— Clerk's Office —

NOTICE:

The City of Indianola is committed to the safety of our community and our organization. We understand that many in our community may have questions of the City, but who also may be nervous about attending gatherings such as a City Council meeting due to the COVID-19 Pandemic.

For those who do not wish to attend the meeting in person, the City of Indianola is currently hosting its meetings virtually at https://www.youtube.com/channel/UCCwqdy2irWQILB_1QzcVrdw

You may also view the meeting via a zoom webinar (Password: 866944):
https://us02web.zoom.us/j/86826807498?pwd=RWdoeHl4dTF1R1dXbUU3eTN0bTdtUT09

Webinar ID: 868 2680 7498 Passcode: 866944

Or iPhone: 1-301-715-8592, 86826807498#, *866944#, or 1-312-626-6799, 86826807498#, *866944#

Or Telephone Dial: 1-646-558-8656 or 1-301-715-8592 or 1-312-626-6799 or 1-669-900-9128 or 1-253-215-8782 or 1-346-248-7799

If you have a question or would like to submit a public comment, but are unable to attend the City Council meeting due to concerns about COVID-19, please do one of the following:

- Call 515-962-5240 immediately before the public comment or public hearing
- Submit an electronic public comment form by visiting our website at http://www.indianolaiowa.gov/Public-Comment
- Submit the form on page seven(7) of the packet to:

City Clerk's Office
110 N 1st Street
Indianola, IA
50125

(May be dropped off at the north entrance of City Hall)

Forms received by 4:00 p.m. on the day of the meeting will be distributed to the City Council prior to the meeting. Comments received after the deadline will be sent to the City Council as soon as possible.

The City of Indianola is pleased to provide accommodations to disabled individuals or groups and encourages their participation in city government. Should special accommodations be required, please contact the Clerk's office at least 48 hours in advance at 515-961-9410 or email cityclerk@indianolaiowa.govto have reasonable accommodations provided.

Thank you for your cooperation, patience and understanding.

- The City of Indianola

CITY OF INDIANOLA COUNCIL MEETING
May 17, 2021
6:00 p.m.
City Council Chambers
Agenda

1. Call to order

2. Pledge of Allegiance

3. Roll call

4. **Page 6** Open Forum (Public comment)

5. **Consent**

A. Approval of agenda

B. **Page 8** Claims on the computer printout for May 17, 2021.

C. **Page 23** Resolution approving monthly transfers.

D. **Page 26** May 3, 2021 Minutes.

E. **Page 31** **Setting Public Hearings**

1. **Page 32** Resolution setting a Public Hearing and authorizing to receive and open bids for the Valley Place Reconstruction Project.

2. **Page 55** Resolution Setting a Public Hearing on June 7, 2021 regarding a request from Peterson Funeral Service, Inc, dba Overton Funeral Home for a right-of-way vacation and conveyance of a portion of the east/west alley that lies between Lots 1, 2, 3 and Lots 10, 11, 12 and a portion of the north/south alley that lies between Lots 3 and 4, all in Block 14 of the Plat of Jones and Windles Addition to Indianola, Warren County, Iowa.

3. **Page 59** Resolution Setting a Public Hearing on June 7, 2021 regarding a request from Ground Breaker Homes to rezone property located in the Southwest Quarter of the Southwest Quarter of Section 29, Township 76 North, Range 23 West from A-1 (Agricultural) to R-3 (Mixed Residential).

4. **Page 63** Resolution Setting a Public Hearing on June 7, 2021 regarding amendments to Chapter 165 (Zoning Regulations) and Chapter 166 (Site Plan).

5. **Page 67** Resolution Setting a Public Hearing on June 21, 2021 regarding the adoption of an amended Official Zoning Map of Indianola, Iowa.

6. **Page 71** Receive and file a letter from Dennis Dop, 608 South G Street, requesting a hearing to determine if a nuisance exists, and setting a Public Hearing on the request for June 7, 2021 at 6:00 p.m

F. **Page 77** Approval of a Class E Liquor License with Class B and C permits and Sunday sales privileges for Walgreens Co, located at 1000 North Jefferson Way.

G. **Page 78** Approval of Pay Application Number 11 for the Water Resource Recovery Facility from Williams Brothers Construction Inc in the amount of $1,861,522.83.

H. **Page 129** Second consideration of an ordinance amending Chapter 76, Bicycles, and adding in micromobility regulations.

I. **Page 140** Resolution extending the real estate agreement with Iowa Realty for the sale of real estate owned by the City of Indianola, Iowa.

J. **Page 145** Resolution approving a Professional Services Agreement with the North River Arts Council for the development of a public art master plan in an amount not to exceed $5250.

K. **Page 157** Resolution approving a Plat of Survey for William Jones located within two miles of the City of Indianola.

L. **Page 166** Resolution approving a Plat of Survey for the Justin and Jenna Brown, located at 800 West Orchard Avenue (Lot 16 of Heritage Hills 9) and 1602 West Scenic Valley Drive (Lot 17 of Heritage Hills 9).

M. **Page 174** Resolution approving salaries.

6. Council Reports

A. **Page 177** City Treasurer's Report - Doug Shull

B. **Page 180** Receive and file the EMS Billing Activity Report for March 2021.

C. Greater Des Moines Convention & Visitors Bureau Report — Council Member John Parker, Jr.

D. Metro Advisory Report — Council Member Bob Kling

E. Bravo Report — Council Member Bob Kling

7. Mayor's Report — Mayor Pam Pepper

A. Community Update

B. **Page 182** Proclamation declaring May Mental Health Awareness Month.

8. Public Consideration

A. Old Business

1. **Page 184** Third consideration of an ordinance amending the City Code of the City of Indianola to increase the stormwater utility fees from $2 to $6 per equivalent residential unit.

2. **Page 189** **Supplemental Agreements with Snyder and Associates**

a. **Page 190** Resolution approving an amendment to Supplemental Agreement Number 12 with Snyder & Associates for the South K Street paving project.

b. **Page 202** Resolution approving a supplemental agreement with Snyder & Associates for the Hillcrest Ave Pavement Reconstruction.

3. **Page 220** **Fiscal Year 21 Budget**

a. **Page 226** Public Hearing on amendments to the Fiscal Year 21 budget.

b. **Page 227** Resolution approving amendments to the Fiscal Year 21 budget.

B. New Business

1. **Page 228** Resolution approving the City's annual insurance renewals.

2. **Page 240** Resolution approving a Preliminary Plat for Prairie Glynn Plat 3.

9. Other Business

A. City Manager's Report — Ryan Waller

1. **Page 255** Receive and file correspondence from April 30 and May 7, 2021 weekly updates from City Manager, Ryan Waller.

B. **Page 263** Enter into closed session in accordance with Iowa Code Section 21.5 (1)(i) to evaluate the professional competency of an individual whose appointment, hiring, performance, or discharge is being considered when necessary to prevent needless and irreparable injury to that individual's reputation and that individual requests a closed session.

10. Adjourn

Information

Subject

Open Forum (Public comment)

Information

- A maximum of twenty (20) minutes will be set aside for members of the public to address the Council on any item not on the agenda and on any subject over which the Council has the authority to act.
- Presentations will be limited to three (3) minutes to a maximum of (5) minutes.
- Preference will be given to individuals who did not speak at the previous council meeting's Open Forum.
- Individuals may not speak more than once during Open Forum.
- All speakers must address the entire Council and will not be permitted to engage in dialogue.
- Any individual addressing the Council will be asked by the presiding officer to clearly state his/her name and address prior to speaking before the Council or minimally during or after his/her presentation to the Council so that his/her name may be accurately recorded in the minutes of the meeting.
- Once completed, the public comment form becomes a public document.

(Indianola City Council Rules of Procedure)

Attachments

Public Comment Form

CITY OF INDIANOLA
PUBLIC COMMENT FORM

If you would like to address the Council during Open Forum (aka Public Comment) or during a Public Hearing, please complete and return this form to the Deputy City Clerk.
Electronic submissions will be distributed to the Mayor and Council. Citizens attending the meeting will be called to the podium to speak.

Please complete the following information:

Your Name: _____

Your Address: _____

Organization (if applicable): _____

City Council Meeting Date: _____

Agenda Item or topic if not on the agenda:_____

Comment: _____

_____

_____

Open Forum

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(Indianola City Council Rules of Procedure)

Information

Subject

Claims on the computer printout for May 17, 2021.

Information

Attachments

Vendor Report

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
A 6FT GEEK LLC				
A 6FT GEEK LLC	JANITORIAL	05/05/2021	301.50	GENERAL FUND
A 6FT GEEK LLC	ACTIVITY CENTER COVID CLEANING	05/05/2021	60.00	PARK & RECREATI
A 6FT GEEK LLC	CLEANING SERVICE	05/05/2021	1,325.00	LIBRARY FUND
A 6FT GEEK LLC	SUPPLIES	05/05/2021	361.00	LIBRARY FUND
Total A 6FT GEEK LLC:			2,047.50	
AARP				
AARP	EMS REFUND OVER PAYMENT	01/07/2020	104.32	AMBULANCE FUN
Total AARP:			104.32	
ACE HARDWARE				
ACE HARDWARE	PAINT - PAVEMENT MARKING	05/03/2021	39.96	ROAD USE TAX FU
Total ACE HARDWARE:			39.96	
AGRILAND FS INC				
AGRILAND FS INC	GRASS SEED	04/28/2021	105.00	PARK & RECREATI
Total AGRILAND FS INC:			105.00	
AHLERS & COONEY P.C.				
AHLERS & COONEY P.C.	CONNECTION FEE ANALYSIS	04/28/2021	156.00	SEWER FUND
AHLERS & COONEY P.C.	IOWA AVE SPEC ASSESS-LEGAL	04/28/2021	4,702.50	STREET CAPITAL
Total AHLERS & COONEY P.C.:			4,858.50	
AIR-CON MECHANICAL CORP.				
AIR-CON MECHANICAL CORP.	REPAIRS	05/04/2021	3,547.00	GENERAL FUND
Total AIR-CON MECHANICAL CORP.:			3,547.00	
ALEXANDER, ANTHONY				
ALEXANDER, ANTHONY	AMBULANCE OFFSET REFUNDS	05/07/2021	192.00	AMBULANCE FUN
Total ALEXANDER, ANTHONY:			192.00	
ALYCE A. HECK CONZ REV TRUST AGREEMENT				
ALYCE A. HECK CONZ REV TRU	EMS OVER PAYMENT	12/07/2020	300.00	AMBULANCE FUN
Total ALYCE A. HECK CONZ REV TRUST AGREEMENT:			300.00	
AMAZON CAPITAL SERVICES				
AMAZON CAPITAL SERVICES	SPRAYER PARTS AND CALCULATOR	05/05/2021	74.42	SEWER FUND
AMAZON CAPITAL SERVICES	OFFICE SUPPLIES	05/10/2021	31.60	ROAD USE TAX FU
AMAZON CAPITAL SERVICES	MOUSE AND LABEL PRINTER	05/10/2021	113.51	ROAD USE TAX FU
AMAZON CAPITAL SERVICES	EQUIPMENT	04/23/2021	247.00	POLICE FUND
AMAZON CAPITAL SERVICES	PROGRAM SUPPLIES	05/01/2021	1,448.15	LIBRARY FUND
AMAZON CAPITAL SERVICES	BUILDING MAINTENANCE	05/01/2021	25.81	LIBRARY FUND
AMAZON CAPITAL SERVICES	COLLECTION MATERIALS	05/01/2021	799.55	LIBRARY FUND
AMAZON CAPITAL SERVICES	FRIENDS - SRP	05/01/2021	1,625.75	LIBRARY SPECIAL
AMAZON CAPITAL SERVICES	OFFICE SUPPLIES	05/01/2021	130.43	LIBRARY FUND
AMAZON CAPITAL SERVICES	MATERIALS & SUPPLIES	05/01/2021	122.52	LIBRARY FUND
Total AMAZON CAPITAL SERVICES:			4,618.74	

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
AMERICAN INTEGRATED TRAINING SYSTEMS				
AMERICAN INTEGRATED TRAIN	EVOC DRIVING TRAINING COURSE	05/06/2021	1,350.00	AMBULANCE FUN
Total AMERICAN INTEGRATED TRAINING SYSTEMS:			1,350.00	
ATLANTIC BOTTLING CO.				
ATLANTIC BOTTLING CO.	PICKARD CONCESSIONS	04/30/2021	456.48	PARK & RECREATI
Total ATLANTIC BOTTLING CO.:			456.48	
AUTO GLASS INSTALLERS LLC				
AUTO GLASS INSTALLERS LLC	REPAIR MAINT VEHICLE, WINDOW FOR #35	05/04/2021	250.00	ROAD USE TAX FU
Total AUTO GLASS INSTALLERS LLC:			250.00	
BAKER & TAYLOR ENTERTAINMENT				
BAKER & TAYLOR ENTERTAINM	DVD	04/09/2021	69.69	LIBRARY FUND
BAKER & TAYLOR ENTERTAINM	DVD	04/13/2021	10.87	LIBRARY FUND
BAKER & TAYLOR ENTERTAINM	DVD	04/29/2021	36.24	LIBRARY FUND
BAKER & TAYLOR ENTERTAINM	DVD	04/09/2021	7.24	LIBRARY FUND
BAKER & TAYLOR ENTERTAINM	DVD	05/05/2021	15.40	LIBRARY FUND
Total BAKER & TAYLOR ENTERTAINMENT:			139.44	
BAKER AND TAYLOR				
BAKER AND TAYLOR	BOOKS	04/10/2021	406.34	LIBRARY FUND
BAKER AND TAYLOR	BOOKS - MEMORIAL FUND	04/10/2021	72.22	LIBRARY SPECIAL
BAKER AND TAYLOR	BOOKS	04/16/2021	256.42	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	04/21/2021	252.18	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	04/23/2021	621.94	LIBRARY FUND
BAKER AND TAYLOR	BOOKS MEMORIAL FUND	04/23/2021	154.06	LIBRARY SPECIAL
BAKER AND TAYLOR	BOOKS	04/28/2021	403.33	LIBRARY FUND
BAKER AND TAYLOR	BOOKS	05/04/2021	177.71	LIBRARY FUND
BAKER AND TAYLOR	BOOKS MEMORIAL FUND	05/04/2021	30.65	LIBRARY SPECIAL
Total BAKER AND TAYLOR:			2,374.85	
BAKER AND TAYLOR SPOKEN WORD				
BAKER AND TAYLOR SPOKEN	BOOK ON CD - MEMORIAL FUND	04/14/2021	25.98	LIBRARY SPECIAL
Total BAKER AND TAYLOR SPOKEN WORD:			25.98	
BENGE, SCOTT				
BENGE, SCOTT	AMBULANCE OFFSET REFUND	05/07/2021	554.00	AMBULANCE FUN
Total BENGE, SCOTT:			554.00	
BOEGE, LISA				
BOEGE, LISA	YOUTH SB	04/30/2021	65.00	PARK & RECREATI
Total BOEGE, LISA:			65.00	
BRICK GENTRY P.C.				
BRICK GENTRY P.C.	CODE ENFORCEMENT LEGAL FEES	04/25/2021	120.00	GENERAL FUND
BRICK GENTRY P.C.	TOBACCO PROSECUTIONS	04/25/2021	225.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICE FEES FOR CODE UPDATES	04/25/2021	165.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICE FEES	04/25/2021	4,425.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICE FEES	04/25/2021	780.00	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
BRICK GENTRY P.C.	PROSECUTIONS	04/25/2021	45.00	GENERAL FUND
BRICK GENTRY P.C.	LEGAL SERVICE FEES UNION NEGOTATION	04/25/2021	1,905.00	POLICE FUND
BRICK GENTRY P.C.	LEGAL SERVICE FEES	04/25/2021	120.00	SEWER FUND
Total BRICK GENTRY P.C.:			7,785.00	
BROADCAST MUSIC INC				
BROADCAST MUSIC INC	MUSIC PERMIT	05/02/2021	368.00	GENERAL FUND
Total BROADCAST MUSIC INC:			368.00	
BRUENING ROCK PRODUCTS				
BRUENING ROCK PRODUCTS	ROAD STONE FOR GRAVEL ROADS	04/27/2021	5,208.33	ROAD USE TAX FU
BRUENING ROCK PRODUCTS	ROAD STONE FOR GRAVEL ROADS	04/30/2021	650.70	ROAD USE TAX FU
Total BRUENING ROCK PRODUCTS:			5,859.03	
BURGESS, BRADLEY				
BURGESS, BRADLEY	AMBULANCE OFFSET REFUND	05/07/2021	453.00	AMBULANCE FUN
Total BURGESS, BRADLEY:			453.00	
CDW GOVERNMENT INC				
CDW GOVERNMENT INC	SHIIP LAPTOP, PRINTER, ADOBE & OFFICE	04/19/2021	1,605.10	PARK & RECREATI
Total CDW GOVERNMENT INC:			1,605.10	
CENTRAL IOWA FASTENERS				
CENTRAL IOWA FASTENERS	NITRILE GLOVES	04/28/2021	70.00	PARK & RECREATI
CENTRAL IOWA FASTENERS	TOILET PAPER	04/28/2021	137.00	PARK & RECREATI
Total CENTRAL IOWA FASTENERS:			207.00	
CENTURYLINK				
CENTURYLINK	MONTHLY SERVICE	04/22/2021	58.34	GENERAL FUND
Total CENTURYLINK:			58.34	
CINTAS CORPORATION				
CINTAS CORPORATION	FIRST AID SUPPLIES	05/05/2021	50.91	ROAD USE TAX FU
Total CINTAS CORPORATION:			50.91	
CIRCLE B CASHWAY				
CIRCLE B CASHWAY	HOWARD/BUXTON CONV. SIGNS	04/29/2021	11.95	SQUARE STREETS
CIRCLE B CASHWAY	REZONING SIGNS	04/30/2021	4.24	GENERAL FUND
CIRCLE B CASHWAY	PAVEMENT MARKING STENCIL	05/04/2021	68.26	ROAD USE TAX FU
Total CIRCLE B CASHWAY:			84.45	
COMBUSTION CONTROL CO.				
COMBUSTION CONTROL CO.	REPAIR DIGESTER BOILER	04/26/2021	952.00	SEWER FUND
Total COMBUSTION CONTROL CO.:			952.00	
CONVERGINT TECHNOLOGIES LLC				
CONVERGINT TECHNOLOGIES	SECURITY SYSTEM RENEWAL	04/27/2021	1,079.96	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total CONVERGINT TECHNOLOGIES LLC:			1,079.96	
CORE & MAIN				
CORE & MAIN	MANHOLE CASTING AND LID	05/10/2021	1,750.00	SEWER FUND
Total CORE & MAIN:			1,750.00	
CRAWFORD, RICHARD L.				
CRAWFORD, RICHARD L.	COED CHURCH SB	04/30/2021	84.00	PARK & RECREATI
CRAWFORD, RICHARD L.	COED SB	04/30/2021	84.00	PARK & RECREATI
CRAWFORD, RICHARD L.	COED CHURCH SB	05/07/2021	84.00	PARK & RECREATI
CRAWFORD, RICHARD L.	COED SB	05/07/2021	84.00	PARK & RECREATI
Total CRAWFORD, RICHARD L.:			336.00	
CROSS, CHUCK				
CROSS, CHUCK	MILEAGE FOR TRAINING	05/07/2021	188.16	FIRE FUND
Total CROSS, CHUCK:			188.16	
CRYSTAL CLEAR WATER CO				
CRYSTAL CLEAR WATER CO	DI WATER FOR LAB	05/12/2021	32.00	SEWER FUND
Total CRYSTAL CLEAR WATER CO:			32.00	
DEMCO EDUCATIONAL CORP				
DEMCO EDUCATIONAL CORP	MATERIALS	04/26/2021	83.91	LIBRARY FUND
Total DEMCO EDUCATIONAL CORP:			83.91	
DENNIS J PARKER				
DENNIS J PARKER	EMS REFUND OVER PAYMENT	02/08/2020	841.00	AMBULANCE FUN
Total DENNIS J PARKER:			841.00	
DEPENDABLE DRAIN & PLUMBING INC				
DEPENDABLE DRAIN & PLUMBI	MANHOLE LINING	05/03/2021	13,600.00	SEWER CAPITAL P
Total DEPENDABLE DRAIN & PLUMBING INC:			13,600.00	
DEYARMAN FORD OF INDIANOLA				
DEYARMAN FORD OF INDIANO	SEAT BELT CLIP	05/05/2021	64.28	SEWER FUND
Total DEYARMAN FORD OF INDIANOLA:			64.28	
DLH GRAFX				
DLH GRAFX	SOFTBALL COMPLEX BANNERS	04/27/2021	370.00	PARK & RECREATI
DLH GRAFX	AQUATIC CENTER COVID SIGN	04/27/2021	45.00	POOL (MEMORIAL)
DLH GRAFX	YOUTH SOFTBALL LEAGUE SHIRTS	04/27/2021	17.62	PARK & RECREATI
DLH GRAFX	AQUATIC CENTER STAFF SHIRTS	04/28/2021	586.90	POOL (MEMORIAL)
Total DLH GRAFX:			1,019.52	
DOWNEY TIRE PROS				
DOWNEY TIRE PROS	MEDIC 248 TIRE ROTATION	05/11/2021	274.83	AMBULANCE FUN

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total DOWNEY TIRE PROS:			274.83	
DOWNING STUDIO				
DOWNING STUDIO	SCHEMATICS FOR IEDA GRANT- 116 EAST A	05/10/2021	560.00	DOWNTOWN REV
Total DOWNING STUDIO:			560.00	
DREAMSEATS LLC				
DREAMSEATS LLC	DAY ROOM CHAIRS	04/30/2021	1,752.92	FIRE FUND
Total DREAMSEATS LLC:			1,752.92	
ELIXIR RX SOLUTIONS				
ELIXIR RX SOLUTIONS	411 RX	04/30/2021	41.30	POLICE FUND
Total ELIXIR RX SOLUTIONS:			41.30	
EMERGENCY MEDICAL PRODUCTS INC				
EMERGENCY MEDICAL PRODU	IV CATHETERS 20G	04/23/2021	369.00	AMBULANCE FUN
Total EMERGENCY MEDICAL PRODUCTS INC:			369.00	
ENVIRONMENTAL RESOURCE ASSOCIATES				
ENVIRONMENTAL RESOURCE	ANNUAL DMR-QA PH TEST	04/23/2021	104.30	SEWER FUND
Total ENVIRONMENTAL RESOURCE ASSOCIATES:			104.30	
FARONICS TECHNOLOGIES USA INC				
FARONICS TECHNOLOGIES US	DEEP FREEZE X6 + 3YR MAINTENANCE	05/03/2021	519.78	VEHICLE RESERV
Total FARONICS TECHNOLOGIES USA INC:			519.78	
FIRE SERVICE TRAINING BUREAU				
FIRE SERVICE TRAINING BURE	JASON KLING INVESTIGATION CLASS	05/03/2021	50.00	FIRE FUND
Total FIRE SERVICE TRAINING BUREAU:			50.00	
FORMATION GROUP				
FORMATION GROUP	CITY HALL/LIBRARY ARCHITECTURAL REVI	04/30/2021	2,345.00	CAPITAL PROJECT
Total FORMATION GROUP:			2,345.00	
GALLS LLC				
GALLS LLC	UNIFORMS	04/19/2021	604.00	POLICE FUND
Total GALLS LLC:			604.00	
HACH COMPANY				
HACH COMPANY	LAB SUPPLIES	05/05/2021	194.33	SEWER FUND
HACH COMPANY	LAB SUPPLIES	05/06/2021	97.70	SEWER FUND
HACH COMPANY	LAB SUPPLIES	05/07/2021	64.38	SEWER FUND
Total HACH COMPANY:			356.41	
HAWKINS INC				
HAWKINS INC	AQUATIC CENTER LIQUID CHLORINE	04/30/2021	776.73	POOL (MEMORIAL)
HAWKINS INC	AQUATIC CENTER CALCIUM, ACID, BICARB,	04/30/2021	2,211.49	POOL (MEMORIAL)

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total HAWKINS INC:			2,988.22	
HOLMES, PHOEBE				
HOLMES, PHOEBE	AMBULANCE OFFSET REFUND	05/07/2021	95.00	AMBULANCE FUN
Total HOLMES, PHOEBE:			95.00	
HOMEFRONT PROTECTIVE GROUP				
HOMEFRONT PROTECTIVE GR	TRAINING	04/23/2021	425.00	POLICE FUND
Total HOMEFRONT PROTECTIVE GROUP:			425.00	
HONORS GRADUATION				
HONORS GRADUATION	GRAD CARDS FOR MYC	03/30/2021	54.00	PARK & RECREATI
Total HONORS GRADUATION:			54.00	
HR GREEN INC				
HR GREEN INC	ON CALL SERVICES	04/30/2021	11,674.40	SEWER CAPITAL P
HR GREEN INC	SOUTH PLANT LS ENG	04/30/2021	13,297.95	SEWER CAPITAL P
HR GREEN INC	WWTP TRUNK LINE ENGINEERING	04/30/2021	45,866.91	WWTP FACILITY C
Total HR GREEN INC:			70,839.26	
IA COMMUNITIES ASSURANCE POOL				
IA COMMUNITIES ASSURANCE	KADING CLAIM EXPENSE	05/06/2021	664.58	CITY LIAB INS RES
Total IA COMMUNITIES ASSURANCE POOL:			664.58	
IMU - UTILITIES				
IMU - UTILITIES	IMU - UTILITIES (FIBER & ELECTRIC)	05/01/2021	425.17	ROAD USE TAX FU
IMU - UTILITIES	UTILITIES	05/01/2021	51.26	PARK & RECREATI
IMU - UTILITIES	UTILITES	05/01/2021	164.26	FIRE FUND
IMU - UTILITIES	UTILITIES	05/01/2021	322.51	PARK & RECREATI
IMU - UTILITIES	PICKARD YOUTH SOFTBALL UTILITIES	05/01/2021	237.78	PARK & RECREATI
IMU - UTILITIES	UTILITIES	05/01/2021	227.83	PARK & RECREATI
IMU - UTILITIES	UTILITIES	05/01/2021	56.65	PARK & RECREATI
IMU - UTILITIES	UTILITIES	05/01/2021	3,243.36	GENERAL FUND
IMU - UTILITIES	RENEWABLE	05/01/2021	53.00	FIRE FUND
IMU - UTILITIES	STREETLIGHTS	05/01/2021	12,015.94	GENERAL FUND
IMU - UTILITIES	UTILITIES	05/01/2021	1,100.91	LIBRARY FUND
IMU - UTILITIES	UTILITIES	05/01/2021	137.91	PARK & RECREATI
IMU - UTILITIES	IMU UTILITIES - ACTIVITY CENTER	05/01/2021	489.84	PARK & RECREATI
IMU - UTILITIES	IMU UTILITIES - ADULT SOFTBALL	05/01/2021	535.52	PARK & RECREATI
IMU - UTILITIES	UTILITIES	05/01/2021	69.16	PARK & RECREATI
IMU - UTILITIES	AQUATIC CENTER UTILITIES	05/01/2021	267.60	POOL (MEMORIAL)
IMU - UTILITIES	UTILITIES	05/01/2021	87.07	PARK & RECREATI
IMU - UTILITIES	UTILITIES	05/01/2021	69.56	PARK & RECREATI
IMU - UTILITIES	UTILITIES	05/01/2021	55.94	PARK & RECREATI
IMU - UTILITIES	UTILITES	05/01/2021	71.03	FIRE FUND
IMU - UTILITIES	NORTH PLANT ELECTRIC, WATER, SEWER	05/01/2021	10,276.31	SEWER FUND
IMU - UTILITIES	LIFT STATIONS ELECTRIC	05/01/2021	6,434.80	SEWER FUND
Total IMU - UTILITIES:			36,393.41	
IMWCA				
IMWCA	AUDIT PREMIUM ADJUSTMENT 2019-2020	10/15/2020	24,145.00	FIRE FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total IMWCA:			24,145.00	
INDIANOLA MUNICIPAL UTILITIES				
INDIANOLA MUNICIPAL UTILITIE	MAY UTILITY SRVS	05/04/2021	5,000.00	SEWER FUND
INDIANOLA MUNICIPAL UTILITIE	MAY UTILITY SRVS	05/04/2021	710.50	STORMWATER UTI
INDIANOLA MUNICIPAL UTILITIE	MAY UTILITY SRVS	05/04/2021	710.75	RECYCLING FUND
INDIANOLA MUNICIPAL UTILITIE	SEWER CC PROCESSING FEE APRIL 2021	05/05/2021	1,327.70	SEWER FUND
INDIANOLA MUNICIPAL UTILITIE	STORM WATER CC PROCESSING FEE APRIL	05/05/2021	75.44	STORMWATER UTI
INDIANOLA MUNICIPAL UTILITIE	RECYCLING CC PROCESSING FEES APRIL 2	05/05/2021	105.61	RECYCLING FUND
Total INDIANOLA MUNICIPAL UTILITIES:			7,930.00	
INFRASTRUCTURE TECHNOLOGIES				
INFRASTRUCTURE TECHNOLO	ANNUAL SUPPORT	05/08/2021	1,600.00	SEWER FUND
Total INFRASTRUCTURE TECHNOLOGIES:			1,600.00	
IOWA WATER MANAGEMENT CO.				
IOWA WATER MANAGEMENT C	WATER MGR LIBRARY	05/01/2021	40.00	LIBRARY FUND
IOWA WATER MANAGEMENT C	WATER MGR MUN BLDG	05/01/2021	150.00	GENERAL FUND
Total IOWA WATER MANAGEMENT CO.:			190.00	
JOHNSTON HY-VEE				
JOHNSTON HY-VEE	TRAINING / ILEA MEALS	04/28/2021	2,018.50	POLICE FUND
Total JOHNSTON HY-VEE:			2,018.50	
KEYSTONE LABORATORIES INC				
KEYSTONE LABORATORIES IN	MONTHLY LAB TESTS	05/11/2021	1,027.20	SEWER FUND
Total KEYSTONE LABORATORIES INC:			1,027.20	
KIRKPATRICK, JUNIOR				
KIRKPATRICK, JUNIOR	INCOME OFFSET PAYMENT STATUTE OF LI	05/07/2021	354.00	AMBULANCE FUN
Total KIRKPATRICK, JUNIOR:			354.00	
LAWSON PRODUCTS				
LAWSON PRODUCTS	SHOP SUPPLIES	04/21/2021	12.76	ROAD USE TAX FU
LAWSON PRODUCTS	BOLTS FOR SIGNAGE	04/23/2021	18.70	ROAD USE TAX FU
Total LAWSON PRODUCTS:			31.46	
LENT, ANDREW				
LENT, ANDREW	WELLNESS MAY 2021	05/05/2021	25.00	GENERAL FUND
Total LENT, ANDREW:			25.00	
LOGAN CONTRACTORS SUPPLY INC.				
LOGAN CONTRACTORS SUPPL	MATERIAL - REBAR FOR KEYWAY	04/29/2021	420.84	ROAD USE TAX FU
Total LOGAN CONTRACTORS SUPPLY INC.:			420.84	
LUNDE, SEAN				
LUNDE, SEAN	WELLNESS	05/10/2021	15.00	FIRE FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total LUNDE, SEAN:			15.00	
MACLYN West				
MACLYN West	PUBLIC RELATIONS SERVICES	04/30/2021	2,076.00	GENERAL FUND
Total MACLYN West:			2,076.00	
MACQUEEN EQUIPMENT				
MACQUEEN EQUIPMENT	REPAIR CAMERA REEL	05/07/2021	1,374.05	SEWER FUND
Total MACQUEEN EQUIPMENT:			1,374.05	
MARTIN BROS.				
MARTIN BROS.	PICKARD CONCESSIONS	04/29/2021	1,236.31	PARK & RECREATI
Total MARTIN BROS.:			1,236.31	
MATHESON TRI-GAS INC				
MATHESON TRI-GAS INC	EMS OXYGEN	04/30/2021	126.55	AMBULANCE FUN
Total MATHESON TRI-GAS INC:			126.55	
MCCOY HARDWARE INC				
MCCOY HARDWARE INC	REPAIR BUILDING - DOOR KEY	04/27/2021	4.12	ROAD USE TAX FU
MCCOY HARDWARE INC	AQUATIC CENTER HARDWARE	04/27/2021	6.80	POOL (MEMORIAL)
MCCOY HARDWARE INC	TERMINAL COMPOUND	04/28/2021	8.54	PARK & RECREATI
MCCOY HARDWARE INC	SUPPLIES - HAMMER DRILL BIT	04/29/2021	19.78	ROAD USE TAX FU
MCCOY HARDWARE INC	AQUATIC CENTER HARDWARE AND CLEANI	04/29/2021	13.82	POOL (MEMORIAL)
MCCOY HARDWARE INC	AQUATIC CENTER HARDWARE	04/29/2021	1.04	POOL (MEMORIAL)
MCCOY HARDWARE INC	AQUATIC CENTER HARDWARE RETURN	04/29/2021	7.93-	POOL (MEMORIAL)
MCCOY HARDWARE INC	AQUATIC CENTER HARDWARE	04/29/2021	.72	POOL (MEMORIAL)
MCCOY HARDWARE INC	CONSTRUCTION PADDLE LOCK AND CHAIN	05/07/2021	34.86	SEWER FUND
MCCOY HARDWARE INC	SOFTBALL MAINTENANCE KEYS	04/28/2021	53.59	PARK & RECREATI
Total MCCOY HARDWARE INC:			135.34	
MCINTIRE MANAGEMENT GROUP				
MCINTIRE MANAGEMENT GRO	COMPOSITE MANHOLES	04/30/2021	4,104.30	SEWER CAPITAL P
Total MCINTIRE MANAGEMENT GROUP:			4,104.30	
MCINTYRE, CRAIG				
MCINTYRE, CRAIG	COED SB	04/30/2021	84.00	PARK & RECREATI
MCINTYRE, CRAIG	COED SB	05/07/2021	56.00	PARK & RECREATI
Total MCINTYRE, CRAIG:			140.00	
MEDPRO DISPOSAL LLC				
MEDPRO DISPOSAL LLC	MEDICAL WASTE DISPOSAL	02/28/2021	157.50	AMBULANCE FUN
MEDPRO DISPOSAL LLC	MEDICAL WASTE PICK-UP	03/31/2021	157.50	AMBULANCE FUN
MEDPRO DISPOSAL LLC	MEDICAL WASTE DISPOSAL	05/01/2021	137.81	AMBULANCE FUN
Total MEDPRO DISPOSAL LLC:			452.81	
MENARDS				
MENARDS	AQUATIC CENTER CONCRETE PATCH	04/26/2021	238.53	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total MENARDS:			238.53	
MID AMERICAN ENERGY CO.				
MID AMERICAN ENERGY CO.	UTILITIES	04/15/2021	73.54	GENERAL FUND
MID AMERICAN ENERGY CO.	FUEL HEAT BUILDING	04/22/2021	80.11	POLICE FUND
MID AMERICAN ENERGY CO.	NATURAL GAS	04/23/2021	73.67	LIBRARY FUND
Total MID AMERICAN ENERGY CO.:			227.32	
MILLER ELECTRICAL SERVICES				
MILLER ELECTRICAL SERVICE	POOL PUMP ELECTRICAL REPAIRS	04/30/2021	245.00	POOL (MEMORIAL)
Total MILLER ELECTRICAL SERVICES:			245.00	
MUNICIPAL SUPPLY INC				
MUNICIPAL SUPPLY INC	STORM SEWER REPAIR	04/26/2021	3,530.00	ROAD USE TAX FU
Total MUNICIPAL SUPPLY INC:			3,530.00	
NAPA AUTO PARTS				
NAPA AUTO PARTS	ANTIFREEZE FOR WESLEY GENERATOR	05/06/2021	9.99	SEWER FUND
Total NAPA AUTO PARTS:			9.99	
NOLASOFT DEVELOPMENT				
NOLASOFT DEVELOPMENT	WEBSITE FORWARDING CITYOFINDIANOLA.	05/01/2021	45.00	GENERAL FUND
Total NOLASOFT DEVELOPMENT:			45.00	
NORWALK READY-MIXED CONCRETE				
NORWALK READY-MIXED CON	STORM SEWER INTAKE REPAIR	04/20/2021	665.00	ROAD USE TAX FU
NORWALK READY-MIXED CON	STORM SEWER INTAKE REPAIR	04/21/2021	199.50	ROAD USE TAX FU
NORWALK READY-MIXED CON	STORM SEWER INTAKE REPAIR	04/22/2021	635.00	ROAD USE TAX FU
NORWALK READY-MIXED CON	STORM SEWER INTAKE REPAIR	04/23/2021	348.00	ROAD USE TAX FU
NORWALK READY-MIXED CON	STORM SEWER INTAKE REPAIR	04/27/2021	199.50	ROAD USE TAX FU
NORWALK READY-MIXED CON	SIDEWALK RAMP REPAIR	04/29/2021	254.00	ROAD USE TAX FU
Total NORWALK READY-MIXED CONCRETE:			2,301.00	
OPN ARCHITECTS INC				
OPN ARCHITECTS INC	CITY HALL/LIBRARY ARCHITECTURAL REVI	04/30/2021	7,148.10	CAPITAL PROJECT
Total OPN ARCHITECTS INC:			7,148.10	
O'REILLY AUTO PARTS				
O'REILLY AUTO PARTS	AIR TOOL OIL	04/26/2021	9.99	ROAD USE TAX FU
O'REILLY AUTO PARTS	BATTERY, BELTS FOR VENTRAC	05/05/2021	167.36	PARK & RECREATI
O'REILLY AUTO PARTS	HOSE FOR WESLEY GENERATOR	05/05/2021	2.00	SEWER FUND
O'REILLY AUTO PARTS	AIR FILTER FOR '15 F250	05/05/2021	12.13	SEWER FUND
Total O'REILLY AUTO PARTS:			191.48	
PARK, KRIS				
PARK, KRIS	COED SB	04/30/2021	56.00	PARK & RECREATI
PARK, KRIS	COED CHURCH SB	05/07/2021	84.00	PARK & RECREATI
PARK, KRIS	COED SB	05/07/2021	84.00	PARK & RECREATI

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total PARK, KRIS:			224.00	
PELLA PRINTING				
PELLA PRINTING	BUSINESS CARDS- CHARLIE DISSELL	04/30/2021	103.87	GENERAL FUND
Total PELLA PRINTING:			103.87	
PROSCREENING LLC				
PROSCREENING LLC	SCREENINGS - VMAC POOL	05/01/2021	360.00	POOL (MEMORIAL)
PROSCREENING LLC	SCREENINGS - LIBRARY	05/01/2021	158.00	LIBRARY FUND
PROSCREENING LLC	SCREENINGS - BRUSH/STREETS	05/01/2021	34.00	GENERAL FUND
PROSCREENING LLC	SCREENINGS - PARKS ADMIN	05/01/2021	135.00	PARK & RECREATI
Total PROSCREENING LLC:			687.00	
PROTECT YOUTH SPORTS				
PROTECT YOUTH SPORTS	EMPLOYEE BACKGROUND CHECKS - POOL	04/30/2021	204.70	POOL (MEMORIAL)
PROTECT YOUTH SPORTS	EMPLOYEE BACKGROUND CHECKS - P&R	04/30/2021	62.30	PARK & RECREATI
Total PROTECT YOUTH SPORTS:			267.00	
PUTNEY, PETE				
PUTNEY, PETE	EMS OVER PAYMENT	11/18/2018	107.97	AMBULANCE FUN
Total PUTNEY, PETE:			107.97	
REAMS SPRINKLER SUPPLY				
REAMS SPRINKLER SUPPLY	FALCON SPRINKLER HEADS FOR PICKARD	05/06/2021	292.33	PARK & RECREATI
REAMS SPRINKLER SUPPLY	SPRINKLER HEADS AND NOZZLES	05/11/2021	125.03	PARK & RECREATI
Total REAMS SPRINKLER SUPPLY:			417.36	
RECORD-HERALD & INDIANOLA TRIBUNE				
RECORD-HERALD & INDIANOL	YEARLY SUBSCRIPTION	04/24/2021	16.00	LIBRARY FUND
Total RECORD-HERALD & INDIANOLA TRIBUNE:			16.00	
SAFE BUILDING COMPLIANCE & TECHNOLOGY				
SAFE BUILDING COMPLIANCE	SAFE BUILD BUILDING PERMIT INSPECTION	04/30/2021	1,065.00	GENERAL FUND
Total SAFE BUILDING COMPLIANCE & TECHNOLOGY:			1,065.00	
SANDRY FIRE SUPPLY LLC				
SANDRY FIRE SUPPLY LLC	ATHLETIXS FIRE GEAR PPE	04/29/2021	6,794.50	FIRE FUND
SANDRY FIRE SUPPLY LLC	STORZ ADAPTERS 5" TO 2.5"	05/06/2021	288.95	FIRE FUND
Total SANDRY FIRE SUPPLY LLC:			7,083.45	
SANFORD HEALTH				
SANFORD HEALTH	EMS OVER PAYMENT	02/15/2021	954.00	AMBULANCE FUN
Total SANFORD HEALTH:			954.00	
SINCLAIR, ASHLEIGH				
SINCLAIR, ASHLEIGH	REFUND FAMILY SEASON POOL PASS	05/03/2021	158.00	POOL (MEMORIAL)

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total SINCLAIR, ASHLEIGH:			158.00	
SPRINGER PROFESSIONAL HOME SERVICES				
SPRINGER PROFESSIONAL HO	PEST CONTROL	04/20/2021	83.00	LIBRARY FUND
Total SPRINGER PROFESSIONAL HOME SERVICES:			83.00	
SWOLLEY, DARREN				
SWOLLEY, DARREN	REFUND FOR WITHDRAWN BOA ITEM	05/14/2021	150.00	GENERAL FUND
Total SWOLLEY, DARREN:			150.00	
T.R.M. DISPOSAL LLC				
T.R.M. DISPOSAL LLC	ACCT #1506 TRASH	04/24/2021	85.00	GENERAL FUND
T.R.M. DISPOSAL LLC	TRASH REMOVAL	04/24/2021	97.00	LIBRARY FUND
T.R.M. DISPOSAL LLC	ACCT #583 NORTH PLANT	04/24/2021	82.00	SEWER FUND
T.R.M. DISPOSAL LLC	ACCT #583 SOUTH PLANT	04/24/2021	54.00	SEWER FUND
Total T.R.M. DISPOSAL LLC:			318.00	
TERHUNE, CARLA				
TERHUNE, CARLA	WATER METER REFUND	05/10/2021	100.00	WATER OPERATIN
Total TERHUNE, CARLA:			100.00	
TERWILLIGER, LYSSA				
TERWILLIGER, LYSSA	AMBULANCE OFFSET REFUND	05/07/2021	599.00	AMBULANCE FUN
Total TERWILLIGER, LYSSA:			599.00	
THEISEN'S				
THEISEN'S	BAG TO COVER SIGN FOR CHANGE OVER	04/28/2021	55.14	ROAD USE TAX FU
THEISEN'S	SUPPLIES-TRAFFIC SIGN BOLTS	04/28/2021	54.41	ROAD USE TAX FU
Total THEISEN'S:			109.55	
TRUENORTH COMPANIES LC				
TRUENORTH COMPANIES LC	SAFETY COMMITTEE MTG-COM DEV	04/29/2021	37.50	GENERAL FUND
TRUENORTH COMPANIES LC	SAFETY COMMITTEE MTG-CITY ADMIN	04/29/2021	37.50	GENERAL FUND
TRUENORTH COMPANIES LC	SAFETY COMMITTEE MTG-STREETS	04/29/2021	37.50	ROAD USE TAX FU
TRUENORTH COMPANIES LC	SAFETY COMMITTEE MTG-LIBRARY	04/29/2021	37.50	LIBRARY FUND
TRUENORTH COMPANIES LC	SAFETY COMMITTEE MTG-SEWER	04/29/2021	37.50	SEWER FUND
TRUENORTH COMPANIES LC	SAFETY COMMITTEE MTG-POLICE	04/29/2021	37.50	POLICE FUND
TRUENORTH COMPANIES LC	SAFETY COMMITTEE MTG-FIRE	04/29/2021	37.50	FIRE FUND
TRUENORTH COMPANIES LC	SAFETY COMMITTEE MTG-P&R ADMIN	04/29/2021	37.50	PARK & RECREATI
Total TRUENORTH COMPANIES LC:			300.00	
U.S. CELLULAR				
U.S. CELLULAR	CELL PHONE - FIRE DEPT	04/12/2021	261.25	AMBULANCE FUN
U.S. CELLULAR	CELL PHONE - PARK	04/12/2021	31.03	PARK & RECREATI
U.S. CELLULAR	CELL PHONES - 1 STREET	04/12/2021	108.52	ROAD USE TAX FU
U.S. CELLULAR	CELL PHONES - 2 - SEWER	04/12/2021	116.32	SEWER FUND
U.S. CELLULAR	CELL PHONE COM DEV	04/12/2021	70.24	GENERAL FUND

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total U.S. CELLULAR:			587.36	
ULINE				
ULINE	OFFICE SUPPLIES	04/26/2021	146.60	FIRE FUND
Total ULINE:			146.60	
UPHDM OCCUPATIONAL MEDICINE				
UPHDM OCCUPATIONAL MEDIC	DRUG SCREEN - ERIK ELWELL	04/30/2021	88.00	ROAD USE TAX FU
UPHDM OCCUPATIONAL MEDIC	DRUG SCREEN - TREYTON NIXON	04/30/2021	570.00	POLICE FUND
Total UPHDM OCCUPATIONAL MEDICINE:			658.00	
VANDERPOOL CONSTRUCTION				
VANDERPOOL CONSTRUCTION	IOWA AVENUE PAY APP #1	04/22/2021	111,102.50	STREET CAPITAL
Total VANDERPOOL CONSTRUCTION:			111,102.50	
WALLER, RYAN				
WALLER, RYAN	TELEPHONE	05/08/2021	75.00	GENERAL FUND
Total WALLER, RYAN:			75.00	
WARREN COUNTY TREASURER				
WARREN COUNTY TREASURE	REIMBURSEMENT OF FY20 OVERPAYMENT	05/05/2021	51,499.21	TIF--DOWNTOWN
Total WARREN COUNTY TREASURER:			51,499.21	
WASTE MANAGEMENT OF IOWA				
WASTE MANAGEMENT OF IOW	RECYCLING RES	04/28/2021	20,709.43	RECYCLING FUND
WASTE MANAGEMENT OF IOW	RECYCLING APT	04/28/2021	4,020.52	RECYCLING FUND
WASTE MANAGEMENT OF IOW	UTILITIES - GARBAGE	04/28/2021	38.29	ROAD USE TAX FU
WASTE MANAGEMENT OF IOW	RECYCLING	04/28/2021	6.83	LIBRARY FUND
Total WASTE MANAGEMENT OF IOWA:			24,775.07	
WEEKS, TIM				
WEEKS, TIM	ROCK - PICKARD NORTH	04/28/2021	423.39	PARK & RECREATI
WEEKS, TIM	ROCK - MCCORD	04/28/2021	425.79	PARK & RECREATI
WEEKS, TIM	ROCK - PICKARD NORTH	04/28/2021	418.27	PARK & RECREATI
Total WEEKS, TIM:			1,267.45	
WHITLOCK, DOUG				
WHITLOCK, DOUG	COED CHURCH SB	04/30/2021	84.00	PARK & RECREATI
Total WHITLOCK, DOUG:			84.00	
WIEGERT DISPOSAL CO.				
WIEGERT DISPOSAL CO.	PORTABLE TOILET AT BRUSH FACILITY	05/01/2021	65.00	GENERAL FUND
WIEGERT DISPOSAL CO.	JANITORIAL SERVICES	05/01/2021	45.00	PARK & RECREATI
Total WIEGERT DISPOSAL CO.:			110.00	
WILLIAMS BROTHERS CONSTRUCTION INC				
WILLIAMS BROTHERS CONSTR	PAY APP #11	05/07/2021	1,861,522.83	WWTP FACILITY C

Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
Total WILLIAMS BROTHERS CONSTRUCTION INC:			1,861,522.83	
WILSON, LISA				
WILSON, LISA	WELLNESS	05/07/2021	15.00	GENERAL FUND
Total WILSON, LISA:			15.00	
WOLFKILL, AMANDA				
WOLFKILL, AMANDA	AMBULANCE OFFSET REFUND	05/07/2021	623.00	AMBULANCE FUN
Total WOLFKILL, AMANDA:			623.00	
YMCA OF GREATER DSM				
YMCA OF GREATER DSM	EMPLOYER EXPENSES	05/01/2021	390.00	GENERAL FUND
YMCA OF GREATER DSM	EE LIABILITY	05/01/2021	1,055.00	GENERAL FUND
Total YMCA OF GREATER DSM:			1,445.00	
Grand Totals:			2,303,876.44	

City Council: _____

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Vendor Name	Description	Invoice Date	Net Invoice Amount	FUND
IOWA PRISON INDUSTRIES				
IOWA PRISON INDUSTRIES	STOP SIGNS	04/16/2021	467.55	ROAD USE TAX FU
Total IOWA PRISON INDUSTRIES:			467.55	
Grand Totals:			467.55	

City Council: _____

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Information

Subject

Resolution approving monthly transfers.

