the fun social atmosphere of the farmers market
- the produce freshness and quality, as well as the product variety
- shopping at the farmers market keeps dollars in the local economy

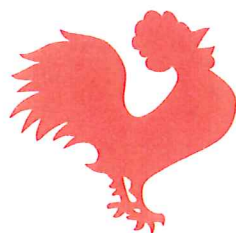
As a way to attract more attention to the Market, and involve community members, the Market at the Square Committee will try to incorporate different promotions each week throughout the Market season, such as:

- theme weekends (ex: farm, fire department, police department, etc.)
- cooking demonstrations
- pie baking contest
- sweet corn roast
- community festival (National Balloon Classic)
- drawing for prizes
- area musicians performing live
- educational exhibits and demonstrations



Vendors





Vendor Recruitment

Customers expect choices when they shop at farmers markets. They want a choice of farmers from whom they can purchase fresh farm products and they also want a choice of products to purchase. They want the widest array of farm products, from luscious red tomatoes and crisp, firm bell peppers to farm- raised beef, chicken, and pork, eggs; maple and honey products; an assortment of locally produced cheeses; local wines and juices; and value-added products like jams and jellies, chili sauce, and salsa. Customers expect to see abundance at a farmers market, an abundance of product, and an abundance of choices. Market at the Square Committee will do everything possible to encourage this diversity. Here is a list of some of the local vendors we would like to recruit for Market at the Square.

2 Saints Winery
ABC Framed Names
adorn
Aevum
All That Glitters by Anne
American Gardens
American Pie & Pastry
B & J's Greenhouse
Barb's Garden & Pantry
Barbie Bracelets
Barefoot Badger Studio
Beaverdale Confections
Bella Creations
Belle's Coffee Shop, LLC
Big Jim's
Bob Kling
BrickHouse
Burlap & Roses
Busy Bee Garden Center
Butcher Creek Produce

Corner Sundry
Edge of the Woods
Engraved
Flying Frog Farms
Gingerich Amish Baskets
Green Acres
Hosta Hideaway
Indianola Flea Market
Indianola Glass Creations
Iron Gallery
J Rene
Jeff Tadsen
Kerry's Flowers
La Vida Loca Winery
Lula Belle Designs
M&D Sales Kettle Korn
McConnell Concessions
Michelle Bell Catering
MishMash
Miss Spenser's Tea Room

Modern Retro Photo Booth
Mudslingers
Old Time Favorites
Outside Scoop
Penick's Sweet Corn
Pick Freedom Intl.
Pop-Pop's Kettle Korn
Portraits by Susannah
Reichert's Dairy Air
Studio 3
Summerset Winery
Taylor's Floral
Templeton Rye Spirits, LLC
The Garden Barn
Tina's Homemade Goodies
Uncommon Grounds
Valentine Food Company
Winn's
YoYo Yogurt

Dear Market Vendors:

The Market at the Square Committee is establishing a farmers market in Indianola for the upcoming summer months. The goal is to promote a market that will positively affect Indianola in concept, but also provide local businesses with additional exposure.

The mission of Market at the Square is to serve as a community gathering place where residents and visitors have convenient access to high quality agriculture and art. With a strong focus on sustainability, Market at the Square intends to provide farm fresh, locally grown produce while increasing business opportunities and residential benefits.

The market will run for 14 weeks. The fee is \$25.00 per market or \$300 for the season. Market at the Square, located on the south side of the Indianola square, will be held on Saturday mornings from 8:00 A.M. to Noon. The season will begin June 1st and run through August 31st.

To become a vendor for Market at the Square, we will need an application form and payment submitted by the Friday prior to the market you wish to attend, if you plan to sign up weekly. If you plan on taking advantage of the Seasonal Special, we will need your application form and payment by Monday, May 20th. Market at the Square application forms and rules can be found on our website: www.marketatthesquare.com.

Your site selection will be based on the order of application submission. Those who submit for the entire season will be able to choose a permanent spot that you will occupy for every market. These selections also will be made in the order that applications are received. Those who register for single dates will be able to choose from those booth locations that remain available, again in order of application submission. This provides customers with a sense of familiarity with our vendors and also sends the message that this market is going to be operating for many years in the future.

A group of area volunteers has a vision for this market, and we are working towards it wholeheartedly. We want to make this market the best in the area, one teeming with vendors and crowded with families who have made it their planned destination. The more vendors, the better, so tell your friends. We want a vibrant, lively market. To show your support and get the word out for Market at the Square you can "like" us on Facebook. We look forward to working with you and making Market at the Square a successful farmers market for the city of Indianola.

Sincerely,

The Market at the Square Committee

Market at the Square Vendor Information Guide 2013

Who owns and manages the Market at the Square (MATS)?

The Market is operated by Market at the Square committee. Community partners and local businesses contribute to the success of the Market by supporting the committee initiatives. Administrative policies, participant rules and regulations are an important component to the success and development of the Market at the Square. Administrative policies are produced and administered by the event committee.

Where is the Market at the Square?

South side of square (Salem Street), Indianola, Iowa

When is the Market at the Square?

Saturdays, June 1 – August 31, 2013. Open to the public 8 A.M. – Noon.

Time: Vendor set-up 7:00 A.M. – 7:45 A.M.; Vendor tear-down 12:15 P.M. – 1:00 P.M.

How do I become a Vendor?

All participants/vendors are required to submit an application. Applicants are reviewed annually and considered based on product, as well as previous commitment, attendance, and conduct. Applications for the 2013 Market season are anticipated to be available by mid-April 2013.

What Product is MATS seeking?

It's important to know that the Market is seeking locally produced products that are unique. MATS is seeking creative and small independent businesses. The products selected will offer variety and uniqueness. We put a premium on products that are produced in Iowa and sold directly by the producer/grower; however this does not guarantee acceptance. Duplicate products in categories that are limited will likely not be considered for the Market.

How are Vendors/Products selected?

The Market at the Square reserves the right to approve, refuse, and limit products to be sold at the Market. While exclusivity does not exist, a limited number of vendors will be approved to sell certain products. Applicants are reviewed based on the entire range of products applied to sell at the Market. Vendors are not allowed to add or change product after the application process is complete or at all during season.

What type of Product will not be considered for the 2013 Market at the Square?

Products that will not be considered or reviewed in the 2013 Applicant Program include:
Mass produced and/or manufactured food product (i.e. jam, salsa, barbecue sauce, etc.); catalog companies; franchise or chain companies; direct selling businesses, imported items such as clothing, jewelry, trinkets, crafts, home décor, etc.; duplicate or inappropriate prepared food offerings. Synthetic or silk flowers and plants.

What is an Occasional Vendor?

An Occasional Vendor is:

- a.) a grower wishing to sell seasonal Iowa raised product and does not have the capacity or amount of product to serve the Market from 8 A.M. – Noon during the entire Market season.
- b.) a vendor who does not sell exclusively Iowa raised product grown by vendor such as (crafts, packaged food, clothing, jewelry, etc).

After an Occasional Vendor has been accepted, information regarding scheduled dates for the season will be available from a Market Manager.

What is a Full Season Vendor?

Full Season Vendor status is a grower, food vendor or artist that has committed to selling their goods for the full Market season.

How much space do vendors lease?

Vendors are leased one stall. A stall is approximately 10'x10'. Vendors are required to show product and sell toward street, (toward "front" of stall).

Market at the Square Vendor Information Guide 2013

How much is the fee to participate?

An Occasional Vendor pays \$25 per day/per market stall. A Full Season Vendor fee is based on assigned stall but ranges between \$25 and \$50 per day/per market stall.

How is the fee invoiced and paid?

All vendors are required to be paid in full each week (check or cash payment) prior to selling at the Market. Cancellation or no show date fees are not refunded or waived.

Is there access to electricity at the Market?

If a vendor requires electricity at the MATS they are required to request approval. Generators may be approved under certain circumstances. All generators must meet MATS guidelines AND be approved by Market management in advance. If approved, vendor provides generator, extension cord, and cover for the part of the cord that lies in walkways and all areas utilized by public. Generators must be quiet to respect Market vendors, customers and residents. Generators causing disruption or complaints will not be permitted.

What are the requirements for General Commercial Liability Insurance?

Each accepted vendor, in all product categories, is required to furnish proof of insurance before Market acceptance. Applicants do not need to show proof of a policy upon submitting application but will be required to provide a certificate of insurance prior to final acceptance. Vendor agrees to purchase and provide Certificate of General Commercial Liability insurance with \$1,000,000 limits and name Market at the Square as Additional Insured and Certificate Holder. Certificate must be on file with Market at the Square prior to vending at the market. Applicants can submit Certificate of General Commercial Liability Insurance to: indianolamarketatthesquare@gmail.com.

What kind of licenses/permits do I need?

Each applicant/accepted vendor is required to furnish several documents upon MATS acceptance; the completed vendor application, certificate of insurance, and the necessary licenses and permits. Listed are general permits and requirements. Other requirements may apply, it is the responsibility of the vendor to know and comply with all requirements, www.fda.gov.

Sales Tax: Vendors are required to comply with Iowa Sales Tax law. It is the responsibility of every vendor to know if they are required to collect and remit Iowa Sales Tax based on the product they sell. Questions/concerns regarding Iowa Sales Tax obligations should be directed to: Annette Collins; Iowa Department of Revenue, 515-725-0202.

Food Safety: Vendors are required to comply with State Public Health regulations governing the preparation, handling and presentation of food. It is the responsibility of every food handling vendor to know if they are required to obtain specific food handling licensing. Contact Food and Consumer Safety; 515-281-6538; Iowa Department of Inspections and Appeals with questions. Generally, vendors that plan to cut, pierce, cold hold, hot hold, can, or preserve any edible product will be required to purchase the seasonal permit.

Fire Extinguishers: Food vendors using gas or other fuel sources for cooking are required to have on site, in their stall, a portable fire extinguisher, with a Extinguisher Service Tag affixed. These service tags may be obtained from most fire extinguisher companies in the Des Moines Metro area. Contact Des Moines Fire Department Prevention Bureau at 515-283-4240 for additional information.

Additional Permits and Opportunities:

Wireless EBT project (USDA food stamp program). Contact Iowa Department of Human Services, EBT Wireless Project (Electronic Benefits Transfer), (515-281-4935; Tpenick@DHS.state.ia.us). FMNP, Farmers Market Nutrition Program (WIC and Senior Checks program). Contact Paul Ovrom, Horticulture Bureau, IDALS, 515-242-6239; paul.ovrom@iowaagriculture.gov, www.agriculture.state.ia.us/horticulture.htm.

When will Applicants be notified?

Accepted applicants will be notified of acceptance via email by early May.

Market at the Square Vendor Information Guide 2013

How are Non-Profits able to participate?

If your organization would like to apply to participate as a Saturday Spotlight, please email indianolamarketatthesquare@gmail.com with your request. Applicants must be a local non-profit 501(C)(6) or charitable 501(c)(3) or political organization with the purpose of showcasing and promoting their specific organization or event, sales are not permitted. Space is limited and participants are accepted on a first-apply-first-scheduled basis.

How are Corporations and Businesses able to participate?

Market at the Square does NOT accept applications from Corporations/Businesses such as banks, realtors, insurance, cell phone, or other service provider businesses. If a Corporation/Business is interested in being involved with the Market at the Square as a Corporate Sponsor, please contact us at indianolamarketatthesquare@gmail.com.

Market at the Square Product Categories 2013

Farmer/Producer 100% Grower (Includes Greenhouses and Nurseries)

Defined as a vendor who is responsible for both planting and harvesting the produce or raising and harvesting the product regardless whether or not they own the property. The grower is responsible for the product from beginning to end or "seed to table." In this category MATS is seeking organically raised, chemical free, and producers using sustainable growing techniques. Products include but not limited to:

- Vegetables and fruits, raised by vendor
- Flowers fresh and dried from your fresh cut flowers
- Herbs fresh and dried, raised by vendor
- Honey, grains and nuts raised by vendor
- Meat and eggs from livestock raised by vendor
- Bedding plants, house plants, seedlings and saplings raised by the vendor

Farmer with Iowa Grown Supplement/Carrying

Carrying is described as a grower who, in addition to his/her crop sells produce or plants bought from another Iowa grower. This includes produce/plants purchased from a known source such as a friend or neighbor, not from a local co-op, auction, or wholesaler.

Wholesale/Resale and Imported Goods

Defined as a vendor whose produce/nursery/food/art/craft/clothing etc. item is purchased from co-op, auction, or wholesaler and similar entities then resold. A vendor in this category is not growing or producing this specific product. Their products have been purchased or consigned for the purpose of resale without the investment of production labor by the vendor.

Products in this category include:

Vegetables/Fruits/Meats/Cheese/Plants and Flowers/Specialty Food Item purchased wholesale or at retail and resold, imported/wholesale art, craft, clothing, food, and other products.

Artist/Crafter Vendor

Defined as a vendor whose product is handcrafted, personally designed and created by the vendor. The handcrafted component must dominate the commercial component. The commercial component must be transformed in a way that makes the work original and unique. Items included in this category include; crafts, artwork, inedible such as herbal products, personal care and beauty products.

Items not allowed for sale in this category include: 1. Anything not made or altered by the vendor; 2. Anything the vendor is selling on consignment or have purchased wholesale; 3. Anything commercially produced, assembled from commercial parts, plans and kits.

Market at the Square Product Categories 2013

Processed Value-Added Farm Products

Are considered farm products made from raw ingredients, a majority of which are *grown and produced* by the farmer/vendor in the region. Products include all farm products that must in some way be *produced AND processed* by the farmer/vendor. Products include:

- Cheeses and dairy
- Meats
- Dried fruits, fruit juices
- Jellies/jams
- Wineries
- Salsa
- Other processed agricultural food products

Processed Value-Added Products

Some processed farm products are not processed by the vendor but are processed products which the vendor made from raw ingredients purchased from a local farmer which have been cooked, canned dried, baked, preserved or otherwise treated. The MATS recognizes the distinction between processed farm products made/grown by the farmer and those that are purchased then processed. This includes:

- Dried fruits and vegetables
- Cheeses
- Baked goods
- Jellies/jams
- Wineries

Processed Non-Food Value-Added Agricultural Products

Consist of agricultural by-products of products which the vendor has grown/produced that are not edible, have been altered for their raw state, and are handcrafted or processed at the farm by the vendor. These products must be handcrafted or processed at the farm by the vendor and could include:

- Beeswax product made from bee hives the vendor produces
- Milk soap or lotions made from milk the vendor produces
- Items not included: Items containing a majority of product not grown on vendor's farm

Prepared Food

Prepared Food is: ready-to-eat food such as take-away meals and includes all prepared ready-to-eat foods, drinks, and snacks. Food that is freshly made or prepped in certified kitchen and available for immediate consumption on market site. For example: BBQ, eggrolls, breakfast burritos, sandwiches, wraps, smoothies, kettle corn, all novelty/concession food products including hot dogs; funnel cakes, shaved ice etc.

NOTE priority will be given to applicants whose business is locally owned in the state of Iowa and who use products from participating farms, process the products themselves, and who highlight regional produce and seasonal ingredients.

Market at the Square Rules

- Market will be held Saturday mornings, 8:00 A.M. – Noon, during the months of June, July and August
- Vendors will fill the South side of the square between Buxton and Howard street and occupy their assigned stall.
- When you attend our markets, you must follow all city, county, state and federal laws. All government regulations take precedence over our farmers markets. For example, you must not block a handicapped cutout in the sidewalk or interfere with fire codes while at the Market.
- Each producers stand must have all current certificates, permits, licenses and other required paperwork. This includes the sellers permit as well.
- All farmers and vendors must carry the appropriate insurance. See insurance guidelines.
- Each Producers location must have, prominently displayed; their farm/business name and all products must be clearly marked as to price so as to be easily read by consumers.
- It is your responsibility and obligation to comply with the rules and regulations of the Dept. of Agriculture, the Dept. of Health and the Fire Dept. and other government Agencies (city, county, state, and federal) having jurisdiction over the Market at the Square, and the farmer/vendor.
- Complaints which are received by the market management about any vendor may be grounds to remove that vendor from the market.
- Each market has a designated Market Manager. Farmers and vendors agree to follow the Market Manager's instructions while participating in the market.
- Sellers are required to clean up their own customer space and must haul any trash away with them at closing time. All food must be kept a minimum of six inches off the ground, be handled in a healthful manner and comply with all health department regulations.
- All farmers and vendors who offer free samples to customers, must comply with the health department regulations.
- Each farmers market has designated hours of operation (8:00 A.M. – Noon) and farmers who participate must arrive early (7:00 A.M. – 7:45 A.M.) to set up in time for the opening of the market and must not leave prior to market close.
- Stall rental must be paid in full prior to market each week.
- Vendors must inform the Market Manager before market day if they are unable to attend. In case of emergencies or last minute problems, you must call the manager on his or her cell phone number. Failure to comply may result in cancellation of further reservations or changing of the location.
- A vendor may not change location without the Market Manager's approval.
- Vendors must maintain their selling space, including tables, overhead shade, and vehicle (if allowed) in a clean and safe manner. Their area must be left in the exact same condition or better than when they started. This means you must sweep and completely clean your area of all trash, toothpicks, samples, flower petals, leaves and debris that may be left over in and around the booth space.

ACKNOWLEDGED AND AGREED:

Signature

Company or Farm Name, please print

Compliance and Indemnity Agreement

I (we) the undersigned, have read the Rules and Guidelines of the Market at the Square and do agree to abide by all rules and regulations.

I (we) further agree to operate my (our) stall in accordance with these rules and regulations and to pay all applicable fees as set out in the rules and guidelines. I (we) do understand that the stall fee, length of season, and hours of operation are set in the rules and guidelines, and I (we) will abide by them.

I (we) further understand that failure to comply with the rules and guidelines of Market at the Square could mean dismissal from the market.

As a vendor, wishing to participate in Market at the Square, I (we) agree to SAVE, HOLD HARMLESS and INDEMNIFY Market at the Square, its sponsoring agency, members, and employees from any and all liability or responsibility pertaining to any damages to person or property on the site assigned to me (us) by Market at the Square, when such damages or liability arise out of acts on my (our) own, or of my (our) employees or associates, located as such site.

I (we) verify that all information I (we) have provided about my farm and products for sale is true and accurate. .

I (we) understand that the Market at the Square operates on limited funds. I (we) also acknowledge that Market at the Square beneficial purpose will be impossible to pursue if it is subjected to costly litigation. Wherefore I (we) hereby agree that as a condition of my participation in Market at the Square, I (we) will resort to litigation against Market at the Square, its officers, management, and affiliated entities, only after attempting in good faith to resolve the dispute. I (we) to limit any claim I (we) may have as a result of a decision by Market at the Square management or Board of Directors which results in the denial of a market acceptance, the denial of a product to sell, or wrongful suspension or termination from Market at the Square, to a return of market fees incurred during my (our) absence from the market. I (we) further agree that in the event I (we) am unsuccessful in my (our) litigation against Market at the Square, I (we) will pay all costs, expenses, fees, and disbursements incurred by Market at the Square in the course of its defense of said litigation, and I (we) will also pay the Market at the Square a reasonable attorney's fees.

Vendor name, please print

Signature

Date

Vendor name, please print

Signature

Date

Information**Subject**

Write off \$118,436.14 ambulance bills from July 1, 2012 through June 30, 2013

Information

You have Brian Seymour's memo recommending the city write off \$118,436.14 (\$50,632.74 = last half of 2012 and \$67,803.40 first half of 2013) in ambulance bills from July 1, 2012 through June 30, 2013. These uncollected bills will be sent to the State Income Offset Program for possible collection. The City reports the name and social security number of the delinquent customer to the state and if that customer is due state money (income tax refund), it is directed to the city to pay the debt.

The yearly write off (table below) does not include Medicare/Medicaid which all government insurances are required to take what they give us and the city cannot bill the balance.

	2010	2011	2012	First Half 2013
Yearly Billed	\$864,521.00	\$852,411.00	\$937,159.00	\$498,711.25
Yearly Write Off	\$74,028.00	\$88,328.00	\$92,732.00	\$67,803.40
Collection Rate	8.56%	10.36%	9.89%	13.59%
Amount Recovered from DAS	\$19,820.00	\$23,225.00	\$27,015.80	\$21,340.00

Attachments

Memo

Memo

TO: Eric
FROM: Brian
DATE: August 27, 2013
RE: Ambulance write off

Eric, this is the ambulance-billing write off report for July 1, 2012 through June 30, 2013. This is a report we usually provide every 6-months however, I have overlooked providing the last half of 2012 so I have combined the report this time and it will reflect the FY12-13 timeframe.

Total Billed for last half of 2012 \$429,359.00
Amount to be written-off for last half 2012 \$ 50,632.74

Total Billed for First half of 2013 \$498,711.25
Amount to be written-off for first half of 2013 \$ 67,803.40

The write-off amount above is due to bankruptcy, the inability to contact the patient via mail or phone, deceased, or has been sent to the DAS Offset program. This write off is based on our write off policy that we have in place. Our experience shows the DAS program has been a much better collection path than using a private collection agency. We have had better luck collecting the fees through DAS (28%) and it is costing us approx 2.5% in collection fees where the private collection companies we have used in the past were collecting about 22% but we were losing overall as they were taking 50% of the amount being collected due to their fee schedule. Through DAS we have collected \$27,956 in FY12-13. This amount would actually reduce the amounts we have written off previously.

EMS billing is a challenging task and Vicki does a great job with our billing and I commend her. I know the write off seems to be high especially when it shows for the entire year as this report does this time, but as you recall in previous reports overall we are doing well within the industry standard so to speak. I would ask that this report be added to a council agenda for their approval and if you or they should have any questions I would be happy to answer them. Below is a yearly comparison. The yearly write off does not include Medicare/Medicaid which all government insurance we are required to take what they give us and we cannot bill the balance.

	2010	2011	2012	First half 2013
Yearly Billed	\$ 86,4521.00	\$ 852,411.00	\$ 937,159.00	\$ 498,711.25
Yearly writeoff	\$ 74,028.00	\$ 88,328.00	\$ 92,732.00	\$ 67,803.40
Write-off rate	8.56%	10.36%	9.89%	13.59%
Amount Recovered from DAS	\$19,820.00	\$23,225.00	\$27,015.80	\$21,340.00

Thanks
Brian

Meeting Date: 09/03/2013

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

Halbrook Homes - 1507 W. Kentucky - SFD - \$124,500
 Steger Construction - 2102 N. 8th - SFD - \$159,900
 Drake Homes - 810 Summit Place - SFD - \$154,800
 Habitat for Humanity - 1807 S. "E" - SFD - \$77,800
 FFI Investment - 2006 N. 4th - Medical Clinic - \$3,100,000
 Orton Homes - 809 W. Scenic Valley Dr. - SFD - \$187,500
 Drake Homes - 2203 N. 8th - SFD - \$158,000

Final

Greg Johansen - 804/806 E. Lincoln Avenue - Duplex - \$160,000
 Greg Johansen - 800/802 E. Lincoln Avenue - Duplex - \$160,000
 Jerry's Homes - 704 E. Norwood Avenue - SFD - \$150,000
 Jerry's Homes - 700 E. Norwood Avenue - SFD - \$142,800
 Van Dam Construction - 803 N. "W" - SFD - \$193,000
 Brody Construction - 2209 N. 8th Street - SFD - \$240,000

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

Below is a list of permits issued through July 31, 2013 and previous years.

