



CITY OF INDIANOLA COUNCIL MEETING

July 6, 2015

6:00 p.m.

Agenda

1. Call to order
2. Pledge of allegiance
3. Roll call
4. Public Comment
5. Consent
 - A. Approve agenda
 - B. June 15 and 29, 2015 Minutes
 - C. HR Green proposal for General Wastewater Engineering Services - Annual Contract amount not to exceed \$50,000.00
 - D. Change order #1 in an amount of \$4,200 from Weidner Construction for the Final Clarifier Improvements at the Wastewater Treatment Plant - revised contract amount \$60,200
 - E. Change order #1 in an amount of \$3,080 from Building Crafts for the Sludge (RAS) pumping improvements at the Wastewater Treatment Plant Improvements - revised contract amount \$168,080.00
 - F. Appoint Greg Chia (delegate) and Rob Hawkins (alternate) to the Warren County E911 Board
 - G. Prior and final approval applications for urban revitalization designation
 - H. Claims on the computer printout for July 6, 2015
6. Council Representative Reports
 - A. Resolution approving salaries
7. Council Reports
8. Mayor's Report - Kelly Shaw
 - A. Administer the oath of office to Police Officer Jay Hackett

- B. Proclamation declaring July as Park and Recreation month
 - C. Community Update
- 9. Public Consideration
 - A. Old Business
 - 1. 2015 Annexation
 - a. Public hearing of a request from Bob Eivins, Steve and Barbara Williams, Trueblood family, Robin Eyberg, Polly Glascock and City of Indianola for voluntary annexation (the complete legal description may be viewed at the City Clerk's Office) P&Z approved unanimously April 14, 2015
 - b. Consider resolution approving the annexation of certain parcels of real estate into the City of Indianola, Iowa
 - 2. Public hearing and consider approval of an Annexation Moratorium Agreement and 28E Agreement with the City of Des Moines and Warren County
 - * Prohibits annexation north of Middle River by Indianola and south of Scotch Ridge/Dakota Avenue by Des Moines
 - B. New Business
 - 1. Consider 3% increase of ambulance fees
 - 2. Discuss Sunday racing at the Warren County Fairgrounds
- 10. Other Business
 - A. Enter into closed session pursuant to Iowa Code Section 21.5(1)(i) to discuss the performance evaluation of the City Manager
- 11. Adjourn

Information

Subject
June 15 and 29, 2015 Minutes

Information

Attachments

- June 15 Minutes
- June 29 Minutes

REGULAR SESSION – JUNE 15, 2015

The City Council met in regular session at 6:00 p.m. on June 15, 2015. Mayor Kelly Shaw called the meeting to order and on roll call the following members were present: Greg Marchant, Eric Mathieu, John Parker and Brad Ross. Absent: Pam Pepper and Greta Southall.

Charlotte Guilford, 407 N. K, expressed her concern with her electric bill and understanding the IMU rates. She went to IMU to have them explain her rates. Chris Longer explained the electric, water, cost of power and fiber rates. Charlotte stated she was still a bit confused about what she is exactly paying for and encourages residents to attend the IMU Board of Trustee Meeting on June 22, 2015 at 5:30pm in the council chambers.

AJ Nelson, 609 E. Euclid, expressed the desire to allow races at the Warren County Fairgrounds to be held on Sunday's from 1:00 pm to 6:00 pm if the Friday and Saturday night races are cancelled due to weather.

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

Approve agenda

June 1, 2015 Minutes

Application – A renewal Class “B” Wine, Class “C” Beer, Class “E” Liquor License and Sunday Sales Privilege for Jiffy – 311 North Jefferson

Polk County Mutual Aid Agreement for Fire and EMS Service

US Highway 65/69 Reconstruction project – Change order #4 in an amount of \$3,547.27

Purchase of an Infield Rake from Van Wall in an amount of \$12,905.00

Authorize past due sewer, recycling and storm water fee balances to be sent to the State Off-Set Program for collection - Sewer \$4,823.37, recycling \$505.39 and storm water fee \$84.33

Claims on the computer printout for June 15, 2015 and the May 2015 receipts

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

RESOLUTION APPROVING SALARIES

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

Council member Marchant moved to approve the following Resolution Approving Salaries and Benefits for Appointed Officers and Employees of the City of Indianola for the Period Beginning June 28, 2015. Council member Mathieu seconded the motion. On roll call the vote was, AYES: Mathieu,

Parker, Ross and Marchant. NAYS: None. Absent: Pepper and Southall. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted:

**RESOLUTION APPROVING SALARIES AND BENEFITS FOR APPOINTED OFFICERS AND
EMPLOYEES OF THE CITY OF INDIANOLA FOR THE PERIOD BEGINNING JUNE 28, 2015.**

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

The May 2015 City Treasurer's report was approved on a motion by Mathieu and seconded by Parker. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

Item 8-A – administer the oath of office to Police officer Jay Hackett was pulled from the agenda.

Upon the final consider of a request for Bob Eivins, Blair and Marilyn Lawson and Don Borts to rezone property locally known as 2100, 2102, 2104 and 2106 East 2nd Avenue from A-1 (Agriculture) to R-3 (Mixed Residential) Parker moved and Ross seconded to adopt ORDINANCE NO. 1545 entitled, "AN ORDINANCE AMENDING THE MUNICIPAL CODE OF THE CITY OF INDIANOLA, IOWA, BY REZONING LAND OWNED BY BLAIRE AND MARILYN LAWSON, ROBERT AND KATHLEEN EIVINS, AND DONALD BORTS, TO CHANGE THE ZONING CLASSIFICATION FROM AGRICULTURAL (A-1) TO MIXED RESIDENTIAL (R-3)." On roll call the vote was, AYES: Ross, Marchant, Mathieu and Parker. NAYS: None. Absent: Pepper and Southall. Whereupon the Mayor declared the motion carried unanimously and the ordinance to be effective upon publication.

Council member Parker moved to approve the following resolution entitled, "RESOLUTION APPROVING THE PRELIMINARY PLAT OF DEER RUN PLAT 7" as presented with staff's recommended changes. Council member Marchant seconded the motion to adopt. On roll call the vote was, AYES: Ross, Marchant, Mathieu and Parker. NAYS: None. Absent: Pepper and Southall. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

**RESOLUTION APPROVING THE
PRELIMINARY PLAT OF
DEER RUN PLAT 7**

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

A motion was made by Marchant and seconded by Parker to approve the purchase of a 2016 Freightliner 114SD, Swaploader base, Snow Plow, Salt & Sand Spreader, Dump box and 6 yard Truck Mounted Cement Mixer in an amount of \$293,931 for the Street Department. Question was called for and on voice vote the vote was, AYES: Mathieu, Parker and Marchant. NAYS: None. ABSENT: Pepper and Southall. ABSTAINED: Ross. Whereupon the Mayor declared the motion carried.

A motion was made by Marchant and seconded by Mathieu to approve the purchase of a Stenier replacement tractor in an amount of \$30,951.50 for the Park's Department. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

City Manager, Eric Hanson announced that Doug Bylund, current Recreation Superintendent, will take over the Park and Recreation Director position effective July 1, 2015.

Council set a special meeting to be held June 29, 2015 at 10:00am to approve fiscal year end claims.

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

Kelly B. Shaw, Mayor

Diana Bowlin, City Clerk

SPECIAL SESSION – JUNE 29, 2015

The City Council met in special session at 10:00 a.m. on June 29, 2015. Mayor Kelly Shaw called the meeting to order and on roll call the following members were present: Greg Marchant, Eric Mathieu (via phone), John Parker (via phone), Pam Pepper (via phone) and Brad Ross. Absent: Greta Southall.

The claims on the computer printout for June 29, 2015 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.

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

Kelly B. Shaw, Mayor

Diana Bowlin, City Clerk

Information

Subject

HR Green proposal for General Wastewater Engineering Services - Annual Contract amount not to exceed \$50,000.00

Information

This agreement (same as last year's) provides a framework for HR Green to work on an on-call basis for tasks the City authorizes. The annual contract value for this agreement will not exceed \$50,000.00 Highlights of the agreement includes:

- Evaluation of infrastructure and condition assessments
- Advisory services regarding IDNR regulations and position
- Development assistance and consulting
- Project financing assistance
- Permitting assistance
- Assistance with minor projects
- Reviewing technical proposals
- Infiltration and inflow elimination programming and recommendations

Attachments

Engineering Agreement



PROFESSIONAL SERVICES AGREEMENT

For

General Wastewater Engineering Services

City of Indianola
110 North 1st Street
Indianola, Iowa 50125-0299
(515) 961-9410

Jim Rasmussen, Vice President
HR Green, Inc.
5525 Merle Hay Road
Johnston, IA 50131
40140059

June 25, 2015

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- 7.0 PROFESSIONAL SERVICES FEE
- 8.0 TERMS AND CONDITIONS

THIS **AGREEMENT** is between City of Indianola, Iowa (hereafter "CLIENT") and HR GREEN, INC. (hereafter "COMPANY").

1.0 Project Understanding

1.1 General Understanding

The Client has retained Company to provide general engineering services to support their wastewater needs.

This agreement is intended to be for ongoing engineering services support and therefore does not have a defined scope of services. The following Engineering Services identifies services that may be provided by the Engineer upon request but is not intended to be inclusive of all services that may be provided. Additional related engineering services not identified below may also be provided upon request.

It is anticipated that separate agreements, outside of this general engineering services agreement, will be executed for individual projects or tasks where the anticipated total hours of effort will exceed 80 hours of services.

2.0 Scope of Services

The CLIENT agrees to employ COMPANY to perform the following services:

General Wastewater Services

- Evaluation of infrastructure and condition assessments
- Advisory services regarding IDNR regulations and positions
- Development assistance and consulting
- Project financing assistance
- Rate reviews – not complete rate studies
- Permitting assistance
- Attend Council meetings as needed to support staff
- Assistance for minor projects (generally projects less than \$100,000 in construction costs) where the City directly selects or is the contractor and does not require full Contract Documents and a letting
- Assisting with selection of replacement equipment
- Reviewing technical proposals
- Assistance on a minor aspect of a large major project not designed by HR Green (example- provide construction staking, construction observation, review of electrical service requirements, etc)
- Minor GIS & GPS services
- Capital improvements planning for treatment and collection system improvements
- Wastewater treatment plant optimization
- Infiltration and inflow elimination programming and recommendations
- Assistance with pilot testing of wastewater equipment/technologies
- Assistance with subcontractors to provide geotechnical or surveying services
- Other requested services by CLIENT

3.0 Items not included in Agreement/Supplemental Services

Supplemental services not included in the agreement can be provided by COMPANY under separate agreement, if desired.

4.0 Client Responsibilities

CLIENT must authorize COMPANY to do work by specific task up to the maximum value of this agreement. Authorization must be in written form.

5.0 Professional Services Fee

5.1 Fees

Since this agreement does not have a defined scope of services, accordingly this agreement will have a maximum value of \$50,000.00 but will be based on hourly rates and applicable expenses as indicated below for ongoing services requested by the Client.

First 80 Hours of Service Per Month

In order to recognize the Client's commitment to this ongoing relationship, the fee for the first forty (40) hours of HR Green's Project Manager time will be invoiced at a reduced rate of \$150.00 per hour and the first forty (40) of Project Engineer or Project Staff below the project manager level will be invoiced at a discounted rate of \$100.00 per hour. The Discounted Billing Rate Schedule is effective July 1, 2015 through June 30, 2016.

Service Per Month Exceeding First 80 Hours

The fee for general engineering services beyond the first eighty (80) hours per month will be according to Howard R. Green Company's Standard Billing Rate Schedule. The Standard Billing Rate Schedule effective through December 31, 2015 is attached.

5.1.1.1 TERM OF AGREEMENT

This agreement regarding general engineering services will be in affect from the date of this agreement until June 30, 2016, unless terminated in accordance with the terms of this agreement.

The fee for services will be based on COMPANY standard hourly rates current at the time the agreement is signed. These standard hourly rates are subject to change upon 30 days' written notice. Non salary expenses directly attributable to the project such as: (1) living and traveling expenses of employees when away from the home office on business connected with the project; (2) identifiable communication expenses; (3) identifiable reproduction costs applicable to the work; and (4) outside services will be charged in accordance with the rates current at the time the work is done.

5.2 Invoices

Invoices for COMPANY's services shall be submitted, on a monthly basis. Invoices shall be due and payable upon receipt. If any invoice is not paid within 15 days, COMPANY may, without waiving any claim or right against the CLIENT, and without liability

whatsoever to the CLIENT, suspend or terminate the performance of services. The retainer shall be credited on the final invoice. Accounts unpaid 30 days after the invoice date may be subject to a monthly service charge of 1.5% (or the maximum legal rate) on the unpaid balance. In the event any portion of an account remains unpaid 60 days after the billing, COMPANY may institute collection action and the CLIENT shall pay all costs of collection, including reasonable attorney's fees.

5.3 Extra Work

Any work required but not included as part of this contract shall be considered extra work. Extra work will be billed on a Time and Material basis with prior approval of the CLIENT.

5.4 Exclusion

This fee does not include attendance at any meetings or public hearings other than those specifically listed in the Scope of Services. These work items are considered extra and are billed separately on an hourly basis.

5.5 Payment

The CLIENT AGREES to pay COMPANY on the following basis:

Per current Rate Schedule as delineated in Section 5.1 of this agreement.

6.0 Terms and Conditions

The following Terms and Conditions are incorporated into this AGREEMENT and made a part of it.

6.1 Standard of Care

Services provided by COMPANY under this AGREEMENT will be performed in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing at the same time and in the same or similar locality.

6.2 Entire Agreement

This Agreement, and its attachments, constitutes the entire understanding between CLIENT and COMPANY relating to professional engineering services. Any prior or contemporaneous agreements, promises, negotiations, or representations not expressly set forth herein are of no effect. Subsequent modifications or amendments to this Agreement shall be in writing and signed by the parties to this Agreement. If the CLIENT, its officers, agents, or employees request COMPANY to perform extra work or services pursuant to this Agreement, CLIENT will pay for the additional services even though an additional written Agreement is not issued or signed.

6.3 Time Limit and Commencement of Work

This AGREEMENT must be executed within ninety (90) days to be accepted under the terms set forth herein. The work will be commenced immediately upon receipt of this signed Agreement.

6.4 Suspension of Services

If the Project or the COMPANY'S services are suspended by the CLIENT for more than thirty (30) calendar days, consecutive or in the aggregate, over the term of this Agreement, the COMPANY shall be compensated for all services performed and reimbursable expenses incurred prior to the receipt of notice of suspension. In addition, upon resumption of services, the CLIENT shall compensate the COMPANY for expenses incurred as a result of the suspension and resumption of its services, and the COMPANY'S schedule and fees for the remainder of the Project shall be equitably adjusted.

If the COMPANY'S services are suspended for more than ninety (90) days, consecutive or in the aggregate, the COMPANY may terminate this Agreement upon giving not less than five (5) calendar days' written notice to the CLIENT.

If the CLIENT is in breach of this Agreement, the COMPANY may suspend performance of services upon five (5) calendar days' notice to the CLIENT. The COMPANY shall have no liability to the CLIENT, and the CLIENT agrees to make no claim for any delay or damage as a result of such suspension caused by any breach of this Agreement by the CLIENT. Upon receipt of payment in full of all outstanding sums due from the CLIENT, or curing of such other breach which caused the COMPANY to suspend services, the COMPANY shall resume services and there shall be an equitable adjustment to the remaining project schedule and fees as a result of the suspension.

6.5 Book of Account

COMPANY will maintain books and accounts of payroll costs, travel, subsistence, field, and incidental expenses for a period of five (5) years. Said books and accounts will be available at all reasonable times for examination by CLIENT at the corporate office of COMPANY during that time.

6.6 Insurance

COMPANY will maintain insurance for claims under the Worker's Compensation Laws, and from General Liability and Automobile claims for bodily injury, death, or property damage arising from the negligent performance by COMPANY's employees of the functions and services required under this Agreement.

6.7 Termination or Abandonment

Either party has the option to terminate this Agreement. In the event of failure by the other party to perform in accordance with the terms hereof through no fault of the terminating party, then the obligation to provide further services under this Agreement may be terminated upon seven days written notice. If any portion of the work is terminated or abandoned by CLIENT, the provisions of this Schedule of Fees and Conditions in regard to compensation and payment shall apply insofar as possible to that portion of the work not terminated or abandoned. If said termination occurs prior to completion of any phase of the project, the fee for services performed during such phase shall be based on COMPANY's reasonable estimate of the portion of such phase completed prior to said termination, plus a reasonable amount to reimburse COMPANY for termination costs.

6.8 Waiver

COMPANY's waiver of any term, condition, or covenant or breach of any term, condition, or covenant, shall not constitute a waiver of any other term, condition, or covenant, or the breach thereof.

6.9 Severability

If any provision of this Agreement is declared invalid, illegal, or incapable of being enforced by any Court of competent jurisdiction, all of the remaining provisions of this Agreement shall nevertheless continue in full force and effect, and no provision shall be deemed dependent upon any other provision unless so expressed herein.

6.10 Successors and Assigns

All of the terms, conditions, and provisions hereof shall inure to the benefit of and be binding upon the parties hereto, and their respective successors and assigns, provided, however, that no assignment of this Agreement shall be made without written consent of the parties to this Agreement.

6.11 Third-Party Beneficiaries

Nothing contained in this Agreement shall create a contractual relationship with or a cause of action in favor of a third party against either the CLIENT or the COMPANY. The COMPANY's services under this Agreement are being performed solely for the CLIENT's benefit, and no other party or entity shall have any claim against the COMPANY because of this Agreement or the performance or nonperformance of services hereunder. The CLIENT and COMPANY agree to require a similar provision in all contracts with contractors, subcontractors, subconsultants, vendors and other entities involved in this project to carry out the intent of this provision.

6.12 Governing Law and Jurisdiction

The CLIENT and the COMPANY agree that this Agreement and any legal actions concerning its validity, interpretation and performance shall be governed by the laws of the State of Iowa without regard to any conflict of laws provisions, which may apply the laws of other jurisdictions.

It is further agreed that any legal action between the CLIENT and the COMPANY arising out of this Agreement or the performance of the services shall be brought in a court of competent jurisdiction in the State of Iowa.

6.13 Dispute Resolution

Mediation. In an effort to resolve any conflicts that arise during the design or construction of the project or following the completion of the project, the CLIENT and COMPANY agree that all disputes between them arising out of or relating to this Agreement shall be submitted to non-binding mediation unless the parties mutually agree otherwise. The CLIENT and COMPANY further agree to include a similar mediation provision in all agreements with independent contractors and consultants retained for the project and to require all independent contractors and consultants also to include a similar mediation provision in all agreements with subcontractors, sub-consultants, suppliers or fabricators so retained, thereby providing for mediation as the primary method for dispute resolution between the parties to those agreements.

Arbitration. In the event the parties to this Agreement are unable to reach a settlement of any dispute arising out of the services under this Agreement, involving an amount of less than \$50,000, in Mediation, then such disputes shall be settled by binding arbitration by an arbitrator to be mutually agreed upon by the parties, and shall proceed in accordance with the Construction Industry Arbitration Rules of the American Arbitration Association currently in effect. If the parties cannot agree on a single arbitrator, then the arbitrator(s) shall be selected in accordance with the above-referenced rules.

6.14 Attorney's Fees

If litigation arises for purposes of collecting fees or expenses due under this Agreement, the Court in such litigation shall award reasonable costs and expenses, including attorney fees, to the party justly entitled thereto. In awarding attorney fees, the Court shall not be bound by any Court fee schedule, but shall, in the interest of justice, award the full amount of costs, expenses, and attorney fees paid or incurred in good faith.

6.15 Ownership of Instruments of Service

All reports, plans, specifications, field data, field notes, laboratory test data, calculations, estimates and other documents including all documents on electronic media prepared by COMPANY as instruments of service shall remain the property of COMPANY. COMPANY shall retain these records for a period of five (5) years following completion/submission of the records, during which period they will be made available to the CLIENT at all reasonable times.

6.16 Reuse of Documents

All project documents including, but not limited to, plans and specifications furnished by COMPANY under this project are intended for use on this project only. Any reuse, without specific written verification or adoption by COMPANY, shall be at the CLIENT's sole risk, and CLIENT shall defend, indemnify and hold harmless COMPANY from all claims, damages and expenses including attorney's fees arising out of or resulting therefrom.

Under no circumstances shall delivery of electronic files for use by the CLIENT be deemed a sale by the COMPANY, and the COMPANY makes no warranties, either express or implied, of merchantability and fitness for any particular purpose. In no event shall the COMPANY be liable for indirect or consequential damages as a result of the CLIENT's use or reuse of the electronic files.

6.17 Failure to Abide by Design Documents or To Obtain Guidance

The CLIENT agrees that it would be unfair to hold COMPANY liable for problems that might occur should COMPANY'S plans, specifications or design intents not be followed, or for problems resulting from others' failure to obtain and/or follow COMPANY'S guidance with respect to any errors, omissions, inconsistencies, ambiguities or conflicts which are detected or alleged to exist in or as a consequence of implementing COMPANY'S plans, specifications or other instruments of service. Accordingly, the CLIENT waives any claim against COMPANY, and agrees to defend, indemnify and hold COMPANY harmless from any claim for injury or losses that results from failure to follow COMPANY'S plans, specifications or design intent, or for failure to obtain and/or follow COMPANY'S guidance with respect to any alleged errors, omissions, inconsistencies, ambiguities or conflicts contained within or arising as a result of implementing COMPANY'S plans, specifications or other instruments of services. The CLIENT also agrees to compensate COMPANY for any time spent and expenses incurred remedying CLIENT's failures according to COMPANY'S prevailing fee schedule and expense reimbursement policy.

6.18 Opinion of Probable Construction Cost

COMPANY shall submit to the CLIENT an opinion of probable cost required to construct work recommended, designed, or specified by COMPANY, if required by CLIENT. COMPANY is not a construction cost estimator or construction contractor, nor should COMPANY'S rendering an opinion of probable construction costs be considered equivalent to the nature and extent of service a construction cost estimator or construction contractor would provide. This requires COMPANY to make a number of assumptions as to actual conditions that will be encountered on site; the specific decisions of other design professionals engaged; the means and methods of construction the contractor will employ; the cost and extent of labor, equipment and materials the contractor will employ; contractor's techniques in determining prices and market conditions at the time, and other factors over which COMPANY has no control. Given the assumptions which must be made, COMPANY cannot guarantee the accuracy of his or her opinions of cost, and in recognition of that fact, the CLIENT waives any claim against COMPANY relative to the accuracy of COMPANY'S opinion of probable construction cost.

6.19 Design Information in Electronic Form

Because electronic file information can be easily altered, corrupted, or modified by other parties, either intentionally or inadvertently, without notice or indication, COMPANY reserves the right to remove itself from its ownership and/or involvement in the material from each electronic medium not held in its possession. CLIENT shall retain copies of the work performed by COMPANY in electronic form only for information and use by CLIENT for the specific purpose for which COMPANY was engaged. Said material shall not be used by CLIENT or transferred to any other party, for use in other projects, additions to this project, or any other purpose for which the material was not strictly intended by COMPANY without COMPANY's expressed written permission. Any unauthorized use or reuse or modifications of this material shall be at CLIENT'S sole risk. Furthermore, the CLIENT agrees to defend, indemnify, and hold COMPANY harmless from all claims, injuries, damages, losses, expenses, and attorney's fees arising out of the modification or reuse of these materials.

The CLIENT recognizes that designs, plans, and data stored on electronic media including, but not limited to computer disk, magnetic tape, or files transferred via email, may be subject to undetectable alteration and/or uncontrollable deterioration. The CLIENT, therefore, agrees that COMPANY shall not be liable for the completeness or accuracy of any materials provided on electronic media after a 30 day inspection period, during which time COMPANY shall correct any errors detected by the CLIENT to complete the design in accordance with the intent of the contract and specifications. After 40 days, at the request of the CLIENT, COMPANY shall submit a final set of sealed drawings, and any additional services to be performed by COMPANY relative to the submitted electronic materials shall be subject to separate AGREEMENT. The CLIENT is aware that differences may exist between the electronic files delivered and the printed hard-copy construction documents. In the event of a conflict between the signed construction documents prepared by the COMPANY and electronic files, the signed or sealed hard-copy construction documents shall govern.