Information

Attachments

Resolution Approving Transfers
Transfers

City of Indianola

RESOLUTION 2021-

RESOLUTION TO APPROVE MONTHLY TRANSFERS

WHEREAS, the City of Indianola transfers money between funds to meet certain fiduciary obligations, and

WHEREAS, the transfers described on the attached form need to be accomplished prior to the month end of May 2021, and

WHEREAS, the reason for the transfers are stated on the attached form.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola, Iowa that the May 2021 transfers as described on the attached form are approved.

Passed and approved this 17th day of May 2021.

_____

Pam Pepper, Mayor

ATTEST:

_____

Andrew J. Lent, City Clerk/CFO

FY 2021 Monthly Recurring Transfers

May 2021

	DEBIT	(CREDIT)	
610-8300-69101	$ 4,666.67		Transfer Out to General Fund
001-9100-49102		$ 4,666.67	Transfer In from Sewer PILOT
610-8300-69101	$ 8,666.67		Transfer Out to Police Fund
011-1100-49101		$ 8,666.67	Transfer In from Sewer PILOT
610-8300-69615	$ 6,625.83		Transfer Out to City Manager
001-6150-49615		$ 6,625.83	Transfer In from Sewer
110-2100-69615	$ 6,625.83		Transfer Out to City Manager
001-6150-49615		$ 6,625.83	Transfer In from Streets/RUT
610-8300-69625	$ 2,774.25		Transfer Out to Human Resourses
001-6250-49625		$ 2,774.25	Transfer In from Sewer
110-2100-69625	$ 2,774.25		Transfer Out to Human Resourses
001-6250-49625		$ 2,774.25	Transfer In from Streets/RUT
610-8300-69170	$ 6,612.67		Transfer Out to Community Development
001-1700-49170		$ 6,612.67	Transfer In from Sewer
110-2100-69170	$ 6,612.67		Transfer Out to Community Development
001-1700-49170		$ 6,612.67	Transfer In from Streets
001-1700-69621	$ 1,430.00	CD	Transfer Out Info & Tech
001-6100-69621	$ 1,057.83	M/C	Transfer Out Info & Tech
001-6150-69621	$ 604.75	CM	Transfer Out Info & Tech
001-6200-69621	$ 1,867.33	FIN	Transfer Out Info & Tech
001-6250-69621	$ 604.92	HR	Transfer Out Info & Tech
011-1100-69621	$ 5,469.17	PD	Transfer Out Info & Tech
015-1500-69621	$ 1,089.92	FD	Transfer Out Info & Tech
016-1600-69621	$ 6,176.25	EMS	Transfer Out Info & Tech
041-4100-69621	$ 3,525.83	LIB	Transfer Out Info & Tech
042-4200-69621	$ 981.92	Parks Admin	Transfer Out Info & Tech
042-4300-69621	$ 2,975.83	Parks	Transfer Out Info & Tech
110-2100-69621	$ 1,927.83	RUT	Transfer Out Info & Tech
610-8300-69621	$ 1,621.50	Sewer	Transfer Out Info & Tech
001-6210-49621		$ 29,333.08	Transfer In--Info & Tech
650-9000-69620	$ 766.92	Storm Sewer	Transfer Out Clerk
610-8300-69620	$ 4,218.25	Sewer	Transfer Out Clerk
670-8400-69620	$ 766.92	Recycling	Transfer Out Clerk
001-6200-49620		$ 5,752.09	Transfer In City Clerk
110-2100-69823	$ 15,833.33		Transfer out for Street Lighting
001-2300-49823		$ 15,833.33	Transfer in for Street Lighting
710-8300-69610	$ 158,333.33		Transfer Out for Sewer Operations
610-8300-49610		$ 158,333.33	Transfer In from Sewer Fee Revenue
	$ 254,610.67	$ 254,610.67	

Prepared By:

Date

Information

Subject

May 3, 2021 Minutes.

Information

Attachments

Minutes

City of Indianola - Regular Session – May 3, 2021

The Indianola City Council met in regular session at 6:00 p.m. on May 3, 2021 in the City Hall Council Chambers. Mayor Pam Pepper called the meeting to order and on roll call the following members were present: Heather Hulen, John Parker, Bob Kling, Gwen Schroder, Greta Southall, Greg Marchant and Mayor Pepper. Absent: None.

There were no public comments in Open Forum.

Council Member Hulen requested to pull agenda item 5B, Claims on the computer printout for May 3, 2021 from the consent agenda. Council Member Kling moved to approve the consent agenda and Parker seconded the motion. In discussion, Parker noted the change order for the Wesley Lift Station shows lift stations are getting updated correctly in order to work with the new Water Resource Recovery Facility. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously. The consent agenda was as follows:

- Approval of agenda
- April 16 and 19, 2021 Minutes.
- New Class B Liquor Licenses with outdoor sales privileges for the Indianola Chamber of Commerce for the Friday Night Live Concert Series.
- Resolution 2021-105 suspending enforcement of Indianola Code 47.01(11) regarding the sale of beer and wine coolers in city parks for the Friday Night Live Summer Concert Series as requested by the Indianola Chamber of Commerce.
- Approval of a special event application submitted by the American Legion for the Memorial Day Parade.
- A renewal Class E Liquor License with Sunday sales privileges for Wal-Mart, located at 1500 North Jefferson Way.
- A renewal Class C Liquor License with Class B Wine and Sunday sales privileges for Casey's General Store, located at 607 North Jefferson Way.
- A renewal Class C Liquor License with Class B Wine and Sunday sales privileges for Casey's General Store, located at 507 South Jefferson Way.
- A new Class B Native Wine liquor license with Sunday sales privileges for Willow Moon Apothecary, LLC, located at 208 W Ashland Avenue.
- A renewal Class C Liquor License with Sunday and outdoor sales privileges for Babars Entertainment, Inc. dba The Garage, located at 114 E Ashland.
- Approval of Pay Application Number 1 from Langman Construction for the Water Resource Recovery Facility Influent Trunk Sewer and Outfall Sewer project in the amount of $1,021,048.63.
- Approval of Pay Application Number 1 from Vanderpool Construction for the South Plant Lift Station Improvements project in the amount of $27,696.25.
- Resolution 2021-106 approving Change Order Number 1 in the amount of $2,277.50 and Pay Application Number 1 to Vanderpool Construction in the amount of $111,102.50 for the East Iowa Avenue Paving project.
- Resolution 2021-107 approving Change Order Number 1 for the Wesley Lift Station Project in the amount of $5,212.

- Second consideration of an ordinance amending the City Code of the City of Indianola to increase the stormwater utility fees from $2 to $6 per equivalent residential unit.
- Approval of Urban Revitalization Designations.
- Resolution 2021-108 approving salaries.

It was moved by Parker and seconded by Southall to approve agenda item 5B, Claims on the computer printout for May 3, 2021. On roll call, the vote was AYES: Parker, Kling, Schroder, Southall and Marchant. NAYS: None. ABSTAIN: Hulen. Whereas the Mayor declared the motion passed.

City Manager Ryan Waller noted the consent agenda included payment for sewer and street projects.

In the Mayor's Report, Mayor Pepper stated she has been attending IMU Board meetings and thanked citizens for volunteering on City committees, helping clean-up week go smoothly and for being involved in Shop Local Day on May 1.

Mayor Pepper read a proclamation declaring May 2-7 as Public Service Recognition Week, May 4 as International Firefighter's Day, May 9-15 as National Police Week and May 16-22 as National EMS Week in Indianola.

It was moved by Kling and seconded by Parker to approve the third consideration of an Ordinance amending the City Code of the City of Indianola, Iowa converting certain streets from one-way to two-way and making necessary safety changes to accommodate the change. In discussion, Charlie Dissell, Community and Economic Development Director stated the changes that would occur. Public Works Director Akhilesh Pal explained the conversion process and timeline. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Resolution 2021-109 approving a contract with Iowa Plains Signing, Inc to remove the pavement markings on Howard Street and Buxton Street in an amount not to exceed $13,417 was introduced on a motion by Southall and seconded by Parker. In discussion, City Manager Ryan Waller stated this agreement is tied to the conversion. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Hulen moved to strike the Public Hearing for complaints filed on Casey's General Store, 507 S Jefferson, on tobacco sales permit violations from the agenda and accept acknowledgement and settlement agreement for cigarette civil penalty. Council Member Parker seconded it. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Southall moved and Marchant seconded to open the Public Hearing for Murphy USA regarding the mandatory $300.00 civil penalty prescribed by 453A.22(2)(a) for the violation of Iowa Code Section 453A.2(1), selling, giving or otherwise supplying any tobacco, tobacco products, or cigarettes to any person under twenty-one years of age. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously. No comments were offered.

Marchant moved and Parker seconded to close the Public Hearing. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Parker moved to approve assessing a civil penalty in the amount of $300 against Murphy USA and Hulen seconded it. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Kling moved and Parker seconded to open the Public Hearing for Indy West 929 regarding the mandatory $300.00 civil penalty prescribed by 453A.22(2)(a) for the violation of Iowa Code Section 453A.2(1), selling, giving or otherwise supplying any tobacco, tobacco products, or cigarettes to any person under twenty-one years of age. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously. No comments were offered.

Marchant moved and Parker seconded to close the Public Hearing. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Parker moved to approve assessing a civil penalty in the amount of $300 against Indy West 929 and Hulen seconded it. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Dissell reviewed the reasons for micromobility regulations and an ordinance amending Chapter 76, Bicycles. Mindy Moore, Snyder & Associates, highlighted some of the proposed code changes. City Manager Waller noted that if the code is changed, staff will need to look at licensing agreements for businesses wanting to rent out scooters.

It was moved by Southall and seconded by Hulen to approve the first consideration of an ordinance amending Chapter 76, Bicycles, and adding in micromobility regulations. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Parks and Recreation Director Doug Bylund explained the trail connections identified as needed in the Trails Master Plan, noting that receiving a COVID-19 relief grant would change trail priorities. If the grant is received, staff would be able to begin detailed plans including more precise locations of the trails.

Resolution 2021-110 authorizing submittal of a COVID-19 Relief Recreational Trails Program grant application to the Iowa Department of Transportation for North Jefferson Way and South Jefferson Way Trail Connections was introduced on a motion by Southall and seconded by Parker. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Alesha Wilhite, Holmes Murphy, presented options regarding insurance renewals for Council consideration. Council directed staff to work with Holmes Murphy on increasing the stop loss deductible to $75,000, removing tier four medications from prescription formulary, adding CSV copay card program, adding nutritional counseling, move to Mutual of Omaha for dental coverage with a two-year

rate guarantee, renew vision plan with current vendor and enhance the short and long-term disability benefits. Medical rates will remain flat for both employees and employers. IMU Board Members Adam Voigts and Mike Rozga were in attendance. They concurred with the recommendations and noted that they could not speak for the other members. Board Member Voigts asked that City and IMU staff look at the fund balance levels and options to draw down the reserves.

Marchant moved and Kling seconded to receive and file correspondence from April 16 and 23, 2021 weekly updates provided by City Manager, Ryan Waller. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

At 7:13 pm Kling moved to enter into closed session in accordance with Iowa Code Section 21.5 (1)(c) to discuss strategy with legal counsel in matters that are presently in litigation or where litigation is imminent and where its disclosure would be likely to prejudice or disadvantage the government. Hulen seconded the motion. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

It was moved by Marchant and seconded by Kling at 7:30 pm to exit the closed session. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

No action was taken on items discussed in closed session.

Meeting adjourned at 7:30 pm on a motion by Marchant and seconded by Parker.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk/CFO

Information

Subject
Setting Public Hearings

Information

Attachments

No file(s) attached.

Information

Subject

Resolution setting a Public Hearing and authorizing to receive and open bids for the Valley Place Reconstruction Project.

Information

Attachments

Valley Place Memorandum
Cost Opinion
Plans
Public Hearing Notice
Notice to Bidders
Resolution Setting Hearing

CITY OF INDIANOLA EST. 1849

PUBLIC WORKS

To: Mayor and City Council

CC: Ryan Waller, City Manager and

Andy Lent, City Clerk/CFO

From: Akhilesh Pal, Public Works Director

Date: May 17, 2021

Re: Resolution setting public hearing and letting dates for the Valley Place Pavement Reconstruction Project

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Snyder and Associates Inc. has prepared plans and specifications for the Valley Place Pavement Reconstruction Project. This item will allow staff to proceed with the scheduling of a public hearing on the plans and specifications, and set a bid letting date for the project.

The scope of work for this project will allow for replacement of the existing concrete pavement on Valley Place, from North 1st Street to North Jefferson Way, which has failed beyond repair and it requires complete reconstruction. This project will also upgrade the existing sidewalk ramps to meet ADA standards. The preliminary engineering cost estimate for the construction portion of this project is $218,500. If the project is awarded, construction is planned to be completed by October 30, 2021. Bids will be received and opened on Tuesday, June 8, 2021, at 2:00 P.M. and presented to the City Council for a public hearing on Monday, June 21, 2021.

Not much financial impact is associated with scheduling the public hearing where minimal charges will be incurred from printing the notice. During FY2022, the council approved capital improvement plan has allocated a total amount of $218,700 (in Fund 321) for this project. Of this total of $218,700, an amount of $179,700 is planned for construction expenses. Although the engineer's cost opinion of $218,500 is exceeding the planned construction expenses of $179,700 in FY2022, there is adequate funds available in the Road Use Tax fund to fill this gap.

Staff recommends approval of this item as presented and approval of the resolution scheduling a public hearing for Monday, June 21, 2021.

Enclosures: Resolution, Engineer's Estimate, Notice of Public Hearing, Notice to Bidders, and Plans.

Note: Due to the size of the file for the contract specifications, they were not included in the council agenda packet. The complete set of plans and specifications can be found at Public Works Dept.

OPINION OF PROBABLE CONSTRUCTION COSTS

SNYDER & ASSOCIATES

VALLEY PLACE RECONSTRUCTION
NORTH JEFFERSON WAY TO NORTH 1ST STREET
INDIANOLA, IA
121.0135

ITEM #	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
	EARTHWORK				
2.1	Topsoil, On-Site	60	CY	$ 40.00	$ 2,400.00
2.2	Topsoil, Off-Site	15	CY	$ 150.00	$ 2,250.00
2.3	Excavation, Class 10	162	CY	$ 50.00	$ 8,100.00
2.4	Subgrade Preparation	970	SY	$ 8.00	$ 7,760.00
2.5	Subbase, 6", Modified	970	SY	$ 15.00	$ 14,550.00
2.6	Compaction Testing	1	LS	$ 4,000.00	$ 4,000.00
	SEWERS AND DRAINS				
4.1	Subdrain, PVC, 6"	480	LF	$ 25.00	$ 12,000.00
4.2	Subdrain Cleanout, Type A-1, 6"	4	EA	$ 700.00	$ 2,800.00
4.3	Subdrain Outlets and Connections, Outlet into Structure, 6"	4	EA	$ 750.00	$ 3,000.00
	STRUCTURES FOR SANITARY AND STORM				
6.1	Manhole Adjustment, Minor	1	EA	$ 2,000.00	$ 2,000.00
6.2	Reconstruct Intake Throat	2	EA	$ 1,500.00	$ 3,000.00
	STREETS AND RELATED WORK				
7.1	Pavement, PCC, 8"	857	SY	$ 75.00	$ 64,275.00
7.2	PCC Pavement Samples and Testing	1	LS	$ 2,000.00	$ 2,000.00
7.3	Removal of Sidewalk	110	SY	$ 14.00	$ 1,540.00
7.4	Sidewalk, PCC, 4"	22	SY	$ 60.00	$ 1,320.00
7.5	Sidewalk, PCC, 6"	64	SY	$ 100.00	$ 6,400.00
7.6	Detectable Warning	84	SF	$ 45.00	$ 3,780.00
7.7	Pavement Removal	891	SY	$ 10.00	$ 8,910.00
	TRAFFIC CONTROL				
8.1	Temporary Traffic Control	1	LS	$ 10,000.00	$ 10,000.00
8.2	Loop Detectors	3	EA	$ 1,500.00	$ 4,500.00
8.3	Pedestrian Push Buttons	1	LS	$ 6,000.00	$ 6,000.00
8.4	Remove and Reinstall Street Signs	3	EA	$ 450.00	$ 1,350.00
	SITE WORK AND LANDSCAPING				
9.1	Hydraulic Seeding, Fertilizing, and Mulching	0.1	ACRE	$ 30,000.00	$ 3,000.00
9.2	Filter Sock, 8"	475	LF	$ 4.00	$ 1,900.00
9.3	Filter Socks, Removal	475	LF	$ 1.40	$ 665.00
	MISCELLANEOUS				
11.1	Construction Survey	1	LS	$ 25,000.00	$ 25,000.00
11.2	Mobilization	1	LS	$ 12,500.00	$ 12,500.00
11.3	Concrete Washout	1	LS	$ 3,500.00	$ 3,500.00
				CONSTRUCTION TOTAL:	$ 218,500.00

ROADWAY IMPROVEMENT PLANS FOR
URBAN ROAD SYSTEM
CITY OF INDIANOLA
WARREN COUNTY, IOWA
VALLEY PLACE RECONSTRUCTION

Indianola
CONNECTING TO WHAT MATTERS

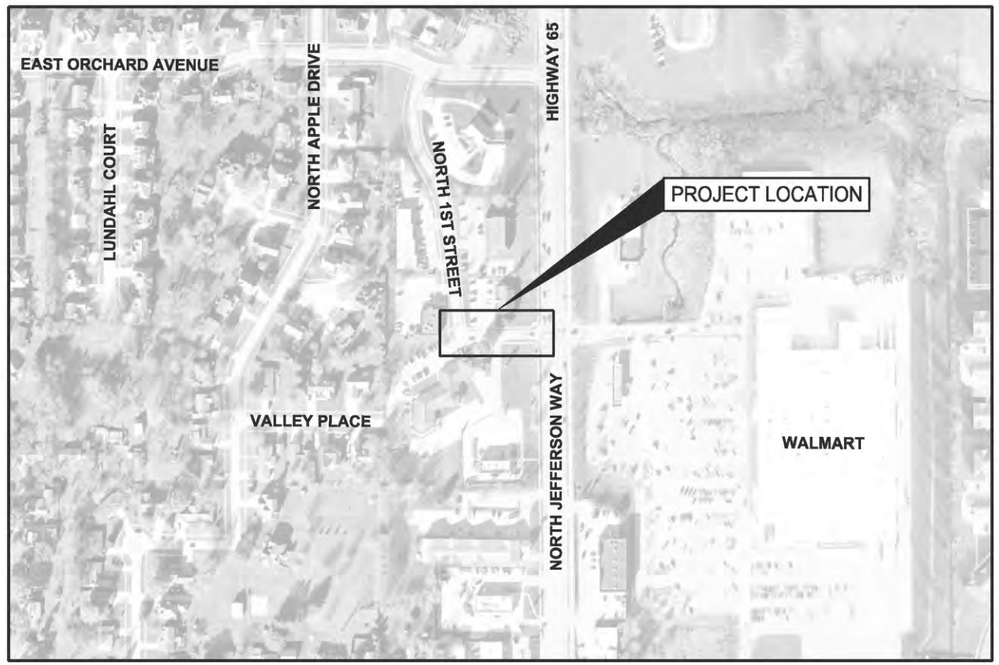
LEGEND

Features	Existing	Proposed
Spot Elevation	93.0	93.0
Contour Elevation	93	93
Fence (Barbed, Field, Hog)	—x—x—	
Fence (Chain Link)	—//—//—	
Fence (Wood)		
Fence (Silt)		
Tree Line		
Tree Stump		
Deciduous Tree \ Shrub		
Coniferous Tree \ Shrub		
Communication	—C(x)—	C
Overhead Communication	—OC(x)—	OC
Fiber Optic	—FO(x)—	FO
Underground Electric	—E(x)—	E
Overhead Electric	—OE(x)—	OE
Gas Main with Size	—4" G(x)—	4" G
High Pressure Gas Main with Size	—4" HPG(x)—	4" HPG
Water Main with Size	—8" W(x)—	8" W
Sanitary Sewer with Size	—8" S(x)—	8" S
Duct Bank	—DUCT(x)—	
Test Hole Location for SUE w/ID	1	

(x) Denotes the survey quality service level for utilities

Sanitary Manhole		
Storm Sewer with Size	12" ST	12" ST
Storm Manhole		
Single Storm Sewer Intake		
Double Storm Sewer Intake		
Fire Hydrant		
Fire Hydrant on Building		
Water Main Valve		
Water Service Valve		
Well		
Utility Pole		
Guy Anchor		
Utility Pole with Light		
Utility Pole with Transformer		
Street Light		
Yard Light		
Electric Box	EB	
Electric Transformer	E	
Traffic Sign		
Communication Pedestal	C	
Communication Manhole	C	
Communication Handhole	C	
Fiber Optic Manhole	FO	
Fiber Optic Handhole	FO	
Gas Valve		
Gas Manhole	G	
Gas Apparatus	G	
Fence Post or Guard Post		
Underground Storage Tank	UST	
Above Ground Storage Tank	AST	
Sign		
Satellite Dish		
Mailbox		
Soil Boring		
Proposed Pavement		
Proposed Curb and Gutter		
Existing Pavement Removal		
Existing Curb and Gutter Removal		
Existing Pavement Protect		

NOT TO SCALE



VICINITY MAP



IOWA ONE CALL
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INDEX OF SHEETS

A.1	TITLE SHEET
B.1	TYPICAL SECTIONS AND DETAILS
C.1-C.3	GENERAL NOTES AND QUANTITIES
D.1	PLAN VIEW
F1	PAVEMENT REMOVAL SHEET
J.1	STAGING PLAN
J.2	TRAFFIC CONTROL PLAN
S.1	SIDEWALK LAYOUT OVERVIEW
S.2-S.4	SIDEWALK DETAILS

UTILITY QUALITY SERVICE LEVELS

QUALITY LEVELS OF UTILITIES ARE SHOWN IN THE PARENTHESES WITH THE UTILITY TYPE AND WHEN APPLICABLE, SIZE. THE QUALITY LEVELS ARE BASED ON THE CI/ ASCE 38-02 STANDARD.

QUALITY LEVEL (D) INFORMATION IS DERIVED FROM EXISTING UTILITY RECORDS OR ORAL RECOLLECTIONS.

QUALITY LEVEL (C) INFORMATION IS OBTAINED BY SURVEYING AND PLOTTING VISIBLE ABOVE-GROUND UTILITY FEATURES AND USING PROFESSIONAL JUDGMENT IN CORRELATING THIS INFORMATION WITH QUALITY D INFORMATION.

QUALITY LEVEL (B) INFORMATION IS OBTAINED THROUGH THE APPLICATION OF APPROPRIATE SURFACE GEOPHYSICAL METHODS TO DETERMINE THE EXISTENCE AND APPROXIMATE HORIZONTAL POSITION OF SUBSURFACE UTILITIES.

QUALITY LEVEL (A) IS HORIZONTAL AND VERTICAL POSITION OF UNDERGROUND UTILITIES OBTAINED BY ACTUAL EXPOSURE OR VERIFICATION OF PREVIOUSLY EXPOSED SUBSURFACE UTILITIES, AS WELL AS THE TYPE, SIZE, CONDITION, MATERIAL, AND OTHER CHARACTERISTICS.

UTILITY WARNING

THE UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND/OR RECORDS OBTAINED. THE SURVEYOR MAKES NO GUARANTEE THAT THE UTILITIES OR SUBSURFACE FEATURES SHOWN COMPRISE ALL SUCH ITEMS IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UTILITIES OR SUBSURFACE FEATURES SHOWN ARE IN THE EXACT LOCATION INDICATED EXCEPT WHERE NOTED AS QUALITY LEVEL A.

UTILITY CONTACT INFORMATION

E-ELECTRIC	(IDA) INDIANOLA MUNICIPAL UTILITIES Mike Metcalf 515-962-5308 mmetcalf@indianolaiowa.gov	
FO-FIBER OPTIC	(IDAF) INDIANOLA MUNICIPAL UTILITIES KURT RIPPERGER 515-962-5283 KRIPPERGER@INDIANOLAIOWA.GOV	
W-WATER	(IDAW) INDIANOLA MUNICIPAL UTILITIES Lou Elbert 515-962-5330 lelbert@indianolaiowa.gov	
S-SANITARY SEWER	(IND) CITY OF INDIANOLA Rick Graves 515-961-9416 rgraves@indianolaiowa.gov	
G-GAS	(M49G) MIDAMER-GAS Craig Ranfeld 515-252-6632 MECDSMDesignLocates@midamerican.com	
C	(T15) MEDIACOM COMMUNICATIONS CORP Paul May 515-246-2252 pmay@mediacomcc.com	
C1	(WCG) CENTURYLINK Raymond Montoya 515-423-8958 Raymond.Montoya@Centurylink.com	

MILEAGE SUMMARY

Div.	Location	Lin. Ft.	Miles
	VALLEY PLACE Sta. 10+30.43 to Sta. 12+45.81	215.38	0.04
	N. 1ST ST. Sta. 100+25.51 to Sta. 101+06.88	81.37	0.02
	TOTAL PROJECT LENGTH	296.7	0.06

LICENSED PROFESSIONAL ENGINEER
JERRY A. SELBHER
P21116
IOWA

I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.

Jerry A. Selbher — May 6, 2021

Jerry A. Selbher, P.E. — Date

License Number P21116

My License Renewal Date is December 31, 2021

Pages or sheets covered by this seal:
ALL SHEETS

MARK	REVISION	DATE	BY
Engineer: JAS	Checked By: DNM	Scale: NO SCALE	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 — Sheet A.1

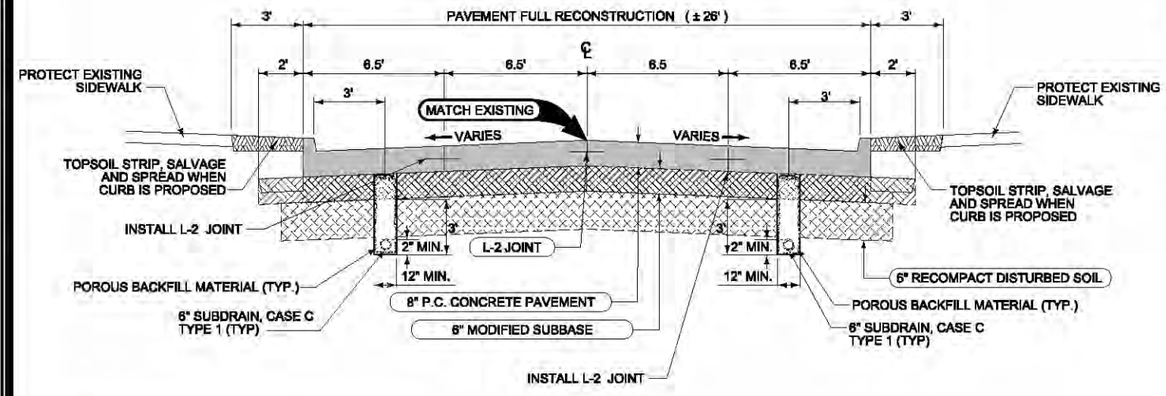
VALLEY PLACE RECONSTRUCTION
INDIANOLA, IOWA
TITLE SHEET

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

SNYDER & ASSOCIATES

Project No: 1210135
Sheet 35 A.1

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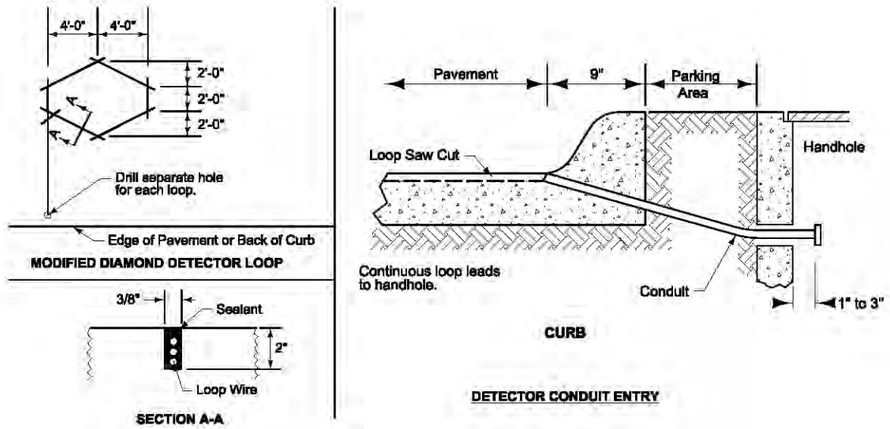
1 B.1 VALLEY PLACE RECONSTRUCTION
NO SCALE

NOTES:

1 NORMAL SECTIONS SHOWN MAY BE MODIFIED FOR AREAS SPECIFICALLY DESIGNATED BY THE ENGINEER SUCH AS INTERSECTIONS

2 REFER TO SUDAS FOR STANDARD JOINTING DETAILS. PLACE TRANSVERSE 'CD' JOINTS AT MAXIMUM 15' SPACING. ALL LONGITUDINAL JOINTS TO BE L-2. L-SHEETS MUST BE DEVELOPED FOR JOINTING DETAILS PER ITEM 11.01.

LOCATION	
STATION TO STATION	
10+30.43	12+45.81
100+25.51	101+06.88



2 B.1 INDUCTIVE LOOP VEHICLE DETECTORS
NO SCALE

MARK	REVISION	DATE	BY

Engineer: JAS | Checked By: DNM | Scale: NO SCALE
Technician: JDS | Date: 05/17/2021 | Field Bk: | Pg:

Project No: 1210135 | Sheet B.1

INDIANOLA, IOWA

VALLEY PLACE RECONSTRUCTION
TYPICAL SECTIONS AND DETAILS

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

SNYDER & ASSOCIATES

Project No: 1210135
Sheet B.1

ESTIMATED PROJECT QUANTITIES
(1 DIVISION PROJECT)

Item No.	Item Code	Item	Unit	Total	As Built Qty.
---	---	**EARTHWORK**	---	---	---
2.1	2010-D-1	Topsoil, On-Site	CY	60	
2.2	2010-D-2	Topsoil, Off-Site	CY	15	
2.3	2010-E	Excavation, Class 10	CY	162	
2.4	2010-G	Subgrade Preparation	SY	970	
2.5	2010-I	Subbase, 6", Modified	SY	970	
2.6	2010-L	Compaction Testing	LS	1	
---	---	**SEWERS AND DRAINS**	---	---	---
4.1	4040-A	Subdrain, PVC, 6"	LF	480	
4.2	4040-C	Subdrain Cleanout, Type A-1, 6"	EA	4	
4.3	4040-D	Subdrain Outlets and Connections, Outlet into Structure, 6"	EA	4	
---	---	**STRUCTURES FOR SANITARY AND STORM**	---	---	---
6.1	6010-F	Manhole Adjustment, Minor	EA	1	
6.2	-	Reconstruct Intake Throat	EA	2	
---	---	**STREETS AND RELATED WORK**	---	---	---
7.1	7010-A	Pavement, PCC, 8"	SY	857	
7.2	7010-I	PCC Pavement Samples and Testing	LS	1	
7.3	7030-A	Removal of Sidewalk	SY	110	
7.4	7030-E	Sidewalk, PCC, 4"	SY	22	
7.5	7030-E	Sidewalk, PCC, 6"	SY	64	
7.6	7030-G	Detectable Warning	SF	84	
7.7	7040-H	Pavement Removal	SY	891	
---	---	**TRAFFIC CONTROL**	---	---	---
8.1	8030-A	Temporary Traffic Control	LS	1	
8.2	-	Loop Detectors	EA	3	
8.3	-	Pedestrian Push Buttons	LS	1	
8.4	-	Remove and Reinstall Street Signs	EA	3	
---	---	**SITE WORK AND LANDSCAPING**	---	---	---
9.1	9010-B	Hydraulic Seeding, Fertilizing, and Mulching	ACRE	0.1	
9.2	9040-D-1	Filter Sock, 8"	LF	475	
9.3	9040-D-2	Filter Socks, Removal	LF	475	
---	---	MISCELLANEOUS	---	---	---
11.1	11010-A	Construction Survey	LS	1	
11.2	11020-A	Mobilization	LS	1	
11.3	11050-A	Concrete Washout	LS	1	

ESTIMATE REFERENCE INFORMATION

Item No.	Item Code	Description
---	---	**EARTHWORK**
2.1	2010-D-1	Topsoil, On-Site
		Topsoil shall be stripped along roadway paving limits to a width of 3' and along sidewalk paving limits to a width of 1'. Contractor shall verify additional topsoil stripping limits with Engineer. Quantity paid shall be plan quantity.
		Topsoil quantities include:
		Topsoil Strip (8" Depth): 42 CY
		Topsoil Place (8" Depth): 60 CY (Quantity includes +40% Shrink)
2.2	2010-D-2	Topsoil, Off-Site
		Apply topsoil to a depth of 8". Quantity includes +40% shrink. Roadway excavation spoils cannot be substituted for imported topsoil. Quantity paid shall be plan quantity.
2.3	2010-E	Excavation, Class 10
		Excavated material may be used if irregularities are found in the existing subgrade upon the Engineer's approval. Use excavated fill beneath proposed sidewalk and beneath topsoil in areas converting from paved to unpaved. Excavated material cannot be used in topsoil applications. All excess material becomes property of the contractor. Quantity paid shall be plan quantity.
		Cut: 162 CY
		Fill: 9 CY (Includes +30% shrink)
		Waste: 155 CY
2.4	2010-G	Subgrade Preparation
		Prepare subgrade to a depth of 6" beneath proposed subbase and to a width of 2' outside pavement limits where applicable.
2.5	2010-I	Subbase, 6", Modified
		Refer to sheet B.1 for details.
2.6	2010-L	Compaction Testing
		Testing required beneath all proposed pavement. All test results shall be shared with the engineer.
---	---	**SEWERS AND DRAINS**
4.1	4040-A	Subdrain, PVC, 6"
4.2	4040-C	Subdrain Cleanout, Type A-1, 6"
4.3	4040-D	Subdrain Outlets and Connections, Outlet into Structure, 6"
		Refer to B and D-Sheet(s) for details and locations.
---	---	**STRUCTURES FOR SANITARY AND STORM**
6.1	6010-F	Manhole Adjustment, Minor
		Remove existing casting, furnish and install East Jordan 3025 SELFLEVEL, product no. 00302513A01 or pre-approved equal. Assembly shall be installed per Manufacturer's and SUDAS specifications. Rings shall be CRETEX PRO-RINGS or pre-approved equal.
6.2	-	Reconstruct Intake Throat
		Contractor shall remove existing intake throat and replace in-kind with modified throat as detailed in SW-545 to match existing intake well.
		Count each intake throat reconstructed for payment.
		Payment will be at the contract unit price for each and is full compensation for sawcutting and removal of existing throat and reinforcement; furnishing intake shop drawing; furnishing and installing structural concrete, reinforcing steel, and connecting throat to existing intake well.
---	---	**STREETS AND RELATED WORK**
7.1	7010-A	Pavement, PCC, 8"
		Refer to B-Sheet(s) and D-Sheet(s) for locations and additional information. Class-C Mix shall be used in all PCC pavement unless approved by the Engineer. Use of a slip form paver is not required.
		The contractor shall not wash out concrete trucks directly onto the street or dig temporary sumps within the right of way.
7.2	7010-I	PCC Pavement Samples and Testing
		Includes all roadway and sidewalk pavement. All test results shall be shared with the engineer.
7.3	7030-A	Removal of Sidewalk
		Refer to F-Sheet(s) for additional information and locations. Removal limits shall be agreed upon with the Engineer prior to removal.
7.4	7030-E	Sidewalk, PCC, 4"
7.5	7030-E	Sidewalk, PCC, 6"
7.6	7030-G	Detectable Warning
		Refer to D and S-Sheet(s) for locations and additional information.
7.7	7040-H	Pavement Removal
		Refer to F-Sheet(s) for additional information and locations. Removal limits shall be agreed upon with the Engineer prior to removal.

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Engineer: JAS	Checked By: DNM	Scale: NO SCALE	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 Sheet C.2

INDIANOLA, IOWA

VALLEY PLACE RECONSTRUCTION

GENERAL NOTES AND QUANTITIES

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Project No: 1210135
Sheet 37 C.2

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ESTIMATE REFERENCE INFORMATION

Item No.	Item Code	Description
---	---	**TRAFFIC CONTROL**
8.1	8030-A	Temporary Traffic Control
		Provide and maintain all temporary traffic control in accordance with the Manual on Uniform Traffic Control Devices. Provide planking or granular surfacing as necessary to keep sidewalks open as directed by the Engineer incidental to this item. Refer to J-Sheets.
8.2	-	Loop Detectors
		Furnish and install all material necessary to construct functional loop detector. Refer to B and D-Sheet(s) for additional information and location.
		Count each loop detector installed for payment.
		Payment will be at the contract unit price for each and includes furnishing materials compliant with SUDAS section 8010.2.02.A and installation compliant with 8010.3.02.A.
8.3	-	Pedestrian Push Buttons
		Relocate pedestrian push buttons and signs from existing traffic signal poles to proposed poles. Furnish and install all materials necessary to install functional push buttons. Refer to SUDAS Figures 8010.102 for pedestal pole foundation details and 8010.106 for pedestal pole details.
		Top of pole shall be 5 feet above finished grade. Poles shall be aluminum with a satin brush finished.
		Payment will be at the lump sum price and includes furnishing and installing pedestal poles compliant with SUDAS Sections 8010.2.05.D and 8010.3.05.B. Also includes all materials, labor, and equipment required to: install functional pedestrian push buttons including concrete foundations; remove and resinstall push buttons and associated signs; fill existing pedestrian push button holes in traffic signal poles.
8.4	-	Remove and Reinstall Street Signs
		Count each street sign removed and reinstalled for payment.
		Payment will be at the contract unit price for each and includes all materials, labor, and equipment to remove sign posts, store signs, and reinstall signs.
---	---	**SITE WORK AND LANDSCAPING**
9.1	9010-B	Hydraulic Seeding, Fertilizing, and Mulching
		Treat all disturbed areas within the project site. Type 1 (Permanent Lawn) Mixture shall be used. Contractor shall conduct a pre-seeding walk through with engineer to verify that seedbed is properly prepared.
		Apply permanent seeding within the August 10 and September 30 seeding window.
9.2	9040-D-1	Filter Sock, 8"
9.3	9040-D-2	Filter Socks, Removal
		Install along curb lines and project limits to prevent uncontrolled stormwater from leaving site. Install in front of open throat intakes. Remove once seeding is established.
---	---	**MISCELLANEOUS**
11.1	11010-A	Construction Survey
		Survey and staking as necessary for construction of the project as shown in the contract documents shall be required. The Contractor shall perform topographic survey and stake to the extent necessary to allow replacement of roadways at existing grades, construction of ADA compliant accessible sidewalks, construction of relocated curb lines, and all other associated features while maintaining positive drainage.
		The Contractor is responsible for establishing benchmarks and submitting to the Engineer surveyed elevations of roadway grades, pedestrian features, and offsets prior to pavement removal and after construction for the purpose of supplying survey data for record drawing submittals.
11.2	11020-A	Mobilization

11.3	11050-A	Concrete Washout

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Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 121035 Sheet C.3

INDIANOLA, IOWA

VALLEY PLACE RECONSTRUCTION

GENERAL NOTES AND QUANTITIES

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Project No: 121035

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GENERAL NOTES:

1. THE CONTRACTOR IS RESPONSIBLE FOR DAMAGE TO ANY EXISTING FEATURES ON SITE (SIGNS, DRIVES, CURBS, SIDEWALKS, PLANT MATERIAL, LIGHTS, BUILDINGS, ETC.) WHICH MAY OCCUR DURING CONSTRUCTION. EXERCISE EXTREME CARE WHEN PERFORMING CONSTRUCTION ACTIVITIES NEAR EXISTING PAVEMENT. THE CONTRACTOR SHALL USE EQUIPMENT THAT REDUCES THE RISK OF DAMAGE AND MINIMIZES VIBRATIONS TO THE SURROUNDING BUILDINGS. THE CONTRACTOR SHALL REPAIR ANY DAMAGES WITHOUT ADDITIONAL COMPENSATION.
2. COMPLETE ALL CONSTRUCTION IN ACCORDANCE WITH THE 2021 IOWA STATEWIDE URBAN DESIGN AND SPECIFICATIONS (SUDAS) AND INDIANOLA SUPPLEMENTAL SPECIFICATIONS TO SUDAS, THESE PROJECT PLANS, AND CONTRACT DOCUMENTS.
3. CONTRACTOR SHALL NOTIFY THE CITY OF INDIANOLA, INDIANOLA MUNICIPAL UTILITIES (IMU), ENGINEER, AND IOWA ONE-CALL AT LEAST 48 HOURS PRIOR TO COMMENCING CONSTRUCTION.
4. BASE DRAWINGS ARE FROM AERIAL PHOTOGRAPHY. LOCATIONS OF UTILITIES, VALVES, MANHOLES, DRIVEWAYS, TREES, AND BUILDINGS ARE APPROXIMATE. NO TOPOGRAPHIC SURVEY WAS PERFORMED.
5. THE CONTRACTOR SHALL TAKE CARE TO STAKE THE EXISTING ALIGNMENT, PROFILE, AND FEATURES TO ALLOW PROPER REPLACEMENT OF THE EXISTING ROADWAY AND FEATURES. IF A DRAINAGE ISSUE OR UTILITY CONFLICT IS APPARENT DURING THE STAKING OR GRADING, CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY SO ISSUES CAN BE RESOLVED PRIOR TO PAVING OPERATIONS.
6. CONFIRM LOCATION AND DEPTH OF ALL EXISTING UNDERGROUND UTILITIES AS REQUIRED TO ELIMINATE CONFLICTS PRIOR TO CONSTRUCTION. ALLOW UTILITY PERSONNEL TO RELOCATE UTILITIES WHERE CONFLICTS OCCUR.
7. UTILITIES SHOWN HAVE BEEN LOCATED FROM RECORDS OBTAINED. THE ENGINEER MAKES NO GUARANTEE THAT THE UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN USE OR ABANDONED. THE ENGINEER FURTHER DOES NOT WARRANT THAT THE UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED. CONTRACTOR SHALL LOCATE ALL UTILITIES IN FIELD PRIOR TO DEMOLITION. UTILITY DEPTHS ARE UNKNOWN AND SHOULD BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. NO COMPENSATION WILL BE MADE TO THE CONTRACTOR FOR THIS WORK.
8. NOTIFY UTILITY COMPANIES PRIOR TO COMMENCING WORK. DO NOT INTERRUPT EXISTING UTILITIES OR SERVICES UNLESS DIRECTED BY ENGINEER. AVOID DAMAGE TO UTILITIES AND SERVICES DURING CONSTRUCTION. REPAIR ANY DAMAGE CAUSED BY THE CONTRACTOR'S CARELESSNESS AT THE CONTRACTOR'S EXPENSE.
9. LOCATIONS OF CONSTRUCTION LIMIT LINES ON PLANS ARE APPROXIMATE. FIELD VERIFY CONSTRUCTION AND REMOVAL LIMITS WITH ENGINEER.
10. SET MANHOLE LIDS, VALVE BOXES AND INTAKE CASTINGS FLUSH WITH EXISTING GRADES, UNLESS OTHERWISE NOTED.
11. STATIONING IS ALONG CENTERLINE OF PAVEMENT, UNLESS OTHERWISE NOTED. REFER TO TYPICAL SECTION ON SHEET B.01.
12. DO NOT STORE EQUIPMENT AND/OR MATERIALS ON PAVEMENT OR WITHIN PUBLIC RIGHT OF WAY ON STREETS OPEN TO TRAFFIC UNLESS OTHERWISE NOTED. SEE DRAWINGS FOR STAGING AND STORAGE LOCATION.
13. CONTRACTOR SHALL BE RESPONSIBLE TO SECURE ALL MATERIALS AND EQUIPMENT DURING NON-WORKING HOURS.
14. COORDINATE WITH CONTRACTING AUTHORITY IF EXISTING SIGNS IMPEDE CONSTRUCTION ACTIVITY. CONTRACTING AUTHORITY SHALL REMOVE, STORE AND REINSTALL, AT NO COST TO CONTRACTOR.
15. IN THE EVENT OF A QUANTITY DISCREPANCY BETWEEN THE QUANTITY ESTIMATES AND THE DETAILED PLANS, THE DETAILED PLANS SHALL GOVERN.
16. THE CONTRACTOR SHALL PROVIDE WASTE AREAS OR DISPOSAL SITES FOR WASTE MATERIAL REMOVED FROM THE PROJECT WHICH IS NOT DESIRABLE TO BE INCORPORATED INTO THE WORK. NO EXTRA PAYMENTS WILL BE MADE FOR MATERIAL HAULED TO THESE SITES. DISPOSE OF IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REQUIREMENTS. DO NOT PLACE WASTE MATERIAL WITHIN THE RIGHT OF WAY.
17. CONTRACTOR SHALL BE RESPONSIBLE FOR KEEPING SOIL AND DEBRIS DEPOSITED BY CONSTRUCTION ACTIVITY OFF STREETS, DRIVEWAYS, SIDEWALKS, AND ADJACENT PROPERTIES. CONTRACTOR SHALL REMOVE ANY AND ALL SUCH DEBRIS SPILLED IMMEDIATELY.
18. PROVIDE EROSION CONTROL MEASURES NECESSARY TO PROTECT AGAINST SILTATION, EROSION AND DUST POLLUTION. COMPLY WITH THE SOIL EROSION CONTROL REQUIREMENTS OF THE IOWA CODE AND ALL LOCAL ORDINANCES.
19. DO NOT RESTRICT DRAINAGE CHANNELS AND PROTECT ALL EXISTING DRAINAGE STRUCTURES UNLESS OTHERWISE NOTED. CONTRACTOR IS FULLY LIABLE FOR ALL DAMAGES TO PUBLIC OR PRIVATE PROPERTY CAUSED BY THEIR ACTION OR INACTION IN PROVIDING FOR THE HANDLING OF STORM WATER FLOW DURING CONSTRUCTION.
20. CONTRACTOR SHALL NOT DISTURB DESIRABLE GRASS AREAS AND TREES OUTSIDE THE CONSTRUCTION LIMITS. DO NOT REMOVE ANY TREES OR PLANT MATERIAL UNLESS SPECIFICALLY MARKED FOR REMOVAL.
21. THE TOP SIX INCHES OF ALL DISTURBED AREAS SHALL BE FREE OF ROCK AND DEBRIS AND SHALL BE SUITABLE FOR THE ESTABLISHMENT OF VEGETATION, SUBJECT TO THE APPROVAL OF THE ENGINEER.
22. CONTRACTOR SHALL SUBMIT TO THE ENGINEER A SCHEDULE OF PERFORMANCE OF WORK ITEMS. NO WORK SHALL BEGIN UNTIL A SCHEDULE HAS BEEN SUBMITTED AND PRECONSTRUCTION CONFERENCE HAS BEEN COMPLETED. CONTRACTOR SHALL THEN PERFORM THE WORK AS TO CONFORM TO THE APPROVED SCHEDULE IN COORDINATION WITH THE ENGINEER.
23. PROTECT EXISTING PAVEMENT AND CURB NOT SPECIFICALLY SCHEDULED FOR REMOVAL. REMOVE AND REPLACE DAMAGED SURFACING WITHOUT ADDITIONAL COMPENSATION.
24. CONTRACTOR SHALL MATCH EXISTING ELEVATIONS AND SLOPES OF PAVEMENT, CURBS, AND OTHER SURFACES WHERE NEW CONSTRUCTION MEETS EXISTING SITE FEATURES TO AVOID ABRUPT TRANSITIONS. TIE BARS SHALL BE USED WHERE NEW PAVEMENT ABUTS EXISTING PCC PAVEMENT.
25. ALL HOLES RESULTING FROM OPERATIONS OF THE CONTRACTOR, INCLUDING REMOVAL OF SIGNS, POSTS, UTILITY POLES OR FOUNDATION STRUCTURES, SHALL BE FILLED AND CONSOLIDATED TO FINISH GRADE AS DIRECTED BY THE ENGINEER TO PREVENT FUTURE SETTLEMENT. THE VOIDS SHALL BE FILLED AS SOON AS PRACTICAL, PREFERABLY THE DAY CREATED AND NOT LATER THAN THE FOLLOWING DAY. ANY PORTION OF THE PROJECT LIMITS DISTURBED BY SUCH OPERATION SHALL BE RESTORED TO ORIGINAL OR BETTER CONDITIONS. THIS WORK SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT.
26. CONTRACTOR SHALL APPLY NECESSARY MOISTURE TO THE CONSTRUCTION AREA TO PREVENT SPREAD OF DUST. THIS WORK SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT.
27. WHERE POSSIBLE, REMOVE PAVEMENT AND CURB TO NEAREST SOLID JOINT.
28. COORDINATE ALL DEMOLITION WORK WITH THE ENGINEER. FIELD VERIFY REMOVAL LIMITS WITH ENGINEER. ENGINEER TO PROVIDE FIELD LAYOUT MARKINGS WITH CONTRACTOR.
29. DO NOT REMOVE ANY TREES OR PLANT MATERIAL UNLESS SPECIFICALLY MARKED FOR REMOVAL.
30. FOR REMOVALS ADJACENT TO EXISTING PAVEMENT, SAWCUT TO FULL DEPTH AT THE EDGES OF THE REMOVAL LIMITS. A SECOND SAW CUT, 2 INCHES INSIDE THE INITIAL SAW CUT, IS REQUIRED.