	<u>2013</u>		<u>2012</u>		<u>2011</u>		<u>2010</u>		<u>2009</u>	
SFD	27	\$4,721,577	7	\$1,021,050	7	\$1,097,050	17	\$2,461,200	6	\$1,064,790
		\$174,873		\$145,864		\$156,721		\$144,776		\$17,465
Duplexes	5	\$848,000	1	\$230,000	1	\$223,000	2	\$495,450	0	0
MFD	1	\$426,350	2	\$5,676,350	0	0	0	0	0	0
Add/Alt	29	\$198,520	28	\$182,933	29	\$324,989	23	\$284,101	18	\$115,587
Non-Residential	12	\$7,330,316	16	\$15,158,951	22	\$27,114,092	19	\$1,772,748	13	\$2,604,980
Total	74	\$13,524,763	54	\$22,269,284	59	\$28,759,131	61	\$5,013,499	37	\$3,785,357

Attachments
UR Apps PriorUR Apps FinalUR Apps Final 1UR Apps Final 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 8/1/13

☒ Prior Approval for Intended Improvements ☐ 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: Hallbrooke 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: 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: 2/20/14

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: Beth Lamb

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 8/2/13

☒ 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: Stage 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 std - 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: 2/20/14

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:

_____ 3 Year Abatement ☒ 5 Year Abatement Date 8/6/13

☒ Prior Approval for Intended Improvements _____ Approval of Improvements Completed

Address of Property: 810 Summit Place

Legal Description of Property: Lot 5 Quail Meadows Plat 1

Title Holder or Contract Buyer: Drake 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 - 3 bedrooms - 2 full baths -

3 car garage - 3262 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: 2/20/14

Estimated or Actual Value of Improvements: \$154,800

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: [Signature]

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 8/13/13
☒ Prior Approval for Intended Improvements _____ Approval of Improvements Completed _____

Address of Property: 1807 South E Drive

Legal Description of Property: Lot 3, Bk 1 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 ☒ Vacant

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

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

DESCRIPTION: 1 story sfd - 896 sq. ft. - 4 bedrooms -
2 full baths

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: 2/2014
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
--------	-------------------	---------------------

X Signed By: Allen J. Farris

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

☒ Commercial _____ Industrial _____ Date 8/15/13

☒ Prior Approval for Intended Improvements _____ Approval of Improvements Completed _____

Address of Property: 2006 North 4th St.

Legal Description of Property: Lot 5 Summercrest Hills Plat 3

Title Holder or Contract Buyer: FFI Investments

Address of Owner (if different than above): 2500 W. 2nd Ave P.O. Box 196

Phone Number (to be reached during the day): 515, 941, 5386

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 medical clinic - 18,125 sq ft -
99 parking stalls

Estimated or Actual Date of Completion: 5/20/13

Estimated or Actual Value of Improvements: \$3,900,000

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: [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) 92 Date Issued 8/14/13 FINAL _____

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 8/20/13

☒ Prior Approval for Intended Improvements _____ 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 ☒ No _____

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

125 M.P.H. lifetime shingle? (on) 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? Carrier

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

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

Rating? .67

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 _____ overflow - per phone conversation w/ Brooks 8/20/13

Estimated or Actual Date of Completion: 2/20/14

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]

Signed By: Lin Secker

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 8/20/13

_____ Prior Approval for Intended Improvements X Approval of Improvements Completed

Address of Property: 804/806 East Lincoln Avenue

Legal Description of Property: E. 13.0' dot 1; W. 57.14' dot 2 Replat of dot 7 for Bldg dot 1

Title Holder or Contract Buyer: Breg Johnson

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

X Rental _____ Owner Occupied

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

DESCRIPTION: 2 story duplex - 2 bedrooms - 2 baths -
1 car garage - 804 sq. ft. per unit

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 _____

Roofed using 40-year shingle? 125 MP Lifetime Shingle? 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 X No _____

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

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

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

Rating? _____

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

Four trees and six shrubs planted? Yes X No _____

Estimated or Actual Date of Completion: 8/19/13

Estimated or Actual Value of Improvements: \$160,000

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: [Signature]

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 8/20/13
_____ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed
Address of Property: 800/802 East Lincoln Avenue
Legal Description of Property: West 74.1' lot 1 Patch of lot 7 Fox Run Plat 1
Title Holder or Contract Buyer: Breg Johansen
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: 2 story duplex - 2 bedrooms - 2 baths -
1 car garage - 864 sq. ft. 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? <u>125MPA Lifetime shingle?</u>	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: 8/19/13

Estimated or Actual Value of Improvements: \$770,000

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: [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 6/27/13

_____ Prior Approval for Intended Improvements X Approval of Improvements Completed

Address of Property: 704 East Newwood Avenue

Legal Description of Property: LOT 10 Sunset Terrace Plat 2

Title Holder or Contract Buyer: Group 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 - 4 bedrooms - 1 full bath -
2 partial baths - 3 car garage - 1,778 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 _____

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: 6/26/13

Estimated or Actual Value of Improvements: \$150,000

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: [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 8/27/13
____ Prior Approval for Intended Improvements X Approval of Improvements Completed
Address of Property: 700 East Norwood Avenue
Legal Description of Property: Lot 8 Sunset Terrace Plat 2
Title Holder or Contract Buyer: Group 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 SPD - 3 bedrooms - 2 full baths -
1 partial bath - 2 car garage - 1,565 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 _____
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: 8/26/13

Estimated or Actual Value of Improvements: \$142,800

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: [Signature]

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 8/28/13
☐ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed

Address of Property: 803 North W Street

Legal Description of Property: Lot 4 Prairie View Plat 3

Title Holder or Contract Buyer: Van Dam 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 - 4 bedrooms - 3 full baths -
3 car garage - 1,816 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 ☐
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: 8/27/13

Estimated or Actual Value of Improvements: \$193,000

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: Van Dam

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 8/28/13
_____ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed
Address of Property: 2209 N. 8th St.
Legal Description of Property: Lot 36 Quail Meadows Plat 2
Title Holder or Contract Buyer: Brady 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 - 1,600 sq. ft. - 3 bedrooms -
2 full baths - 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: 8/27/13
Estimated or Actual Value of Improvements: \$240,000
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: Emma A Brady

Information

Subject

Claims on the computer printout for September 3, 2013

Information

Attachments

Claims

Vendor Report

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
GENERAL FUND				
AHLERS & COONEY P.C.	001-6200-64900	PERSONNEL	08/22/2013	100.00
AMERICAN SOCIETY OF COMP	001-6500-65990	PERMIT 2013	08/20/2013	11.26
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	08/25/2013	3,375.00
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	08/25/2013	1,110.00
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	08/25/2013	525.00
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	08/25/2013	45.00
BRICK GENTRY P.C.	001-6500-64110	LEGAL SERVICES	08/25/2013	2,655.00
DES MOINES REGISTER MEDIA	001-6500-64020	SPECIAL ELECTION 2ND NOTIC	07/23/2013	47.15
DES MOINES WATER WORKS	001-6200-65080	JULY BILLING	08/12/2013	2,682.68
EMPLOYEE & FAMILY RESOUR	001-1700-61430	ANNUAL CONTRACT	08/27/2013	49.50
EMPLOYEE & FAMILY RESOUR	001-6100-61430	ANNUAL CONTRACT	08/27/2013	115.50
EMPLOYEE & FAMILY RESOUR	001-6150-61430	ANNUAL CONTRACT	08/27/2013	16.50
EMPLOYEE & FAMILY RESOUR	001-6200-61430	ANNUAL CONTRACT	08/27/2013	99.00
EMPLOYEE & FAMILY RESOUR	001-6210-61430	ANNUAL CONTRACT	08/27/2013	16.50
EMPLOYEE & FAMILY RESOUR	001-6250-61430	ANNUAL CONTRACT	08/27/2013	16.50
IaPELRA	001-6250-62300	ANNUAL CONFERENCE - IAPEL	08/26/2013	75.00
INDIANOLA CONCERT ASSOCI	001-5100-64130	COMMUNITY BETTERMENT CO	08/22/2013	300.00
INDOFF INCORPORATED	001-1700-65060	ROLODEX, CARDS, LABELS, PE	08/16/2013	42.61
INFOMAX OFFICE SYSTEMS IN	001-1700-64990	COPIER/PRINTER LEASE CHAR	08/22/2013	167.31
INFOMAX OFFICE SYSTEMS IN	001-6200-64990	PRINTER CONTRACT	08/22/2013	155.00
INTEGRIVault	001-6500-64990	OFFSITE BACKUP	08/09/2013	250.00
IOWA WORKFORCE DEVELOP	001-2900-61700	UMEMPLOYMENT QUARTERLY	07/15/2013	76.00
KEEP INDIANOLA BEAUTIFUL C	001-5100-64132	FY13/14 CONTRIBUTION	08/23/2013	6,000.00
KOSMAN, MISTI L.	001-6500-64090	2ND HALF OF AUGUST	08/27/2013	2,166.67
MC COY HARDWARE INC	001-6500-63100	HARDWARE FOR FLAG POLE	05/26/2013	29.68
MID AMERICAN ENERGY CO.	001-6500-63710	74080-22010 UTILITIES	08/16/2013	52.23
MID AMERICAN ENERGY CO.	001-6500-63710	05931-25003 N HWY 65/69 ENT	08/19/2013	18.34
MID AMERICAN ENERGY CO.	001-2300-63710	26321-30003 ST LIGHTING	08/19/2013	159.85
O'KEEFE ELEVATOR CO.	001-6500-63100	SERVICE CALL	08/22/2013	404.83
O'KEEFE ELEVATOR CO.	001-6500-63100	MAINTENANCE	08/27/2013	282.98
QUICK LANE	001-1700-65050	OIL CHANGE COMM DEV TRUC	08/13/2013	37.16
RECORD-HERALD & INDIANOL	001-6500-64020	CC MIN-6	07/31/2013	401.48
RECORD-HERALD & INDIANOL	001-6500-64020	ORD 1522	07/31/2013	41.52
RECORD-HERALD & INDIANOL	001-6500-64020	FY 12/13 SALARIES	07/31/2013	167.51
RECORD-HERALD & INDIANOL	001-6500-64020	SPECIAL ELECTION NOTICE	07/31/2013	42.15
RECORD-HERALD & INDIANOL	001-6500-64020	CC MIN-7	07/31/2013	273.82
RECORD-HERALD & INDIANOL	001-6500-64020	ORD 1523	07/31/2013	59.59
RECORD-HERALD & INDIANOL	001-6500-64020	ORD	07/31/2013	59.59
RECORD-HERALD & INDIANOL	001-6500-64020	PH EASEMENT	07/31/2013	30.80
RECORD-HERALD & INDIANOL	001-6500-64020	CC MIN-7	07/31/2013	333.40
RECORD-HERALD & INDIANOL	001-6500-64020	CC MIN-7	07/31/2013	141.91
RIPPERGER, KURT	001-6210-62700	MILEAGE FOR MAY, JUNE, JAU	08/28/2013	303.98
ROOTER MAN	001-6500-66990	ST RESTORATION REFUND - 31	08/19/2013	84.00
ROTARY CLUB OF INDIANOLA	001-6150-62100	MEMBERSHIP	08/16/2013	125.00
SHULL, DOUG	001-6500-64990	TREASURER CONTRACT	08/22/2013	83.33
U.S. BANK	001-1700-65990	ID CARD PRINTER	08/06/2013	148.18
U.S. BANK	001-6200-65990	ID CARD PRINTER	08/06/2013	148.20
U.S. BANK	001-6150-62300	ICMA MTG LODGING	08/06/2013	196.16
U.S. BANK	001-6150-62300	DM PARTNERSHIP MEAL	08/06/2013	15.00
U.S. BANK	001-6500-64140	PARKING PERMITS	08/06/2013	332.00
U.S. BANK	001-6210-67240	REMOTE DESKTOP APP.	08/06/2013	11.99
U.S. BANK	001-6200-65070	SUPPLIES	08/06/2013	7.99
U.S. BANK	001-6210-64990	MONTHLY DMX CHARGE PHON	08/06/2013	24.95
U.S. BANK	001-6200-64190	SERVER CABLES	08/06/2013	44.38
U.S. BANK	001-6210-64190	SERVER UPGRADE BATTERY B	08/06/2013	1,163.41
U.S. BANK	001-6150-67240	IPAD KEYBOARD	08/06/2013	99.00
U.S. BANK	001-6210-64141	ADOBE SOFTWARE SUBSCRIP	08/06/2013	29.99

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
U.S. BANK	001-6210-64141	ADOBE SOFTWARE SUBSCRIP	08/06/2013	49.99
U.S. BANK	001-6210-67250	BATTERY BACKUP REPLACEM	08/06/2013	78.10
U.S. BANK	001-6210-62300	SERVER DEPLOYMENT BOOKS	08/06/2013	139.46
UNUM LIFE INSURANCE CO OF	001-6150-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	39.60
UNUM LIFE INSURANCE CO OF	001-6210-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	22.80
UNUM LIFE INSURANCE CO OF	001-6200-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	225.38
UNUM LIFE INSURANCE CO OF	001-6250-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	92.87
UNUM LIFE INSURANCE CO OF	001-1700-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	72.01
WARREN COUNTY AUDITOR	001-6500-64134	AUG 6, 2013 SPECIAL ELECTIO	08/14/2013	6,569.28
WARREN COUNTY TREASURE	001-6500-65990	PROPERTY TAXES	08/19/2013	43.00
WARREN COUNTY TREASURE	001-6500-65990	PROPERTY TAXES	08/19/2013	168.00
WARREN COUNTY TREASURE	001-6500-65990	PROPERTY TAXES	08/19/2013	820.00
Total GENERAL FUND:				33,772.07
POLICE FUND				
CANOESPORT AMERICAN INC	011-1100-63410	REPAIR BICYCLES	08/15/2013	399.57
CANOESPORT AMERICAN INC	011-1100-63410	BICYCLE LIGHTS	08/16/2013	99.98
COMMUNITY BANK	011-1100-64140	PRINTING/COPIES	07/31/2013	129.00
ED ROEHR SAFETY PRODUCT	011-1100-63410	EQUIPMENT	08/12/2013	168.00
EMPLOYEE & FAMILY RESOUR	011-1100-61430	ANNUAL CONTRACT	08/27/2013	363.00
HAWKINS, ROB	011-1100-61440	WELLNESS APRIL 2013 - AUG 2	08/13/2013	125.00
JESS' LOCK AND KEY	011-1100-67260	KEY MADE	08/09/2013	50.45
KIYA KODA HUMANE SOCIETY	011-1100-64137	HUMANE SOCIETY CONTRACT	08/22/2013	2,412.74
MC COY HARDWARE INC	011-1100-63100	SUPPLIES/MAINT BLDG	08/23/2013	12.25
MC COY HARDWARE INC	011-1100-63100	SUPPLIES/MAINT BLDG	08/23/2013	5.92
MID AMERICAN ENERGY CO.	011-1100-67260	FUEL/HEAT BUILDING	08/20/2013	16.70
QUILL CORPORATION	011-1100-65060	OFFICE SUPPLIES	08/12/2013	304.96
QUILL CORPORATION	011-1100-65060	OFFICE SUPPLIES	08/13/2013	40.87
U.S. BANK	011-1100-65990	ID CARD PRINTER	08/06/2013	148.18
U.S. BANK	011-1100-65060	OFFICE SUPPLIES	08/06/2013	52.95
U.S. BANK	011-1100-65060	OFFICE SUPPLIES	08/06/2013	17.82
U.S. BANK	011-1100-65060	OFFICE SUPPLIES	08/06/2013	9.98
U.S. BANK	011-1100-65070	SECURITY CAMERA CABLES	08/06/2013	31.77
U.S. BANK	011-1100-65070	SECURITY CAMERA CABLING	08/06/2013	26.65
UNUM LIFE INSURANCE CO OF	011-1100-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	472.37
VERIZON WIRELESS	011-1100-63730	DATA	08/15/2013	283.31
WAGNER, MESHA	011-1100-62300	MEAL	08/21/2013	9.75
WAGNER, MESHA	011-1100-62300	MILEAGE	08/21/2013	128.26
Total POLICE FUND:				5,309.48
FIRE FUND				
AIRGAS USA LLC	015-1500-65070	OXYGEN	08/19/2013	51.95
AIRGAS USA LLC	015-1500-65070	RENTAL	07/31/2013	60.22
CARPENTER UNIFORM CO	015-1500-61810	UNIFORM	08/16/2013	31.98
CIRCLE B CASHWAY	015-1500-63100	REMODEL SUPPLIES	08/07/2013	54.65
ELECTRONIC ENGINEERING C	015-1500-63730	PAGER	08/25/2013	8.00
EMPLOYEE & FAMILY RESOUR	015-1500-61430	ANNUAL CONTRACT	08/27/2013	693.00
ILLOWA COMMUNICATIONS	015-1500-63415	REPAIR	08/16/2013	93.00
ILLOWA COMMUNICATIONS	015-1500-63415	REPAIR	08/16/2013	14.50
ILLOWA COMMUNICATIONS	015-1500-65070	SUPPLIES	08/09/2013	169.00
INDOFF INCORPORATED	015-1500-65060	OFFICE SUPPLIES	08/19/2013	403.54
MC COY HARDWARE INC	015-1500-65076	SHOP	08/14/2013	53.75
MC COY HARDWARE INC	015-1500-63100	BUILDING SUPPLIES	08/18/2013	1.79
MC COY HARDWARE INC	015-1500-65076	SHOP	08/19/2013	25.14
MC COY HARDWARE INC	015-1500-63100	BUILDING SUPPLIES	08/19/2013	4.04
MC COY HARDWARE INC	015-1500-63100	BUILDING SUPPLIES	08/20/2013	2.84

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
MC COY HARDWARE INC	015-1500-63100	BUILDING SUPPLIES	08/23/2013	13.10
MC COY HARDWARE INC	015-1500-63100	BUILDING SUPPLIES	08/26/2013	9.61
MENARDS	015-1500-63100	SUPPLIES (REMODEL)	07/26/2013	52.54
MID AMERICAN ENERGY CO.	015-1500-63710	UTILITIES	08/20/2013	17.92
MID AMERICAN ENERGY CO.	015-1500-63710	UTILITIES	08/20/2013	11.22
O'REILLY AUTO PARTS	015-1500-65076	SHOP	08/12/2013	12.16
O'REILLY AUTO PARTS	015-1500-65051	334 PARTS	08/13/2013	19.68
O'REILLY AUTO PARTS	015-1500-65051	337 PARTS	08/20/2013	5.29
SAFELITE AUTO GLASS	015-1500-65051	UNIT 337 WINDOW	08/15/2013	103.99
U.S. BANK	015-1500-65990	ID CARD PRINTER	08/06/2013	148.18
U.S. BANK	015-1500-65070	REPLACEMENT BATTERY BAC	08/06/2013	17.15
UNUM LIFE INSURANCE CO OF	015-1500-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	59.32
VANDERPOOL PLUMBING	015-1500-63100	FLEX HVAC PIPE (REMODEL)	08/21/2013	33.00
WAL-MART STORES INC.	015-1500-63100	BUILDING SUPPLIES	08/12/2013	6.79
WAL-MART STORES INC.	015-1500-63100	BUILDING SUPPLIES	08/15/2013	19.97
WARREN CO FIRE ASSOC.	015-1500-62300	6 FOR ACADEMY	08/12/2013	790.37
WATTERS AUTOLAND	015-1500-65051	PARTS 330	08/16/2013	40.98

Total FIRE FUND:

3,028.67

AMBULANCE FUND

BOB'S CUSTOM TROPHIES	016-1600-65060	BRACKET	07/29/2013	15.00
BOUND TREE MEDICAL LLC	016-1600-65070	MED SUPPLIES	08/20/2013	1,459.20
EMPLOYEE & FAMILY RESOUR	016-1600-61430	ANNUAL CONTRACT	08/27/2013	148.50
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	05/17/2013	49.90
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	05/20/2013	19.20
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	05/20/2013	41.50
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	05/21/2013	52.65
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	05/22/2013	22.20
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	05/31/2013	310.00
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	05/30/2013	31.30
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	06/28/2013	88.30
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	07/03/2013	6.00
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	07/12/2013	88.30
EMS PROFESSIONALS INC	016-1600-65070	MED SUPPLIES	07/17/2013	90.00
PHILIPS MEDICAL CAPITAL	016-1600-67245	MONITOR LEASE	08/10/2013	731.18
QUILL CORPORATION	016-1600-65060	OFFICE SUPPLIES	08/08/2013	212.98
UNUM LIFE INSURANCE CO OF	016-1600-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	251.54

Total AMBULANCE FUND:

3,617.75

LIBRARY FUND

EMPLOYEE & FAMILY RESOUR	041-4100-61430	ANNUAL CONTRACT	08/27/2013	132.00
U.S. BANK	041-4100-65020	AMAZON - 1 BOOK	08/06/2013	18.79
U.S. BANK	041-4100-65079	AMAZON - FACE PAINT	08/06/2013	21.22
U.S. BANK	041-4100-65020	AMAZON - 1 BOOK	08/06/2013	13.30
U.S. BANK	041-4100-65022	AMAZON - 1 DVD	08/06/2013	14.99
U.S. BANK	041-4100-65990	ID CARD PRINTER	08/06/2013	148.18
UNUM LIFE INSURANCE CO OF	041-4100-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	95.68
WARREN COUNTY TREASURE	041-4150-65990	PROPERTY TAXES - LIBRARY	08/19/2013	1,057.00
WOOSLEY LANDSCAPING & M	041-4100-64990	CONTRACT MOWING - LIBRAR	08/25/2013	135.00

Total LIBRARY FUND:

1,636.16

PARK & RECREATION FUND

CATRENICH, CHRIS	042-4420-66990	REFUND - CLASS CANCELLED	08/20/2013	62.00
CENTRAL IA HOSPITAL CORP.	042-4300-64121	HEARING TESTS - PARKS	08/09/2013	88.80
CNM OUTDOOR EQUIPMENT	042-4300-65051	TRIMMER STRING	08/07/2013	14.95