6.20 Information Provided by Others

The CLIENT shall furnish, at the CLIENT's expense, all information, requirements, reports, data, surveys and instructions required by this AGREEMENT. The COMPANY may use such information, requirements, reports, data, surveys and instructions in performing its services and is entitled to rely upon the accuracy and completeness thereof. The COMPANY shall not be held responsible for any errors or omissions that may arise as a result of erroneous or incomplete information provided by the CLIENT and/or the CLIENT's consultants and contractors.

COMPANY is not responsible for accuracy of any plans, surveys or information of any type including electronic media prepared by any other consultants, etc. provided to COMPANY for use in preparation of plans. The CLIENT agrees, to the fullest extent permitted by law, to indemnify and hold harmless the COMPANY from any damages, liabilities, or costs, including reasonable attorneys' fees and defense costs, arising out of or connected in any way with the services performed by other consultants engaged by the CLIENT.

COMPANY is not responsible for accuracy of topographic surveys provided by others. A field check of a topographic survey provided by others will not be done under this contract unless indicated in the Scope of Work.

6.21 Force Majeure

The CLIENT agrees that the COMPANY is not responsible for damages arising directly or indirectly from any delays for causes beyond the COMPANY's control. CLIENT agrees to defend, indemnify, and hold COMPANY, its consultants, agents, and employees harmless from any and all liability, other than that caused

by the negligent acts, errors, or omissions of COMPANY, arising out of or resulting from the same. For purposes of this Agreement, such causes include, but are not limited to, strikes or other labor disputes; severe weather disruptions or other natural disasters or acts of God; fires, riots, war or other emergencies; failure of any government agency to act in timely manner; failure of performance by the CLIENT or the CLIENT'S contractors or consultants; or discovery of any hazardous substances or differing site conditions. Severe weather disruptions include but are not limited to extensive rain, high winds, snow greater than two (2) inches and ice. In addition, if the delays resulting from any such causes increase the cost or time required by the COMPANY to perform its services in an orderly and efficient manner, the COMPANY shall be entitled to a reasonable adjustment in schedule and compensation.

6.22 Job Site Visits and Safety

Neither the professional activities of COMPANY, nor the presence of COMPANY'S employees and subconsultants at a construction site, shall relieve the General Contractor and any other entity of their obligations, duties and responsibilities including, but not limited to, construction means, methods, sequence, techniques or procedures necessary for performing, superintending or coordinating all portions of the work of construction in accordance with the contract documents and any health or safety precautions required by any regulatory agencies. COMPANY and its personnel have no authority to exercise any control over any construction contractor or other entity or their employees in connection with their work or any health or safety precautions. The CLIENT agrees that the General Contractor is solely responsible for job site safety, and warrants that this intent shall be made evident in the CLIENT'S AGREEMENT with the General Contractor. The CLIENT also agrees that the CLIENT, COMPANY and COMPANY'S consultants shall be indemnified and shall be made additional insureds on the General Contractor's and all subcontractor's general liability policies on a primary and non-contributory basis.

6.23 Hazardous Materials

CLIENT hereby understands and agrees that COMPANY has not created nor contributed to the creation or existence of any or all types of hazardous or toxic wastes, materials, chemical compounds, or substances, or any other type of environmental hazard or pollution, whether latent or patent, at CLIENT's premises, or in connection with or related to this project with respect to which COMPANY has been retained to provide professional engineering services. The compensation to be paid COMPANY for said professional engineering services is in no way commensurate with, and has not been calculated with reference to, the potential risk of injury or loss which may be caused by the exposure of persons or property to such substances or conditions. Therefore, to the fullest extent permitted by law, CLIENT agrees to defend, indemnify, and hold COMPANY, its officers, directors, employees, and consultants, harmless from and against any and all claims, damages, and expenses, whether direct, indirect, or consequential, including, but not limited to, attorney fees and Court costs, arising out of, or resulting from the discharge, escape, release, or saturation of smoke, vapors, soot, fumes, acid, alkalis, toxic chemicals, liquids gases, or any other materials, irritants, contaminants, or pollutants in or into the atmosphere, or on, onto, upon, in, or into the surface or subsurface of soil, water, or watercourses, objects, or any tangible or intangible matter, whether sudden or not.

It is acknowledged by both parties that COMPANY'S scope of services does not include any services related to asbestos or hazardous or toxic materials. In the event COMPANY or any other party encounters asbestos or hazardous or toxic materials at the job site, or should it become known in any way that such materials may be present at the job site or any adjacent areas that may affect the performance of COMPANY'S services, COMPANY may, at its option and without liability for consequential or any other damages, suspend performance of services on the project until the CLIENT retains appropriate specialist consultant(s) or contractor(s) to identify, abate and/or remove the asbestos or hazardous or toxic materials, and warrants that the job site is in full compliance with applicable laws and regulations.

Nothing contained within this Agreement shall be construed or interpreted as requiring COMPANY to assume the status of a generator, storer, transporter, treater, or disposal facility as those terms appear within the Resource Conservation and Recovery Act, 42 U.S.C.A., §6901 et seq., as amended, or within any State statute governing the generation, treatment, storage, and disposal of waste.

6.24 Certificate of Merit

The CLIENT shall make no claim for professional negligence, either directly or in a third party claim, against COMPANY unless the CLIENT has first provided COMPANY with a written certification executed by an independent design professional currently practicing in the same discipline as COMPANY and licensed in the State in which the claim arises. This certification shall: a) contain the name and license number of the certifier; b) specify each and every act or omission that the certifier contends is a violation of the standard of care expected of a Design Professional performing professional services under similar circumstances; and c)

state in complete detail the basis for the certifier's opinion that each such act or omission constitutes such a violation. This certificate shall be provided to COMPANY not less than thirty (30) calendar days prior to the presentation of any claim or the institution of any judicial proceeding.

6.25 Limitation of Liability

The CLIENT agrees, to the fullest extent permitted by law, to limit the liability of COMPANY and COMPANY's officers, directors, partners, employees, shareholders, owners and subconsultants to the CLIENT for any and all claims, losses, costs, damages of any nature whatsoever or claims expenses from any cause or causes, including attorneys' fees and costs and expert witness fees and costs, so that the total aggregate liability of COMPANY and its officers, directors, partners, employees, shareholders, owners and subconsultants to all those named shall not exceed COMPANY'S total fee received for services rendered on this project or \$50,000.00, whichever is less. It is intended that this limitation apply to any and all liability or cause of action however alleged or arising, unless otherwise prohibited by law.

This AGREEMENT is approved and accepted by the CLIENT and COMPANY upon both parties signing and dating the AGREEMENT. Work cannot begin until COMPANY receives a signed agreement. The effective date of the AGREEMENT shall be the last date entered below.

Sincerely,

HR GREEN, INC.

James R. Rasmussen

Approved by:



Printed/Typed Name: James R. Rasmussen

Title: Vice President

Date: 6/25/15

CITY OF INDIANOLA

Accepted by: _____

Printed/Typed Name: _____

Title: _____ Date: _____



HR GREEN, INC.
Billing Rate Schedule
Effective January 1, 2015

Professional Services	Billing Rate Range
Principal	\$185- \$260
Senior Professional	\$150- \$210
Professional	\$110- \$170
Junior Professional	\$80- \$125
Senior Technician	\$80- \$120
Technician	\$50- \$95
Senior Field Personnel	\$100- \$160
Field Personnel	\$70- \$115
Junior Field Personnel	\$50- \$90
Administrative Coordinator	\$35-\$110
Administrative	\$40- \$90
Corporate Admin	\$55- \$100

Reimbursable Expenses

1. All materials and supplies used in the performance of work on this project will be billed at cost plus 10%.
2. Auto mileage will be reimbursed per the standard mileage reimbursement rate established by the Internal Revenue Service. Survey and construction vehicle mileage will be reimbursed on the basis of \$0.85 per mile or \$65.00 per day.
3. Charges for sub-consultants will be billed at their invoice cost plus 15%.
4. A rate of \$6.00 will be charged per HR Green labor hour for a technology and communication fee.
5. All other direct expenses will be invoiced at cost plus 10%.

Information

Subject

Change order #1 in an amount of \$4,200 from Weidner Construction for the Final Clarifier Improvements at the Wastewater Treatment Plant - revised contract amount \$60,200

Information

In your packet is change order #1 in an amount of \$4,200 to install a 3" grout floor in the final clarifier at the Wastewater Treatment Plant. The change order consist of alternate work to the floor of the clarifier by HR Green. The alternate work consists of applying a grout floor to the clarifier with a sand cement grout. Weidner Construction proposes an exchange of labor for the work that was originally bid for the alternate work to the clarifier floor. The alternate work requires a change in the cost of the grout and a pumper truck.

HR Green and staff recommend approval.

Attachments

Change Order



CHANGE ORDER

HR Green, Inc.
 5525 Merle Hay Road, Suite 200
 Johnston, IA 50131
 (515) 278-2913 FAX (515) 278-1846

Distribution:

Owner	<u>E. Hanson</u>
Engineer	<u>J Rasmussen</u>
Contractor	<u>R. Weidner</u>
Field	_____
Other	_____

PROJECT:	Change Order No.	1
Indianola WWTF Final Clarifier Improvements	Date	June 18, 2015
To Contractor:	Project No.	40140059 4100
Weidner Construction, Inc.	Original Contract Date	February 17, 2015
2607 255 th Street		
Marshalltown, IA 50158		
The contract is changed as follows: Install a 3" grout floor in the Final Clarifier.		
The original (Contract Sum) was		\$56,000.00
Net change by previously authorized Change Orders		0
The (Contract Sum) prior to this Change Order was		\$56,000.00
The (Contract Sum) will be (increased) by this Change Order in the amount of		\$4,200.00
The new (Contract Sum) including this Change order will be		\$60,200.00
The Contract Time will be (increased) by		0 days
The date of Final Completion as of the date of this Change Order therefore is		July 15, 2015

NOT VALID UNTIL SIGNED BY THE CONTRACTOR, OWNER'S REPRESENTATIVE, if applicable, AND OWNER

Contractor	Owner's Representative	Owner
Weidner Construction, Inc.	HR Green, Inc.	City of Indianola, IA
By	By	By
Robin Weidner	James Rasmussen	Eric Hanson
Date:	Date:	Date:

Weidner Construction, Inc.

2607 255th Street Marshalltown, IA 50158
Phone (641)752-6665 Fax (641)753-6154

A family business since 1971

Change Order

June 18, 2015

HR Green
5525 Merle Hay Road
Suite 200
Johnston, IA 50131

RE: Indianola WWTF
Final Clarifier Improvements
City of Indianola, Iowa

Weidner Construction, Inc. proposes a Change Order to the Final Clarifier Improvements project for the City of Indianola's WWTF.

Included in the original bid by Weidner Construction, Inc. for this project was the cost to remove the lid off of the clarifier and the repair of a 10' x 10' section of the concrete floor of the clarifier. The removal of the lid was not required of Weidner Construction once we started the project. It was done by others. Once the floor was inspected it was determined that the work to the concrete floor was not needed.

Alternate work to the floor of the clarifier has been proposed to be done to the floor of the clarifier by HR Green. The alternate work consists of applying a grout floor to the clarifier with a sand cement grout.

Weidner Construction proposes an exchange of labor for the work that was originally bid for the alternate work to the clarifier floor. Weidner proposes an exchange of labor for the removal of the lid and the repair to the 10' x 10' floor section for the alternate work on the floor of the clarifier applying a sand cement grout.

The alternate work requires a change in cost to the City of Indianola WWTF for the cost of the grout and a pumper truck. This change would be \$4,200.00. This change order is for the price of materials and pump truck only.

If you have any questions please contact me at the number above.

Respectfully,



Robin Weidner
Vice President
Weidner Construction, Inc.

Information

Subject

Change order #1 in an amount of \$3,080 from Building Crafts for the Sludge (RAS) pumping improvements at the Wastewater Treatment Plant Improvements - revised contract amount \$168,080.00

Information

In your packet is change order #1 in an amount of \$3,080 from Building Crafts for the Sludge (RAS) pumping improvements to the Wastewater Treatment Plant which includes:

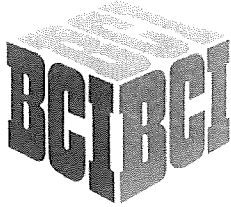
- Install new 1" Sch 80 PVC sample line from new sample tap to aeration basin and installation of a new 1 1/2" Sch 80 PVC sump line from city supplied sump pump into the aeration basin

HR Green and staff recommend approval.

Attachments

Change Order

CHANGE ORDER



BUILDING CRAFTS, INC.

P.O. Box 96
1981 Ironwood Ave
Red Oak, Iowa 51566
(712)-623-4032
(712)-623-4045 fax

Job Indianola WWTP Sludge Pumping Improvements
Original Purchase Order Agreement No. 2006
Cost Code _____
Dated February 7, 2015
This Change Order No. 1
Date June 29, 2015

AMEND PURCHASE ORDER AGREEMENT AS FOLLOWS:

BACKCHARGE ☐
(DEDUCT FROM RETAINAGE)

To: City of Indianola
110 N. First St
Indianola, IA 50125

The following change(s) are to be made a part of the purchase order:

	<u>Price</u>	<u>Sales Tax</u>
For changes to the original Purchase Order		
1. Install new 1" sch 80 PVC sample line from new sample tap to areation basin per HR Green's sketch.		
Install new 1 1/2" Sch 80 PVC sump line from city supplied sump pump into the areation basin per HR Green's sketch.	\$3,080.00	incl

SUBTOTAL	\$3,080.00	\$0.00
TOTAL THIS CHANGE ORDER		\$3,080.00

Please sign pink Acknowledgement Copy and Return Promptly.

This Change Order Becomes an integral part of the Purchase Order Agreement. All terms, conditions and stipulations remain in full force and effect and apply hereto.

Original Purchase Order Agreement Amount: \$165,000.00

This Change Order: ADD \$3,080.00

Total Previous Change Orders: ADD \$0.00

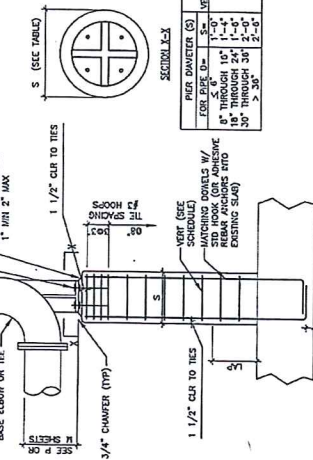
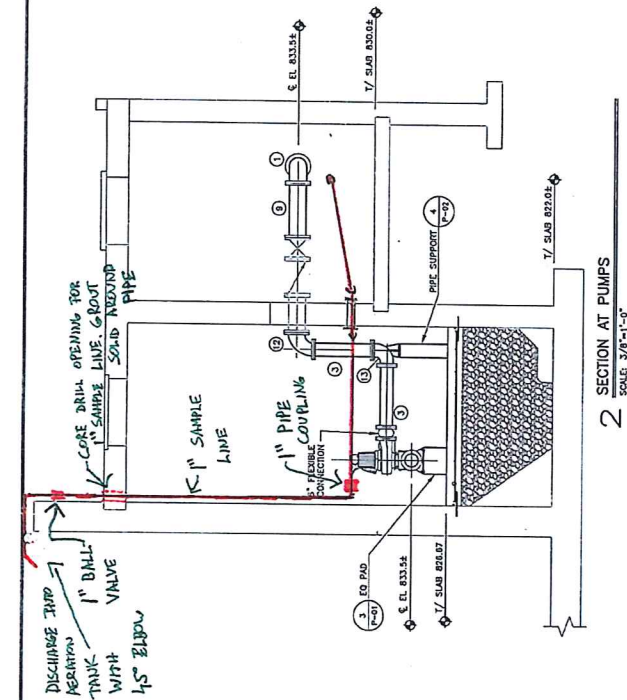
Revised Total Purchase Order Agreement Amount: \$168,080.00

ACCEPTED

BUILDING CRAFTS, INC.

BY

BY Chad Nickolisen, Project Manager



4 PIPE SUPPORT DETAIL
SCALE: 3/4"=1'-0"

PRELIMINARY NOT FOR
CONSTRUCTION

PIER DIAMETER (S)	PIER	
	FOR PIPE 0=	VERT REIN
≤ 6"	5=	4 #5
0" THROUGH 10"	1'-0"	4 #5
10" THROUGH 24"	1'-0"	5 #5
24" THROUGH 30"	2'-0"	5 #7

NO.	DATE	BY	REVISION DESCRIPTION
			BAR IS ONE EACH GR OFFICIAL DRAWING. 0
			# NOT ONE FIGURE 1"
			ADJUST SCALE ACCORDINGLY.
			PUMP REPLACEMENT Dwg. P-02149

INDIANOLA WWTF RETURN SLUDGE PUMPING IMPROVEMENTS
CITY OF INDIANOLA
INDIANOLA, IOWA

SHEET NO.
P-02

Information

Subject

Appoint Greg Chia (delegate) and Rob Hawkins (alternate) to the Warren County E911 Board

Information

The E-911 Board (established by Iowa Code 34A) consists of a delegate and alternate from each political subdivision in the County to conduct planning, implementing and maintenance of the E-911 phone service. Funding comes from 911 surcharges on land line and wireless phone bills. Warren County E911 Coordinator Doug McCasland oversees daily operations of the office and reports to the board at quarterly meetings.

Greg Chia (delegate) and Rob Hawkins (alternate) represent the city. Greg is replacing Brian Seymour on the Board. This designation needs council approval and a letter to the board noting the change.

Attachments

E911

Warren County E911 Joint Service Board

Verify Membership and Contact Information

Representatives to the Board shall be appointed by the individual political subdivisions and shall serve in that capacity until the Chair receives a letter from the political subdivision appointing a new representative.

Indianola Delegate: All voting privileges

Last Name: Chia	First Name: Gregory	Email: gchia@cityofindianola.com
Street Address: 110 N. 1 st Street	City Indianola	Zip 50125
Home Phone: N/A	Work Phone: 515-962-5257	Cell Phone 515-249-3323
Which Phone number do you prefer we use?		Which Phone number should not be used unless extreme emergency?

Indianola Alternate: Voting privileges only when delegate is not present.

Last Name: Hawkins	First Name: Rob	Email: rhawkins@cityofindianola.com
Street Address: 110 N 1 st Street	City Indianola	Zip 50125
Home Phone: N/A	Work Phone: 515-961-9400	Cell Phone N/A
Which Phone number do you prefer we use?		Which Phone number should not be used unless extreme emergency?

Requires Approval by head of Governing Body

(a.k.a. Mayor, Chair Board of Trustee, Benefited Fire District Board Chair, Chair Board of Supervisors)

In accordance with E911 Joint Service By-Laws and Iowa Code Chapter 34A

Printed Name

Signature

Title

Date

Return Forms to: Warren County E911 Office, 111 N. Buxton St. Rm 129, Indianola, Iowa 50125

Meeting Date: 07/06/2015

Information
Subject

Prior and final approval applications for urban revitalization designation

Information

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

Prior

Jerry's Homes - 1401 N. 6th Street, #5-6-7-8, 4-plex - \$426,350
 Jerry's Homes - 1707 Apple Lane - SFD - \$131,000
 Jerry's Homes - 106 Rolling Vista Place - SFD - \$120,000
 Jerry's Homes - 100 Rolling Vista Place - SFD - \$120,000
 Orton Homes - 1303 W. 14th - SFD - \$230,000
 Orton Homes - 1301 W. 14th - SFD - \$250,000
 Grand Breaker Homes - 1307 W. 14th - SFD - \$193,000
 Orton Homes - 1300 W. 14th - SFD - \$220,000
 Jerry's Homes - 1304 N. 6th - SFD - \$133,300
 Autumn Ridge Development - 400 S. 8th Ct. #56 - SFD - \$148,200
 Jerry's Homes - 1310 N. 6th - SFD - \$133,300
 Orton Homes - 1810 Apple Lane - SFD - \$230,000

Final

Cody Sinclair - 105 S. 20th Street - SFD - \$185,000
 Cody Sinclair - 103 S. 20th Street - SFD - \$185,000
 Greg Johansen - 801/803/805/807 E. Lincoln Avenue - 4-plex - \$400,000
 Steger Construction - 2203 N. 9th Street - SFD - \$168,000
 Linear Custom Homes - 108 S. 20th Street - SFD - \$230,000

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

Below is a list of permits issued through June 30, 2015 and previous years.

	2015		2014		2013		2012		2011	
SFD	20	\$3,493,500 \$174,675	14	\$2,619,909 \$187,136	19	\$3,532,727 \$185,933	7	\$1,021,050 \$145,864	4	\$668,800 \$167,200
Duplexes	1	\$241,500	1	\$241,500	5	\$848,000	1	\$230,000	0	0
MFD	1	\$426,350	1	\$426,350	1	\$426,350	2	\$5,676,350	0	0
Add/Alt	17	\$87,508	20	\$155,267	26	\$160,560	22	\$140,256	24	\$281,379
Non-Residential	13	\$11,031,631	13	\$10,650,300	7	\$6,038,380	14	\$14,466,251	19	\$23,151,258
Total	52	\$15,280,489	49	\$14,093,326	58	\$11,006,017	46	\$21,533,907	47	\$24,101,437

Attachments
UR AppsUR Apps 1UR Apps 2

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

X 3 Year Abatement _____ 5 Year Abatement _____ Date 6/9/15
(please initial items below)

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

Address of Property: 1401 N. 6th St. # 5-6-7-8

Legal Description of Property: lots 5-6-7-8 Summit Terrace Plat 3

Title Holder or Contract Buyer: Jenny's 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 4 Plex-5,350 sq. ft. - 2/3 bedrooms
2 car garage per unit

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

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

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 12/2015

Estimated or Actual Value of Improvements: \$426,350

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 6/9/15
(please initial items below)

☒ Prior Approval for Intended Improvements ☐ Approval of Improvements Completed

Address of Property: 1707 Apple Lane

Legal Description of Property: Lot 24 Scenic Pointe

Title Holder or Contract Buyer: Jenys Homes, Inc.