MARK	REVISION	DATE	BY
Engineer: JAS	Checked By: DNM	Scale: NO SCALE	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 Sheet C.1

INDIANOLA, IOWA

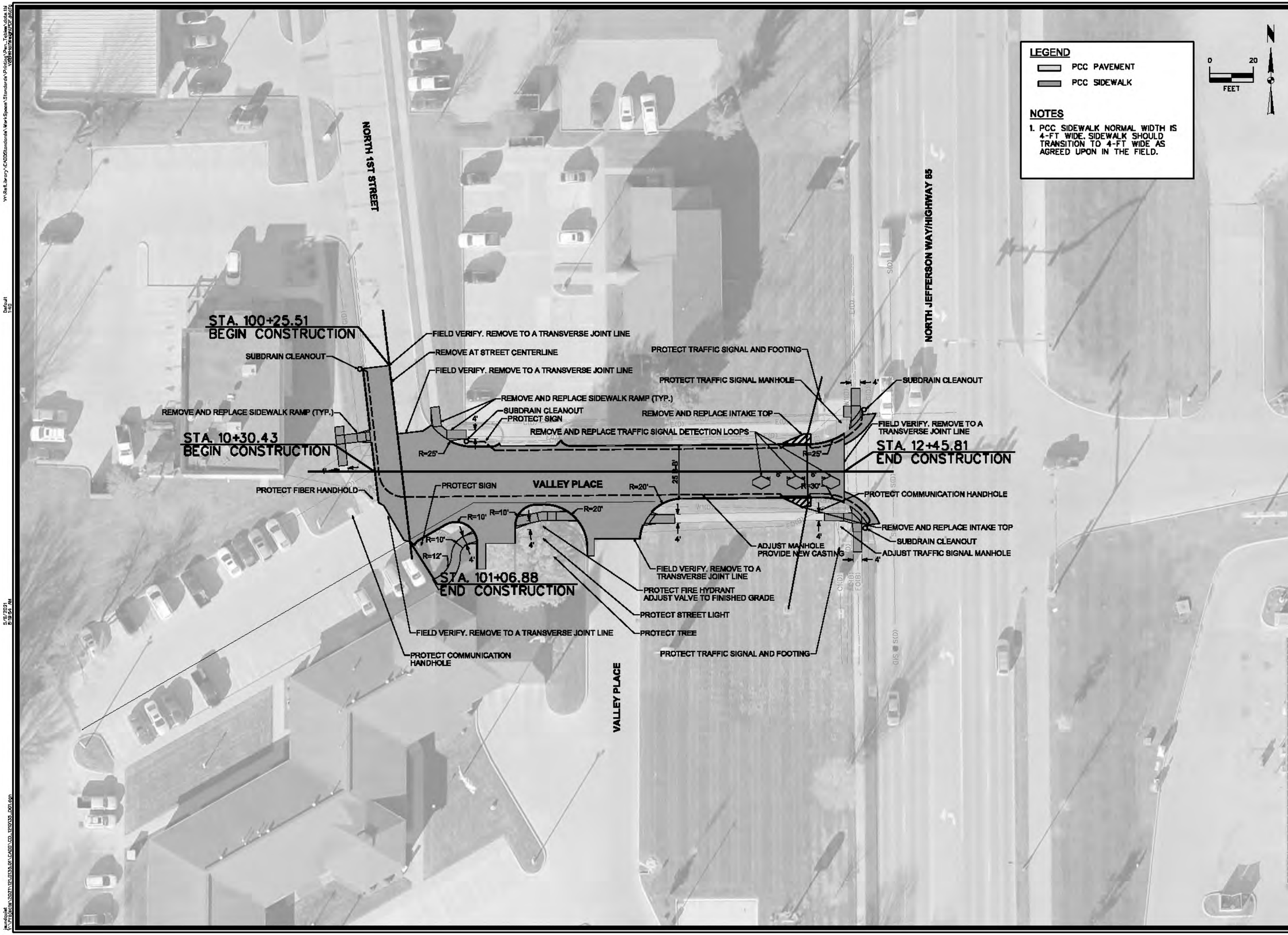
VALLEY PLACE RECONSTRUCTION

GENERAL NOTES AND QUANTITIES

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Sheet 39 C.1



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Engineer: JAS	Checked By: DMM	Scale: 1"= 20'	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:
Project No: 1210135	Sheet D.1		

VALLEY PLACE RECONSTRUCTION

PLAN VIEW

INDIANOLA, IOWA

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Sheet 40 D.1

LEGEND
REMOVE & REPLACE STREET PAVEMENT (TYP.)
REMOVE & REPLACE SIDEWALK (TYP.)
SAWCUT LINE

0 20
FEET

NORTH 1ST STREET

NORTH JEFFERSON WAY/HIGHWAY 65

STA. 100+25.51
BEGIN CONSTRUCTION

FIELD VERIFY. REMOVE TO A TRANSVERSE JOINT LINE

REMOVE AT STREET CENTERLINE

FIELD VERIFY. REMOVE TO A TRANSVERSE JOINT LINE

REMOVE AND REPLACE SIDEWALK RAMP (TYP.)

REMOVE AND REPLACE SIDEWALK RAMP (TYP.)

STA. 10+30.43
BEGIN CONSTRUCTION

PROTECT SIGN

R-45

VALLEY PLACE

PROTECT FIBER HANDHOLD

PROTECT SIGN

STA. 101+06.88
END CONSTRUCTION

FIELD VERIFY. REMOVE TO A TRANSVERSE JOINT LINE

PROTECT COMMUNICATION HANDHOLE

VALLEY PLACE

PROTECT TRAFFIC SIGNAL AND FOOTING

PROTECT TRAFFIC SIGNAL MANHOLE

REMOVE AND REPLACE INTAKE TOP

REMOVE AND REPLACE TRAFFIC SIGNAL DETECTION LOOPS

FIELD VERIFY. REMOVE TO A TRANSVERSE JOINT LINE

STA. 12+45.81
END CONSTRUCTION

PROTECT COMMUNICATION HANDHOLE

REMOVE AND REPLACE INTAKE TOP

ADJUST MANHOLE
PROVIDE NEW CASTING

ADJUST TRAFFIC SIGNAL MANHOLE

FIELD VERIFY. REMOVE TO A TRANSVERSE JOINT LINE

PROTECT FIRE HYDRANT
ADJUST VALVE TO FINISHED GRADE

PROTECT STREET LIGHT

PROTECT TREE

PROTECT TRAFFIC SIGNAL AND FOOTING

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Engineer: JAS	Checked By: DMM	Scale: 1"= 20'	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

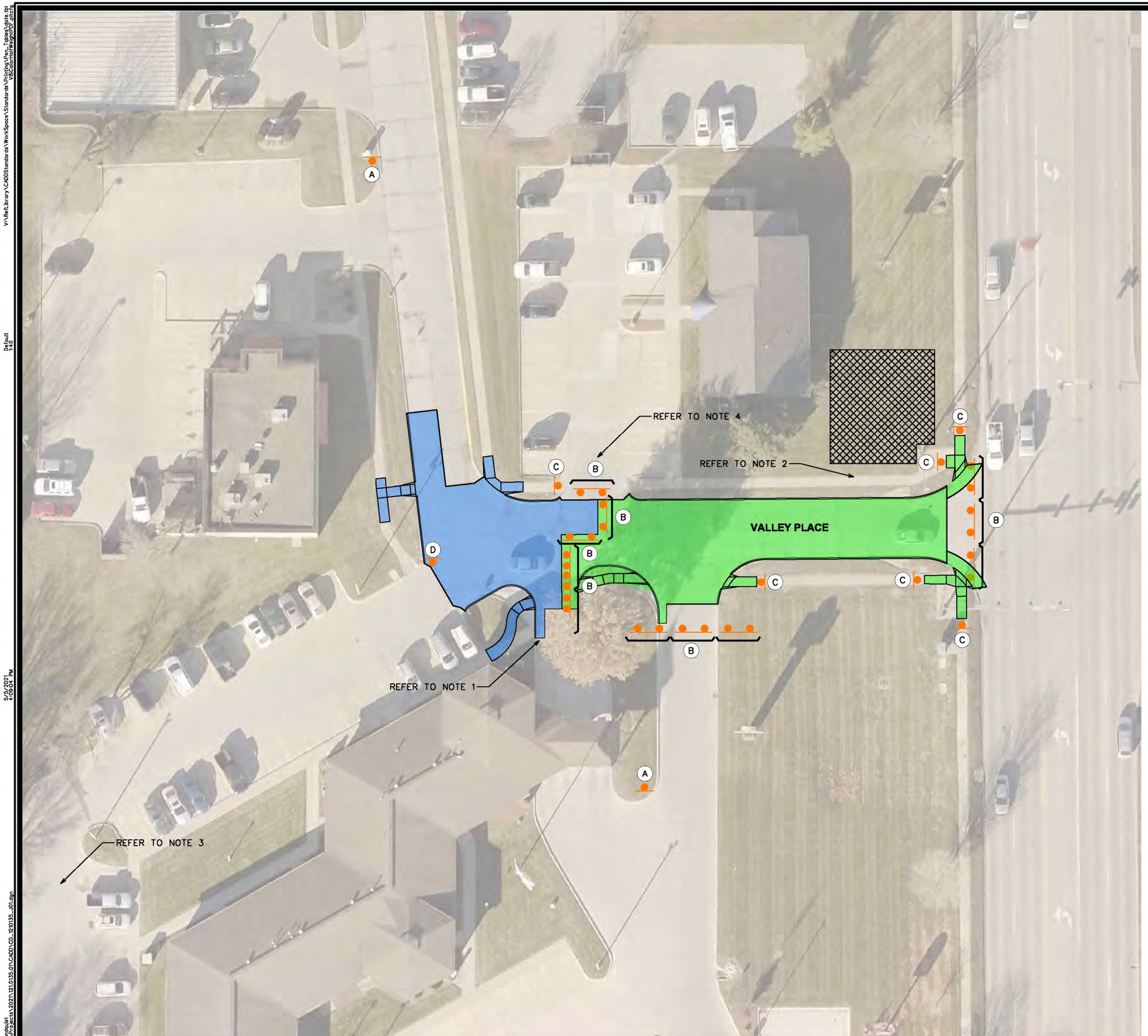
Project No: 1210135 Sheet F.1

VALLEY PLACE RECONSTRUCTION
PAVEMENT REMOVAL
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Project No: 1210135
Sheet F.1



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NOTES:

1. PROVIDE ONE EGRESS LANE FROM BANK DRIVE-THRU FOR EACH STAGE.
2. PROTECT SIDEWALK CROSSING. DOCUMENT CONDITION OF SIDEWALK PRIOR TO MOBILIZATION. SIDEWALK DAMAGED DURING CONSTRUCTION SHALL BE REMOVED AND REPLACED AT THE CONTRACTOR'S EXPENSE.
3. ADD "D" SIGN FACING WEST AT TRUBANK DRIVEWAY ENTRANCE FROM THE WEST SIDE.
4. MAINTAIN PAVED ACCESS TO IOWA REALTY BUILDING AT ALL TIMES.

LEGEND

ROAD CLOSED AHEAD W20-3 48" x 48" (A)	ROAD CLOSED R11-2 48" x 30" PLACE SIGN ON CENTER OF TYPE 3 BARRICADE (B)
SIDEWALK CLOSED R9-9 24" x 12" (C)	NO COMMERCIAL VEHICLES R5-4 24" x 30" (D)

LEGEND

- SAFETY CLOSURE
- TRAFFIC SIGN
- TYPE 3 BARRICADE. USE 3 BARRICADES WITH REFLECTIVE ORANGE FENCE FOR EACH SAFETY CLOSURE.
- CONTRACTOR STAGING AND STORAGE
- STAGE 1
- STAGE 2 - OPEN TO TRAFFIC

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Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 Sheet J.1

VALLEY PLACE RECONSTRUCTION

STAGING PLAN - STAGE 1

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Sheet 42 J.1

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NOTES:

1. PROVIDE ONE EGRESS LANE FROM BANK DRIVE-THRU FOR EACH STAGE.
2. ADD "D" SIGN FACING WEST AT TRUBANK DRIVEWAY ENTRANCE FROM THE WEST SIDE.
3. MAINTAIN PAVED ACCESS TO IOWA REALTY BUILDING AT ALL TIMES.

LEGEND

ROAD CLOSED AHEAD W20-3 48" x 48" (A)	ROAD CLOSED R11-2 48" x 30" PLACE SIGN ON CENTER OF TYPE 3 BARRICADE (B)
SIDEWALK CLOSED R9-9 24" x 12" (C)	NO COMMERCIAL VEHICLES R5-4 24" x 30" (D)

LEGEND

- SAFETY CLOSURE
- TRAFFIC SIGN
- TYPE 3 BARRICADE. USE 3 BARRICADES WITH REFLECTIVE ORANGE FENCE FOR EACH SAFETY CLOSURE.
- CONTRACTOR STAGING AND STORAGE
- STAGE 1 - OPEN TO TRAFFIC
- STAGE 2

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Engineer: JAS	Checked By: DNM	Scale: 1"= 20'	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 Sheet J.2

VALLEY PLACE RECONSTRUCTION

STAGING PLAN - STAGE 2

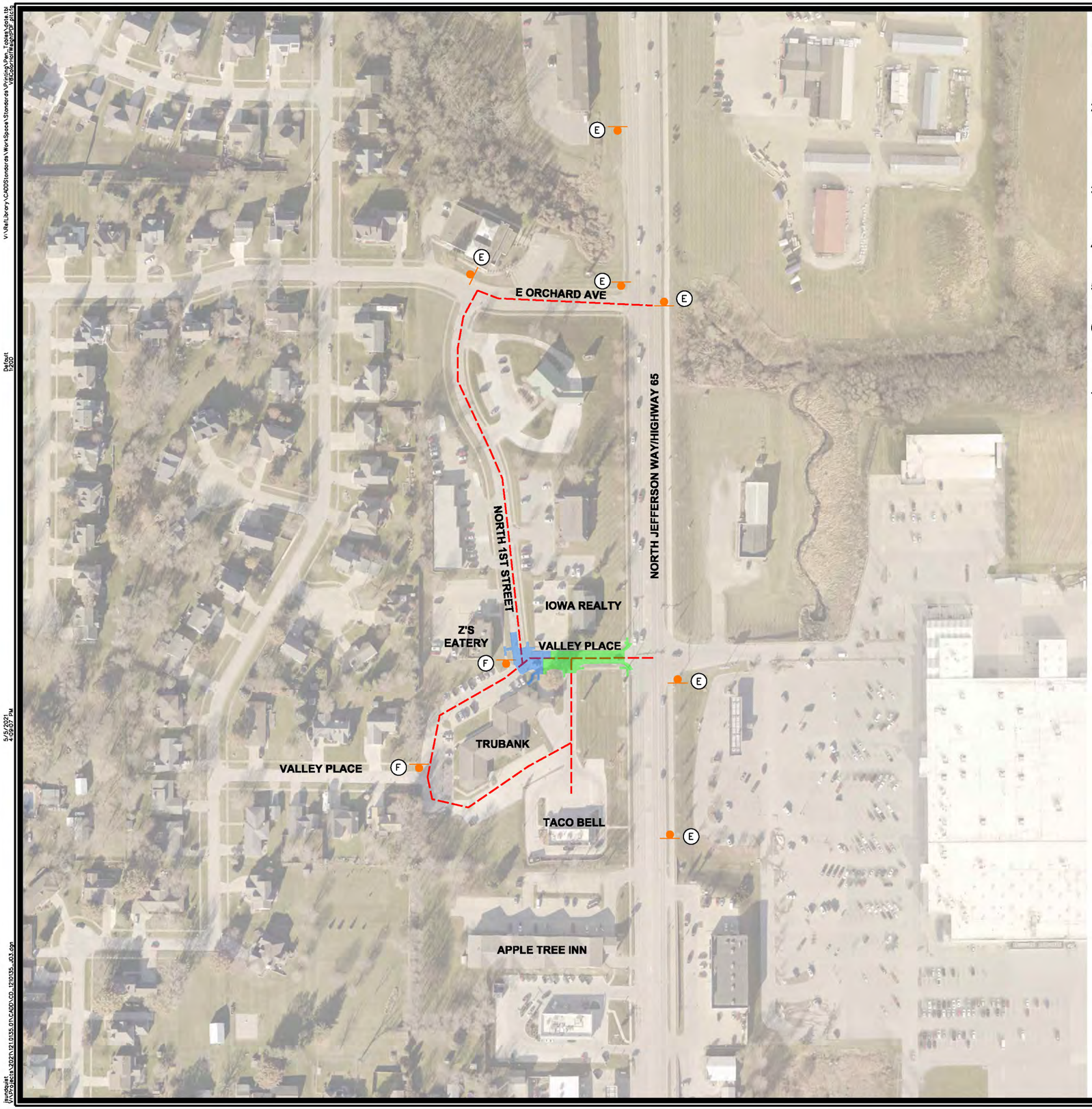
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Sheet J.2

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TRAFFIC CONTROL NOTES

1. USE IOWA DOT STANDARD ROAD PLAN TC-419 FOR SB NEAR LANE CLOSURE OF US 65/NORTH JEFFERSON WAY.
2. CLOSE NORTHBOUND CONTINUOUS LEFT-TURN LANE COMMENCING AT THE APPLE TREE INN DRIVEWAY AND ENDING AT VALLEY PLACE. CLOSURE SHALL BE IN EFFECT OVER THE DURATION OF STAGE 1 CONSTRUCTION. USE STANDARD ROAD PLAN TC-429.
3. OMIT NORTH BOUND LEFT-TURN SIGNAL PHASE IN THE CABINET OVER THE DURATION OF STAGE 1 CONSTRUCTION.
4. WAYFINDING SIGNS TO PROVIDE EQUIVALENT VISIBILITY AS 48"X48" W20-5 SIGN.
5. USE TC-202 WHEN NEAR LANE CLOSURE OF US 65/NORTH JEFFERSON WAY IS NOT IN USE.
6. OMIT ALL EASTBOUND PHASES IN TRAFFIC SIGNAL CABINET. OMIT NORTHBOUND LEFT TURN PHASE IN TRAFFIC SIGNAL CABINET. OMITTING PHASES MUST BE ACCOMPLISHED PRIOR TO PAVEMENT REMOVAL.
7. DO NOT RESTRICT PUBLIC ACCESS ON ADJACENT SIDEWALKS DURING CONSTRUCTION. KEEP SIDEWALKS CLEAR OF EQUIPMENT AND MATERIALS AT ALL TIMES EXCEPT WHERE NOTED AS CLOSED. CLEARLY MARK SIDEWALK CLOSURES AND BARRICADE AS NECESSARY TO PROTECT UNCURED PAVEMENT.

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LEGEND

- DETOUR PATH
- TRAFFIC SIGN
- STAGE 1
- STAGE 2 - OPEN TO TRAFFIC

LEGEND

TACO BELL TRUBANK IOWA REALTY Z'S EATERY — (E) ORIENT ARROW AS APPROPRIATE

TACO BELL — (F) ORIENT ARROW AS APPROPRIATE

MARK	REVISION	DATE	BY
Engineer: JAS	Checked By: DNM	Scale: 1"= 100'	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 — Sheet J.3

VALLEY PLACE RECONSTRUCTION
INDIANOLA, IOWA
TRAFFIC CONTROL - STAGE 1

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Project No: 1210135
Sheet 44 J.3

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TRAFFIC CONTROL NOTES

1. WAYFINDING SIGNS TO PROVIDE EQUIVALENT VISIBILITY AS 48"X48" W20-5 SIGN.
2. DO NOT RESTRICT PUBLIC ACCESS ON ADJACENT SIDEWALKS DURING CONSTRUCTION. KEEP SIDEWALKS CLEAR OF EQUIPMENT AND MATERIALS AT ALL TIMES EXCEPT WHERE NOTED AS CLOSED. CLEARLY MARK SIDEWALK CLOSURES AND BARRICADE AS NECESSARY TO PROTECT UNCURED PAVEMENT.
3. USE TC-202 WHEN NEAR LANE CLOSURE OF US 65/NORTH JEFFERSON WAY IS NOT IN USE.

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LEGEND

- DETOUR PATH
- TRAFFIC SIGN
- STAGE 1 - OPEN TO TRAFFIC
- STAGE 2

LEGEND

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TACO BELL TRUBANK IOWA REALTY	Z'S EATERY
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MARK	REVISION	BY	DATE
Engineer: JAS	Checked By: DNM	Scale: 1"= 100'	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 Sheet J.4

VALLEY PLACE RECONSTRUCTION

INDIANOLA, IOWA

TRAFFIC CONTROL - STAGE 2

SNYDER & ASSOCIATES, INC.

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

SNYDER & ASSOCIATES

Project No: 1210135
Sheet J.4

NORTH 1ST STREET

NORTH JEFFERSON WAY/HIGHWAY 65

VALLEY PLACE

VALLEY PLACE

REFER TO DETAIL 2 ON SHEET S.2 FOR SIDEWALK DESIGN INFORMATION

REFER TO DETAIL 4 ON SHEET S.2 FOR SIDEWALK DESIGN INFORMATION

REFER TO DETAIL 1 ON SHEET S.2 FOR SIDEWALK DESIGN INFORMATION

REFER TO DETAIL 1 ON SHEET S.3 FOR SIDEWALK DESIGN INFORMATION

REFER TO SHEET S.4 FOR SIDEWALK DESIGN INFORMATION

REFER TO DETAIL 3 ON SHEET S.2 FOR SIDEWALK DESIGN INFORMATION

REFER TO SHEET S.4 FOR SIDEWALK DESIGN INFORMATION

0 20
FEET

N

MARK	REVISION	DATE	BY
Engineer: JAS	Checked By: DMM	Scale: 1"= 20'	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135

Sheet S.1

VALLEY PLACE RECONSTRUCTION

INDIANOLA, IOWA

SIDEWALK LAYOUT OVERVIEW

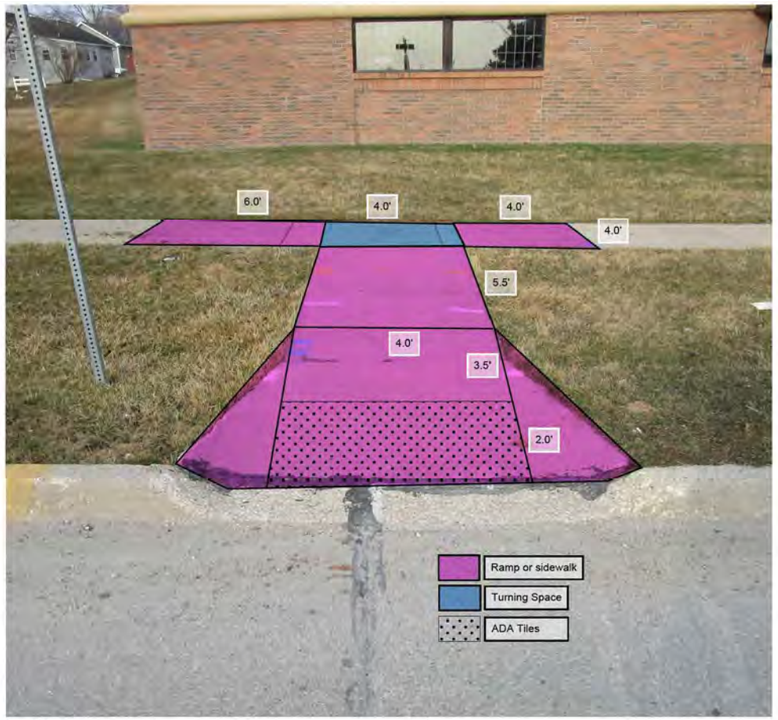
SNYDER & ASSOCIATES, INC.

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

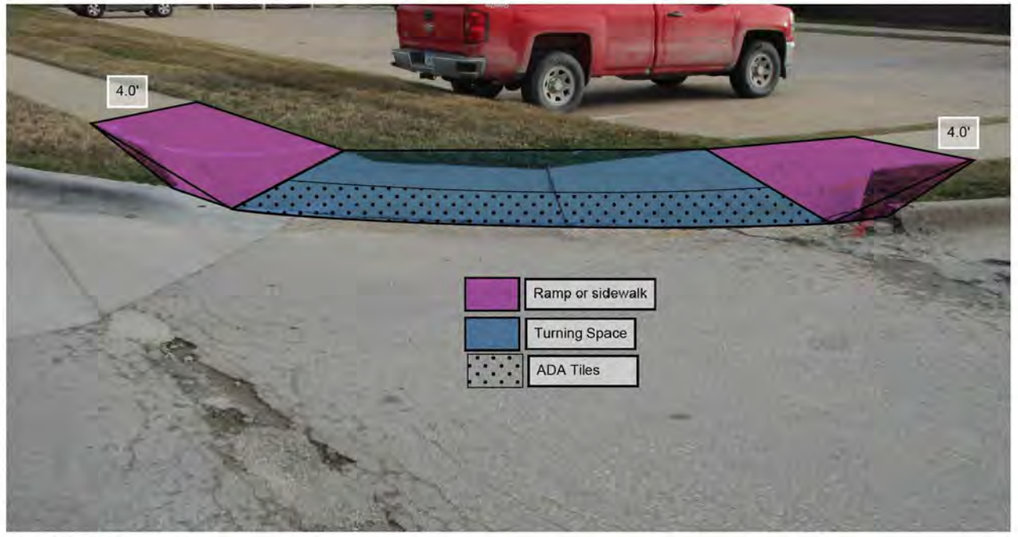
SNYDER & ASSOCIATES

Project No: 1210135

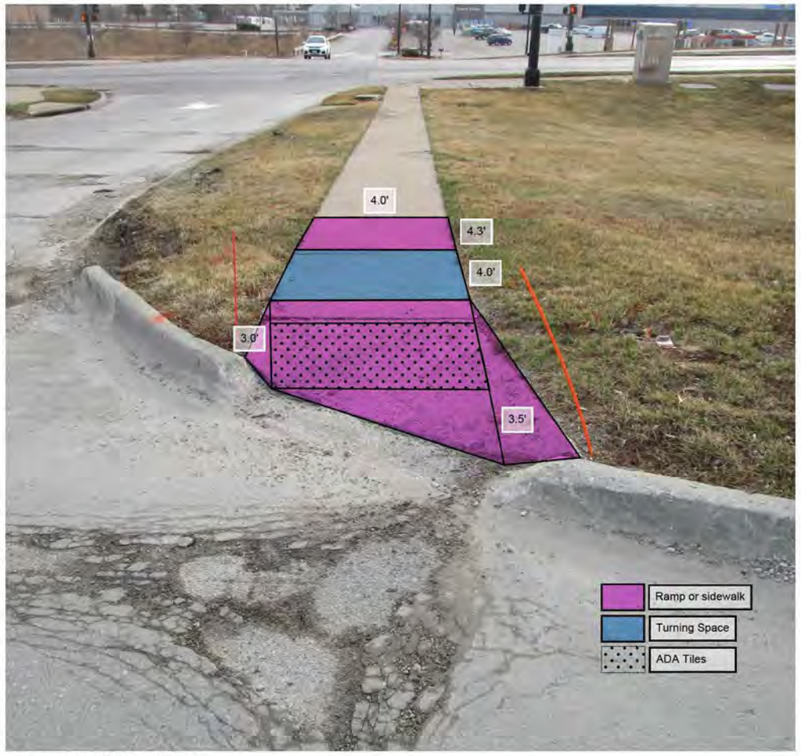
Sheet S.1



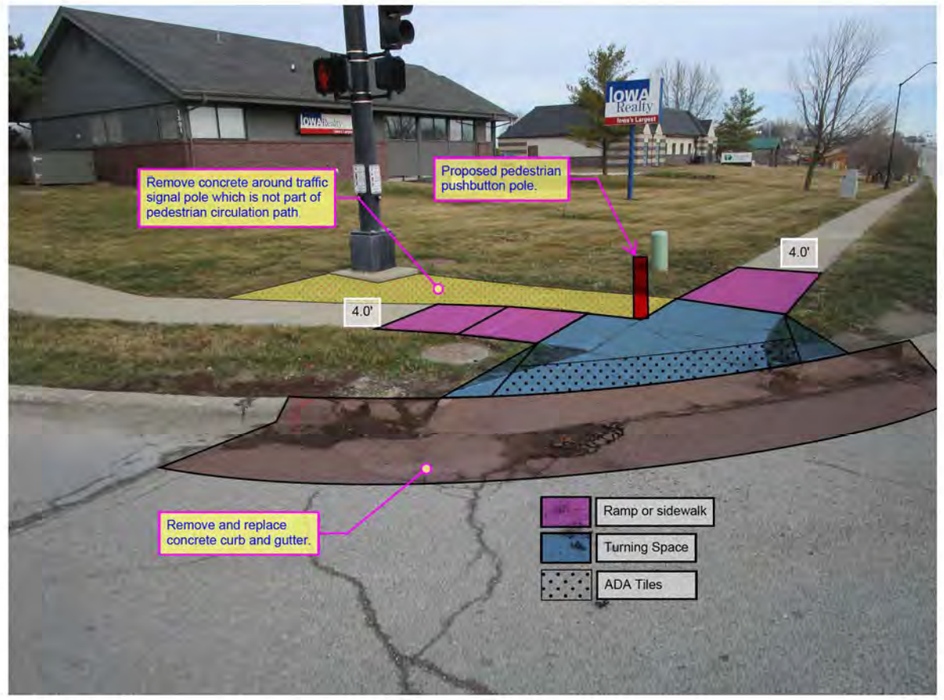
1 S.2 **SIDEWALK DETAIL**
NO SCALE



2 S.2 **SIDEWALK DETAIL**
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3 S.2 **SIDEWALK DETAIL**
NO SCALE



4 S.2 **SIDEWALK DETAIL**
NO SCALE

NOTES:
1. ALL TURNING SPACES ARE TO BE 1.5% MAX CROSS OR LONGITUDINAL SLOPE.
2. FIELD VERIFY PROPOSED DESIGN ON-SITE WITH ENGINEER PRIOR TO CONCRETE REMOVAL.

MARK	REVISION	DATE	BY
Engineer: JAS	Checked By: DMM	Scale: NONE	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg

Project No: 1210135 Sheet S.2

VALLEY PLACE RECONSTRUCTION

SIDEWALK DETAILS

INDIANOLA, IOWA

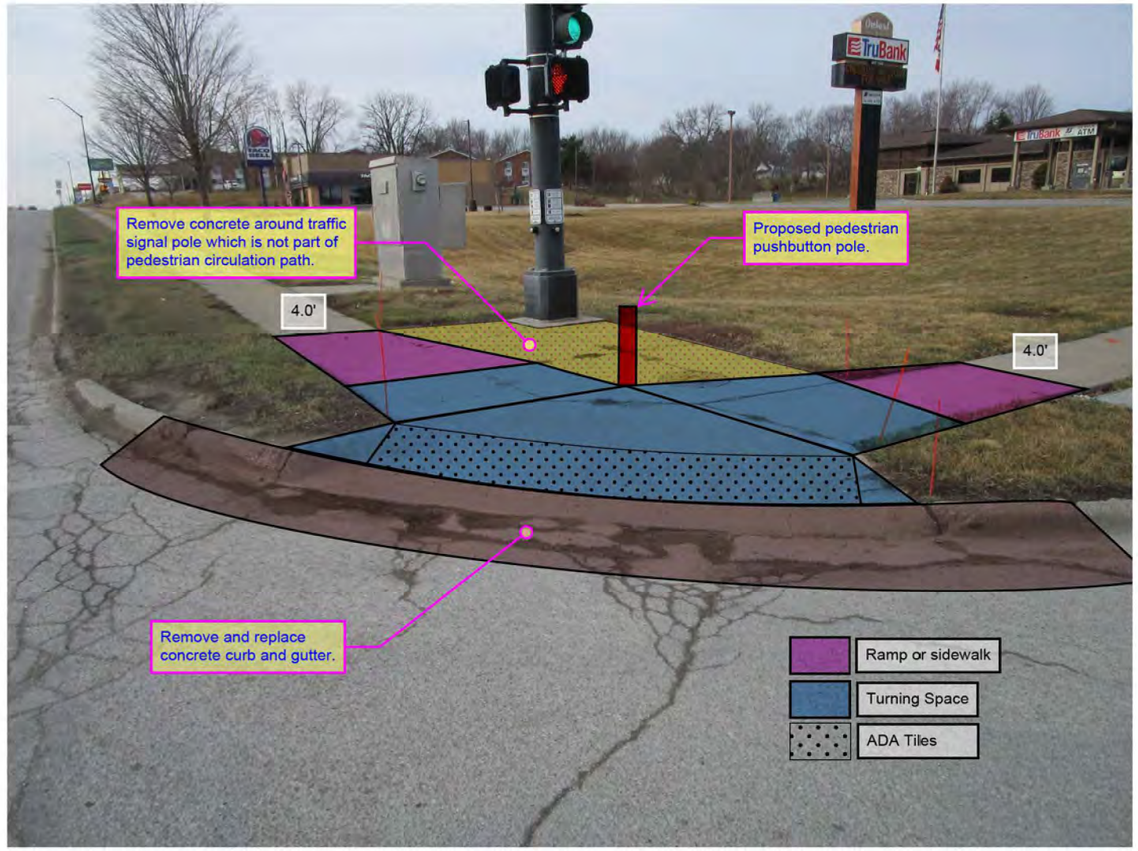
SNYDER & ASSOCIATES, INC.
2727 S.W. SNYDER BLVD.
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

SNYDER & ASSOCIATES

Project No: 1210135
Sheet 47 S.2

NOTES:
1. ALL TURNING SPACES ARE TO BE 1.5% MAX CROSS OR LONGITUDINAL SLOPE.

2. FIELD VERIFY PROPOSED DESIGN ON-SITE WITH ENGINEER PRIOR TO CONCRETE REMOVAL.



1 S.3 SIDEWALK DETAIL
NO SCALE

MARK	REVISION	DATE	BY
Engineer: JAS	Checked By: DNM	Scale: NONE	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 Sheet S.3

VALLEY PLACE RECONSTRUCTION
INDIANOLA, IOWA
SIDEWALK DETAILS

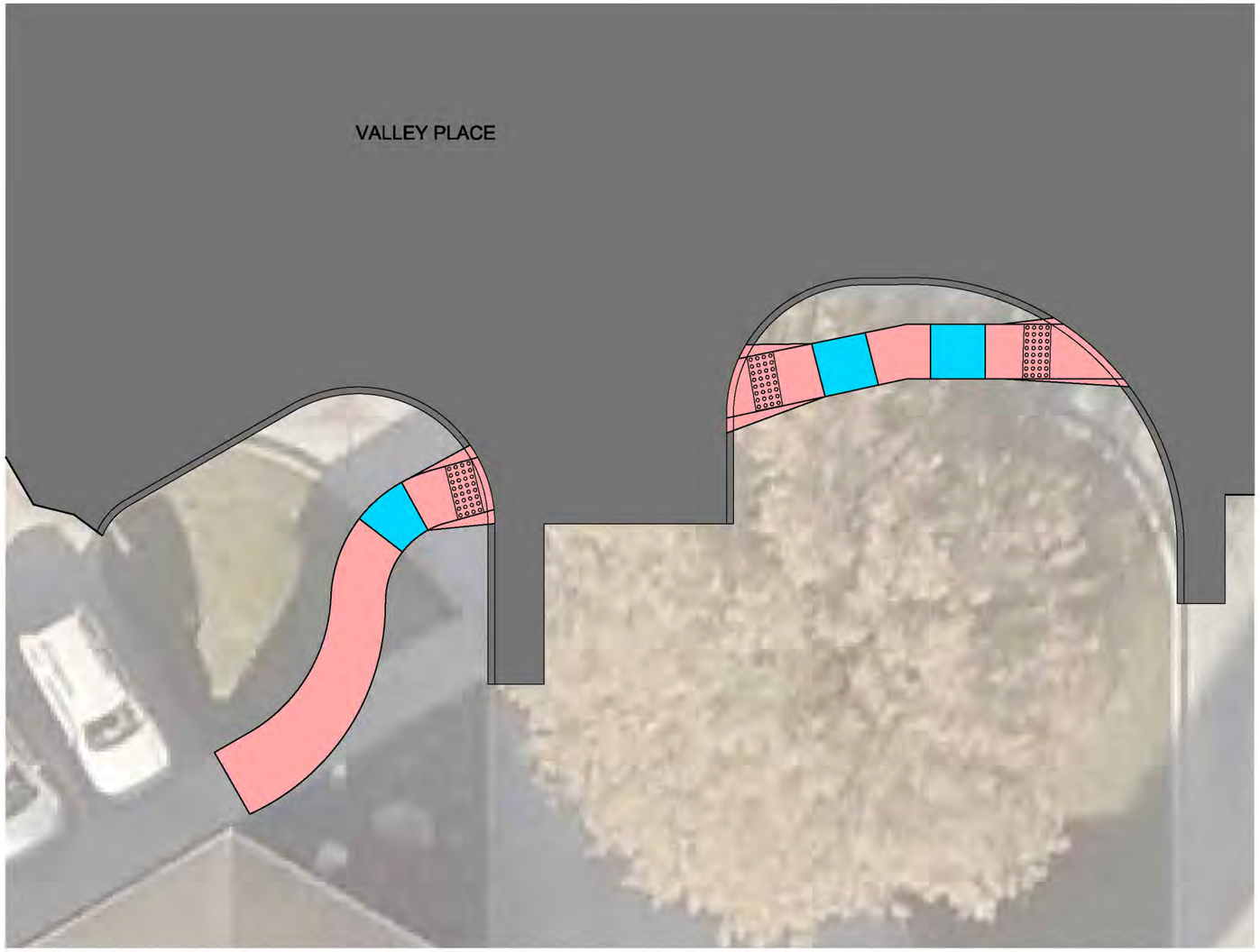
SNYDER & ASSOCIATES, INC.
2727 S.W. SNYDER BLVD.
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

SNYDER & ASSOCIATES

Project No: 1210135
Sheet 48 S.3

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plotted on 5/6/2021 by JDS
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LEGEND

- RAMP OR SIDEWALK
- TURNING SPACE
- ADA TILES

NOTES:
1. ALL TURNING SPACES ARE TO BE 1.5% MAX CROSS OR LONGITUDINAL SLOPE.
2. FIELD VERIFY PROPOSED DESIGN ON-SITE WITH ENGINEER PRIOR TO CONCRETE REMOVAL.

N

0 5
FEET

MARK	REVISION	DATE	BY
Engineer: JAS	Checked By: DNM	Scale: 1" = 5'	
Technician: JDS	Date: 05/17/2021	Field Bk:	Pg:

Project No: 1210135 Sheet S.4

VALLEY PLACE RECONSTRUCTION
INDIANOLA, IOWA
SIDEWALK DETAILS

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

SNYDER & ASSOCIATES

Project No: 1210135
Sheet 49 S.4

NOTICE OF HEARING

NOTICE OF PUBLIC HEARING ON PROPOSED PLANS, SPECIFICATIONS, FORM OF CONTRACT, AND ESTIMATE OF COST FOR THE *Valley Place Reconstruction Project* FOR THE *City of Indianola.*

Public Notice is hereby given that at *6:00 P.M.* on the *21st* day of *June, 2021*, the *City Council* will, in the *Council Chambers, City Hall, 110 N 1st Street*, hold a hearing whereat said *Council* will resolve to adopt plans, specifications, form of contract and estimate of cost for the construction of the *Valley Place Reconstruction Project* and, at the time, date and place specified above, or at such time, date and place as then may be fixed, to act upon proposals and enter into contract for the construction of said improvements.

General Nature of the Public Improvement

The extent of work on this project includes all materials, equipment, transportation, and labor necessary to complete the improvement generally described as follows: construction including roadbed grading, roadway paving, sidewalk construction, sanitary and storm sewer structure replacements, and surface restoration along Valley Place and North 1st Street. The project includes approximately 860 SY of PCC pavement, 85 SY of PCC sidewalk, 165 CY of class 10 excavation, 75 CY of topsoil, 480 LF of subdrain, 4 pedestrian push buttons, 3 loop detectors, and miscellaneous associated work, including cleanup.