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
CNM OUTDOOR EQUIPMENT	042-4340-65072	BAR OIL	08/14/2013	12.95
CONTINENTAL RESEARCH CR	042-4300-65071	ACTION	08/21/2013	210.99
CR SERVICES	042-4405-64090	BLDG CLEANING	08/16/2013	2,420.00
CR SERVICES	042-4405-65070	TOWELS, DEODERIZER	08/20/2013	50.09
DLH GRAFX	042-4455-61810	SOCCER T-SHIRTS	08/12/2013	1,077.25
DLH GRAFX	042-4400-61810	LOGO EMBROIDERY	08/22/2013	7.00
DOWNEY TIRE SERVICE	042-4300-65050	CONCRETE BUGGY TIRES	08/20/2013	163.96
EMPLOYEE & FAMILY RESOUR	042-4200-61430	ANNUAL CONTRACT	08/27/2013	66.00
EMPLOYEE & FAMILY RESOUR	042-4300-61430	ANNUAL CONTRACT	08/27/2013	66.00
EMPLOYEE & FAMILY RESOUR	042-4400-61430	ANNUAL CONTRACT	08/27/2013	66.00
HOME DEPOT CREDIT SERVIC	042-4355-65070	TAX CREDIT FOR RR LIGHTS P	05/02/2013	8.40-
HOME DEPOT CREDIT SERVIC	042-4370-65070	TAX CREDIT FOR SHOP LIGHT	06/02/2013	6.60-
IOWA HEARTLAND RC & D	042-4200-64990	GRANT WRITING FEE	08/15/2013	500.00
IOWA P.R.A.	042-4300-62300	FALL CONF. REG. - MIKE BOWL	08/19/2013	145.00
IOWA P.R.A.	042-4200-62100	IPRA MEMBERSHIP FEES	08/27/2013	365.00
IOWA P.R.A.	042-4400-62100	IPRA MEMBERSHIP FEES	08/27/2013	140.00
IOWA P.R.A.	042-4300-62100	IPRA MEMBERSHIP FEES	08/27/2013	70.00
IOWA PRISON INDUSTRIES	042-4300-65090	STOP SIGNS - TRAIL	08/14/2013	99.50
JOHNSON, CINDY	042-4499-66990	REFUND - P/REC FEE	08/14/2013	80.00
KING, SHARON	042-4420-66990	REFUND - P/REC FEES	08/20/2013	87.00
MC COY HARDWARE INC	042-4300-65071	METAL	08/19/2013	8.82
MC COY HARDWARE INC	042-4445-65072	WEED KILLER	08/19/2013	61.18
MC COY HARDWARE INC	042-4300-65071	PADLOCKS	08/21/2013	140.18
MC COY HARDWARE INC	042-4300-65071	BOLTS	08/21/2013	.44
MC COY HARDWARE INC	042-4300-65071	LIGHT BULBS	08/12/2013	2.24
MID AMERICAN ENERGY CO.	042-4370-63710	FUEL HEAT	08/20/2013	31.95
MID AMERICAN ENERGY CO.	042-4405-63710	NATURAL GAS	08/20/2013	18.53
NORWALK READY-MIXED CON	042-4360-65070	CONCRETE	08/20/2013	127.50
OAKLEY, STACY	042-4440-66990	REFUND - P/REC FEES	08/23/2013	20.75
PETTY CASH-RECREATION	042-4200-65080	MAILING	08/22/2013	3.36
PETTY CASH-SENIOR CITIZEN	042-4415-64990	STATE FAIR PARKING	08/14/2013	10.00
SOUTHERN ALUMINUM	042-4405-65070	FOLDING TABLES	04/29/2013	800.00
SOUTHERN ALUMINUM	042-4200-67210	FOLDING TABLES	04/29/2013	546.00
SWANK MOTION PICTURES IN	042-4460-64990	OUTDOOR MOVIE LICENSE - RI	08/05/2013	321.00
SWANK MOTION PICTURES IN	042-4460-64990	OUTDOOR MOVIE - HOTEL TRA	08/19/2013	321.00
THEISEN'S	042-4300-65070	HAMMER SLEDGE	08/21/2013	19.48
THEISEN'S	042-4300-65071	P.W. O-RINGS	08/21/2013	4.99
U.S. BANK	042-4460-65070	MUSIC FOR OUTDOOR MOVIE	08/06/2013	1.29
U.S. BANK	042-4440-64020	FB BANNER	08/06/2013	50.90
U.S. BANK	042-4475-64020	VB BANNER	08/06/2013	50.90
U.S. BANK	042-4480-64020	BB BANNER	08/06/2013	50.90
U.S. BANK	042-4480-64020	BB BANNER	08/06/2013	50.88
U.S. BANK	042-4465-65070	ZONE WRISTBANDS	08/06/2013	80.65
U.S. BANK	042-4200-65990	ANNUAL SURVEY SERVICE FE	08/06/2013	204.00
U.S. BANK	042-4400-61810	SHIRT	08/06/2013	17.98
U.S. BANK	042-4200-65990	ID CARD PRINTER	08/06/2013	148.18
U.S. BANK	042-4400-65990	ID CARD PRINTER	08/06/2013	148.18
U.S. BANK	042-4300-64140	ENVELOPES	08/06/2013	31.79
U.S. BANK	042-4200-64190	ADOBE SOFTWARE SUBSCRIP	08/06/2013	29.99
UNUM LIFE INSURANCE CO OF	042-4300-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	156.81
UNUM LIFE INSURANCE CO OF	042-4400-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	38.23
UNUM LIFE INSURANCE CO OF	042-4200-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	126.83
WAL-MART STORES INC.	042-4300-65071	B.B. NETS (5)	08/20/2013	19.85
WAL-MART STORES INC.	042-4445-65070	SOFTBALL CONCESSIONS	08/16/2013	30.77
WAL-MART STORES INC.	042-4490-65070	EVENT SNACKS & SUPPLIES	08/14/2013	176.77
WAL-MART STORES INC.	042-4405-65070	SCOTCH TAPE	08/22/2013	13.84
WAL-MART STORES INC.	042-4415-65070	CD PLAYER - SENIORS	08/20/2013	133.83
WIEGERT DISPOSAL CO.	042-4330-64090	DUMPSTER - DOWNEY	08/27/2013	10.00

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
WIEGERT DISPOSAL CO.	042-4350-64090	DUMPSTER - MCCORD	08/27/2013	25.00
WIEGERT DISPOSAL CO.	042-4355-64090	DUMPSTER - MEMORIAL	08/27/2013	25.00
WIEGERT DISPOSAL CO.	042-4360-64090	DUMPSTER - MOATS	08/27/2013	35.00
WIEGERT DISPOSAL CO.	042-4370-64090	DUMPSTER - SHOP	08/27/2013	35.00
WIEGERT DISPOSAL CO.	042-4375-64090	DUMPSTER - PICKARD	08/27/2013	45.00
WIEGERT DISPOSAL CO.	042-4445-64990	DUMPSTER - I.S.A.	08/27/2013	85.00
WIEGERT DISPOSAL CO.	042-4455-64990	DUMPSTER - SOCCER	08/27/2013	40.00
WIEGERT DISPOSAL CO.	042-4495-64990	DUMPSTER - SOFTBALL	08/27/2013	40.00
WOOSLEY LANDSCAPING & M	042-4305-64990	CONTRACT MOWING - ACTIVIT	08/25/2013	180.00
WOOSLEY LANDSCAPING & M	042-4310-64990	CONTRACT MOWING - BARKER	08/25/2013	90.00
WOOSLEY LANDSCAPING & M	042-4315-64990	CONTRACT MOWING - MCVAY	08/25/2013	270.00
WOOSLEY LANDSCAPING & M	042-4325-64990	CONTRACT MOWING - DAYTON	08/25/2013	90.00
WOOSLEY LANDSCAPING & M	042-4330-64990	CONTRACT MOWING - DOWNE	08/25/2013	180.00
WOOSLEY LANDSCAPING & M	042-4335-64990	CONTRACT MOWING - EASTON	08/25/2013	210.00
WOOSLEY LANDSCAPING & M	042-4350-64990	CONTRACT MOWING - MC COR	08/25/2013	390.00
WOOSLEY LANDSCAPING & M	042-4360-64990	CONTRACT MOWING - MOATS	08/25/2013	270.00
WOOSLEY LANDSCAPING & M	042-4365-64990	CONTRACT MOWING -O.C. PRO	08/25/2013	225.00
WOOSLEY LANDSCAPING & M	042-4375-64990	CONTRACT MOWING - PICKAR	08/25/2013	1,170.00
WOOSLEY LANDSCAPING & M	042-4380-64990	CONTRACT MOWING - SESQUI	08/25/2013	105.00
WOOSLEY LANDSCAPING & M	042-4395-64990	CONTRACT MOWING - WILLOW	08/25/2013	75.00
WOOSLEY LANDSCAPING & M	042-4355-64990	CONTRACT MOWING - MEMORI	08/25/2013	360.00
Total PARK & RECREATION FUND:				13,732.48
POOL (MEMORIAL) FUND				
ACCO UNLIMITED CORP.	045-4500-65010	CHEMICALS	07/30/2013	661.80
ACCO UNLIMITED CORP.	045-4500-65011	CHLORINE	08/06/2013	634.60
ACCO UNLIMITED CORP.	045-4500-65010	CHEMICALS	08/06/2013	246.30
ACCO UNLIMITED CORP.	045-4500-65011	CHLORINE	08/13/2013	732.00
ACCO UNLIMITED CORP.	045-4500-65010	CHEMICALS	08/13/2013	184.00
A-E FARMS INC.	045-4510-65070	ICE CREAM	07/30/2013	151.08
A-E FARMS INC.	045-4510-65070	ICE CREAM	08/06/2013	74.88
AGSOURCE LABORATORIES	045-4500-64200	VMAC WATER TESTING	07/31/2013	46.00
ATLANTIC BOTTLING CO.	045-4510-65070	VMAC SB SODA	07/05/2013	231.52
BERLIN, MEGAN	045-4510-65070	PIZZA FOR VMAC	07/28/2013	56.55
BERLIN, MEGAN	045-4510-65070	SB CLEAR CUPS FOR SHARK	08/05/2013	3.70
BICKHAM, BRYCE	045-4500-61810	GUARD SUIT REIMBURSEMENT	07/29/2013	15.00
BICKHAM, HEATHER	045-4500-61810	GUARD SUIT REIMBURSEMENT	07/29/2013	26.98
CR SERVICES	045-4500-65070	VMAC TOILET PAPER	08/06/2013	46.79
FAREWAY STORE	045-4510-65070	SB HOT DOGS	08/01/2013	5.06
KRPAN, TYLER	045-4500-61810	GUARD SUIT REIMBURSEMENT	04/30/2013	15.00
MC COY HARDWARE INC	045-4500-65070	REPAIR METAL	08/14/2013	8.35
MC COY HARDWARE INC	045-4500-65070	DUST MASKS	08/21/2013	6.29
MC COY HARDWARE INC	045-4500-65072	MAINTENANCE	07/15/2013	8.38
MC COY HARDWARE INC	045-4500-65070	FLASHLIGHT	08/08/2013	16.19
MID AMERICAN ENERGY CO.	045-4500-63710	VMAC ENERGY UTILITIES	08/16/2013	1,961.74
MILLER ELECTRIC SERVICES	045-4500-63100	SERVICE CALL FOR PUMP RO	08/08/2013	82.00
WAL-MART STORES INC.	045-4510-65070	SB PLASTIC TOTES	08/12/2013	17.94
WAL-MART STORES INC.	045-4500-65070	CO DETECTOR, BLEACH	08/12/2013	30.89
WAL-MART STORES INC.	045-4510-65070	VMAC SB POPCORN	08/11/2013	6.94
WAL-MART STORES INC.	045-4510-65070	VMAC SB POPCORN	08/05/2013	8.05
WAL-MART STORES INC.	045-4500-65070	FIRST AID SUPPLIES	08/05/2013	11.65
WIEGERT DISPOSAL CO.	045-4500-64990	DUMPSTER - ACTIVITY CENTE	08/27/2013	25.00
WIEGERT DISPOSAL CO.	045-4500-64990	DUMPSTER - MAC	08/27/2013	35.00
WOOSLEY LANDSCAPING & M	045-4500-64990	CONTRACT MOWING - MAC	08/25/2013	285.00
Total POOL (MEMORIAL) FUND:				5,634.68

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
ROAD USE TAX FUND				
AGRILAND FS INC	110-2100-65073	EROSION CTRL BLANKET, GRA	08/20/2013	169.80
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	850.00
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	505.00
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	595.00
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	850.00
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	787.50
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	1,010.00
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	1,111.00
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	850.00
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	454.50
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	580.75
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	552.50
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	573.75
AMERICAN CONCRETE PRODU	110-2100-65073	CONCRETE	08/10/2013	382.50
BARKER IMPLEMENT	110-2100-63320	HYD HOSE/FITTINGS	08/21/2013	118.77
BONNIE'S BARRICADES	110-2100-64151	BARRICADE RENTALS	08/15/2013	126.00
CENTRAL IA HOSPITAL CORP.	110-2100-64121	HEARING TEST (STREET)	08/09/2013	124.32
EMPLOYEE & FAMILY RESOUR	110-2100-61430	ANNUAL CONTRACT	08/27/2013	115.50
GREIF, STEVE	110-2100-61440	WELLNESS SEPT 2013	08/24/2013	25.00
LOGAN CONTRACTORS SUPPL	110-2100-65072	REPAIRED AIR HOSE	08/07/2013	36.29
MID AMERICAN ENERGY CO.	110-2100-63710	HWY 92 W FLASHING LIGHT	08/13/2013	9.16
MID AMERICAN ENERGY CO.	110-2100-63710	FUEL HEAT	08/20/2013	11.83
O'REILLY AUTO PARTS	110-2100-65076	GEAR LUBE	08/22/2013	61.99
U.S. BANK	110-2100-65990	ID CARD PRINTER	08/06/2013	148.18
UNUM LIFE INSURANCE CO OF	110-2100-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	207.91
Total ROAD USE TAX FUND:				10,257.25
TIF--DOWNTOWN FUND				
PRICE, JENNIFER A.	125-5200-65070	TAN PROJECT T00-633	08/14/2013	642.00
Total TIF--DOWNTOWN FUND:				642.00
LIBRARY SPECIAL REVENUE FUND				
U.S. BANK	141-4100-65023	AMAZON - 5 BOOKS	08/06/2013	44.95
Total LIBRARY SPECIAL REVENUE FUND:				44.95
PARK & REC SPECIAL REV FUND				
BOOZELL CONSTRUCTION INC	142-4680-67245	SOCCER COMPLEX FENCE	08/16/2013	4,000.00
CIVIL DESIGN ADVANTAGE LLC	142-4680-64990	SOFTBALL COMPLEX PLAN	08/12/2013	750.00
FRIDLEY THEATRES	142-4610-65991	CONSIGNMENT MOVIE TICKET	08/20/2013	1,110.00
GARDENMARKERS.COM	142-4635-65070	PLANT MARKERS	07/31/2013	1,896.59
GREEN ACRES GARDEN CENT	142-4635-65070	COMPOST	08/12/2013	120.00
GREEN ACRES GARDEN CENT	142-4635-65070	COMPOST	08/12/2013	120.00
PETTY CASH-RECREATION	142-4615-65992	KEY CARD - CROUSE	08/13/2013	21.50
PETTY CASH-RECREATION	142-4615-65992	KEY CARD - SANCHEZ	08/13/2013	19.50
PETTY CASH-RECREATION	142-4615-65992	KEY CARD - KINGKADE	08/19/2013	10.50
PETTY CASH-RECREATION	142-4615-65992	KEY CARD - PRESTON	08/21/2013	20.00
PETTY CASH-RECREATION	142-4615-65992	KEY CARD - JOHNSON	08/22/2013	49.50
PETTY CASH-RECREATION	142-4615-65992	KEY CARD - MUNDY	08/23/2013	13.00
Total PARK & REC SPECIAL REV FUND:				8,130.59
VEHICLE RESERVE FUND				
NOBLE FORD-MERCURY	190-9300-67100	2014 FORD PICKUP	08/20/2013	22,942.00

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
Total VEHICLE RESERVE FUND:				22,942.00
CAPITAL PROJECTS FUND				
BALL TEAM LLC	301-8000-64990	DRAW #19	08/01/2013	5,943.21
DAKTRONICS INC	301-8000-67000	SIGN - SHIPPING/FREIGHT	08/20/2013	7,817.00
DAKTRONICS INC	301-8000-67000	SCORE BOARD	08/23/2013	83,272.00
ENVIROTRAXX LLC	301-8000-64990	YMCA SOIL TESTING	08/15/2013	300.00
LARSON & LARSON CONSTRU	301-8000-67000	PAY APP #15	08/22/2013	266,085.86
SVPA ARCHITECTS INC	301-8000-64990	YMCA - PROFESSIONAL SERVI	08/12/2013	7,043.04
Total CAPITAL PROJECTS FUND:				370,461.11
STREET CAPITAL PROJECTS FUND				
SNYDER & ASSOCIATES INC	321-2100-67714	2011 STREET IMPROVEMENT P	08/22/2013	4,903.34
STERNQUIST CONST. INC.	321-2101-67714	STREET PROJECT PAY EST 9	08/19/2013	110,167.38
Total STREET CAPITAL PROJECTS FUND:				115,070.72
CP--COMM RE-DEV (D & D) FUND				
WARREN COUNTY TREASURE	353-5200-67902	PROPERTY TAXES - 204 N JEF	08/19/2013	392.00
WARREN COUNTY TREASURE	353-5200-67902	PROPERTY TAXES - 506 W 2ND	08/19/2013	45.00
WARREN COUNTY TREASURE	353-5200-67902	PROPERTY TAXES	08/19/2013	1.00
WARREN COUNTY TREASURE	353-5200-67902	PROPERTY TAXES	08/19/2013	15.00
WARREN COUNTY TREASURE	353-5200-67902	PROPERTY TAXES - 400 E EUC	08/19/2013	27.00
WARREN COUNTY TREASURE	353-5200-67902	PROPERTY TAXES - 401 E EUC	08/19/2013	742.00
Total CP--COMM RE-DEV (D & D) FUND:				1,222.00
SEWER FUND				
CASUAL RAGS	610-8300-61810	T-SHIRTS	08/20/2013	293.82
CENTRAL IA HOSPITAL CORP.	610-8300-64121	HEARING TESTS - WASTE WAT	08/09/2013	124.32
DOWNEY TIRE SERVICE	610-8300-63320	TRACTOR TIRE	08/14/2013	20.71
EMPLOYEE & FAMILY RESOUR	610-8300-61430	ANNUAL CONTRACT	08/27/2013	132.00
FISHER SCIENTIFIC	610-8350-67245	AMMONIA PROBE	08/09/2013	582.86
FULL SOURCE LLC	610-8325-65070	MARKING PAINT	08/21/2013	182.95
HD SUPPLY WATERWORKS	610-8325-65072	MH FRAMES/RINGS/PATCHES,	08/08/2013	3,908.86
HD SUPPLY WATERWORKS	610-8325-65072	RISERS	08/14/2013	234.50
JETCO INC	610-8325-63410	SOUTH PLANT FLOAT BACKUP	08/12/2013	113.20
LOU'S GLOVES INC	610-8350-65012	GLOVES	08/22/2013	228.00
MC COY HARDWARE INC	610-8350-65072	PARTS FOR WATER FTN	08/19/2013	39.55
MC COY HARDWARE INC	610-8350-65072	MISC HARDWARE	08/26/2013	9.20
MID AMERICAN ENERGY CO.	610-8325-63710	07741-18004 65/69 LIFT	08/13/2013	29.59
MID AMERICAN ENERGY CO.	610-8325-63710	208701-24006 QUAIL MDWS LIF	08/20/2013	45.39
MID AMERICAN ENERGY CO.	610-8325-63710	09750-87035 WESLEY LIFT	08/13/2013	20.76
MORSE EQUIPMENT COMPANY	610-8350-63410	M-4159	08/21/2013	541.00
MORSE EQUIPMENT COMPANY	610-8350-63410	BEARING/RING KIT-BLOWER #3	08/21/2013	1,324.43
MUNICIPAL PIPE TOOL CO.	610-8325-63410	PUSHCAM PARTS/REPAIR	08/17/2013	1,739.05
T.R.M. DISPOSAL LLC	610-8350-64990	TRASH - NORTH PLANT	08/26/2013	96.00
T.R.M. DISPOSAL LLC	610-8325-64990	TRASH - SOUTH PLANT	08/26/2013	49.00
U.S. BANK	610-8300-65990	ID CARD PRINTER	08/06/2013	148.18
U.S. BANK	610-8300-67240	REPLACEMENT BATTERY BAC	08/06/2013	17.15
U.S. CELLULAR	610-8300-63730	CELL PHONE - 1	08/10/2013	39.05
UNUM LIFE INSURANCE CO OF	610-8300-61550	LIFE, AD&D AND LTD INSURAN	08/27/2013	149.70
WAL-MART STORES INC.	610-8350-65012	DIST WATER/BLEACH/DET	08/14/2013	22.46
WAL-MART STORES INC.	610-8325-65072	PAINT BRUSHES	08/14/2013	8.82
WARREN COUNTY OIL	610-8350-65049	PROPANE	08/21/2013	1,725.27
WOOSLEY LANDSCAPING & M	610-8350-64990	MOWING - PLANT	08/12/2013	800.00

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
WOOSLEY LANDSCAPING & M	610-8325-64990	MOWING - LIFTS	08/12/2013	295.00
Total SEWER FUND:				12,920.82
RECYCLING FUND				
WASTE MANAGEMENT OF IOW	670-8400-64700	494-0152818-0516-6 RECYCLIN	08/22/2013	12,504.50
Total RECYCLING FUND:				12,504.50
SEWER CAPITAL PROJECTS FUND				
VEENSTRA & KIMM	710-8300-67502	I & I PHASE 4	08/27/2013	3,530.00
VEENSTRA & KIMM	710-8300-67502	I & I PHASE 4 RES REVIEW	08/27/2013	1,698.84
Total SEWER CAPITAL PROJECTS FUND:				5,228.84
HEALTH INSURANCE FUND				
GALLAGHER BENEFIT SERVIC	820-9300-64990	CONSULTING FEE - HEALTH IN	08/15/2013	681.82
HUNERDOSSE, ROX ANNE	820-9300-66990	WELLNESS SEPT 2013	08/24/2013	25.00
Total HEALTH INSURANCE FUND:				706.82
HRA FUND				
SEASE, JENNIFER	830-6500-61525	DENTAL EXPENSE	08/15/2013	1,775.00
Total HRA FUND:				1,775.00
Grand Totals:				628,637.89