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 - 1,565 sq. ft. - 3 bedrooms -
2 full baths - 1 partial bath - 2 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes ☐ No ☐

All ductwork is taped and sealed? Yes ☐ No ☐

All appliances are Energy Star rated? Yes ☐ No ☐

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes ☐ No ☐

Showers 2.0 GPM? Yes ☐ No ☐

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

Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐

Four trees and six shrubs planted? Yes ☐ No ☐

Estimated or Actual Date of Completion: 12/15

Estimated or Actual Value of Improvements: \$131,000

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 6/9/15
(please initial items below)

☒ Prior Approval for Intended Improvements ☐ Approval of Improvements Completed

Address of Property: 106 Rolling Vista Place

Legal Description of Property: Lot 9 Scenic Pointe

Title Holder or Contract Buyer: Jenip 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 - 1,684 sq. ft. - 4 bedrooms -
2 full baths - 2 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes ☐ No ☐

All ductwork is taped and sealed? Yes ☐ No ☐

All appliances are Energy Star rated? Yes ☐ No ☐

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes ☐ No ☐

Showers 2.0 GPM? Yes ☐ No ☐

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

Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐

Four trees and six shrubs planted? Yes ☐ No ☐

Estimated or Actual Date of Completion: 12/2015

Estimated or Actual Value of Improvements: \$120,000

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 6/9/15
(please initial items below)

X Prior Approval for Intended Improvements _____ Approval of Improvements Completed

Address of Property: 100 Rolling Vista Place

Legal Description of Property: lot 6 Scenic Pointe

Title Holder or Contract Buyer: Levy's 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 - 1,684 sq. ft. - 4 bedrooms -
2 full baths - 2 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

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

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 12/2015

Estimated or Actual Value of Improvements: \$120,000

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 6/12/15
(please initial items below)

☒ Prior Approval for Intended Improvements ☐ Approval of Improvements Completed

Address of Property: 1303 W 14th, Indianola

Legal Description of Property: Indianola Deer Creek Plat # 1st 2

Title Holder or Contract Buyer: Orton Homes, LLC

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 - 1,537 sq ft - 3 bedrooms -
2 full baths - 2 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher?	Yes ☐	No ☐
Attic space insulation rated R-44 or higher?	Yes ☐	No ☐
125 M.P.H. lifetime shingle?	Yes ☐	No ☐
Windows have minimum U factor of .31 or less or a low E rating?	Yes ☐	No ☐
H.V.A.C. has a minimum 90% efficiency rating?	Yes ☐	No ☐
Programmable Energy Star thermostat installed?	Yes ☐	No ☐
All ductwork is taped and sealed?	Yes ☐	No ☐
All appliances are Energy Star rated?	Yes ☐	No ☐

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

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

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

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

Faucets 2.0 GPM? Yes ☐ No ☐

Showers 2.0 GPM? Yes ☐ No ☐

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

Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐

Four trees and six shrubs planted? Yes ☐ No ☐

Estimated or Actual Date of Completion: 12/2015

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

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

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

Tenant	Date of Occupancy	Relocation Benefits
--------	-------------------	---------------------

Signed By: Jason Patrick [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 6/12/15
(please initial items below)

☒ Prior Approval for Intended Improvements ☐ Approval of Improvements Completed

Address of Property: 1301 W 14th, Indianola

Legal Description of Property: Indianola Deer Creek Plat 1 Lot 1

Title Holder or Contract Buyer: Orton Homes, LLC

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 - 1,846 sq ft - 3 bedrooms -
2 full baths - 1 partial bath - 3 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes ☐ No ☐

All ductwork is taped and sealed? Yes ☐ No ☐

All appliances are Energy Star rated? Yes ☐ No ☐

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes ☐ No ☐

Showers 2.0 GPM? Yes ☐ No ☐

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

Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐

Four trees and six shrubs planted? Yes ☐ No ☐

Estimated or Actual Date of Completion: 12/2015

Estimated or Actual Value of Improvements: \$250.00

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: Mark Paulino Treasurer

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: 6/12/15
(please initial items below)

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

Address of Property: 1307 W 14th Ave - Indianapolis

Legal Description of Property: Deer Creek Plat 1 Lot 4

Title Holder or Contract Buyer: Grand Breaker Homes

Address of Owner (if different than above): 12119 Stratford Dr, SEB Cline, IA 50525

Phone Number (to be reached during the day): 315-309-0703

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 - 1,751 sq ft - 4 bedrooms

2 full baths - 1 partial bath 3 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

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

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 12/2015

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: Boke & Bruborn

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 6/17/15
(please initial items below)

☒ Prior Approval for Intended Improvements ☐ Approval of Improvements Completed

Address of Property: 1300 W. 14th Ave

Legal Description of Property: 33 Bear Creek Plat 1

Title Holder or Contract Buyer: Orton Homes

Address of Owner (if different than above): 2208 Woodlands Parkway

Phone Number (to be reached during the day): 777-4615

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: Single Family new construction - 2 story -

2122 sq. ft. - 3 bedrooms - 2 full baths - 1 partial bath - 3 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes ☐ No ☐

All ductwork is taped and sealed? Yes ☐ No ☐

All appliances are Energy Star rated? Yes ☐ No ☐

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

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

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

Rating?

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

Faucets 2.0 GPM? Yes ☐ No ☐

Showers 2.0 GPM? Yes ☐ No ☐

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

Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐

Four trees and six shrubs planted? Yes ☐ No ☐

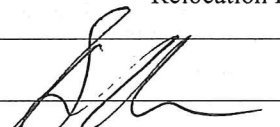
Estimated or Actual Date of Completion: 12/2015

Estimated or Actual Value of Improvements: \$220,000

If rental property, complete the following: Number of Units

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

Tenant Date of Occupancy Relocation Benefits

Signed By: 

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

☒ 3 Year Abatement ☐ 5 Year Abatement Date 6/18/15
(please initial items below)

☒ Prior Approval for Intended Improvements ☐ Approval of Improvements Completed

Address of Property: 1304 N. 6th St.

Legal Description of Property: Lot 3 Sunset Terrace Plat 4

Title Holder or Contract Buyer: Jerrys Homes, Inc.

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 - 1,427 sq. ft. - 3 bedrooms - 2 full baths -
2 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes ☐ No ☐

All ductwork is taped and sealed? Yes ☐ No ☐

All appliances are Energy Star rated? Yes ☐ No ☐

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes ☐ No ☐

Showers 2.0 GPM? Yes ☐ No ☐

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

Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐

Four trees and six shrubs planted? Yes ☐ No ☐

Estimated or Actual Date of Completion: 12/2015

Estimated or Actual Value of Improvements: \$133,300

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 6/19/15
(please initial items below)

☒ Prior Approval for Intended Improvements _____ Approval of Improvements Completed

Address of Property: 400 South 8th Ct #506

Legal Description of Property: Lot 3 The Meadows

Title Holder or Contract Buyer: Autumn Ridge Dev.

Address of Owner (if different than above): _____

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

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

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

_____ Rental ☒ Owner Occupied

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

DESCRIPTION: 1 story sfd - 1,383 sq. ft. - 3 bedrooms - 2 full baths -
1 partial bath - 2 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

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

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 12/2015

Estimated or Actual Value of Improvements: \$148,200

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

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

Tenant _____ Date of Occupancy _____ Relocation Benefits _____

Signed By: _____

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

X 3 Year Abatement _____ 5 Year Abatement _____ Date 6/18/15
(please initial items below)

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

Address of Property: 1310 North 16th Street

Legal Description of Property: Lot 6 Sunset Terrace Plat 4

Title Holder or Contract Buyer: Jepp Homes Inc.

Address of Owner (if different than above): _____

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

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

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

_____ Rental X Owner Occupied

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

DESCRIPTION: 1 story sfd - 1,427 sq. ft. - 3 bedrooms - 2 full baths - 2 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

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

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

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

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

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

Programmable Energy Star thermostat installed? Yes _____ No _____

All ductwork is taped and sealed? Yes _____ No _____

All appliances are Energy Star rated? Yes _____ No _____

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

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

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

Rating? _____

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

Faucets 2.0 GPM? Yes _____ No _____

Showers 2.0 GPM? Yes _____ No _____

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

Ductwork in unconditioned spaces all insulated? Yes _____ No _____

Four trees and six shrubs planted? Yes _____ No _____

Estimated or Actual Date of Completion: 12/2015

Estimated or Actual Value of Improvements: \$133,300

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
(please initial items below)

Date 6/9/15

_____ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed

Address of Property: Lot 21 of Meadowbrooke

Legal Description of Property: 105 S. 20th St. Indianola, IA

Title Holder or Contract Buyer: Bob Sinclair

Address of Owner (if different than above): 2101 E. 1st Ave Indianola, IA

Phone Number (to be reached during the day): 515-238-2877

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: Single Family Home - 1 story 1,565 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: 6/9/15

Estimated or Actual Value of Improvements: \$185,000

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
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Signed By: _____

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

_____ 3 Year Abatement ☒ 5 Year Abatement
(please initial items below)

Date 6/9/15

_____ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed

Address of Property: 103 S. 20th St. Indianola, IA

Legal Description of Property: Lot 20 of Meadow Brooke

Title Holder or Contract Buyer: Col. Sinclair

Address of Owner (if different than above): 2101 E. 1st Ave Indianola, IA

Phone Number (to be reached during the day): 515-238-2877

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: Single Family Home - 1 story - 1,606 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: 6/9/15

Estimated or Actual Value of Improvements: \$195,000

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
4 OR 5 YEAR (COMMERCIAL OR INDUSTRIAL):

☒ Commercial _____ Industrial _____ Date 6/15/2015
_____ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed
Address of Property: 801/803/805/807 East Lincoln Avenue
Legal Description of Property: Lot 11 Fox Run Plat 1
Title Holder or Contract Buyer: Greg Johnson
Address of Owner (if different than above): _____
Phone Number (to be reached during the day): _____

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

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

DESCRIPTION: 2 story 4 Plex - 4,275 sq. ft. - 8 bedrooms -
4 full baths - 4 partial baths - 4 garages (per bldg.)

Estimated or Actual Date of Completion: _____
Estimated or Actual Value of Improvements: \$400,000
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
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Signed By: [Signature]

FOR AGENCY USE ONLY:

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

City Manager _____ Date _____

Building Dept Construction Permit No.(s) 78 Date Issued 8/21/14 FINAL 6/11/15
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 6/24/15
(please initial items below)

☒ Prior Approval for Intended Improvements ☐ Approval of Improvements Completed

Address of Property: 1810 Apple Lane

Legal Description of Property: Lot 41 Scenic Pointe

Title Holder or Contract Buyer: Orton Homes

Address of Owner (if different than above): 2208 Woodlands Phase 1 Clive & A

Phone Number (to be reached during the day): 777-4615

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: Single Family New Const - 1 story -
1,153 sq. ft. - 3 bedrooms - 2 full bath - 3 car attached 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 ☐
Furnace with a minimum 90% efficiency rating	Yes ☐	No ☐
Gas Water Heater 0.62 EF to 0.79 EF or 0.80 EF and above?	Yes ☐	No ☐
Plumbing fixtures in both kitchen and baths are all Energy Star rated?	Yes ☐	No ☐
Faucets 2.0 GPM?	Yes ☐	No ☐
Showers 2.0 GPM?	Yes ☐	No ☐
Water closets 1.3 GPM or dual flush?	Yes ☐	No ☐
Ductwork in unconditioned spaces all insulated?	Yes ☐	No ☐
Four trees and six shrubs planted?	Yes ☐	No ☐

Estimated or Actual Date of Completion: 12/20/15

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

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

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

Tenant	Date of Occupancy	Relocation Benefits
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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 7/1/15
(please initial items below)

_____ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed

Address of Property: 2203 North 9th Street

Legal Description of Property: Lot 21 Quail Meadows Plat 2

Title Holder or Contract Buyer: Steger 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 - 1,785 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: 7/1/15

Estimated or Actual Value of Improvements: \$110,000

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 7/1/15

☐ Prior Approval for Intended Improvements ☒ Approval of Improvements Completed

Address of Property: 108 South 20th Street

Legal Description of Property: Lot 7 Meadow Brooke

Title Holder or Contract Buyer: Pineau Custom 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 - 2,460 sq. ft. - 4 bedrooms -
2 full baths - 1 partial bath - 3 car garage

CLASS A / 5 YEAR TAX ABATEMENT REQUIREMENTS:

Sidewall Insulation rated R-15 or higher?	Yes ☐	No ☐
Attic space insulation rated R-44 or higher?	Yes ☐	No ☐
125 M.P.H. lifetime shingle?	Yes ☐	No ☐
Windows have minimum U factor of .31 or less or a low E rating?	Yes ☐	No ☐
H.V.A.C. has a minimum 90% efficiency rating?	Yes ☐	No ☐
Programmable Energy Star thermostat installed?	Yes ☐	No ☐
All ductwork is taped and sealed?	Yes ☐	No ☐
All appliances are Energy Star rated?	Yes ☐	No ☐

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

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

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

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

Faucets 2.0 GPM? Yes ☐ No ☐

Showers 2.0 GPM? Yes ☐ No ☐

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

Ductwork in unconditioned spaces all insulated? Yes ☐ No ☐

Four trees and six shrubs planted? Yes ☐ No ☐

Estimated or Actual Date of Completion: 7/1/15

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

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

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

Tenant

Date of Occupancy

Relocation Benefits

Signed By: _____

Information

Subject

Claims on the computer printout for July 6, 2015

Information

Attachments

Claims

Vendor Report

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
GENERAL FUND				
911 ETC INC	001-6200-63730	911 MONTHLY ACCESS CHARG	06/30/2015	10.82
911 ETC INC	001-1700-63730	911 MONTHLY ACCESS CHARG	06/30/2015	2.50
CITY OF INDIANOLA - UTILITY	001-6500-63710	UTILITIES	06/30/2015	2,669.35
CITY OF INDIANOLA - UTILITY	001-2300-63710	UTILITIES	06/30/2015	11,863.33
CIVIC SYSTEMS LLC	001-6500-64190	LICENSE FEES - MIEXCEL AP	06/22/2015	1,000.00
CLEAR CHANNEL OUTDOOR	001-5100-64130	BILLBOARD ADVERTISEMENT	06/22/2015	3,000.00
GARDEN & ASSOCIATES, LTD	001-1700-64070	STORMWATER REVIEW - TRAIL	06/22/2015	437.50
IA COMMUNITIES ASSURANCE	001-1700-64081	AUTO	07/01/2015	253.00
IA COMMUNITIES ASSURANCE	001-6500-64083	PROPERTY	07/01/2015	19,712.00
IA COMMUNITIES ASSURANCE	001-6500-64082	LIABILITY	07/01/2015	6,965.91
IMWCA	001-1700-61599	DEPOSIT 2015-16	06/01/2015	592.00
IMWCA	001-2900-61599	DEPOSIT 2015-16	06/01/2015	50.00
IMWCA	001-6100-61599	DEPOSIT 2015-16	06/01/2015	8.00
IMWCA	001-6150-61599	DEPOSIT 2015-16	06/01/2015	550.00
IMWCA	001-6200-61599	DEPOSIT 2015-16	06/01/2015	108.00
IMWCA	001-6210-61599	DEPOSIT 2015-16	06/01/2015	58.00
IMWCA	001-6250-61599	DEPOSIT 2015-16	06/01/2015	25.00
INFOMAX OFFICE SYSTEMS IN	001-1700-64990	COPIER/PRINTER CHARGES	06/22/2015	234.35
KOSMAN CLEANING CREW LLC	001-6500-64090	2ND HALF OF JUNE	06/30/2015	2,166.67
MID AMERICAN ENERGY CO.	001-6500-63710	74080-22010 FUEL HEAT	06/26/2015	59.35
MILLER ELECTRIC SERVICES	001-6500-63100	REPAIRS	06/25/2015	481.81
PAPER 101	001-6200-65070	PAPER	06/24/2015	430.08
SHULL, DOUG	001-6500-64990	TREASURER CONTRACT	07/01/2015	83.33
SIMPSON COLLEGE	001-6100-64990	STRATEGIC PLANNING MEAL	06/23/2015	239.70
T.R.M. DISPOSAL LLC	001-6500-64090	ACCT #1506	06/24/2015	79.00
TAXPAYERS ASSOCIATION OF	001-6500-64800	LOCAL GOV'T COLLABORATIO	06/22/2015	1,400.00
U.S. CELLULAR	001-1700-63730	CELL PHONE CHARGES	06/20/2015	54.04
U.S. POSTMASTER	001-6210-65081	POSTAGE	06/26/2015	2,500.00
UNUM LIFE INSURANCE CO OF	001-6150-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	40.81
UNUM LIFE INSURANCE CO OF	001-6210-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	23.56
UNUM LIFE INSURANCE CO OF	001-6200-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	221.73
UNUM LIFE INSURANCE CO OF	001-6250-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	114.43
UNUM LIFE INSURANCE CO OF	001-1700-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	79.21
WASTE MANAGEMENT OF IOW	001-2900-64990	SPRING CLEANUP 494-0152691	06/30/2015	440.27
WEINMAN INSURANCE SERVIC	001-6500-64084	MACHINERY & EQUIPMENT CO	06/30/2015	549.00
Total GENERAL FUND:				56,502.75
POLICE FUND				
911 ETC INC	011-1100-63730	911 MONTHLY ACCESS CHARG	06/30/2015	15.00
CARPENTER UNIFORM CO	011-1100-61810	VEST - UNIFORMS/STERN	06/19/2015	675.00
ELECTRONIC ENGINEERING C	011-1100-63730	PAGER	06/25/2015	11.95
IA COMMUNITIES ASSURANCE	011-1100-64081	AUTO	07/01/2015	3,912.00
IA COMMUNITIES ASSURANCE	011-1100-64082	LIABILITY	07/01/2015	12,185.00
IA COMMUNITIES ASSURANCE	011-1100-64083	PROPERTY	07/01/2015	340.00
IMWCA	011-1100-61599	DEPOSIT 2015-16	06/01/2015	6,467.00
IOWA LAW ENFORCEMENT AC	011-1100-62300	TRAINING	06/23/2015	100.00
KIYA KODA HUMANE SOCIETY	011-1100-64137	HUMANE SOCIETY CONTRACT	07/01/2015	2,412.74
PAPER 101	011-1100-65070	PAPER	06/24/2015	107.52
T.R.M. DISPOSAL LLC	011-1100-67260	GARBAGE - ACCT #159	06/24/2015	15.00
UNUM LIFE INSURANCE CO OF	011-1100-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	522.10
VERIZON WIRELESS	011-1100-63730	DATA	06/15/2015	282.52
WARREN COUNTY SHERIFF	011-1111-64136	DISPATCH SERVICES 3RD & 4T	06/04/2015	39,800.00
Total POLICE FUND:				66,845.83

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
FIRE FUND				
911 ETC INC	015-1500-63730	911 MONTHLY ACCESS CHARG	06/30/2015	9.17
CARPENTER UNIFORM CO	015-1500-61810	UNIFORMS	06/19/2015	221.02
CITY OF INDIANOLA - UTILITY	015-1500-63710	UTILITIES FD	06/30/2015	21.80
CITY OF INDIANOLA - UTILITY	015-1500-63710	UTILITIES	06/30/2015	200.00
CITY OF INDIANOLA - UTILITY	015-1500-63710	UTILITIES - PD/FIRE BLDG	06/30/2015	146.69
HARTFORD FIRE ENTERPRISE	015-1500-65990	FIGURE 8 RACES	06/29/2015	175.00
HILLYARD/DES MOINES	015-1500-65070	STATION SUPPLIES	06/24/2015	71.00
IA COMMUNITIES ASSURANCE	015-1500-64081	AUTO	07/01/2015	14,069.00
IA COMMUNITIES ASSURANCE	015-1500-64082	LIABILITY	07/01/2015	627.00
IA COMMUNITIES ASSURANCE	015-1500-64083	PROPERTY	07/01/2015	177.00
IMWCA	015-1500-61599	DEPOSIT 2015-16	06/01/2015	9,977.00
MC COY HARDWARE INC	015-1500-65070	SUPPLIES	06/25/2015	3.78
MC COY HARDWARE INC	015-1500-65070	SUPPLIES	06/25/2015	2.48
MID AMERICAN ENERGY CO.	015-1500-63710	UTILITIES	06/23/2015	18.58
MID AMERICAN ENERGY CO.	015-1500-63710	UTILITIES	06/24/2015	10.00
MILO FIRE DEPARTMENT	015-1500-65990	FIGURE 8 RACES	06/29/2015	175.00
O'REILLY AUTO PARTS	015-1500-65050	VEHICLE SUPPLIES	06/25/2014	322.74
O'REILLY AUTO PARTS	015-1500-65500	SAFETY SUPPLIES	06/25/2014	75.52
PAPER 101	015-1500-65070	PAPER	06/24/2015	107.52
PIERCE BROTHERS REPAIR	015-1500-63410	REPAIR - SUPPLIES	06/25/2015	26.00
UNUM LIFE INSURANCE CO OF	015-1500-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	58.79
WAL-MART STORES INC.	015-1500-65070	SUPPLIES	06/23/2015	4.96
WEINMAN INSURANCE SERVIC	015-1500-61550	VOLUNTEER FIREFIGHTERS A	06/30/2015	713.58
Total FIRE FUND:				27,213.63
AMBULANCE FUND				
ELECTRONIC ENGINEERING C	016-1600-63730	CELL - BRIDGE SERVICE	06/25/2015	8.00
IA COMMUNITIES ASSURANCE	016-1600-64081	AUTO	07/01/2015	2,664.00
IA COMMUNITIES ASSURANCE	016-1600-64082	LIABILITY	07/01/2015	1,204.00
IMWCA	016-1600-61599	DEPOSIT 2015-16	06/01/2015	4,156.00
UNUM LIFE INSURANCE CO OF	016-1600-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	250.21
Total AMBULANCE FUND:				8,282.21
LIBRARY FUND				
911 ETC INC	041-4100-63730	911 MONTHLY ACCESS CHARG	06/30/2015	9.17
IA COMMUNITIES ASSURANCE	041-4100-64082	LIABILITY	07/01/2015	378.00
IA COMMUNITIES ASSURANCE	041-4100-64083	PROPERTY	07/01/2015	3,735.00
IMWCA	041-4100-61599	DEPOSIT 2015-16	06/01/2015	82.00
PAPER 101	041-4100-65070	PAPER	06/24/2015	107.52
UNUM LIFE INSURANCE CO OF	041-4100-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	79.72
WEINMAN INSURANCE SERVIC	041-4100-64084	MACHINERY & EQUIPMENT CO	06/30/2015	549.00
Total LIBRARY FUND:				4,940.41
PARK & RECREATION FUND				
911 ETC INC	042-4300-63730	911 MONTHLY ACCESS CHARG	06/30/2015	4.17
911 ETC INC	042-4200-63730	911 MONTHLY ACCESS CHARG	06/30/2015	13.33
ATLANTIC BOTTLING CO.	042-4400-65070	SOFTBALL CONCESSIONS	06/23/2015	1,518.80
BOLTON & HAY INC.	042-4400-63100	SOFTBALL CONCESSION SHEL	06/24/2015	166.28
DUST PROS JANITORIAL	042-4400-65070	ACTIVITY CENTER CLEANING S	06/23/2015	25.13
FARNER-BROCKEN CO	042-4400-65070	SOFTBALL CONCESSIONS	06/23/2015	1,780.35
IA COMMUNITIES ASSURANCE	042-4300-64081	AUTO	07/01/2015	1,935.00
IA COMMUNITIES ASSURANCE	042-4400-64081	AUTO	07/01/2015	786.00
IA COMMUNITIES ASSURANCE	042-4300-64082	LIABILITY	07/01/2015	2,217.00
IA COMMUNITIES ASSURANCE	042-4400-64082	LIABILITY	07/01/2015	1,278.00

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
IA COMMUNITIES ASSURANCE	042-4300-64083	PROPERTY	07/01/2015	2,731.00
IA COMMUNITIES ASSURANCE	042-4400-64083	PROPERTY	07/01/2015	2,055.00
IMWCA	042-4200-61599	DEPOSIT 2015-16	06/01/2015	30.00
IMWCA	042-4300-61599	DEPOSIT 2015-16	06/01/2015	1,475.00
IMWCA	042-4400-61599	DEPOSIT 2015-16	06/01/2015	1,240.00
INTELLIGENT PRODUCTS INC.	042-4300-65071	MUTT MITTS	06/24/2015	992.21
MC COY HARDWARE INC	042-4400-65072	TIRE GUAGE & BROOM - SOFT	06/24/2015	26.53
MID AMERICAN ENERGY CO.	042-4400-63710	ACTIVITY CENTER UTILITES	06/23/2015	19.66
O'REILLY AUTO PARTS	042-4300-65051	FILTERS	06/23/2015	62.94
O'REILLY AUTO PARTS	042-4300-65051	FUEL FILTER	06/23/2015	2.07
PAPER 101	042-4200-65070	PAPER	06/24/2015	107.52
PIERCE BROTHERS REPAIR	042-4300-65070	STEEL	06/24/2015	10.00
PIERCE BROTHERS REPAIR	042-4300-65070	WELDER GAS	06/29/2015	44.35
PRO-IMAGE SIGN & LIGHTING	042-4300-65050	DOOR DECALS	06/26/2015	106.00
THEISEN'S	042-4400-63100	LIGHT SENSOR	06/22/2015	22.99
UNUM LIFE INSURANCE CO OF	042-4300-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	158.54
UNUM LIFE INSURANCE CO OF	042-4400-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	42.60
UNUM LIFE INSURANCE CO OF	042-4200-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	53.76
WAL-MART STORES INC.	042-4400-65070	PHOTO ALBUM	06/29/2015	7.97
WAL-MART STORES INC.	042-4400-65070	SOFTBALL CONCESSIONS	06/26/2015	3.97
WAL-MART STORES INC.	042-4400-65072	FIELD MARKING STRING REEL	06/29/2015	20.31
WAL-MART STORES INC.	042-4400-65070	SHARPIES, BUNGEE CORDS &	06/23/2015	30.59
WEINMAN INSURANCE SERVIC	042-4200-64084	MACHINERY & EQUIPMENT CO	06/30/2015	494.00
WEINMAN INSURANCE SERVIC	042-4400-64084	MACHINERY & EQUIPMENT CO	06/30/2015	494.00

Total PARK & RECREATION FUND:

19,955.07

POOL (MEMORIAL) FUND

911 ETC INC	045-4500-63730	911 MONTHLY ACCESS CHARG	06/30/2015	1.67
BANKS, DAWN	045-4500-66990	REFUND	06/30/2015	26.50
GILBERT-MOORE, JULIE	045-4500-66990	REFUND	06/25/2015	31.00
IA COMMUNITIES ASSURANCE	045-4500-64082	LIABILITY	07/01/2015	5,696.00
IA COMMUNITIES ASSURANCE	045-4500-64083	PROPERTY	07/01/2015	1,042.00
IMWCA	045-4500-61599	DEPOSIT 2015-16	06/01/2015	371.00
KRPAN, MALLORY	045-4500-61810	GUARD SUIT REIMBURSEMENT	07/01/2015	30.00
O,MEARA, ALLY	045-4500-61810	GUARD SUIT REIMBURSEMENT	07/01/2015	30.00
TATE, MADELINE	045-4500-61810	GUARD SUIT REIMBURSEMENT	07/01/2015	27.45
WEINMAN INSURANCE SERVIC	045-4500-66990	MACHINERY & EQUIPMENT CO	06/30/2015	823.00

Total POOL (MEMORIAL) FUND:

8,078.62

ROAD USE TAX FUND

911 ETC INC	110-2100-63730	911 MONTHLY ACCESS CHARG	06/30/2015	1.67
BRUENING ROCK PRODUCTS	110-2100-65073	ROAD STONE	06/23/2015	284.41
CENTURYLINK	110-2100-63730	TRAFFIC SIGNALS	06/22/2015	47.42
CITY OF INDIANOLA - UTILITY	110-2100-63710	UTILITIES	06/30/2015	297.52
CNM OUTDOOR EQUIPMENT	110-2100-64870	CHAINSAW CHAIN	06/26/2015	25.30
FASTENAL	110-2100-65073	GAS HOSE	06/25/2015	38.00
IA COMMUNITIES ASSURANCE	110-2100-64081	AUTO	07/01/2015	6,773.00
IA COMMUNITIES ASSURANCE	110-2100-64082	LIABILITY	07/01/2015	2,827.00
IA COMMUNITIES ASSURANCE	110-2100-64083	PROPERTY	07/01/2015	4,516.00
IMWCA	110-2100-61599	DEPOSIT 2015-16	06/01/2015	3,444.00
LOGAN CONTRACTORS SUPPL	110-2100-65073	HANDICAP PANELS	06/30/2015	1,440.00
LOGAN CONTRACTORS SUPPL	110-2100-65073	HANDICAP PANELS	06/30/2015	38.07
MC COY HARDWARE INC	110-2100-65076	BUILDING HARDWARE	06/24/2015	1.80
MC COY HARDWARE INC	110-2100-65073	PIPE	06/26/2015	2.34
NORWALK READY-MIXED CON	110-2100-65073	CONCRETE	06/18/2015	514.50
NORWALK READY-MIXED CON	110-2100-65073	CONCRETE	06/18/2015	735.00

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
NORWALK READY-MIXED CON	110-2100-65073	CONCRETE	06/19/2015	490.00
UNUM LIFE INSURANCE CO OF	110-2100-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	200.17
WASTE MANAGEMENT OF IOW	110-2100-64090	TRASH - JULY 15	07/01/2015	32.00
WEINMAN INSURANCE SERVIC	110-2100-64083	MACHINERY & EQUIPMENT CO	06/30/2015	1,317.00
Total ROAD USE TAX FUND:				23,025.20
PARK & REC SPECIAL REV FUND				
IOWA PARK & REC. ASSOC.	142-4610-65991	TICKET SALES	06/29/2015	683.00
PETTY CASH-RECREATION	142-4615-65992	KEYCARD - GORDON	06/25/2015	25.00
Total PARK & REC SPECIAL REV FUND:				708.00
DOWNTOWN BIZ INCENTIVE PROGRAM				
CITY STATE BANK	161-5200-64154	INTEREST EXPENSE	06/20/2015	495.00
Total DOWNTOWN BIZ INCENTIVE PROGRAM:				495.00
CP--CAF FUND				
CITY OF INDIANOLA - UTILITY	344-4400-67805	UTILITIES	06/30/2015	266.88
Total CP--CAF FUND:				266.88
SEWER FUND				
911 ETC INC	610-8300-63730	911 MONTHLY ACCESS CHARG	06/30/2015	6.67
CENTURYLINK	610-8300-63730	PHONE	06/22/2015	50.63
CIRCLE B CASHWAY	610-8350-63100	PVC PIPE & FITTINGS	06/23/2015	21.11
CIRCLE B CASHWAY	610-8350-63100	1/2" COUPLING	06/23/2015	5.80
CITY OF INDIANOLA - UTILITY	610-8350-63710	UTILITIES	06/30/2015	10,987.86
CITY OF INDIANOLA - UTILITY	610-8325-63710	UTILITIES	06/30/2015	3,985.19
HD SUPPLY WATERWORKS	610-8350-63100	RAS BYPASS VALVES & COUPL	06/23/2015	1,825.00
HD SUPPLY WATERWORKS	610-8325-65072	ARC TRENCH ADPT	06/25/2015	850.00
IA COMMUNITIES ASSURANCE	610-8300-64081	AUTO	07/01/2015	2,621.00
IA COMMUNITIES ASSURANCE	610-8300-64082	LIABILITY	07/01/2015	4,005.00
IA COMMUNITIES ASSURANCE	610-8300-64083	PROPERTY	07/01/2015	8,326.00
IMWCA	610-8300-61599	DEPOSIT 2015-16	06/01/2015	1,362.00
INFOMAX OFFICE SYSTEMS IN	610-8300-64990	COPIER	06/22/2015	202.34
KUHN, ROD	610-8300-66989	I & I REIMBURSEMENT 305 W 1	06/10/2015	1,000.00
MC COY HARDWARE INC	610-8325-65072	PVC PIPE , COUPLINGS & ADA	06/24/2015	12.63
MC COY HARDWARE INC	610-8325-65072	PIPE, VALVE, COUPLING & ADA	06/24/2015	41.21
MID AMERICAN ENERGY CO.	610-8325-63710	07741-18004 65/69 LIFT	06/17/2015	52.83
MID AMERICAN ENERGY CO.	610-8325-63710	08701-24006 QUAIL MDWS LIFT	06/23/2015	58.36
MID AMERICAN ENERGY CO.	610-8325-63710	09750-87035 WESLEY LIFT	06/17/2015	35.47
O'HALLORAN INTERNATIONAL	610-8300-63320	JET TRUCK REPAIR	06/17/2015	1,075.13
T.R.M. DISPOSAL LLC	610-8350-64990	ACCT #583 - TRASH - NORTH P	06/24/2015	96.00
T.R.M. DISPOSAL LLC	610-8325-64990	ACCT #583 - TRASH - SOUTH P	06/24/2015	49.00
UNUM LIFE INSURANCE CO OF	610-8300-61550	LIFE, AD&D AND LTD INSURAN	06/30/2015	123.23
WEINMAN INSURANCE SERVIC	610-8300-64084	MACHINERY & EQUIPMENT CO	06/30/2015	4,446.00
Total SEWER FUND:				41,238.46
RECYCLING FUND				
WASTE MANAGEMENT OF IOW	670-8400-64701	RECYCLING APT 494-0152822-0	06/30/2015	2,465.00
WASTE MANAGEMENT OF IOW	670-8400-64702	RECYCLING TOTES 494-015285	06/30/2015	10.00
WASTE MANAGEMENT OF IOW	670-8400-64702	RECYCLING TOTES 494-015285	06/30/2015	10.00
WASTE MANAGEMENT OF IOW	670-8400-64702	RECYCLING TOTES 494-015285	06/30/2015	10.00

Vendor Name	GL Account Number	Description	Invoice Date	Net Invoice Amount
Total RECYCLING FUND:				2,495.00
SEWER CAPITAL PROJECTS FUND				
HR GREEN INC	710-8300-67510	40140059 WASTEWATER ENGI	06/23/2015	6,688.72
HR GREEN INC	710-8300-67510	40150016 WASTEWATER ENGI	06/23/2015	11,560.00
Total SEWER CAPITAL PROJECTS FUND:				18,248.72
HEALTH INSURANCE FUND				
BENEFIT SOURCE INC	820-9300-64990	NON-UNION WELLNESS - REST	07/01/2015	1,500.00
Total HEALTH INSURANCE FUND:				1,500.00
Grand Totals:				279,795.78

City Council: _____

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
911 ETC INC				
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	10.82	GENERAL FUND
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	2.50	GENERAL FUND
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	1.67	ROAD USE TAX FU
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	15.00	POLICE FUND
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	9.17	FIRE FUND
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	1.67	POOL (MEMORIAL)
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	4.17	PARK & RECREATI
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	13.33	PARK & RECREATI
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	9.17	LIBRARY FUND
911 ETC INC	911 MONTHLY ACCESS CHARGE	06/30/2015	6.67	SEWER FUND
Total 911 ETC INC:			74.17	
ATLANTIC BOTTLING CO.				
ATLANTIC BOTTLING CO.	SOFTBALL CONCESSIONS	06/23/2015	1,518.80	PARK & RECREATI
Total ATLANTIC BOTTLING CO.:			1,518.80	
BANKS, DAWN				
BANKS, DAWN	REFUND	06/30/2015	26.50	POOL (MEMORIAL)
Total BANKS, DAWN:			26.50	
BENEFIT SOURCE INC				
BENEFIT SOURCE INC	NON-UNION WELLNESS - RESTORE	07/01/2015	1,500.00	HEALTH INSURAN
Total BENEFIT SOURCE INC:			1,500.00	
BOLTON & HAY INC.				
BOLTON & HAY INC.	SOFTBALL CONCESSION SHELIVING	06/24/2015	166.28	PARK & RECREATI
Total BOLTON & HAY INC.:			166.28	
BRUENING ROCK PRODUCTS				
BRUENING ROCK PRODUCTS	ROAD STONE	06/23/2015	284.41	ROAD USE TAX FU
Total BRUENING ROCK PRODUCTS:			284.41	
CARPENTER UNIFORM CO				
CARPENTER UNIFORM CO	VEST - UNIFORMS/STERN	06/19/2015	675.00	POLICE FUND
CARPENTER UNIFORM CO	UNIFORMS	06/19/2015	221.02	FIRE FUND
Total CARPENTER UNIFORM CO:			896.02	
CENTURYLINK				
CENTURYLINK	TRAFFIC SIGNALS	06/22/2015	47.42	ROAD USE TAX FU
CENTURYLINK	PHONE	06/22/2015	50.63	SEWER FUND
Total CENTURYLINK:			98.05	
CIRCLE B CASHWAY				
CIRCLE B CASHWAY	PVC PIPE & FITTINGS	06/23/2015	21.11	SEWER FUND
CIRCLE B CASHWAY	1/2" COUPLING	06/23/2015	5.80	SEWER FUND
Total CIRCLE B CASHWAY:			26.91	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
CITY OF INDIANOLA - UTILITY				
CITY OF INDIANOLA - UTILITY	UTILITIES	06/30/2015	266.88	CP--CAF FUND
CITY OF INDIANOLA - UTILITY	UTILITIES FD	06/30/2015	21.80	FIRE FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	06/30/2015	2,669.35	GENERAL FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	06/30/2015	200.00	FIRE FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	06/30/2015	11,863.33	GENERAL FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	06/30/2015	10,987.86	SEWER FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	06/30/2015	3,985.19	SEWER FUND
CITY OF INDIANOLA - UTILITY	UTILITIES	06/30/2015	297.52	ROAD USE TAX FU
CITY OF INDIANOLA - UTILITY	UTILITIES - PD/FIRE BLDG	06/30/2015	146.69	FIRE FUND
Total CITY OF INDIANOLA - UTILITY:			30,438.62	
CITY STATE BANK				
CITY STATE BANK	INTEREST EXPENSE	06/20/2015	495.00	DOWNTOWN BIZ I
Total CITY STATE BANK:			495.00	
CIVIC SYSTEMS LLC				
CIVIC SYSTEMS LLC	LICENSE FEES - MIEXCEL AP	06/22/2015	1,000.00	GENERAL FUND
Total CIVIC SYSTEMS LLC:			1,000.00	
CLEAR CHANNEL OUTDOOR				
CLEAR CHANNEL OUTDOOR	BILLBOARD ADVERTISEMENT	06/22/2015	3,000.00	GENERAL FUND
Total CLEAR CHANNEL OUTDOOR:			3,000.00	
CNM OUTDOOR EQUIPMENT				
CNM OUTDOOR EQUIPMENT	CHAINSAW CHAIN	06/26/2015	25.30	ROAD USE TAX FU
Total CNM OUTDOOR EQUIPMENT:			25.30	
DUST PROS JANITORIAL				
DUST PROS JANITORIAL	ACTIVITY CENTER CLEANING SUPPLIES	06/23/2015	25.13	PARK & RECREATI
Total DUST PROS JANITORIAL:			25.13	
ELECTRONIC ENGINEERING CO				
ELECTRONIC ENGINEERING C	CELL - BRIDGE SERVICE	06/25/2015	8.00	AMBULANCE FUN
ELECTRONIC ENGINEERING C	PAGER	06/25/2015	11.95	POLICE FUND
Total ELECTRONIC ENGINEERING CO:			19.95	
FARNER-BROCKEN CO				
FARNER-BROCKEN CO	SOFTBALL CONCESSIONS	06/23/2015	1,780.35	PARK & RECREATI
Total FARNER-BROCKEN CO:			1,780.35	
FASTENAL				
FASTENAL	GAS HOSE	06/25/2015	38.00	ROAD USE TAX FU
Total FASTENAL:			38.00	
GARDEN & ASSOCIATES, LTD				
GARDEN & ASSOCIATES, LTD	STORMWATER REVIEW - TRAIL VIEW 2	06/22/2015	437.50	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total GARDEN & ASSOCIATES, LTD:			437.50	
GILBERT-MOORE, JULIE				
GILBERT-MOORE, JULIE	REFUND	06/25/2015	31.00	POOL (MEMORIAL)
Total GILBERT-MOORE, JULIE:			31.00	
HARTFORD FIRE ENTERPRISE				
HARTFORD FIRE ENTERPRISE	FIGURE 8 RACES	06/29/2015	175.00	FIRE FUND
Total HARTFORD FIRE ENTERPRISE:			175.00	
HD SUPPLY WATERWORKS				
HD SUPPLY WATERWORKS	RAS BYPASS VALVES & COUPLINGS	06/23/2015	1,825.00	SEWER FUND
HD SUPPLY WATERWORKS	ARC TRENCH ADPT	06/25/2015	850.00	SEWER FUND
Total HD SUPPLY WATERWORKS:			2,675.00	
HILLYARD/DES MOINES				
HILLYARD/DES MOINES	STATION SUPPLIES	06/24/2015	71.00	FIRE FUND
Total HILLYARD/DES MOINES:			71.00	
HR GREEN INC				
HR GREEN INC	40140059 WASTEWATER ENGINEERING SE	06/23/2015	6,688.72	SEWER CAPITAL P
HR GREEN INC	40150016 WASTEWATER ENGINEERING SE	06/23/2015	11,560.00	SEWER CAPITAL P
Total HR GREEN INC:			18,248.72	
IA COMMUNITIES ASSURANCE POOL				
IA COMMUNITIES ASSURANCE	AUTO	07/01/2015	253.00	GENERAL FUND
IA COMMUNITIES ASSURANCE	AUTO	07/01/2015	6,773.00	ROAD USE TAX FU
IA COMMUNITIES ASSURANCE	AUTO	07/01/2015	3,912.00	POLICE FUND
IA COMMUNITIES ASSURANCE	AUTO	07/01/2015	14,069.00	FIRE FUND
IA COMMUNITIES ASSURANCE	AUTO	07/01/2015	2,664.00	AMBULANCE FUN
IA COMMUNITIES ASSURANCE	AUTO	07/01/2015	1,935.00	PARK & RECREATI
IA COMMUNITIES ASSURANCE	AUTO	07/01/2015	786.00	PARK & RECREATI
IA COMMUNITIES ASSURANCE	AUTO	07/01/2015	2,621.00	SEWER FUND
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	2,827.00	ROAD USE TAX FU
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	12,185.00	POLICE FUND
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	627.00	FIRE FUND
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	1,204.00	AMBULANCE FUN
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	2,217.00	PARK & RECREATI
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	1,278.00	PARK & RECREATI
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	5,696.00	POOL (MEMORIAL)
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	378.00	LIBRARY FUND
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	4,005.00	SEWER FUND
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	19,712.00	GENERAL FUND
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	4,516.00	ROAD USE TAX FU
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	340.00	POLICE FUND
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	177.00	FIRE FUND
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	2,731.00	PARK & RECREATI
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	2,055.00	PARK & RECREATI
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	1,042.00	POOL (MEMORIAL)
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	3,735.00	LIBRARY FUND
IA COMMUNITIES ASSURANCE	PROPERTY	07/01/2015	8,326.00	SEWER FUND
IA COMMUNITIES ASSURANCE	LIABILITY	07/01/2015	6,965.91	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total IA COMMUNITIES ASSURANCE POOL:			113,029.91	
IMWCA				
IMWCA	DEPOSIT 2015-16	06/01/2015	592.00	GENERAL FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	50.00	GENERAL FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	8.00	GENERAL FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	550.00	GENERAL FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	108.00	GENERAL FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	58.00	GENERAL FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	25.00	GENERAL FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	6,467.00	POLICE FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	9,977.00	FIRE FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	4,156.00	AMBULANCE FUN
IMWCA	DEPOSIT 2015-16	06/01/2015	82.00	LIBRARY FUND
IMWCA	DEPOSIT 2015-16	06/01/2015	30.00	PARK & RECREATI
IMWCA	DEPOSIT 2015-16	06/01/2015	1,475.00	PARK & RECREATI
IMWCA	DEPOSIT 2015-16	06/01/2015	1,240.00	PARK & RECREATI
IMWCA	DEPOSIT 2015-16	06/01/2015	371.00	POOL (MEMORIAL)
IMWCA	DEPOSIT 2015-16	06/01/2015	3,444.00	ROAD USE TAX FU
IMWCA	DEPOSIT 2015-16	06/01/2015	1,362.00	SEWER FUND
Total IMWCA:			29,995.00	
INFOMAX OFFICE SYSTEMS INC.				
INFOMAX OFFICE SYSTEMS IN	COPIER/PRINTER CHARGES	06/22/2015	234.35	GENERAL FUND
INFOMAX OFFICE SYSTEMS IN	COPIER	06/22/2015	202.34	SEWER FUND
Total INFOMAX OFFICE SYSTEMS INC.:			436.69	
INTELLIGENT PRODUCTS INC.				
INTELLIGENT PRODUCTS INC.	MUTT MITTS	06/24/2015	992.21	PARK & RECREATI
Total INTELLIGENT PRODUCTS INC.:			992.21	
IOWA LAW ENFORCEMENT ACADEMY				
IOWA LAW ENFORCEMENT AC	TRAINING	06/23/2015	100.00	POLICE FUND
Total IOWA LAW ENFORCEMENT ACADEMY:			100.00	
IOWA PARK & REC. ASSOC.				
IOWA PARK & REC. ASSOC.	TICKET SALES	06/29/2015	683.00	PARK & REC SPEC
Total IOWA PARK & REC. ASSOC.:			683.00	
KIYA KODA HUMANE SOCIETY				
KIYA KODA HUMANE SOCIETY	HUMANE SOCIETY CONTRACT - JULY 2015	07/01/2015	2,412.74	POLICE FUND
Total KIYA KODA HUMANE SOCIETY:			2,412.74	
KOSMAN CLEANING CREW LLC				
KOSMAN CLEANING CREW LLC	2ND HALF OF JUNE	06/30/2015	2,166.67	GENERAL FUND
Total KOSMAN CLEANING CREW LLC:			2,166.67	
KRPAN, MALLORY				
KRPAN, MALLORY	GUARD SUIT REIMBURSEMENT	07/01/2015	30.00	POOL (MEMORIAL)