At said hearing, the *City Council* will consider the proposed plans, specifications, form of contract and estimate of cost for said project, the same now being on file in the *Council Chambers, City Hall 110 N 1st Street, Indianola, Iowa*, reference to which is made for a more detailed and complete description of the proposed improvements, and at said time and place the said Council will also receive and consider any comments/objections to said plans, specifications and form of contract or to the estimated cost of said improvements made by any interested party.

This Notice is given by authority of the *City of Indianola, Iowa*

_____

City of Indianola

Published in the *Indianola Record Herold*

NOTICE TO BIDDERS
CITY OF INDIANOLA PUBLIC IMPROVEMENT PROJECT

Notice is hereby given that a public hearing will be held by the *City of Indianola* on the proposed contract documents (plans, specifications, and form of contract) and estimated cost for the improvement at its meeting at *6:00 P.M.* on *June 21, 2021*, in said *Council Chambers, City Hall, 110 N 1st Street* for the *Valley Place Reconstruction Project.*

Sealed bids for the work comprising each improvement as stated below must be filed before *2:00 P.M.* according to the clock the office of *the City Clerk* on *June 8, 2021*, in the office of the *City Clerk, 110 N 1st Street, Indianola, Iowa.* Bids received after the deadline for submission of bids as stated herein shall not be considered and shall be returned to the late bidder unopened.

Sealed proposals will be opened, and bids tabulated at *2:00 P.M.* on *June 8, 2021*, in the *Council Chambers of City Hall* for consideration by the *City of Indianola Council* at its meeting on ***June 21, 2021 at 6:00 p.m.***

Work on the improvement shall be commenced immediately upon approval of the contract by the Council and be completed as stated below.

The contract documents may be examined at the *Office of City Clerk at City Hall.* Hard copies of the project documents may be obtained from Snyder & Associates, Inc. 2727 SW Snyder Blvd, Ankeny, Iowa 50023 at no cost. Electronic contract documents are available at no cost by clicking on the "Bids" link at www.snyder-associates.com and choosing the *Valley Place Reconstruction Project* on the left. Project information, engineer's cost opinion, and plan holder information is also available at no cost at this website. Contract documents are also available at www.indianolaiowa.gov and QuestCDN.com. Downloads require the user to register for a free membership at QuestCDN.com.

By virtue of statutory authority, preference will be given to products and provisions grown and coal produced within the State of Iowa, and to Iowa domestic labor, to the extent lawfully required under Iowa statutes.

In accordance with Iowa statutes, a resident bidder shall be allowed a preference as against a nonresident bidder from a state or foreign country if that state or foreign country gives or requires any preference to bidders from that state or foreign country, including but not limited to any preference to bidders, the imposition of any type of labor force preference, or any other form of preferential treatment to bidders or laborers from that state or foreign country. The preference allowed shall be equal to the preference given or required by the state or foreign country in which the nonresident bidder is a resident. In the instance of a resident labor force preference, a nonresident bidder shall apply the same resident labor force preference to a public improvement in this state as would be required in the construction of a public improvement by the state or foreign country in which the nonresident bidder is a resident.

General Nature of the Public Improvement

The extent of work on this project includes all materials, equipment, transportation, and labor necessary to complete the improvement generally described as follows: construction including roadbed grading, roadway paving, sidewalk construction, sanitary and storm sewer structure replacements, and surface restoration along Valley Place and North 1st Street. The project includes approximately 860 SY of PCC pavement, 85 SY of PCC sidewalk, 165 CY of class 10 excavation, 75 CY of topsoil, 480 LF of subdrain, 4 pedestrian push buttons, 3 loop detectors, and miscellaneous associated work, including cleanup.

Each bidder shall accompany its bid with bid security as defined in Iowa Code Section 26.8, as

security that the successful bidder will enter into a contract for the work bid upon and will furnish after the award of contract a corporate surety bond, in a form acceptable to the Jurisdiction, for the faithful performance of the contract, in an amount equal to 100% of the amount of the contract. The bidder's security shall be in the amount fixed in the Instruction to Bidders and shall be in the form of a cashier's check or a certified check drawn on an FDIC insured bank in Iowa or on an FDIC insured bank chartered under the laws of the United States; or a certified share draft drawn on a credit union in Iowa or chartered under the laws of the United States; or a bid bond on the form provided in the contract documents with corporate surety satisfactory to the Jurisdiction. The bid shall contain no condition except as provided in the specifications.

The *City of Indianola* reserves the right to defer acceptance of any bid for a period of sixty (60) calendar days after receipt of bids and no bid may be withdrawn during this period.

Each successful bidder will be required to furnish a corporate surety bond in an amount equal to 100% of its contract price. Said bond shall be issued by a responsible surety approved by *City of Indianola* and shall guarantee the faithful performance of the contract and the terms and conditions therein contained and shall guarantee the prompt payment of all material and labor, and protect and save harmless *City of Indianola* from claims and damages of any kind caused by the operations of the contract and shall also guarantee the maintenance of the improvement caused by failures in materials and construction for a period of two years from and after acceptance of the contract. The guaranteed maintenance period for new paving shall be four years.

The *City of Indianola*, in accordance with Title VI of the Civil Rights Act of 1964, 78 Stat. 252, 42U.S.C. 2000d to 2000d-4 and Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, Nondiscrimination in Federally-assisted programs of the Department of Transportation issued pursuant to such Act, hereby notifies all bidders that it will affirmatively insure that in any contract entered into pursuant to this advertisement, minority business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

Contractor shall fully complete the project in (no later than) *October 30, 2021*. Should the contractor fail to complete the work in this timeframe, liquidated damages of *$1,000 per calendar day* will be assessed for work not completed within the designated contractterm.

The *City of Indianola* does hereby reserve the right to reject any or all bids, to waive informalities, and to enter into such contract, or contracts, as it shall deem to be in the best interest of the jurisdiction.

This Notice is given by authority of the *City of Indianola, Iowa*

_____

City of Indianola

City of Indianola

RESOLUTION NO.

RESOLUTION SETTING PUBLIC HEARING AND LETTING DATES FOR THE VALLEY PLACE RECONSTRUCTION PROJECT

WHEREAS, the City Council of the City of Indianola, Iowa (the "City") has determined it appropriate to work on the Valley Place Reconstruction Project (will be referred as the "Project"), where pavement reconstruction is required to replace the failed pavement on Valley Place, between North 1st Street and North Jefferson Way; and

WHEREAS, the Council has authorized the preparation of the proposed plans, specifications, contract documents, and estimate of cost for this project; and,

WHEREAS, a public hearing upon the proposed plans, specifications, form of contract, and estimate of cost should be held and a time and place for hearing thereon should be fixed; and

WHEREAS, a letting date for the acceptance of bids should be held and a time and place for the letting thereon should be fixed.

WHEREAS, said plans and specifications, along with the notice of public hearing and notice to bidders, have been filed by the Engineer with the City Clerk of Indianola, Iowa.

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

Section 1. That this Council will meet on June 21, 2021 at 6:00 P.M., at which time they will hold a public hearing on the plans and specifications for the aforementioned project. At the hearing, any interested person may appear and file objections to the proposed plans, specifications, form of contract, or estimated cost of the project.

Section 2. That the amount of the bid security to accompany each bid shall be in an amount which shall conform to the provisions of the notice to bidders as part of said specifications.

Section 3. That the Clerk shall publish the Notice of Public Hearing In a newspaper of general circulation in the City of Indianola, Iowa, which shall be in accordance with the State Code of Iowa.

Section 4. That the Notice to Bidders shall be posted in a relevant contractor plan room service with statewide circulation, in a relevant construction lead generating service with statewide circulation, and on the City of Indianola's website, which shall be in accordance with the State Code of Iowa.

Section 5. That bids will be received by the City of Indianola at the Office of the City Clerk at City Hall at 110 N 1st Street, Indianola, Iowa until 2:00 P.M. on June 8, 2021, in connection with the aforementioned project.

Section 6. That this Council will meet at the City Council Chambers, City Hall, Indianola, Iowa, on the June 21, 2021, at 6:00 P.M., and subsequent to the public hearing on said documents it will consider all bids filed pursuant to the plans, specifications, form of contract, and cost for the aforementioned project.

Section 7. That all resolutions or parts of resolutions thereof in conflict herewith be and same hereby repealed.

PASSED AND APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk/CFO

Information

Subject

Resolution Setting a Public Hearing on June 7, 2021 regarding a request from Peterson Funeral Service, Inc, dba Overton Funeral Home for a right-of-way vacation and conveyance of a portion of the east/west alley that lies between Lots 1, 2, 3 and Lots 10, 11, 12 and a portion of the north/south alley that lies between Lots 3 and 4, all in Block 14 of the Plat of Jones and Windles Addition to Indianola, Warren County, Iowa.

Information

Attachments

Alley Memorandum
Public Hearing Notice
Resolution Setting Hearing

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 12, 2021
Re: Resolution Setting a Public Hearing on June 7, 2021 regarding a request from Peterson Funeral Service, Inc, dba Overton Funeral Home for a right-of-way vacation and conveyance of a portion of the east/west alley that lies between Lots 1, 2, 3 and Lots 10, 11, 12 and a portion of the north/south alley that lies between Lots 3 and 4, all in Block 14 of the Plat of Jones and Windles Addition to Indianola, Warren County, Iowa.

At its meeting on May 17th, the City Council will be asked to set a public hearing from Petersen Funeral Service Inc. regarding the vacation of an alley described as a portion of the east/west alley that lies between Lots 1, 2, 3 and Lots 10, 11, 12 and a portion of the north/south alley that lies between Lots 3 and 4, all in Block 14 of the Plat of Jones and Windles Addition to Indianola, Warren County, Iowa.

At its meeting on May 11th, the Planning and Zoning Commission reviewed this item and, on an 7-0 vote, recommended the vacation be approved. If the public hearing is set by Council, staff will present all materials and recommendations at that meeting. I will attend the May 17th Council meeting if you have any questions.

NOTICE OF A PUBLIC HEARING TO CONSIDER VACATING A PORTION OF THE EAST/WEST ALLEY THAT LIES BETWEEN LOTS 1, 2, 3 AND LOTS 10, 11, 12 AND A PORTION OF THE NORTH/SOUTH ALLEY THAT LIES BETWEEN LOTS 3 AND 4, ALL IN BLOCK 14 OF THE PLAT OF JONES AND WINDLES ADDITION TO INDIANOLA, WARREN COUNTY, IOWA.

TO: ALL CITIZENS AND ALL PARTIES IN INTEREST WHO, UNDER THE PROVISIONS OF SECTION 364.7, *CODE OF IOWA*, MAY BE ENTITLED TO NOTICE OF ANY PROPOSED RESOLUTION FOR THE VACATION OF PROPERTY WITHIN THE CITY OF INDIANOLA, IOWA.

NOTICE IS HEREBY GIVEN that on the 7th day of June, 2021, at 6:00 P.M., in the Council Chambers of the Municipal Building in Indianola, Iowa, a public hearing will be held by the City Council of the City of Indianola, Iowa, in connection with the proposed Ordinance for the vacation of an alley described as a portion of the east/west alley that lies between Lots 1, 2, 3 and Lots 10, 11, 12 and a portion of the north/south alley that lies between Lots 3 and 4, all in Block 14 of the Plat of Jones and Windles Addition to Indianola, Warren County, Iowa, and the same is deemed appropriate for transfer to an adjacent property owner, Petersen Funeral Service INC.

A resolution further proposes that the above referenced properties be conveyed to said adjacent property owners. Said conveyances will be by Quit Claim Deed.

YOU ARE FURTHER AND SPECIFICALLY NOTIFIED that the proposed vacation said property as described above will come on for hearing and be heard before the City Council of the City of Indianola, Iowa, at the time and place aforesaid and that at such time and place, all parties in interest and citizens shall have an opportunity to be heard.

This Notice is published by order of the City Council of the City of Indianola, Iowa on May 26, 2021.

\s\Andrew J. Lent, City Clerk

RESOLUTION NO. 2021-_____

A RESOLUTION SETTING A PUBLIC HEARING TO CONSIDER ORDINANCE VACATING A PORTION OF THE EAST/WEST ALLEY THAT LIES BETWEEN LOTS 1, 2, 3 AND LOTS 10, 11, 12 AND A PORTION OF THE NORTH/SOUTH ALLEY THAT LIES BETWEEN LOTS 3 AND 4, ALL IN BLOCK 14 OF THE PLAT OF JONES AND WINDLES ADDITION TO INDIANOLA, WARREN COUNTY, IOWA.

WHEREAS, the City of Indianola, Iowa owns property generally described as a portion of the east/west alley that lies between Lots 1, 2, 3 and Lots 10, 11, 12 and a portion of the north/south alley that lies between Lots 3 and 4, all in Block 14 of the Plat of Jones and Windles Addition to Indianola, Warren County, Iowa; and

WHEREAS, the City of Indianola, Iowa, recently received an offer by an adjacent property owner to purchase said alley in accordance with law and city policy on transfer of unused alleys within the City; and

WHEREAS, the alley is not used by the public, the required application has been made, notice and consent of adjacent property owners secured, and Planning and Zoning recommended Council approval of the proposal to vacate and transfer subject to a public utility easement being recorded with the proposed right-of-way vacation; and

WHEREAS, a public hearing should now be set for consideration of the vacation of said alley.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola, Iowa, that a public hearing before this Council on the proposed ordinance to vacate said alley is set for 6:00 PM, on the 7th day of June, 2021. The City Clerk is directed to publish Notice of said hearing at the time and in the manner required by law.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Resolution Setting a Public Hearing on June 7, 2021 regarding a request from Ground Breaker Homes to rezone property located in the Southwest Quarter of the Southwest Quarter of Section 29, Township 76 North, Range 23 West from A-1 (Agricultural) to R-3 (Mixed Residential).

Information

Attachments

Rezoning Memorandum
Public Hearing Notice
Resolution Setting Hearing

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 12, 2021
Re: Resolution Setting a Public Hearing on June 7, 2021 regarding a request from Ground Breaker Homes to rezone property located in the Southwest Quarter of the Southwest Quarter of Section 29, Township 76 North, Range 23 West from A-1 (Agricultural) to R-3 (Mixed Residential).

At its meeting on May 17th, the City Council will be asked to set a public hearing for an application for rezoning. At its meeting on May 11th, the Planning and Zoning Commission reviewed this item and recommended the request be approved. If the public hearing is set by Council, staff will present all application materials and recommendations at that meeting. I will attend the May 17th Council meeting if you have any questions.

NOTICE OF PUBLIC HEARING TO CONSIDER AN AMENDMENT OF ZONING DISTRICT BOUNDARIES FROM THE A-1 AGRICULTURAL ZONING DISTRICT TO THE R-3 MIXED RESIDENTIAL ZONING DISTRICT.

Notice is Hereby Given: That at 6:00 P.M., at the Council Chambers, City Hall, 110 N. 1st Street, Indianola, IA 50125 on June 7, 2021, the City Council of the City of Indianola, Iowa will hold a public hearing to consider an amendment for a rezoning from the A-1 Agricultural Zoning District to the R-3 Mixed Residential Zoning District on land described as follows:

THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 76 NORTH, RANGE 23 WEST OF THE 5th P.M., EXCEPT THE NORTH 360.00 FEET OF THE WEST 605.00 FEET THEREOF AND EXCEPT THE SOUTH 466.7 FEET OF THE EAST 466.7 FEET THEREOF, CONTAINING 28.68 ACRES MORE OR LESS.

A copy of the proposed ordinance is on file for public inspection in the office of the City Clerk. At said hearing any interested person may file written objections or present oral comments with respect to the subject matter of the hearing.

\s\ Andrew J. Lent, City Clerk

City of Indianola

RESOLUTION NO. 2021-_____

RESOLUTION SETTING A PUBLIC HEARING ON JUNE 7, 2021 REGARDING A REQUEST FROM GROUND BREAKER HOMES TO REZONE PROPERTY LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 76 NORTH, RANGE 23 WEST FROM A-1 (AGRICULTURAL) TO R-3 (MIXED RESIDENTIAL).

WHEREAS, the City Council of the City of Indianola, Iowa (the "City") desires to consider an amendment for a rezoning from the A-1 Agricultural Zoning District to the R-3 Mixed Residential Zoning District on land described as follows:

THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 76 NORTH, RANGE 23 WEST OF THE 5th P.M., EXCEPT THE NORTH 360.00 FEET OF THE WEST 605.00 FEET THEREOF AND EXCEPT THE SOUTH 466.7 FEET OF THE EAST 466.7 FEET THEREOF, CONTAINING 28.68 ACRES MORE OR LESS; and

WHEREAS, a public hearing upon the proposed amendment to the Zoning Ordinance should be held and a time and place for hearing thereon should be fixed.

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

1. That a public hearing be held by the Indianola City Council on the proposed amendment to the Zoning Ordinance, at the Indianola City Hall, 110 N 1st Street, Indianola, Iowa, at 6:00 p.m. on June 7, 2021, at which time the City Council will consider any objections to the proposed amendment and will hear all interested persons.

2. That the Mayor and Clerk be and hereby are authorized and instructed to give Notice of said public hearing, as required by law.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Resolution Setting a Public Hearing on June 7, 2021 regarding amendments to Chapter 165 (Zoning Regulations) and Chapter 166 (Site Plan).

Information

Attachments

Amendment Memorandum
Public Hearing Notice
Resolution Setting Hearing

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 12, 2021
Re: Resolution Setting a Public Hearing on June 7, 2021 regarding amendments to Chapter 165 (Zoning Regulations) and Chapter 166 (Site Plan).

At its meeting on May 17th, the City Council will be asked to set a public hearing for amendments to Chapter 165, which are the City's Zoning regulations, and Chapter 166, the City's Site Plan regulations. As the Council will recall, after the adoption of Elevate Indianola, in May 2020, the City Council approved a professional services agreement on June 15, 2020 to start the updating of various development codes to meet various implementation measures of the comprehensive plan.

These updates are being done in a two-phase process. Phase 1 of this process includes revisions to the Zoning and Site Plan regulations, and Phase 2 will include a review of Plantings in Parking (Chapter 141), Sign Regulations (Chapter 167), and Subdivision Regulations (Chapter 170). Additionally, Elevate Indianola calls for a Parkland Dedication Ordinance that will be reviewed in Phase 2.

At its meeting on May 11th, the Planning and Zoning Commission reviewed this item and, on an 7-0 vote, recommended these amendments to Council. If the public hearing is set by Council, staff will present all materials and recommendations at that meeting. I will attend the May 17th Council meeting if you have any questions.

NOTICE OF PUBLIC HEARING TO CONSIDER AMENDMENTS TO CHAPTER 165 (ZONING REGULATIONS) AND CHAPTER 166 (SITE PLAN)

Notice is Hereby Given that at 6:00 P.M., at the Council Chambers, City Hall, 110 N. 1st Street, Indianola, IA 50125 on June 7th, 2021, the City Council of the City of Indianola, Iowa will hold a public hearing to consider zoning regulation amendments to Chapter 165 (Zoning Regulations) and Chapter 166 (Site Plan).

A copy of the proposed ordinance is on file for public inspection in the office of the City Clerk.

At said hearing any interested person may file written objections or present oral comments with respect to the subject matter of the hearing.

\s\Andrew J. Lent, City Clerk

City of Indianola

RESOLUTION NO. 2021-_____

RESOLUTION SETTING A PUBLIC HEARING ON JUNE 7, 2021 REGARDING AMENDMENTS TO CHAPTER 165 (ZONING REGULATIONS) AND CHAPTER 166 (SITE PLAN)

WHEREAS, the City Council of the City of Indianola, Iowa desires to consider amendments to Chapter 165 (Zoning Regulations) and Chapter 166 (Site Plan); and

WHEREAS, a public hearing upon the proposed amendments to the Zoning Ordinance should be held and a time and place for hearing thereon should be fixed.

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

1. That a public hearing be held by the Indianola City Council on the proposed amendments to the Zoning Ordinance, at the Indianola City Hall, 110 N 1st Street, Indianola, Iowa, at 6:00 p.m. on June 7, 2021, at which time the City Council will consider any objections to the proposed amendment and will hear all interested persons.

2. That the Mayor and Clerk be and hereby are authorized and instructed to give Notice of said public hearing, as required by law.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Resolution Setting a Public Hearing on June 21, 2021 regarding the adoption of an amended Official Zoning Map of Indianola, Iowa.

Information

Attachments

Zoning Map Memorandum
Public Hearing Notice
Resolution Setting Hearing

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 12, 2021
Re: Resolution Setting a Public Hearing on June 21, 2021 regarding the adoption of an amended Official Zoning Map of Indianola, Iowa.

At its meeting on May 17th, the City Council will be asked to set a public hearing regarding the adoption of an amended Official Zoning Map of Indianola, Iowa. As the Council is aware, after the adoption of Elevate Indianola, the City's Comprehensive Plan, in May 2020, the City Council approved a professional services agreement on June 15, 2020 to start the updating of various development codes. With the adoption of updated zoning regulations, a subsequent adoption of an amended Official Zoning Map is needed.

The Planning and Zoning Commission will review this item at its June 8th meeting. If the public hearing is set by Council, staff will present all materials and recommendations at your June 21st meeting. I will attend the May 17th Council meeting if you have any questions.

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF AN AMENDED OFFICIAL ZONING MAP OF INDIANOLA, IOWA.

Notice is Hereby Given that at 6:00 P.M., at the Council Chambers, City Hall, 110 N. 1st Street, Indianola, IA 50125 on June 21, 2021, the City Council of the City of Indianola, Iowa will hold a public hearing to consider adoption of an amended Official Zoning Map of Indianola, Iowa.

A copy of the proposed ordinance is on file for public inspection in the office of the City Clerk.

At said hearing any interested person may file written objections or present oral comments with respect to the subject matter of the hearing.

\s\Andrew J. Lent, City Clerk

City of Indianola

RESOLUTION NO. 2021-_____

RESOLUTION SETTING A PUBLIC HEARING ON JUNE 21, 2021 REGARDING THE ADOPTION OF AN AMENDED OFFICIAL ZONING MAP OF INDIANOLA, IOWA.

WHEREAS, the City Council of the City of Indianola, Iowa desires to consider adoption of an amended Official Zoning Map of Indianola, Iowa; and

WHEREAS, a public hearing upon the proposed amendments to the Official Zoning Map should be held and a time and place for hearing thereon should be fixed.

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

1. That a public hearing be held by the Indianola City Council on the proposed amendments to the Official Zoning Map, at the Indianola City Hall, 110 N 1st Street, Indianola, Iowa, at 6:00 p.m. on June 21, 2021, at which time the City Council will consider any objections to the proposed amendment and will hear all interested persons.

2. That the Mayor and Clerk be and hereby are authorized and instructed to give Notice of said public hearing, as required by law.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Receive and file a letter from Dennis Dop, 608 South G Street, requesting a hearing to determine if a nuisance exists, and setting a Public Hearing on the request for June 7, 2021 at 6:00 p.m

Information

Attachments

Nuisance Memorandum
Letter from Dennis Dop
Notice
Resolution Setting Hearing

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 12, 2021
Re: Hearing to determine if a nuisance exists for Dennis D/Sandra J Dop, located at 608 South G Street

On May 3, 2021, the Community Development Department received a request for a hearing in writing, in accordance with Section 50.08 of the Code of Ordinances of Indianola, Iowa regarding an alleged violation at 608 South G Street. Section 50.08 states, "Any person ordered to abate a nuisance may have a hearing with the Council as to whether a nuisance exists. A request for a hearing must be made in writing and delivered to the Clerk within the time stated in the notice, or it will be conclusively presumed that a nuisance exists, and it must be abated as ordered. The hearing will be before the Council at a time and place fixed by the Council. The findings of the Council shall be conclusive and, if a nuisance is found to exist, it shall be ordered abated within a reasonable time under the circumstances."

On April 28, 2021, the Building and Zoning Official alleged that a violation of Chapter 51 of the Code of Ordinances of Indianola, Iowa, regarding junk on property located at 608 South G Street. On April 28, 2021, a letter was sent by certified mail giving the property owner Eight (8) days to abate the nuisance. Further, the letter notified the property owner that they may have a hearing with the Council as to whether a nuisance exists. The letter noted a request for a hearing must be made in writing and delivered to the Clerk within seven (7) days from the date of the Notice or it would be conclusively presumed that a nuisance exists, and it must be abated as ordered.

If Council desires to honor the request for hearing, Staff recommends that it be set for the for June 7, 2021 Council Meeting. I will attend your May 17th meeting to answer any questions you may have.

Dennis D. Dop 608 South G Street, Indianola, Iowa 50125

To: City of Indianola
From: Dennis Dop
Re: Code of Ordinance Chapter 50
Date: May 3, 2021

I am writing in response to your letter dated April 28, 2021. First, I would like to say that most of the scrap, junk, and bicycles witnessed on my property were removed between April 26 and 28, 2021, and that I support a clean city.

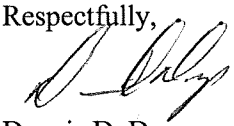
Second, I would like to request a hearing to discuss with the City Council the reason for the brief cumulation of the scrap, junk, and bicycles on my property.

Several years ago, an elderly widow in my church said she needed help cleaning her farm so she could sell it. I told her I would clear it for her for no charge if whatever we got from the sale of the metal or whatever we could take to the auction would be donated in her name to missions at our church. She agreed and was so happy with the arrangement that she told others. Since then, some retired friends and I have been helping people in our church and others clean their properties. We remove the debris and take the metal to the scrap yard in Des Moines. Sometimes we bring it here for processing but take it to the scrap yard in Des Moines as quickly as possible. The check for the scrap is made out directly to the church.

Later we branched out to collecting broken, discarded metal items during city clean up. This is why there was so much in the yard last week. Most of it went to the scrap yard, and we have an appointment to take the rest to Putney auction.

I would like to speak to the City Council to request a way to work within City Ordinance Chapter 50 for the purpose of helping others clean their property and supporting missions at my church.

Respectfully,



Dennis D. Dop

515•442•3126 (cell) pdqf@hotmail.com 515•962•7533 (home)

April 28th, 2021

Dop, Dennis D/Sandra J
608 S G St
Indianola IA 50125
CE: 28-2021

RE: 608 South G Street, Indianola, Iowa

NOTICE OF NUISANCE AND DEMAND FOR ABATEMENT

Dear Sir or Madam:

BE ADVISED that the City of Indianola, pursuant to Chapter 50 of the Code of Ordinances of the City of Indianola, as amended, (hereinafter the "Indianola Code of Ordinances"), has determined that:

YOU ARE IN VIOLATION OF Chapter 50 of the Indianola Code of Ordinances based on the extremely large amount of bicycles, scrap metal and other miscellaneous junk, trash and debris throughout the property under your control described as 608 South G Street, Indianola, Iowa 50125.

The aforementioned constitutes a nuisance pursuant to Indianola Code of Ordinances Chapter 50 (Nuisance).

YOU MUST immediately bring the property use into compliance and maintain compliance with Indianola Chapter 50 by taking all steps necessary to remove all of the bicycles, scrap metal and other miscellaneous junk, trash and debris from the property.

YOU MUST ALSO ABATE the aforementioned nuisance in the manners prescribed by Chapter 50 of the Indianola Code of Ordinances on or before May 6th, 2021.

You may have a hearing with the Council as to whether a nuisance exists. A request for a hearing must be made in writing and delivered to the Clerk within seven (7) days from the date of this Notice or it will be conclusively presumed that a nuisance exists and it must be abated as ordered. Any hearing will be before the Council at a time and place fixed by the Council. The findings of the Council shall be conclusive and, if a nuisance is found to exist, it shall be ordered abated within a reasonable time under the circumstances.

110 N. First Street • PO Box 299 • Indianola, Iowa 50125 • Phone: (515) 961-9430 • www.indianolaiowa.gov

IF THE CONDITION IS NOT ABATED AS DIRECTED, the City of Indianola may take whatever action is available to abate this nuisance and assess the associated costs and attorney fees against you and enjoin your violation of the Indianola Code of Ordinances. Please note that the City of Indianola expressly reserves its rights under the Indianola Code of Ordinances, at law and in equity and nothing contained herein should be construed as a limitation of said rights.

PLEASE TAKE NOTICE AND GOVERN YOURSELF ACCORDINGLY.

Respectfully,

Tim Little

Building Official

City of Indianola, Community Development

515-961-9430

tlittle@indianolaiowa.gov

City of Indianola

RESOLUTION NO. 2021-_____

RESOLUTION TO RECEIVE AND FILE A LETTER FROM DENNIS DOP OF 608 SOUTH G STREET REQUESTING A HEARING TO DETERMINE IF A NUISANCE EXISTS AND SETTING A HEARING ON THE REQUEST

WHEREAS, on April 28, 2021, the Building and Zoning Official alleged that a violation of Chapter 51 of the Code of Ordinances of Indianola, Iowa, regarding junk on property located at 608 South G Street.; and

WHEREAS, on April 28, 2021, a letter was sent by certified mail giving the property owner 8 days to abate the nuisance; and

WHEREAS, on May 3, 2021, the Community Development Department received a request for a hearing in writing, in accordance with Section 50.08 of the Code of Ordinances of Indianola, Iowa regarding an alleged violation at 608 South G Street.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF INDIANOLA, IOWA that the letter from Dennis Dop of 608 South G Street has been received and shall be filed, and a hearing on the alleged nuisance violation is hereby set for the 7th day of June 20, 2021.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Approval of a Class E Liquor License with Class B and C permits and Sunday sales privileges for Walgreens Co, located at 1000 North Jefferson Way.

Information

Council is asked to consider approval of a renewal Class E Liquor License with Class B and C permits and Sunday sales privileges for Walgreens Co, pending final approval by staff. The owners are Alexander Gourlay, Alan Nielsen, Mark Wagner, Jan Reed and Amelia Legutki. All paperwork is in order.

Attachments

No file(s) attached.

Information

Subject

Approval of Pay Application Number 11 for the Water Resource Recovery Facility from Williams Brothers Construction Inc in the amount of $1,861,522.83.

Information

As of the Pay Application, Williams Brothers Construction Inc has been paid 38.5% of the contract. Items included in this application are through April 30, 2021 and include
• General Requirements: Mobilization;
• Site Work: Drain Lines, Footing Drains, PFT Influent & Effluent Lines, Sanitary Sewer Lines, Fire Piping Lines, Effluent Outfall Line, Potable Water Lines, Electrical Site Wiring, Rock Backfill;
• 100-Electrical Service Building: Rebar, Concrete Grade Beams, SOG, Electrical rough-in;
• 120-Admin Vehicle Storage: Rebar, Concrete Mud Slab, Miscellaneous Metals, Plumbing & Electrical rough-in;
• 210-Headworks: Rebar, Concrete Walls, Slide Gates;
• 230-Grit Building: Rebar, Concrete Suspended Slab, Miscellaneous Metals, Bentonite Waterproofing, Electrical rough-in, Slide Gates, Grit Equipment Layout;
• 270-Peak Flow Treatment: Housekeeping Pads, Precast Panels, Chemical Tank Fillets;
• 320-Oxidation Ditches: Rebar, Concrete Base Slab & Walls, Electrical rough-in;
• 350-Secondary Treatment Building: Rebar, Electrical & Plumbing rough-in;
• 380-Secondary Clarifiers: Clarifier Mechanism Layout;
• 420-UV Disinfection Building: Housekeeping Pads, Precast, Weather Barrier, UV Equipment Layout;
• 520-Aerobic Digester: Rebar, Concrete Walls;
• 570-Biosolids Storage: Rebar, SOG;
• Change Orders: Change Order #2 items; Change Order #3 items;
• Stored Materials: Brick for Bldg 420; UV Equipment.

Updates on the project may be found on the City website at
http://www.indianolaiowa.gov/632/Wastewater-Treatment-Plant-Updates

Attachments

Payment Application

HRGreen

5525 Merle Hay Road | Suite 200 | Johnston, IA 50131
Main 515.278.2913 + **Fax** 515.278.1846

HRGREEN.COM

May 7, 2021

Mr. Rick Graves
City of Indianola WPC
P.O. Box 299
Indianola, IA 50125

Re: Indianola Water Resource Recovery Facility (WRRF)
City of Indianola
Contractor's Application for Payment No. 11

Dear Rick:

Attached is an electronic copy of Payment Application No. 11 from Williams Brothers Construction Inc. (WBCI) for the Indianola Water Resource Recovery Facility (WRRF) project. Items included in this application are through April 30, 2021 and summarized as follows:

- **General Requirements:** Mobilization;
- **Site Work:** Drain Lines, Footing Drains, PFT Influent & Effluent Lines, Sanitary Sewer Lines, Fire Piping Lines, Effluent Outfall Line, Potable Water Lines, Electrical Site Wiring, Rock Backfill;
- **100-Electrical Service Building:** Rebar, Concrete Grade Beams, SOG, Electrical rough-in;
- **120-Admin Vehicle Storage:** Rebar, Concrete Mud Slab, Miscellaneous Metals, Plumbing & Electrical rough-in;
- **210-Headworks:** Rebar, Concrete Walls, Slide Gates;
- **230-Grit Building:** Rebar, Concrete Suspended Slab, Miscellaneous Metals, Bentonite Waterproofing, Electrical rough-in, Slide Gates, Grit Equipment Layout;
- **250-Equalization Tank:** Nothing this period;
- **270-Peak Flow Treatment:** Housekeeping Pads, Precast Panels, Chemical Tank Fillets;
- **320-Oxidation Ditches:** Rebar, Concrete Base Slab & Walls, Electrical rough-in;
- **350-Secondary Treatment Building:** Rebar, Electrical & Plumbing rough-in;
- **380-Secondary Clarifiers:** Clarifier Mechanism Layout;
- **420-UV Disinfection Building:** Housekeeping Pads, Precast, Weather Barrier, UV Equipment Layout;
- **520-Aerobic Digester:** Rebar, Concrete Walls;
- **550-Solids Processing Building:** Nothing this period;
- **570-Biosolids Storage:** Rebar, SOG;
- **Change Orders:** Change Order #2 items; Change Order #3 items;
- **Stored Materials:** Brick for Bldg 420; UV Equipment;

The total for Pay Application No. 11 is $1,861,522.83. As of this Pay Application, WBCI has been paid 38.5% of the contract. The total work completed and stored to date is 40.5% of the total contract which breaks down to work completed of 33% with the remainder in stored materials. As of this Pay Application, 50.8% of the time has been used. WBCI appears to be behind schedule based on work completed and time remaining. However, WBCI's most recent progress schedule shows project completion before the contractual completion dates.

HRGreen

We have reviewed Payment Application No. 11 and verified that WBCI is current with their certified payroll and has submitted the partial waiver of lien. Therefore, we recommend full payment of Payment Application No. 11 as submitted by Williams Brothers Construction Inc. Please execute the pay application and distribute copies to all parties.

If you have any questions regarding this payment application, please feel free to contact me at (515) 657-5289.

Sincerely,
HR Green, Inc.

Joseph Frankl

Joseph Frankl, P.E.
Project Manager

Cc : Andy Lent, City Clerk
Ryan Waller, City Manager
File

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APPLICATION AND CERTIFICATE FOR PAYMENT

PAGE 1 OF PAGES

0

TO OWNER: City of Indianola
>> 110 N 1st Street
Indianola, IA 50125
Telephone:
Fax:

PROJECT: Indianola Water Resource Recovery Facility

Application No. 11
Period To: April 30, 2021
PROJECT NOS.:

Distribution to:
OWNER
ENGINEER

FROM CONTRACTOR: Williams Brothers Construction Inc.
P.O. Box 1366
Peoria, Illinois 61654
Ph 309/688-0416; Fax 309/688-0891
email -- (anthony) @wbci.us

CONTRACT FOR: General

VIA ENGINEER: HR Green Inc.
5525 Merle Hay Road, Suite 200
Johnston, IA 50131
Attn: James Rusmussen

Phone: 515-278-2913
Fax:

App'l date: April 30, 2021
Contract date:
Substaintial completeion date:
Invoice 4 21 530 11

CONTRACTOR

CONTRACTOR'S APPLICATION FOR PAYMENT
Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet is attached.

1. ORIGINAL CONTRACT SUM		45,600,000.00
2. Net Change by Change Orders		(44,516.00)
3. CONTRACT SUM TO DATE (LINE I +2)		45,555,484.00
4. TOTAL COMPLETED AND STORED TO DATE (Column G on G702)		18,471,527.07
5. RETAINAGE:		
a. 5 % of I00% of Contract (Columns D + E on G703)	(752,850.65)	
b. 5 % of Stored Material (Columns F on G703)	(170,725.70)	
Total Retainage (Line 5a + 5b or Total in Column I of G703)	0.00	(923,576.35)
6. TOTAL EARNED LESS RETAINAGE (Line 4 less Line 5 Total)		17,547,950.72
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)		(15,686,427.89)
8. CURRENT PAYMENT DUE		1,861,522.83
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)		28,007,533.28

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Ow 1-2	2,842.00	
Total approved this Month		(47,358.00)
TOTAL	2,842.00	(47,358.00)
NET CHANGES by Change Order		(44,516.00)

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Williams Brothers Construction Inc.

By: Date: April 30, 2021

Jacqueline Smith, Treasurer
State of: Illinois
County of: Peoria
Subscribed and sworn to before me this day of April 30, 2021

Notary Public :

"OFFICIAL SEAL"
LISA A. MUNSTEDT
Notary Public, State of Illinois
My Commission Expires 04-01-2022

My Commission expires:

ENGINEER'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising this application, the Engineer certifies to the Owner that to the Engineer's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED 1,861,522.83

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this application and on the Continuation Sheet that changed to conform to the amount certified.)

Engineer: HR Green

By: Joseph Frankl Date: 5/10/2021

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this contract.

				CONTINUATION SHEET				Application No. 11				PER TO: April 30, 2021			
								APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
Spec Sec.		Build NO	City of Indianola Water Resource Recovery Facility			SUPPLIER/ SUBCONTRACTOR	SCHEDULED VALUE	WORK COMPLETED PREV APPL	WORK COMPLETED THIS PERIOD	MATERIALS STORED	TOTAL COMPL & STORED	% Complete	BALANCE TO FINISH	RETAINAGE
Div.	***#01***	***General Requirements***													
01	0000	1	Mobilization			August Winter & Sons, Inc.	185,000.00	74,000.00	37,000.00		111,000.00	60%	74,000.00	5,550.00
01	0000	1	Demobilization			August Winter & Sons, Inc.	5,000.00				0.00	0%	5,000.00	0.00
01	0000	1	Div #1			Price Electric	177,000.00	120,360.00			120,360.00	68%	56,640.00	6,018.00
01	0000	1	Demobilization			Williams Brothers Const. Inc.	101,250.00				0.00	0%	101,250.00	0.00
01	0000	1	Submittal Exchange			Williams Brothers Const. Inc.	28,321.27	28,321.27			28,321.27	100%	0.00	1,416.06
01	0000	1	Mobilization			Williams Brothers Const. Inc.	1,688,184.10	843,750.00			843,750.00	50%	844,434.10	42,187.50
01	0000	1	Bond /Insurance			Williams Brothers Const. Inc.	1,147,500.00	1,147,500.00			1,147,500.00	100%	0.00	57,375.00
Site	***Work***													
03	0000	0	Site Structures											
03	0000	0	Rebar		M/L	Harris Rebar (Ambassador Stee	30,025.00				0.00	0%	30,025.00	0.00
03	0000	0	Concrete		M	Norwalk Ready Mix Concrete I	27,279.62				0.00	0%	27,279.62	0.00
03	0000	0	Form & place											
03	0000	0	Walls		L	Williams Brothers Const. Inc.	208,278.78				0.00	0%	208,278.78	0.00
03	0000	0	Base Slabs		L	Williams Brothers Const. Inc.	19,164.60				0.00	0%	19,164.60	0.00
03	0000	0	SOG		L	Williams Brothers Const. Inc.	12,675.15	1,267.52			1,267.52	10%	11,407.64	63.38
03	0000	0	Precast Hollowcore Slabs		L	Williams Brothers Const. Inc.	3,473.55				0.00	0%	3,473.55	0.00
03	0000	0	Suspended Slab		L	Williams Brothers Const. Inc.	8,468.55				0.00	0%	8,468.55	0.00
03	0000	0	Mechanical Curbs		L	Williams Brothers Const. Inc.	1,999.35				0.00	0%	1,999.35	0.00
03	0000	0	Concrete		M	Norwalk Ready Mix Concrete I	392,918.50				0.00	0%	392,918.50	0.00
03	0000	0	Pavement		L	Williams Brothers Const. Inc.	787,570.42				0.00	0%	787,570.42	0.00
03	0000	0	Sidewalk		L	Williams Brothers Const. Inc.	72,666.10				0.00	0%	72,666.10	0.00
03	1000	0	Site Bridge		M	Molin Concrete Products	7,782.00				0.00	0%	7,782.00	0.00
03	1000	0	Site Bridge		L	Williams Brothers Const. Inc.	10,504.00				0.00	0%	10,504.00	0.00
08	3100	0	Access Doors and Panels		M	Nystrom	425.00				0.00	0%	425.00	0.00
08	3100	0	Access Doors and Panels		L	Williams Brothers Const. Inc.	1,470.85				0.00	0%	1,470.85	0.00
10	4400	0	Fire Protection Specialties		M	Johnson Specialty Sales, Ltd.	1,525.00				0.00	0%	1,525.00	0.00
10	4400	0	Fire Protection Specialties		L	Williams Brothers Const. Inc.	889.20				0.00	0%	889.20	0.00
22	0500	0	24" CMP Flared End Section			J and K Contracting	5,741.96	2,870.98			2,870.98	50%	2,870.98	143.55
22	0500	0	12" PVC Storm Sewer			J and K Contracting	41,393.52	23,297.40		6,550.00	29,847.40	72%	11,546.12	1,492.37
22	0500	0	SW-508 Modified Intake			J and K Contracting	12,088.35	9,066.26			9,066.26	75%	3,022.09	453.31
22	0500	0	SW-508 Intake			J and K Contracting	36,265.05	27,198.79			27,198.79	75%	9,066.26	1,359.94
22	0500	0	SW-512 Intake			J and K Contracting	6,392.82			1,066.68	1,066.68	17%	5,326.14	53.33
22	0500	0	42" RCP Flared End Section			J and K Contracting	14,050.56	14,050.56			14,050.56	100%	0.00	702.53
22	0500	0	SW-501 Intake			J and K Contracting	5,928.62				0.00	0%	5,928.62	0.00
22	0500	0	6" PVC Site Sanitary Sewer			J and K Contracting	76,522.60			1,410.50	1,410.50	2%	75,112.10	70.53
22	0500	0	60" SW-301 Manhole			J and K Contracting	256,987.28	128,493.64			128,493.64	50%	128,493.64	6,424.68
22	0500	0	12" CMP Flared End Section			J and K Contracting	2,327.56				0.00	0%	2,327.56	0.00
22	0500	0	4" PVC Site Sanitary Sewer			J and K Contracting	10,070.25	1,157.50			1,157.50	11%	8,912.75	57.88
22	0500	0	12" PVC EQ Overflow			J and K Contracting	13,982.40			3,693.85	3,693.85	26%	10,288.55	184.69
22	0500	0	8" PVC Site Sanitary Sewer			J and K Contracting	16,713.39				0.00	0%	16,713.39	0.00
22	0500	0	6" PVC RDT Supernatant			J and K Contracting	50,333.86	50,333.86			50,333.86	100%	0.00	2,516.69
22	0500	0	12" PVC Oxidation Ditch Drain			J and K Contracting	23,445.52	23,445.52			23,445.52	100%	0.00	1,172.28
22	0500	0	6" PVC RDT Drain			J and K Contracting	6,304.07				0.00	0%	6,304.07	0.00
22	0500	0	SW-403 Overflow Structure			J and K Contracting	14,606.14	14,606.14			14,606.14	100%	0.00	730.31
22	0500	0	4" Roof Drain			J and K Contracting	5,949.64				0.00	0%	5,949.64	0.00
22	0500	0	8" Roof Drain			J and K Contracting	7,413.93				0.00	0%	7,413.93	0.00
22	0500	0	60" EQ Basin Manhole			J and K Contracting	14,937.54				0.00	0%	14,937.54	0.00
22	0500	0	15" Sanitary Sewer Cleanout			J and K Contracting	4,602.30				0.00	0%	4,602.30	0.00
22	0500	0	15" Solid Drain			J and K Contracting	41,087.14		28,584.49		28,584.49	70%	12,502.65	1,429.22
22	0500	0	8" Solid Drain			J and K Contracting	55,959.82	12,376.90	8,440.64	1,420.00	22,237.54	40%	33,722.28	1,111.88
22	0500	0	10" Solid Drain			J and K Contracting	32,848.20	8,472.75	6,517.50	1,976.00	16,966.25	52%	15,881.95	848.31
22	0500	0	6" Footing Drain			J and K Contracting	120,618.96	72,371.38	8,635.77		81,007.15	67%	39,611.81	4,050.36