City Council: _____

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
ACCO UNLIMITED CORP.				
ACCO UNLIMITED CORP.	CHEMICALS	07/30/2013	661.80	POOL (MEMORIAL)
ACCO UNLIMITED CORP.	CHLORINE	08/06/2013	634.60	POOL (MEMORIAL)
ACCO UNLIMITED CORP.	CHEMICALS	08/06/2013	246.30	POOL (MEMORIAL)
ACCO UNLIMITED CORP.	CHLORINE	08/13/2013	732.00	POOL (MEMORIAL)
ACCO UNLIMITED CORP.	CHEMICALS	08/13/2013	184.00	POOL (MEMORIAL)
Total ACCO UNLIMITED CORP.:			2,458.70	
A-E FARMS INC.				
A-E FARMS INC.	ICE CREAM	07/30/2013	151.08	POOL (MEMORIAL)
A-E FARMS INC.	ICE CREAM	08/06/2013	74.88	POOL (MEMORIAL)
Total A-E FARMS INC.:			225.96	
AGRILAND FS INC				
AGRILAND FS INC	EROSION CTRL BLANKET, GRASS SEED	08/20/2013	169.80	ROAD USE TAX FU
Total AGRILAND FS INC:			169.80	
AGSOURCE LABORATORIES				
AGSOURCE LABORATORIES	VMAC WATER TESTING	07/31/2013	46.00	POOL (MEMORIAL)
Total AGSOURCE LABORATORIES:			46.00	
AHLERS & COONEY P.C.				
AHLERS & COONEY P.C.	PERSONNEL	08/22/2013	100.00	GENERAL FUND
Total AHLERS & COONEY P.C.:			100.00	
AIRGAS USA LLC				
AIRGAS USA LLC	OXYGEN	08/19/2013	51.95	FIRE FUND
AIRGAS USA LLC	RENTAL	07/31/2013	60.22	FIRE FUND
Total AIRGAS USA LLC:			112.17	
AMERICAN CONCRETE PRODUCT				
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	850.00	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	505.00	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	595.00	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	850.00	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	787.50	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	1,010.00	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	1,111.00	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	850.00	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	454.50	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	580.75	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	552.50	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	573.75	ROAD USE TAX FU
AMERICAN CONCRETE PRODU	CONCRETE	08/10/2013	382.50	ROAD USE TAX FU
Total AMERICAN CONCRETE PRODUCT:			9,102.50	
AMERICAN SOCIETY OF COMPOSERS				
AMERICAN SOCIETY OF COMP	PERMIT 2013	08/20/2013	11.26	GENERAL FUND
Total AMERICAN SOCIETY OF COMPOSERS:			11.26	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
ATLANTIC BOTTLING CO.				
ATLANTIC BOTTLING CO.	VMAC SB SODA	07/05/2013	231.52	POOL (MEMORIAL)
Total ATLANTIC BOTTLING CO.:			231.52	
BALL TEAM LLC				
BALL TEAM LLC	DRAW #19	08/01/2013	5,943.21	CAPITAL PROJECT
Total BALL TEAM LLC:			5,943.21	
BARKER IMPLEMENT				
BARKER IMPLEMENT	HYD HOSE/FITTINGS	08/21/2013	118.77	ROAD USE TAX FU
Total BARKER IMPLEMENT:			118.77	
BERLIN, MEGAN				
BERLIN, MEGAN	PIZZA FOR VMAC	07/28/2013	56.55	POOL (MEMORIAL)
BERLIN, MEGAN	SB CLEAR CUPS FOR SHARK WEEK	08/05/2013	3.70	POOL (MEMORIAL)
Total BERLIN, MEGAN:			60.25	
BICKHAM, BRYCE				
BICKHAM, BRYCE	GUARD SUIT REIMBURSEMENT	07/29/2013	15.00	POOL (MEMORIAL)
Total BICKHAM, BRYCE:			15.00	
BICKHAM, HEATHER				
BICKHAM, HEATHER	GUARD SUIT REIMBURSEMENT	07/29/2013	26.98	POOL (MEMORIAL)
Total BICKHAM, HEATHER:			26.98	
BOB'S CUSTOM TROPHIES				
BOB'S CUSTOM TROPHIES	BRACKET	07/29/2013	15.00	AMBULANCE FUN
Total BOB'S CUSTOM TROPHIES:			15.00	
BONNIE'S BARRICADES				
BONNIE'S BARRICADES	BARRICADE RENTALS	08/15/2013	126.00	ROAD USE TAX FU
Total BONNIE'S BARRICADES:			126.00	
BOOZELL CONSTRUCTION INC				
BOOZELL CONSTRUCTION INC	SOCCER COMPLEX FENCE	08/16/2013	4,000.00	PARK & REC SPEC
Total BOOZELL CONSTRUCTION INC:			4,000.00	
BOUND TREE MEDICAL LLC				
BOUND TREE MEDICAL LLC	MED SUPPLIES	08/20/2013	1,459.20	AMBULANCE FUN
Total BOUND TREE MEDICAL LLC:			1,459.20	
BRICK GENTRY P.C.				
BRICK GENTRY P.C.	LEGAL SERVICES	08/25/2013	3,375.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	08/25/2013	1,110.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	08/25/2013	525.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	08/25/2013	45.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICES	08/25/2013	2,655.00	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total BRICK GENTRY P.C.:			7,710.00	
CANOESPORT AMERICAN INC				
CANOESPORT AMERICAN INC	REPAIR BICYCLES	08/15/2013	399.57	POLICE FUND
CANOESPORT AMERICAN INC	BICYCLE LIGHTS	08/16/2013	99.98	POLICE FUND
Total CANOESPORT AMERICAN INC:			499.55	
CARPENTER UNIFORM CO				
CARPENTER UNIFORM CO	UNIFORM	08/16/2013	31.98	FIRE FUND
Total CARPENTER UNIFORM CO:			31.98	
CASUAL RAGS				
CASUAL RAGS	T-SHIRTS	08/20/2013	293.82	SEWER FUND
Total CASUAL RAGS:			293.82	
CATRENICH, CHRIS				
CATRENICH, CHRIS	REFUND - CLASS CANCELLED	08/20/2013	62.00	PARK & RECREATI
Total CATRENICH, CHRIS:			62.00	
CENTRAL IA HOSPITAL CORP.				
CENTRAL IA HOSPITAL CORP.	HEARING TEST (STREET)	08/09/2013	124.32	ROAD USE TAX FU
CENTRAL IA HOSPITAL CORP.	HEARING TESTS - WASTE WATER	08/09/2013	124.32	SEWER FUND
CENTRAL IA HOSPITAL CORP.	HEARING TESTS - PARKS	08/09/2013	88.80	PARK & RECREATI
Total CENTRAL IA HOSPITAL CORP.:			337.44	
CIRCLE B CASHWAY				
CIRCLE B CASHWAY	REMODEL SUPPLIES	08/07/2013	54.65	FIRE FUND
Total CIRCLE B CASHWAY:			54.65	
CIVIL DESIGN ADVANTAGE LLC				
CIVIL DESIGN ADVANTAGE LLC	SOFTBALL COMPLEX PLAN	08/12/2013	750.00	PARK & REC SPEC
Total CIVIL DESIGN ADVANTAGE LLC:			750.00	
CNM OUTDOOR EQUIPMENT				
CNM OUTDOOR EQUIPMENT	TRIMMER STRING	08/07/2013	14.95	PARK & RECREATI
CNM OUTDOOR EQUIPMENT	BAR OIL	08/14/2013	12.95	PARK & RECREATI
Total CNM OUTDOOR EQUIPMENT:			27.90	
COMMUNITY BANK				
COMMUNITY BANK	PRINTING/COPIES	07/31/2013	129.00	POLICE FUND
Total COMMUNITY BANK:			129.00	
CONTINENTAL RESEARCH CRP				
CONTINENTAL RESEARCH CR	ACTION	08/21/2013	210.99	PARK & RECREATI
Total CONTINENTAL RESEARCH CRP:			210.99	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
CR SERVICES				
CR SERVICES	VMAC TOILET PAPER	08/06/2013	46.79	POOL (MEMORIAL)
CR SERVICES	BLDG CLEANING	08/16/2013	2,420.00	PARK & RECREATI
CR SERVICES	TOWELS, DEODERIZER	08/20/2013	50.09	PARK & RECREATI
Total CR SERVICES:			2,516.88	
DAKTRONICS INC				
DAKTRONICS INC	SIGN - SHIPPING/FREIGHT	08/20/2013	7,817.00	CAPITAL PROJECT
DAKTRONICS INC	SCORE BOARD	08/23/2013	83,272.00	CAPITAL PROJECT
Total DAKTRONICS INC:			91,089.00	
DES MOINES REGISTER MEDIA				
DES MOINES REGISTER MEDIA	SPECIAL ELECTION 2ND NOTICE	07/23/2013	47.15	GENERAL FUND
Total DES MOINES REGISTER MEDIA:			47.15	
DES MOINES WATER WORKS				
DES MOINES WATER WORKS	JULY BILLING	08/12/2013	2,682.68	GENERAL FUND
Total DES MOINES WATER WORKS:			2,682.68	
DLH GRAFX				
DLH GRAFX	SOCCER T-SHIRTS	08/12/2013	1,077.25	PARK & RECREATI
DLH GRAFX	LOGO EMBROIDERY	08/22/2013	7.00	PARK & RECREATI
Total DLH GRAFX:			1,084.25	
DOWNEY TIRE SERVICE				
DOWNEY TIRE SERVICE	TRACTOR TIRE	08/14/2013	20.71	SEWER FUND
DOWNEY TIRE SERVICE	CONCRETE BUGGY TIRES	08/20/2013	163.96	PARK & RECREATI
Total DOWNEY TIRE SERVICE:			184.67	
ED ROEHR SAFETY PRODUCTS				
ED ROEHR SAFETY PRODUCT	EQUIPMENT	08/12/2013	168.00	POLICE FUND
Total ED ROEHR SAFETY PRODUCTS:			168.00	
ELECTRONIC ENGINEERING CO				
ELECTRONIC ENGINEERING C	PAGER	08/25/2013	8.00	FIRE FUND
Total ELECTRONIC ENGINEERING CO:			8.00	
EMPLOYEE & FAMILY RESOURCES				
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	49.50	GENERAL FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	115.50	GENERAL FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	16.50	GENERAL FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	99.00	GENERAL FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	16.50	GENERAL FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	16.50	GENERAL FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	363.00	POLICE FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	693.00	FIRE FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	148.50	AMBULANCE FUN
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	132.00	LIBRARY FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	66.00	PARK & RECREATI
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	66.00	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	66.00	PARK & RECREATI
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	115.50	ROAD USE TAX FU
EMPLOYEE & FAMILY RESOUR	ANNUAL CONTRACT	08/27/2013	132.00	SEWER FUND
Total EMPLOYEE & FAMILY RESOURCES:			2,095.50	
EMS PROFESSIONALS INC				
EMS PROFESSIONALS INC	MED SUPPLIES	05/17/2013	49.90	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	05/20/2013	19.20	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	05/20/2013	41.50	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	05/21/2013	52.65	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	05/22/2013	22.20	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	05/31/2013	310.00	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	05/30/2013	31.30	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	06/28/2013	88.30	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	07/03/2013	6.00	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	07/12/2013	88.30	AMBULANCE FUN
EMS PROFESSIONALS INC	MED SUPPLIES	07/17/2013	90.00	AMBULANCE FUN
Total EMS PROFESSIONALS INC:			799.35	
ENVIROTRAXX LLC				
ENVIROTRAXX LLC	YMCA SOIL TESTING	08/15/2013	300.00	CAPITAL PROJECT
Total ENVIROTRAXX LLC:			300.00	
FAREWAY STORE				
FAREWAY STORE	SB HOT DOGS	08/01/2013	5.06	POOL (MEMORIAL)
Total FAREWAY STORE:			5.06	
FISHER SCIENTIFIC				
FISHER SCIENTIFIC	AMMONIA PROBE	08/09/2013	582.86	SEWER FUND
Total FISHER SCIENTIFIC:			582.86	
FRIDLEY THEATRES				
FRIDLEY THEATRES	CONSIGNMENT MOVIE TICKETS	08/20/2013	1,110.00	PARK & REC SPEC
Total FRIDLEY THEATRES:			1,110.00	
FULL SOURCE LLC				
FULL SOURCE LLC	MARKING PAINT	08/21/2013	182.95	SEWER FUND
Total FULL SOURCE LLC:			182.95	
GALLAGHER BENEFIT SERVICES				
GALLAGHER BENEFIT SERVIC	CONSULTING FEE - HEALTH INS	08/15/2013	681.82	HEALTH INSURAN
Total GALLAGHER BENEFIT SERVICES:			681.82	
GARDENMARKERS.COM				
GARDENMARKERS.COM	PLANT MARKERS	07/31/2013	1,896.59	PARK & REC SPEC
Total GARDENMARKERS.COM:			1,896.59	
GREEN ACRES GARDEN CENTER				
GREEN ACRES GARDEN CENT	COMPOST	08/12/2013	120.00	PARK & REC SPEC