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total KRPAN, MALLORY:			30.00	
KUHN, ROD				
KUHN, ROD	I & I REIMBURSEMENT 305 W 1ST	06/10/2015	1,000.00	SEWER FUND
Total KUHN, ROD:			1,000.00	
LOGAN CONTRACTORS SUPPLY INC.				
LOGAN CONTRACTORS SUPPL	HANDICAP PANELS	06/30/2015	1,440.00	ROAD USE TAX FU
LOGAN CONTRACTORS SUPPL	HANDICAP PANELS	06/30/2015	38.07	ROAD USE TAX FU
Total LOGAN CONTRACTORS SUPPLY INC.:			1,478.07	
MC COY HARDWARE INC				
MC COY HARDWARE INC	PVC PIPE , COUPLINGS & ADAPTER	06/24/2015	12.63	SEWER FUND
MC COY HARDWARE INC	TIRE GUAGE & BROOM - SOFTBALL	06/24/2015	26.53	PARK & RECREATI
MC COY HARDWARE INC	BUILDING HARDWARE	06/24/2015	1.80	ROAD USE TAX FU
MC COY HARDWARE INC	PIPE, VALVE, COUPLING & ADAPTER	06/24/2015	41.21	SEWER FUND
MC COY HARDWARE INC	SUPPLIES	06/25/2015	3.78	FIRE FUND
MC COY HARDWARE INC	SUPPLIES	06/25/2015	2.48	FIRE FUND
MC COY HARDWARE INC	PIPE	06/26/2015	2.34	ROAD USE TAX FU
Total MC COY HARDWARE INC:			90.77	
MID AMERICAN ENERGY CO.				
MID AMERICAN ENERGY CO.	07741-18004 65/69 LIFT	06/17/2015	52.83	SEWER FUND
MID AMERICAN ENERGY CO.	74080-22010 FUEL HEAT	06/26/2015	59.35	GENERAL FUND
MID AMERICAN ENERGY CO.	UTILITIES	06/23/2015	18.58	FIRE FUND
MID AMERICAN ENERGY CO.	08701-24006 QUAIL MDWS LIFT	06/23/2015	58.36	SEWER FUND
MID AMERICAN ENERGY CO.	UTILITIES	06/24/2015	10.00	FIRE FUND
MID AMERICAN ENERGY CO.	ACTIVITY CENTER UTILITES	06/23/2015	19.66	PARK & RECREATI
MID AMERICAN ENERGY CO.	09750-87035 WESLEY LIFT	06/17/2015	35.47	SEWER FUND
Total MID AMERICAN ENERGY CO.:			254.25	
MILLER ELECTRIC SERVICES				
MILLER ELECTRIC SERVICES	REPAIRS	06/25/2015	481.81	GENERAL FUND
Total MILLER ELECTRIC SERVICES:			481.81	
MILO FIRE DEPARTMENT				
MILO FIRE DEPARTMENT	FIGURE 8 RACES	06/29/2015	175.00	FIRE FUND
Total MILO FIRE DEPARTMENT:			175.00	
NORWALK READY-MIXED CONCRETE				
NORWALK READY-MIXED CON	CONCRETE	06/18/2015	514.50	ROAD USE TAX FU
NORWALK READY-MIXED CON	CONCRETE	06/18/2015	735.00	ROAD USE TAX FU
NORWALK READY-MIXED CON	CONCRETE	06/19/2015	490.00	ROAD USE TAX FU
Total NORWALK READY-MIXED CONCRETE:			1,739.50	
O,MEARA, ALLY				
O,MEARA, ALLY	GUARD SUIT REIMBURSEMENT	07/01/2015	30.00	POOL (MEMORIAL)
Total O,MEARA, ALLY:			30.00	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
O'HALLORAN INTERNATIONAL				
O'HALLORAN INTERNATIONAL	JET TRUCK REPAIR	06/17/2015	1,075.13	SEWER FUND
Total O'HALLORAN INTERNATIONAL:			1,075.13	
O'REILLY AUTO PARTS				
O'REILLY AUTO PARTS	FILTERS	06/23/2015	62.94	PARK & RECREATI
O'REILLY AUTO PARTS	FUEL FILTER	06/23/2015	2.07	PARK & RECREATI
O'REILLY AUTO PARTS	VEHICLE SUPPLIES	06/25/2014	322.74	FIRE FUND
O'REILLY AUTO PARTS	SAFETY SUPPLIES	06/25/2014	75.52	FIRE FUND
Total O'REILLY AUTO PARTS:			463.27	
PAPER 101				
PAPER 101	PAPER	06/24/2015	430.08	GENERAL FUND
PAPER 101	PAPER	06/24/2015	107.52	POLICE FUND
PAPER 101	PAPER	06/24/2015	107.52	FIRE FUND
PAPER 101	PAPER	06/24/2015	107.52	LIBRARY FUND
PAPER 101	PAPER	06/24/2015	107.52	PARK & RECREATI
Total PAPER 101:			860.16	
PETTY CASH-RECREATION				
PETTY CASH-RECREATION	KEYCARD - GORDON	06/25/2015	25.00	PARK & REC SPEC
Total PETTY CASH-RECREATION:			25.00	
PIERCE BROTHERS REPAIR				
PIERCE BROTHERS REPAIR	STEEL	06/24/2015	10.00	PARK & RECREATI
PIERCE BROTHERS REPAIR	REPAIR - SUPPLIES	06/25/2015	26.00	FIRE FUND
PIERCE BROTHERS REPAIR	WELDER GAS	06/29/2015	44.35	PARK & RECREATI
Total PIERCE BROTHERS REPAIR:			80.35	
PRO-IMAGE SIGN & LIGHTING				
PRO-IMAGE SIGN & LIGHTING	DOOR DECALS	06/26/2015	106.00	PARK & RECREATI
Total PRO-IMAGE SIGN & LIGHTING:			106.00	
SHULL, DOUG				
SHULL, DOUG	TREASURER CONTRACT	07/01/2015	83.33	GENERAL FUND
Total SHULL, DOUG:			83.33	
SIMPSON COLLEGE				
SIMPSON COLLEGE	STRATEGIC PLANNING MEAL	06/23/2015	239.70	GENERAL FUND
Total SIMPSON COLLEGE:			239.70	
T.R.M. DISPOSAL LLC				
T.R.M. DISPOSAL LLC	ACCT #1506	06/24/2015	79.00	GENERAL FUND
T.R.M. DISPOSAL LLC	GARBAGE - ACCT #159	06/24/2015	15.00	POLICE FUND
T.R.M. DISPOSAL LLC	ACCT #583 - TRASH - NORTH PLANT	06/24/2015	96.00	SEWER FUND
T.R.M. DISPOSAL LLC	ACCT #583 - TRASH - SOUTH PLANT	06/24/2015	49.00	SEWER FUND
Total T.R.M. DISPOSAL LLC:			239.00	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
TATE, MADELINE				
TATE, MADELINE	GUARD SUIT REIMBURSEMENT	07/01/2015	27.45	POOL (MEMORIAL)
Total TATE, MADELINE:			27.45	
TAXPAYERS ASSOCIATION OF CENTRAL IOWA				
TAXPAYERS ASSOCIATION OF	LOCAL GOV'T COLLABORATION	06/22/2015	1,400.00	GENERAL FUND
Total TAXPAYERS ASSOCIATION OF CENTRAL IOWA:			1,400.00	
THEISEN'S				
THEISEN'S	LIGHT SENSOR	06/22/2015	22.99	PARK & RECREATI
Total THEISEN'S:			22.99	
U.S. CELLULAR				
U.S. CELLULAR	CELL PHONE CHARGES	06/20/2015	54.04	GENERAL FUND
Total U.S. CELLULAR:			54.04	
U.S. POSTMASTER				
U.S. POSTMASTER	POSTAGE	06/26/2015	2,500.00	GENERAL FUND
Total U.S. POSTMASTER:			2,500.00	
UNUM LIFE INSURANCE CO OF AMERICA				
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	40.81	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	23.56	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	221.73	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	114.43	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	79.21	GENERAL FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	200.17	ROAD USE TAX FU
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	522.10	POLICE FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	58.79	FIRE FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	250.21	AMBULANCE FUN
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	158.54	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	42.60	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	53.76	PARK & RECREATI
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	79.72	LIBRARY FUND
UNUM LIFE INSURANCE CO OF	LIFE, AD&D AND LTD INSURANCE	06/30/2015	123.23	SEWER FUND
Total UNUM LIFE INSURANCE CO OF AMERICA:			1,968.86	
VERIZON WIRELESS				
VERIZON WIRELESS	DATA	06/15/2015	282.52	POLICE FUND
Total VERIZON WIRELESS:			282.52	
WAL-MART STORES INC.				
WAL-MART STORES INC.	PHOTO ALBUM	06/29/2015	7.97	PARK & RECREATI
WAL-MART STORES INC.	SUPPLIES	06/23/2015	4.96	FIRE FUND
WAL-MART STORES INC.	SOFTBALL CONCESSIONS	06/26/2015	3.97	PARK & RECREATI
WAL-MART STORES INC.	FIELD MARKING STRING REELS	06/29/2015	20.31	PARK & RECREATI
WAL-MART STORES INC.	SHARPIES, BUNGEE CORDS & LAMINATING	06/23/2015	30.59	PARK & RECREATI
Total WAL-MART STORES INC.:			67.80	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
WARREN COUNTY SHERIFF				
WARREN COUNTY SHERIFF	DISPATCH SERVICES 3RD & 4TH QTR FY 14	06/04/2015	39,800.00	POLICE FUND
Total WARREN COUNTY SHERIFF:			39,800.00	
WASTE MANAGEMENT OF IOWA				
WASTE MANAGEMENT OF IOW	RECYCLING APT 494-0152822-0516-8	06/30/2015	2,465.00	RECYCLING FUND
WASTE MANAGEMENT OF IOW	TRASH - JULY 15	07/01/2015	32.00	ROAD USE TAX FU
WASTE MANAGEMENT OF IOW	RECYCLING TOTES 494-0152854-0516-1	06/30/2015	10.00	RECYCLING FUND
WASTE MANAGEMENT OF IOW	RECYCLING TOTES 494-0152855-0516-8	06/30/2015	10.00	RECYCLING FUND
WASTE MANAGEMENT OF IOW	RECYCLING TOTES 494-0152856-0516-6	06/30/2015	10.00	RECYCLING FUND
WASTE MANAGEMENT OF IOW	SPRING CLEANUP 494-0152691-0516-7	06/30/2015	440.27	GENERAL FUND
Total WASTE MANAGEMENT OF IOWA:			2,967.27	
WEINMAN INSURANCE SERVICE				
WEINMAN INSURANCE SERVIC	VOLUNTEER FIREFIGHTERS ACCIDENT	06/30/2015	713.58	FIRE FUND
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	06/30/2015	549.00	GENERAL FUND
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	06/30/2015	549.00	LIBRARY FUND
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	06/30/2015	494.00	PARK & RECREATI
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	06/30/2015	494.00	PARK & RECREATI
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	06/30/2015	823.00	POOL (MEMORIAL)
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	06/30/2015	1,317.00	ROAD USE TAX FU
WEINMAN INSURANCE SERVIC	MACHINERY & EQUIPMENT COVERAGE - CI	06/30/2015	4,446.00	SEWER FUND
Total WEINMAN INSURANCE SERVICE:			9,385.58	
Grand Totals:			279,795.78	

City Council: _____

Meeting Date: 07/06/2015

Information

Subject

Resolution approving salaries

Information

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

Robert Soukup, Firefighter/Paramedic, from FF-3 \$50,683/year to FF-4 \$53,217/year effective July 12, 2015

MyLisa Thompson, Technical Service Librarian, from CE 3-6 \$35,773/year to CE 3-7 \$36,762/year effective July 12, 2015

Richard Graves, WPC Superintendent, CE 12-6 \$83,365/year effective July 29, 2015

James Taber, Part-time Library Assistant, from CE 1-2 \$12.121/hour to CE 1-3 \$12.469/hour effective August 9, 2015

Jody Ross, Part-time Library Assistant, from CE 1-1 \$11.635/hour to CE 1-1.5 \$11.853/hour effective August 9, 2015

Janis Comer, Part-time Library Assistant, from CE 1-2 \$12.121/hour to CE 1-3 \$12.469/hour effective August 9, 2015

Roll call is in order.

Attachments

Soukup Step Increase

Thompson Step Increase

Taber Step Increase

Ross Step Increase

Comer Step Increase

Resolution

RECOMMENDATION FOR WITHIN GRADE INCREASE

This is to note that Robert Soukup will complete the appropriate waiting period for creditable service to salary class/range FF 4 on 7/12/2015 to be reflected in hourly rate on pay date 7/31/2015.

\$53,217
Annual

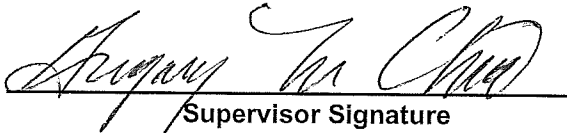
\$19.310
Hourly

Includes Longevity

X 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

6-19-15
Date


Manager Signature

6-19-15
Date

Employment Information

Date of Hire: 1/6/2011

Present Class/Range: FF 3

Present Salary: \$50,683

Includes Longevity X Does Not Include Longevity

Eligibility Date for Next Advance: 7/12/2015

City Council or Board of Trustee

Action Approved:

Disapproved:

Date:

RECOMMENDATION FOR WITHIN GRADE INCREASE

This is to note that MyLisa Thompson will complete the appropriate waiting period for creditable service to salary class/range CE 3-7 on 7/12/2015 to be reflected in hourly rate on pay date 7/31/2015.

\$36,762
Annual

\$17.674
Hourly

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

6-23-15
Date



Manager Signature

6-26-15
Date

Employment Information

Date of Hire: Full Time 6/30/2013 Part-Time 9/5/2006

Present Class/Range: CE 3-6

Present Salary: \$35,773

Includes Longevity ☒ Does Not Include Longevity

Eligibility Date for Next Advance: 7/12/2015

City Council or Board of Trustee

Action Approved:

Disapproved:

Date:

RECOMMENDATION FOR WITHIN GRADE INCREASE

This is to note that James Taber will complete the appropriate waiting period for creditable service to salary class/range CE 1-3 on 8/9/2015 ~~to~~ be reflected in hourly rate on pay date 8/28/2015.

Annual

\$12.469
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

6-24-15
Date



Manager Signature

6-26-15
Date

Employment Information

Date of Hire: 8/5/2013

Present Class/Range: CE 1-2

Present Salary: \$12.121/Hour

X Includes Longevity

Does Not Include Longevity

Eligibility Date for Next Advance: 8/9/2015

City Council or Board of Trustee

Action Approved:

Disapproved:

Date:

RECOMMENDATION FOR WITHIN GRADE INCREASE

This is to note that Jody Ross will complete the appropriate waiting period for creditable service to salary class/range CE 1-1.5 on 8/9/2015 to be reflected in hourly rate on pay date 8/28/2015.

Annual

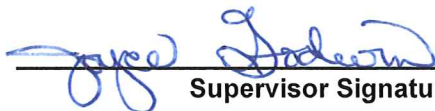
\$11.853
Hourly

Includes Longevity

X 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

6-24-15
Date



Manager Signature

6-26-15
Date

Employment Information

Date of Hire: 2/9/2015

Present Class/Range: CE 1-1

Present Salary: \$11.635/Hour

Includes Longevity X Does Not Include Longevity

Eligibility Date for Next Advance: 2/21/2016

City Council or Board of Trustee

Action Approved:

Disapproved:

Date:

RECOMMENDATION FOR WITHIN GRADE INCREASE

This is to note that Janis Comer will complete the appropriate waiting period for creditable service to salary class/range CE 1-3 on 8/9/2015 to be reflected in hourly rate on pay date 8/28/2015.

Annual

\$12.469
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

6-23-15

Date



Manager Signature

6-26-15

Date

Employment Information

Date of Hire: 7/29/2013

Present Class/Range: CE 1-2

Present Salary: \$12.121/Hr

X Includes Longevity

Does Not Include Longevity

Eligibility Date for Next Advance: 8/7/2016

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:

Robert Soukup, Firefighter/Paramedic, from FF-3 \$50,683/year to FF-4 \$53,217/year effective July 12, 2015

MyLisa Thompson, Technical Service Librarian, from CE 3-6 \$35,773/year to CE 3-7 \$36,762/year effective July 12, 2015

Richard Graves, WPC Superintendent, CE 12-6 \$83,365/year effective July 29, 2015

James Taber, Part-time Library Assistant, from CE 1-2 \$12.121/hour to CE 1-3 \$12.469/hour effective August 9, 2015

Jody Ross, Part-time Library Assistant, from CE 1-1 \$11.635/hour to CE 1-1.5 \$11.853/hour effective August 9, 2015

Janis Comer, Part-time Library Assistant, from CE 1-2 \$12.121/hour to CE 1-3 \$12.469/hour effective August 9, 2015

Passed and approved on the 6th day of July, 2015.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk

Information

Subject

Administer the oath of office to Police Officer Jay Hackett

Information

Mayor Shaw will administered the oath of office to Police Officer Jay Hackett.

Attachments

Oath Of Office

OATH OF OFFICE

I, **Jay Hackett** do solemnly swear that I will support the Constitution of the United States and the Constitution of the State of Iowa, and that I will faithfully and impartially, to the best of my ability, discharge all the duties of **Police Officer** of the City of Indianola, Iowa, as now or hereafter required by law.

July 6, 2015

Attest:

Diana Bowlin, City Clerk

Information

Subject

Proclamation declaring July as Park and Recreation month

Information

Mayor Shaw will declare July as Park and Recreation month (packet).

Attachments

Proclamation



— OFFICE OF THE MAYOR —

Proclamation

Designation of July as Parks and Recreation Month

WHEREAS parks and recreation programs are an integral part of communities throughout this country, including the City of Indianola; and

WHEREAS parks and recreation are vitally important to establishing and maintaining the quality of life in our community, ensuring the health of all citizens, and contributing to its economic and environmental well-being; and

WHEREAS parks and recreation programs build healthy, active communities that aid in the prevention of chronic disease and also improve the mental and emotional health of all citizens; and

WHEREAS parks and recreation programs and facilities increase a community's economic prosperity through increased property values, expansion of the local tax base, increased tourism, the attraction and retention of businesses, and crime reduction; and

WHEREAS parks and recreation areas are fundamental to the environmental well-being of our community; and

WHEREAS our parks and natural recreation areas ensure the ecological beauty of our community and provide a place for children and adults to connect with nature and recreate outdoors; and

WHEREAS the U.S. House of Representatives has designated July as Parks and Recreation Month; and

WHEREAS the City of Indianola recognizes the benefits derived from public parks and recreation resources

NOW THEREFORE, I, Kelly B. Shaw, Mayor of the City of Indianola, Iowa, on behalf of the City Council, do hereby recognize

July as Parks and Recreation Month in the City of Indianola, Iowa

And urge all citizens to enjoy Indianola's parks, trails, facilities and programs.

In witness whereof, I have hereunto set my hand and cause the seal of the City of Indianola, Iowa, to be affixed on this 6th day of July, 2015.

Kelly B. Shaw, Mayor
City of Indianola

Information

Subject
2015 Annexation

Information

Information

Subject

Public hearing of a request from Bob Eivins, Steve and Barbara Williams, Trueblood family, Robin Eyberg, Polly Glascock and City of Indianola for voluntary annexation (the complete legal description may be viewed at the City Clerk's Office) P&Z approved unanimously April 14, 2015

Information

Council needs to hold the public hearing, no additional readings, to annex properties adjacent to the City's eastern boundary. In your packet is a map indicating the entire 167.11 acres area requested to be annexed. The light red area indicates specific written requests for annexation and the orange area indicates additional land to be included utilizing the 80/20 rule. The original request started with the Eivins and Williams property. After contacting additional property owners within the area (Trueblood and Eyberg) both have chosen to have the remaining portions of their properties annexed as well. As for the Paulette Glascock request, a very small portion of her land sits outside the quarter section line (.09 acres). She has agreed to include this portion in order to prevent creating an island. Section 367.8 of the Code of Iowa (packet) allows an additional 20% of land to be included without the consent of the owner. This rule exists to eliminate islands and to create more uniform boundaries. Staff is recommending we used the 80/20 rule for the 4.53 acres of the Jones property to create a more uniform boundary. In this case we would be annexing an additional 4.53 acres or less than 2.8% of the total area. In the last four annexations, the City has used the 80/20 rule for both reasons (uniform boundaries and no islands).

Included in your packet is the Growth Areas Plan Map from the 2011 Comprehensive Plan. As you can see from the map, this area is shown as a portion of A-2, which is indicated as a high priority within the plan. The growth areas plan map has been a helpful tool not only to the city and developers, but to any individuals looking to purchase land near our city limits.

Also enclosed is a zoning map of the area considered for annexation. Community Director Chuck Burgin discussed the zoning classifications with both Williams and Eivins and they have requested the existing R-3 zoning to the east be extended into the new annexed area. The Comprehensive Plan indicates the Eyberg property as M-2 (General Industrial) and she has requested that designation. The Glascock, Trueblood and Jones properties should be designated A-1 (Agriculture).

Letters notifying those who requested annexation as well as adjacent property owners of the April 14th P & Z meeting were sent. Chuck recommended approval of the annexation utilizing the 80 /20 rule to include the Gregory Jones 4.53 acres and the recommended zoning classifications and P&Z approved unanimously.

FYI - schedule for the annexation is as follows:

- June 10, 2015 - Applications were mailed by certified mail to the Board of Supervisors, each affected public utility, IDOT, County Recorder, all non-consenting property owners, each owner of the property the adjoins the territory and all consenting property owners
- June 17, 2015 - Notice published in paper
- July 6, 2015 - Hold the public hearing
- July 7, 2015 - Send the annexation to the City Development Board
- The City Development Board considers the annexation proposal at its regular monthly business meeting - at this meeting the Board hears input on whether the proposal is complete and properly filed. If the application is accepted, a date for a public hearing is set
- The City Development Board holds a public hearing - after the hearing the Board decides whether to approve or deny the annexation:
 - If the annexation is approved, the Board notifies the parties and 30-days following the notification the Board files and record documents to complete the annexation if no appeal is filed.
 - If the annexation is denied the board notifies the parties.

After the public hearing council will need to consider the resolution approving the annexation, see next item.

Attachments

[Annexation Legal Description](#)

[P&Z Minutes](#)

[P&Z Memo](#)

[Annexation Requests](#)

[Annexation Requests Map](#)

[Annexation Growth Area Plan](#)

[Annexation Zoning Map](#)

[Iowa Code Section 367.8](#)

[Bd of Supervisors Minutes](#)

[County Resolution](#)

[Warren Water District Letter](#)



COMMUNITY DEVELOPMENT

2015 Annexation Legal Descriptions (as of 04/21/2015) Pg. 1

Entire Area

The Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 29, Township 76 North, Range 23 AND

The East $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ AND the Northeast 10 Acres of the Northwest $\frac{1}{4}$ of Southwest $\frac{1}{4}$ AND the East $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ AND the East $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 20, Township 76 North, Range 23, West of the 5th P.M., Warren County, Iowa.

City of Indianola: Parcel # 13000290429

The former C.B.&Q. Railroad right-of-way lying within the E $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 29, Township 76 North, Range 23, West of the 5th P.M., Warren County, Iowa.

A tract of land adjoining the former C.B.&Q. Railroad right-of-way, with said tract being sixty (60) feet in width measured perpendicular from the southern right-of-way line of said former C.B.&Q. Railroad and ninety (90) feet in length measured from a point southwesterly along said southern right-of-way line with said point being three hundred forty (340) feet southwesterly from the east line of the Northwest Quarter (NW $\frac{1}{4}$) of Section 29, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa, measured along said southern right-of-way line.

Eivins: Parcel # 13000290427

All of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ lying South of the right of way of the Railroad running through said forty, EXCEPT a tract of land adjoining the former C.B.&Q. Railroad right-of-way, with said tract being 60 feet in width measured perpendicular from the southern right-of-way line of said former C.B.&Q. Railroad and 90 feet in length measured from a point southwesterly along said southern right-of-way line with said point being 340 feet southwesterly from the east line of the NW $\frac{1}{4}$, all in Section 29, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa.

Eyberg: Parcel #s 13000200441 AND 13000200462

The East one half (1/2) of the Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ AND the North one half (1/2) of the East one half (1/2) of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 20, Township 76, Range 23, West of the 5th P.M., Warren County, Iowa, containing 39.06 acres.



COMMUNITY DEVELOPMENT

2015 Annexation Legal Descriptions (as of 04/21/2015) Pg. 2

Glascock: Parcel # 48870200662

All that part of Amended Parcel B, recorded in Book 2013 Page 541, lying in the Southeast Quarter of the Southwest Quarter of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa.

Jones: Parcel # 13000200681

A parcel of land in the Southeast $\frac{1}{4}$ of Section 20, T-76N, R-23 West of the 5th P.M., Warren County, Iowa; beginning at the Northeast corner of the South $\frac{1}{2}$ Southwest $\frac{1}{4}$ of said section 20, thence South 1d20'03" East (assumed for this description) along the East line of said Southeast $\frac{1}{4}$ Southwest $\frac{1}{4}$, 348.00 feet; thence South 90d00'00" West, 626.00 feet; thence North 1d20'03" West, 348.00 feet to the North line of said South $\frac{1}{2}$ Southwest $\frac{1}{4}$; thence North 90d00'00" East, 626.00 feet to the point of beginning containing 5.00 acres, more or less, including 0.47 acres of road right of way along the North side thereof.

Trueblood: Parcel #s 13000200468, 13000200642 AND 13000200620

The Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and the Northeast 10 Acres of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and the Southeast 10 Acres of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, All in Section 20, Township 76 North, Range 23, West of the 5th P.M., Warren County, Iowa, containing 59 Acres.

Williams: Parcel #s 13000290423 AND 13000200680

The SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 20 and all of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 29 lying North of Railroad Right-of-Way, all in Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa,

Except Parcel "A" of the survey of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa, as shown in Irregular Plat Book 8, Page 10 of 76-23 and recorded on December 14, 1995 in the office of the Warren County Recorder,

Except Parcel "B" of the amended survey of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa, as recorded in Book 2013 Page 541 on January 17, 2013 in the office of the Warren County Recorder.

INDIANOLA PLANNING AND ZONING COMMISSION
REGULAR MEETING
APRIL 14, 2015
6:00 P.M.

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

Joe Butler
Tiffany Coleman
Mary Donaghy
Al Farris
Joe Gezel

Doug Opie
Bob Ormsby
Josh Rabe
Misty Soldwisch

Also present: Ryan Robertshaw, Tim Locher, Chuck and Mary Night, Eric Cannon, Jeremy Shepherd, Randy Edwards, James O'Meara, Blair and Marilyn Lawson, Chris Schupp, Mindi Robinson and Chuck Burgin.

The minutes of the February 10, 2015 meeting were approved on a motion made by Donaghy and seconded by Butler. Question was called for and on voice vote Chairperson Opie declared the motion carried unanimously.

Chairperson Opie informed the Commission the order of the agenda has been changed due meeting conflicts with presenters.

Consider preliminary plat of Summercrest Hills Plat 5.

Chuck summarized the reason for reviewing the preliminary plat of Summercrest Hills from its original approval in 2013 is because there has been a change in a street extension, additional lots and orientation. He further explained the future extension of Hoover Street is a good change and the additional right-of-way to the north will be needed prior to the Hoover extension to the east. Overall improvements made from the 2013 plat include traffic flow and full land development.

Eric Cannon of Snyder and Associates addressed the Commission. Commission discussed the detention basin within Outlot X and the zoning of the area. Farris stated his concern for the lack of parks in the area.

Cindy Johnson entered the meeting.

Farris questioned the use of a cul-de-sac within a cul-de-sac.

Butler stated he would be abstaining from agenda items 6, 7 and 8.

A motion was made by Farris and seconded by Rabe to approve the preliminary plat of Summercrest Hills Plat 5 with the recommendations made by staff. Question was called for and on voice vote Chairperson Opie declared the motion carried, Butler abstained.

Consider final plat of Summercrest Hills Plat 5.

Chuck reviewed the final plat request stating the area consists of seven lots on 9.89 acres and shows an extension of East Scenic Valley Avenue of approximately 700'. Lots one through six will most likely be townhomes while lot seven will be a three story, 116 unit senior apartment complex.

Commission discussed the dead end street of East Scenic Valley Avenue. Chuck stated Section 170.11 of Indianola's subdivision ordinance limits the distance of dead-end street to 500' in length. The street will continue in the future therefore Commission should recommend to Council to grant a variance to the street design standard which will allow for a gravel cul-de-sac for large truck traffic turnaround.

Motion was made by Rabe and seconded by Coleman to approve the final plat of Summercrest Hills Plat 5 with the recommendations made by staff, including the recommendation of a variance to the street design standard allowing a dead end at East Scenic Valley Avenue with a temporary turnaround. Question was called for and on voice vote Chairperson Opie declared the motion carried, Butler abstained.