1		CONTINUATION SHEET				Application No. 11				PER. TO: April 30, 2021			
2						APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec	Build	City of Indianola	SUPPLIER/	SCHEDULED	----WORK COMPLETED----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.	NO.	Water Resource Recovery Facility	SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
60	22	0500	0	24" PVC Storm Sewer	J and K Contracting	3,612.42				0.00	0%	3,612.42	0.00
61	22	0500	0	30" RCP Storm Sewer	J and K Contracting	32,716.47	17,244.06			17,244.06	53%	15,472.41	862.20
62	22	0500	0	24" PVC Oxidation Ditch Influent	J and K Contracting	79,907.16	79,907.16			79,907.16	100%	0.00	3,995.36
63	22	0500	0	84" Aerobic Digester Flow Combiner	J and K Contracting	24,754.39				0.00	0%	24,754.39	0.00
64	22	0500	0	10" PVC Clarifer Drain	J and K Contracting	43,542.36			10,479.10	10,479.10	24%	33,063.26	523.96
65	22	0500	0	72" Oxidation Ditch Manhole	J and K Contracting	29,292.51				0.00	0%	29,292.51	0.00
66	22	0500	0	6" Perimeter Subdrain	J and K Contracting	32,357.00			5,606.80	5,606.80	17%	26,750.20	280.34
67	22	0500	0	42" RCP Storm Sewer	J and K Contracting	20,027.29	20,027.29			20,027.29	100%	0.00	1,001.36
68	22	0500	0	60" SW-401 Manhole	J and K Contracting	6,889.80	6,889.80			6,889.80	100%	0.00	344.49
69	22	0500	0	48" SW-401 Manhole	J and K Contracting	11,565.90			9,817.20	9,817.20	85%	1,748.70	490.86
70	22	0500	0	6" Roof Drain	J and K Contracting	6,632.64	197.40			197.40	3%	6,435.24	9.87
71	22	0500	0	SW-562 Intake	J and K Contracting	4,296.70				0.00	0%	4,296.70	0.00
72	22	0500	0	12" PVC Aerobic Digester Drain	J and K Contracting	22,949.64				0.00	0%	22,949.64	0.00
73	22	0500	0	48" SW-301 Manhole w/ Drop Connection	J and K Contracting	22,052.35				0.00	0%	22,052.35	0.00
74	22	0500	0	48" SW-301 Manhole	J and K Contracting	85,972.64	33,066.40		3,204.60	36,271.00	42%	49,701.64	1,813.55
75	22	0500	0	12" PVC PFT Drain	J and K Contracting	13,356.04	13,356.04			13,356.04	100%	0.00	667.80
76	22	0500	0	24" PVC PFT Influent	J and K Contracting	103,978.00		18,616.80	67,809.94	86,426.74	83%	17,551.26	4,321.34
77	22	0500	0	14" PVC Grit Influent	J and K Contracting	73,300.40	70,006.00			70,006.00	96%	3,294.40	3,500.30
78	22	0500	0	96" SW-301 Overflow Drain Manhole	J and K Contracting	21,326.79	21,326.79			21,326.79	100%	0.00	1,066.34
79	22	0500	0	72" SW-301 Manhole	J and K Contracting	67,779.20				0.00	0%	67,779.20	0.00
80	22	0500	0	24" PVC Grit Influent	J and K Contracting	168,639.48	168,639.48			168,639.48	100%	0.00	8,431.97
81	22	0500	0	18" DIP Secondary Clarifier Effluent	J and K Contracting	86,606.08			27,207.32	27,207.32	31%	59,398.76	1,360.37
82	22	0500	0	30" DIP Oxidation Ditch Effluent Concrete Encased	J and K Contracting	10,334.70	10,334.70			10,334.70	100%	0.00	516.74
83	22	0500	0	10" DIP Clarifier Sludge Return	J and K Contracting	35,077.18			5,337.87	5,337.87	15%	29,739.31	266.89
84	22	0500	0	6" PVC Clarifier Scum	J and K Contracting	29,894.94				0.00	0%	29,894.94	0.00
85	22	0500	0	4" PVC WAS	J and K Contracting	12,251.52			2,932.30	2,932.30	24%	9,319.22	146.62
86	22	0500	0	24" DIP PFT Effluent Concrete Encased	J and K Contracting	4,554.48	4,554.48			4,554.48	100%	0.00	227.72
87	22	0500	0	12" DIP PFT Drain Concrete Encased	J and K Contracting	4,019.94	4,019.94			4,019.94	100%	0.00	201.00
88	22	0500	0	18" DIP PFT Effluent Concrete Encased	J and K Contracting	56,804.91	56,804.91			56,804.91	100%	0.00	2,840.25
89	22	0500	0	24" PVC Secondary Clarifier Effluent	J and K Contracting	82,568.28			50,000.00	50,000.00	61%	32,568.28	2,500.00
90	22	0500	0	12" DIP Secondary Clarifier Effluent	J and K Contracting	47,511.36				0.00	0%	47,511.36	0.00
91	22	0500	0	16" DIP Secondary Clarifier Effluent	J and K Contracting	35,965.95			11,926.40	11,926.40	33%	24,039.55	596.32
92	22	0500	0	20" PVC Oxidation Ditch Influent	J and K Contracting	41,235.70			5,251.52	5,251.52	13%	35,984.18	262.58
93	22	0500	0	24" PVC PFT Effluent	J and K Contracting	43,732.08	42,732.08	1,000.00		43,732.08	100%	0.00	2,186.60
94	22	0500	0	6" PVC Equalization Pump Station Return	J and K Contracting	20,510.05	19,357.80			19,357.80	94%	1,152.25	967.89
95	22	0500	0	30" DIP Oxidatin Ditch Effluent	J and K Contracting	138,246.57			89,119.81	89,119.81	64%	49,126.76	4,455.99
96	22	0500	0	16" PVC Return Activated Sludge	J and K Contracting	78,619.34			40,153.72	40,153.72	51%	38,465.62	2,007.69
97	22	0500	0	12" PVC Site Sanitary Sewer	J and K Contracting	96,409.45	34,696.66	4,296.80	16,275.03	55,268.49	57%	41,140.96	2,763.42
98	22	0500	0	42" PVC Influent Trunk Sewer	J and K Contracting	230,353.20	174,510.00		48,860.00	223,370.00	97%	6,983.20	11,168.50
99	22	0500	0	8" Fire	J and K Contracting	52,634.80	40,712.00		11,264.62	51,976.62	99%	658.18	2,598.83
100	22	0500	0	6" Fire	J and K Contracting	166,088.98	44,836.48	4,041.75	75,893.03	124,771.26	75%	41,317.72	6,238.56
101	22	0500	0	6" Potable Water	J and K Contracting	32,732.42				0.00	0%	32,732.42	0.00
102	22	0500	0	30" PVC Effluent Outfall Sewer	J and K Contracting	34,783.23	13,387.36	12,550.65	3,575.66	29,513.67	85%	5,269.56	1,475.68
103	22	0500	0	4" Water	J and K Contracting	200,185.59	52,528.41	3,730.54	53,257.92	109,516.87	55%	90,668.72	5,475.84
104	22	0500	0	6" Irrigation	J and K Contracting	89,328.96	15,876.00		32,826.66	48,702.66	55%	40,626.30	2,435.13
105	22	0500	0	2" Water	J and K Contracting	37,158.03	4,397.40	1,256.40		5,653.80	15%	31,504.23	282.69
106	22	0500	0	Fire Hydrant	J and K Contracting	59,582.43	19,860.81		17,020.02	36,880.83	62%	22,701.60	1,844.04
107	22	0500	0	24" DIP PFT Influent Concrete Encased	J and K Contracting	5,012.63	5,012.63			5,012.63	100%	0.00	250.63
108	22	0500	0	6" DIP RDT Supernatant Concrete Encased	J and K Contracting	6,205.68	6,205.68			6,205.68	100%	0.00	310.28
109	22	0500	0	4" PVC Biosolids	J and K Contracting	11,402.00	5,701.00			5,701.00	50%	5,701.00	285.05
110	22	0500	0	4" PVC Scum	J and K Contracting	11,957.36				0.00	0%	11,957.36	0.00
111	22	0500	0	3" Water	J and K Contracting	7,938.06			168.14	168.14	2%	7,769.92	8.41
112	22	0500	0	Yard Hydrant	J and K Contracting	20,347.44				0.00	0%	20,347.44	0.00

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3	Spec	Build	City of Indianola		SUPPLIER/	SCHEDULED	—WORK COMPLETED—		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.	NO.	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
113	23	0500	0	24" PVC Storm Sewer Supplied by Others		J and K Contracting	34,116.00	29,680.92			29,680.92	87%	4,435.08	1,484.05
114	25	1300	0	Controls-Jetco-System Programming	M	Price Electric	39,500.00				0.00	0%	39,500.00	0.00
115	25	1300	0	Controls-Jetco-Design	M	Price Electric	28,800.00				0.00	0%	28,800.00	0.00
116	25	1300	0	Control-Jetco SCDA Hardware/Software	M	Price Electric	100,000.00				0.00	0%	100,000.00	0.00
117	25	1300	0	Controls-Jetco/Price Electrical Gear	M	Price Electric	669,000.00				0.00	0%	669,000.00	0.00
118	25	1300	0	Controls-Jetco-Instrumentation	L	Price Electric	128,500.00				0.00	0%	128,500.00	0.00
119	25	1300	0	Controls-Jetco-Control Panels	L	Price Electric	310,790.00				0.00	0%	310,790.00	0.00
120	25	1300	0	Controls-Jetco-Onsite Startup-Training	L	Price Electric	20,440.00				0.00	0%	20,440.00	0.00
121	25	1300	0	SCDA Supplmental Hour	L	Price Electric	11,040.00				0.00	0%	11,040.00	0.00
122	26	0000	0	Site/Feeder Wire	L	Price Electric	1,350,760.00	459,258.40	67,538.00		526,796.40	39%	823,963.60	26,339.82
123	26	4113	0	Lightning Protection	M	Price Electric	18,940.00				0.00	0%	18,940.00	0.00
124	28	1000	0	Access Control	M	Price Electric	35,246.44				0.00	0%	35,246.44	0.00
125	31		0	Parking Lot Striping	M/L	Parking Lot Specialties LLC	1,185.00				0.00	0%	1,185.00	0.00
126	31		0	Landscaping	M/L	Soil-Tek	177,650.00	23,400.00			23,400.00	13%	154,250.00	1,170.00
127	31		0	Erosion Control/SWPPP	M/L	Soil-Tek	42,350.00	25,276.00			25,276.00	60%	17,074.00	1,263.80
128	31	2319	0	Dewatering	M/L	Williams Brothers Const. Inc.	26,000.00	20,800.00			20,800.00	80%	5,200.00	1,040.00
129	31	5000	0	Pavement Prep	M/L	Iowa Earth Works	61,477.50				0.00	0%	61,477.50	0.00
130	31	5000	0	Sidewalk Prep	M/L	Iowa Earth Works	3,676.00				0.00	0%	3,676.00	0.00
131	31	5000	0	Mass Grading and respread	M/L	Iowa Earth Works	566,983.00	520,000.00			520,000.00	92%	46,983.00	26,000.00
132	31	5000	0	Trees Removal	M/L	Iowa Earth Works	10,000.00				0.00	0%	10,000.00	0.00
133	31	5000	0	Placement of Temp drive	M/L	Iowa Earth Works	86,167.50	86,167.50			86,167.50	100%	0.00	4,308.38
134	31	5000	0	Removal of Temp Drive	M/L	Iowa Earth Works	86,167.50				0.00	0%	86,167.50	0.00
135	31	5000	0	6" Modified for Roadway	M/L	Iowa Earth Works	146,350.00	73,175.00			73,175.00	50%	73,175.00	3,658.75
136	31	5000	0	Gravel	M/L	Williams Brothers Const. Inc.	300,000.00	210,000.00	30,000.00		240,000.00	80%	60,000.00	12,000.00
137	33	3211	0	Gate Operators	M	Des Moines Steel Fence Co., In	75,420.00				0.00	0%	75,420.00	0.00
138	33	3211	0	Gate Operators	L	Des Moines Steel Fence Co., Inc.								
139	33	3212	0	Chain Link Gates	M	Des Moines Steel Fence Co., Inc.								
140	33	3212	0	Chain Link Gates	L	Des Moines Steel Fence Co., Inc.								
141	***100***	***Electrical Service Building***												
142	03	0000	100	100 Electrical Service Bldg										
143	03	0000	100	Rebar	M/L	Harris Rebar (Ambassador Stee	8,400.00		5,160.00		5,160.00	61%	3,240.00	258.00
144	03	0000	100	Concrete	M	Norwalk Ready Mix Concrete I	4,562.96		4,562.96		4,562.96	100%	0.00	228.15
145	03	0000	100	Form & place										
146	03	0000	100	Grade Beams	L	Williams Brothers Const. Inc.	20,920.95		20,920.95		20,920.95	100%	0.00	1,046.05
147	03	0000	100	SOG	L	Williams Brothers Const. Inc.	11,387.25		11,387.25		11,387.25	100%	0.00	569.36
148	05	1200	100	100 Vactor Receiving	M	HME, Inc	6,918.48			6,572.56	6,572.56	95%	345.92	328.63
149	05	1200	100	100 Vactor Receiving	L	Williams Brothers Const. Inc.	3,900.00				0.00	0%	3,900.00	0.00
150	08	1116	100	Aluminum Doors and Frames	M	Commercial Construction Prod	14,400.00				0.00	0%	14,400.00	0.00
151	08	1116	100	Aluminum Doors and Frames	L	Commercial Construction Prod	1,500.00				0.00	0%	1,500.00	0.00
152	08	4313	100	Aluminum Framed Storefronts	M	Commercial Construction Prod	Includ above				0.00		0.00	0.00
153	08	4313	100	Aluminum Framed Storefronts	M	Commercial Construction Prod	Includ above				0.00		0.00	0.00
154	08	4313	100	Aluminum Framed Storefronts	L	Commercial Construction Prod	Includ above				0.00		0.00	0.00
155	08	4313	100	Aluminum Framed Storefronts	L	Commercial Construction Prod	Includ above				0.00		0.00	0.00
156	09	9000	100	Paints and Coatings 100 Electrical Bldg	M	RP Coatings	400.00				0.00	0%	400.00	0.00
157	09	9000	100	Paints and Coatings	L	RP Coatings	1,700.00				0.00	0%	1,700.00	0.00
158	13	3419	100	Metal Buildings System	M	Riverview Construction Compa	18,756.00			18,756.00	18,756.00	100%	0.00	937.80
159	13	3419	100	Metal Buildings System	L	Riverview Construction Compa	21,274.00				0.00	0%	21,274.00	0.00
160	23	0593	100	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	252.00				0.00	0%	252.00	0.00
161	23	0719	100	HVAC Piping Insulation	M	Corn States Metal Fabricators	210.00				0.00	0%	210.00	0.00
162	23	0719	100	HVAC Piping Insulation	L	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
163	23	1123	100	HVAC Sequence of Operation	M	Corn States Metal Fabricators	5,000.00				0.00	0%	5,000.00	0.00
164	23	1123	100	HVAC Sequence of Operation	L	Corn States Metal Fabricators	12,000.00				0.00	0%	12,000.00	0.00
165	23	2300	100	Refrigerant Piping	M	Corn States Metal Fabricators	500.00				0.00	0%	500.00	0.00

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4	Sec.	NO	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
166	23	2300	100	Refrigerant Piping	L	Corn States Metal Fabricators	3,100.00				0.00	0%	3,100.00	0.00
167	23	3100	100	HVAC Ducts and Casings	M	Corn States Metal Fabricators	8,620.00			999.48	999.48	12%	7,620.52	49.97
168	23	3100	100	HVAC Ducts and Casings	L	Corn States Metal Fabricators	9,790.00				0.00	0%	9,790.00	0.00
169	23	3300	100	Air Duct Accessories	M	Corn States Metal Fabricators	150.00				0.00	0%	150.00	0.00
170	23	3300	100	Air Duct Accessories	L	Corn States Metal Fabricators	100.00				0.00	0%	100.00	0.00
171	23	3439	100	Propeller Fans	M	Corn States Metal Fabricators	7,610.00				0.00	0%	7,610.00	0.00
172	23	3439	100	Propeller Fans	L	Corn States Metal Fabricators	2,500.00				0.00	0%	2,500.00	0.00
173	23	3700	100	Grilles, Registers, Diffusers	M	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
174	23	3700	100	Grilles, Registers, Diffusers	L	Corn States Metal Fabricators	590.00				0.00	0%	590.00	0.00
175	23	8127	100	Libert AC Units	M	Corn States Metal Fabricators	22,400.00			22,400.00	22,400.00	100%	0.00	1,120.00
176	23	8127	100	Libert AC Units	L	Corn States Metal Fabricators	2,800.00				0.00	0%	2,800.00	0.00
177	26	0000	100	Electrical Building	M	Price Electric	47,697.00		14,309.10		14,309.10	30%	33,387.90	715.46
178	26	3213	100	Generator	M	Price Electric	484,533.00				0.00	0%	484,533.00	0.00
179	31	5000	100	Building excavation/backfill	M/L	Iowa Earth Works	11,300.00	2,825.00			2,825.00	25%	8,475.00	141.25
180	***120 Admin Vehicle Storage***										0.00		0.00	0.00
181	03	0000	120	120 Admin Vehicle Storage							0.00		0.00	0.00
182	03	0000	120	Rebar	M/L	Harris Rebar (Ambassador Stee	34,855.00	6,000.00	10,338.20	10,855.00	27,193.20	78%	7,661.80	1,359.66
183	03	0000	120	Concrete	M	Norwalk Ready Mix Concrete I	48,461.80	9,692.36	8,238.51		17,930.87	37%	30,530.94	896.54
184	03	0000	120	Form & place							0.00		0.00	0.00
185	03	0000	120	Grade Beams	L	Williams Brothers Const. Inc.	122,889.83	122,889.83			122,889.83	100%	(0.00)	6,144.49
186	03	0000	120	SOG	L	Williams Brothers Const. Inc.	137,366.55		13,736.66		13,736.66	10%	123,629.90	686.83
187	03	0000	120	Precast Hollowcore Slabs	L	Williams Brothers Const. Inc.	9,892.13				0.00	0%	9,892.13	0.00
188	03	1000	120	120 Admin Vehicle Storage	M	Molin Concrete Products	19,870.00				0.00	0%	19,870.00	0.00
189	03	1000	120	120 Admin Vehicle Storage	L	Williams Brothers Const. Inc.	10,504.00				0.00	0%	10,504.00	0.00
190	04	2000	120	120 Admin Brick	M	Seedorff Masonry, Inc.	18,539.00				0.00	0%	18,539.00	0.00
191	04	2000	120	120 Admin Insulation	M	Seedorff Masonry, Inc.	3,914.00			1,330.00	1,330.00	34%	2,584.00	66.50
192	04	2000	120	120 Admin CMU	M	Seedorff Masonry, Inc.	26,144.00			3,074.00	3,074.00	12%	23,070.00	153.70
193	04	2000	120	120 Admin CMU	L	Seedorff Masonry, Inc.	90,081.00				0.00	0%	90,081.00	0.00
194	04	2000	120	120 Admin Insulation	L	Seedorff Masonry, Inc.	1,910.00				0.00	0%	1,910.00	0.00
195	04	2000	120	120 Admin Brick	L	Seedorff Masonry, Inc.	37,755.00				0.00	0%	37,755.00	0.00
196	05	1200	120	120 Admin Vehicle Storage	M	HME, Inc	24,119.82		18,331.06	4,582.77	22,913.83	95%	1,205.99	1,145.69
197	05	1200	120	120 Admin Vehicle Storage	L	Williams Brothers Const. Inc.	16,900.00		12,675.00		12,675.00	75%	4,225.00	633.75
198	08	1113	120	Hollow Metal Doors and Frames	M	Commercial Construction Prod	32,863.00				0.00	0%	32,863.00	0.00
199	08	1113	120	Hollow Metal Doors and Frames	L	Commercial Construction Prod	4,200.00				0.00	0%	4,200.00	0.00
200	08	1116	120	Aluminum Doors and Frames	M	Commercial Construction Prod	Includ above				0.00		0.00	0.00
201	08	1116	120	Aluminum Doors and Frames	L	Commercial Construction Prod	Includ above				0.00		0.00	0.00
202	08	3613	120	Sectional Doors	M	WD Door	28,655.00				0.00	0%	28,655.00	0.00
203	08	3613	120	Sectional Doors	L	WD Door	6,290.00				0.00	0%	6,290.00	0.00
204	08	4313	120	Aluminum Framed Storefronts	M	Commercial Construction Products Co					0.00		0.00	0.00
205	08	4313	120	Aluminum Framed Storefronts	L	Commercial Construction Products Co					0.00		0.00	0.00
206	08	7100	120	Door Hardware	M	Commercial Construction Products Co					0.00		0.00	0.00
207	08	7100	120	Door Hardware	L	Commercial Construction Products Co					0.00		0.00	0.00
208	09	3000	120	Tiling	M	Jim's Carpet Once	4,450.00				0.00	0%	4,450.00	0.00
209	09	3000	120	Tiling	L	Jim's Carpet Once	6,150.00				0.00	0%	6,150.00	0.00
210	09	5100	120	Acoustical Ceilings	M/L	Heartland Finishes, Inc.	4,675.00				0.00	0%	4,675.00	0.00
211	09	6500	120	Resilient Flooring	M	Jim's Carpet Once	750.00				0.00	0%	750.00	0.00
212	09	6500	120	Resilient Flooring	L	Jim's Carpet Once	650.00				0.00	0%	650.00	0.00
213	09	7200	120	Wall Covering	M	RP Coatings	1,500.00				0.00	0%	1,500.00	0.00
214	09	7200	120	Wall Covering	L	RP Coatings	3,500.00				0.00	0%	3,500.00	0.00
215	09	9000	120	Paints and Coatings 120 Admin/Veh Storage	M	RP Coatings	8,000.00				0.00	0%	8,000.00	0.00
216	09	9000	120	Paints and Coatings	L	RP Coatings	40,000.00				0.00	0%	40,000.00	0.00
217	09	9500	120	Broadcast System Flooring	M	RP Coatings	6,000.00				0.00	0%	6,000.00	0.00
218	09	9500	120	Broadcast System Flooring	L	RP Coatings	13,000.00				0.00	0%	13,000.00	0.00

1		CONTINUATION SHEET					Application No. 11				PER. TO: April 30, 2021			
2							APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec		Build	City of Indianola		SUPPLIER/	SCHEDULED	----WORK COMPLETED----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.		NO	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
219	10	2113.1	120	Plastic Toilet Compartments	M	EPCO Ltd, Inc.	1,367.00				0.00	0%	1,367.00	0.00
220	10	2113.1	120	Plastic Toilet Compartments	L	Williams Brothers Const. Inc.	1,170.00				0.00	0%	1,170.00	0.00
221	10	2800	120	Toilet, Bath and Laundry Accessories	M	EPCO Ltd, Inc.	1,413.00				0.00	0%	1,413.00	0.00
222	10	2800	120	Toilet, Bath and Laundry Accessories	L	Williams Brothers Const. Inc.	3,120.00				0.00	0%	3,120.00	0.00
223	10	5113	120	Metal Lockers	M/L	OSDI	4,707.00				0.00	0%	4,707.00	0.00
224	12	2400	120	Window Shades	M/L	Premier Edge, LLC	1,788.00				0.00	0%	1,788.00	0.00
225	12	3600	120	PLAM Casework, Tops & Sills	M	Innovative Laboratory Systems	11,150.00				0.00	0%	11,150.00	0.00
226	12	3600	120	PLAM Casework, Tops & Sills	L	Innovative Laboratory Systems	1,200.00				0.00	0%	1,200.00	0.00
227	13	3419	120	Metal Buildings System	M	Riverview Construction Compa	100,091.00	0.00		90,518.00	90,518.00	90%	9,573.00	4,525.90
228	13	3419	120	Metal Buildings System	L	Riverview Construction Compa	104,836.00				0.00	0%	104,836.00	0.00
229	21	0500	120	Fire Suppression	M	Midwest Automatic Fire Sprink	16,857.00				0.00	0%	16,857.00	0.00
230	21	0500	120	Fire Suppression	L	Midwest Automatic Fire Sprink	23,943.00				0.00	0%	23,943.00	0.00
231	22	0500	120	120 Admin Bldg	M	August Winter & Sons, Inc.	119,743.00	2,395.00	34,723.00	14,370.00	51,488.00	43%	68,255.00	2,574.40
232	22	0500	120	120 Admin Bldg	L	August Winter & Sons, Inc.	75,230.00	3,765.00	26,627.00		30,392.00	40%	44,838.00	1,519.60
233	23	0593	120	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	504.00				0.00	0%	504.00	0.00
234	23	0713	120	Duct Insulation	M	Corn States Metal Fabricators	590.00				0.00	0%	590.00	0.00
235	23	0713	120	Duct Insulation	L	Corn States Metal Fabricators	1,110.00				0.00	0%	1,110.00	0.00
236	23	0719	120	HVAC Piping Insulation	M	Corn States Metal Fabricators	340.00				0.00	0%	340.00	0.00
237	23	0719	120	HVAC Piping Insulation	L	Corn States Metal Fabricators	380.00				0.00	0%	380.00	0.00
238	23	1123	120	Facility Natural-Gas Piping	M	Corn States Metal Fabricators	1,500.00				0.00	0%	1,500.00	0.00
239	23	1123	120	HVAC Sequence of Operation	M	Corn States Metal Fabricators	10,000.00				0.00	0%	10,000.00	0.00
240	23	1123	120	HVAC Sequence of Operation	L	Corn States Metal Fabricators	27,000.00				0.00	0%	27,000.00	0.00
241	23	1123	120	Facility Natural-Gas Piping	L	Corn States Metal Fabricators	6,200.00				0.00	0%	6,200.00	0.00
242	23	2300	120	Refrigerant Piping	M	Corn States Metal Fabricators	1,000.00				0.00	0%	1,000.00	0.00
243	23	2300	120	Refrigerant Piping	L	Corn States Metal Fabricators	5,200.00				0.00	0%	5,200.00	0.00
244	23	3100	120	HVAC Ducts and Casings	M	Corn States Metal Fabricators	30,160.00	0.00		6,314.89	6,314.89	21%	23,845.11	315.74
245	23	3100	120	HVAC Ducts and Casings	L	Corn States Metal Fabricators	34,280.00				0.00	0%	34,280.00	0.00
246	23	3300	120	Air Duct Accessories	M	Corn States Metal Fabricators	520.00				0.00	0%	520.00	0.00
247	23	3300	120	Air Duct Accessories	L	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
248	23	3423	120	HVAC Power Ventilators	M	Corn States Metal Fabricators	7,040.00				0.00	0%	7,040.00	0.00
249	23	3423	120	HVAC Power Ventilators	L	Corn States Metal Fabricators	2,250.00				0.00	0%	2,250.00	0.00
250	23	3439	120	Propeller Fans	M	Corn States Metal Fabricators	7,610.00				0.00	0%	7,610.00	0.00
251	23	3439	120	Propeller Fans	L	Corn States Metal Fabricators	2,600.00				0.00	0%	2,600.00	0.00
252	23	3700	120	Grilles, Registers, Diffusers	M	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
253	23	3700	120	Grilles, Registers, Diffusers	L	Corn States Metal Fabricators	590.00				0.00	0%	590.00	0.00
254	23	5400	120	Furnaces	M	Corn States Metal Fabricators	23,250.00			22,425.00	22,425.00	96%	825.00	1,121.25
255	23	5400	120	Furnaces	L	Corn States Metal Fabricators	2,990.00				0.00	0%	2,990.00	0.00
256	23	5533	120	Fuel-Fired Unit Heaters	M	Corn States Metal Fabricators	25,940.00				0.00	0%	25,940.00	0.00
257	23	5533	120	Fuel-Fired Unit Heaters	L	Corn States Metal Fabricators	7,010.00				0.00	0%	7,010.00	0.00
258	23	8127	120	Libert AC Units	M	Corn States Metal Fabricators	22,400.00	0.00		22,400.00	22,400.00	100%	0.00	1,120.00
259	23	8127	120	Libert AC Units	L	Corn States Metal Fabricators	2,800.00				0.00	0%	2,800.00	0.00
260	26	0000	120	Admin Building	M	Price Electric	300,000.00	30,000.00	15,000.00		45,000.00	15%	255,000.00	2,250.00
261	31	5000	120	Building excavation/backfill	M/L	Iowa Earth Works	45,200.00	11,300.00			11,300.00	25%	33,900.00	565.00
262	***210***	***Headworks***									0.00		0.00	0.00
263	03	0000	210	210 Headworks							0.00		0.00	0.00
264	03	0000	210	Rebar	M/L	Harris Rebar (Ambassador Stee	119,015.00	74,214.81	19,416.42	15,293.76	108,924.99	92%	10,090.01	5,446.25
265	03	0000	210	Concrete	M	Norwalk Ready Mix Concrete I	129,518.27	90,662.00	6,475.91		97,137.91	75%	32,380.36	4,856.90
266	03	0000	210	Form & place							0.00		0.00	0.00
267	03	0000	210	Footings/pads	L	Williams Brothers Const. Inc.	9,846.23				0.00	0%	9,846.23	0.00
268	03	0000	210	Walls	L	Williams Brothers Const. Inc.	514,237.25	257,118.63	205,694.90		462,813.53	90%	51,423.72	23,140.68
269	03	0000	210	Base Slab	L	Williams Brothers Const. Inc.	79,211.93	79,211.93			79,211.93	100%	(0.00)	3,960.60
270	03	0000	210	SOG	L	Williams Brothers Const. Inc.	84,898.13				0.00	0%	84,898.13	0.00
271	03	0000	210	Suspended Slab	L	Williams Brothers Const. Inc.	126,427.65				0.00	0%	126,427.65	0.00

1		CONTINUATION SHEET					Application No. 11			PER TO: April 30, 2021			
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3	Spec	Build.	City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.	NO.	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL.	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
272	03	0000	210	Housekeeping pads	L	Williams Brothers Const. Inc.	4,029.75				0.00	0%	4,029.75	0.00
273	03	0000	210	Grouting	L	Williams Brothers Const. Inc.	4,257.36				0.00	0%	4,257.36	0.00
274	03	1000	210	210 Headworks	M	Molin Concrete Products	35,127.00				0.00	0%	35,127.00	0.00
275	03	1000	210	210 Headworks	L	Williams Brothers Const. Inc.	10,504.00				0.00	0%	10,504.00	0.00
276	04	2000	210	210 Headworks Insulation	M	Seedorff Masonry, Inc.	14,545.00			4,917.00	4,917.00	34%	9,628.00	245.85
277	04	2000	210	210 Headworks CMU	M	Seedorff Masonry, Inc.	27,209.00			3,537.00	3,537.00	13%	23,672.00	176.85
278	04	2000	210	210 Headworks Brick	M	Seedorff Masonry, Inc.	42,280.00				0.00	0%	42,280.00	0.00
279	04	2000	210	210 Headworks Brick	L	Seedorff Masonry, Inc.	88,230.00				0.00	0%	88,230.00	0.00
280	04	2000	210	210 Headworks CMU	L	Seedorff Masonry, Inc.	85,745.00				0.00	0%	85,745.00	0.00
281	04	2000	210	210 Headworks Insulation	L	Seedorff Masonry, Inc.	6,440.00				0.00	0%	6,440.00	0.00
282	05	1200	210	210 Headworks	M	HME, Inc	49,325.56	0.00		24,662.78	24,662.78	50%	24,662.78	1,233.14
283	05	1200	210	210 Headworks	L	Williams Brothers Const. Inc.	33,800.00				0.00	0%	33,800.00	0.00
284	06	1000	210	Bolted Plates & Blocking	M/L	Williams Brothers Const. Inc.	8,858.42				0.00	0%	8,858.42	0.00
285	07	5400	210	Thermoplastic Membrane Roofing	M	Fore Sure Roofing and Sheetme	25,561.54				0.00	0%	25,561.54	0.00
286	07	5400	210	Thermoplastic Membrane Roofing	L	Fore Sure Roofing and Sheetme	22,914.98				0.00	0%	22,914.98	0.00
287	07	6200	210	Sheet Metal Flashing and Trim	M	Fore Sure Roofing and Sheetme	819.74				0.00	0%	819.74	0.00
288	07	6200	210	Sheet Metal Flashing and Trim	L	Fore Sure Roofing and Sheetme	4,709.68				0.00	0%	4,709.68	0.00
289	08	1116	210	Aluminum Doors and Frames	M	Commercial Construction Prodt	28,900.00				0.00	0%	28,900.00	0.00
290	08	1116	210	Aluminum Doors and Frames	L	Commercial Construction Prodt	4,100.00				0.00	0%	4,100.00	0.00
291	08	3323	210	Overehead Coilings Doors	M	WD Door	18,275.00				0.00	0%	18,275.00	0.00
292	08	3323	210	Overehead Coilings Doors	L	WD Door	1,856.38				0.00	0%	1,856.38	0.00
293	08	4313	210	Aluminum Framed Storefronts	M	Commercial Construction Products Co					0.00		0.00	0.00
294	08	4313	210	Aluminum Framed Storefronts	L	Commercial Construction Products Co					0.00		0.00	0.00
295	08	7100	210	Door Hardware	M	Commercial Construction Products Co					0.00		0.00	0.00
296	08	7100	210	Door Hardware	L	Commercial Construction Products Co					0.00		0.00	0.00
297	09	9000	210	Paints and Coatings 210 Headworks	M	RP Coatings	18,000.00				0.00	0%	18,000.00	0.00
298	09	9000	210	Paints and Coatings	L	RP Coatings	90,000.00				0.00	0%	90,000.00	0.00
299	22	0500	210	210 Headworks	M	August Winter & Sons, Inc.	19,000.00				0.00	0%	19,000.00	0.00
300	22	0500	210	210 Headworks	L	August Winter & Sons, Inc.	24,000.00				0.00	0%	24,000.00	0.00
301	23	0593	210	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	1,008.00				0.00	0%	1,008.00	0.00
302	23	0713	210	Duct Insulation	M	Corn States Metal Fabricators	1,510.00				0.00	0%	1,510.00	0.00
303	23	0713	210	Duct Insulation	L	Corn States Metal Fabricators	2,790.00				0.00	0%	2,790.00	0.00
304	23	0719	210	HVAC Piping Insulation	M	Corn States Metal Fabricators	210.00				0.00	0%	210.00	0.00
305	23	0719	210	HVAC Piping Insulation	L	Corn States Metal Fabricators	450.00				0.00	0%	450.00	0.00
306	23	1123	210	Facility Natural-Gas Piping	M	Corn States Metal Fabricators	1,400.00				0.00	0%	1,400.00	0.00
307	23	1123	210	HVAC Sequence of Operation	M	Corn States Metal Fabricators	10,000.00				0.00	0%	10,000.00	0.00
308	23	1123	210	HVAC Sequence of Operation	L	Corn States Metal Fabricators	23,000.00				0.00	0%	23,000.00	0.00
309	23	1123	210	Facility Natural-Gas Piping	L	Corn States Metal Fabricators	8,000.00				0.00	0%	8,000.00	0.00
310	23	2300	210	Refrigerant Piping	M	Corn States Metal Fabricators	500.00				0.00	0%	500.00	0.00
311	23	2300	210	Refrigerant Piping	L	Corn States Metal Fabricators	3,100.00				0.00	0%	3,100.00	0.00
312	23	3100	210	HVAC Ducts and Casings	M	Corn States Metal Fabricators	30,160.00				0.00	0%	30,160.00	0.00
313	23	3100	210	HVAC Ducts and Casings	L	Corn States Metal Fabricators	34,280.00	0.00		5,759.00	5,759.00	17%	28,521.00	287.95
314	23	3300	210	Air Duct Accessories	M	Corn States Metal Fabricators	520.00				0.00	0%	520.00	0.00
315	23	3300	210	Air Duct Accessories	L	Corn States Metal Fabricators	250.00				0.00	0%	250.00	0.00
316	23	3423	210	HVAC Power Ventilators	M	Corn States Metal Fabricators	7,040.00				0.00	0%	7,040.00	0.00
317	23	3423	210	HVAC Power Ventilators	L	Corn States Metal Fabricators	2,450.00				0.00	0%	2,450.00	0.00
318	23	3700	210	Grilles, Registers, Diffusers	M	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
319	23	3700	210	Grilles, Registers, Diffusers	L	Corn States Metal Fabricators	590.00				0.00	0%	590.00	0.00
320	23	7433	210	Packaged MAU	M	Corn States Metal Fabricators	25,600.00				0.00	0%	25,600.00	0.00
321	23	7433	210	Packaged MAU	L	Corn States Metal Fabricators	1,500.00				0.00	0%	1,500.00	0.00
322	23	8101	210	Terminal Heat Transfer Units	M	Corn States Metal Fabricators	15,480.00	0.00		15,480.00	15,480.00	100%	0.00	774.00
323	23	8101	210	Terminal Heat Transfer Units	L	Corn States Metal Fabricators	1,060.00				0.00	0%	1,060.00	0.00
324	23	8127	210	Libert AC Units	M	Corn States Metal Fabricators	22,400.00	0.00		21,800.00	21,800.00	97%	600.00	1,090.00

1		CONTINUATION SHEET					Application No. 11			PER TO: April 30, 2021				
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3	Spec	Build		City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.	NO		Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
325	23	8127	210	Libert AC Units	L	Corn States Metal Fabricators	2,800.00				0.00	0%	2,800.00	0.00
326	23	8417	210	Dehumidifiers	M	Corn States Metal Fabricators	4,000.00	0.00		2,999.00	2,999.00	75%	1,001.00	149.95
327	23	8417	210	Dehumidifiers	L	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
328	26	0000	210	Headworks Building	L	Price Electric	225,000.00	11,250.00			11,250.00	5%	213,750.00	562.50
329	31	5000	210	Building excavation/backfill	M/L	Iowa Earth Works	45,200.00	22,600.00			22,600.00	50%	22,600.00	1,130.00
330	31	6613.1	210	Headworks	M/L	Helitech	39,416.00	39,416.00			39,416.00	100%	0.00	1,970.80
331	35	2016.2	210	Slide Gates	M	August Winter & Sons	66,000.00		33,000.00	33,000.00	66,000.00	100%	0.00	3,300.00
332	35	2016.2	210	Slide Gates	L	August Winter & Sons	25,000.00	2,500.00	6,250.00		8,750.00	35%	16,250.00	437.50
333	43	2138	210	Vertical Turbine Solids Handling Pumps	M	August Winter & Sons	600,000.00	6,000.00			6,000.00	1%	594,000.00	300.00
334	43	2138	210	Vertical Turbine Solids Handling Pumps	L	August Winter & Sons	304,320.00	3,040.00			3,040.00	1%	301,280.00	152.00
335	46	2151	210	Multiple Rake Bar Screen	M	August Winter & Sons	330,000.00			322,949.00	322,949.00	98%	7,051.00	16,147.45
336	46	2151	210	Multiple Rake Bar Screen	L	August Winter & Sons	100,000.00	15,000.00			15,000.00	15%	85,000.00	750.00
337	46	2152	210	Scrennings Washer/Compactor	M	August Winter & Sons	included in 462151				0.00		0.00	0.00
338	46	2152	210	Scrennings Washer/Compactor	L	August Winter & Sons	included in 462151				0.00		0.00	0.00
339	***230 Grit Building***										0.00		0.00	0.00
340	03	0000	230	230 Grit Building							0.00		0.00	0.00
341	03	0000	230	Rebar	M/L	Harris Rebar (Ambassador Stee	74,040.00	59,466.44	14,573.56		74,040.00	100%	0.00	3,702.00
342	03	0000	230	Concrete	M	Norwalk Ready Mix Concrete I	55,118.71	52,402.00	2,716.71		55,118.71	100%	0.00	2,755.94
343	03	0000	230	Form & place							0.00		0.00	0.00
344	03	0000	230	Walls	L	Williams Brothers Const. Inc.	325,573.60	325,573.60			325,573.60	100%	0.00	16,278.68
345	03	0000	230	Base Slab	L	Williams Brothers Const. Inc.	73,777.53	73,777.53			73,777.53	100%	(0.01)	3,688.88
346	03	0000	230	SOG	L	Williams Brothers Const. Inc.	43,768.90	43,768.90			43,768.90	100%	0.00	2,188.45
347	03	0000	230	Suspended Slab	L	Williams Brothers Const. Inc.	120,041.05	72,024.63	48,016.42		120,041.05	100%	(0.00)	6,002.05
348	03	1000	230	230 Grit Bldg	M	Molin Concrete Products	10,475.00				0.00	0%	10,475.00	0.00
349	03	1000	230	230 Grit Bldg	L	Williams Brothers Const. Inc.	10,504.00				0.00	0%	10,504.00	0.00
350	04	2000	230	230 Grit Insulation	M	Seedorff Masonry, Inc.	10,608.00			3,583.00	3,583.00	34%	7,025.00	179.15
351	04	2000	230	230 Grit CMU	M	Seedorff Masonry, Inc.	9,903.00			1,287.00	1,287.00	13%	8,616.00	64.35
352	04	2000	230	230 Grit Brick	M	Seedorff Masonry, Inc.	16,656.00				0.00	0%	16,656.00	0.00
353	04	2000	230	230 Grit Brick	L	Seedorff Masonry, Inc.	34,687.00				0.00	0%	34,687.00	0.00
354	04	2000	230	230 Grit Insulation	L	Seedorff Masonry, Inc.	4,763.00				0.00	0%	4,763.00	0.00
355	04	2000	230	230 Grit CMU	L	Seedorff Masonry, Inc.	38,819.00				0.00	0%	38,819.00	0.00
356	05	1200	230	230 Grit Building	M	HME, Inc	48,135.04	4,815.00	19,254.02	12,032.26	36,101.28	75%	12,033.76	1,805.06
357	05	1200	230	230 Grit Building	L	Williams Brothers Const. Inc.	33,800.00	3,380.00	13,520.00		16,900.00	50%	16,900.00	845.00
358	06	1000	230	Bolted Plates at roof equipment	M/L	Williams Brothers Const. Inc.	3,168.75				0.00	0%	3,168.75	0.00
359	06	1000	230	Bolted Plates & Blocking	M/L	Williams Brothers Const. Inc.	8,858.42				0.00	0%	8,858.42	0.00
360	06	6000	230	Parshall Flume Liners	M	August Winter & Sons, Inc.	12,000.00	12,000.00			12,000.00	100%	0.00	600.00
361	06	6000	230	Parshall Flume Liners	L	August Winter & Sons, Inc.	9,500.00	9,500.00			9,500.00	100%	0.00	475.00
362	07	1713	230	Bentonite Panel Waterproofing	M	Williams Brothers Const. Inc.	7,800.00	4,680.00	3,120.00		7,800.00	100%	0.00	390.00
363	07	1713	230	Bentonite Panel Waterproofing	L	Williams Brothers Const. Inc.	5,850.00	3,510.00	2,340.00		5,850.00	100%	0.00	292.50
364	07	5400	230	Thermoplastic Membrane Roofing	M	Fore Sure Roofing and Sheetme	7,518.10				0.00	0%	7,518.10	0.00
365	07	5400	230	Thermoplastic Membrane Roofing	L	Fore Sure Roofing and Sheetme	6,740.00				0.00	0%	6,740.00	0.00
366	07	6200	230	Sheet Metal Flashing and Trim	M	Fore Sure Roofing and Sheetme	240.00				0.00	0%	240.00	0.00
367	07	6200	230	Sheet Metal Flashing and Trim	L	Fore Sure Roofing and Sheetme	1,380.00				0.00	0%	1,380.00	0.00
368	08	1116	230	Aluminum Doors and Frames	M	Commercial Construction Prod	12,240.00				0.00	0%	12,240.00	0.00
369	08	1116	230	Aluminum Doors and Frames	L	Commercial Construction Prod	2,800.00				0.00	0%	2,800.00	0.00
370	08	3100	230	Access Doors and Panels	M	Nystrom	534.00	534.00			534.00	100%	0.00	26.70
371	08	3100	230	Access Doors and Panels	L	Williams Brothers Const. Inc.	490.29	490.29			490.29	100%	0.00	24.51
372	08	3323	230	Overehead Coilings Doors	M	WD Door	6,172.50				0.00	0%	6,172.50	0.00
373	08	3323	230	Overehead Coilings Doors	L	WD Door	928.25				0.00	0%	928.25	0.00
374	08	4313	230	Aluminum Framed Storefronts	M	Commercial Construction Products Co					0.00		0.00	0.00
375	08	4313	230	Aluminum Framed Storefronts	L	Commercial Construction Products Co					0.00		0.00	0.00
376	08	7100	230	Door Hardware	M	Commercial Construction Products Co					0.00		0.00	0.00
377	08	7100	230	Door Hardware	L	Commercial Construction Products Co					0.00		0.00	0.00