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
GREEN ACRES GARDEN CENT	COMPOST	08/12/2013	120.00	PARK & REC SPEC
Total GREEN ACRES GARDEN CENTER:			240.00	
GREIF, STEVE				
GREIF, STEVE	WELLNESS SEPT 2013	08/24/2013	25.00	ROAD USE TAX FU
Total GREIF, STEVE:			25.00	
HAWKINS, ROB				
HAWKINS, ROB	WELLNESS APRIL 2013 - AUG 2013	08/13/2013	125.00	POLICE FUND
Total HAWKINS, ROB:			125.00	
HD SUPPLY WATERWORKS				
HD SUPPLY WATERWORKS	MH FRAMES/RINGS/PATCHES, ETC	08/08/2013	3,908.86	SEWER FUND
HD SUPPLY WATERWORKS	RISERS	08/14/2013	234.50	SEWER FUND
Total HD SUPPLY WATERWORKS:			4,143.36	
HOME DEPOT CREDIT SERVICES				
HOME DEPOT CREDIT SERVIC	TAX CREDIT FOR RR LIGHTS PURCHASED 4	05/02/2013	8.40-	PARK & RECREATI
HOME DEPOT CREDIT SERVIC	TAX CREDIT FOR SHOP LIGHTS PURCHASE	06/02/2013	6.60-	PARK & RECREATI
Total HOME DEPOT CREDIT SERVICES:			15.00-	
HUNERDOSSE, ROX ANNE				
HUNERDOSSE, ROX ANNE	WELLNESS SEPT 2013	08/24/2013	25.00	HEALTH INSURAN
Total HUNERDOSSE, ROX ANNE:			25.00	
IaPELRA				
IaPELRA	ANNUAL CONFERENCE - IAPELRA	08/26/2013	75.00	GENERAL FUND
Total IaPELRA:			75.00	
ILLOWA COMMUNICATIONS				
ILLOWA COMMUNICATIONS	REPAIR	08/16/2013	93.00	FIRE FUND
ILLOWA COMMUNICATIONS	REPAIR	08/16/2013	14.50	FIRE FUND
ILLOWA COMMUNICATIONS	SUPPLIES	08/09/2013	169.00	FIRE FUND
Total ILLOWA COMMUNICATIONS:			276.50	
INDIANOLA CONCERT ASSOCIATION				
INDIANOLA CONCERT ASSOCI	COMMUNITY BETTERMENT CONT.	08/22/2013	300.00	GENERAL FUND
Total INDIANOLA CONCERT ASSOCIATION:			300.00	
INDOFF INCORPORATED				
INDOFF INCORPORATED	ROLODEX, CARDS, LABELS, PENS	08/16/2013	42.61	GENERAL FUND
INDOFF INCORPORATED	OFFICE SUPPLIES	08/19/2013	403.54	FIRE FUND
Total INDOFF INCORPORATED:			446.15	
INFOMAX OFFICE SYSTEMS INC.				
INFOMAX OFFICE SYSTEMS IN	COPIER/PRINTER LEASE CHARGES	08/22/2013	167.31	GENERAL FUND
INFOMAX OFFICE SYSTEMS IN	PRINTER CONTRACT	08/22/2013	155.00	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total INFOMAX OFFICE SYSTEMS INC.:			322.31	
INTEGRIVAULT				
INTEGRIVAULT	OFFSITE BACKUP	08/09/2013	250.00	GENERAL FUND
Total INTEGRIVAULT:			250.00	
IOWA HEARTLAND RC & D				
IOWA HEARTLAND RC & D	GRANT WRITING FEE	08/15/2013	500.00	PARK & RECREATI
Total IOWA HEARTLAND RC & D:			500.00	
IOWA P.R.A.				
IOWA P.R.A.	FALL CONF. REG. - MIKE BOWLIN	08/19/2013	145.00	PARK & RECREATI
IOWA P.R.A.	IPRA MEMBERSHIP FEES	08/27/2013	365.00	PARK & RECREATI
IOWA P.R.A.	IPRA MEMBERSHIP FEES	08/27/2013	140.00	PARK & RECREATI
IOWA P.R.A.	IPRA MEMBERSHIP FEES	08/27/2013	70.00	PARK & RECREATI
Total IOWA P.R.A.:			720.00	
IOWA PRISON INDUSTRIES				
IOWA PRISON INDUSTRIES	STOP SIGNS - TRAIL	08/14/2013	99.50	PARK & RECREATI
Total IOWA PRISON INDUSTRIES:			99.50	
IOWA WORKFORCE DEVELOPMENT				
IOWA WORKFORCE DEVELOP	UMEMPLOYMENT QUARTERLY PAYMENT	07/15/2013	76.00	GENERAL FUND
Total IOWA WORKFORCE DEVELOPMENT:			76.00	
JESS' LOCK AND KEY				
JESS' LOCK AND KEY	KEY MADE	08/09/2013	50.45	POLICE FUND
Total JESS' LOCK AND KEY:			50.45	
JETCO INC				
JETCO INC	SOUTH PLANT FLOAT BACKUP	08/12/2013	113.20	SEWER FUND
Total JETCO INC:			113.20	
JOHNSON, CINDY				
JOHNSON, CINDY	REFUND - P/REC FEE	08/14/2013	80.00	PARK & RECREATI
Total JOHNSON, CINDY:			80.00	
KEEP INDIANOLA BEAUTIFUL COMM				
KEEP INDIANOLA BEAUTIFUL C	FY13/14 CONTRIBUTION	08/23/2013	6,000.00	GENERAL FUND
Total KEEP INDIANOLA BEAUTIFUL COMM:			6,000.00	
KING, SHARON				
KING, SHARON	REFUND - P/REC FEES	08/20/2013	87.00	PARK & RECREATI
Total KING, SHARON:			87.00	
KIYA KODA HUMANE SOCIETY				
KIYA KODA HUMANE SOCIETY	HUMANE SOCIETY CONTRACT - SEPT 2013	08/22/2013	2,412.74	POLICE FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total KIYA KODA HUMANE SOCIETY:			2,412.74	
KOSMAN, MISTI L.				
KOSMAN, MISTI L.	2ND HALF OF AUGUST	08/27/2013	2,166.67	GENERAL FUND
Total KOSMAN, MISTI L.:			2,166.67	
KRPAN, TYLER				
KRPAN, TYLER	GUARD SUIT REIMBURSEMENT	04/30/2013	15.00	POOL (MEMORIAL)
Total KRPAN, TYLER:			15.00	
LARSON & LARSON CONSTRUCTION				
LARSON & LARSON CONSTRU	PAY APP #15	08/22/2013	266,085.86	CAPITAL PROJECT
Total LARSON & LARSON CONSTRUCTION:			266,085.86	
LOGAN CONTRACTORS SUPPLY INC.				
LOGAN CONTRACTORS SUPPL	REPAIRED AIR HOSE	08/07/2013	36.29	ROAD USE TAX FU
Total LOGAN CONTRACTORS SUPPLY INC.:			36.29	
LOU'S GLOVES INC				
LOU'S GLOVES INC	GLOVES	08/22/2013	228.00	SEWER FUND
Total LOU'S GLOVES INC:			228.00	
MC COY HARDWARE INC				
MC COY HARDWARE INC	SHOP	08/14/2013	53.75	FIRE FUND
MC COY HARDWARE INC	REPAIR METAL	08/14/2013	8.35	POOL (MEMORIAL)
MC COY HARDWARE INC	BUILDING SUPPLIES	08/18/2013	1.79	FIRE FUND
MC COY HARDWARE INC	PARTS FOR WATER FTN	08/19/2013	39.55	SEWER FUND
MC COY HARDWARE INC	SHOP	08/19/2013	25.14	FIRE FUND
MC COY HARDWARE INC	BUILDING SUPPLIES	08/19/2013	4.04	FIRE FUND
MC COY HARDWARE INC	METAL	08/19/2013	8.82	PARK & RECREATI
MC COY HARDWARE INC	WEED KILLER	08/19/2013	61.18	PARK & RECREATI
MC COY HARDWARE INC	BUILDING SUPPLIES	08/20/2013	2.84	FIRE FUND
MC COY HARDWARE INC	DUST MASKS	08/21/2013	6.29	POOL (MEMORIAL)
MC COY HARDWARE INC	PADLOCKS	08/21/2013	140.18	PARK & RECREATI
MC COY HARDWARE INC	BOLTS	08/21/2013	.44	PARK & RECREATI
MC COY HARDWARE INC	SUPPLIES/MAINT BLDG	08/23/2013	12.25	POLICE FUND
MC COY HARDWARE INC	SUPPLIES/MAINT BLDG	08/23/2013	5.92	POLICE FUND
MC COY HARDWARE INC	BUILDING SUPPLIES	08/23/2013	13.10	FIRE FUND
MC COY HARDWARE INC	MISC HARDWARE	08/26/2013	9.20	SEWER FUND
MC COY HARDWARE INC	HARDWARE FOR FLAG POLE	05/26/2013	29.68	GENERAL FUND
MC COY HARDWARE INC	BUILDING SUPPLIES	08/26/2013	9.61	FIRE FUND
MC COY HARDWARE INC	MAINTENANCE	07/15/2013	8.38	POOL (MEMORIAL)
MC COY HARDWARE INC	FLASHLIGHT	08/08/2013	16.19	POOL (MEMORIAL)
MC COY HARDWARE INC	LIGHT BULBS	08/12/2013	2.24	PARK & RECREATI
Total MC COY HARDWARE INC:			458.94	
MENARDS				
MENARDS	SUPPLIES (REMODEL)	07/26/2013	52.54	FIRE FUND
Total MENARDS:			52.54	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
MID AMERICAN ENERGY CO.				
MID AMERICAN ENERGY CO.	HWY 92 W FLASHING LIGHT	08/13/2013	9.16	ROAD USE TAX FU
MID AMERICAN ENERGY CO.	07741-18004 65/69 LIFT	08/13/2013	29.59	SEWER FUND
MID AMERICAN ENERGY CO.	FUEL HEAT	08/20/2013	11.83	ROAD USE TAX FU
MID AMERICAN ENERGY CO.	FUEL HEAT	08/20/2013	31.95	PARK & RECREATI
MID AMERICAN ENERGY CO.	74080-22010 UTILITIES	08/16/2013	52.23	GENERAL FUND
MID AMERICAN ENERGY CO.	UTILITIES	08/20/2013	17.92	FIRE FUND
MID AMERICAN ENERGY CO.	208701-24006 QUAIL MDWS LIFT	08/20/2013	45.39	SEWER FUND
MID AMERICAN ENERGY CO.	VMAC ENERGY UTILITIES	08/16/2013	1,961.74	POOL (MEMORIAL)
MID AMERICAN ENERGY CO.	05931-25003 N HWY 65/69 ENTRANCE SIGN	08/19/2013	18.34	GENERAL FUND
MID AMERICAN ENERGY CO.	26321-30003 ST LIGHTING	08/19/2013	159.85	GENERAL FUND
MID AMERICAN ENERGY CO.	UTILITIES	08/20/2013	11.22	FIRE FUND
MID AMERICAN ENERGY CO.	NATURAL GAS	08/20/2013	18.53	PARK & RECREATI
MID AMERICAN ENERGY CO.	FUEL/HEAT BUILDING	08/20/2013	16.70	POLICE FUND
MID AMERICAN ENERGY CO.	09750-87035 WESLEY LIFT	08/13/2013	20.76	SEWER FUND
Total MID AMERICAN ENERGY CO.:			2,405.21	
MILLER ELECTRIC SERVICES				
MILLER ELECTRIC SERVICES	SERVICE CALL FOR PUMP ROOM OUTLETS	08/08/2013	82.00	POOL (MEMORIAL)
Total MILLER ELECTRIC SERVICES:			82.00	
MORSE EQUIPMENT COMPANY				
MORSE EQUIPMENT COMPANY	M-4159	08/21/2013	541.00	SEWER FUND
MORSE EQUIPMENT COMPANY	BEARING/RING KIT-BLOWER #3	08/21/2013	1,324.43	SEWER FUND
Total MORSE EQUIPMENT COMPANY:			1,865.43	
MUNICIPAL PIPE TOOL CO.				
MUNICIPAL PIPE TOOL CO.	PUSHCAM PARTS/REPAIR	08/17/2013	1,739.05	SEWER FUND
Total MUNICIPAL PIPE TOOL CO.:			1,739.05	
NOBLE FORD-MERCURY				
NOBLE FORD-MERCURY	2014 FORD PICKUP	08/20/2013	22,942.00	VEHICLE RESERV
Total NOBLE FORD-MERCURY:			22,942.00	
NORWALK READY-MIXED CONCRETE				
NORWALK READY-MIXED CON	CONCRETE	08/20/2013	127.50	PARK & RECREATI
Total NORWALK READY-MIXED CONCRETE:			127.50	
OAKLEY, STACY				
OAKLEY, STACY	REFUND - P/REC FEES	08/23/2013	20.75	PARK & RECREATI
Total OAKLEY, STACY:			20.75	
O'KEEFE ELEVATOR CO.				
O'KEEFE ELEVATOR CO.	SERVICE CALL	08/22/2013	404.83	GENERAL FUND
O'KEEFE ELEVATOR CO.	MAINTENANCE	08/27/2013	282.98	GENERAL FUND
Total O'KEEFE ELEVATOR CO.:			687.81	
O'REILLY AUTO PARTS				
O'REILLY AUTO PARTS	SHOP	08/12/2013	12.16	FIRE FUND
O'REILLY AUTO PARTS	334 PARTS	08/13/2013	19.68	FIRE FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
O'REILLY AUTO PARTS	337 PARTS	08/20/2013	5.29	FIRE FUND
O'REILLY AUTO PARTS	GEAR LUBE	08/22/2013	61.99	ROAD USE TAX FU
Total O'REILLY AUTO PARTS:			99.12	
PETTY CASH-RECREATION				
PETTY CASH-RECREATION	KEY CARD - CROUSE	08/13/2013	21.50	PARK & REC SPEC
PETTY CASH-RECREATION	KEY CARD - SANCHEZ	08/13/2013	19.50	PARK & REC SPEC
PETTY CASH-RECREATION	KEY CARD - KINGKADE	08/19/2013	10.50	PARK & REC SPEC
PETTY CASH-RECREATION	KEY CARD - PRESTON	08/21/2013	20.00	PARK & REC SPEC
PETTY CASH-RECREATION	KEY CARD - JOHNSON	08/22/2013	49.50	PARK & REC SPEC
PETTY CASH-RECREATION	KEY CARD - MUNDY	08/23/2013	13.00	PARK & REC SPEC
PETTY CASH-RECREATION	MAILING	08/22/2013	3.36	PARK & RECREATI
Total PETTY CASH-RECREATION:			137.36	
PETTY CASH-SENIOR CITIZENS				
PETTY CASH-SENIOR CITIZEN	STATE FAIR PARKING	08/14/2013	10.00	PARK & RECREATI
Total PETTY CASH-SENIOR CITIZENS:			10.00	
PHILIPS MEDICAL CAPITAL				
PHILIPS MEDICAL CAPITAL	MONITOR LEASE	08/10/2013	731.18	AMBULANCE FUN
Total PHILIPS MEDICAL CAPITAL:			731.18	
PRICE, JENNIFER A.				
PRICE, JENNIFER A.	TAN PROJECT T00-633	08/14/2013	642.00	TIF--DOWNTOWN
Total PRICE, JENNIFER A.:			642.00	
QUICK LANE				
QUICK LANE	OIL CHANGE COMM DEV TRUCK	08/13/2013	37.16	GENERAL FUND
Total QUICK LANE:			37.16	
QUILL CORPORATION				
QUILL CORPORATION	OFFICE SUPPLIES	08/12/2013	304.96	POLICE FUND
QUILL CORPORATION	OFFICE SUPPLIES	08/08/2013	212.98	AMBULANCE FUN
QUILL CORPORATION	OFFICE SUPPLIES	08/13/2013	40.87	POLICE FUND
Total QUILL CORPORATION:			558.81	
RECORD-HERALD & INDIANOLA TRIBUNE				
RECORD-HERALD & INDIANOL	CC MIN-6	07/31/2013	401.48	GENERAL FUND
RECORD-HERALD & INDIANOL	ORD 1522	07/31/2013	41.52	GENERAL FUND
RECORD-HERALD & INDIANOL	FY 12/13 SALARIES	07/31/2013	167.51	GENERAL FUND
RECORD-HERALD & INDIANOL	SPECIAL ELECTION NOTICE	07/31/2013	42.15	GENERAL FUND
RECORD-HERALD & INDIANOL	CC MIN-7	07/31/2013	273.82	GENERAL FUND
RECORD-HERALD & INDIANOL	ORD 1523	07/31/2013	59.59	GENERAL FUND
RECORD-HERALD & INDIANOL	ORD	07/31/2013	59.59	GENERAL FUND
RECORD-HERALD & INDIANOL	PH EASEMENT	07/31/2013	30.80	GENERAL FUND
RECORD-HERALD & INDIANOL	CC MIN-7	07/31/2013	333.40	GENERAL FUND
RECORD-HERALD & INDIANOL	CC MIN-7	07/31/2013	141.91	GENERAL FUND
Total RECORD-HERALD & INDIANOLA TRIBUNE:			1,551.77	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
RIPPERGER, KURT				
RIPPERGER, KURT	MILEAGE FOR MAY, JUNE, JULY AND AUG	08/28/2013	303.98	GENERAL FUND
Total RIPPERGER, KURT:			303.98	
ROOTER MAN				
ROOTER MAN	ST RESTORATION REFUND - 310 N 5TH	08/19/2013	84.00	GENERAL FUND
Total ROOTER MAN:			84.00	
ROTARY CLUB OF INDIANOLA				
ROTARY CLUB OF INDIANOLA	MEMBERSHIP	08/16/2013	125.00	GENERAL FUND
Total ROTARY CLUB OF INDIANOLA:			125.00	
SAFELITE AUTO GLASS				
SAFELITE AUTO GLASS	UNIT 337 WINDOW	08/15/2013	103.99	FIRE FUND
Total SAFELITE AUTO GLASS:			103.99	
SEASE, JENNIFER				
SEASE, JENNIFER	DENTAL EXPENSE	08/15/2013	1,775.00	HRA FUND
Total SEASE, JENNIFER:			1,775.00	
SHULL, DOUG				
SHULL, DOUG	TREASURER CONTRACT	08/22/2013	83.33	GENERAL FUND
Total SHULL, DOUG:			83.33	
SNYDER & ASSOCIATES INC				
SNYDER & ASSOCIATES INC	2011 STREET IMPROVEMENT PROJECT	08/22/2013	4,903.34	STREET CAPITAL
Total SNYDER & ASSOCIATES INC:			4,903.34	
SOUTHERN ALUMINUM				
SOUTHERN ALUMINUM	FOLDING TABLES	04/29/2013	800.00	PARK & RECREATI
SOUTHERN ALUMINUM	FOLDING TABLES	04/29/2013	546.00	PARK & RECREATI
Total SOUTHERN ALUMINUM:			1,346.00	
STERNQUIST CONST. INC.				
STERNQUIST CONST. INC.	STREET PROJECT PAY EST 9	08/19/2013	110,167.38	STREET CAPITAL
Total STERNQUIST CONST. INC.:			110,167.38	
SVPA ARCHITECTS INC				
SVPA ARCHITECTS INC	YMCA - PROFESSIONAL SERVICES	08/12/2013	7,043.04	CAPITAL PROJECT
Total SVPA ARCHITECTS INC:			7,043.04	
SWANK MOTION PICTURES INC.				
SWANK MOTION PICTURES IN	OUTDOOR MOVIE LICENSE - RISE OF THE	08/05/2013	321.00	PARK & RECREATI
SWANK MOTION PICTURES IN	OUTDOOR MOVIE - HOTEL TRANSYLVANIA	08/19/2013	321.00	PARK & RECREATI
Total SWANK MOTION PICTURES INC.:			642.00	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
T.R.M. DISPOSAL LLC				
T.R.M. DISPOSAL LLC	TRASH - NORTH PLANT	08/26/2013	96.00	SEWER FUND
T.R.M. DISPOSAL LLC	TRASH - SOUTH PLANT	08/26/2013	49.00	SEWER FUND
Total T.R.M. DISPOSAL LLC:			145.00	
THEISEN'S				
THEISEN'S	HAMMER SLEDGE	08/21/2013	19.48	PARK & RECREATI
THEISEN'S	P.W. O-RINGS	08/21/2013	4.99	PARK & RECREATI
Total THEISEN'S:			24.47	
U.S. BANK				
U.S. BANK	MUSIC FOR OUTDOOR MOVIE	08/06/2013	1.29	PARK & RECREATI
U.S. BANK	FB BANNER	08/06/2013	50.90	PARK & RECREATI
U.S. BANK	VB BANNER	08/06/2013	50.90	PARK & RECREATI
U.S. BANK	BB BANNER	08/06/2013	50.90	PARK & RECREATI
U.S. BANK	BB BANNER	08/06/2013	50.88	PARK & RECREATI
U.S. BANK	ZONE WRISTBANDS	08/06/2013	80.65	PARK & RECREATI
U.S. BANK	ANNUAL SURVEY SERVICE FEE	08/06/2013	204.00	PARK & RECREATI
U.S. BANK	SHIRT	08/06/2013	17.98	PARK & RECREATI
U.S. BANK	AMAZON - 1 BOOK	08/06/2013	18.79	LIBRARY FUND
U.S. BANK	AMAZON - 5 BOOKS	08/06/2013	44.95	LIBRARY SPECIAL
U.S. BANK	AMAZON - FACE PAINT	08/06/2013	21.22	LIBRARY FUND
U.S. BANK	AMAZON - 1 BOOK	08/06/2013	13.30	LIBRARY FUND
U.S. BANK	AMAZON - 1 DVD	08/06/2013	14.99	LIBRARY FUND
U.S. BANK	ID CARD PRINTER	08/06/2013	148.18	GENERAL FUND
U.S. BANK	ID CARD PRINTER	08/06/2013	148.20	GENERAL FUND
U.S. BANK	ID CARD PRINTER	08/06/2013	148.18	POLICE FUND
U.S. BANK	ID CARD PRINTER	08/06/2013	148.18	FIRE FUND
U.S. BANK	ID CARD PRINTER	08/06/2013	148.18	LIBRARY FUND
U.S. BANK	ID CARD PRINTER	08/06/2013	148.18	PARK & RECREATI
U.S. BANK	ID CARD PRINTER	08/06/2013	148.18	PARK & RECREATI
U.S. BANK	ID CARD PRINTER	08/06/2013	148.18	ROAD USE TAX FU
U.S. BANK	ID CARD PRINTER	08/06/2013	148.18	SEWER FUND
U.S. BANK	ICMA MTG LODGING	08/06/2013	196.16	GENERAL FUND
U.S. BANK	DM PARTNERSHIP MEAL	08/06/2013	15.00	GENERAL FUND
U.S. BANK	PARKING PERMITS	08/06/2013	332.00	GENERAL FUND
U.S. BANK	ENVELOPES	08/06/2013	31.79	PARK & RECREATI
U.S. BANK	OFFICE SUPPLIES	08/06/2013	52.95	POLICE FUND
U.S. BANK	OFFICE SUPPLIES	08/06/2013	17.82	POLICE FUND
U.S. BANK	OFFICE SUPPLIES	08/06/2013	9.98	POLICE FUND
U.S. BANK	SECURITY CAMERA CABLES	08/06/2013	31.77	POLICE FUND
U.S. BANK	SECURITY CAMERA CABLING	08/06/2013	26.65	POLICE FUND
U.S. BANK	REMOTE DESKTOP APP.	08/06/2013	11.99	GENERAL FUND
U.S. BANK	SUPPLIES	08/06/2013	7.99	GENERAL FUND
U.S. BANK	MONTHLY DMX CHARGE PHONE SYSTEM	08/06/2013	24.95	GENERAL FUND
U.S. BANK	SERVER CABLES	08/06/2013	44.38	GENERAL FUND
U.S. BANK	SERVER UPGRADE BATTERY BACKUP	08/06/2013	1,163.41	GENERAL FUND
U.S. BANK	IPAD KEYBOARD	08/06/2013	99.00	GENERAL FUND
U.S. BANK	ADOBE SOFTWARE SUBSCRIPTION	08/06/2013	29.99	GENERAL FUND
U.S. BANK	ADOBE SOFTWARE SUBSCRIPTION	08/06/2013	49.99	GENERAL FUND
U.S. BANK	REPLACEMENT BATTERY BACKUP	08/06/2013	17.15	FIRE FUND
U.S. BANK	REPLACEMENT BATTERY BACKUP	08/06/2013	17.15	SEWER FUND
U.S. BANK	BATTERY BACKUP REPLACEMENT BATTER	08/06/2013	78.10	GENERAL FUND
U.S. BANK	ADOBE SOFTWARE SUBSCRIPTION	08/06/2013	29.99	PARK & RECREATI
U.S. BANK	SERVER DEPLOYMENT BOOKS	08/06/2013	139.46	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total U.S. BANK:			4,382.06	
U.S. CELLULAR				
U.S. CELLULAR	CELL PHONE - 1	08/10/2013	39.05	SEWER FUND
Total U.S. CELLULAR:			39.05	
UNUM LIFE INSURANCE CO OF AMERICA				
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	39.60	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	22.80	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	225.38	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	92.87	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	72.01	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	207.91	ROAD USE TAX FU
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	472.37	POLICE FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	59.32	FIRE FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	251.54	AMBULANCE FUN
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	156.81	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	38.23	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	126.83	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	95.68	LIBRARY FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	08/27/2013	149.70	SEWER FUND
Total UNUM LIFE INSURANCE CO OF AMERICA:			2,011.05	
VANDERPOOL PLUMBING				
VANDERPOOL PLUMBING	FLEX HVAC PIPE (REMODEL)	08/21/2013	33.00	FIRE FUND
Total VANDERPOOL PLUMBING:			33.00	
VEENSTRA & KIMM				
VEENSTRA & KIMM	I & I PHASE 4	08/27/2013	3,530.00	SEWER CAPITAL P
VEENSTRA & KIMM	I & I PHASE 4 RES REVIEW	08/27/2013	1,698.84	SEWER CAPITAL P
Total VEENSTRA & KIMM:			5,228.84	
VERIZON WIRELESS				
VERIZON WIRELESS	DATA	08/15/2013	283.31	POLICE FUND
Total VERIZON WIRELESS:			283.31	
WAGNER, MESHA				
WAGNER, MESHA	MEAL	08/21/2013	9.75	POLICE FUND
WAGNER, MESHA	MILEAGE	08/21/2013	128.26	POLICE FUND
Total WAGNER, MESHA:			138.01	
WAL-MART STORES INC.				
WAL-MART STORES INC.	SB PLASTIC TOTES	08/12/2013	17.94	POOL (MEMORIAL)
WAL-MART STORES INC.	CO DETECTOR, BLEACH	08/12/2013	30.89	POOL (MEMORIAL)
WAL-MART STORES INC.	BUILDING SUPPLIES	08/12/2013	6.79	FIRE FUND
WAL-MART STORES INC.	DIST WATER/BLEACH/DET	08/14/2013	22.46	SEWER FUND
WAL-MART STORES INC.	PAINT BRUSHES	08/14/2013	8.82	SEWER FUND
WAL-MART STORES INC.	B.B. NETS (5)	08/20/2013	19.85	PARK & RECREATI
WAL-MART STORES INC.	SOFTBALL CONCESSIONS	08/16/2013	30.77	PARK & RECREATI
WAL-MART STORES INC.	BUILDING SUPPLIES	08/15/2013	19.97	FIRE FUND
WAL-MART STORES INC.	EVENT SNACKS & SUPPLIES	08/14/2013	176.77	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
WAL-MART STORES INC.	SCOTCH TAPE	08/22/2013	13.84	PARK & RECREATI
WAL-MART STORES INC.	VMAC SB POPCORN	08/11/2013	6.94	POOL (MEMORIAL)
WAL-MART STORES INC.	CD PLAYER - SENIORS	08/20/2013	133.83	PARK & RECREATI
WAL-MART STORES INC.	VMAC SB POPCORN	08/05/2013	8.05	POOL (MEMORIAL)
WAL-MART STORES INC.	FIRST AID SUPPLIES	08/05/2013	11.65	POOL (MEMORIAL)
Total WAL-MART STORES INC.:			508.57	
WARREN CO FIRE ASSOC.				
WARREN CO FIRE ASSOC.	6 FOR ACADEMY	08/12/2013	790.37	FIRE FUND
Total WARREN CO FIRE ASSOC.:			790.37	
WARREN COUNTY AUDITOR				
WARREN COUNTY AUDITOR	AUG 6, 2013 SPECIAL ELECTION CHANGE I	08/14/2013	6,569.28	GENERAL FUND
Total WARREN COUNTY AUDITOR:			6,569.28	
WARREN COUNTY OIL				
WARREN COUNTY OIL	PROPANE	08/21/2013	1,725.27	SEWER FUND
Total WARREN COUNTY OIL:			1,725.27	
WARREN COUNTY TREASURER				
WARREN COUNTY TREASURE	PROPERTY TAXES - LIBRARY	08/19/2013	1,057.00	LIBRARY FUND
WARREN COUNTY TREASURE	PROPERTY TAXES	08/19/2013	43.00	GENERAL FUND
WARREN COUNTY TREASURE	PROPERTY TAXES - 204 N JEFFERSON	08/19/2013	392.00	CP--COMM RE-DE
WARREN COUNTY TREASURE	PROPERTY TAXES - 506 W 2ND	08/19/2013	45.00	CP--COMM RE-DE
WARREN COUNTY TREASURE	PROPERTY TAXES	08/19/2013	1.00	CP--COMM RE-DE
WARREN COUNTY TREASURE	PROPERTY TAXES	08/19/2013	15.00	CP--COMM RE-DE
WARREN COUNTY TREASURE	PROPERTY TAXES - 400 E EUCLID	08/19/2013	27.00	CP--COMM RE-DE
WARREN COUNTY TREASURE	PROPERTY TAXES	08/19/2013	168.00	GENERAL FUND
WARREN COUNTY TREASURE	PROPERTY TAXES - 401 E EUCLID	08/19/2013	742.00	CP--COMM RE-DE
WARREN COUNTY TREASURE	PROPERTY TAXES	08/19/2013	820.00	GENERAL FUND
Total WARREN COUNTY TREASURER:			3,310.00	
WASTE MANAGEMENT OF IOWA				
WASTE MANAGEMENT OF IOW	494-0152818-0516-6 RECYCLING RESIDENT	08/22/2013	12,504.50	RECYCLING FUND
Total WASTE MANAGEMENT OF IOWA:			12,504.50	
WATTERS AUTOLAND				
WATTERS AUTOLAND	PARTS 330	08/16/2013	40.98	FIRE FUND
Total WATTERS AUTOLAND:			40.98	
WIEGERT DISPOSAL CO.				
WIEGERT DISPOSAL CO.	DUMPSTER - DOWNEY	08/27/2013	10.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - MCCORD	08/27/2013	25.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - MEMORIAL	08/27/2013	25.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - MOATS	08/27/2013	35.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - SHOP	08/27/2013	35.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - PICKARD	08/27/2013	45.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - ACTIVITY CENTER	08/27/2013	25.00	POOL (MEMORIAL)
WIEGERT DISPOSAL CO.	DUMPSTER - I.S.A.	08/27/2013	85.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - SOCCER	08/27/2013	40.00	PARK & RECREATI
WIEGERT DISPOSAL CO.	DUMPSTER - SOFTBALL	08/27/2013	40.00	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
WIEGERT DISPOSAL CO.	DUMPSTER - MAC	08/27/2013	35.00	POOL (MEMORIAL)
Total WIEGERT DISPOSAL CO.:			400.00	

WOOSLEY LANDSCAPING & MOWING

WOOSLEY LANDSCAPING & M	MOWING - PLANT	08/12/2013	800.00	SEWER FUND
WOOSLEY LANDSCAPING & M	MOWING - LIFTS	08/12/2013	295.00	SEWER FUND
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - ACTIVITY CTR	08/25/2013	180.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - BARKER	08/25/2013	90.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MCVAY TRAIL	08/25/2013	270.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - DAYTON	08/25/2013	90.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - DOWNEY	08/25/2013	180.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - EASTON	08/25/2013	210.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MC CORD	08/25/2013	390.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MOATS	08/25/2013	270.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - O.C. PROPERTY	08/25/2013	225.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - PICKARD	08/25/2013	1,170.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - SESQUI	08/25/2013	105.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - WILLOW CREEK	08/25/2013	75.00	PARK & RECREATI
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MAC	08/25/2013	285.00	POOL (MEMORIAL)
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - LIBRARY	08/25/2013	135.00	LIBRARY FUND
WOOSLEY LANDSCAPING & M	CONTRACT MOWING - MEMORIAL PAR	08/25/2013	360.00	PARK & RECREATI

Total WOOSLEY LANDSCAPING & MOWING: 5,130.00

Grand Totals: 628,637.89

City Council: _____

Information

Subject

Resolution approving salaries

Information

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

Mindi Robinson, Community Development Office Manager, from CE 5-1 \$36,180/year to CE 5-2 \$37,683/year effective August 11, 2013

Roll call is in order.