Consider re-approval of final plat of Summercrest Hills Plat 4.

Chuck stated the original final plat of Summercrest Hills 4 was approved by Planning and Zoning and City Council in February 2014. The new 2015 final plat includes a proposed addition of a buildable lot identified as lot 7. The area was originally an outlot, approved with plat 1, being used as a storm water detention basin for Theisen's and surrounding area. The developer intends to relocate the detention basin to the east side of lot 7 (Outlot X). Chuck further stated the change relocates an unsightly detention basin off the highway to the rear of the development.

Commission discussed the detention basin requirements including how much water it can hold. Commission also discussed the timeframe for development of the area. Chuck informed the Commission that he expected infrastructure to begin this year, including sewer, water and roads.

Motion was made by Ormsby and seconded by Donaghy to approve the final plat of Summercrest Hills Plat 4, subject to indicating public sidewalks on the plat. Question was called for and on voice vote Chairperson Opie declared the motion carried, Butler abstained.

Consider request from Calamar Enterprises to construct a three story, 116 unit, senior residential apartment complex on a site in excess of one acre.

Chuck summarized the new zoning ordinance requiring both the Commission and Council approval prior to development of residential projects on lots exceeding one acre. Chuck informed the Commission the Board of Adjustment would be hearing a variance request from Calamar Enterprises regarding a reduction in off-street parking requirements, which is allowed because the project is identified as senior housing.

Tim Locher of Blue Forrest Group spoke on behalf of Calamar Enterprises stating the average age of residents in the company's other complexes is 72 years old.

Orsmby questioned the requirements of a buffer park for a development such as this. Chuck stated buffer parks are required for adjacent parking lots if single family dwellings are developed to the east. However, if multifamily units are constructed, including duplexes, a buffer will not be required.

Butler questioned whether the Commission could apply a stipulation that the complex remain a senior residential complex. Chuck stated he would consult with the city attorney to seek an answer. However, the Board of Adjustment can stipulate if their variance was granted on the basis of senior housing.

Motion was made by Farris and seconded by Donaghy to approve the request from Calamar Enterprises to construct a three story, 116 unit, senior residential apartment complex on a site in excess of one acre. Question was called for and on voice vote Chairperson Opie declared the motion carried unanimously.

Consider request from Bob Eivins, Steve and Barbara Williams, Trueblood family, Robin Eyberg, Polly Glascock and City of Indianola for voluntary annexation.

Chuck informed the Commission a request from Steve and Barbara Williams and Bob Eivins for a voluntary annexation started the process of annexing this area within the city limits. To create a more uniform boundary and prevent islands, Chuck approached Dr. Trueblood, Robin Eyberg and Polly Glascock to confirm their interest in annexing their land too. All parties agreed. However, Gregory Jones has chosen not to annex his 4.53 acres voluntary. Because of this, Chuck recommends the City use the 80/20 rule from Section 367.8 of the Iowa Code. This rule exists to eliminate islands and create more uniform boundaries.

Chuck continued to explain previous annexations required all land brought into city limits be zoned A-1 agriculture. This was changed after the city annexed land north of town where the car dealerships are located. Zoning classifications have been discussed with all participating land owners. Williams and Eivins request R-3 (mixed residential) zoning, while Eyberg requests a change to M-2 (general industrial) zoning. The Glascock, Trueblood and Jones properties will continue their current A-1 (agriculture) zoning classification.

Commission discussed the 80/20 rule and how that affects taxes for the Jones property. Chris Shupe of 10945 146th Lane questioned the zoning of the Jones property, as a business is currently established there. Chuck stated the Jones property will be zoned agriculture and therefore will be considered existing nonconforming. However, if Mr. Jones wishes to make any improvements to his structure, his zoning classification will need to change and he will be required to follow Indianola zoning.

Shupe also questioned street name changes, street maintenance and zoning to the north of Jersey Street. Chuck informed Mr. Shupe that the road within the city limits would become Iowa Avenue, the City and County would form an agreement as to which

would perform maintenance and the land to the north of Iowa Avenue/Jersey Street (Trueblood property) would continue with an agriculture zoning classification.

Motion was made by Ormsby and seconded by Butler to approve the request from Bob Eivins, Steve and Barbara Williams, Trueblood family, Robin Eyberg, Polly Glascock and City of Indianola for voluntary annexation, with staff recommendations on each zoning classification included. Question was called for and on voice vote Chairperson Opie declared the motion carried unanimously.

Consider request for Bob Eivins, Blair and Marilyn Lawson and Don Borts to rezone property locally known as 2100, 2102, 2104 and 2106 East 2nd Avenue from A-1 (Agriculture) to R-3 (Mixed Residential).

Chuck stated the original request from Bob Eivins was for the larger portion of land, addressed as 2102 East 2nd Avenue. Chuck then contacted the adjacent property owners to inquire if they would be interested in having their property rezoned as well. All three property owners agreed to do so. The four properties requesting rezoning total 11.65 acres. The Future Land Use Map of the 2011 Comprehensive Plan identifies this area as low density residential. With R-3 zoning defined as medium to high density, Mr. Eivins agreed to place a condition on his rezoning request to limit residential development to one and two family only and construction with a maximum height of two stories.

Commission discussed the need to change the Comprehensive Plan. Chuck informed them that with the conditional use, the Future Land Use map of the Comprehensive Plan would not need changed.

Jim O'Meara of 2105 East 1st Avenue voiced his concerns regarding multifamily units in the area.

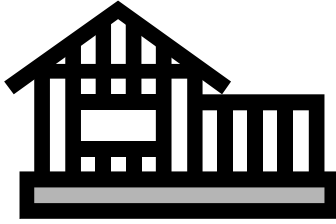
Butler questioned whether the Lawson's and Mr. Borts would be interested in placing a condition on their property as well. Mr. Lawson stated he was not interested in the conditional use.

Motion was made by Ormsby and seconded by Farris to approve the request for Bob Eivins, Blair and Marilyn Lawson and Don Borts to rezone property locally known as 2100, 2102, 2104 and 2106 East 2nd Avenue from A-1 (Agriculture) to R-3 (Mixed Residential), with the conditions listed on the Eivins property. Question was called for and on voice vote Chairperson Opie declared the motion carried unanimously.

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

Doug Opie, Chairperson

Mindi Robinson



To: Planning and Zoning Commission
From: Chuck Burgin, Director of Community Development
Subject: April 14, 2015 Meeting

Item #4 Consider request from Bob Eivins, Steve and Barbara Williams, Trueblood family, Robin Eyberg, Polly Glascock and City of Indianola for voluntary annexation.

Enclosed is a map indicating the entire 167.11 acres area requested to be annexed. The light red area indicates specific written requests for annexation and the orange area indicates additional land to be included utilizing the 80/20 rule. The original request started with the Eivins and Williams property. After contacting additional property owners within the area (Trueblood and Eyberg) both have chosen to have the remaining portions of their properties annexed as well. As for the Paulette Glascock request, a very small portion of her land sits outside the quarter section line (.09 acres). She has agreed to include this portion in order to prevent creating an island. I have enclosed Section 367.8 of the Code of Iowa which allows an additional 20% of land to be included without the consent of the owner. This rule exists to eliminate islands and to create more uniform boundaries. I am recommending we used the 80/20 rule for the 4.53 acres of the Jones property to create a more uniform boundary. The location of this property is a good example of why the rule exists. In this case we would be annexing an additional 4.53 acres or less than 2.8% of the total area. In the last four annexations, the City has used the 80/20 rule for both reasons (uniform boundaries and no islands).

I have included The Growth Areas Plan Map from the 2011 Comprehensive Plan. As you can see from the map, this area is shown as a portion of A-2, which is indicated as a high priority within the plan. The growth areas plan map has been a helpful tool not only to the city and developers, but to any individuals looking to purchase land near our city limits

Previous annexations required all land brought into the city limits be zoned A-1. This was changed after we annexed the three car dealerships north of town. The change reads as follows:

Chapter 165.11 (6) states "New Areas Annexed to City. All territory which may hereafter become a part of the incorporated area of the City shall be reviewed by the Planning and Zoning Commission prior to annexation for the most appropriate use. The proposed zoning classification may be determined by reviewing the existing land uses of the land provided such uses are listed as a permitted principal use within the zoning ordinance. The future land use map

within the current comprehensive plan should be used for land that is undeveloped as well as the availability of public water and sanitary sewer services. The Commission may recommend the appropriate zoning district classification prior to such territory becoming a part of the City and upon the holding of a public hearing and approval of the Council, the territory, upon becoming part of the City, may be immediately classified.”

Enclosed is a zoning map of the area considered for annexation. I have discussed the zoning classifications with both Williams and Eivins and they have requested the existing R-3 zoning to the east be extended into the new annexed area. The Comprehensive Plan indicates the Eyberg property as M-2 (General Industrial) and she has requested that designation. The Glascock, Trueblood and Jones properties should be designated A-1 (Agriculture).

This is the first of many steps needed to be completed prior to final approval by the Development Board for the State of Iowa. I have enclosed a schedule of the additional steps that need to be taken. The total process is approximately 6 to 9 months before final certification is completed. Letters notifying those who have requested annexation as well as adjacent property owners of the April 14th P & Z meeting have been sent. I recommend approval of the annexation utilizing the 80 /20 rule to include the Gregory Jones 4.53 acres and the recommended zoning classifications.

Item #5 Consider request for Bob Eivins, Blair and Marilyn Lawson and Don Borts to rezone property locally known as 2100, 2102, 2104 and 2106 East 2nd Avenue from A-1 (Agriculture) to R-3 (Mixed Residential).

The original request from Bob Eivins was for the larger portion of land indicated on the aerial vicinity map enclosed. After reviewing the area, I contacted additional adjacent property owners and inquired if they would want to have their property be rezoned as well. All three contacted agreed to do so. What started as a request to rezone 7.75 acres has increased to four separate properties totaling 11.65 acres. If approved R-3 zoning would border on the west and north, C-2 to the south and A-1 to the east.

After reviewing the Future Land Use Map of the 2011 Comprehensive Plan, this area has been identified as low density residential. With R-3 zoning defined as medium to high density, I contacted Robert Eivins and recommended, and he has agreed, placing conditions on his rezoning request. Several years ago the state legislator modified the law allowing cities to place conditions on land when new zoning classifications are considered. The conditions must be in writing and agreeable with the owner prior to the Council public hearing. The conditions Mr. Eivins has agreed to will limit residential development to one and two family only and construction with a maximum height of two stories.

I recommend approval of the request, subject to the conditions remaining in place.

Item #6 Consider preliminary plat of Summercrest Hills Plat 5.

Enclosed is a copy of the preliminary plat that was approved in 2013, and the new preliminary plat under consideration. Because there has been a change in a street extension, additional lots and orientation, I am recommending additional approval of the preliminary plat be required.

The preliminary plat gives the Commission the ability to review the entire future street, utility and lot layout of the remainder of the land within Summercrest Hills. The extension of North 7th Street to the future extension of Hoover Street is a good change and one I had recommended in the previously approved plat. Additional right-of-way to the north will be needed prior to Hoover's extension to the east. I have previously discussed this issue with the owner, Nick Nichols, and showed interest in development of the area. All other areas not within the boundary lines indicated are the previously approved Summercrest Hills Plats 1, 2, and 3.

The preliminary plat is indicating a total of 86 lots on 116.4 acres. The zoning of lots 1 thru 10 and lots 24 thru 28 is C-2 (Highway Commercial). The remainder of the area is R-3 (Mixed Residential). I have enclosed a zoning map of the area. You can see some additional rezoning between the commercial and proposed residential areas will have to be modified sometime in the near future. Listed below are the changes and or clarifications needed prior to action by the City Council.

1. Include street names. The E/W road off the extension of North 8th Street should be East Trail Ridge Drive. The far east N/S street as North 8th Court. The existing 8th Street will stop at the intersection of 7th and the remainder of the street heading to the north boundary limits should be identified as North 7th Street.
2. Note should be placed on plat requiring rezoning application prior to any further platting requests after Plat 5.
3. Many additional lots have been added to the new preliminary plat, the majority being residential. The concerns I have with lot 1 (along Hwy. 65-69) will be addressed on item #8 of this agenda.
4. Indicate proposed street grades.
5. Identify the use of Outlot X.
6. Storm water review to be completed and approved by the City of Indianola's consulting engineer. Construction documents for sanitary sewer, storm sewer, water main and paving improvements are subject to department head approval.

Overall I see improvements made from the 2013 plat, particularly in traffic flow and full land development. Notifications to adjoining property owners have been mailed and both City and IMU department head review has been completed. I recommend approval of the plat subject to the items listed above being corrected prior to City Council action.

Item #7 Consider final plat of Summercrest Hills Plat 5.

I have enclosed a copy of plat 5 and a vicinity map of the area to be platted. The plat consists of 7 lots situated on 9.89 acres and shows an extension of East Scenic Valley Avenue of approximately 700'. The unidentified street to the west, North 7th Street, is paved. The site is zoned R-3 (Mixed Residential). Lots 1 thru 6 will most likely be used for townhomes and lot 7 is for the three story, 116 unit senior apartment complex, which is item #9 on this agenda. Listed below are changes and/or clarifications needed prior to City Council action.

1. Accurate references to known or permanent monuments, giving the bearing and distance from some corner of a congressional division of the county.
2. Identify North 7th Street on the plat.
3. Building setback line of 20' on the west side of lot 1 is accurate provided the proposed building improvement fronts Scenic Valley. The setback line should be changed to 25' or a note on plat indicating new improvements on lot 1 must front on East Scenic Valley Avenue.
4. Indicate location of public sidewalks.
5. Developer to coordinate street lighting with IMU and Mid American Energy.

The list above indicates requirements to be listed on the plat. Section 170.11 of Indianola's subdivision ordinance limits the distance of dead-end streets to 500' in length. In this particular situation, the extension of Scenic Valley Avenue as proposed will exceed 700'. I am confident the street will be extended to North 7th Street in the near future, making the street compliant with the ordinance. However in the mean time, Planning and Zoning Commission needs to recommend to the Council to grant a variance to the street design standard. Variances to the design standards are not all that uncommon. In this particular situation, I would recommend the developer place a temporary vehicle turnaround at the end of the dead-end street such as a gravel cul-de-sac or hammer head for the use of large truck traffic such as emergency vehicles, snow plows and garbage pick-up. This is a much safer option than backing these types of vehicles for long distances.

Notification to adjacent property owners has been mailed and department head reviews are complete. I recommend approval with the recommended changes being made prior to City Council action.

Item #8 Consider re-approval of final plat of Summercrest Hills Plat 4.

The original final plat of Summercrest Hills 4 was approved by Planning and Zoning and City Council in February 2014. Enclosed is the 2014 and the new 2015 plat. The only change being proposed is the addition of a building lot identified as lot 7 on the new plat. This area was originally an outlot, approved with plat 1, being used as a storm water detention basin for the Thiesen's store. The developer intends to relocate the detention basin to the east side of lot 7 (Outlot X).

The proposed change is a good one for a couple of reasons.

1. The change adds an additional building lot to the area.
2. The change relocates an unsightly detention basin off the highway and to the rear of the development.

Because access to lot 7 from Highway 65-69 is limited, an ingress/egress easement has been provided between lots 5 and 6.

I recommend approval of the plat subject to indicating public sidewalks.

Item #9 Consider request from Calamar Enterprises to construct a three story, 116 unit, senior residential apartment complex on a site in excess of one acre.

Enclosed is the Development Application, a site plan of the area, a letter from Blue Forrest explaining the project summary and an aerial vicinity map of the proposed site. The site is indicated as lot 7 of the Final Plat of Summercrest Hills 5, (Item 7 on the agenda).

Most of you will recall the City has recently amended the zoning ordinance requiring both the Planning and Zoning Commission action and Council approval prior to development of residential projects on lots that exceed one acre. The intent of the change was to give property owners within 200' of the area under consideration an opportunity to voice their opinions regarding the project, similar to rezoning. All other requirements of the Site Plan Ordinance have been met as well as the zoning requirements for setback and densities. As for the request, adequate water, sewer and street design has been addressed during the overall planning of this subdivision.

Because the project is identified as senior housing, the owner is seeking a reduction in off-street parking requirements. A hearing has been scheduled for Board of Adjustment action later this month.

Notifications to all property owners within 200' of the proposal have been mailed. I recommend approval of the request.

February 25, 2015

Mayor Shaw and City Council
C/O Mr. Chuck Burgin, Director of Community Development
City Hall
110 North 1st Street
Indianola, Iowa 50125

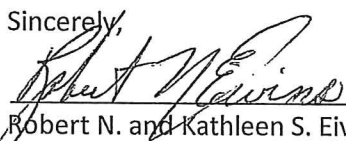
RE: Request for Voluntary Annexation, Parcel # 13000290427

We are requesting voluntary annexation of the following property into the City limits of Indianola:

Legal Description: All of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ lying South of the right of way of the Railroad running through said forty, EXCEPT a tract of land adjoining the former C.B.&Q. Railroad right-of-way, with said tract being 60 feet in width measured perpendicular from the southern right-of-way line of said former C.B.&Q. Railroad and 90 feet in length measured from a point southwesterly along said southern right-of-way line with said point being 340 feet southwesterly from the east line of the NW $\frac{1}{4}$, all in Section 29, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa.

Thank you for considering this request.

Sincerely,

 Kathleen S. Eivins 3/23/15
Robert N. and Kathleen S. Eivins

6230 NE Jones Road
Cameron, MO 64429

COMMUNITY DEVELOPMENT

APR 10 2015

INDIANOLA, IOWA

March 25, 2015

Mayor Shaw and City Council
C/O Mr. Chuck Burgin, Director of Community Development
City Hall
110 North 1st Street
Indianola, Iowa 50125

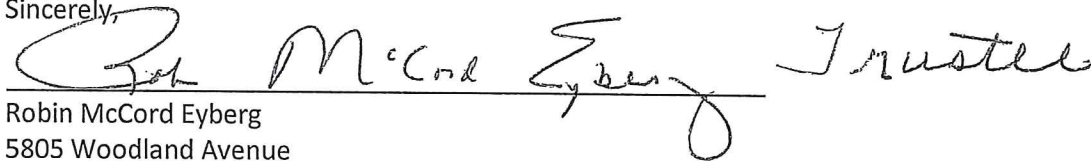
RE: Request for Voluntary Annexation, Parcel #s 13000200441 AND 13000200462

We are requesting voluntary annexation of the following property into the City limits of Indianola:

Legal Description: The East one half (1/2) of the Northwest ¼ of the Northwest ¼ AND the North one half (1/2) of the East one half (1/2) of the Southwest ¼ of the Northwest ¼ of Section 20, Township 76, Range 23, West of the 5th P.M., Warren County, Iowa, containing 39.06 acres.

Thank you for considering this request.

Sincerely,

 Trustee

Robin McCord Eyberg
5805 Woodland Avenue
West Des Moines, Iowa 50266

(scan email)
Sent to Burgin 4/3/15
Called Jim E with request - he approved

COMMUNITY DEVELOPMENT

MAR 27 2015

INDIANOLA, IOWA

February 25, 2015

Mayor Shaw and City Council
C/O Mr. Chuck Burgin, Director of Community Development
City Hall
110 North 1st Street
Indianola, Iowa 50125

RE: Request for Voluntary Annexation, Parcel No. 13000200468, 13000200642 AND 13000200620

We are requesting voluntary annexation of the following property into the City limits of Indianola:

Legal Description: The Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and the Northeast 10 Acres of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and the Southeast 10 Acres of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, All in Section 20, Township 76 North, Range 23, West of the 5th P.M., Warren County, Iowa, containing 59 Acres.

Thank you for considering this request.

Sincerely,

H. Ward Trueblood 3-24-15

H. Ward Trueblood
29 Alverno Court
Redwood City, CA 94061

Anne Trueblood Kreisel
Anne Trueblood Kreisel

Janet Trueblood Kem
Janet Trueblood Kem

February 25, 2015

Mayor Shaw and City Council
C/O Mr. Chuck Burgin, Director of Community Development
City Hall
110 North 1st Street
Indianola, Iowa 50125

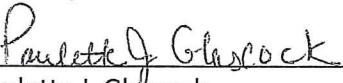
RE: Request for Voluntary Annexation, Parcel No. 48870200662

We are requesting voluntary annexation of the following property into the City limits of Indianola:

Legal Description: All that part of Amended Parcel B, recorded in Book 2013 Page 541, lying in the Southeast Quarter of the Southwest Quarter of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa.

Thank you for considering this request.

Sincerely,



Paulette J. Glascock
1715 East Iowa Avenue
Indianola, Iowa 50125

February 25, 2015

City of Indianola
110 N First St
Indianola Iowa 50125
Attn: Chuck Burgin

Dear Mr. Burgin:

Please consider this letter a request to voluntarily annex my property legally described as:

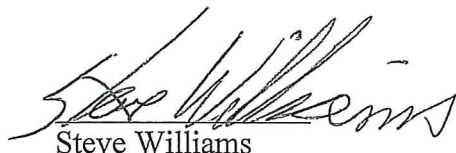
The SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 20 and all of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 29 lying North of Railroad Right-of-Way, all in Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa,

Except Parcel "A" of the survey of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa, as shown in Irregular Plat Book 8, Page 10 of 76-23 and recorded on December 14, 1995 in the office of the Warren County Recorder,

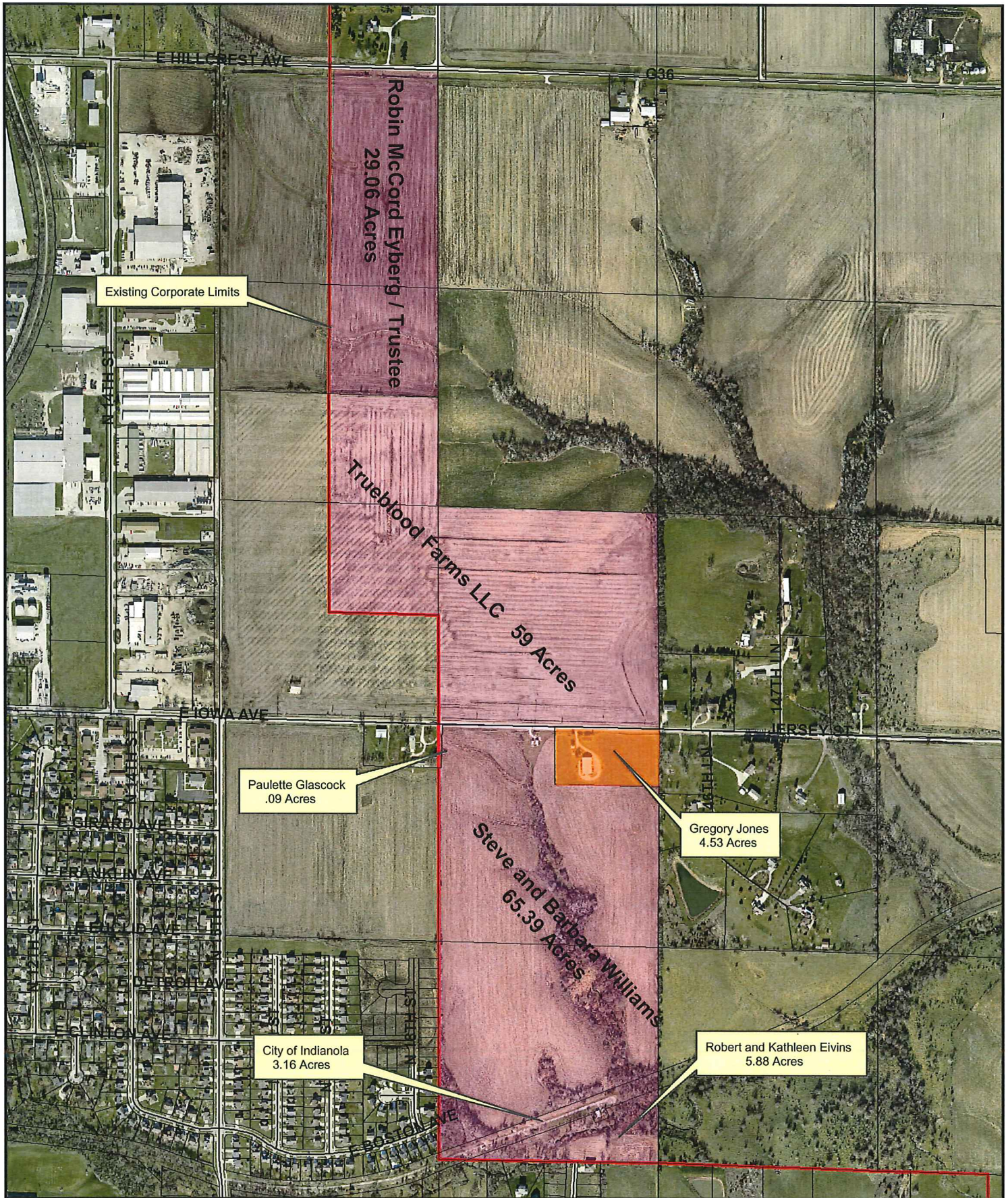
Except Parcel "B" of the amended survey of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa, as recorded in Book 2013 Page 541 on January 17, 2013 in the office of the Warren County Recorder.