1				CONTINUATION SHEET				Application No. 11				PER. TO: April 30, 2021			
2								APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec		Build	City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec		NO	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
378	09	9000	230	Paints and Coatings 230 Grit Bldg	M	RP Coatings	7,000.00				0.00	0%	7,000.00	0.00
379	09	9000	230	Paints and Coatings	L	RP Coatings	20,000.00				0.00	0%	20,000.00	0.00
380	22	0500	230	230 Grit Bldg	M	August Winter & Sons, Inc.	10,000.00	3,000.00			3,000.00	30%	7,000.00	150.00
381	22	0500	230	230 Grit Bldg	L	August Winter & Sons, Inc.	30,000.00	12,000.00			12,000.00	40%	18,000.00	600.00
382	23	0593	230	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	1,008.00				0.00	0%	1,008.00	0.00
383	23	0713	230	Duct Insulation	M	Corn States Metal Fabricators	2,000.00				0.00	0%	2,000.00	0.00
384	23	0713	230	Duct Insulation	L	Corn States Metal Fabricators	3,700.00				0.00	0%	3,700.00	0.00
385	23	1123	230	Facility Natural-Gas Piping	M	Corn States Metal Fabricators	1,800.00				0.00	0%	1,800.00	0.00
386	23	1123	230	HVAC Sequence of Operation	M	Corn States Metal Fabricators	11,000.00				0.00	0%	11,000.00	0.00
387	23	1123	230	HVAC Sequence of Operation	L	Corn States Metal Fabricators	28,000.00				0.00	0%	28,000.00	0.00
388	23	1123	230	Facility Natural-Gas Piping	L	Corn States Metal Fabricators	11,000.00				0.00	0%	11,000.00	0.00
389	23	3100	230	HVAC Ducts and Casings	M	Corn States Metal Fabricators	25,860.00	0.00		18,910.00	18,910.00	73%	6,950.00	945.50
390	23	3100	230	HVAC Ducts and Casings	L	Corn States Metal Fabricators	29,380.00				0.00	0%	29,380.00	0.00
391	23	3300	230	Air Duct Accessories	M	Corn States Metal Fabricators	450.00				0.00	0%	450.00	0.00
392	23	3300	230	Air Duct Accessories	L	Corn States Metal Fabricators	300.00				0.00	0%	300.00	0.00
393	23	3423	230	HVAC Power Ventilators	M	Corn States Metal Fabricators	10,560.00				0.00	0%	10,560.00	0.00
394	23	3423	230	HVAC Power Ventilators	L	Corn States Metal Fabricators	3,380.00				0.00	0%	3,380.00	0.00
395	23	3700	230	Grilles, Registers, Diffusers	M	Corn States Metal Fabricators	700.00				0.00	0%	700.00	0.00
396	23	3700	230	Grilles, Registers, Diffusers	L	Corn States Metal Fabricators	1,190.00				0.00	0%	1,190.00	0.00
397	23	7433	230	Packaged MAU	M	Corn States Metal Fabricators	25,600.00				0.00	0%	25,600.00	0.00
398	23	7433	230	Packaged MAU	L	Corn States Metal Fabricators	1,500.00				0.00	0%	1,500.00	0.00
399	23	8101	230	Terminal Heat Transfer Units	M	Corn States Metal Fabricators	7,740.00	0.00		7,740.00	7,740.00	100%	0.00	387.00
400	23	8101	230	Terminal Heat Transfer Units	L	Corn States Metal Fabricators	530.00				0.00	0%	530.00	0.00
401	26	0000	230	Grit Building	L	Price Electric	290,000.00	23,200.00	20,300.00		43,500.00	15%	246,500.00	2,175.00
402	31	5000	230	Building excavation/backfill	M/L	Iowa Earth Works	22,600.00	11,300.00			11,300.00	50%	11,300.00	565.00
403	35	2016.1	230	Slide Gates	M	August Winter & Sons	54,000.00		27,000.00	27,000.00	54,000.00	100%	0.00	2,700.00
404	35	2016.1	230	Slide Gates	L	August Winter & Sons	35,000.00		17,500.00		17,500.00	50%	17,500.00	875.00
405	41	2213	230	Bridge Crane	M	Waite Equipment	17,000.00				0.00	0%	17,000.00	0.00
406	41	2213	230	Bridge Crane	L	Waite Equipment	4,300.00				0.00	0%	4,300.00	0.00
407	41	2223	230	Hoist and Monorail System	M	Waite Equipment	3,200.00				0.00	0%	3,200.00	0.00
408	41	2223	230	Hoist and Monorail System	L	Waite Equipment	750.00				0.00	0%	750.00	0.00
409	43	2117	230	Vortex (Torque-Flow) Pumping Equipment	M	August Winter & Sons	115,000.00			115,000.00	115,000.00	100%	0.00	5,750.00
410	43	2117	230	Vortex (Torque-Flow) Pumping Equipment	M/L	August Winter & Sons	60,000.00	3,000.00	6,000.00	9,000.00	18,000.00	30%	42,000.00	900.00
411	43	4113	230	Hydropneumatic Tank	M	August Winter & Sons	55,000.00				0.00	0%	55,000.00	0.00
412	43	4113	230	Hydropneumatic Tank	L	August Winter & Sons	25,500.00				0.00	0%	25,500.00	0.00
413	46	2323	230	Grit Removal Equipment	M	August Winter & Sons	240,000.00			240,000.00	240,000.00	100%	0.00	12,000.00
414	46	2323	230	Grit Removal Equipment	L	August Winter & Sons	115,000.00	6,900.00	4,600.00		11,500.00	10%	103,500.00	575.00
415	46	2327	230	Grit Washer	M	August Winter & Sons	185,000.00			185,000.00	185,000.00	100%	0.00	9,250.00
416	46	2327	230	Grit Washer	L	August Winter & Sons	115,000.00	6,900.00	10,350.00		17,250.00	15%	97,750.00	862.50
417	46	6124	230	Composite Sampler	M	August Winter & Sons	9,500.00				0.00	0%	9,500.00	0.00
418	***250***	***Equalization Tank***									0.00		0.00	0.00
419	03	0000	250	250 Equalization Tank							0.00		0.00	0.00
420	03	0000	250	Rebar	M/L	Harris Rebar (Ambassador Stee	90,735.00	0.00		55,100.00	55,100.00	61%	35,635.00	2,755.00
421	03	0000	250	Concrete	M	Norwalk Ready Mix Concrete I	121,947.48				0.00	0%	121,947.48	0.00
422	03	0000	250	Form & place							0.00		0.00	0.00
423	03	0000	250	Footings	L	Williams Brothers Const. Inc.	64,284.98				0.00	0%	64,284.98	0.00
424	03	0000	250	Walls	L	Williams Brothers Const. Inc.	310,185.45				0.00	0%	310,185.45	0.00
425	03	0000	250	Base Slab	L	Williams Brothers Const. Inc.	38,591.78				0.00	0%	38,591.78	0.00
426	03	0000	250	SOG	L	Williams Brothers Const. Inc.	124,810.88				0.00	0%	124,810.88	0.00
427	03	0000	250	Suspended Slab	L	Williams Brothers Const. Inc.	16,034.63				0.00	0%	16,034.63	0.00
428	03	0000	250	Housekeeping Pads	L	Williams Brothers Const. Inc.	4,764.15				0.00	0%	4,764.15	0.00
429	03	0000	250	Grouting	L	Williams Brothers Const. Inc.	490.32				0.00	0%	490.32	0.00
430	05	1200	250	250 EQ Tank Return Flow PS	M	HME, Inc	2,849.12	0.00		2,706.66	2,706.66	95%	142.46	135.33

1				CONTINUATION SHEET				Application No. 11				PER. TO: April 30, 2021			
2								APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec		Build	City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.		NO	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL.	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
431	05	1200	250	250 EQ Tank Return Flow PS	L	Williams Brothers Const. Inc.	3,900.00				0.00	0%	3,900.00	0.00
432	07	1353	250	Elastomeric Deck Coverings	M	RP Coatings	4,000.00				0.00	0%	4,000.00	0.00
433	07	1353	250	Elastomeric Deck Coverings	L	RP Coatings	8,000.00				0.00	0%	8,000.00	0.00
434	07	1713	250	Bentonite Panel Waterproofing	M	Williams Brothers Const. Inc.	9,113.81				0.00	0%	9,113.81	0.00
435	07	1713	250	Bentonite Panel Waterproofing	L	Williams Brothers Const. Inc.	6,370.00				0.00	0%	6,370.00	0.00
436	08	3100	250	Access Doors and Panels	M	Nystrom	1,097.00	0.00		1,097.00	1,097.00	100%	0.00	54.85
437	08	3100	250	Access Doors and Panels	L	Williams Brothers Const. Inc.	490.29				0.00	0%	490.29	0.00
438	09	9000	250	Paints and Coatings 250 EQ Tanks	M	RP Coatings	400.00				0.00	0%	400.00	0.00
439	09	9000	250	Paints and Coatings	L	RP Coatings	2,500.00				0.00	0%	2,500.00	0.00
440	23	0593	250	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	1,008.00				0.00	0%	1,008.00	0.00
441	23	1123	250	HVAC Sequence of Operation	M	Corn States Metal Fabricators	5,000.00				0.00	0%	5,000.00	0.00
442	23	1123	250	HVAC Sequence of Operation	L	Corn States Metal Fabricators	12,000.00				0.00	0%	12,000.00	0.00
443	23	3423	250	HVAC Power Ventilators	M	Corn States Metal Fabricators	10,560.00				0.00	0%	10,560.00	0.00
444	23	3423	250	HVAC Power Ventilators	L	Corn States Metal Fabricators	3,380.00				0.00	0%	3,380.00	0.00
445	23	8101	250	Terminal Heat Transfer Units	M	Corn States Metal Fabricators	7,740.00	0.00		7,740.00	7,740.00	100%	0.00	387.00
446	23	8101	250	Terminal Heat Transfer Units	L	Corn States Metal Fabricators	530.00				0.00	0%	530.00	0.00
447	31	5000	250	Building excavation/backfill	M/L	Iowa Earth Works	45,200.00	22,600.00			22,600.00	50%	22,600.00	1,130.00
448	31	6613	250	Equalization Tank	M/L	Heliteeh	103,250.00	103,250.00			103,250.00	100%	0.00	5,162.50
449	33	3613	250	Bolted Steel Wastewater Storage Tank-131' Tank	M	Great Plaines Structurs LLC	284,045.00	0.00	0.00	239,520.00	239,520.00	84%	44,525.00	11,976.00
450	33	3613	250	Bolted Steel Wastewater Storage Tank	L	Great Plaines Structurs LLC	94,290.00				0.00	0%	94,290.00	0.00
451	43	2139	250	Submersible Solids Handling Pump Equipment	M	August Winter & Sons	85,000.00				0.00	0%	85,000.00	0.00
452	43	2139	250	Submersible Solids Handling Pump Equipment	L	August Winter & Sons	156,538.00				0.00	0%	156,538.00	0.00
453	46	4123	250	Submersible Mixing Equipment-250 Equalization Tank	M	August Winter & Sons	35,000.00				0.00	0%	35,000.00	0.00
454	46	4123	250	Submersible Mixing Equipment	L	August Winter & Sons	83,053.00				0.00	0%	83,053.00	0.00
455	***270***	***Peak Flow Treatment***									0.00		0.00	0.00
456	03	0000	270	270 Peak Flow Treatment Str							0.00		0.00	0.00
457	03	0000	270	Rebar	M/L	Harris Rebar (Ambassador Stee	39,475.00	36,378.93			36,378.93	92%	3,096.07	1,818.95
458	03	0000	270	Concrete	M	Norwalk Ready Mix Concrete I	37,200.90	33,480.81	2,976.07		36,456.88	98%	744.01	1,822.84
459	03	0000	270	Form & place							0.00		0.00	0.00
460	03	0000	270	Footings/Pads	L	Williams Brothers Const. Inc.	26,439.08	26,439.08			26,439.08	100%	(0.01)	1,321.95
461	03	0000	270	Walls	L	Williams Brothers Const. Inc.	185,141.70	175,884.62			175,884.62	95%	9,257.08	8,794.23
462	03	0000	270	SOG	L	Williams Brothers Const. Inc.	54,810.68	54,810.68			54,810.68	100%	(0.00)	2,740.53
463	03	0000	270	Houskeeping Pads	L	Williams Brothers Const. Inc.	5,734.80	3,440.88	1,146.96		4,587.84	80%	1,146.96	229.39
464	03	1000	270	270 Peak Flow	M	Molin Concrete Products	6,642.00	3,321.00	3,321.00		6,642.00	100%	0.00	332.10
465	03	1000	270	270 Peak Flow	L	Williams Brothers Const. Inc.	10,504.00	5,252.00	5,252.00		10,504.00	100%	0.00	525.20
466	04	2000	270	270 Peak Flow Brick	M	Seedorff Masonry, Inc.	11,090.00				0.00	0%	11,090.00	0.00
467	04	2000	270	270 Peak Flow CMU	M	Seedorff Masonry, Inc.	6,960.00	4,176.00		1,389.00	5,565.00	80%	1,395.00	278.25
468	04	2000	270	270 Peak Flow Insulation	M	Seedorff Masonry, Inc.	5,114.00			1,740.00	1,740.00	34%	3,374.00	87.00
469	04	2000	270	270 Peak Flow Brick	L	Seedorff Masonry, Inc.	20,788.00				0.00	0%	20,788.00	0.00
470	04	2000	270	270 Peak Flow CMU	L	Seedorff Masonry, Inc.	28,180.00	16,908.00			16,908.00	60%	11,272.00	845.40
471	04	2000	270	270 Peak Flow Insulation	L	Seedorff Masonry, Inc.	2,421.00				0.00	0%	2,421.00	0.00
472	05	1200	270	270 Peak Flow Treatment	M	HME, Inc	42,256.12	2,535.00		31,269.90	33,804.90	80%	8,451.22	1,690.25
473	05	1200	270	270 Peak Flow Treatment	L	Williams Brothers Const. Inc.	33,800.00	1,690.00			1,690.00	5%	32,110.00	84.50
474	08	1113	270	Hollow Metal Doors and Frames	M	Commercial Construction Prodt	21,284.74				0.00	0%	21,284.74	0.00
475	08	1113	270	Hollow Metal Doors and Frames	L	Commercial Construction Prodt	3,000.00				0.00	0%	3,000.00	0.00
476	08	1116	270	Aluminum Doors and Frames	M	Commercial Construction Prodt	Includ above				0.00		0.00	0.00
477	08	1116	270	Aluminum Doors and Frames	L	Commercial Construction Prodt	Includ above				0.00		0.00	0.00
478	08	3323	270	Ovcrehead Coilings Doors	M	WD Door	8,157.50				0.00	0%	8,157.50	0.00
479	08	3323	270	Overehead Coilings Doors	L	WD Door	928.25				0.00	0%	928.25	0.00
480	08	4313	270	Aluminum Framed Storefronts	M	Commercial Construction Products Co					0.00		0.00	0.00
481	08	4313	270	Aluminum Framed Storefronts	L	Commercial Construction Products Co					0.00		0.00	0.00
482	08	7100	270	Door Hardwarc	M	Commercial Construction Products Co					0.00		0.00	0.00
483	08	7100	270	Door Hardware	L	Commercial Construction Products Co					0.00		0.00	0.00

1				CONTINUATION SHEET				Application No. 11				PER. TO: April 30, 2021			
2								APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec		Build.	City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.		NO.	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL.	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
484	09	9000	270	Paints and Coatings 270 Peak Flow Treatement	M	RP Coatings	12,500.00				0.00	0%	12,500.00	0.00
485	09	9000	270	Paints and Coatings	L	RP Coatings	20,000.00				0.00	0%	20,000.00	0.00
486	13	3419	270	Metal Buildings System	M	Riverview Construction Compa	41,804.00	0.00		39,094.00	39,094.00	94%	2,710.00	1,954.70
487	13	3419	270	Metal Buildings System	L	Riverview Construction Compa	41,138.00				0.00	0%	41,138.00	0.00
488	21	0500	270	Fire Suppression	M	Midwest Automatic Fire Sprink	3,880.00				0.00	0%	3,880.00	0.00
489	21	0500	270	Fire Suppression	L	Midwest Automatic Fire Sprink	6,770.00				0.00	0%	6,770.00	0.00
490	23	0593	270	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	504.00				0.00	0%	504.00	0.00
491	23	1123	270	Facility Natural-Gas Piping	M	Corn States Metal Fabricators	800.00				0.00	0%	800.00	0.00
492	23	1123	270	HVAC Sequence of Operation	M	Corn States Metal Fabricators	5,000.00				0.00	0%	5,000.00	0.00
493	23	1123	270	Facility Natural-Gas Piping	L	Corn States Metal Fabricators	4,600.00				0.00	0%	4,600.00	0.00
494	23	1123	270	HVAC Sequence of Operation	L	Corn States Metal Fabricators	14,000.00				0.00	0%	14,000.00	0.00
495	23	3100	270	HVAC Ducts and Casings	M	Corn States Metal Fabricators	25,850.00	0.00		4,279.00	4,279.00	17%	21,571.00	213.95
496	23	3100	270	HVAC Ducts and Casings	L	Corn States Metal Fabricators	29,380.00				0.00	0%	29,380.00	0.00
497	23	3300	270	Air Duct Accessories	M	Corn States Metal Fabricators	440.00				0.00	0%	440.00	0.00
498	23	3300	270	Air Duct Accessories	L	Corn States Metal Fabricators	300.00				0.00	0%	300.00	0.00
499	23	3423	270	HVAC Power Ventilators	M	Corn States Metal Fabricators	7,040.00				0.00	0%	7,040.00	0.00
500	23	3423	270	HVAC Power Ventilators	L	Corn States Metal Fabricators	2,250.00				0.00	0%	2,250.00	0.00
501	23	8101	270	Terminal Heat Transfer Units	M	Corn States Metal Fabricators	7,740.00	0.00		2,440.00	2,440.00	32%	5,300.00	122.00
502	23	8101	270	Terminal Heat Transfer Units	L	Corn States Metal Fabricators	530.00				0.00	0%	530.00	0.00
503	26	0000	270	Peak Flow Treatment	L	Price Electric	250,000.00	50,000.00			50,000.00	20%	200,000.00	2,500.00
504	31	5000	270	Building excavation/backfill	M/L	Iowa Earth Works	22,600.00	16,950.00			16,950.00	75%	5,650.00	847.50
505	41	4116	270	Bulk Chemical Storage Tanks	M	August Winter & Sons	65,000.00			65,000.00	65,000.00	100%	0.00	3,250.00
506	41	4116	270	Bulk Chemical Storage Tanks	L	August Winter & Sons	43,000.00	6,450.00	15,050.00		21,500.00	50%	21,500.00	1,075.00
507	46	3334	270	Peristaltic Metering Pumps	M	August Winter & Sons	75,000.00				0.00	0%	75,000.00	0.00
508	46	3334	270	Peristaltic Metering Pumps	L	August Winter & Sons	35,500.00				0.00	0%	35,500.00	0.00
509	46	3383	270	Chemical Feed Accessories	M	August Winter & Sons	140,000.00				0.00	0%	140,000.00	0.00
510	46	3383	270	Chemical Feed Accessories	L	August Winter & Sons	50,000.00				0.00	0%	50,000.00	0.00
511	46	6442	270	Peak Flow Treatment-Cloth Media Filters	M	August Winter & Sons	1,387,000.00	1,387,000.00			1,387,000.00	100%	0.00	69,350.00
512	46	6442	270	Peak Flow Treatment-Cloth Media Filters	M/L	August Winter & Sons	350,000.00	49,000.00	56,000.00	35,000.00	140,000.00	40%	210,000.00	7,000.00
513	***320 Oxidation Ditches***										0.00		0.00	0.00
514	03	0000	320	320 Oxidation Ditches							0.00		0.00	0.00
515	03	0000	320	Rebar	M/L	Harris Rebar (Ambassador Stee	464,630.00	407,384.03			407,384.03	88%	57,245.97	20,369.20
516	03	0000	320	Concrete	M	Norwalk Ready Mix Concrete I	405,205.45	270,017.00	52,676.71		322,693.71	80%	82,511.74	16,134.69
517	03	0000	320	Form & place							0.00		0.00	0.00
518	03	0000	320	Walls	L	Williams Brothers Const. Inc.	1,980,990.88	1,386,693.62	39,619.82		1,426,313.44	72%	554,677.44	71,315.67
519	03	0000	320	Round Piers & Columns	L	Williams Brothers Const. Inc.	1,823.18				0.00	0%	1,823.18	0.00
520	03	0000	320	Base Slab	L	Williams Brothers Const. Inc.	413,406.45	372,065.81			372,065.81	90%	41,340.65	18,603.29
521	03	0000	320	Precast Hollowcore Slabs	L	Williams Brothers Const. Inc.	19,118.70				0.00	0%	19,118.70	0.00
522	03	0000	320	Beams	L	Williams Brothers Const. Inc.	89,986.95				0.00	0%	89,986.95	0.00
523	03	0000	320	Suspended Slab	L	Williams Brothers Const. Inc.	106,384.05				0.00	0%	106,384.05	0.00
524	03	0000	320	Housekeeping Pads	L	Williams Brothers Const. Inc.	3,758.40				0.00	0%	3,758.40	0.00
525	03	0000	320	Grouting	L	Williams Brothers Const. Inc.	955.40				0.00	0%	955.40	0.00
526	03	1000	320	320 Oxidation Ditch	M	Molin Concrete Products	53,849.00				0.00	0%	53,849.00	0.00
527	03	1000	320	320 Oxidation Ditch	L	Williams Brothers Const. Inc.	21,008.00				0.00	0%	21,008.00	0.00
528	05	1200	320	320 Oxidation Ditch	M	HME, Inc	101,417.04	0.00		91,275.34	91,275.34	90%	10,141.70	4,563.77
529	05	1200	320	320 Oxidation Ditch	L	Williams Brothers Const. Inc.	67,600.00				0.00	0%	67,600.00	0.00
530	05	1200	320	320 Oxidation Structural Flow Splitter	M	HME, Inc	5,667.98	0.00		5,384.58	5,384.58	95%	283.40	269.23
531	05	1200	320	320 Oxidation Structural Flow Splitter	L	Williams Brothers Const. Inc.	3,900.00				0.00	0%	3,900.00	0.00
532	26	0000	320	Oxidation Ditches	M	Price Electric	220,000.00	4,400.00	2,200.00		6,600.00	3%	213,400.00	330.00
533	31	5000	320	Building excavation/backfill	M/L	Iowa Earth Works	45,200.00	22,600.00			22,600.00	50%	22,600.00	1,130.00
534	31	6613.1	320	Oxidation Ditch	M/L	Helitech	142,667.00	142,667.00			142,667.00	100%	0.00	7,133.35
535	35	2016.1	320	Slide Gates	M	August Winter & Sons	39,000.00				0.00	0%	39,000.00	0.00
536	35	2016.2	320	Slide Gates	L	August Winter & Sons	9,500.00				0.00	0%	9,500.00	0.00

1				CONTINUATION SHEET				Application No. 11				PER. TO: April 30, 2021			
2								APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec		Build.	City of Indianola		SUPPLIER/	SCHEDULED	----WORK COMPLETED----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.		NO.	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
537	46	4123	320	Submersible Mixing Equipment-320 Oxidation Ditch	M	August Winter & Sons	90,000.00				0.00	0%	90,000.00	0.00
538	46	4123	320	Submersible Mixing Equipment	L	August Winter & Sons	89,747.00				0.00	0%	89,747.00	0.00
539	46	5361	320	Oxidation Ditech System Equipment (Base Bid)	M	August Winter & Sons	1,051,600.00				0.00	0%	1,051,600.00	0.00
540	46	5361	320	Oxidation Ditech Sys 40'	L	August Winter & Sons	95,000.00				0.00	0%	95,000.00	0.00
541	***350***	***Secondary Treatment Bldg***									0.00		0.00	0.00
542	03	0000	350	350 Secondary Treatment Bldg							0.00		0.00	0.00
543	03	0000	350	Rebar	M/L	Harris Rebar (Ambassador Stee	49,265.00		30,230.00		30,230.00	61%	19,035.00	1,511.50
544	03	0000	350	Concrete	M	Norwalk Ready Mix Concrete I	32,261.43				0.00	0%	32,261.43	0.00
545	03	0000	350	Form & place							0.00		0.00	0.00
546	03	0000	350	Walls	L	Williams Brothers Const. Inc.	126,812.93				0.00	0%	126,812.93	0.00
547	03	0000	350	Base Slab	L	Williams Brothers Const. Inc.	27,955.13		5,591.03		5,591.03	20%	22,364.10	279.55
548	03	0000	350	Suspended Slab	L	Williams Brothers Const. Inc.	85,748.63				0.00	0%	85,748.63	0.00
549	03	0000	350	Houskeeping Pads	L	Williams Brothers Const. Inc.	4,131.00				0.00	0%	4,131.00	0.00
550	03	0000	350	Columns	L	Williams Brothers Const. Inc	7,418.25				0.00	0%	7,418.25	0.00
551	03	1000	350	350 Secondary Treatment	M	Molin Concrete Products	13,528.00				0.00	0%	13,528.00	0.00
552	03	1000	350	350 Secondary Treatment	L	Williams Brothers Const. Inc.	10,504.00				0.00	0%	10,504.00	0.00
553	04	2000	350	350 Secondary Treatment Brick	M	Seedorff Masonry, Inc.	17,189.00				0.00	0%	17,189.00	0.00
554	04	2000	350	350 Secondary Treatment CMU	M	Seedorff Masonry, Inc.	14,329.00			1,863.00	1,863.00	13%	12,466.00	93.15
555	04	2000	350	350 Secondary Treatment Insulation	M	Seedorff Masonry, Inc.	5,853.00				0.00	0%	5,853.00	0.00
556	04	2000	350	350 Secondary Treatment Brick	L	Seedorff Masonry, Inc.	36,454.00				0.00	0%	36,454.00	0.00
557	04	2000	350	350 Secondary Treatment CMU	L	Seedorff Masonry, Inc.	52,419.00				0.00	0%	52,419.00	0.00
558	04	2000	350	350 Secondary Treatment Insulation	L	Seedorff Masonry, Inc.	2,736.00				0.00	0%	2,736.00	0.00
559	05	1200	350	350 Secondary Treatement Bldg	M	HME, Inc	23,415.12	0.00		21,073.61	21,073.61	90%	2,341.51	1,053.68
560	05	1200	350	350 Secondary Treatement Bldg	L	Williams Brothers Const. Inc	16,900.00				0.00	0%	16,900.00	0.00
561	06	1000	350	Bolted Plates & Blocking	M/L	Williams Brothers Const. Inc	8,858.42				0.00	0%	8,858.42	0.00
562	07	1713	350	Bentonite Panel Waterproofing	M	Williams Brothers Const. Inc.	9,113.81				0.00	0%	9,113.81	0.00
563	07	1713	350	Bentonite Panel Waterproofing	L	Williams Brothers Const. Inc.	6,370.00				0.00	0%	6,370.00	0.00
564	07	5400	350	Thermoplastic Membrane Roofing	M	Fore Sure Roofing and Sheetme	9,773.53				0.00	0%	9,773.53	0.00
565	07	5400	350	Thermoplastic Membrane Roofing	L	Fore Sure Roofing and Sheetme	8,761.61				0.00	0%	8,761.61	0.00
566	07	6200	350	Sheet Metal Flashing and Trim	M	Fore Sure Roofing and Sheetme	313.43				0.00	0%	313.43	0.00
567	07	6200	350	Sheet Metal Flashing and Trim	L	Fore Sure Roofing and Sheetme	1,800.76				0.00	0%	1,800.76	0.00
568	08	1113	350	Hollow Metal Doors and Frames	M	Commercial Construction Prod	15,000.00				0.00	0%	15,000.00	0.00
569	08	1113	350	Hollow Metal Doors and Frames	L	Commercial Construction Prod	2,000.00				0.00	0%	2,000.00	0.00
570	08	1116	350	Aluminum Doors and Frames	M	Commercial Construction Prod	Includ above				0.00		0.00	0.00
571	08	1116	350	Aluminum Doors and Frames	L	Commercial Construction Prod	Includ above				0.00		0.00	0.00
572	08	3100	350	Access Doors and Panels	M	Nystrom	801.00	0.00		801.00	801.00	100%	0.00	40.05
573	08	3100	350	Access Doors and Panels	L	Williams Brothers Const. Inc.	490.29				0.00	0%	490.29	0.00
574	08	4313	350	Aluminum Framed Storefronts	M	Commercial Construction Products Co					0.00		0.00	0.00
575	08	4313	350	Aluminum Framed Storefronts	L	Commercial Construction Products Co					0.00		0.00	0.00
576	08	7100	350	Door Hardware	M	Commercial Construction Products Co					0.00		0.00	0.00
577	08	7100	350	Door Hardware	L	Commercial Construction Products Co					0.00		0.00	0.00
578	09	9000	350	Paints and Coatings 350 Sec Treatement Bldg	M	RP Coatings	10,000.00				0.00	0%	10,000.00	0.00
579	09	9000	350	Paints and Coatings	L	RP Coatings	40,000.00				0.00	0%	40,000.00	0.00
580	11	5353	350	Casework, Tops, Fixtures, Fume Hood	M	Innovative Laboratory Systems	22,550.00				0.00	0%	22,550.00	0.00
581	11	5353	350	Casework, Tops, Fixtures, Fume Hood. ASHRAE Testing	L	Innovative Laboratory Systems	3,200.00				0.00	0%	3,200.00	0.00
582	22	0500	350	350 Secondary Treatment	M	August Winter & Sons, Inc.	45,000.00		15,750.00		15,750.00	35%	29,250.00	787.50
583	22	0500	350	350 Secondary Treatment	L	August Winter & Sons, Inc.	50,000.00		17,500.00		17,500.00	35%	32,500.00	875.00
584	23	0593	350	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	1,008.00				0.00	0%	1,008.00	0.00
585	23	0713	350	Duct Insulation	M	Corn States Metal Fabricators	2,000.00				0.00	0%	2,000.00	0.00
586	23	0713	350	Duct Insulation	L	Corn States Metal Fabricators	3,700.00				0.00	0%	3,700.00	0.00
587	23	0719	350	HVAC Piping Insulation	M	Corn States Metal Fabricators	530.00				0.00	0%	530.00	0.00
588	23	0719	350	HVAC Piping Insulation	L	Corn States Metal Fabricators	960.00				0.00	0%	960.00	0.00
589	23	1123	350	Facility Natural-Gas Piping	M	Corn States Metal Fabricators	900.00				0.00	0%	900.00	0.00

1		CONTINUATION SHEET					Application No. 11			PER TO: April 30, 2021				
2							APPL. DATE: April 30, 2021			ENGINEER'S PROJECT NO.: 0.00				
3	Spec	Build.		City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec	NO.		Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL.	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
590	23	1123	350	HVAC Sequence of Operation	M	Corn States Metal Fabricators	7,000.00				0.00	0%	7,000.00	0.00
591	23	1123	350	Facility Natural-Gas Piping	L	Corn States Metal Fabricators	7,500.00				0.00	0%	7,500.00	0.00
592	23	1123	350	HVAC Sequence of Operation	L	Corn States Metal Fabricators	19,000.00				0.00	0%	19,000.00	0.00
593	23	2300	350	Refrigerant Piping	M	Corn States Metal Fabricators	1,300.00				0.00	0%	1,300.00	0.00
594	23	2300	350	Refrigerant Piping	L	Corn States Metal Fabricators	9,600.00				0.00	0%	9,600.00	0.00
595	23	3100	350	HVAC Ducts and Casings	M	Corn States Metal Fabricators	30,166.00			2,962.04	2,962.04	10%	27,203.96	148.10
596	23	3100	350	HVAC Ducts and Casings	L	Corn States Metal Fabricators	87,824.00				0.00	0%	87,824.00	0.00
597	23	3300	350	Air Duct Accessories	M	Corn States Metal Fabricators	530.00				0.00	0%	530.00	0.00
598	23	3300	350	Air Duct Accessories	L	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
599	23	3423	350	HVAC Power Ventilators	M	Corn States Metal Fabricators	3,520.00				0.00	0%	3,520.00	0.00
600	23	3423	350	HVAC Power Ventilators	L	Corn States Metal Fabricators	1,200.00				0.00	0%	1,200.00	0.00
601	23	3700	350	Grilles, Registers, Diffusers	M	Corn States Metal Fabricators	700.00				0.00	0%	700.00	0.00
602	23	3700	350	Grilles, Registers, Diffusers	L	Corn States Metal Fabricators	1,180.00				0.00	0%	1,180.00	0.00
603	23	7433	350	Packaged MAU	M	Corn States Metal Fabricators	12,800.00				0.00	0%	12,800.00	0.00
604	23	7433	350	Packaged MAU	L	Corn States Metal Fabricators	750.00				0.00	0%	750.00	0.00
605	23	8101	350	Terminal Heat Transfer Units	M	Corn States Metal Fabricators	3,870.00				0.00	0%	3,870.00	0.00
606	23	8101	350	Terminal Heat Transfer Units	L	Corn States Metal Fabricators	270.00				0.00	0%	270.00	0.00
607	23	8127	350	Libert AC Units	M	Corn States Metal Fabricators	22,400.00			22,400.00	22,400.00	100%	0.00	1,120.00
608	23	8127	350	Libert AC Units	L	Corn States Metal Fabricators	2,800.00				0.00	0%	2,800.00	0.00
609	26	0000	350	Secondary Treatment/Clarifier	L	Price Electric	200,000.00				0.00	0%	200,000.00	0.00
610	31	5000	350	Building excavation/backfill	M/L	Iowa Earth Works	11,300.00	2,825.00			2,825.00	25%	8,475.00	141.25
611	41	2213	350	Bridge Crane	M	Waite Equipment	17,000.00				0.00	0%	17,000.00	0.00
612	41	2213	350	Bridge Crane	L	Waite Equipment	4,300.00				0.00	0%	4,300.00	0.00
613	41	2223	350	Hoist and Monorail System	M	Waite Equipment	3,200.00				0.00	0%	3,200.00	0.00
614	41	2223	350	Hoist and Monorail System	L	Waite Equipment	750.00				0.00	0%	750.00	0.00
615	43	2139	350	Submersible Solids Handling Pump Equipment	M	August Winter & Sons	104,000.00				0.00	0%	104,000.00	0.00
616	43	2139	350	Submersible Solids Handling Pump Equipment	L	August Winter & Sons	156,538.00				0.00	0%	156,538.00	0.00
617	***380***	***Secondary Clarifiers***									0.00		0.00	0.00
618	03	0000	380	380 Secondary Clarifiers							0.00		0.00	0.00
619	03	0000	380	Rebar	M/L	Harris Rebar (Ambassador Stee	178,010.00	5,319.87		101,077.45	106,397.32	60%	71,612.68	5,319.87
620	03	0000	380	Concrete	M	Norwalk Ready Mix Concrete I	147,096.17	20,593.46			20,593.46	14%	126,502.70	1,029.67
621	03	0000	380	Form & place							0.00		0.00	0.00
622	03	0000	380	Walls	L	Williams Brothers Const. Inc.	686,179.35	34,308.96			34,308.96	5%	651,870.39	1,715.45
623	03	0000	380	Base Slab	L	Williams Brothers Const. Inc.	202,724.10	20,272.41			20,272.41	10%	182,451.69	1,013.62
624	03	0000	380	SOG	L	Williams Brothers Const. Inc.	1,323.00				0.00	0%	1,323.00	0.00
625	03	0000	380	Suspended Slab	L	Williams Brothers Const. Inc.	79,596.68				0.00	0%	79,596.68	0.00
626	03	0000	380	Grouting	L	Williams Brothers Const. Inc.	20,280.38				0.00	0%	20,280.38	0.00
627	05	1200	380	380 Secondary Clarifier Flow Splitter	M	HME, Inc	14,514.40			13,788.68	13,788.68	95%	725.72	689.43
628	05	1200	380	380 Secondary Clarifiers	M	HME, Inc	20,663.54			19,630.36	19,630.36	95%	1,033.18	981.52
629	05	1200	380	380 Secondary Clarifier Flow Splitter	L	Williams Brothers Const. Inc.	11,700.00				0.00	0%	11,700.00	0.00
630	05	1200	380	380 Secondary Clarifiers	L	Williams Brothers Const. Inc.	19,500.00				0.00	0%	19,500.00	0.00
631	09	9000	380	Paints and Coatings 380 Sec Clarifiers	M	RP Coatings	17,000.00				0.00	0%	17,000.00	0.00
632	09	9000	380	Paints and Coatings	L	RP Coatings	67,000.00				0.00	0%	67,000.00	0.00
633	31	5000	380	Building excavation/backfill	M/L	Iowa Earth Works	22,600.00	11,300.00			11,300.00	50%	11,300.00	565.00
634	31	5000	380	Building excavation/backfill	M/L	Iowa Earth Works	22,600.00				0.00	0%	22,600.00	0.00
635	31	5000	380	Building excavation/backfill	M/L	Iowa Earth Works	22,600.00				0.00	0%	22,600.00	0.00
636	31	6613.1	380	Secondary Clarifier	M/L	Helitech	39,416.00	39,416.00			39,416.00	100%	0.00	1,970.80
637	43	2112	380	Screw Centrifugal Pumps	M	August Winter & Sons	34,000.00				0.00	0%	34,000.00	0.00
638	43	2112	380	Screw Centrifugal Pumps	L	August Winter & Sons	9,000.00		450.00		450.00	5%	8,550.00	22.50
639	46	4323	380	Secondary Clarifier Mechanism	M	August Winter & Sons	418,000.00				0.00	0%	418,000.00	0.00
640	46	4323	380	Secondary Clarifier Mechanism	L	August Winter & Sons	250,000.00		90,000.00		90,000.00	36%	160,000.00	4,500.00
641	***420***	***UV Disinfection Bldg***									0.00		0.00	0.00
642	03	0000	420	420 UV Disinfection Bldg							0.00		0.00	0.00

1				CONTINUATION SHEET			Application No. 11				PER TO: April 30, 2021			
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3	Spec	Build		City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.	NO		Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL.	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
643	03	0000	420	Rebar	M/L	Harris Rebar (Ambassador Stee	22,050.00	17,866.49			17,866.49	81%	4,183.51	893.32
644	03	0000	420	Concrete	M	Norwalk Ready Mix Concrete I	23,548.27	19,074.10	4,474.17		23,548.27	100%	0.00	1,177.41
645	03	0000	420	Form & place							0.00		0.00	0.00
646	03	0000	420	Footings	L	Williams Brothers Const. Inc.	6,125.63	6,125.63			6,125.63	100%	(0.01)	306.28
647	03	0000	420	Walls	L	Williams Brothers Const. Inc.	155,512.60	155,512.60			155,512.60	100%	0.00	7,775.63
648	03	0000	420	Base Slab	L	Williams Brothers Const. Inc.	26,534.93	26,534.93			26,534.93	100%	(0.00)	1,326.75
649	03	0000	420	SOG		Williams Brothers Const. Inc.	50,381.88	50,381.88			50,381.88	100%	(0.00)	2,519.09
650	03	0000	420	Housekeeping Pads		Williams Brothers Const. Inc.	7,682.85		2,845.50		2,845.50	37%	4,837.35	142.28
651	03	1000	420	420 Disinfection	M	Molin Concrete Products	16,910.00		16,910.00		16,910.00	100%	0.00	845.50
652	03	1000	420	UV Vault	M	Molin Concrete Products	6,000.00	4,500.00			4,500.00	75%	1,500.00	225.00
653	03	1000	420	420 Disinfection	L	Williams Brothers Const. Inc.	10,504.00		10,504.00		10,504.00	100%	0.00	525.20
654	04	2000	420	420 UV Disinfect Insulation	M	Seedorff Masonry, Inc.	7,703.00				0.00	0%	7,703.00	0.00
655	04	2000	420	420 UV Disinfect Brick	M	Seedorff Masonry, Inc.	22,164.00			16,167.00	16,167.00	73%	5,997.00	808.35
656	04	2000	420	420 UV Disinfect CMU	M	Seedorff Masonry, Inc.	13,359.00	13,359.00			13,359.00	100%	0.00	667.95
657	04	2000	420	420 UV Disinfect CMU	L	Seedorff Masonry, Inc.	49,870.00	49,870.00			49,870.00	100%	0.00	2,493.50
658	04	2000	420	420 UV Disinfect Insulation	L	Seedorff Masonry, Inc.	3,383.00				0.00	0%	3,383.00	0.00
659	04	2000	420	420 UV Disinfect Brick	L	Seedorff Masonry, Inc.	46,273.00				0.00	0%	46,273.00	0.00
660	05	1200	420	420 UV Value Vault	M	HME, Inc	1,149.88			1,092.39	1,092.39	95%	57.49	54.62
661	05	1200	420	420 Disinfection	M	HME, Inc	45,524.60	4,550.00		18,240.00	22,790.00	50%	22,734.60	1,139.50
662	05	1200	420	420 Disinfection	L	Williams Brothers Const. Inc.	3,900.00	975.00			975.00	25%	2,925.00	48.75
663	06	1000	420	Bolted Plates & Blocking	M/L	Williams Brothers Const. Inc.	8,858.42				0.00	0%	8,858.42	0.00
664	06	8000	420	Fiberglass Reinforced Plastic Fabrications	M	Williams Brothers Const. Inc.	12,500.00				0.00	0%	12,500.00	0.00
665	06	8000	420	Fiberglass Reinforced Plastic Fabrications	L	Williams Brothers Const. Inc.	1,875.00				0.00	0%	1,875.00	0.00
666	07	1713	420	Bentonite Panel Waterproofing	M	Williams Brothers Const. Inc.	9,113.81		9,113.81		9,113.81	100%	0.00	455.69
667	07	1713	420	Bentonite Panel Waterproofing	L	Williams Brothers Const. Inc.	6,370.00		6,370.00		6,370.00	100%	0.00	318.50
668	07	5400	420	Thermoplastic Membrane Roofing	M	Fore Sure Roofing and Sheetme	12,028.96				0.00	0%	12,028.96	0.00
669	07	5400	420	Thermoplastic Membrane Roofing	L	Fore Sure Roofing and Sheetme	10,783.52				0.00	0%	10,783.52	0.00
670	07	6200	420	Sheet Metal Flashing and Trim	M	Fore Sure Roofing and Sheetme	385.76				0.00	0%	385.76	0.00
671	07	6200	420	Sheet Metal Flashing and Trim	L	Fore Sure Roofing and Sheetme	2,216.32				0.00	0%	2,216.32	0.00
672	08	1116	420	Aluminum Doors and Frames	M	Commercial Construction Prod	13,920.00				0.00	0%	13,920.00	0.00
673	08	1116	420	Aluminum Doors and Frames	L	Commercial Construction Prod	1,780.00				0.00	0%	1,780.00	0.00
674	08	3323	420	Overehead Coilings Doors	M	WD Door	6,172.50				0.00	0%	6,172.50	0.00
675	08	3323	420	Overehead Coilings Doors	L	WD Door	928.25				0.00	0%	928.25	0.00
676	08	4313	420	Aluminum Framed Storefronts	M	Commercial Construction Prod	Includ above				0.00		0.00	0.00
677	08	4313	420	Aluminum Framed Storefronts	L	Commercial Construction Prod	Includ above				0.00		0.00	0.00
678	08	7100	420	Door Hardware	M	Commercial Construction Prod	Includ above				0.00		0.00	0.00
679	08	7100	420	Door Hardware	L	Commercial Construction Prod	Includ above				0.00		0.00	0.00
680	09	9000	420	Paints and Coatings 420 Disinfection	M	RP Coatings	3,000.00				0.00	0%	3,000.00	0.00
681	09	9000	420	Paints and Coatings	L	RP Coatings	12,500.00				0.00	0%	12,500.00	0.00
682	22	0500	420	420 Disinfection	M	August Winter & Sons, Inc.	70,000.00	1,400.00	26,600.00		28,000.00	40%	42,000.00	1,400.00
683	22	0500	420	420 Disinfection	L	August Winter & Sons, Inc.	55,000.00	2,750.00	16,500.00		19,250.00	35%	35,750.00	962.50
684	23	0593	420	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	504.00				0.00	0%	504.00	0.00
685	23	0719	420	HVAC Piping Insulation	M	Corn States Metal Fabricators	300.00				0.00	0%	300.00	0.00
686	23	0719	420	HVAC Piping Insulation	L	Corn States Metal Fabricators	410.00				0.00	0%	410.00	0.00
687	23	1123	420	HVAC Sequence of Operation	M	Corn States Metal Fabricators	3,400.00				0.00	0%	3,400.00	0.00
688	23	1123	420	HVAC Sequence of Operation	L	Corn States Metal Fabricators	9,600.00				0.00	0%	9,600.00	0.00
689	23	2300	420	Refrigerant Piping	M	Corn States Metal Fabricators	400.00				0.00	0%	400.00	0.00
690	23	2300	420	Refrigerant Piping	L	Corn States Metal Fabricators	2,000.00				0.00	0%	2,000.00	0.00
691	23	3100	420	HVAC Ducts and Casings	M	Corn States Metal Fabricators	8,620.00			1,655.00	1,655.00	19%	6,965.00	82.75
692	23	3100	420	HVAC Ducts and Casings	L	Corn States Metal Fabricators	9,790.00				0.00	0%	9,790.00	0.00
693	23	3300	420	Air Duct Accessories	M	Corn States Metal Fabricators	150.00				0.00	0%	150.00	0.00
694	23	3300	420	Air Duct Accessories	L	Corn States Metal Fabricators	100.00				0.00	0%	100.00	0.00
695	23	3423	420	HVAC Power Ventilators	M	Corn States Metal Fabricators	7,040.00				0.00	0%	7,040.00	0.00