Attachments

Robinson Step Increase
Resolution

RECOMMENDATION FOR WITHIN GRADE INCREASE

This is to note that Mindi Robinson will complete the appropriate waiting period for creditable service to salary class/range CE 5-2 on 8/11/2013 to be reflected in hourly rate on pay date 8/30/2013.

\$37,683
Annual

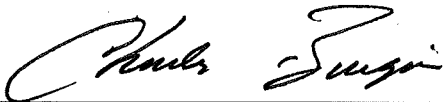
\$18.117
Hourly

X Includes Longevity

Does Not Include Longevity

Evaluation

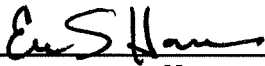
A finding of satisfactory service and a recommendation to advance salary class/range and step on the effective date as listed above has been made. The written Performance Evaluation has been completed and forwarded to the Human Resource Office for placement in the employee's personnel file.



Supervisor Signature

8-23-13

Date



Manager Signature

8-23-13

Date

Employment Information

Date of Hire: 07/18/2005

Present Class/Range: CE 5-1

Present Salary: \$36,180

X Includes Longevity

Does Not Include Longevity

Eligibility Date for Next Advance: 08/10/2014

City Council or Board of Trustee

Action Approved:

Disapproved:

Date:

RESOLUTION APPROVING SALARIES

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

The following salaries are hereby approved:

Mindi Robinson, Community Development Office Manager, from CE 5-1 \$36,180/year to CE 5-2 \$37,683/year effective August 11, 2013

Passed and approved on the 3rd day of September, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

Information

Subject

Consider appointment of Eric Hanson, City Manager, to the WCEDC Board

Information

Council needs to consider approving Eric Hanson to the WCEDC Board.

Simple motion is in order.

Information

Subject

Receive BRAVO Report - Dave Stone

Information

Dave Stone, Associate Director, will provide a brief presentation.

Information

Subject

Second consideration to amend the no parking ordinance

* Will place no parking on the south side of East Norwood from North 6th east to the dead end

Information

Council needs to hold the second consideration to amend the no parking ordinance (packet). Staff is recommending to place no parking on the south side of East Norwood from North 6th east to the dead end (see map).

Simple motion for the second consideration is in order.

Attachments

Map

Ordinance



**Proposed No Parking - South Side
East Norwood Avenue**

ORDINANCE NO. - _____

AN ORDINANCE AMENDING THE MUNICIPAL CODE OF THE CITY OF INDIANOLA, IOWA, BY SPECIFYING "NO PARKING" ZONE ON THE SOUTH SIDE OF EAST NORWOOD FROM NORTH 6TH EAST TO THE DEAD END

WHEREAS, City staff has recommended that the south side of East Norwood from North 6th east to the dead end be designated as "No Parking" and signs be placed accordingly;

WHEREAS, a notice and a hearing was held on August 19, 2013, as provided by law, and the City Council now deems it reasonable and appropriate to designate the above-referenced area as "No Parking."

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

Section 1: That pursuant to Indianola Code Section 61.01, the Municipal Code of the City of Indianola, Iowa be and it is hereby amended by designating the south side of East Norwood, from North 6th street to the dead end, as a "No Parking" zone.

Section 2: That signs shall be placed in accordance with this Ordinance and Chapter 61 of the Code to implement the parking restrictions.

Section 3: All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 4: This ordinance shall be in full force and effect after its passage, approval and publication as provided by law, but shall cease to be in effect after the removal of the "God Bless America" statue.

PASSED AND APPROVED this _____ day of _____, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

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

Information

Subject

Final consideration of a request to vacate a portion of a buffer park easement

Information

Council needs to hold the final consideration of a request from James and Wanda Spiker, 2000 N. 9th Street, to vacate a portion of a buffer park easement. Their request (packet) is to vacate the north 20' of the buffer park easement leaving 40' of the buffer park easement in place. The subdivision ordinance mandates a 60' buffer park when development occurs between industrial and residential zoning and a 30' buffer park between commercial and residential zoning.

Chuck recommends (see memo) approval for the following reasons:

- James and Wanda Spiker have agreed to install additional planting along the north side of the proposed garage addition.
- The requested area to be vacated is uniform in depth for both properties.
- Consent was given from the developer of the Quail Meadows subdivision.
- The two existing industrial uses directly across the street to the south, have minimal size, employees and traffic flow.
- The existing 60' right-of-way of Hillcrest Avenue serves as a limited distance buffer.
- The request has originated from the property owners of the area who have made the investment in the property.

Roll call is in order.

Attachments

Information

Ordinance

COMMUNITY DEVELOPMENT

JUL 08 2013

INDIANOLA, IOWA

July 8th, 2013

Mayor /City Council
C/O Eric Hansen, City Manager

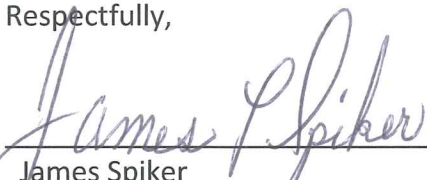
We are James and Wanda Spiker and we own the property at 2000 North 9th Street, lot 1 of the Quail Meadows Subdivision, here in Indianola. We respectfully request to have the North 20' of the existing 60' wide landscape buffer park easement be vacated for both lot 1 and 19 of the Quail Meadows Subdivision. We have discussed this request with our neighbors at 2001 North 9th, Dennis and Cynthia Thompson, and developer of the subdivision, Emmitt Brody and they are in agreement with the request.

It is our intention to construct a 3rd car garage onto our existing house. In exchange, we intend to provide additional trees and shrubs within the remaining 40' buffer park. Attached is the additional plantings recommended by our landscape designer.

Our home is one of the few within the neighborhood without a 3rd car garage. We feel this request will enhance our property and help maintain its value.

Thank you for your consideration.

Respectfully,

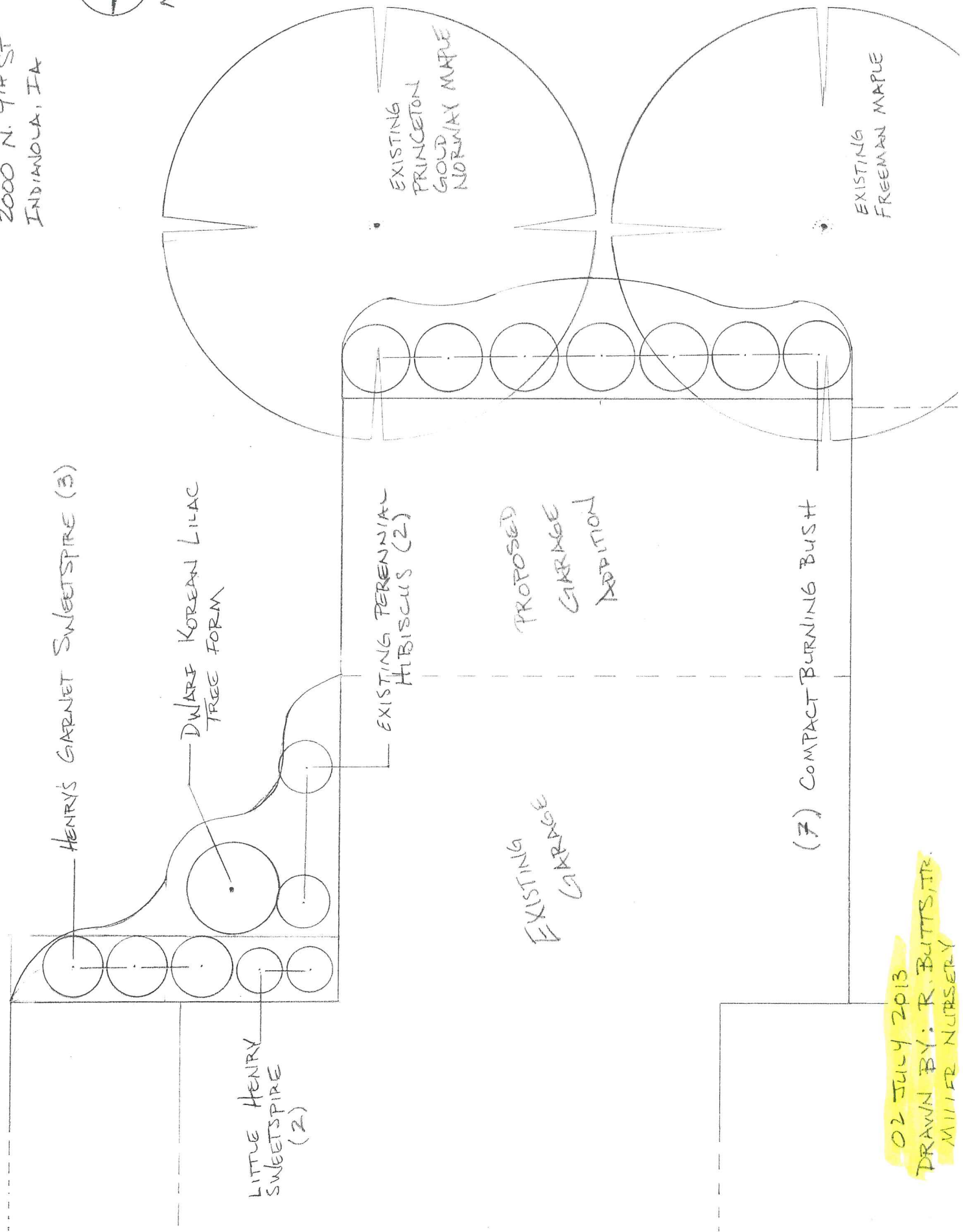
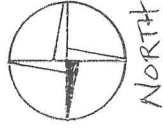

James Spiker

Dennis Thompson


Wanda Spiker
 7/8/13
Cynthia Thompson

515-408-2019 JAMES & WANDA SPIKER

TIM SPIKER
2000 N. 9TH ST
INDIANOLA, IA



02 JULY 2013
DRAWN BY: R. BUTTS, JR.
MILLER NURSERY

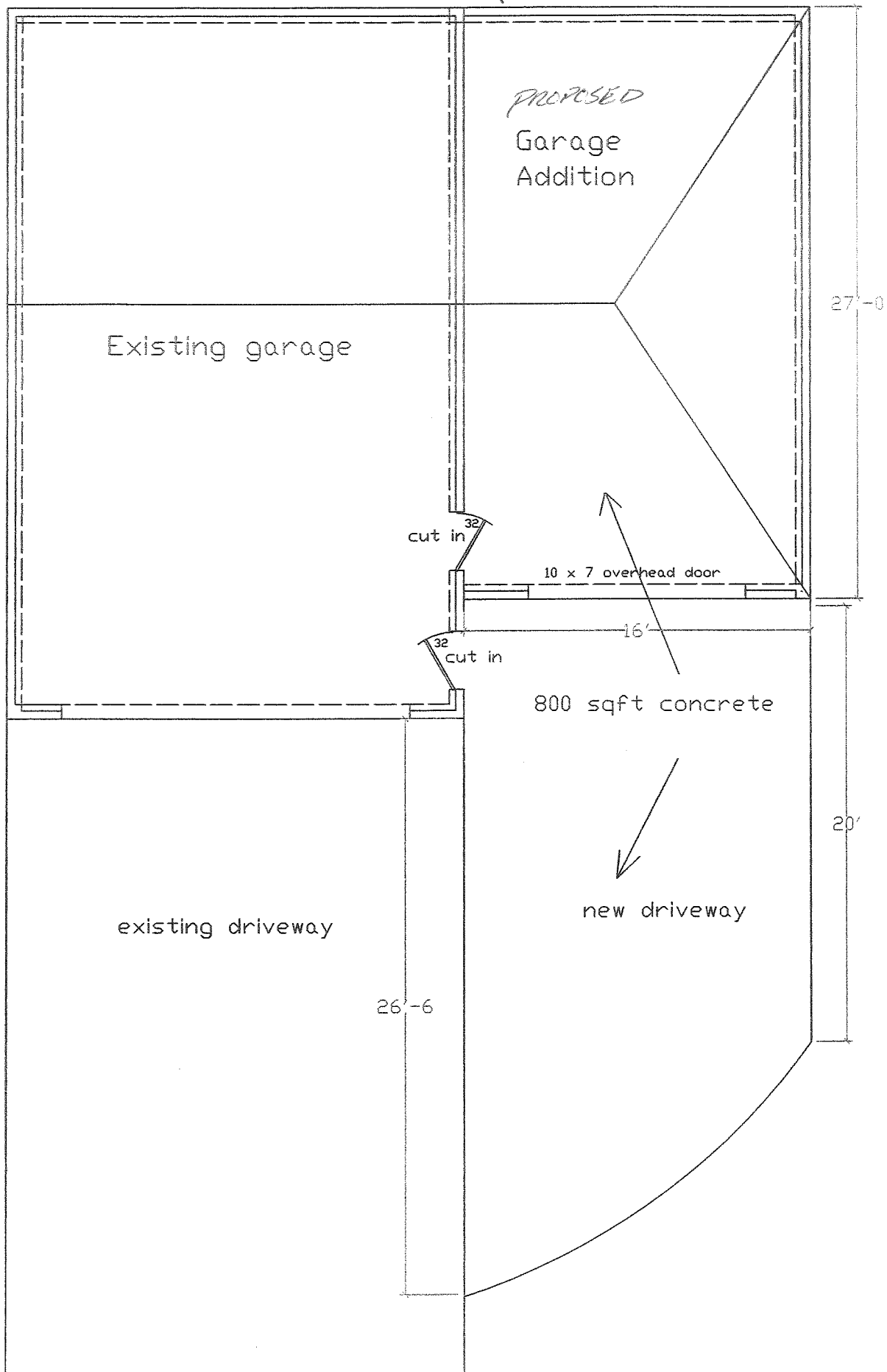
To Whom it may concern:

Today, Tuesday, June 25, 2013
we, Jim & Wanda Spiker
visited with Quail
Meadows Developer -
Emmett Brody
regarding vacating the
North 20 feet of the
landscape buffer
eastern on Lot 1 and
also Lot 19 of Quail
Meadows subdivision
plat 1 lots 1 & 19
owned by us Jim & Wanda
Spiker and Lot 19 owned
by Dennis & Cynthia Thompson.
Emmett Brody stated
he had no objection
and wished us well
upon our request to the
city.

Jim & Wanda Spiker
and James Spiker

Emmett Brody

Flat work-concrete



2000 NORTH ST + 5000

TO: Eric Hanson, City Manager

FROM: Chuck Burgin, Director of Community Development

RE: Request to vacate a portion of a buffer park easement

Several months ago James and Wanda Spiker applied for a building permit to construct a three car garage onto their home at 2000 North 9th Street. Mr. Spiker was informed at that time a 60' buffer park easement was placed on his property at the time of the platting process in April of 2004. The requirement within the subdivision ordinates mandates a 60' buffer park when development occurs between industrial and residential zoning and a 30' buffer park between commercial and residential zoning. Approximately 19' of the proposed garage addition would encroach into the easement area.

The Spikers, in conjunction with their adjacent neighbors, the Thompsons are requesting the north 20' of the buffer park easement be vacated leaving 40' of the buffer park easement in place. I have enclosed a map indicating the portion of the buffer park easement requested to be vacated.

I recommend approval of the request for the following reasons:

- James and Wanda Spiker have agreed to install additional planting along the north side of the proposed garage addition. (see attached landscape design)
- The requested area to be vacated is uniform in depth for both properties, as per my recommendation.
- Consent was given from the developer of the Quail Meadows subdivision, Emmitt Brody, as per my recommendation.
- The two existing industrial uses directly across the street to the south, Miller Electric and The Electric Company have minimal size, employees and traffic flow.
- The existing 60' right-of-way of Hillcrest Avenue serves as a limited distance buffer.
- The request has originated from the property owners of the area who have made the investment in the property.



**Request to Vacate the North 20' of the Existing Buffer Park
on Lots 1 and 19 within the Quail Meadows Subdivision.**



ORDINANCE NO. 2011-_____

**AN ORDINANCE VACATING A BUFFER PARK
EASEMENT IN QUAIL MEADOWS SUBDIVISION LOTS 1
AND 19.**

WHEREAS, on the 5th day of August, 2013, pursuant to published notice as required by law, the City Council held a public hearing on a proposal to vacate a buffer park easement within property legally described as follows:

NORTH 20' OF 60' BUFFER PARK EASEMENT ON LOTS 1 & 19 OF QUAIL
MEADOWS SUBDIVISION IN THE CITY OF INDIANOLA, IOWA;

WHEREAS, the City Council of the City of Indianola, Iowa, has determined that it is in the best interests of the City to vacate said easement.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Indianola, Iowa, as follows:

Section 1. The City of Indianola, Iowa, hereby vacates the following described buffer park easement:

NORTH 20' OF 60' BUFFER PARK EASEMENT ON LOTS 1 &
19 OF QUAIL MEADOWS SUBDIVISION IN THE CITY OF
INDIANOLA, IOWA

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

Section 3. This Ordinance shall be in effect upon its passage, approval and publication as provided by law.

PASSED AND APPROVED this ____ day of _____, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

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

Information

Subject

Consider resolution setting September 16, 2013 as a public hearing on a proposal to sell a portion of North "C" Street owned by the City of Indianola

Information

In your packet is a resolution setting September 16, 2013 as a public hearing on a proposal to sell a portion of North "C" Street owned by the City of Indianola and includes:

- Two appraisals have been obtained and are on file with the City Clerk's Office
- The City has received a proposal to purchase the property in an amount of \$84,000, consistent with the appraisals of said property
- Sets September 16, 2013 as a public hearing on the proposed sale of "C" Street

Roll call setting September 16, 2013 as a public hearing is in order.

After council sets the public hearing, Council may review/discuss the **DRAFT** potential real estate purchase agreement (packet) with Simpson College and give direction if any changes are necessary. The final agreement will be posted at City Hall on Wednesday.

Tentative schedule includes:

- September 3, 2013 - Council considers the resolution of intent under Iowa Code section 364.7 to hold a public hearing on September 16, 2013 for consideration of proposal to sell portion of "C" Street to Simpson College for \$84,000
- September 11, 2013 - One-time publication of Notice of Public Hearing
- September 16, 2013 - Hold the public hearing. At conclusion of hearing, council will consider the following:
 - Resolution specifying the following:
 - Notice of sale has been published as required by law
 - The sales price of \$84,000 is within the range of fair market value for the property
 - All objections to the proposed sale have been considered
 - Sale of the property to this buyer for this price is in the public interest, and the public interest would not be served by refusing the proposal
 - Authorize the sale
 - Approve form of purchase agreement including terms and conditions of the City easements on the property
 - Approve form and execution of Warranty Deed and other closing documents to be held in escrow pending the closing of the transaction
 - Approve execution of easements as part of sale
 - Resolution approving Development Agreement with Simpson College with agreed-upon terms and authorizing the Mayor and City Clerk to execute the agreement and all other closing documents necessary for completion of the sale

Attachments

Resolution

PH Notice

Draft Purchase Agreement

Conditions of Sale

Sanitary Sewer Map

RESOLUTION NO. 2013-_____

A RESOLUTION SETTING HEARING ON A PROPOSAL TO SELL A PORTION OF NORTH C STREET OWNED BY THE CITY OF INDIANOLA, IOWA

WHEREAS, the City of Indianola, Iowa, owns property general described as:

The portion of North C Street between West Clinton Avenue to a point 174' south of the south right-of-way line of West Girard Avenue. Locally known as the 400-500-600 and a portion of the 700 Block of North C Street;

And legally described as:

The 60' wide public right-of-way known as North C Street which lies directly east of Blocks 2, 5, and 8 and the vacated street between Block 5 and Block 8 and the vacated alleys in Block 5 and Block 8 and between Block 2 and Block 5 within Jones and Windles Addition and lying east of Block 33 and Lot 8 and the South 42' of Lot 5 of Block 30 and vacated street which lies between Block 30 and Block 33, all within College Addition, and all within the City of Indianola, Warren County, Iowa, containing approximately 72,900 square feet; and

WHEREAS, two appraisals of said property have been obtained and are on file with the City Clerk's office; and

WHEREAS, the City has received a proposal to purchase the property in the amount of \$84,000, consistent with the appraisals for said property, in the form attached hereto as Exhibit A; and

WHEREAS, a public hearing is required before the Council makes a final determination on the proposal, pursuant to Iowa Code section 364.7.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Indianola, Iowa, that a public hearing on the proposed sale of C Street is hereby set for the 16th day of September 2013, at 6:00 o'clock p.m.;

NOW, THEREFORE, BE IT FURTHER RESOLVED that Notice of said hearing shall be published as required by law.

APPROVED this 3rd day of September, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

NOTICE OF PUBLIC HEARING

TO: ALL CITIZENS AND PARTIES IN INTEREST WHO MAY BE ENTITLED TO NOTICE OF THE INDIANOLA CITY COUNCIL'S INTENT TO HOLD A HEARING ON THE SALE OF A PORTION OF C STREET

YOU ARE HEREBY NOTIFIED that the City has received a proposal for the sale of a portion of vacated property locally known as North C Street for the purchase price of \$84,000, said portion generally described as:

The portion of North C Street between West Clinton Avenue to a point 174' south of the south right-of-way line of West Girard Avenue. Locally known as the 400-500-600 and a portion of the 700 Block of North C Street; and
Legally described as: The 60' wide public right-of-way known as North C Street which lies directly east of Blocks 2, 5, and 8 and the vacated street between Block 5 and Block 8 and the vacated alleys in Block 5 and Block 8 and between Block 2 and Block 5 within Jones and Windles Addition and lying east of Block 33 and Lot 8 and the South 42' of Lot 5 of Block 30 and vacated street which lies between Block 30 and Block 33, all within College Addition, and all within the City of Indianola, Warren County, Iowa, containing approximately 72,900 square feet.

YOU ARE FURTHER NOTIFIED that the City Council of the City of Indianola, Iowa, intends to hold a hearing for consideration of said proposal, and that the proposed purchase agreement, along with appraisals on the subject property, are on file in the office of the City Clerk.