Parcels 13-000-29-0423 and 13-000-20-0680

Sincerely,

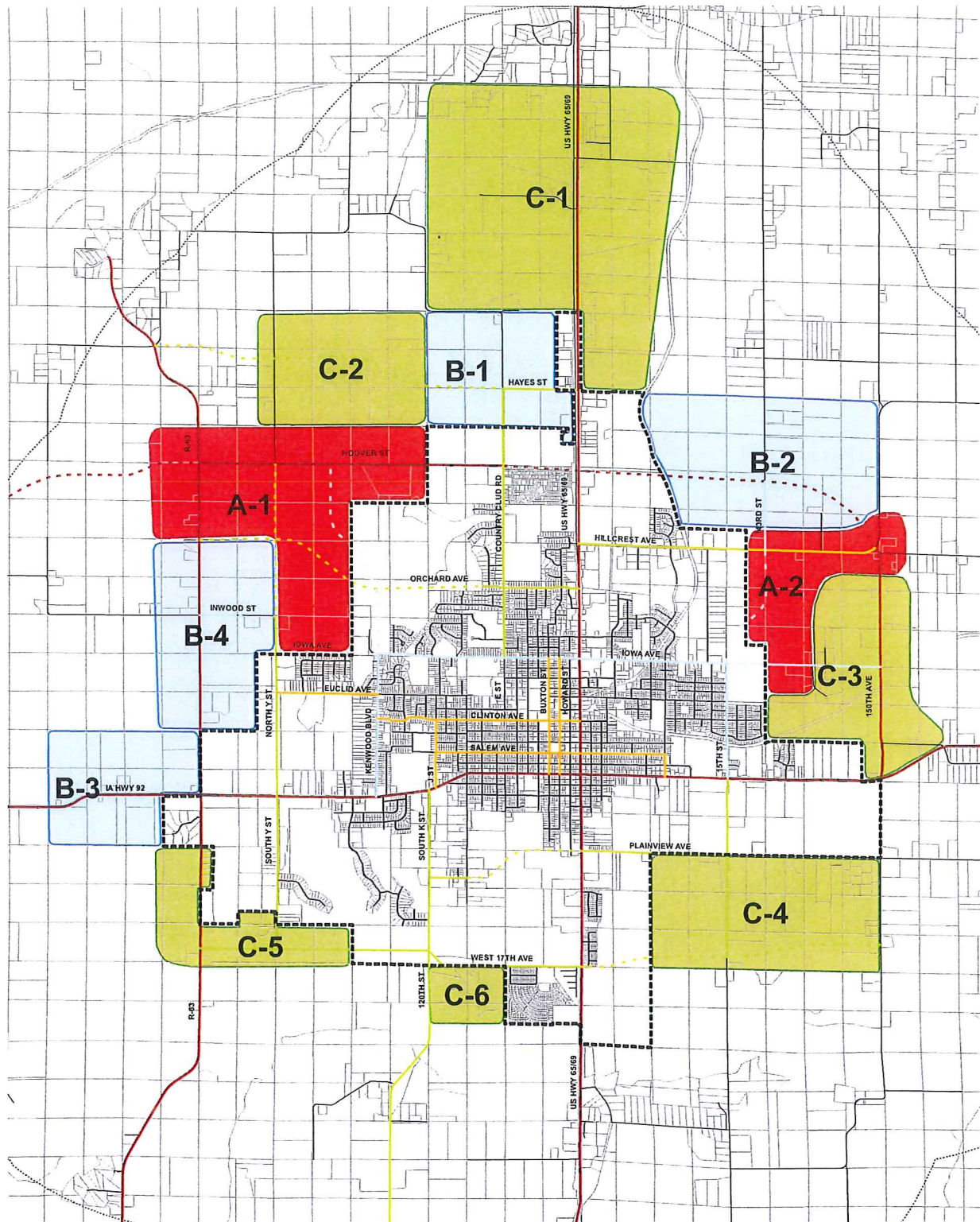


Steve Williams



Voluntary Annexation Request Evins, Williams, Glascock, Trueblood, Eyberg and City of Indianola

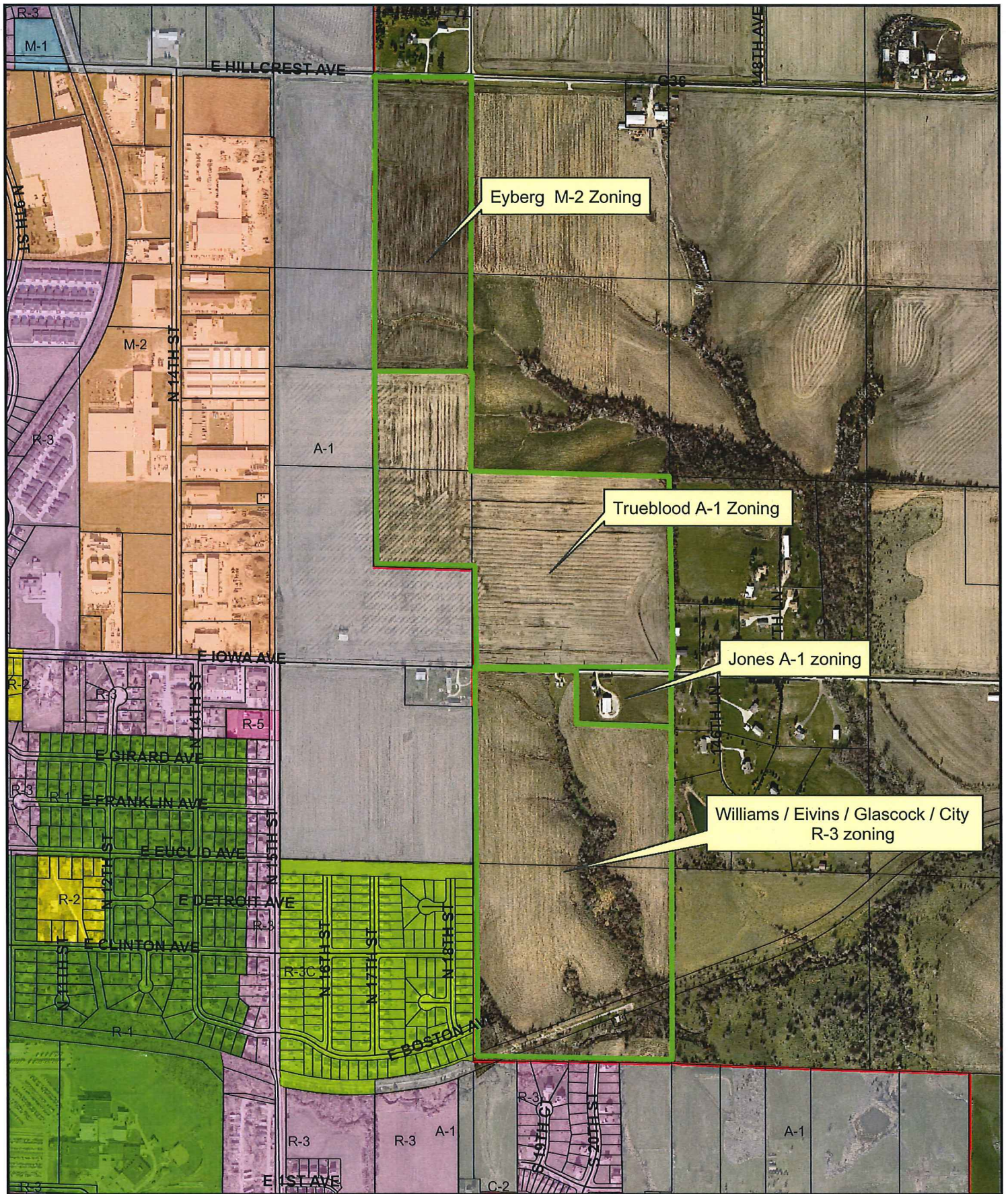




Legend

Growth Areas

- High Priority
- Moderate Priority
- Priority
- Indianola Corporate Limits



Existing Zoning and Proposed Zoning Classifications for Newly Annexed Areas

Document 1 of 1**Source:**

Iowa Code/2015 IOWA CODE/2015 IOWA CODE/TITLE IX LOCAL GOVERNMENT/SUBTITLE 4 CITIES/CHAPTER 368 CITY DEVELOPMENT/368.7 Voluntary annexation of territory.

368.7 Voluntary annexation of territory.

1. *a.* All of the owners of land in a territory adjoining a city may apply in writing to the council of the adjoining city requesting annexation of the territory. Territory comprising railway right-of-way or territory comprising not more than twenty percent of the land area may be included in the application without the consent of the owner to avoid creating an island or to create more uniform boundaries. Public land may be included in the territory to be annexed. However, the area of the territory that is public land included without the written consent of the agency with jurisdiction over the public land shall not be used to determine the percentage of territory that is included with the consent of the owner and without the consent of the owner.

b. (1) Prior to notification in paragraph “*c*”, the annexing city shall provide written notice to the board of supervisors and township trustees of each county and township that contains all or a portion of the territory to be annexed. The written notice shall include the same information required in paragraph “*c*” and shall set a time for a consultation on the proposed annexation between the annexing city and each county and township that contains all or a portion of the territory to be annexed. The consultation shall be held at least fourteen business days before the applications in paragraph “*c*” are mailed. The governing body of each such county and township may designate one of its members to attend the consultation. Each such county and township may make written recommendations for modification to the proposed annexation no later than seven business days following the date of the consultation.

(2) Not later than thirty days after the consultation, the board of supervisors of each county that contains all or a portion of the territory to be annexed shall, by resolution, state whether or not it supports the application or whether it takes no position in support of or against the application. If there is a comprehensive plan for the county, the board shall take the plan into account when considering its resolution. A copy of the resolution shall be immediately filed with the annexing city and shall be considered by the city council when taking action on the application. The city council shall forward a copy of the resolution to the city development board as part of the city proceedings on the annexation. Failure of a board of supervisors to adopt a resolution shall not delay the proceedings on the application nor shall such failure be considered a deficiency either in the application or in the annexing city’s proceedings.

c. A copy of the application shall be mailed by certified mail to the nonconsenting owner and each affected public utility, at least fourteen business days prior to any action taken by the city council on the application. The application must contain a legal description and a map of the territory showing its location in relationship to the city.

d. The city shall provide for a public hearing on the application before approving or denying it. The city shall provide written notice at least fourteen business days prior to any action by the city council regarding the application, including a public hearing, by regular mail to the chairperson of the board of supervisors of each county which contains a portion of the territory proposed to be annexed, each public utility which serves the territory proposed to be annexed, each owner of property located within the territory to be annexed who is not a party to the application, and each owner of property that adjoins the territory to be annexed unless the adjoining property is in a city. The city shall publish notice of the application and public hearing on the application in an official county newspaper in each county which contains a portion of the territory proposed to be

annexed. Both the written and published notice shall include the time and place of the public hearing and a legal description of the territory to be annexed. The city shall not assess the costs of providing notice as required in [this section](#) to the applicants. The city council shall approve or deny the application by resolution of the council.

e. An application for annexation under [this subsection](#) may be withdrawn by an applicant at any time within three business days after the public hearing unless the application was made pursuant to a written agreement for the extension of city services or unless the right to withdraw the application was specifically identified and waived by the applicant in the application. A landowner who has consented to the annexation may, within three business days after the public hearing, withdraw the landowner's consent to the annexation unless the landowner has entered into a written agreement for extension of city services or unless the right to withdraw consent was specifically identified and waived by the landowner.

f. An annexation including territory comprising not more than twenty percent of the land area without consent of the property owners is not complete without approval by four-fifths of the members of the city development board after a hearing for all affected property owners and the county. When considering such an annexation application, the board may request that the annexing city provide information on the amount of land located in the annexing city that is currently vacant or undeveloped and whether municipal services are being provided to current residents of the annexing city.

2. An application for annexation of territory not within an urbanized area of a city other than the city to which the annexation is directed must be approved by resolution of the council which receives the application. The city council shall mail a copy of the application by certified mail to the board of supervisors of each county which contains a portion of the territory at least fourteen business days prior to any action taken by the city council on the application. The council shall also publish notice of the application in an official county newspaper in each county which contains a portion of the territory at least fourteen days prior to any action taken by the council on the application. Upon receiving approval of the council, the city clerk shall file a copy of the resolution, map, and legal description of the territory involved with the secretary of state, the county board of supervisors of each county which contains a portion of the territory, each affected public utility, and the state department of transportation. The city clerk shall also record a copy of the legal description, map, and resolution with the county recorder of each county which contains a portion of the territory. The secretary of state shall not accept and acknowledge a copy of a legal description, map, and resolution of annexation which would create an island. The annexation is completed upon acknowledgment by the secretary of state that the secretary of state has received the legal description, map, and resolution.

3. An application for annexation of territory within an urbanized area of a city other than the city to which the annexation is directed must be approved both by resolution of the council which receives the application and by the board. The board shall not approve an application which creates an island. Notice of the application shall be mailed by certified mail, by the city to which the annexation is directed, at least fourteen business days prior to any action by the city council on the application to the council of each city whose boundary adjoins the territory or is within two miles of the territory, to the board of supervisors of each county which contains a portion of the territory, each affected public utility, and to the regional planning authority of the territory. Notice of the application shall be published in an official county newspaper in each county which contains a portion of the territory at least ten business days prior to any action by the city council on the application. The annexation is completed when the board has filed and recorded copies of applicable portions of the proceedings as required by [section 368.20, subsection 1](#), paragraph "b".

4. a. If one or more applications for a voluntary annexation and one or more petitions for an

involuntary annexation or incorporation for a common territory are submitted to the board within thirty days of the date the first application or petition was submitted to the board, the board shall approve the application for voluntary annexation, if the application meets the applicable requirements of [this chapter](#), unless the board determines by a preponderance of the evidence that the application was filed in bad faith, or that the application as filed is contrary to the best interests of the citizens of the urbanized area, or that the applicant cannot within a reasonable period of time meet its obligation to provide services to the territory to be annexed sufficient to meet the needs of the territory. In consideration of the requests, the board may appoint a committee in the manner provided in [section 368.14](#) to seek additional information from the applicant for voluntary annexation as necessary, including the information required of petitioners pursuant to [section 368.11](#). The board, or the committee, if applicable, shall hold a public hearing on the application for voluntary annexation in the manner provided for involuntary petitions in [section 368.15](#). The decision of the board under [this subsection](#) shall be made within ninety days of receipt of the application by the board. The failure of the board to approve an application under this paragraph shall be deemed final agency action subject to judicial review.

b. If an application for voluntary annexation is not approved pursuant to [this section](#), the board shall cause the conversion of the application to a petition pursuant to [section 368.13](#) and shall proceed under [section 368.14A](#). The conversion of an application to a petition shall not prejudice the status of the applicant. Judicial review of a board decision under [this subsection](#) may be requested by an aggrieved party.

5. In the discretion of a city council, the resolution provided for in [subsection 1](#), paragraph “d”, or [subsection 2 or 3](#), may include a provision for a transition for the imposition of city taxes against property within the annexation area as provided in [section 368.11, subsection 3](#), paragraph “m”.

[R60, §1038; C73, §426; C97, §617, 621; C24, 27, 31, 35, 39, §5615, 5616; C46, 50, 54, 58, 62, 66, 71, 73, §362.30, 362.31; C75, 77, 79, 81, §368.7]

86 Acts, ch [1245](#), §845; 89 Acts, ch [299](#), §2; 91 Acts, ch [187](#), §2, 3; 91 Acts, ch [250](#), §3, 4; 92 Acts, ch [1174](#), §2; 93 Acts, ch [152, §4](#); 2002 Acts, ch [1132, §5 – 8, 11](#); 2003 Acts, ch [148, §3, 9](#); 2005 Acts, ch [19, §50](#); 2005 Acts, ch [111, §1 – 3, 5](#); 2010 Acts, ch [1061, §179, 180](#)

Referred to in [§368.12, 368.25A](#)

© Iowa Legislature

MINUTES TO BE APPROVED AT THE JUNE 2nd, 2015 MEETING

May 19, 2015

The Warren County Board of Supervisors met Tuesday, May 19, 2015, at 9:30 a.m. with Supervisors' Doug Shull, Dean Yordi and Crystal McIntyre present. County Auditor Traci VanderLinden and County Administrator Jean Furler were also present. The following business was had to-wit:

RESOLUTION 15-76 INDIANOLA VOLUNTARY ANNEXATION

BE IT RESOLVED THAT, the Warren County Board of Supervisors hereby approves City of Indianola Voluntary Annexation. Carried unanimously

SIMPLE MOTION by Crystal McIntyre, seconded by Dean Yordi, to receive and file reports as follows:

- A) Recorder's
- B) General Assistance
- C) Veteran Affairs
- D) Humane Society

Supervisor Crystal McIntyre gave report of her previous week's activities.

Supervisor Dean Yordi gave report of his previous week's activities.

The County Administrator gave report of her previous week's activities.

RESOLUTION 15-77 OPEN PUBLIC HEARING SALE OF COUNTY OWNED REAL ESTATE

BE IT RESOLVED THAT, the Warren County Board of Supervisors hereby enters into the public hearing portion of the meeting regarding sale of interest in county owned real estate. Carried unanimously

RESOLUTION 15-78 CLOSE PUBLIC HEARING SALE OF COUNTY OWNED REAL ESTATE

BE IT RESOLVED THAT, the Warren County Board of Supervisors hereby approves to close the public hearing portion of the meeting regarding sale of interest in county owned real estate. Carried unanimously

RESOLUTION 15-79 APPROVE SALE OF COUNTY'S INTEREST IN CERTAIN REAL ESTATE

BE IT RESOLVED THAT, Warren County, by the Warren County Board of Supervisors, sell/convey Warren County's interest in the following legally described real estate located in Warren County, Iowa:

That part of Parcel T of the Northwest Quarter of the Southwest Quarter of Section 29, Township 76 North, Range 24 West of the 5th P.M., Warren County, Iowa, described as follows:
Commencing at the southwest corner of said Northwest Quarter of the Southwest Quarter; thence North 01 degrees 28 minutes 36 seconds west, 144.07 feet along the west line of said Northwest Quarter of the Southwest Quarter and the west line of said Parcel T to the point of beginning; thence North 01 degrees 28 minutes 49 seconds West, 62.78 feet along said west line to the northwest corner of the Unused Warren County Right of Way; thence South 52 degrees 47 minutes 53 seconds East, 88.50 feet to the northeast corner of said Unused Right of Way; thence South 46 degrees 27 minutes 32 seconds West, 15.30 feet to the southeast corner of said Unused Right of Way; thence North 88 degrees 43 minutes 26 seconds West, 57.80 feet to the southwest corner of said Unused Right of way and to the point of beginning, having an area of 0.06 acres, to Arthur R. Cunningham and Ladoska H. Cunningham, husband and wife, for \$100.00 plus publication costs and authorizing the Board Chairperson to sign appropriate documents to effectuate the sale/conveyance. Carried unanimously

Recessed at 9:51 a.m.

Reconvened at 10:00 a.m.

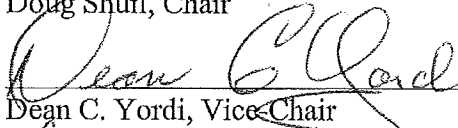
RESOLUTION 15 - 76

INDIANOLA VOLUNTARY ANNEXATION

Motion by Dean Yordi, second by Crystal McIntyre,

BE IT RESOLVED THAT, the Warren County Board of Supervisors hereby approves City of Indianola Voluntary Annexation.

ACCEPTED AND APPROVED this 19th day of May, 2015.

<u>X</u>	<u> </u>	
Aye	Nay	Doug Shull, Chair
<u>X</u>	<u> </u>	
Aye	Nay	Dean C. Yordi, Vice Chair
<u>X</u>	<u> </u>	
Aye	Nay	Crystal McIntyre, Member

ATTEST:


Traci VanderLinden, Warren County Auditor

P.C. Util. Mgr.
Water Supt.

COMMUNITY DEVELOPMENT

JUN 23 2015

INDIANOLA, IOWA



June 22, 2015

Chuck Burgin, Director Community Development
City of Indianola
110 North 1st St
Indianola, IA 50125

Subject: East Side Voluntary Annexation

Dear Mr. Burgin:

We received the notice for voluntary annexation of several parcels adjacent the east city limits from Hillcrest/G-36 on the north to ½ mile south of Iowa Ave/Jersey St. The District has a water line in easement along the north side of the Eyberg property, otherwise we are unaffected by this annexation. The water line will need to remain in use to service a member/customer we have on the north side of G-36.

Yours truly,

A handwritten signature in black ink, appearing to read "Randy Beavers". The signature is fluid and cursive, with a large initial "R" and "B".

Randall R. (Randy) Beavers, P.E.
System Manager
(515) 962-1200

C: Todd Kielkopf - IMU

Information

Subject

Consider resolution approving the annexation of certain parcels of real estate into the City of Indianola, Iowa

Information

In your packet is the resolution approving the annexation. The resolution authorizes staff to forward the annexation proposal to the City Development Board along with all required materials, all as provided in the Code of Iowa.

Roll call is in order.

Attachments

Resolution

RESOLUTION NO.

**RESOLUTION APPROVING THE ANNEXATION OF CERTAIN
PARCELS OF REAL ESTATE INTO THE CITY OF INDIANOLA, IOWA**

WHEREAS, applications have been filed requesting that real estate adjacent to the City of Indianola be annexed into the City; and

WHEREAS, additional property has been added to make a more uniform boundary; and

WHEREAS, after hearing on the annexation as required by law the City Council of the City of Indianola believes it is in the best interest of the City to approve the annexation of said real estate.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola that the following real estate should be annexed and is hereby annexed to and made a part of the City of Indianola, Iowa:

Eivins: Parcel # 13000290427

All of the NE ¼ NW ¼ lying South of the right of way of the Railroad running through said forty, EXCEPT a tract of land adjoining the former C.B.&Q. Railroad right-of-way, with said tract being 60 feet in width measured perpendicular from the southern right-of-way line of said former C.B.&Q. Railroad and 90 feet in length measured from a point southwesterly along said southern right-of-way line with said point being 340 feet southwesterly from the east line of the NW 1/4, all in Section 29, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa.

Eyberg: Parcel #s 13000200441 AND 13000200462

The East one half (1/2) of the Northwest ¼ of the Northwest ¼ AND the North one half (1/2) of the East one half (1/2) of the Southwest ¼ of the Northwest ¼ of Section 20, Township 76, Range 23, West of the 5th P.M., Warren County, Iowa, containing 39.06 acres.

Glascok: Parcel # 48870200662

All that part of Amended Parcel B, recorded in Book 2013 Page 541, lying in the Southeast Quarter of the Southwest Quarter of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa.

Trueblood: Parcel #s 13000200468, 13000200642 AND 13000200620

The Northeast ¼ of the Southwest ¼ and the Northeast 10 Acres of the Northwest ¼ of the Southwest ¼ and the Southeast 10 Acres of the Southwest ¼ of the Northwest ¼, All in Section 20, Township 76 North, Range 23, West of the 5th P.M., Warren County, Iowa, containing 59 Acres.