1				CONTINUATION SHEET			Application No. 11				PER TO: April 30, 2021			
2							APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO. 0.00			
3	Spec	Build		City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.	NO		Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
696	23	3423	420	HVAC Power Ventilators	L	Corn States Metal Fabricators	2,250.00				0.00	0%	2,250.00	0.00
697	23	3700	420	Grilles, Registers, Diffusers	M	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
698	23	3700	420	Grilles, Registers, Diffusers	L	Corn States Metal Fabricators	590.00				0.00	0%	590.00	0.00
699	23	8101	420	Terminal Heat Transfer Units	M	Corn States Metal Fabricators	3,870.00				0.00	0%	3,870.00	0.00
700	23	8101	420	Terminal Heat Transfer Units	L	Corn States Metal Fabricators	270.00				0.00	0%	270.00	0.00
701	23	8127	420	Libert AC Units	M	Corn States Metal Fabricators	22,400.00			20,500.00	20,500.00	92%	1,900.00	1,025.00
702	23	8127	420	Libert AC Units	L	Corn States Metal Fabricators	2,800.00				0.00	0%	2,800.00	0.00
703	23	8417	420	Dehumidifiers	M	Corn States Metal Fabricators	4,000.00			2,999.00	2,999.00	75%	1,001.00	149.95
704	23	8417	420	Dehumidifiers	L	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
705	26	0000	420	UV	M	Price Electric	40,000.00	7,200.00			7,200.00	18%	32,800.00	360.00
706	31	5000	420	Building excavation/backfill	M/L	Iowa Earth Works	22,600.00	16,950.00			16,950.00	75%	5,650.00	847.50
707	43	2136	420	Vertical Turbine Pumps	M	August Winter & Sons	50,000.00				0.00	0%	50,000.00	0.00
708	43	2136	420	Vertical Turbine Pumps	L	August Winter & Sons	125,000.00		18,750.00		18,750.00	15%	106,250.00	937.50
709	43	3263	420	Ultraviolet Disinfection Equipment	M	August Winter & Sons	348,000.00			315,175.00	315,175.00	91%	32,825.00	15,758.75
710	43	3263	420	Ultraviolet Disinfection Equipment	L	August Winter & Sons	80,000.00		16,000.00		16,000.00	20%	64,000.00	800.00
711	46	6124	420	Composite Sampler	M	August Winter & Sons	9,500.00				0.00	0%	9,500.00	0.00
712	***520***	***Aerobic Digester***									0.00		0.00	0.00
713	03	0000	520	520 Aerobic Digester							0.00		0.00	0.00
714	03	0000	520	Rebar	M/L	Harris Rebar (Ambassador Stee	480,515.00	413,021.11			413,021.11	86%	67,493.89	20,651.06
715	03	0000	520	Concrete	M	Norwalk Ready Mix Concrete I	218,299.34	109,149.67	32,744.90		141,894.57	65%	76,404.77	7,094.73
716	03	0000	520	Form & place							0.00		0.00	0.00
717	03	0000	520	Walls	L	Williams Brothers Const. Inc.	729,895.05	72,989.51	145,979.01		218,968.52	30%	510,926.54	10,948.43
718	03	0000	520	Base Slab	L	Williams Brothers Const. Inc.	176,922.90	176,922.90			176,922.90	100%	0.00	8,846.15
719	03	0000	520	Suspended Slab	L	Williams Brothers Const. Inc.	86,070.60				0.00	0%	86,070.60	0.00
720	05	1200	520	520 Aerobic Digester	M	HME, Inc	25,269.22				0.00	0%	25,269.22	0.00
721	05	1200	520	520 Aerobic Digester	L	Williams Brothers Const. Inc.	19,500.00				0.00	0%	19,500.00	0.00
722	09	9000	520	Paints and Coatings 520 Aerobic Digesters	M	RP Coatings	200.00				0.00	0%	200.00	0.00
723	09	9000	520	Paints and Coatings	L	RP Coatings	1,000.00				0.00	0%	1,000.00	0.00
724	31	5000	520	Building excavation/backfill	M/L	Iowa Earth Works	45,200.00	11,300.00			11,300.00	25%	33,900.00	565.00
725	31	6613.1	520	Aerobic Digester	M/L	Helitech	103,250.00	103,250.00			103,250.00	100%	0.00	5,162.50
726	46	4123	520	Submersible Mixing Equipment-520 Acrobic Digesters	M	August Winter & Sons	90,000.00				0.00	0%	90,000.00	0.00
727	46	4123	520	Submersible Mixing Equipment	L	August Winter & Sons	27,500.00				0.00	0%	27,500.00	0.00
728	46	5133	520	Flexible Membrane Diffusedd Aeration Equipment	M	August Winter & Sons	150,000.00	6,000.00			6,000.00	4%	144,000.00	300.00
729	46	5133	520	Flexible Membrane Diffusedd Aeration Equipment	L	August Winter & Sons	75,000.00	9,000.00			9,000.00	12%	66,000.00	450.00
730	***550***	***Solids Processing Bldg***									0.00		0.00	0.00
731	03	0000	550	550 Solids Processing Bldg							0.00		0.00	0.00
732	03	0000	550	Rebar	M/L	Harris Rebar (Ambassador Stee	103,085.00	40,766.70			40,766.70	40%	62,318.30	2,038.34
733	03	0000	550	Concrete	M	Norwalk Ready Mix Concrete I	62,738.55				0.00	0%	62,738.55	0.00
734	03	0000	550	Form & place							0.00		0.00	0.00
735	03	0000	550	Footings	L	Williams Brothers Const. Inc.	29,324.03				0.00	0%	29,324.03	0.00
736	03	0000	550	Walls	L	Williams Brothers Const. Inc.	99,273.60				0.00	0%	99,273.60	0.00
737	03	0000	550	SOG	L	Williams Brothers Const. Inc.	48,090.38				0.00	0%	48,090.38	0.00
738	03	0000	550	Suspended Slab	L	Williams Brothers Const. Inc.	191,216.03				0.00	0%	191,216.03	0.00
739	03	0000	550	Columns	L	Williams Brothers Const. Inc.	28,033.43				0.00	0%	28,033.43	0.00
740	03	0000	550	Mechanical Curbs	L	Williams Brothers Const. Inc.	373.95				0.00	0%	373.95	0.00
741	03	1000	550	550 Solids Process	M	Molin Concrete Products	33,698.00				0.00	0%	33,698.00	0.00
742	03	1000	550	550 Solids Process	L	Williams Brothers Const. Inc.	10,504.00				0.00	0%	10,504.00	0.00
743	04	2000	550	550 Solids Process Brick	M	Seedorff Masonry, Inc.	31,959.00				0.00	0%	31,959.00	0.00
744	04	2000	550	550 Solids Process CMU	M	Seedorff Masonry, Inc.	17,861.00			2,322.00	2,322.00	13%	15,539.00	116.10
745	04	2000	550	550 Solids Process Insulation	M	Seedorff Masonry, Inc.	10,991.00				0.00	0%	10,991.00	0.00
746	04	2000	550	550 Solids Process Brick	L	Seedorff Masonry, Inc.	67,308.00				0.00	0%	67,308.00	0.00
747	04	2000	550	550 Solids Process Insulation	L	Seedorff Masonry, Inc.	4,784.00				0.00	0%	4,784.00	0.00
748	04	2000	550	550 Solids Process CMU	L	Seedorff Masonry, Inc.	66,418.00				0.00	0%	66,418.00	0.00

1				CONTINUATION SHEET				Application No.	11			PER TO:	April 30, 2021		
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3	Spec		Build	City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.		NO	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
749	05	1200	550	550 Solids Processing	M	HME, Inc	60,231.44			48,905.72	48,905.72	81%	11,325.72	2,445.29
750	05	1200	550	550 Solids Processing	L	Williams Brothers Const. Inc.	42,900.00				0.00	0%	42,900.00	0.00
751	06	1000	550	Bolted Plates & Blocking	M/L	Williams Brothers Const. Inc.	8,858.42				0.00	0%	8,858.42	0.00
752	07	1713	550	Bentonite Panel Waterproofing	M	Williams Brothers Const. Inc.	9,113.81				0.00	0%	9,113.81	0.00
753	07	1713	550	Bentonite Panel Waterproofing	L	Williams Brothers Const. Inc.	6,370.00				0.00	0%	6,370.00	0.00
754	07	5400	550	Thermoplastic Membrane Roofing	M	Fore Sure Roofing and Sheetme	24,584.52				0.00	0%	24,584.52	0.00
755	07	5400	550	Thermoplastic Membrane Roofing	L	Fore Sure Roofing and Sheetme	22,068.73				0.00	0%	22,068.73	0.00
756	07	6200	550	Sheet Metal Flashing and Trim	M	Fore Sure Roofing and Sheetme	489.73				0.00	0%	489.73	0.00
757	07	6200	550	Sheet Metal Flashing and Trim	L	Fore Sure Roofing and Sheetme	4,535.16				0.00	0%	4,535.16	0.00
758	08	1116	550	Aluminum Doors and Frames	M	Commercial Construction Prod	26,700.00				0.00	0%	26,700.00	0.00
759	08	1116	550	Aluminum Doors and Frames	L	Commercial Construction Prod	3,700.00				0.00	0%	3,700.00	0.00
760	08	3323	550	Overehead Coilings Doors	M	WD Door	19,751.50				0.00	0%	19,751.50	0.00
761	08	3323	550	Overehead Coilings Doors	L	WD Door	2,784.87				0.00	0%	2,784.87	0.00
762	08	4313	550	Aluminum Framed Storefronts	M	Commercial Construction Prod	Includ above				0.00		0.00	0.00
763	08	4313	550	Aluminum Framed Storefronts	L	Commercial Construction Prod	Includ above				0.00		0.00	0.00
764	08	7100	550	Door Hardware	M	Commercial Construction Prod	Includ above				0.00		0.00	0.00
765	08	7100	550	Door Hardware	L	Commercial Construction Prod	Includ above				0.00		0.00	0.00
766	09	9000	550	Paints and Coatings 550 Solids Processing	M	RP Coatings	8,000.00				0.00	0%	8,000.00	0.00
767	09	9000	550	Paints and Coatings	L	RP Coatings	40,000.00				0.00	0%	40,000.00	0.00
768	22	0500	550	550 Solids Processing	M	August Winter & Sons, Inc.	35,000.00				0.00	0%	35,000.00	0.00
769	22	0500	550	550 Solids Processing	L	August Winter & Sons, Inc.	65,000.00				0.00	0%	65,000.00	0.00
770	23	0593	550	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	1,008.00				0.00	0%	1,008.00	0.00
771	23	0713	550	Duct Insulation	M	Corn States Metal Fabricators	1,960.00				0.00	0%	1,960.00	0.00
772	23	0713	550	Duct Insulation	L	Corn States Metal Fabricators	3,640.00				0.00	0%	3,640.00	0.00
773	23	0719	550	HVAC Piping Insulation	M	Corn States Metal Fabricators	210.00				0.00	0%	210.00	0.00
774	23	0719	550	HVAC Piping Insulation	L	Corn States Metal Fabricators	350.00				0.00	0%	350.00	0.00
775	23	1123	550	Facility Natural-Gas Piping	M	Corn States Metal Fabricators	1,200.00				0.00	0%	1,200.00	0.00
776	23	1123	550	HVAC Sequence of Operation	M	Corn States Metal Fabricators	10,000.00				0.00	0%	10,000.00	0.00
777	23	1123	550	Facility Natural-Gas Piping	L	Corn States Metal Fabricators	5,300.00				0.00	0%	5,300.00	0.00
778	23	1123	550	HVAC Sequence of Operation	L	Corn States Metal Fabricators	26,000.00				0.00	0%	26,000.00	0.00
779	23	2300	550	Refrigerant Piping	M	Corn States Metal Fabricators	500.00				0.00	0%	500.00	0.00
780	23	2300	550	Refrigerant Piping	L	Corn States Metal Fabricators	3,100.00				0.00	0%	3,100.00	0.00
781	23	3100	550	HVAC Ducts and Casings	M	Corn States Metal Fabricators	51,720.00			5,608.72	5,608.72	11%	46,111.28	280.44
782	23	3100	550	HVAC Ducts and Casings	L	Corn States Metal Fabricators	58,760.00				0.00	0%	58,760.00	0.00
783	23	3300	550	Air Duct Accessories	M	Corn States Metal Fabricators	900.00				0.00	0%	900.00	0.00
784	23	3300	550	Air Duct Accessories	L	Corn States Metal Fabricators	600.00				0.00	0%	600.00	0.00
785	23	3423	550	HVAC Power Ventilators	M	Corn States Metal Fabricators	7,030.00				0.00	0%	7,030.00	0.00
786	23	3423	550	HVAC Power Ventilators	L	Corn States Metal Fabricators	2,250.00				0.00	0%	2,250.00	0.00
787	23	3700	550	Grilles, Registers, Diffusers	M	Corn States Metal Fabricators	1,390.00				0.00	0%	1,390.00	0.00
788	23	3700	550	Grilles, Registers, Diffusers	L	Corn States Metal Fabricators	2,370.00				0.00	0%	2,370.00	0.00
789	23	7433	550	Packaged MAU	M	Corn States Metal Fabricators	25,600.00				0.00	0%	25,600.00	0.00
790	23	7433	550	Packaged MAU	L	Corn States Metal Fabricators	1,500.00				0.00	0%	1,500.00	0.00
791	23	8127	550	Libert AC Units	M	Corn States Metal Fabricators	22,400.00			20,500.00	20,500.00	92%	1,900.00	1,025.00
792	23	8127	550	Libert AC Units	L	Corn States Metal Fabricators	2,800.00				0.00	0%	2,800.00	0.00
793	26	0000	550	Solids Processing/Digestion	M	Price Electric	100,000.00				0.00	0%	100,000.00	0.00
794	31	5000	550	Building excavation/backfill	M/L	Iowa Earth Works	45,200.00	11,300.00			11,300.00	25%	33,900.00	565.00
795	43	1123	550	Rotary Postitive Displacement Aeration Blower	M	August Winter & Sons	250,000.00				0.00	0%	250,000.00	0.00
796	43	1123	550	Rotary Postitive Displacement Aeration Blower	L	August Winter & Sons	117,000.00				0.00	0%	117,000.00	0.00
797	43	2116	550	Double Disc Pumping Equipment	M	August Winter & Sons	959,000.00				0.00	0%	959,000.00	0.00
798	43	2116	550	Double Disc Pumping Equipment	L	August Winter & Sons	252,000.00				0.00	0%	252,000.00	0.00
799	46	3390	550	Polymer Feed System	M	August Winter & Sons	57,000.00				0.00	0%	57,000.00	0.00
800	46	3390	550	Polymer Feed System	L	August Winter & Sons	55,000.00				0.00	0%	55,000.00	0.00
801	46	7133	550	Rotary Drum Sludge Thickening System	M	August Winter & Sons	410,000.00				0.00	0%	410,000.00	0.00

1				CONTINUATION SHEET				Application No. 11				PER TO: April 30, 2021			
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3	Spec		Build.	City of Indianola		SUPPLIER/	SCHEDULED	----WORK COMPLETED----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.		NO	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
802	46	7133	550	Rotary Drum Sludge Thickening System	L	August Winter & Sons	250,000.00				0.00	0%	250,000.00	0.00
803	***570***	***Biosolids Storage***									0.00		0.00	0.00
804	03	0000	570	570 Biosolids Storage							0.00		0.00	0.00
805	03	0000	570	Rebar	M/L	Harris Rebar (Ambassador Stee	95,900.00	7,162.36	36,498.56		43,660.92	46%	52,239.08	2,183.05
806	03	0000	570	Concrete	M	Norwalk Ready Mix Concrete I	85,959.16	8,595.92	47,277.54		55,873.46	65%	30,085.70	2,793.67
807	03	0000	570	Form & place							0.00		0.00	0.00
808	03	0000	570	Fooitngs/Piers	L	Williams Brothers Const. Inc.	3,437.78				0.00	0%	3,437.78	0.00
809	03	0000	570	Walls	L	Williams Brothers Const. Inc.	103,142.03				0.00	0%	103,142.03	0.00
810	03	0000	570	Grade Beams	L	Williams Brothers Const. Inc.	104,188.95	104,188.95			104,188.95	100%	0.00	5,209.45
811	03	0000	570	Base Slabs	L	Williams Brothers Const. Inc.	37,083.83				0.00	0%	37,083.83	0.00
812	03	0000	570	SOG	L	Williams Brothers Const. Inc.	131,859.90		131,859.90		131,859.90	100%	0.00	6,593.00
813	03	0000	570	SOG Stairs	L	Williams Brothers Const. Inc.	5,799.60				0.00	0%	5,799.60	0.00
814	03	0000	570	Suspended Slab	L	Williams Brothers Const. Inc.	108,114.75				0.00	0%	108,114.75	0.00
815	03	0000	570	Houskeeping Pas	L	Williams Brothers Const. Inc.	9,162.45				0.00	0%	9,162.45	0.00
816	03	0000	570	Mechanical Curbs	L	Williams Brothers Const. Inc.	1,902.15				0.00	0%	1,902.15	0.00
817	03	1000	570	570 Biosolids Bldg	M	Molin Concrete Products	1,579.00				0.00	0%	1,579.00	0.00
818	03	1000	570	570 Biosolids Bldg	L	Williams Brothers Const. Inc.	10,504.00				0.00	0%	10,504.00	0.00
819	04	2000	570	570 Biosolids Insulation	M	Seedorff Masonry, Inc.	1,774.00				0.00	0%	1,774.00	0.00
820	04	2000	570	570 Biosolids Brick	M	Seedorff Masonry, Inc.	5,349.00				0.00	0%	5,349.00	0.00
821	04	2000	570	570 Biosolids CMU	M	Seedorff Masonry, Inc.	2,743.00			357.00	357.00	13%	2,386.00	17.85
822	04	2000	570	570 Biosolids Insulation	L	Seedorff Masonry, Inc.	784.00				0.00	0%	784.00	0.00
823	04	2000	570	570 Biosolids Brick	L	Seedorff Masonry, Inc.	10,746.00				0.00	0%	10,746.00	0.00
824	04	2000	570	570 Biosolids CMU	L	Seedorff Masonry, Inc.	11,553.00				0.00	0%	11,553.00	0.00
825	05	1200	570	570 Biosolids Storage	M	HME, Inc	12,121.64			9,697.31	9,697.31	80%	2,424.33	484.87
826	05	1200	570	570 Biosolids Storage	L	Williams Brothers Const. Inc.	33,800.00				0.00	0%	33,800.00	0.00
827	06	1000	570	Bolted Plates & Blocking	M/L	Williams Brothers Const. Inc.	8,858.42				0.00	0%	8,858.42	0.00
828	07	1353	570	Elastomeric Deck Coverings	M	RP Coatings	4,000.00				0.00	0%	4,000.00	0.00
829	07	1353	570	Elastomeric Deck Coverings	L	RP Coatings	8,000.00				0.00	0%	8,000.00	0.00
830	07	1713	570	Bentonite Panel Waterproofing	M	Williams Brothers Const. Inc.	7,800.00				0.00	0%	7,800.00	0.00
831	07	1713	570	Bentonite Panel Waterproofing	L	Williams Brothers Const. Inc.	5,850.00				0.00	0%	5,850.00	0.00
832	07	5400	570	Thermoplastic Membrane Roofing	M	Fore Sure Roofing and Sheetme	977.35				0.00	0%	977.35	0.00
833	07	5400	570	Thermoplastic Membrane Roofing	L	Fore Sure Roofing and Sheetme	876.16				0.00	0%	876.16	0.00
834	07	6200	570	Sheet Metal Flashing and Trim	M	Fore Sure Roofing and Sheetme	301.34				0.00	0%	301.34	0.00
835	07	6200	570	Sheet Metal Flashing and Trim	L	Fore Sure Roofing and Sheetme	180.08				0.00	0%	180.08	0.00
836	08	1116	570	Aluminum Doors and Frames	M	Commercial Construction Prodi	9,000.00				0.00	0%	9,000.00	0.00
837	08	1116	570	Aluminum Doors and Frames	L	Commercial Construction Prodi	1,800.00				0.00	0%	1,800.00	0.00
838	08	3100	570	Access Doors and Panels	M	Nystrom	1,676.00			1,676.00	1,676.00	100%	0.00	83.80
839	08	3100	570	Access Doors and Panels	L	Williams Brothers Const. Inc.	490.29				0.00	0%	490.29	0.00
840	08	4313	570	Aluminum Framed Storefronts	M	Commercial Construction Prodi	Includ above				0.00		0.00	0.00
841	08	4313	570	Aluminum Framed Storefronts	L	Commercial Construction Prodi	Includ above				0.00		0.00	0.00
842	08	7100	570	Door Hardware	M	Commercial Construction Prodi	Includ above				0.00		0.00	0.00
843	08	7100	570	Door Hardware	L	Commercial Construction Prodi	Includ above				0.00		0.00	0.00
844	09	9000	570	Paints and Coatings 570 BioSolids Storage	M	RP Coatings	800.00				0.00	0%	800.00	0.00
845	09	9000	570	Paints and Coatings	L	RP Coatings	2,000.00				0.00	0%	2,000.00	0.00
846	23	0593	570	Testing, Adjusting, & Balancing	L	Corn States Metal Fabricators	756.00				0.00	0%	756.00	0.00
847	23	1123	570	HVAC Sequence of Operation	M	Corn States Metal Fabricators	5,000.00				0.00	0%	5,000.00	0.00
848	23	1123	570	HVAC Sequence of Operation	L	Corn States Metal Fabricators	13,000.00				0.00	0%	13,000.00	0.00
849	23	3100	570	HVAC Ducts and Casings	M	Corn States Metal Fabricators	10,770.00			8,560.00	8,560.00	79%	2,210.00	428.00
850	23	3100	570	HVAC Ducts and Casings	L	Corn States Metal Fabricators	12,240.00				0.00	0%	12,240.00	0.00
851	23	3300	570	Air Duct Accessories	M	Corn States Metal Fabricators	190.00				0.00	0%	190.00	0.00
852	23	3300	570	Air Duct Accessories	L	Corn States Metal Fabricators	130.00				0.00	0%	130.00	0.00
853	23	3423	570	HVAC Power Ventilators	M	Corn States Metal Fabricators	12,310.00				0.00	0%	12,310.00	0.00
854	23	3423	570	HVAC Power Ventilators	L	Corn States Metal Fabricators	3,940.00				0.00	0%	3,940.00	0.00

1			CONTINUATION SHEET				Application No. 11				PER TO: April 30, 2021			
2							APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec	Budd	City of Indianola		SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.	NO	Water Resource Recovery Facility		SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
855	23	8101	570 Terminal Heat Transfer Units	M	Corn States Metal Fabricators	15,480.00				0.00	0%	15,480.00	0.00
856	23	8101	570 Terminal Heat Transfer Units	L	Corn States Metal Fabricators	1,060.00				0.00	0%	1,060.00	0.00
857	33	3613	570 Bolted Steel Wastewater Storage Tank-120' Tank	M	Great Plaines Structurs LLC	320,775.00	45,000.00		275,775.00	320,775.00	100%	0.00	16,038.75
858	33	3613	570 Bolted Steel Wastewater Storage Tank	L	Great Plaines Structurs LLC	100,090.00	10,009.00			10,009.00	10%	90,081.00	500.45
859	31	6613	570 Biosolids Tank	M/L	Helitech	405,301.00	405,301.00			405,301.00	100%	0.00	20,265.05
860	31	5000	570 Building excavation/backfill storage tank	M/L	Iowa Earth Works	22,600.00	5,650.00			5,650.00	25%	16,950.00	282.50
861	43	2137	570 Chopper Pumps	M	August Winter & Sons	70,000.00				0.00	0%	70,000.00	0.00
862	43	2137	570 Chopper Pumps	L	August Winter & Sons	160,000.00				0.00	0%	160,000.00	0.00
863	46	4121	570 Jet Mixing Equipment	M	August Winter & Sons	80,000.00				0.00	0%	80,000.00	0.00
864	46	4121	570 Jet Mixing Equipment	L	August Winter & Sons	111,000.00	11,100.00	44,400.00	0.00	55,500.00	50%	55,500.00	2,775.00
865													
866					Original Contract totals	**45,600,000.00**	**13,226,176.89**	**1,792,937.94**	**3,414,513.95**	**18,433,628.77**	40.4%	**27,166,371.22**	**921,681.44**

1			CONTINUATION SHEET			Application No. 11				PER. TO: April 30, 2021			
2						APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec	Build	City of Indianola	SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL	%	BALANCE	RETAINAGE
4	Sec.	NO	Water Resource Recovery Facility	SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
867	**CHANGE ORDERS**								*(0.00)*			
868		1	PCO 002		714.00				0.00	0%	714.00	0.00
869			PCO 003		5,932.00				0.00	0%	5,932.00	0.00
870			PCO 004		1,766.00				0.00	0%	1,766.00	0.00
871			PCO 007A		(35,381.00)				0.00		(35,381.00)	0.00
872			PCO 010A		6,701.00				0.00	0%	6,701.00	0.00
873			PCO 011A		22,636.00	22,636.00			22,636.00	100%	0.00	1,131.80
874		2	PCO 014		(26,011.00)	(5,202.20)	(3,500.00)		(8,702.20)	33%	(17,308.80)	(435.11)
875			PCO 001C		11,444.00				0.00	0%	11,444.00	0.00
876			PCO 008		323.00				0.00	0%	323.00	0.00
877			PCO 009		11,450.00	6,907.12	4,542.88		11,450.00	100%	0.00	572.50
878			PCO 017		(3,174.00)				0.00	-0%	(3,174.00)	0.00
879			PCO 018A		6,442.00				0.00	0%	6,442.00	0.00
880		3	PCO005A		(1,058.00)				0.00	-0%	(1,058.00)	0.00
881			PCO013A		(9,006.00)		(9,006.00)		(9,006.00)	100%	0.00	(450.30)
882			PCO015A		12,878.00		12,878.00		12,878.00	100%	0.00	643.90
883			PCO016A		3,717.00				0.00	0%	3,717.00	0.00
884			PCO019B		(18,775.00)		(9,387.50)		(9,387.50)	50%	(9,387.50)	(469.38)
885			PCO020		397.00		397.00		397.00	100%	0.00	19.85
886			PCO021A		5,452.00				0.00	0%	5,452.00	0.00
887			PCO22A		(54,676.00)				0.00	-0%	(54,676.00)	0.00
888			PCO024B		1,190.00				0.00	0%	1,190.00	0.00
889			PCO028		(3,047.00)				0.00	-0%	(3,047.00)	0.00
890			PCO029		17,633.00		17,633.00		17,633.00	100%	0.00	881.65
891			PCO030		(2,063.00)				0.00	-0%	(2,063.00)	0.00
892												
893				TOTAL CHANGE ORDERS	(44,516.00)	24,340.92	13,557.38	0.00	37,898.30		(82,414.30)	1,894.92
894												
895				TOTAL REVISED CONTRACT AM	**45,555,484.00**	**13,250,517.81**	**1,806,495.32**	**3,414,513.95**	**18,471,527.07**	41%	**27,083,956.92**	**923,576.35**

1		CONTINUATION SHEET				Application No. 11				PER. TO: April 30, 2021			
2						APPL. DATE: April 30, 2021				ENGINEER'S PROJECT NO.: 0.00			
3	Spec	Build.	City of Indianola	SUPPLIER/	SCHEDULED	-----WORK COMPLETED-----		MATERIALS	TOTAL COMPL.	%	BALANCE	RETAINAGE
4	Sec.	NO	Water Resource Recovery Facility	SUBCONTRACTOR	VALUE	PREV APPL	THIS PERIOD	STORED	& STORED	Complete	TO FINISH	
896				Summary by subcontract								
897			**Description**	**Vender Name**								
898		235953 0'	AUGU03	Plumbing, Mechanical & Equip	August Winter & Sons Inc.	11,821,269.00	1,632,700.00	520,050.00	1,361,494.00	3,514,244.00	30%	8,307,025.00	175,712.20
899		233353 0'	COMM19	Metal Doors/Frames/Hardware	Commercial Construction	199,187.74	0.00	0.00	0.00	0.00	0%	199,187.74	0.00
900		232453 0'	CORN01	HVAC	Corn States Metal Fabricators	1,411,950.00	0.00	0.00	246,871.13	246,871.13	17%	1,165,078.87	12,343.56
901		233453 0'	DESM03	Gate Operators/Gates/Fence	Des Moines Steel Fence Co Inc	75,420.00	0.00	0.00	0.00	0.00	0%	75,420.00	0.00
902		233253 0'	EPCO01	Plastic Toilet Compartments	EPCO Ltd., Inc.	2,780.00	0.00	0.00	0.00	0.00	0%	2,780.00	0.00
903		237853 0'	FORS01	Thermoplastic Membrane Roof	For Sure Roofing & Sheetmetal	169,961.00	0.00	0.00	0.00	0.00	0%	169,961.00	0.00
904		233653 0'	GREA06	Bolted Steel WW Tanks	Great Plains Structures LLC	799,200.00	55,009.00	0.00	515,295.00	570,304.00	71%	228,896.00	28,515.20
905		232353 0'	HARR07	Concrete Reinforcing Work	Harris Rebar/Ambassador Steel	1,790,000.00	1,067,580.74	116,216.74	182,326.21	1,366,123.69	76%	423,876.31	68,306.18
906		235353 0'	HEAR10	Acoustical Ceiling Tile Work	Heartland Finishes Inc.	4,675.00		0.00	0.00	0.00	0%	4,675.00	0.00
907		232053 0'	HELI01	Rammed Agg Piers/Pile LoadTest	Helitech	833,300.00	833,300.00	0.00	0.00	833,300.00	100%	0.00	41,665.00
908		237153 0'	HME01	Structural Steel Framing	HME Inc.	483,579.00	11,900.00	37,585.08	310,914.92	360,400.00	75%	123,179.00	18,020.00
909		233853 0'	INND05	Lab Furniture/Countertops	Innovative Laboratory Systems	38,100.00	0.00	0.00	0.00	0.00	0%	38,100.00	0.00
910		235653 0'	IOWA11	Excavation and Site Grading	Iowa Earth Works	1,412,821.50	848,842.50	0.00	0.00	848,842.50	60%	563,979.00	42,442.13
911		236153 0'	J&KC01	Site Utilities/Ext Mechanical	J & K Contracting LLC	3,575,690.00	1,403,611.36	97,671.34	604,104.69	2,105,387.39	59%	1,470,302.61	105,269.37
912		232753 0'	JIMS03	Tiling & Resilient Flooring	Jim's Carpet One	12,000.00	0.00	0.00	0.00	0.00	0%	12,000.00	0.00
913		233153 0'	JOH14	Fire Protection Specialties	Johnson Specialty Sales, Ltd.	1,525.00		0.00	0.00	0.00	0%	1,525.00	0.00
914		232553 0'	MIDW59	Fire Suppression Work	Midwest Automatic Fire	51,450.00	0.00	0.00	0.00	0.00	0%	51,450.00	0.00
915		237253 0'	MOLI01	Structural Precast Hollow Core	Molin Concrete Products	205,460.00	7,821.00	20,231.00	0.00	28,052.00	14%	177,408.00	1,402.60
916		234653 0'	NORW02	Ready Mix Concrete	Norwalk Ready-Mix Concrete I	1,792,116.61	613,667.32	162,143.48	0.00	775,810.80	43%	1,016,305.81	38,790.54
917		232253 0'	NYS01	Access Doors	Nystrom, Inc.	4,533.00	534.00	0.00	3,574.00	4,108.00	91%	425.00	205.40
918		233053 0'	OSDI01	Metal Lockers	OSDI	4,707.00		0.00	0.00	0.00	0%	4,707.00	0.00
919		233953 0'	PARK10	Parking Lot Striping/Signs	Parking Lot Specialties LLC	1,185.00		0.00	0.00	0.00	0%	1,185.00	0.00
920		232953 0'	PREM05	Window Shades	Premier Edge LLC	1,788.00		0.00	0.00	0.00	0%	1,788.00	0.00
921		235453 0'	PRIC02	Electronic Safety and Security	Price Electric	5,047,246.44	705,668.40	119,347.10	0.00	825,015.50	16%	4,222,230.94	41,250.78
922		236953 0'	RIVE09	Metal Bldg Systems Erection	Riverview Construction Compa	327,899.00	0.00	0.00	148,368.00	148,368.00	45%	179,531.00	7,418.40
923		232653 0'	RPCO01	Deck/Wall Coverings/Paint/Flor	RP Coatings, Inc.	470,000.00	0.00	0.00	0.00	0.00	0%	470,000.00	0.00
924		237653 0'	SEE02	Masonry Work	Seedorff Masonry, Inc.	1,136,783.00	84,313.00	0.00	41,566.00	125,879.00	11%	1,010,904.00	6,293.95
925		232153 0'	SOIL02	Landscape work	Soil Tek	220,000.00	48,676.00	0.00	0.00	48,676.00	22%	171,324.00	2,433.80
926		232853 0'	WAIT01	Bridge Crane/Hoist/Monorail	Waite Equipment Company	50,500.00	0.00	0.00	0.00	0.00	0%	50,500.00	0.00
927		233553 0'	WDD01	Overhead Coiling/Sect Doors	WD Door	100,900.00	0.00	0.00	0.00	0.00	0%	100,900.00	0.00
927					Williams Brothers Const. Inc.	13,509,457.71	5,936,894.49	733,250.58	0.00	6,670,145.07	49%	6,839,312.64	333,507.25
928					**TOTALS**	**45,555,484.00**	**13,250,517.81**	**1,806,495.32**	**3,414,513.95**	**18,471,527.07**	**41%**	**27,083,956.92**	**923,576.35**

PARTIAL WAIVER OF LIEN

Application No. 11

STATE OF ILLINOIS}
} ss.
PEORIA COUNTY }

April 30, 2021

TO ALL WHOM IT MAY CONCERN:

WHEREAS, we the undersigned, WILLIAMS BROTHERS CONSTRUCTION INC. have been employed by City of Indianola to furnish labor and/or material for the building known as:

Indianola Water Resource Recovery Facility

Situated on Lot:
10939 Grimes St.
Indianola IA 50125

in the city of Indianola, County of Warren and State of Iowa.

NOW, THEREFORE, KNOW YE That the undersigned, for and in consideration of One Million Eight Hundred Sixty One Thousand Five Hundred Twenty Two and 83/100 $1,861,522.83 Dollars, and other good and valuable considerations, the receipt whereof is hereby acknowledged, do we hereby waive and release any and all lien or claim or right of lien on said above described building and premises under the Statutes of the State of Iowa relating to Mechanic's Liens, on account of labor or materials, or both, furnished by the undersigned to or on account of the said City of Indianola for said building or premises up to and including the day of April 30, 2021

GIVEN under our hands and sealed this day and year first above written.

WILLIAMS BROTHERS CONSTRUCTION INC. (SEAL)

Subscribed and sworn to before me this April 30, 2021

Notary Public: _____

"OFFICIAL SEAL"
LISA A. MUNSTEDT
Notary Public, State of Illinois
My Commission Expires 04-01-2022

By: _____ **(SEAL)**
Jacqueline Smith, Treasurer

APPLICATION AND CERTIFICATION FOR PAYMENT

AIA DOCUMENT G702

PROJECT: Water Resource Recovery Facility

APPLICATION NO: 7

APPLICATION DATE: 4.20.21

April

Distribution to:
- [ ] OWNER
- [ ] ARCHITECT
- [X] CONTRACTOR
- [ ]
- [ ]

From: J&K Contracting
10703 Justin Dr.
Urbandale, IA 50322

VIA ARCHITECT: HR Green

PROJECT #: 181950

CONTRACT DATE: 2.18.20

CONTRACT FOR: Site Utilities

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM		$ 3,575,690.00
2. Net change by Change Orders		$
3. CONTRACT SUM TO DATE (Line 1 ± 2)		$ 3,575,690.00
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)		$ 2,105,387.39
5. RETAINAGE:		
a. 5 % of Completed Work (Column D + E on G703)	$ 105,269.37	
b. ____ % of Stored Material (Column F on G703)	$	
Total Retainage (Lines 5a + 5b or Total in Column I of G703)		$ 105,269.37
6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)		$ 2,000,118.02
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)		$ 1,912,442.27
8. CURRENT PAYMENT DUE		$ [redacted]
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)		$ 1,575,571.98

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	$0.00	$0.00
Total approved this Month	$0.00	$0.00
TOTALS	$0.00	$0.00
NET CHANGES by Change Order	$0.00	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR:

By: _____ Date: _____

State of: Iowa County of: Polk
Subscribed and sworn to before me this 4.20.21
Notary Public:

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED ..... $ _____

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and onthe Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT:

By: _____ Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

AIA DOCUMENT G702 · APPLICATION AND CERTIFICATION FOR PAYMENT · 1992 EDITION · AIA ©1992 THE AMERICAN INSTITUTE OF ARCHITECTS, 1735 NEW YORK AVE., N.W., WASHINGTON, DC 20006-5292

Users may obtain validation of this document by requesting a completed AIA Document D401 - Certification of Document's Authenticity from the Licensee.

Water Resource $ - APPLICATION DATE: 4.20.21

B		C	D	E1	F4	G1	G2	H	I
Work Description	**L | M**	**Scheduled Value**	**From Previous Application**	**This Period**	**Presently Stored Materials**	**Total Completed and Stored To Date**	**Percent Complete**	**Balance To Finish**	**Retainage**
BASE CONTRACT									
8" Fire		$ 52,634.80	$ 40,712.00	$ -	$ 11,264.62	$51,976.62	98.75%	$658.18	$2,598.83
6" Fire		$ 166,088.98	$ 44,836.48	$ 4,041.75	$ 75,893.03	$124,771.26	75.12%	$41,317.72	$6,238.56
6" Potable Water		$ 32,732.42	$ -	$ -	$ -	$0.00	0.00%	$32,732.42	$0.00
6" Irrigation		$ 89,328.96	$ 15,876.00	$ -	$ 32,826.66	$48,702.66	54.52%	$40,626.30	$2,435.13
4" Water		$ 200,185.59	$ 52,528.41	$ 3,730.54	$ 53,257.92	$109,516.87	54.71%	$90,668.72	$5,475.84
3" Water		$ 7,938.06	$ -	$ -	$ 168.14	$168.14	2.12%	$7,769.92	$8.41
2" Water		$ 37,158.03	$ 4,397.40	$ 1,256.40	$ -	$5,653.80	15.22%	$31,504.23	$282.69
Fire Hydrant Assembly		$ 59,582.43	$ 19,860.81	$ -	$ 17,020.02	$36,880.83	61.90%	$22,701.60	$1,844.04
Yard Hydrant		$ 20,347.44	$ -	$ -	$ -	$0.00	0.00%	$20,347.44	$0.00
42" PVC Influent Trunk Sewer		$ 230,353.20	$ 174,510.00	$ -	$ 48,860.00	$223,370.00	96.97%	$6,983.20	$11,168.50
30" PVC Effluent Outfall Sewer		$ 34,783.23	$ 14,582.66	$ 11,355.35	$ 3,575.66	$29,513.67	84.85%	$5,269.56	$1,475.68
12" PVC Site Sanitary Sewer		$ 96,409.45	$ 34,696.66	$ 4,296.80	$ 16,275.03	$55,268.49	57.33%	$41,140.96	$2,763.42
8" PVC Site Sanitary Sewer		$ 16,713.39	$ -	$ -	$ -	$0.00	0.00%	$16,713.39	$0.00
6" PVC Site Sanitary Sewer		$ 76,522.60	$ -	$ -	$ 1,410.50	$1,410.50	1.84%	$75,112.10	$70.53
4" PVC Site Sanitary Sewer		$ 10,070.25	$ 1,157.50	$ -	$ -	$1,157.50	11.49%	$8,912.75	$57.88
12" PVC EQ Overflow		$ 13,982.40	$ -	$ -	$ 3,693.85	$3,693.85	26.42%	$10,288.55	$184.69
12" PVC Oxidation Ditch Drain		$ 23,445.52	$ 23,445.52	$ -	$ -	$23,445.52	100.00%	$0.00	$1,172.28
6" PVC RDT Supernatant		$ 50,333.86	$ 50,333.86	$ -	$ -	$50,333.86	100.00%	$0.00	$2,516.69
6" DIP RDT Supernatant Concrete Encased		$ 6,205.68	$ 6,205.68	$ -	$ -	$6,205.68	100.00%	$0.00	$310.28
6" PVC RDT Drain		$ 6,304.07	$ -	$ -	$ -	$0.00	0.00%	$6,304.07	$0.00
12" PVC Aerobic Digester Drain		$ 22,949.64	$ -	$ -	$ -	$0.00	0.00%	$22,949.64	$0.00
10" PVC Clarifier Drain		$ 43,542.36	$ -	$ -	$ 10,479.10	$10,479.10	24.07%	$33,063.26	$523.96
4" PVC WAS		$ 12,251.52	$ -	$ -	$ 2,932.30	$2,932.30	23.93%	$9,319.22	$146.62
4" PVC Scum		$ 11,957.36	$ -	$ -	$ -	$0.00	0.00%	$11,957.36	$0.00
4" PVC Biosolids		$ 11,402.00	$ 5,701.00	$ -	$ -	$5,701.00	50.00%	$5,701.00	$285.05
24" PVC PFT Influent		$ 103,978.00	$ -	$ 18,616.80	$ 67,809.94	$86,426.74	83.12%	$17,551.26	$4,321.34
24" DIP PFT Influent Concrete Encased		$ 5,012.63	$ 5,012.63	$ -	$ -	$5,012.63	100.00%	$0.00	$250.63
12" PVC PFT Drain		$ 13,356.04	$ 13,356.04	$ -	$ -	$13,356.04	100.00%	$0.00	$667.80
12" DIP PFT Drain Concrete Encased		$ 4,019.94	$ 4,019.94	$ -	$ -	$4,019.94	100.00%	$0.00	$201.00
24" PVC PFT Effluent		$ 43,732.08	$ 43,732.08		$ -	$43,732.08	100.00%	$0.00	$2,186.60
24" DIP PFT Effluent Concrete Encased		$ 4,554.48	$ 4,554.48	$ -	$ -	$4,554.48	100.00%	$0.00	$227.72
18" DIP PFT Effluent Concrete Encased		$ 56,804.91	$ 56,804.91	$ -	$ -	$56,804.91	100.00%	$0.00	$2,840.25
24" PVC Secondary Clarifier Effluent		$ 82,568.28	$ -	$ -	$ 50,000.00	$50,000.00	60.56%	$32,568.28	$2,500.00
12" DIP Secondary Clarifier Effluent		$ 47,511.36	$ -	$ -	$ -	$0.00	0.00%	$47,511.36	$0.00
16" DIP Secondary Clarifier Effluent		$ 35,965.95	$ -	$ -	$ 11,926.40	$11,926.40	33.16%	$24,039.55	$596.32
10" DIP Clarifier Sludge Return		$ 35,077.18	$ -	$ -	$ 5,337.87	$5,337.87	15.22%	$29,739.31	$266.89
18" DIP Secondary Clarifier Effluent		$ 86,606.08	$ -	$ -	$ 27,207.32	$27,207.32	31.42%	$59,398.76	$1,360.37
6" PVC Clarifier Scum		$ 29,894.94	$ -	$ -	$ -	$0.00	0.00%	$29,894.94	$0.00
16" PVC Return Activated Sludge		$ 78,619.34	$ -	$ -	$ 40,153.72	$40,153.72	51.07%	$38,465.62	$2,007.69
30" DIP Oxidation Ditch Effluent		$ 138,246.57	$ -	$ -	$ 89,119.81	$89,119.81	64.46%	$49,126.76	$4,455.99
30" DIP Oxidation Ditch Effluent Concrete Encased		$ 10,334.70	$ 10,334.70	$ -	$ -	$10,334.70	100.00%	$0.00	$516.74
6" PVC Equalization Pump Station Return		$ 20,510.05	$ 19,357.80	$ -	$ -	$19,357.80	94.38%	$1,152.25	$967.89
20" PVC Oxidation Ditch Influent		$ 41,235.70	$ -	$ -	$ 5,251.52	$5,251.52	12.74%	$35,984.18	$262.58
24" PVC Oxidation Ditch Influent		$ 79,907.16	$ 79,907.16	$ -	$ -	$79,907.16	100.00%	$0.00	$3,995.36
24" PVC Grit Influent		$ 168,639.48	$ 168,639.48	$ -	$ -	$168,639.48	100.00%	$0.00	$8,431.97
14" PVC Grit Influent		$ 73,300.40	$ 70,006.00	$ -	$ -	$70,006.00	95.51%	$3,294.40	$3,500.30
96" SW-301 Overflow Drain Manhole		$ 21,326.79	$ 21,326.79	$ -	$ -	$21,326.79	100.00%	$0.00	$1,066.34
72" SW-301 Manhole		$ 67,779.20	$ -	$ -	$ -	$0.00	0.00%	$67,779.20	$0.00

Water Resource $ - APPLICATION DATE: 4.20.21

B		C	D	E1	F4	G1	G2	H	I
Work Description	L | M	**Scheduled Value**	**From Previous Application**	**This Period**	**Presently Stored Materials**	**Total Completed and Stored To Date**	**Percent Complete**	**Balance To Finish**	**Retainage**
60" SW-301 Manhole		$ 256,987.28	$ 128,493.64	$ -	$ -	$128,493.64	50.00%	$128,493.64	$6,424.68
48" SW-301 Manhole		$ 85,972.64	$ 33,066.40	$ -	$ 3,204.60	$36,271.00	42.19%	$49,701.64	$1,813.55
48" SW-301 Manhole w/ Drop Connection		$ 22,052.35	$ -	$ -	$ -	$0.00	0.00%	$22,052.35	$0.00
60" EQ Basin Manhole		$ 14,937.54	$ -	$ -	$ -	$0.00	0.00%	$14,937.54	$0.00
72" Oxidation Ditch Manhole		$ 29,292.51	$ -	$ -	$ -	$0.00	0.00%	$29,292.51	$0.00
84" Aerobic Digester Flow Combiner		$ 24,754.39	$ -	$ -	$ -	$0.00	0.00%	$24,754.39	$0.00
15" Sanitary Sewer Cleanout		$ 4,602.30	$ -	$ -	$ -	$0.00	0.00%	$4,602.30	$0.00
42" RCP Storm Sewer		$ 20,027.29	$ 20,027.29	$ -	$ -	$20,027.29	100.00%	$0.00	$1,001.36
30" RCP Storm Sewer		$ 32,716.47	$ 17,244.06	$ -	$ -	$17,244.06	52.71%	$15,472.41	$862.20
24" PVC Storm Sewer		$ 3,612.42	$ -	$ -	$ -	$0.00	0.00%	$3,612.42	$0.00
12" PVC Storm Sewer		$ 41,393.52	$ 23,297.40	$ -	$ 6,550.00	$29,847.40	72.11%	$11,546.12	$1,492.37
15" Solid Drain		$ 41,087.14	$ -	$ 28,584.49	$ -	$28,584.49	69.57%	$12,502.65	$1,429.22
10" Sold Drain		$ 32,848.20	$ 8,472.75	$ 6,517.50	$ 1,976.00	$16,966.25	51.65%	$15,881.95	$848.31
8" Solid Drain		$ 55,959.82	$ 12,376.90	$ 8,440.64	$ 1,420.00	$22,237.54	39.74%	$33,722.28	$1,111.88
6" Footing Drain		$ 120,618.96	$ 72,371.38	$ 8,635.77	$ -	$81,007.15	67.16%	$39,611.81	$4,050.36
6" Perimeter Subdrain		$ 32,357.00	$ -	$ -	$ 5,606.80	$5,606.80	17.33%	$26,750.20	$280.34
60" SW-401 Manhole		$ 6,889.80	$ 6,889.80	$ -	$ -	$6,889.80	100.00%	$0.00	$344.49
48" SW-401 Manhole		$ 11,565.90	$ -	$ -	$ 9,817.20	$9,817.20	84.88%	$1,748.70	$490.86
SW-403 Overflow Structure		$ 14,606.14	$ 14,606.14	$ -	$ -	$14,606.14	100.00%	$0.00	$730.31
SW-562 Intake		$ 4,296.70	$ -	$ -	$ -	$0.00	0.00%	$4,296.70	$0.00
SW-512 Intake		$ 6,392.82	$ -	$ -	$ 1,066.68	$1,066.68	16.69%	$5,326.14	$53.33
SW-508 Intake		$ 36,265.05	$ 27,198.79	$ -	$ -	$27,198.79	75.00%	$9,066.26	$1,359.94
SW-508 Modified Intake		$ 12,088.35	$ 9,066.26	$ -	$ -	$9,066.26	75.00%	$3,022.09	$453.31
SW-501 Intake		$ 5,928.62	$ -	$ -	$ -	$0.00	0.00%	$5,928.62	$0.00
42" RCP Flared End Section		$ 14,050.56	$ 14,050.56	$ -	$ -	$14,050.56	100.00%	$0.00	$702.53
24" CMP Flared End Section		$ 5,741.96	$ 2,870.98	$ -	$ -	$2,870.98	50.00%	$2,870.98	$143.55
12" CMP Flared End Section		$ 2,327.56	$ -	$ -	$ -	$0.00	0.00%	$2,327.56	$0.00
8" Roof Drain		$ 7,413.93	$ -	$ -	$ -	$0.00	0.00%	$7,413.93	$0.00
6" Roof Drain		$ 6,632.64	$ 197.40	$ -	$ -	$197.40	2.98%	$6,435.24	$9.87
4" Roof Drain		$ 5,949.64	$ -	$ -	$ -	$0.00	0.00%	$5,949.64	$0.00
24" PVC Storm Sewer Supplied by Others		$ 34,116.00	$ 29,680.92	$ -	$ -	$29,680.92	87.00%	$4,435.08	$1,484.05
FOR'S & CHANGE ORDERS									
TOTAL		$ 3,575,690.00	$1,405,806.66	$95,476.04	$ 604,104.69	$2,105,387.39	58.88%	$1,470,302.61	$105,269.37

CORE & MAIN

INVOICE

1830 Craig Park Court
St. Louis, MO 63146

Invoice #	N429953
Invoice Date	12/23/20
Account #	184936
Sales Rep	MICHAEL HARDY
Phone #	515-986-4000
Branch #223	Grimes, IA
Total Amount Due	$18,616.80

Remit To:
CORE & MAIN LP
PO BOX 28330
ST LOUIS, MO 63146

J & K CONTRACTING LLC
10703 JUSTIN DR
URBANDALE IA 50322-3720

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Shipped To:
WATER RESOURCE RECOVERY FACILI
GRIMES ST & 110TH AVE
AARON 515-450-4981
INDIANOLA, IA

CUSTOMER JOB- 2005IN INDIANOLA WWTP

Thank you for the opportunity to serve you! We appreciate your prompt payment.