YOU ARE FURTHER NOTIFIED that this matter has been set for hearing and consideration on September 16, 2013 at 6:00 P.M., in the Council Chambers of the Municipal Building in Indianola, Iowa.

YOU ARE FURTHER NOTIFIED at the time and place aforesaid all persons will have opportunity to be heard for or against said proposal.

This Notice is published as ordered by Resolution of the City Council of the City of Indianola, Iowa approved on September 3, 2013.

DATED this ____ day of September, 2013.

DIANA BOWLIN, City Clerk

DRAFT

REAL ESTATE PURCHASE AGREEMENT

BY THIS AGREEMENT, dated as of the date set forth below, the parties hereto declare, covenant and agree as follows:

1. **Definitions.** The following terms are hereby defined as set forth below for the purposes of this Agreement and shall be given such meanings wherever appearing in this Agreement unless the context requires otherwise, and subject to such further qualifications as are expressly set forth hereafter:

Buyer: Simpson College

Seller: City of Indianola, Iowa

Closing Date: April 1, 2014, or such other date as mutually agreed between the parties

Agreement Date: September 3, 2013

Property: Generally described as:

The portion of North C Street between West Clinton Avenue to a point 174' south of the south right-of-way line of West Girard Avenue. Locally known as the 400-500-600 and a portion of the 700 Block of North C Street;

And legally described as:

The 60' wide public right-of-way known as North C Street which lies directly east of Blocks 2, 5, and 8 and the vacated street between Block 5 and Block 8 and the vacated alleys in Block 5 and Block 8 and between Block 2 and Block 5 within Jones and Windles Addition and lying east of Block 33 and Lot 8 and the South 42' of Lot 5 of Block 30 and vacated street which lies between Block 30 and Block 33, all within College Addition, and all within the City of Indianola, Warren County, Iowa, containing approximately 72,900 square feet

Purchase Price: \$84,000

2. **Purchase and Sale of Property.** Subject to and upon the terms, provisions, and

conditions set forth herein, Seller agrees to sell and Buyer agrees to purchase the entire right, title and interest in and to the Real Estate for the Purchase Price.

3. **Purchase Price.** The Purchase Price shall be the total sum of \$84,000. The sum of \$10,000 in Earnest Money shall be paid upon execution of this Agreement to be held in Escrow until Closing of the transaction and the balance shall be paid in cash or other readily available funds at Closing.
4. **Information Delivery Items.**
 - 4.1 **Abstract of Title.** Buyer shall pay for any cost to prepare and/or update the Abstract of Title. Seller shall be responsible for any cost incurred to be able to convey good and merchantable title in accordance with Iowa Land Title Standards of the Iowa State Bar Association, but subject to (i) applicable zoning ordinances, and (ii) easements, restrictions and reservations of record if any.
5. **Contingencies to Purchase.** The parties obligations to consummate the purchase of the Real Estate and to close is conditioned upon the satisfaction of each of the following contingencies:
 - (a) **Title Approval.** Buyer shall deliver to Seller a complete copy of the title opinion of Buyer's counsel; and Seller shall have a reasonable time to correct any title defects. If Buyer's objections are not cured to Buyer's satisfaction prior to the Closing Date, then Buyer may either (i) cancel and terminate this Agreement; or (ii) waive any such remaining objections and approve the condition of title to the Real Estate then existing.
 - (b) **Procedures Completed for Sale of Property.** Completion of all proceedings required by Iowa law for the purchase and sale of the Real Estate.
 - (c) **Development Agreement.** Completion of a Development Agreement that incorporates all terms set out on Exhibit "A".
 - (d) **Easements.** Completion of Easements in accordance with Exhibit "A".
 - (e) **Closing Documents.** Completion of Closing Documents.
6. **Taxes and Assessments.** Seller acknowledges that there are no Real Estate taxes and assessments against the Real Estate as it is tax exempt.
7. **Closing Documents.**
 - 7.1 Upon completion of proceedings required by Iowa law, which proceedings are

anticipated to be completed on September 16, 2013, the parties shall execute and/or deliver the following:

- (a) **Special Warranty Deed.** To be held in accordance with the Escrow Agreement until the Closing of the transaction.
- (b) **Escrow Agreement.**
- (c) **Other Closing Documents.** Any other document as may be required for closing the transaction contemplated by this Agreement, including, but not limited to a Groundwater Hazard Statement.
- (d) **Development Agreement.** To be recorded after completion of the proceedings and before Closing.
- (e) **Easements.** To be recorded after completion of the proceedings and before Closing.

7.2 On the Closing Date, Buyer shall deliver to Seller the following:

- (a) **Possession of the Real Estate.** Actual possession of the Real Estate.
- (b) **Purchase Price.** The Earnest Money shall be released to the Seller and the Buyer shall pay the balance of \$74,000 in cash or other readily available funds to the Seller.

8. **Costs.** The following items shall be paid Seller and Buyer as set forth herein:

- (a) The Seller shall be charged with the cost of real estate conveyance tax imposed by state or local authorities. Buyer shall be charged with the cost of preparation or continuation of the Abstract of Title and recording fees.
- (b) Seller and Buyer shall each be responsible for the payment of the fees and expenses of their respective counsel in connection with the transactions contemplated by this Agreement.

9. **Remedies Upon Default.** In the event that either party defaults in their performance under the terms of this Agreement, the other party shall have all the rights and remedies available under the laws of the State of Iowa, including the right of the Seller to forfeit this Agreement in accordance with Chapter 656 of the Code of Iowa (2013), as amended.

10. **Miscellaneous.**

- 10.1 This Agreement contains the complete understanding and agreement of the parties hereto with respect to all matters referred to herein, and all prior representations, negotiations and understandings are superseded hereby and merged into this Agreement. No party shall be liable or bound to any other person hereto in any manner by an agreement, warranty, representation or guarantee, except as specifically set forth herein or in any instrument executed pursuant hereto.
- 10.2 If any term or provision of this Agreement is determined to be invalid, such invalid term or provision shall not affect or impair the remainder of this Agreement, but such remainder shall continue in full force and effect to the same extent as though the invalid term or provision were not contained herein.
- 10.3 Time is of the essence of this Agreement. Except as herein otherwise provided, this Agreement and all of the terms and provisions hereof shall inure to the benefit of and be binding upon the heirs, executors, personal representatives, successors and assigns of the parties hereto.
- 10.4 The parties hereto agree to execute, acknowledge and deliver such other documents and instruments as may be reasonably necessary or appropriate to carry out the full intent and purpose of this Agreement. Notwithstanding this paragraph, the parties agree that the terms of this Agreement shall survive the Closing of the transaction.
- 10.5 This Agreement and the rights of the parties hereto shall be governed and construed in accordance with the laws of the State of Iowa.
- 10.6 This Agreement may be executed in any number of counterparts and by the different parties hereto on separate counterparts each of which, when so executed, shall be deemed an original, but all such counterparts shall constitute but one and the same instrument.

Approved:

Simpson College

By: _____

Attest:

By: _____

Approved:

City of Indianola, Iowa

By: _____

Kenan Bresnan, Mayor

Attest:

By: _____

Diana Bowlin, City Clerk

Exhibit “A”

Conditions of Simpson College's purchase of North "C" Street to be incorporated into Development Agreement

Listed below are the conditions requested for the closure of North C Street. These items address the entire closure of right-of-way and amended comments for the portion of North "C" Street that remains open to the public.

IMU WATER (see attached map)

IMU will abandon the IMU 4" water main and cap it off. Simpson College will need to move all water services that are connected to the 4" main onto the 8" fire service main. Simpson will extend the existing 8" fire service south to the hydrant located on the east side of C Street adjacent to Buxton Stadium. All work to be performed prior to removal of North C Street.

IMU ELECTRIC

IMU Electric will install a primary metering cabinet when necessary at the NE Corner of Simpson College / Kent Student Center property line. All facilities on the load side of the primary meter will revert to Simpson College ownership. Simpson College will be responsible for all costs associated with the installation of the primary metering station. This has precedence with other installations throughout Simpson campus. IMU will continue to perform maintenance at standard hourly rates when requested. Simpson may wish, at their own expense to relocate electrical equipment (Transformers, Junction cabinets, etc) closer to the proposed drive / parking lot so that damage to landscaping throughout campus will be minimized during routine and or emergency maintenance. Simpson College will be responsible for the installation and metering of all security lighting along the new corridor from West Clinton to Girard. IMU will remove all existing light poles.

WATER POLLUTION CONTROL (see attached map)

- Recommend the sanitary sewer services, mains and manholes under the portion of the C Street corridor, from manhole # 182 at Girard Avenue to manhole # 505N, approximately 1032' will revert to a private main and maintenance will be the responsibility of Simpson College. This portion has been recently lined by the City and is I & I compliant at this time.
- The City would retain ownership and maintenance responsibility of the portion of main from the intersection of West Clinton Avenue, north to Manhole # 505N, approximately 414'.
- The sanitary sewer line east out of manhole # 175 serving 300 West Clinton Avenue, has severe I & I issues. Recommend Simpson College should abandon service if possible.
- Adjust all manhole covers within the new paving design and verify manholes for I & I compliance prior to installation of new paving.

POLICE DEPARTMENT

- Police vehicles to have unlimited access.
- No parking allowed on new private access road. Enforcement of this requirement can be contracted through the Indianola Police Department.

FIRE DEPARTMENT

- Current C Street access would need to be maintained with a fire lane or equivalent. The final design of the proposed improvements relating to access widths, entrances, and bearing capacities for emergency ingress vehicles is subject to approval by the City of Indianola.
- Current fire hydrant locations would need to be maintained along C Street and in the future an evaluation of hydrant locations, access roads and current buildings would need to be evaluated and recommendations could be provide for improved protection.
- If gates or devices are installed to limit traffic on the fire lane the opening to this gate should be a minimum of 20ft wide and the operation of the gate or device needs to be approved prior to installation. Consideration should be given for ease of operation and weather impacts upon operation.
- With the potential limited access of making C Street a fire lane only I would request the “D” street be opened to a two-way street. This would help not only with access to Simpson properties but the surrounding residential areas.
- Removal of snow will need to be a priority and not allowing accumulations of snow piles on or in close proximity of any fire lane.

The following items listed below are life safety issues that we would like Simpson College to addressed in the future.

- Future plan of access to College Hall is needed. Access to this building is extremely limited and greatly hinders our ability to provide for fire safety for the occupants.
- Future building improvements need to include design for sprinkler systems, fire alarm systems upgrades, a central point answering of all fire alarms on campus, and all alarms should be reported to the fire department upon receiving them.
- Emergency planning and training meetings to review response capabilities, responsibilities and expectations.
- Knox Box installed in strategic locations as determined by college staff and FD staff so quick response to buildings can be obtained during any emergency.
- Improved addressing for current buildings and building labeled clearly for responders.

COMMUNITY DEVELOPMENT

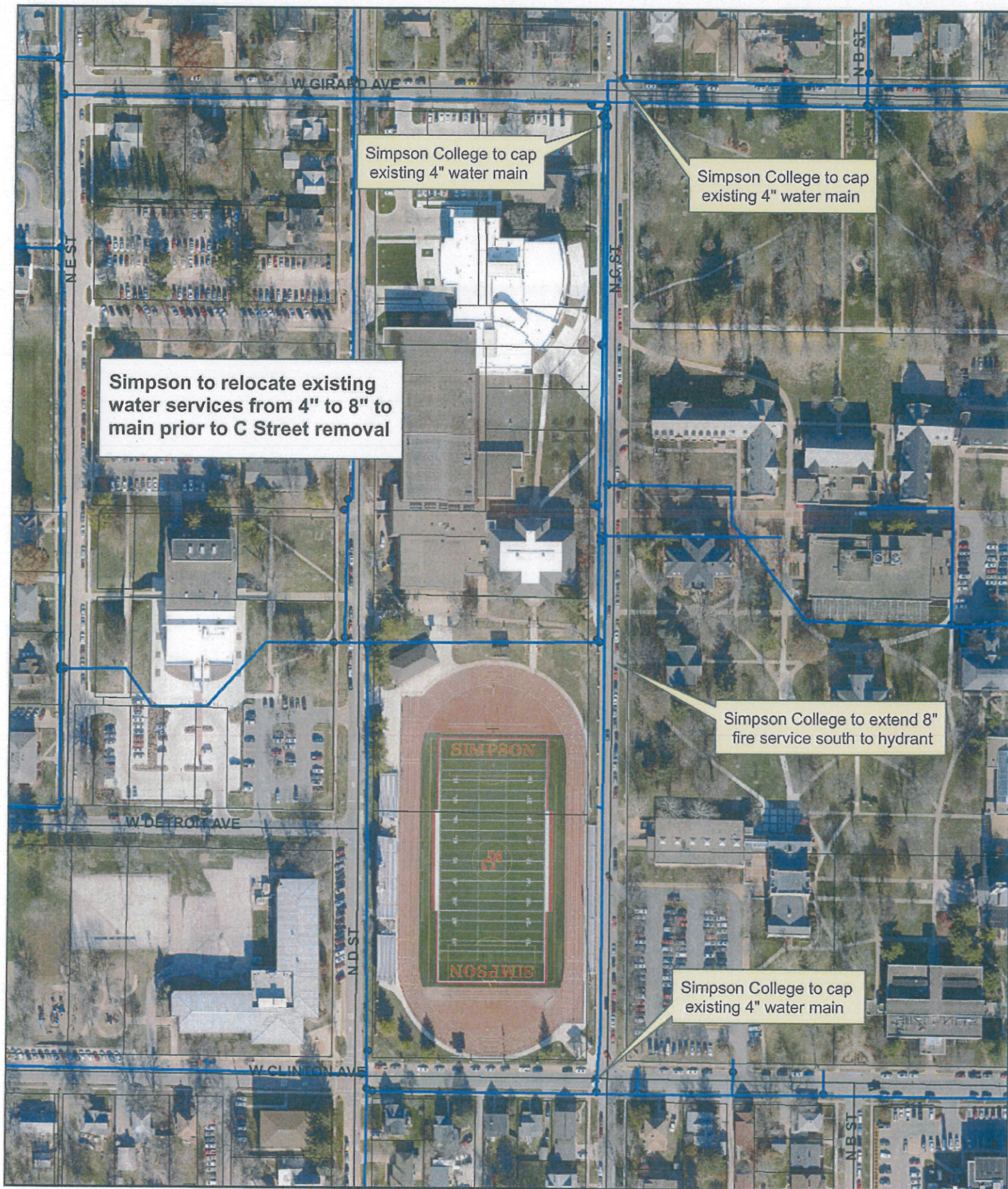
- Council amend one-way street ordinance for two-way traffic on North D Street. This may include no parking on either side or widen paving surface.
- Retain an emergency access and public utility easement for the entire width and length of the proposed C Street corridor. Gas, phone, cable T.V., fiber optic and a portion of public sewer are present.
- Agreement with Simpson that the City of Indianola or Indianola Municipal Utilities will replace/repair damage areas due to emergency access or utility work to rough grade only.
- Radius for turnarounds are adequate for passenger vehicles only, Simpson may choose to enlarge these areas to accommodate delivery trucks.
- Depth of handicap parking on south turnaround must be a minimum of 18' in depth and the sidewalk around the turnaround a minimum of 5' in width
- Final design of proposed access along the North C Street corridor to be performed by a licensed engineer to confirm soil and surface bearing capacities, location of the north turnaround in relationship to Buxton Park.
- Simpson College will exercise its best efforts to substantially complete, by October 15, 2015, a pedestrian mall in the area now occupied by the property which is the subject of this agreement, said mall to be in conformity with this agreement, the Development Agreement, and all applicable City regulations.

STREET DEPARTMENT

- Extend storm sewer intake at the northeast corner of Clinton and C Street to match new paving design.

C St Sanitary Sewer Utility





Water Mains on North "C" Street Closure Request

Information

Subject

Consider a resolution approving waiver of potential attorney conflict

Information

Council needs to consider the resolution (packet) approving wavier of potential attorney conflict. The City of Indianola engages with Ahlers & Cooney P.C. for matters related to bond and labor and Simpson College engages Ahlers & Cooney, P.C. for general legal counsel.

Simpson College has engaged the services of Ahlers & Cooney in the matter related to the proposed purchase of a portion of "C" Street. The City has been fully advised that a potential for or appearance of a conflict of interest exist regarding the proposed purchase of "C" Street due to Ahlers' dual representation of the City and Simpson College.

The resolution states:

- The City Attorney will independently represent the interests of the City in the proposed transaction
- The potential adverse conflict is acknowledged and waived with regard to the "C" Street proposal
- The Mayor is authorized and directed to execute the Acknowledgement and Consent (packet) to Representation on behalf of the City to allow Ahlers to proceed as counsel in this matter

Roll call is in order.

Attachments

Resolution

Conflict Waiver

RESOLUTION NO. 2013-_____

**A RESOLUTION APPROVING WAIVER OF POTENTIAL ATTORNEY
CONFLICT**

WHEREAS, the City of Indianola, Iowa engages the legal services of Ahlers & Cooney, P.C. for matters related to public finance and labor negotiations; and

WHEREAS, Ahlers and Cooney provides services of general legal counsel to Simpson College; and

WHEREAS, Simpson College has engaged the services of Ahlers & Cooney in matters related to the proposed purchase of a portion of C Street; and

WHEREAS, the City has been fully advised that a potential for or appearance of a conflict of interest exists regarding this transaction due to Ahlers' dual representation of the City and Simpson College; and

WHEREAS, the City Attorney will independently represent the interests of the City in the proposed transaction.

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

1. The potential adverse conflict is acknowledged and waived with regard to the C Street proposal.
2. The Mayor is authorized and directed to execute the Acknowledgement and Consent to Representation on behalf of the City to allow Ahlers to proceed as counsel in this matter.

APPROVED this ____ day of _____, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

CONFLICT WAIVER

Ahlers & Cooney P.C. (hereinafter "Ahlers") has agreed to represent Simpson College with regard to the proposed sale of a portion of C Street from the City of Indianola, Iowa (hereinafter "City"). Ahlers provides counsel to the City on matters related to public finance and labor issues, and is also general counsel to Simpson College. Brick Gentry, P.C. provides general counsel to the City as City Attorney, and will accordingly represent the interests of the City in the proposed transaction involving C Street. Because Ahlers represents both the City and Simpson College, recognition and waiver of this conflict are necessary before proceeding further with the C Street transaction.

It is important that the parties be aware of the following:

1. Under applicable rules of professional conduct, a law firm owes each of its clients a duty of loyalty, which would normally preclude any attorney within the firm from undertaking a representation adverse to any client of the firm without the affected client's informed consent. Other rules generally prohibit a firm from undertaking any representation involving an actual or potential conflict of interest without the informed consent of all affected parties. Such a situation exists whenever a firm represents two clients simultaneously in a situation in which their interests are actually or potentially adverse.
2. The conflict of interest, and the need for informed consent, exist no matter how cordial the business relationship between the two parties currently is or is anticipated to be, and no matter how non-controversial the action appears to be.
3. Signatories to this agreement acknowledge and are aware that Ahlers representation of Simpson College is being undertaken in order to best and fully represent the interests of Simpson College in this matter. It should be understood that the scope of the work related to this transaction is outside of the specific areas of representation of the City by the Ahlers firm.

Despite any potential or actual conflict of interest that may exist now or in the future, we hereby consent to the Ahlers firm's representation of Simpson College with respect to the proposed sale of C Street. We further agree that the firm may withdraw its representation without prejudice should it determine that continued representation might violate applicable rules of professional conduct.

Dated: _____

CITY OF INDIANOLA, IOWA

By: Kenan Bresnan, Mayor

Information

Subject

Consider resolution setting hearing (September 16, 2013) for sale of real estate to the Iowa Department of Transportation for Highway 92 Improvement Project

Information

Council needs to set September 16, 2013 as a public hearing for the sale of real estate to the Iowa Department of Transportation for the Highway 92 widening project (see resolution). In your packet is the IDOT purchase agreement in an amount of \$10,500 for a portion of the IMU Substation (see map) located at Highway 92 and R63 consisting of .62 acres.

Schedule includes:

September 3, 2013 - Council sets September 16, 2013 as a public hearing

September 9, 2013 - Board of Trustees approves the resolution for the sale of real estate

September 16, 2013 - Council holds a public hearing to sale real estate, approves purchase agreement and authorizes to proceed by resolution

Roll call setting September 16, 2013 as a public hearing is in order.

Attachments

Resolution

IDOT Agreement

RESOLUTION NO. 2013-_____

**A RESOLUTION SETTING HEARING FOR SALE OF REAL ESTATE
TO IOWA DEPARTMENT OF TRANSPORTATION FOR HIGHWAY
WIDENING PROJECT**

WHEREAS, the City of Indianola, Iowa owns property with the following legal description:

NW ¼ of the SW ¼, Section 27, T76N, R24W, Indianola, Warren County, State of Iowa, including all land, trees, shrubs, landscaping and surfacing attached thereto

WHEREAS, the Iowa Department of Transportation (IDOT) has undertaken a highway expansion project on Highway 92 affecting the above-described property;

WHEREAS, the IDOT has offered a lump sum purchase price of \$10,500.00 for the sale of the City's property, including all rights of direct access from the property to Highway 92, with certain terms and conditions specified in the form attached hereto as Exhibit A; and

WHEREAS, a public hearing is required to consider said sale to IDOT.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Indianola, Iowa, that a public hearing on the proposed sale of property to IDOT is hereby set for the 16th day of September 2013, at 6:00 o'clock p.m.

NOW, THEREFORE, BE IT FURTHER RESOLVED by the City Council of the City of Indianola, Iowa, that the City Clerk is hereby directed to publish notice in compliance with Iowa Code section 372.2.

APPROVED this 3rd day of September, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

Return to and Prepared by Valerie Goethals, Right of Way Office, Iowa Department of Transportation,
800 Lincoln Way, Ames, IA 50010, 515-239-1361

Form 634028 (11-12)



Iowa Department of Transportation

Office of Right of Way, 800 Lincoln Way, Ames, Iowa 50010

Ph: 515-239-1135
Toll-Free: 866-282-5809
FAX: 515-239-1247
www.iowadot.gov

PURCHASE AGREEMENT

Parcel Number: 38 County: Warren

Project Number: STPN-092-5(50)--2J-91 Route Number: Hwy 92

Seller: City of Indianola and Indianola Municipal Utilities

THIS AGREEMENT entered into this _____ day of _____, _____
by and between, Seller and the Iowa Department of Transportation, acting for the State of Iowa, Buyer.