Williams: Parcel #s 13000290423 AND 13000200680

The SE ¼ of the SW ¼ of Section 20 and all of the NE ¼ of the NW ¼ of Section 29 lying North of Railroad Right-of-Way, all in Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa,

Except Parcel "A" of the survey of the SE ¼ of the SW ¼ of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa, as shown in Irregular Plat Book 8, Page 10 of 76-23 and recorded on December 14, 1995 in the office of the Warren County Recorder,

Except Parcel "B" of the amended survey of the S ½ of the SW ¼ of Section 20, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa, as recorded in Book 2013 Page 541 on January 17, 2013 in the office of the Warren County Recorder

have filed Applications with the City of Indianola, Iowa for annexation of said tracts to the City.

The following public lands are included in the annexation:

City of Indianola: Parcel # 13000290429

The former C.B.&Q. Railroad right-of-way lying within the E ½ of the NW ¼ of Section 29, Township 76 North, Range 23, West of the 5th P.M., Warren County, Iowa.

A tract of land adjoining the former C.B.&Q. Railroad right-of-way, with said tract being sixty (60) feet in width measured perpendicular from the southern right-of-way line of said former C.B.&Q. Railroad and ninety (90) feet in length measured from a point southwesterly along said southern right-of-way line with said point being three hundred forty (340) feet southwesterly from the east line of the Northwest Quarter (NW ¼) of Section 29, Township 76 North, Range 23 West of the 5th P.M., Warren County, Iowa, measured along said southern right-of-way line.

The following lands are included to make a more uniform boundary:

Jones: Parcel # 13000200681

A parcel of land in the Southeast ¼ of Section 20, T-76N, R-23 West of the 5th P.M., Warren County, Iowa; beginning at the Northeast corner of the South ½ Southwest ¼ of said section 20, thence South 1d20'03" East (assumed for this description) along the East line of said Southeast ¼ Southwest ¼, 348.00 feet; thence South 90d00'00" West, 626.00 feet; thence North 1d20'03" West, 348.00 feet to the North line of said South ½ Southwest ¼; thence North 90d00'00" East, 626.00 feet to the point of beginning containing 5.00 acres, more or less, including 0.47 acres of road right of way along the North side thereof.

The entire parcel to be annexed is legally described as follows:

Entire Area

The Northeast ¼ of the Northwest ¼ of Section 29, Township 76 North, Range 23 AND

The East ½ of the Southwest ¼ AND the Northeast 10 Acres of the Northwest ¼ of Southwest ¼ AND the East ½ of the Southwest ¼ of the Northwest ¼ AND the East ½ of the Northwest ¼ of

the Northwest ¼ of Section 20, Township 76 North, Range 23, West of the 5th P.M., Warren County, Iowa.

BE IT FURTHER RESOLVED by the City Council of the City of Indianola, Iowa, that the City Clerk be and is hereby authorized to forward the annexation proposal to the City Development Board along with all required materials, all as provided in the Code of Iowa.

DATED at Indianola, Iowa this 6th day of July 2015.

Kelly B. Shaw, Mayor

ATTEST:

Diana Bowlin, City Clerk

Information

Subject

Public hearing and consider approval of an Annexation Moratorium Agreement and 28E Agreement with the City of Des Moines and Warren County

* Prohibits annexation north of Middle River by Indianola and south of Scotch Ridge/Dakota Avenue by Des Moines

Information

Council needs to hold the public hearing, no additional readings, to consider an extension of the original Annexation Moratorium Agreement and 28E Agreement with the City of Des Moines and Warren County which was approved on May 16, 2005 .

The new agreement (packet) includes the same information as the 2005 agreement:

- The term is 10 years
- Indianola agrees to limit annexation (includes voluntary) to the Middle River (see map for exact locations)
- Des Moines agrees to limit annexation south of Dakota Avenue and Scotch Ridge Road
- The Ag Land between will be preserved by existing Warren County Zoning thereby creating a green space between Indianola and Des Moines (at least for 10 years)
- Each city shall have exclusive extraterritorial jurisdiction within its 2-mile boundary
- Warren County must give minimum 10-day notice of meetings regarding subdivision plats, plats of survey and rezonings within the respective 2-mile boundaries
- The cities shall give 10 days notice of rezoning meetings within 200' of the respective boundaries with unincorporated Warren County

The advantages of the agreement are:

- All three entities know their boundaries for the next 10 years and can plan/budget accordingly
- There will be a natural buffer between Des Moines and Indianola
- Provides for orderly growth
- Each city has a defined and exclusive territorial review thereby eliminating duplication

Warren County will consider the agreement at their July 7 meeting. The City of Des Moines will consider it at their July 13 meeting.

After the public hearing, council will need to consider the agreement (packet).

Roll call is in order.

Attachments

Agreement

Annexation Moratorium Agreement and 28E Agreement

This Annexation Moratorium Agreement and 28E Agreement (hereinafter "this Agreement") is made and entered into as of the ____ day of _____, 2015, by and between the **City of Indianola**, an Iowa municipal corporation, the **City of Des Moines**, an Iowa municipal corporation, and **Warren County, Iowa**.

WHEREAS, Indianola and Des Moines desire to establish boundaries upon their potential future growth into the area separating the two cities; and,

WHEREAS, Indianola, Des Moines and Warren County desire to maintain and preserve an area between the two cities for agricultural, outdoor recreational and open space use; and,

WHEREAS, Indianola, Des Moines, and Warren County have approved this Agreement after notice and public hearing as provided by Iowa Code § 368.4.

NOW THEREFORE, The parties to this Agreement hereby covenant and agree as follows:

ARTICLE 1. GENERAL

Section 1.1. Purpose. A. The purpose of this Agreement is to allow the cities of Indianola and Des Moines to each plan for their orderly future growth. By establishing agreed upon boundaries for the future growth of each city, both cities can better plan for the orderly future extension of their public infrastructure and services to serve their future growth areas.

B. A further purpose of this Agreement is to establish an area between the cities of Indianola and Des Moines which is intended to be preserved for agricultural, outdoor recreational and open space uses.

C. A further purpose of this Agreement is to avoid duplication in the review of plats of unincorporated land located within two miles of both cities. It is the intent of the two cities that such plats be reviewed only by Warren County and by the city in whose planning area it is located.

Section 1.2. Term. The term of this Agreement shall commence upon the date this Agreement is approved by the City Council of the City of Des Moines, by the City Council of the City of Indianola, or by the Warren County Board of Supervisors, whichever occurs last. The term of this Agreement shall expire on the tenth anniversary of its commencement.

ARTICLE 2. ANNEXATION MORATORIUM

Section 2.1. Annexation Limitations. For the term of this Agreement, the City of Des Moines shall not annex any property located south of the North Boundary Line illustrated on Exhibit "A" attached hereto, and as legally described in Exhibit "B" attached hereto. For the term of this Agreement, the City of Indianola shall not annex any property located north of the South Boundary Line illustrated on Exhibit "A" attached hereto, and as legally described in Exhibit "B" attached hereto. This limitation shall apply to both voluntary and involuntary annexations. Pursuant to Iowa Code (2015) §368.4, the City Development Board shall dismiss any petition, plan or application for a boundary adjustment which would cause either city to annex land in violation of this section.

ARTICLE 3. REVIEW OF DEVELOPMENT PROPOSALS.

Section 3.1. Plat Review Authority. A. Subdivision plats and plats of survey for land located north of the Middle River in the portion of unincorporated Warren County within two miles of the boundaries of the City of Des Moines shall be subject to the extraterritorial jurisdiction of the City of Des Moines pursuant to Iowa Code (2015) §354.9. The City of Indianola hereby waives all right to review and approve any subdivision plats and plats of survey located within such area. However, Indianola reserves its jurisdiction to review and approve subdivision plats located north of the Middle River which are outside the 2-mile review area of the City of Des Moines.

B. Subdivision plats and plats of survey for land located south of the Middle River in the portion of unincorporated Warren County within two miles of the boundaries of the City of Indianola shall be subject to the extraterritorial jurisdiction of the City of Indianola pursuant to Iowa Code (2015) §354.9. The City of Des Moines hereby waives all right to review and approve any subdivision plats and plats of survey located south of the Middle River.

Section 3.2. Notice. A. Warren County shall give notice to Indianola and Des Moines at least 10 days in advance of any meeting of the Warren County Zoning Commission and of any meeting of the Warren County Board of Supervisors at which any subdivision plat, plat of survey, or rezoning of land within two miles of the boundaries of such city is to be considered for approval.

B. Warren County shall give notice to Indianola and Des Moines at least 5 business days in advance of the administrative approval or recording of any plat of survey of land within two miles of the boundaries of such city.

C. Des Moines shall give notice to Warren County at least 10 days in advance of any meeting of the Des Moines Plan and Zoning Commission and any meeting of the Des Moines City Council at which any rezoning of land adjoining or within 200 feet of the city's boundaries with unincorporated Warren County is to be considered.

D. Indianola shall give notice to Warren County at least 10 days in advance of any meeting of the Indianola Plan and Zoning Commission and any meeting of the Indianola City Council at which any rezoning of land adjoining or within 200 feet of the city's boundaries with unincorporated Warren County is to be considered.

E. Any notice required to be given by this Article shall:

- Identify the address of the subject property;
- Include either a legal description, the tax parcel number(s), or a map sufficient to reasonably identify the subject property;
- Include a general description of the proposed action; and,
- In the case of a plat of survey or subdivision plat, include a copy of the plat map.

F. Any notice required by this Agreement to be given by one party to another shall be considered to have been sufficiently given if delivered to the party at the address below, or if an electronic copy of the notice is sent to the party at the fax or e-mail address below, or at such other address as may be designated from time to time by the party:

For the City of Des Moines, notice shall be given to:

By delivery to: Attention: Mike Ludwig, Planning Administrator
602 Robert D. Ray Drive
Des Moines, Iowa 50309
or by fax to: 515/237-1694
or by e-mail to: MGLudwig@dmgov.org

For the City of Indianola, notice shall be given to:

By delivery to: Attention: Chuck Burgin, Building and Zoning Official
110 North First Street
P. O. Box 299
Indianola, IA 50125
or by fax to: 515/961-9402
or by e-mail to: CBurgin@CityofIndianola.com

For Warren County, notice shall be given to:

By delivery to: Lindsey Baughman, Zoning Administrator
301 N. Buxton Street, Room 212
Indianola, IA 50125
or by fax to: 515/961-1082
or by e-mail to: lindseyb@co.warren.ia.us

IN WITNESS WHEREOF, the City of Des Moines and the City of Indianola have caused this Agreement to be executed by their respective Mayors and attested to by their respective City Clerks.

(signature pages to follow)

CITY OF DES MOINES, IOWA

ATTEST:

Diane Rauh, City Clerk

By: _____
T.M. Franklin Cownie, Mayor

APPROVED AS TO FORM:

Roger K. Brown
Assistant City Attorney
U:\Rog Docs\Annex\28E Agr\Indianola\2005 Agr\28E Agr v3.doc

STATE OF IOWA)
) ss:
COUNTY OF POLK)

On this ____ day of _____, 2015, before me, the undersigned, a Notary Public in the State of Iowa, personally appeared T.M. FRANKLIN COWNIE and DIANE RAUH, to me personally known, and who, being by me duly sworn did state that they are the Mayor and City Clerk, respectively, of City of Des Moines, Iowa, a municipal corporation; that the seal affixed to the foregoing instrument is the corporate seal of the corporation; that the instrument was signed on behalf of City of Des Moines, Iowa, by authority of its City Council, as contained in the Resolution adopted by City Council under Roll Call No. 15-_____ of City Council on the ____ day of _____, 2015, and that T.M. Franklin Cownie and Diane Rauh acknowledged the execution of the instrument to be the voluntary act and deed of City of Des Moines, Iowa, by it and by them voluntarily executed.

Notary Public in the State of Iowa

CITY OF INDIANOLA, IOWA

ATTEST:

Diana Bowlin, City Clerk

By: _____
Kelly B. Shaw, Mayor

STATE OF IOWA)
) ss:
COUNTY OF POLK)

On this ____ day of _____, 2015, before me, the undersigned, a Notary Public in the State of Iowa, personally appeared KELLY B. SHAW and DIANA BOWLIN, to me personally known, and who, being by me duly sworn did state that they are the Mayor and City Clerk, respectively, of City of Indianola, Iowa, a municipal corporation; that the seal affixed to the foregoing instrument is the corporate seal of the corporation; that the instrument was signed on behalf of City of Indianola, Iowa, by authority of its City Council, as contained in the Resolution No. _____ adopted by City Council on the ____ day of _____, 2015, and that Kelly B. Shaw and Diana Bowlin acknowledged the execution of the instrument to be the voluntary act and deed of City of Indianola, Iowa, by it and by them voluntarily executed.

Notary Public in the State of Iowa

WARREN COUNTY, IOWA

By: _____
Doug Shull, Chairperson,
Board of Supervisors

Attest:

Approved as to Form:

Traci Vander Linden,
Warren County Auditor

Warren County Attorney

STATE OF IOWA)
) ss:
COUNTY OF WARREN)

On this ____ day of _____, 2015, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared DOUG SHULL and TRACI VANDERLINDEN to me personally known, and who, being by me duly sworn, did say that they are the Chairperson of the Board of Supervisors and County Auditor, respectively, of WARREN COUNTY, 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 Board of Supervisors, as contained in Resolution and Roll Call No. _____ adopted by the Board of Supervisors on the _____ day of _____, 2015, and Doug Shull and Traci Vander Linden 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.

Notary Public in the State of Iowa

Exhibit "A"

Map of the Boundary Lines

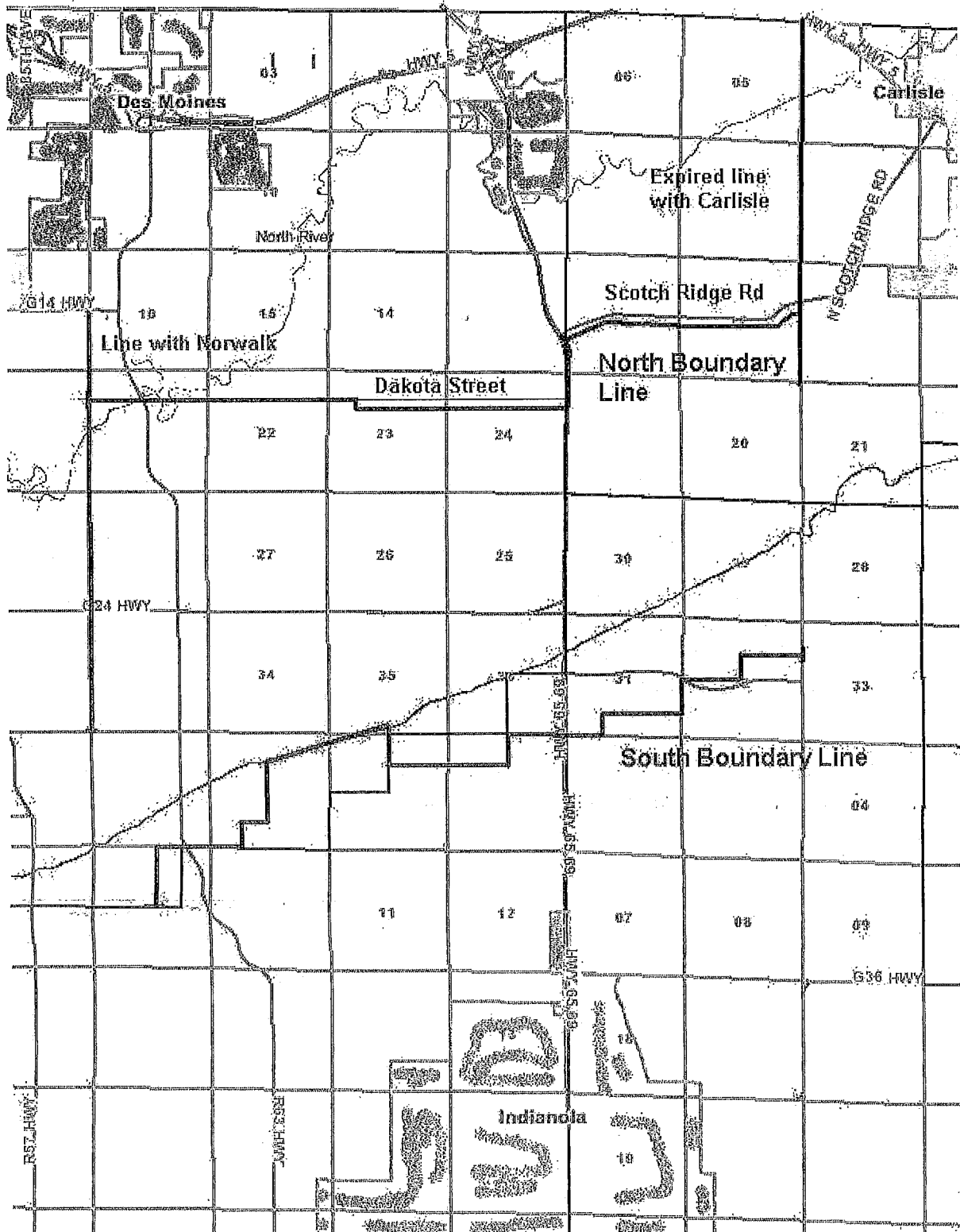


Exhibit "B"
Legal Description of the
North and South Boundary Lines

North Boundary Line:

The North Boundary Line, which serves as the southern limit of any annexation by the City of Des Moines, is described as follows:

Beginning at a point on the East line of Section 17, Township 77, Range 23, located 250.0 feet South of the centerline of Scotch Ridge Road; thence West along a line parallel to and 250.0 feet distant from the centerline of Scotch Ridge Road to the centerline of the median of Iowa Highway 65/69; thence South along the centerline of the median of Iowa Highway 65/69 to a point located 250.0 feet South of the centerline of Dakota Street; thence West along a line parallel to and 250.0 feet distant from the centerline of Dakota Street to a point on the centerline of 113th Avenue; thence North along the centerline of 113th Avenue to the southern line of the North 1/4 of Section 23, Range 77, Township 24; thence West along the southern line of the North 1/4 of said Section 23, and continuing West along the southern line of the North 1/4 of Sections 22 and 21, of said Township 77, to a Point of Terminus on the West line of Section 21, all in Warren County, Iowa.

South Boundary Line:

The South Boundary Line, which serves as the northern limit of any annexation by the City of Indianola, is described as follows:

Beginning at the Southwest corner of the Northeast 1/4 of Section 9, Township 76, Range 24; thence North along the West line of said Northeast 1/4 to the Northwest corner of said Northeast 1/4; thence East along the North line of said Section 9, and continuing East along the South line of Section 3, Township 76, Range 24 to the Southwest Corner of the Southeast 1/4 of the Southwest 1/4 of said Section 3; thence North along the West line of said Southeast 1/4 of the Southwest 1/4 to the Northwest corner of the Southeast 1/4 of the Southwest 1/4 of said Section 3; thence East along the North line of said Southeast 1/4 of the Southwest 1/4 to the Northeast Corner of the Southeast 1/4 of the Southwest 1/4 of said Section 3; thence North along the East line of the Northeast 1/4 of the Southwest 1/4 of said Section 3, and continuing North along the East line of the Northwest 1/4 of said Section 3 to the centerline of the Middle River, thence northeasterly along the centerline of the Middle River to its intersection with the northerly extension of the West line of the Northeast 1/4 of Section 2, Township 76, Range 24; thence South along the northerly extension of the West line of the Northeast 1/4 of said Section 2, and along the West line of the Northeast 1/4 of said Section 2, to the Southwest corner of the North 1/2 of the Northeast 1/4 of said Section 2; thence East along the South line of the North 1/2 of the Northeast 1/4 of said Section 2 and continuing along the South line of the North 1/2 of the Northwest 1/4 of Section 1, Township 76, Range 24 to the Southeast corner of the North 1/2 of the Northwest 1/4 of said Section 1; thence North along the East line of the North 1/2 of the Northwest 1/4 of said Section 1 to the Northeast corner of said North 1/2 of the Northwest 1/4 of said Section 1; thence East along the North line of the Northeast 1/4 of said Section 1, and continuing East along the South line of Section 31, Township 77, Range 23 to the Southwest corner of the Southeast 1/4 of the Southwest 1/4 of said Section 31; thence North along the West line of said Southeast 1/4 of the Southwest 1/4 of said Section

31 to the Northwest corner of the Southeast 1/4 of the Southwest 1/4 of said Section 31; thence East along the North line of said Southeast 1/4 of the Southwest 1/4 and continuing East along the North line of the South 1/2 of the Southeast 1/4 of said Section 31 to the Northeast corner of the South 1/2 of the Southeast 1/4 of said Section 31; thence North along the East line of the Northeast 1/4 of the Southeast 1/4 of said Section 31 to the Northeast corner of the Northeast 1/4 of the Southeast 1/4 of said Section 31; thence East along the South line of the Northwest 1/4 of Section 32, Township 77, Range 23, to the Southeast corner of the Northwest 1/4 of said Section 32; thence North along the East line of the Southeast 1/4 of the Northwest 1/4 of said Section 32 to the Northeast corner of the Southeast 1/4 of the Northwest 1/4 of said Section 32; thence East along the South line of the North 1/2 of the Northeast 1/4 of said Section 32 to a Point of Terminus at the Southeast corner of the North 1/2 of the Northeast 1/4 of said Section 32, all in Warren County, Iowa.

Meeting Date: 07/06/2015

Information

Subject

Consider 3% increase of ambulance fees

Information

In your packet is Greg Chia's recommendation to increase ambulance fees 3% effective July 15, 2015. Below are the current and proposed fees which will be effective July 15, 2015:

	Current	Proposed
Basic Life Support	\$558.00	\$575.00
Advanced Life Support	\$662.00	\$682.00
Advanced Life Support 2	\$959.00	\$988.00
Mileage	\$12/mile	\$12/mile
Treatment Refusal	\$132.50	\$200.00
ALS Tier	\$165.00	\$200.00

Simple motion is in order.

Attachments

Memo

Memo

TO: City Manager Eric Hanson, Mayor Kelly Shaw and Council Members

FROM: Fire Chief Gregory M Chia

DATE June 22, 2015

RE: Emergency Medical Fees

A review of Indianola Fire Department emergency medical fees was conducted to make sure that the department is maximizing its ability to recover cost associated with administering emergency medical care. This review has allowed the department to adjust the fees should they be lower than what is acceptable within the insurance market. The departments cost in transporting a patient and administering emergency medical treatment continues to rise annually. That balance of department cost and insurance allowance needs to be evaluated on a regular basis.

In the past the department has compared its fees to other services in the metropolitan area and made recommendations based on the survey's results. In 2013 Indianola Fire Department recognized that many emergency medical services are now determining fees with additional information through the insurance market. Departments were not only using surveys of area services but also utilizing Wellmark Service Agreement Schedule. Many services, not only in the metro but across the state are incorporating Wellmark Insurance MAF (maximum allowable fee) as a bench mark.

Wellmark's policy is to establish fees based on 170% of the Medicare rate for Iowa. Indianola Fire Department and other metropolitan services have adopted this fee structure when recommending increases to their own fees.

I would recommend this same methodology in setting Indianola's fees. The process uses current industry information and input from local and regional services. Wellmark is an established leader in medical insurance and their payout schedule is a component that is used for establishing emergency medical service fees.

The new rates will reflect a 3% increase over our current fees. Two line items which show a larger increase are ALS Tier and Treat & Release. In order for Indianola to meet the median fee that has been established by the metropolitan services both line items will increase to \$200.00 per description. I recommend the new fees take effect July 15, 2015.

Attached and below is Indianola Fire Departments current fee structure with the new proposed increases. Supporting documents provide information from area departments that have similar services.

Current Indianola Fees;

Basic Life Support Rate (BLS)	\$558.00
Advanced Life Support Rate (ALS)	\$662.00
Advanced Life Support Level 2 Rate (ALS2)	\$959.00
Mileage	\$ 12.00
Treat & release	\$132.50
ALS Tier	\$165.00

Proposed Rates;

Basic Life Support Rate	\$575.00
Advanced Life Support Rate	\$682.00
Advanced Life Support Level 2 Rate	\$988.00
Mileage	\$ 12.00
Treat & Release	\$200.00
ALS Tier	\$200.00

Information

Subject

Discuss Sunday racing at the Warren County Fairgrounds

Information

Information

Subject

Enter into closed session pursuant to Iowa Code Section 21.5(1)(i) to discuss the performance evaluation of the City Manager

Information

Council needs to make a motion to enter into closed session to discuss the performance evaluation of the City Manager.

Simple motion to enter and exit the closed session is in order.