1. The Seller agrees to sell and furnish to the Buyer a conveyance document, on form(s) furnished by the Buyer, and the Buyer agrees to buy the following real estate, hereinafter referred to as the premises, in parts of the following: NE 1/4 of the SW 1/4, Section 27, T76N, R24W, Warren County, State of Iowa and more particularly described on page 4, 5 and 6 including the following buildings, improvements and other property:

All land, trees, shrubs, landscaping and surfacing attached to the premises sought and described herein.

- 1b. The Seller also agrees to convey to the Buyer all of the Seller's rights of direct access from the premises to Highway 92, from Sta. 387+28 to Sta. 390+87 and to County Road R-63 from Sta. 3392+27 to Sta. 3392+82.

2. The Buyer agrees to pay, and the Seller agrees to grant, the right of possession, convey title and surrender physical possession of the premises as shown on or before the dates listed below:

Payment Amount	Agreed Performance	Date of Performance
	On conveyance of title	
	On surrender of possession	
\$10,500.00	On possession and conveyance	60 days after buyer approval
\$10,500.00	Total Lump-Sum Amount	

Breakdown	Ac/Sq. Ft.				
Land by fee title	0.30	acres	Fence		rods woven
Underlying fee title	0.32	acres	Fence		rods barbed
Permanent easement	0.04	acres			

3. Possession of the premises is the essence of this agreement and the Buyer may enter and assume full use and enjoyment of the premises per the terms of this agreement. The Seller grants the Buyer the immediate right to enter the premises for the purpose of gathering survey and soil data. The Seller may surrender possession of the premises, building, improvement, or any part thereof, prior to the time that he/she has agreed to do so, and agrees to give the Buyer 10 days notice of the Seller's intention to surrender possession by calling the Buyer at 1-866-282-5809.
4. The Seller warrants that there are no tenants on the premises holding under lease, except: None.
5. This agreement shall apply to and bind the legal successors in interest of the Seller, and the Seller agrees to pay all liens and assessments against the premises, including all taxes and special assessments payable until surrender of possession, as required by the Iowa Code section 427.2 and agrees to warrant good and sufficient title. Names and addresses of lien holders are: None
6. The Buyer may include mortgagees, lien holders, encumbrances, and taxing authorities as payees on warrants issued in payment of this agreement. In addition to the total lump-sum payment amount, the Buyer agrees to pay \$150.00 for the cost of adding title documents required by this transaction to the Seller's abstract of title. If requested to do so, the Seller will deliver to the Iowa Department of Transportation, Office of Right of Way, 800 Lincoln Way, Ames, IA 50010, an abstract of title to the premises. The Buyer agrees to pay the cost of abstract continuation. The Seller agrees to provide the documents as may be required by Iowa Land Title Standards to convey merchantable title to the Buyer. The Seller also agrees to obtain court approval of this agreement, if requested by the Buyer, in the event title to the premises becomes an asset of any estate, trust, conservatorship or guardianship. The Buyer agrees to pay court approval costs and all other costs necessary to transfer the premises to the Buyer, except attorney fees. Claims for such transfer costs shall be paid in amounts supported by paid receipts or signed invoices.
7. The Buyer agrees that any agricultural drain tiles that are located within the premises that are damaged or require relocation by highway construction shall be repaired or relocated at no expense to the Seller. Where the Buyer specifically agrees to construct and maintain fence, the fence shall be constructed and maintained for vehicle access control purposes at no expense to the Seller. The Buyer has the right of entry upon the Seller's remaining property along the right-of-way line, if necessary, for the purpose of connecting the drain tile, and constructing and maintaining the fence. The Seller may pasture against the fence at his/her own risk. The Buyer will not be liable for fencing private property or maintaining it to restrain livestock.
8. If the Seller holds title to the premises in joint tenancy with full rights of survivorship and not as tenants in common at the time of this agreement, the Buyer will pay any remaining proceeds to the survivor of that joint tenancy, and will accept title solely from that survivor, provided the joint tenancy has not been destroyed by operation of law or acts of the Seller.
9. These premises are being acquired for public purposes. This transfer is exempt from the requirements for the filing of a "Declaration of Value" in accordance with Iowa Code section 428A.1.
10. The premises also includes all estates, rights, title, and interests, including all easements, and all advertising devices and the right to erect such devices as are located thereon. The Seller consents to any change of grade of the highway and accepts payment under this agreement for any and all damages arising from those changes. The Seller acknowledges full settlement and payment from the Buyer for all claims per the terms of this agreement, and discharges the Buyer from liability because of this agreement and the construction of the public improvement project.
11. The Seller states and warrants that, to the best of the Seller's knowledge, there is no burial site, well, solid waste disposal site, private sewage disposal systems, hazardous substance or underground storage tank on the premises, except: None Known.
12. This written agreement constitutes the entire agreement between Buyer and Seller and there is no agreement to do or not to do any act or deed except as specifically provided for herein.
13. Buyer hereby gives notice of Seller's five-year right to renegotiate construction or maintenance damages not apparent at the time of the signing of this agreement as required by the Code of Iowa, Section 6B.52.

Seller's signature and claimant's certification: Upon due approval and execution by the Buyer, the undersigned sellers/claimants certify the total lump-sum payment amount shown here is just and unpaid.
City of Indianola and Indianola Municipal Utilities

By X

Kenan Bresnan, Mayor
110 North, 1st Street
Indianola, Iowa

By X

Diana Bowlin, City Clerk

STATE OF IOWA

COUNTY OF Warren ss:

On this _____ day of _____, 2013, before me, the undersigned, a notary public in and for said the State of Iowa, personally appeared Kenan Bresnan and Diana Bowlin to me personally known, who being by me duly sworn, did say that they are the Mayor and City Clerk, respectively, of the City of Indianola, Iowa; that the seal affixed to the foregoing instrument is the corporate seal of the corporation, and that the instrument was signed and sealed on behalf of the corporation by authority of its city council _____, as contained in ordinance number _____, passed (the resolution adopted) by the city council under roll call number _____ of the city council on the _____ day of _____, and that _____ and _____ acknowledged the execution of the instrument to be their voluntary act and deed, and the voluntary act and deed of the corporation, by it voluntarily executed.

(AFFIX NOTARIAL SEAL BELOW)

_____(Sign in ink)

_____(Print/type name)

Notary Public in and for the State of Iowa

BUYER'S APPROVAL

Recommended by

(Sign in ink): X

(Date)

Project Agent

(Printed Name): Michael J. Schneider Jr.

Approved by

(Sign in ink): X

(Date)

Right of Way Director

(Printed Name): Martin J. Sankey

BUYER'S ACKNOWLEDGEMENT

STATE OF IOWA }

COUNTY OF STORY }

ss:

On this _____ day of _____, before me, the undersigned, personally appeared ROW Director, Martin J. Sankey, known to me to be a Right of Way Director of the Buyer and who did say that the instrument was signed on behalf of the Buyer by its authority duly recorded in its minutes, and said right of way director acknowledged the execution of the instrument, whose signature appears hereon, to be the voluntary act and deed of the Buyer, and by it voluntarily executed.

(NOTARIAL SEAL)

Notary Public in and for the State of Iowa

RIGHT OF WAY OFFICE
SUMMARY OF PROPOSED ACQUISITION
DESIGN SECTION

County WARREN ID No. 26264
Project No. STPN-92-5(50)--2J-91 Parcel No. 38
Owner of Record CITY OF INDIANOLA & INDIANOLA MUNICIPAL UTILITIES
Contract Purchaser _____
Leasehold _____
Mineral Rights /Mineral Leases _____

1. PERMANENT ACQUISITION AND PROPERTY AREAS:

ROW in Name of State	0.30	acres / SF	}	0.30	acres / SF
Excess Land Area	_____	acres /SF			
Mitigation Area	_____	acres /SF			
* Fee Title ROW in Name of City	_____	acres /SF			
ROW in Name of County	_____	acres /SF	}	0.04	acres /SF
* Easement for	_____	acres / SF			
* Easement in Name of County for	<u>ROADWAY PURPOSES</u>	0.04			
* Easement in Name of City for	_____	acres /SF			

Area of remaining property		
Left of ROW	1.68	tax acres / SF
Right of ROW	_____	tax acres / SF

Total area of property before acquisition (sum of above)	2.02	acres / SF
* Quit Claim Deed	_____	acres / SF
* Refer to plat for takings from more than one tract		

2. FLOWAGE EASEMENT TO ELEV. _____ acres

3. RIGHT TO POND WATER TO ELEV. _____ acres

4. ACQUIRE UNDERLYING TITLE TO EXISTING ROW (CURRENTLY HELD BY EASEMENT)
State _____ 0.32 acres

5. TEMPORARY ACQUISITION:

Borrow by Easement	_____	acres
Haul Road by Easement	_____	acres
Detour by Easement	_____	acres
Temporary Easement to	_____	acres

6. ACCESS CONTROL:

Access rights to be acquired between Stations	387+28± <u>P</u>	& Sta.	390+87± <u>P</u>
	3392+27± (SR)	& Sta.	3392+82 (SR)
	_____	& Sta.	_____
	_____	& Sta.	_____

Access location points at stations _____

Entrances will be constructed at Stations _____

Additional Length of Drive _____ ft.

7. ROW FENCING:

The State will construct access control fencing through the Priority I access control limits; sta. _____ to _____,
sta. _____ to _____, sta. _____ to _____, sta. _____ to _____,
including side road access control limits; sta. _____ to _____, sta. _____ to _____,
sta. _____ to _____, sta. _____ to _____, sta. _____ to _____.

The Acquisition Agent is responsible for determining the amount of fence, if any, is to be replaced in all other locations.

COMMENTS: CLOSE ENTRANCE @ STA. 387+93

All other entrances within the construction limits of this project, and not
listed on this document, will be closed.

Prepared by: S. DUMDEI/M. GOGERTY

Date: 10/16/12

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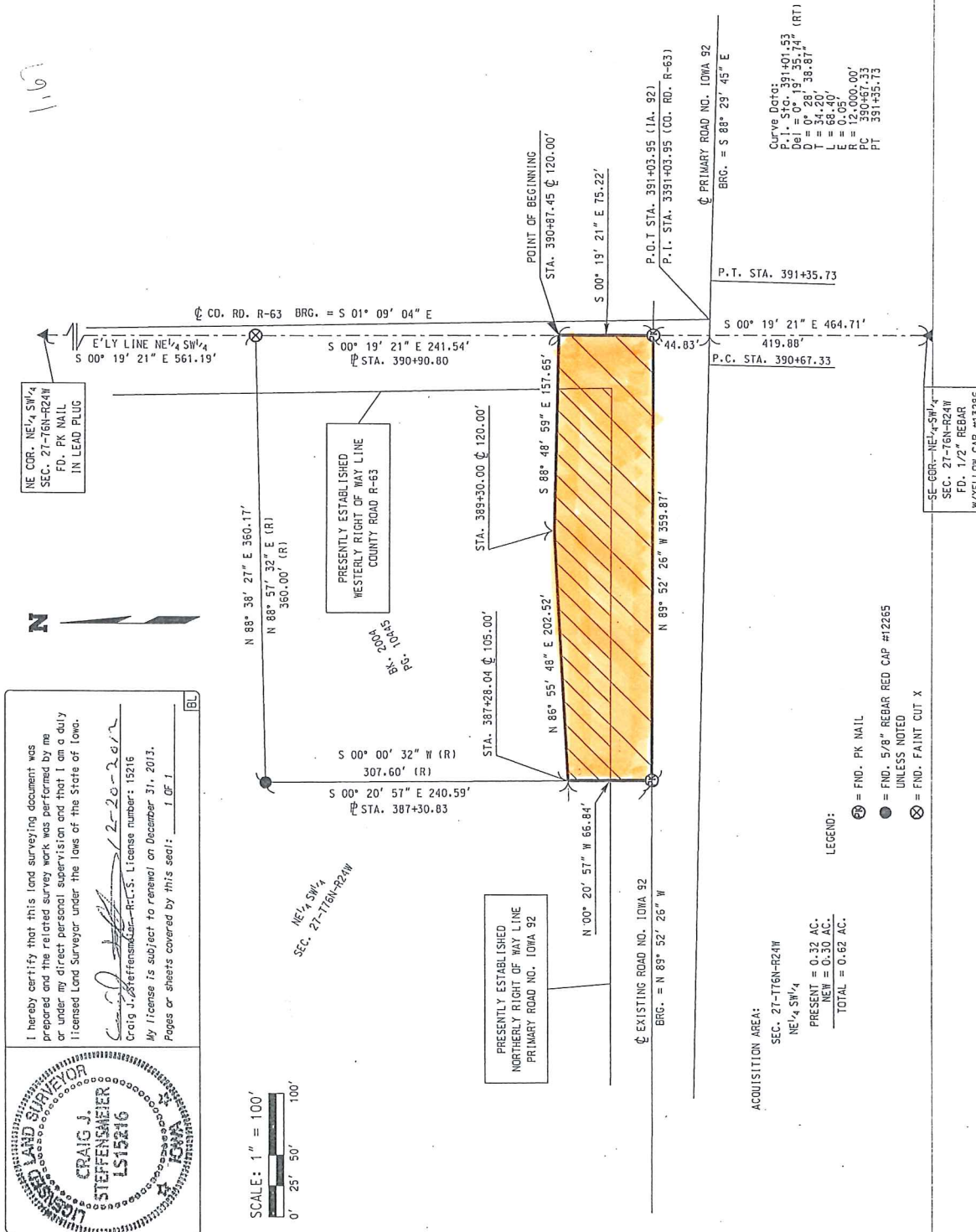


Iowa Department of Transportation

ACQUISITION PLAT EXHIBIT "A"

COUNTY WARREN STATE CONTROL NO. _____
 PROJECT NO. STPN-92-5(50)--2J-91 PARCEL NO. 38
 SECTION 27 TOWNSHIP 76N RANGE 24W
 ROW-FEE 0.62* AC EASE _____ AC EXCESS-FEE _____ AC
 ACCESS RIGHTS STA. 387+28.04 TO STA. 390+87.45 IA 92 NORTHERLY SIDE
 ACQUIRED FROM _____

*INCLUDES 0.32 AC. WITHIN THE PRESENTLY ESTABLISHED RIGHT OF WAY OF IOWA 92



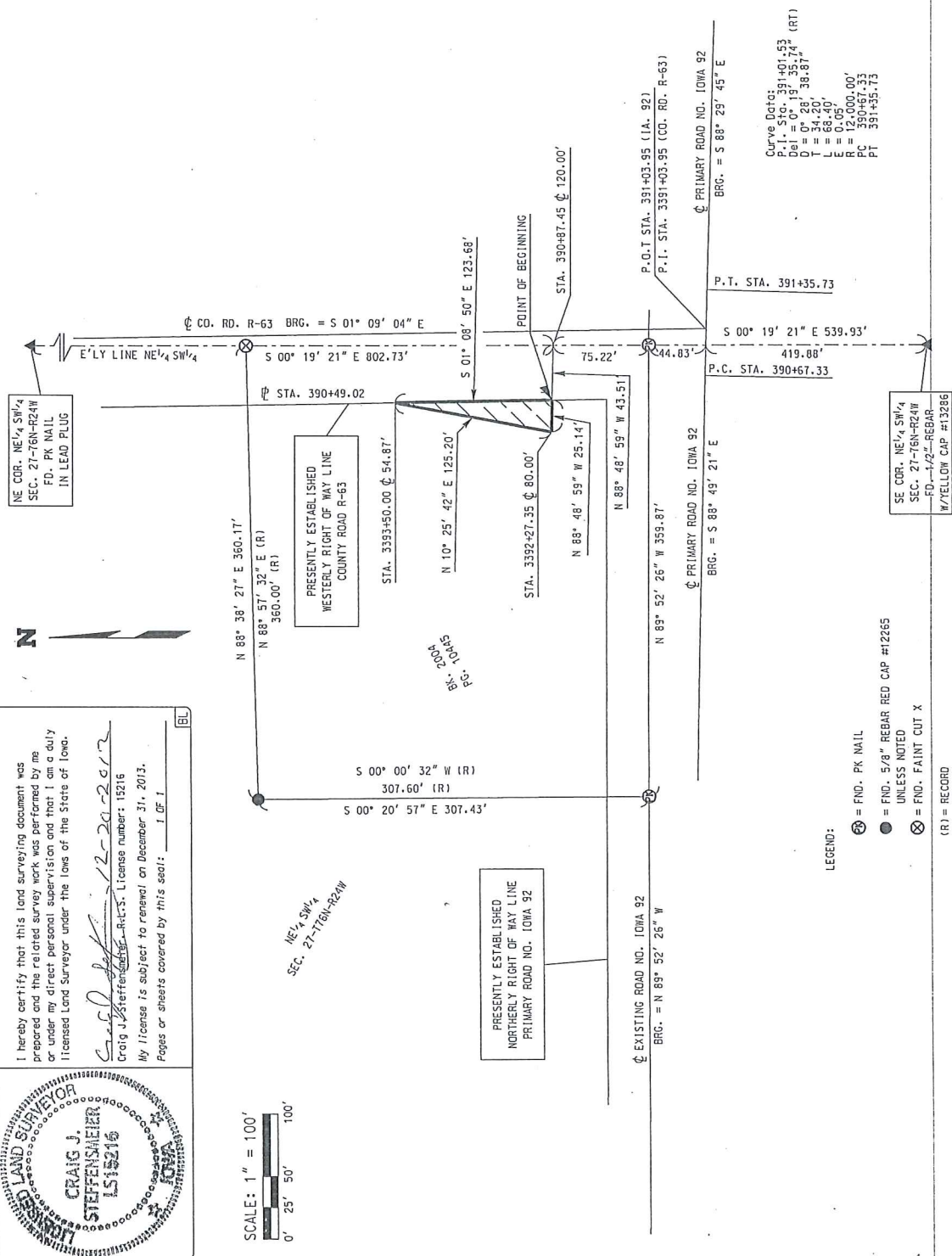
Iowa Department of Transportation

ACQUISITION PLAT

EXHIBIT "A"

COUNTY WARREN STATE CONTROL NO. _____
PROJECT NO. STPN-92-5(50)--2J-91 PARCEL NO. 38
SECTION 27 TOWNSHIP 76N RANGE 24W
ROW-FEE _____ AC EASE 0.04* AC EXCESS-FEE _____ AC
ACCESS RIGHTS STA. 3392+27.35 TO STA. 3392+82 CO. RD. 63 WESTERLY SIDE
ACQUIRED FROM _____

*ACQUIRED IN THE NAME OF WARREN COUNTY



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Information

Subject

Consider resolution authorizing transfer and control of certain real estate owned by the City

Information

In your packet is a joint resolution which will transfer IMU's management and control of 210 N. 1st Street (see map) to the City in exchange for the sum of \$92,000, payable by the City to IMU over five years plus interest. This transfer of management and control of the property is accompanied by an assignment of the rights of IMU in a parking lot lease between IMU and Bank of the West.

The Board of Trustees approved the resolution at their August 26, 2013 meeting.

Roll call is in order.

Attachments

Resolution

Map

JOINT RESOLUTION NO. 2013-_____

A RESOLUTION AUTHORIZING TRANSFER AND CONTROL OF CERTAIN REAL ESTATE OWNED BY THE CITY

WHEREAS, the city of Indianola owns certain lots in Warren County, obtained by Warranty Deed from:

Christopher and Eileen Fusco, recorded in the Office of the Warren County Recorder at Book 1999, Page 3780, on April 15, 1999; and

Joseph and Debra Brangers, recorded in the Office of the Warren County Recorder at Book 2001, Page 6776, on June 29, 2001; and

Indianola Community School District (date of transaction unknown),

Combined legally described as follows-

Lots 5, 6, 7, 8, 9 and 10, Block 10, ORIGINAL TOWN PLAT, Indianola, Iowa 50125;

Parcel IDs: 48020100070, 48020100100, and 48020100050 and locally known as 210 North First St., Indianola, Warren County, Iowa 50125 (hereinafter "Subject Property");

and

WHEREAS, The Board of Trustees of the Indianola Municipal Utilities (IMU) has management and control of the Subject Property; and

WHEREAS, the Board of Trustees of IMU and City Council of the City of Indianola, Iowa, believe it is in the best interests of the city to have IMU transfer management and control of the Subject Property; and

WHEREAS, the transfer of management and control of the Subject Property shall be in exchange for the sum of \$92,000, payable by the City to the IMU Water Utility over five years at \$20,000 per year including interest; and

WHEREAS, the transfer of management and control of the Subject Property is accompanied by an assignment of the rights of IMU in a parking lot lease between IMU and Bank of the West, and IMU hereby assigns all rights and interest thereunder to the City.

NOW THEREFORE, IT IS HEREBY RESOLVED by the City Council of Indianola, Iowa, and the Board of Trustees of Indianola Municipal Utilities that management and control of the Subject Property herein identified is transferred to the City of Indianola.

BE IT FURTHER RESOLVED that in exchange for said transfer, the City shall exchange \$92,000, payable over five (5) years at \$20,000 per year, to the IMU Water Utility and includes \$8,000 in total interest over the 5-year term.

BE IT FURTHER RESOLVED that the parking lot lease associated with the Subject Property is hereby assigned to the City.

APPROVED this ____ day of _____, 2013.

Kenan Bresnan, Mayor

APPROVED this ____ day of _____, 2013.

Patrick Reding, IMU Board Chairperson

ATTEST:

Diana Bowlin, City Clerk



Information

Subject

Consider resolution certifying banking authority

Information

Banks require a governing body to authorize, by resolution, signors on bank accounts (packet). Diana Bowlin has been the Council's signor during the interim. Council needs to consider approving Chris DesPlanques, Director of Finance, as the signor on bank accounts.

Roll call is in order.

Attachments

Resolution

RESOLUTION CERTIFYING BANKING AUTHORITY

WHEREAS, Chris DesPlanques has been duly appointed as Director of Finance of the City of Indianola; and

WHEREAS, the Chris DesPlanques has banking duties on behalf of the City of Indianola;

THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola that Chris DesPlanques is hereby authorized to:

- a. Act for and on behalf of the City of Indianola to carry out and perform transactions under the terms and conditions of the banking agreements in force by the City of Indianola and is authorized and empowered to execute such other agreements and to perform such other acts as deemed reasonably necessary to carry out the provisions of the banking agreement.
- b. Sign any item that draws on the City of Indianola's bank accounts.
- c. Endorse all checks, drafts, notes and other items payable to or owned by the City of Indianola for deposit or for collection or discount by the bank; and to accept drafts and other items payable at the bank.

This authority is subject to limitations set forth in the Investment Policy, Depository Resolution, and any other state or federal law, and ordinance, resolution, or policy adopted by the City Council.

Adopted this 3rd day of September, 2013.

Kenan Bresnan, Mayor

ATTEST:

Diana Bowlin, City Clerk

Information

Subject
Public comment

Information