Date Ordered	Date Shipped	Customer PO #	Job Name	Job #	Bill of Lading	Shipped Via	Invoice#
12/02/20	12/15/20	2005IN	INDIANOLA WWTP	2005IN		DIRECT	N429953

Product Code	Description	Quantity Ordered	Quantity Shipped	Quantity B/O	Price	UM	Extended Price
	CORE & MAIN PO#- 0101487						
021818W	18 PVC C900 DR18 PIPE (G) 20' PC235	20	20		93.64000	FT	.00
022018W	20 C900 DR18 PVC PIPE (G) 20' PC235	40	40		72.00000	FT	.00
/05016354701	24 C900 DR18 DIAMONDLOK-21	120	120		155.14000	EA	18,616.80

Logan
2
a

2005IN
5D10
C
2

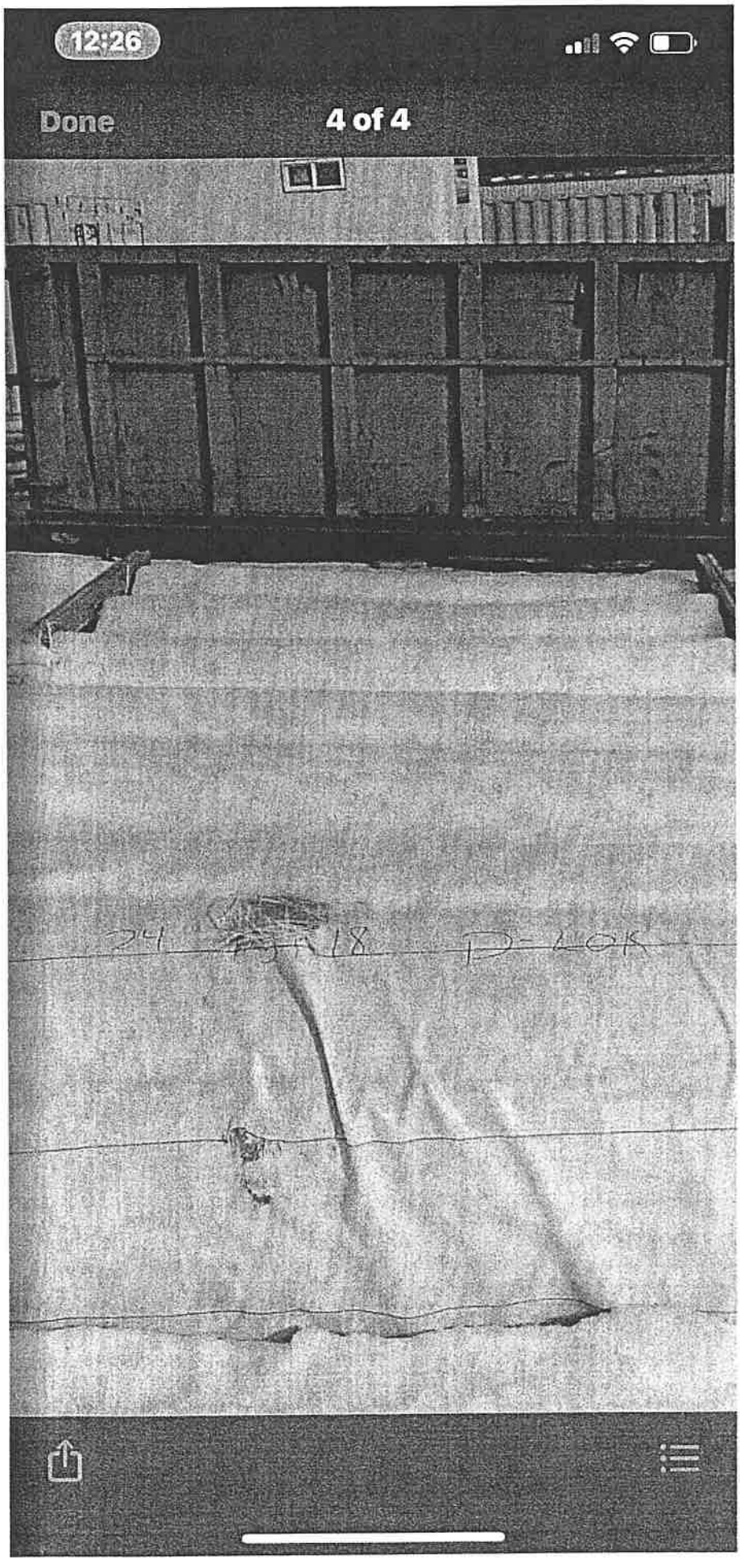
Freight	Delivery	Handling	Restock	Misc

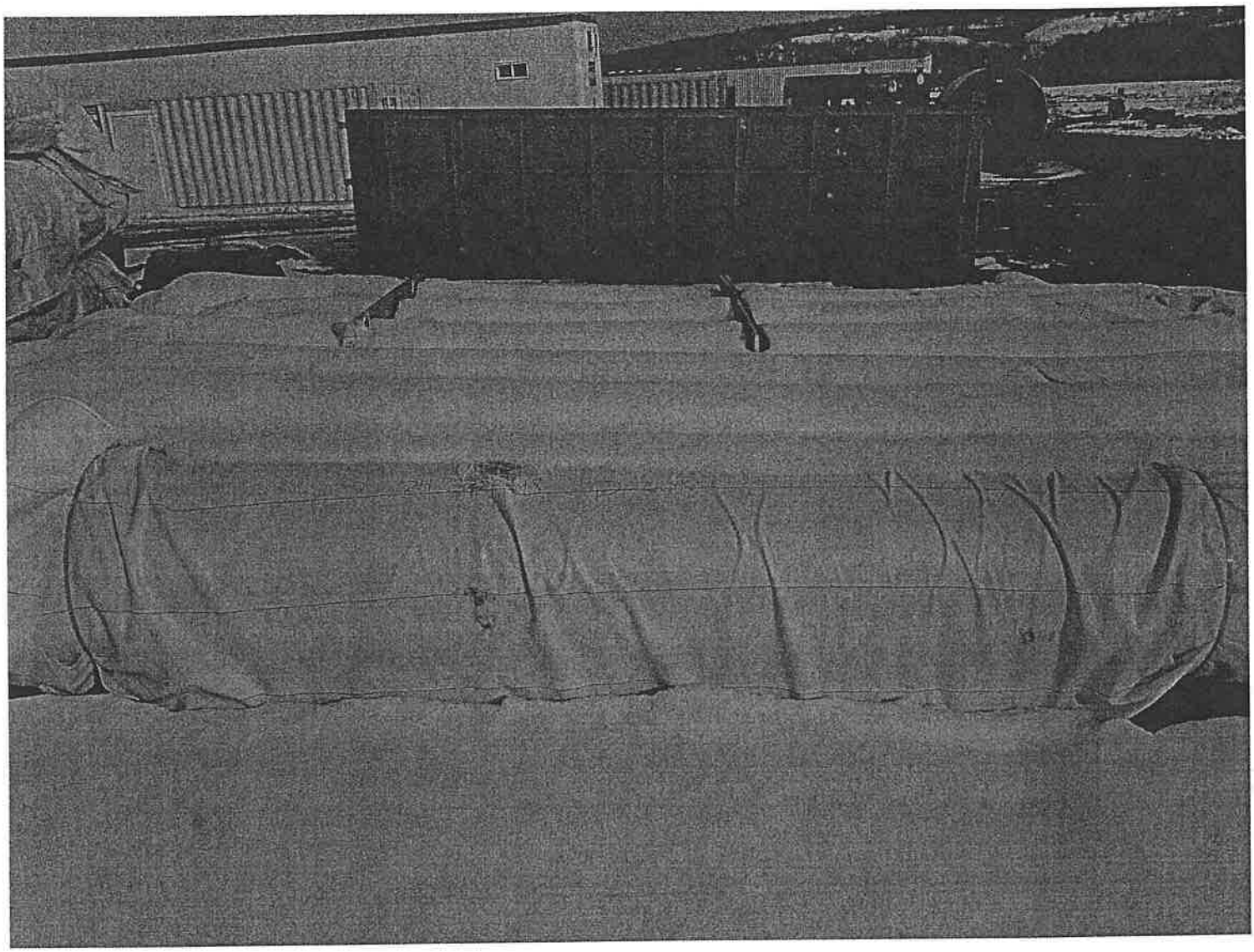
Terms: NET 30
Ordered By: ERIC

Subtotal:	18,616.80
Other:	.00
Tax:	.00
Invoice Total:	$18,616.80

This transaction is governed by and subject to Core & Main's standard terms and conditions, which are incorporated by reference and accepted. To review these terms and conditions, please visit: http://tandc.coreandmain.com/

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12:26
Done
4 of 4
24 18 D-LOK



Seedorff Masonry, Inc.
Build Better | www.seedorff.com

APPLICATION FOR PAYMENT

INVOICE No. **2000304**

WILLIAMS BROTHERS CONSTRUCTION
PO BOX 1366
PEORIA IL 65164

PERIOD ENDING	April 30, 2021
INVOICE DATE	April 19, 2021
MONTHLY ESTIMATE No.	4
CONTRACT No.	PO #2376-530

PROJECT: **Indianola Water Resource Recovery Facility - Indianola, Iowa**

Statement of Contract Account

1.	Original Contract Amount		**1,136,783.00**
2.	Approved "Contract Revisions" Through Nos. 2 (Revisions are per Change Orders #1 & #2)		**7,439.21**
3.	Adjusted Contract Amount		**1,144,222.21**
4.	Materials Stored and Value of Work Complete	12.38%	**141,627.00**
5.	Less 5% Retainer		**7,081.35**
6.	Total Amount Due		**134,545.65**
7.	Less Previous Applications		**112,686.15**
8.	Net Amount Due This Estimate		**21,859.50**

CERTIFICATE OF THE SUBCONTRACTOR:

I hereby certify that the work performed and the materials supplied to date, as shown on the above represent the actual value of accomplishment under the terms of the Contract (and all authorized changes thereto) between the undersigned relating to the above referenced project.

I also certify that payments, less applicable retention, have been made through the period covered by previous payments received from the contractor, to (1) all my subcontractors and (2) for all materials and labor used in or in connection with the performance of this Contract. I further certify I have complied with Federal, State and Local tax laws, including Social Security laws and Unemployment Compensation laws and Workers' Compensation laws insofar as applicable to the performance of this contract.

SEEDORFF MASONRY, INC.

Penny S. Rummel

SWORN STATEMENT FOR CONTRACTOR AND SUBCONTRACTOR TO OWNER

State of Iowa

County of Clayton

The affiant, Allan J. Hermsen being first duly sworn, on oath deposes and says that he/she is (1) Secretary of Seedorff Masonry, Inc.

contract with (2) Williams Brothers Construction owner ___ for (3) Masonry Work

on the following described premises in said County, to-wit: Indianola Water Resources Recovery Facility - Indianola, Iowa

That, for the purpose of said contract, the following persons have been contracted with, and have furnished, or are furnishing and preparing materials for, and have done or are doing labor on said improvement. That there is due and to become due them, respectively, the amounts set opposite their names for materials or labor as stated. That this statement is made to said owner___ for the purpose of procuring from said owner XX (4) Partial__Final Payment on said contract, and is a full, true and complete statement of all such persons, and of the amounts paid, due and to become due them.

(1) A member of the firm of, or officer of the corporation of, naming same. If a subcontractor so state and name the contractor. (2) Name of the owner or owners. (3) What the contract or subcontract is for. (4) Partial or Final Payment.

NAME AND ADDRESS	CONTRACT FOR	AMOUNT OF CONTRACT	TOTAL PREVIOUS REQUESTS	AMOUNT OF THIS REQUEST	BALANCE TO COMPLETE
Logan Contractors Supply	Insulation	43,875.00	20,475.00	.00	23,400.00
Des Moines, Iowa					
Glen Gery Corporation	Brick	74,352.60	.00	12,051.90	62,300.70
West Des Moines, Iowa					
Midland Concrete Products	Block/Durowall/Flashing	79,563.00	27,093.90	2,156.00	50,313.10
Marshalltown, Iowa					
TCC Materials	Spec Mix Mortar/Grout	36,088.00	7,638.00	6,164.00	22,286.00
Vinton, Iowa					
Seedorff Masonry, Inc.	Misc Mat/Equip/Labor	910,343.61	57,479.25	1,487.60	851,376.76
Strawberry Point, Iowa					
		1,144,222.21	**112,686.15**	**21,859.50**	**1,009,676.56**

AMOUNT OF ORIGINAL CONTRACT	1,136,783.00	TOTAL AMOUNT REQUESTED	141,627.00
EXTRAS TO CONTRACT	7,439.21	LESS 5% RETAINED	7,081.35
TOTAL CONTRACT AND EXTRAS	1,144,222.21	NET AMOUNT EARNED	134,545.65
CREDITS TO CONTRACT	.00	AMOUNT OF PREVIOUS PAYMENTS	112,686.15
NET AMOUNT OF CONTRACT	1,144,222.21	AMOUNT DUE THIS PAYMENT	**21,859.50**
		BALANCE TO COMPLETE	1,009,676.56

It is understood that the total amount paid to date plus the amount requested in this application shall not exceed 100% of the cost of work completed to date.

I agree to furnish Waivers of Lien for all materials under my contract when demanded.

Signed Allan J. Hermsen

Allan J. Hermsen - Secretary

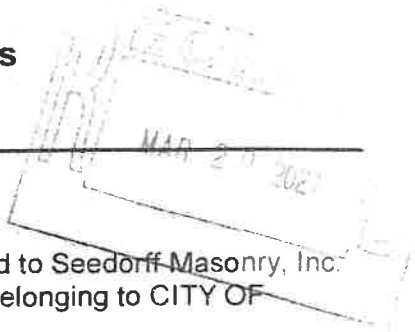
Subscribed and sworn to before me this 19th day of April 2021

Notary Public

PENNY S RUMMEL
Notarial Seal - Iowa
Commission # 147844
My Commission Expires 7/18/21

The above sworn statement should be obtained by the owner before each and every payment.

Waiver of Lien and Release of All Claims



Job Number #20003- INDIANOLA WATER RESOURCE RECOVERY FACILITY

Whereas the undersigned, LOGAN CONTRACTORS SUPPLY INC, has furnished to Seedorff Masonry, Inc. related materials, equipment, and/or services for use in construction of a project belonging to CITY OF INDIANOLA and designated as

INDIANOLA WATER RESOURCE RECOVERY FACILITY (hereinafter referred to as the Project)

Located on the real property at:

10939 GRIMES ST
INDIANOLA, IA 50125

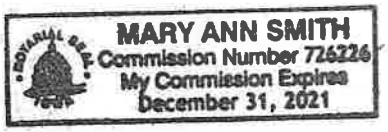
Now therefore, the undersigned, for and in consideration of **20,475.00** , as paid by Seedorff Masonry, Inc. check number 8046986 , and for other goods and valuable consideration, does hereby waive and release any liens, or right to or claim of lien on the above described project and premises under any law, common or statutory, on account of labor or materials, or both, furnished through 2/28/2021 by the undersigned to or for the account of Seedorff Masonry, Inc. for said project. The undersigned affirms that all material furnished by the undersigned has been paid for, and all subcontractors employed by the undersigned have been paid in full., Undersigned also affirms that all labor hired and/ or provided by the undersigned and its employees has been paid for, and all applicable payroll taxes and union benefits have been paid in full.

Dated this 26th day of MARCH, 2021

Julie Kroll
Owner/Partner/President/Co. Officer Julie Kroll, CFO

Subscribed and sworn to before me
this 26th day of MARCH, 2021

Mary Ann Smith
Notary Public



INV# 024211

Please remit to:
Seedorff Masonry, Inc.
PO Box 38
Strawberry Point, IA 52076

Waiver of Lien and Release of All Claims



Job Number #20003- INDIANOLA WATER RESOURCE RECOVERY FACILITY

Whereas the undersigned, MIDLAND CONCRETE PRODUCTS. has furnished to Seedorff Masonry, Inc. related materials, equipment, and/or services for use in construction of a project belonging to CITY OF INDIANOLA and designated as

INDIANOLA WATER RESOURCE RECOVERY FACILITY (hereinafter referred to as the Project)

Located on the real property at: **10939 GRIMES ST**
INDIANOLA, IA 50125

Now therefore, the undersigned, for and in consideration of **4,570.00** , as paid by Seedorff Masonry, Inc. check number 8046988 , and for other goods and valuable consideration, does hereby waive and release any liens, or right to or claim of lien on the above described project and premises under any law, common or statutory, on account of labor or materials, or both, furnished through 2/28/2021 by the undersigned to or for the account of Seedorff Masonry, Inc. for said project. The undersigned affirms that all material furnished by the undersigned has been paid for, and all subcontractors employed by the undersigned have been paid in full. Undersigned also affirms that all labor hired and/ or provided by the undersigned and its employees has been paid for, and all applicable payroll taxes and union benefits have been paid in full.

Dated this 25TH day of March, 2021

Dan Sr

~~Owner/Partner/President/Co. Officer~~

AUTHORIZED REPRESENTATIVE

Subscribed and sworn to before me

this 25 day of March, 2021

Janice E Jedlicka

Notary Public



Please remit to:
Seedorff Masonry. Inc.
PO Box 38
Strawberry Point. IA 52076

RECEIVED
APR - 7 2021

Waiver of Lien and Release of All Claims

Job Number #20003- INDIANOLA WATER RESOURCE RECOVERY FACILITY

Whereas the undersigned, TCC MATERIALS, has furnished to Seedorff Masonry, Inc. related materials, equipment, and/or services for use in construction of a project belonging to CITY OF INDIANOLA and designated as

INDIANOLA WATER RESOURCE RECOVERY FACILITY (hereinafter referred to as the Project)

Located on the real property at: **10939 GRIMES ST**
INDIANOLA, IA 50125

Now therefore, the undersigned, for and in consideration of **2,565.00** , as paid by Seedorff Masonry, Inc. check number **8048995** , and for other goods and valuable consideration, does hereby waive and release any liens, or right to or claim of lien on the above described project and premises under any law, common or statutory, on account of labor or materials, or both, furnished through **2/28/2021** by the undersigned to or for the account of Seedorff Masonry, Inc. for said project. The undersigned affirms that all material furnished by the undersigned has been paid for, and all subcontractors employed by the undersigned have been paid in full. Undersigned also affirms that all labor hired and/ or provided by the undersigned and its employees has been paid for, and all applicable payroll taxes and union benefits have been paid in full.

Dated this 31 day of March, 2021

~~Owner/Partner/President/Co. Officer~~
Sr. Credit Analyst

Subscribed and sworn to before me
this 31st day of March 2021

Notary Public

MARK R JAMES
NOTARY PUBLIC
MINNESOTA
My Commission Expires Jan. 31, 2025

Please remit to:
Seedorff Masonry, Inc.
PO Box 38
Strawberry Point, IA 52076

APPLICATION AND CERTIFICATE FOR PAYMENT

Invoice #: 2000304

Submitted To: WILLIAMS BROTHERS CONSTRUCTIC
PO BOX 1366

PEORIA, IL 65164

Project: 20003- INDIANOLA WATER RESOURCE RECOVERY FACILITY
INDIANOLA, IA

Application No.: 4

Application Date: 4/19/2021

Period To: 4/30/2021

Submitted From: Seedorff Masonry, Inc.
PO Box 38
Strawberry Point, IA 52076

Via Architect: HR GREEN

Project Nos: PO #2376-530

Contract For: MASONRY

Contract Date: 3/30/2020

SUBCONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet is attached.

1. Original Contract Sum		$1,136,783.00
2. Net Change By Change Order		$7,439.21
3. Contract Sum To Date		$1,144,222.21
4. Total Completed and Stored To Date		$141,627.00
5. Retainage:		
a. 5.00% of Completed Work	$4,557.80	
b. 5.00% of Stored Material	$2,523.55	
Total Retainage		$7,081.35
6. Total Earned Less Retainage		$134,545.65
7. Less Previous Certificates For Payments		$112,686.15
8. Current Payment Due		$21,859.50
9. Balance To Finish, Plus Retainage		$1,009,676.56

CHANGE ORDER SUMMARY	Additions	Deductions
Total changes approved in previous months by Owner	$3,670.80	$0.00
Total Approved this Month	$3,768.41	$0.00
TOTALS	$7,439.21	$0.00
Net Changes By Change Order	**$7,439.21**	

The undersigned Subcontractor certifies that to the best of the Subcontractor's knowledge, information, and belief, the work covered by this Application for Payment has been completed in accordance with the Contract Documents. That all amounts have been paid by the Subcontractor for Work for which previous Certificates for Payment were issued and payments received from the Contractor, and that current payment shown herein is now due.

SUBCONTRACTOR: Seedorff Masonry, Inc.

By: _____ Date: 04/19/2021
Penny S. Rummel

State of: Iowa
County of: Clayton
Subscribed and sworn to before me this 19th day of April
Notary Public: Lisa L Mesch
My Commission expires:

LISA L MESCH
Notarial Seal - Iowa
Commission Number 224016
My Commission Expires Aug 13, 2023

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information, and belief, the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $ 21,859.50

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT:

By: _____ Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment, and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CONTINUATION SHEET

Application and Certification for Payment, containing
Subcontractor's signed certification is attached.
In tabulations below, amounts are stated to the nearest dollar.
Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 4
Application Date : 04/19/21
To: 04/30/21
Project No.: PO #2376-530

Invoice # : 2000304 **Contract : 20003- INDIANOLA WATER RESOURCE RECOVERY FACILITY**

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed		Materials Presently Stored	Total Completed and Stored To Date	% (G / C)	Balance To Finish (C-G)	Retainage
			From Previous Application (D+E)	This Period In Place	(Not in D or E)	(D+E+F)			
	120 Admin CMU - Material	23,644.00	0.00	0.00	3,074.00	3,074.00	13.00%	20,570.00	0.00
	120 Admin CMU - Labor	92,581.00	0.00	0.00	0.00	0.00	0.00%	92,581.00	0.00
	120 Admin Brick - Material	18,539.00	0.00	0.00	0.00	0.00	0.00%	18,539.00	0.00
	120 Admin Brick - Labor	37,755.00	0.00	0.00	0.00	0.00	0.00%	37,755.00	0.00
	120 Admin Insulation - Material	3,914.00	0.00	0.00	1,330.00	1,330.00	33.98%	2,584.00	0.00
	120 Admin Insulation - Labor	1,910.00	0.00	0.00	0.00	0.00	0.00%	1,910.00	0.00
	210 Headworks CMU - Material	27,209.00	0.00	0.00	3,537.00	3,537.00	13.00%	23,672.00	0.00
	210 Headworks CMU - Labor	85,745.00	0.00	0.00	0.00	0.00	0.00%	85,745.00	0.00
	210 Headworks Brick - Material	42,280.00	0.00	0.00	0.00	0.00	0.00%	42,280.00	0.00
	210 Headworks Brick - Labor	88,230.00	0.00	0.00	0.00	0.00	0.00%	88,230.00	0.00
	210 Headworks Insulation - Material	14,545.00	0.00	0.00	4,917.00	4,917.00	33.81%	9,628.00	0.00
	210 Headworks Insulation - Labor	6,440.00	0.00	0.00	0.00	0.00	0.00%	6,440.00	0.00
	230 Grit CMU - Material	9,903.00	0.00	0.00	1,287.00	1,287.00	13.00%	8,616.00	0.00
	230 Grit CMU - Labor	38,819.00	0.00	0.00	0.00	0.00	0.00%	38,819.00	0.00
	230 Grit Brick - Material	16,656.00	0.00	0.00	0.00	0.00	0.00%	16,656.00	0.00
	230 Grit Brick - Labor	34,687.00	0.00	0.00	0.00	0.00	0.00%	34,687.00	0.00
	230 Grit Insulation - Material	10,608.00	0.00	0.00	3,583.00	3,583.00	33.78%	7,025.00	0.00
	230 Grit Insulation - Labor	4,763.00	0.00	0.00	0.00	0.00	0.00%	4,763.00	0.00
	270 Peak Flow CMU - Material	6,960.00	4,176.00	0.00	1,389.00	5,565.00	79.96%	1,395.00	208.80
	270 Peak Flow CMU - Labor	28,180.00	16,908.00	0.00	0.00	16,908.00	60.00%	11,272.00	845.40
	270 Peak Flow Brick - Material	11,090.00	0.00	0.00	0.00	0.00	0.00%	11,090.00	0.00
	270 Peak Flow Brick - Labor	20,788.00	0.00	0.00	0.00	0.00	0.00%	20,788.00	0.00
	270 Peak Flow Insulation - Material	5,114.00	0.00	0.00	1,740.00	1,740.00	34.02%	3,374.00	0.00
	270 Peak Flow Insulation - Labor	2,421.00	0.00	0.00	0.00	0.00	0.00%	2,421.00	0.00
	350 2ndary Treatment CMU - Material	14,329.00	0.00	0.00	1,863.00	1,863.00	13.00%	12,466.00	0.00
	350 2ndary Treatment CMU - Labor	52,419.00	0.00	0.00	0.00	0.00	0.00%	52,419.00	0.00
	350 2ndary Treatment Brick - Material	17,189.00	0.00	0.00	0.00	0.00	0.00%	17,189.00	0.00
	350 2ndary Treatment Brick - Labor	36,454.00	0.00	0.00	0.00	0.00	0.00%	36,454.00	0.00

CONTINUATION SHEET

Application and Certification for Payment, containing
Subcontractor's signed certification is attached.
In tabulations below, amounts are stated to the nearest dollar.
Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 4
Application Date : 04/19/21
To: 04/30/21
Project No.: PO #2376-530

Invoice # : 2000304 **Contract :** 20003- INDIANOLA WATER RESOURCE RECOVERY FACILITY

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed		Materials Presently Stored	Total Completed and Stored To Date	% (G / C)	Balance To Finish (C-G)	Retainage
			From Previous Application (D+E)	This Period In Place	(Not in D or E)	(D+E+F)			
	350 2ndary Treatment Insulation - Material	5,853.00	0.00	0.00	1,986.00	1,986.00	33.93%	3,867.00	0.00
	350 2ndary Treatment Insulation - Labor	2,736.00	0.00	0.00	0.00	0.00	0.00%	2,736.00	0.00
	420 Disinfect CMU - Material	13,359.00	13,359.00	0.00	0.00	13,359.00	100.00%	0.00	667.95
	420 Disinfect CMU - Labor	49,870.00	49,870.00	0.00	0.00	49,870.00	100.00%	0.00	2,493.50
	420 UV Disinfect Brick - Material	22,164.00	0.00	2,216.00	16,167.00	18,383.00	82.94%	3,781.00	919.15
	420 UV Disinfect Brick - Labor	46,273.00	0.00	4,627.00	0.00	4,627.00	10.00%	41,646.00	231.35
	420 UV Disinfect Insulation - Material	7,703.00	0.00	0.00	2,600.00	2,600.00	33.75%	5,103.00	0.00
	420 UV Disinfect Insulation - Labor	3,383.00	0.00	0.00	0.00	0.00	0.00%	3,383.00	0.00
	550 Solids Process CMU - Material	17,861.00	0.00	0.00	2,322.00	2,322.00	13.00%	15,539.00	0.00
	550 Solids Process CMU - Labor	66,418.00	0.00	0.00	0.00	0.00	0.00%	66,418.00	0.00
	550 Solids Process Brick - Material	31,959.00	0.00	0.00	0.00	0.00	0.00%	31,959.00	0.00
	550 Solids Process Brick - Labor	67,308.00	0.00	0.00	0.00	0.00	0.00%	67,308.00	0.00
	550 Solids Process Insulation - Material	10,991.00	0.00	0.00	3,726.00	3,726.00	33.90%	7,265.00	0.00
	550 Solids Process Insulation - Labor	4,784.00	0.00	0.00	0.00	0.00	0.00%	4,784.00	0.00
	570 Biosolids CMU - Material	2,743.00	0.00	0.00	357.00	357.00	13.01%	2,386.00	0.00
	570 Biosolids CMU - Labor	11,553.00	0.00	0.00	0.00	0.00	0.00%	11,553.00	0.00
	570 Biosolids Brick - Material	5,349.00	0.00	0.00	0.00	0.00	0.00%	5,349.00	0.00
	570 Biosolids Brick - Labor	10,746.00	0.00	0.00	0.00	0.00	0.00%	10,746.00	0.00
	570 Biosolids Insulation - Material	1,774.00	0.00	0.00	593.00	593.00	33.43%	1,181.00	0.00
	570 Biosolids Insulation - Labor	784.00	0.00	0.00	0.00	0.00	0.00%	784.00	0.00
	Change Order #1	3,670.80	0.00	0.00	0.00	0.00	0.00%	3,670.80	0.00
	Change Order #2	3,768.41	0.00	0.00	0.00	0.00	0.00%	3,768.41	0.00
	Grand Totals	**1,144,222.21**	**84,313.00**	**6,843.00**	**50,471.00**	**141,627.00**	**12.38%**	**1,002,595.21**	**7,081.35**

20005

SALES INVOICE

Glen-Gery

West Des Moines Brick Center
101 Ashworth Road
West Des Moines IA 50265-3736
Phone: 515 224-4110 Fax: 515 224-4057

Invoice Number:	1440068
Invoice Date:	04/05/21
Due Date:	05/05/21
Order Number:	4123634
Call Off Number:	CO 7340310

Entered By: Leonard Thompson
Remit To:
Glen Gery Corp.
33015 Collection Center Drive
Chicago IL 60693-0330

28 1 SP 0.510 E0028X I0034 D7435517420 S2 P8166286 0001:0002

100995
SEEDORFF MASONRY, INC
PO BOX 38
STRAWBERRY POINT IA 52076-0038

Seedorff Masonry, Inc
10939 GRIMES ST.
INDIANOLA IA 50125

SOLD TO: 100995 / Seedorff Masonry, Inc

Job Name	Customer Reference	Sales Person / Contact
Indianola Recovery Facility	20003-1	MICHAEL WINTER
Terms	**Carrier**	**F.O.B.**
Net 30 Days	COLLECTION HAULIER	FOB - Origin

Line No	Product Code	Product Description	SHIP WHSE	Quantity	U/M	Price	U/M	Amount
1.000	20050626	SCB Dunes Gray Vel MS 3 5/8 X 7 5/8 X 2 1/4	WDR	11,550.00	EA	498.00	TH	5,751.90

RECEIVED
APR 12 2021

Please remit payment via ACH electronic payment, instructions below, which is our preferred method of payment.
Please email remit advice including invoice number, amounts and dates to **credit@glengery.com**.
Bank of America 100 West 33rd Street New York, NY 10001
ABA Number: 111000012 Account Number: 3752101872
Or remit check to: Glen Gery Corp 33015 Collection Center Dr Chicago, IL 60693-0330

Order Total		5751.90
Tax Total		.00
Invoice Total	USD	5751.90

IF THERE IS A CASH DISCOUNT PRINTED ABOVE, THE DISCOUNT IS ALLOWED ONLY IF PAID IN FULL BY THE INDICATED TERMS. ACCOUNTS NOT PAID WITHIN TERMS ARE SUBJECT TO BEING PLACED ON A CASH BASIS, AND TO PAY A FINANCE CHARGE OF 1.5% PER MONTH (18% PER ANNUM) ON ANY PAST DUE AMOUNT. NO CREDITS WILL BE ISSUED FOR DAMAGES OR SHORTAGES UNLESS NOTED ON DELIVERY RECEIPT. SUBJECT TO TERMS AND CONDITIONS OF SALE AND SHIPMENT AS PUBLISHED at https://www.glengery.com/terms-and-conditions-sale.

Sioux City Brick Since 1913 | Lawrenceville BRICK | Cushwa BRICK

A brand of BRICKWORKS BUILDING PRODUCTS

VIEW ONLY | http://glengery.billtrust.com/ | USE THIS ENROLLMENT TOKEN | QHS PHV BHG

20003

SALES INVOICE

Glen-Gery

West Des Moines Brick Center
101 Ashworth Road
West Des Moines IA 50265-3736
Phone: 515 224-4110 Fax: 515 224-4057

Invoice Number:	1440450
Invoice Date:	04/06/21
Due Date:	05/06/21
Order Number:	4123634
Call Off Number:	CO 7340699

Entered By: Leonard Thompson
Remit To:
Glen Gery Corp.
33015 Collection Center Drive
Chicago IL 60693-0330

39 1 SP 0.510 E0039X I0046 D7440520004 S2 P8169834 0001:0001

100995
SEEDORFF MASONRY, INC
PO BOX 38
STRAWBERRY POINT IA 52076-0038

Seedorff Masonry, Inc
10939 GRIMES ST.
INDIANOLA IA 50125

SOLD TO: 100995 / Seedorff Masonry, Inc

Job Name	Customer Reference	Sales Person / Contact
Indianola Recovery Facility	20003-1	MICHAEL WINTER
Terms	**Carrier**	**F.O.B.**
Net 30 Days	COLLECTION HAULIER	FOB - Origin

Line No	Product Code	Product Description	SHIP WHSE	Quantity	U/M	Price	U/M	Amount
1.000	20050656	SCB Charcoal Gray Tuscan MS 3 5/8 X 7 5/8 X 2 1/4	WDR	6,825.00	EA	540.00	TH	3,685.50
2.000	20050626	SCB Dunes Gray Vel MS 3 5/8 X 7 5/8 X 2 1/4	WDR	5,250.00	EA	498.00	TH	2,614.50

RECEIVED
APR 13 2021

Please remit payment via ACH electronic payment, instructions below, which is our preferred method of payment.
Please email remit advice including invoice number, amounts and dates to credit@glengery.com
Bank of America 100 West 33rd Street New York, NY 10001
ABA Number: 111000012 Account Number: 3752101872
Or remit check to: Glen Gery Corp 33015 Collection Center Dr Chicago, IL 60693-0330

Order Total		6300.00
Tax Total		.00
Invoice Total	USD	6300.00

IF THERE IS A CASH DISCOUNT PRINTED ABOVE, THE DISCOUNT IS ALLOWED ONLY IF PAID IN FULL BY THE INDICATED TERMS. ACCOUNTS NOT PAID WITHIN TERMS ARE SUBJECT TO BEING PLACED ON A CASH BASIS, AND TO PAY A FINANCE CHARGE OF 1.5% PER MONTH (18% PER ANNUM) ON ANY PAST DUE AMOUNT. NO CREDITS WILL BE ISSUED FOR DAMAGES OR SHORTAGES UNLESS NOTED ON DELIVERY RECEIPT. SUBJECT TO TERMS AND CONDITIONS OF SALE AND SHIPMENT AS PUBLISHED at https://www.glengery.com/terms-and-conditions-sale.



TCC MATERIALS
SPEC BLENDED CONSTRUCTION PRODUCTS
2025 Centre Pointe Blvd., Suite 300
Mendota Heights, MN 55120-1221

INVOICE

Customer Number	Invoice Number	Billing Date	Due Date
181003	974779	03/31/2021	04/30/2021
	Amount Due	$4,116.00	
	Amount Paid		

1 3 SP 1.400 ** E0001 I0011 D7428249208 S2 P8162350 0011:0015

SEEDORFF MASONRY / STRAWBERRY POINT
PO BOX 38
STRAWBERRY POINT IA 52076-0038

Remit To:
TCC Materials
P.O. Box 88478
Milwaukee WI 53288-0478
(651) 688-9116

Please return top portion with your payment. Make checks payable to: TCC Materials

Invoice	974779
Amount Due	$4,116.00
Billing Date	03/31/2021
Due Date	04/30/2021

Order	Terms	Project	Delivered To	PO Number
795647	NET 30 DAYS	0939-Seedorff/Indianola Water Resource Fac.	10939 Grimes Street-West on 65/69to 4 wy Indianola, IA	

Ship Date	Plant	Ticket	Item	Description	Quantity	UM	Price	Ext Price
03/31/2021	107	0000795647	100624	FREIGHT (NO TAX)	14.00	Each	$25.00	$350.00
			107654	3000# SM MORTAR N P2310	14.00	BAG	$220.00	$3,080.00
			112579	COLOR SURCHARGE (BULK BAG)	14.00	Each	$5.00	$70.00
			SILO FEE	SILO FEE	14.00	Each	$2.00	$28.00
			SILODELV	SILO DELIVERY	2.00	Each	$0.00	$0.00
			100737	BULK BAG DEPOSIT	14.00	Each	$21.00	$294.00
			101084	CHARGEABLE PALLET SHIPPED	14.00	Each	$21.00	$294.00

RECEIVED
APR 12 2021

Subtotal:	$4,116.00
Tax:	$0.00
Total:	**$4,116.00**

4/20

0011:0015

APPLICATION AND CERTIFICATE FOR PAYMENT

Invoice #: 37902

To Owner: Williams Brothers Construction Inc
PO Box 1366

Peoria, IL 61654

Project: 79320- Indianola WWTP

From Contractor: August Winter & Sons, Inc.
2323 N. Roemer Road
Appleton, WI 54912

Via Architect:

Contract For: Plumbing, Mechanical & Equip.

Application No.: 10

Period To: 4/30/2021

Project Nos: 2359-530

Contract Date: 2/11/2020

Distribution to:
- ☐ Owner
- ☐ Architect
- ☐ Contractor
- ☐
- ☐

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet is attached.

1. Original Contract Sum		$11,893,269.00
2. Net Change By Change Order		$660.00
3. Contract Sum To Date		$11,893,929.00
4. Total Completed and Stored To Date		$3,655,379.00
5. Retainage:		
a. 5.00% of Completed Work	$120,788.00	
b. 5.00% of Stored Material	$61,980.95	
Total Retainage		$182,768.95
6. Total Earned Less Retainage		$3,472,610.05
7. Less Previous Certificates For Payments		$2,606,343.05
8. Current Payment Due		$866,267.00
9. Balance To Finish, Plus Retainage		$8,421,318.95

CHANGE ORDER SUMMARY	Additions	Deductions
Total changes approved in previous months by Owner	$0.00	$3,000.00
Total Approved this Month	$3,660.00	$0.00
TOTALS	$3,660.00	$3,000.00
Net Changes By Change Order	**$660.00**	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information, and belief, the work covered by this Application for Payment has been completed in accordance with the Contract Documents. That all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: August Winter & Sons, Inc.

By: _____ Date: 04/30/2021

State of: Wisconsin
County of: Outagamie
Subscribed and sworn to before me this 30th day of April, 2021
Notary Public: Kathryn M Knapp
My Commission expires: 5/13/2021

KATHRYN M. KNAPP NOTARY PUBLIC STATE OF WISCONSIN

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information, and belief, the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED $ 866,267.00

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT:

By: _____ Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment, and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CONTINUATION SHEET

Application and Certification for Payment, containing
Contractor's signed certification is attached.
In tabulations below, amounts are stated to the nearest dollar.
Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 10
Application Date : 04/28/21
To: 04/30/21
Architect's Project No.: 2359-530

Invoice # : 37902 **Contract :** 79320- Indianola WWTP

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed		Materials Presently Stored	Total Completed and Stored To Date	% (G / C)	Balance To Finish (C-G)	Retainage
			From Previous Application (D+E)	This Period In Place	(Not in D or E)	(D+E+F)			
001	Mobilization	185,000.00	74,000.00	37,000.00	0.00	111,000.00	60.00%	74,000.00	5,550.00
002	Demobilization	5,000.00	0.00	0.00	0.00	0.00	0.00%	5,000.00	0.00
005		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
006	Admin. Bldg. 120	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
007	Plumbing Labor	75,230.00	3,765.00	26,627.00	0.00	30,392.00	40.40%	44,838.00	1,519.60
008	Plumbing Material	119,743.00	2,395.00	34,723.00	14,370.00	51,488.00	43.00%	68,255.00	2,574.40
010		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
011	Headworks 210	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
012	43 2138 Solids Handling Pumps	600,000.00	6,000.00	0.00	0.00	6,000.00	1.00%	594,000.00	300.00
013	Labor/Material	304,320.00	3,040.00	0.00	0.00	3,040.00	1.00%	301,280.00	152.00
014		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
015	46 2151/2152 Bar Screen/Compactor	330,000.00	0.00	0.00	322,949.00	322,949.00	97.86%	7,051.00	16,147.45
016	Labor/Material	100,000.00	15,000.00	0.00	0.00	15,000.00	15.00%	85,000.00	750.00
017		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
018	Slide gates	66,000.00	0.00	0.00	66,000.00	66,000.00	100.00%	0.00	3,300.00
019	Labor	25,000.00	2,500.00	6,250.00	0.00	8,750.00	35.00%	16,250.00	437.50
020	Plumbing Labor	24,000.00	0.00	0.00	0.00	0.00	0.00%	24,000.00	0.00
021	Plumbing Material	19,000.00	0.00	0.00	0.00	0.00	0.00%	19,000.00	0.00
022		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
023	Grit Bldg 230	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
024	Plumbing Labor	30,000.00	12,000.00	0.00	0.00	12,000.00	40.00%	18,000.00	600.00
025	Plumbing Material	10,000.00	3,000.00	0.00	0.00	3,000.00	30.00%	7,000.00	150.00
026	43 2117 Vortex Pumping Equipment	115,000.00	0.00	0.00	115,000.00	115,000.00	100.00%	0.00	5,750.00
027	labor/material	60,000.00	3,000.00	6,000.00	9,000.00	18,000.00	30.00%	42,000.00	900.00
028		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
029	46 4113 Hydro Tank	55,000.00	0.00	0.00	0.00	0.00	0.00%	55,000.00	0.00
030	labor/material	25,500.00	0.00	0.00	0.00	0.00	0.00%	25,500.00	0.00
031		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
032	46 2323 Grit Removal	240,000.00	0.00	0.00	240,000.00	240,000.00	100.00%	0.00	12,000.00
033	46 2327 Grit Washer	185,000.00	0.00	0.00	185,000.00	185,000.00	100.00%	0.00	9,250.00
034	Labor removal	115,000.00	6,900.00	4,600.00	0.00	11,500.00	10.00%	103,500.00	575.00
035	Labor washer	115,000.00	6,900.00	10,350.00	0.00	17,250.00	15.00%	97,750.00	862.50

CONTINUATION SHEET

Application and Certification for Payment, containing
Contractor's signed certification is attached.
In tabulations below, amounts are stated to the nearest dollar.
Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 10
Application Date : 04/28/21
To: 04/30/21
Architect's Project No.: 2359-530

Invoice # : 37902 **Contract :** 79320- Indianola WWTP

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed		Materials Presently Stored	Total Completed and Stored To Date	% (G / C)	Balance To Finish (C-G)	Retainage
			From Previous Application (D+E)	This Period In Place	(Not in D or E)	(D+E+F)			
036	06 6000 Flume	12,000.00	12,000.00	0.00	0.00	12,000.00	100.00%	0.00	600.00
037	Labor/material	9,500.00	9,500.00	0.00	0.00	9,500.00	100.00%	0.00	475.00
038		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
039	Slide gates	54,000.00	0.00	0.00	54,000.00	54,000.00	100.00%	0.00	2,700.00
040	Labor	35,000.00	0.00	33,250.00	0.00	33,250.00	95.00%	1,750.00	1,662.50
041	Sampler	9,500.00	0.00	0.00	0.00	0.00	0.00%	9,500.00	0.00
043		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
044	Equalization Tank 250	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
046	46 4123 Submersible Mixer	35,000.00	0.00	0.00	0.00	0.00	0.00%	35,000.00	0.00
047	Labor/material	83,053.00	0.00	0.00	0.00	0.00	0.00%	83,053.00	0.00
048	43 2139 Submersible Pump Equipment	85,000.00	0.00	0.00	0.00	0.00	0.00%	85,000.00	0.00
049	Labor/material	156,538.00	0.00	0.00	0.00	0.00	0.00%	156,538.00	0.00
050		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
051	Peak Flow Treatment 270	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
054	43 4116 Bulk Chemical Storage	65,000.00	0.00	0.00	65,000.00	65,000.00	100.00%	0.00	3,250.00
055	Labor/material	43,000.00	6,450.00	15,050.00	0.00	21,500.00	50.00%	21,500.00	1,075.00
056		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
057	46 4334 Metering Pumps	75,000.00	0.00	0.00	0.00	0.00	0.00%	75,000.00	0.00
058	Labor/material	35,500.00	0.00	0.00	0.00	0.00	0.00%	35,500.00	0.00
059		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
060	46 3383 Chemical Feed Accessories	140,000.00	0.00	0.00	0.00	0.00	0.00%	140,000.00	0.00
061	Labor/material	50,000.00	0.00	0.00	0.00	0.00	0.00%	50,000.00	0.00
062		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
063	46 6442 Peak Flow Treatment	1,387,000.00	1,387,000.00	0.00	0.00	1,387,000.00	100.00%	0.00	69,350.00
064	Labor/material	350,000.00	49,000.00	56,000.00	35,000.00	140,000.00	40.00%	210,000.00	7,000.00
067		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
068	Oxidation Ditch 320	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
069	46 4123 Submersible Mixer	90,000.00	0.00	0.00	0.00	0.00	0.00%	90,000.00	0.00
070	Labor/Material	89,747.00	0.00	0.00	0.00	0.00	0.00%	89,747.00	0.00
071		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
072	46 5361 Oxidation Ditch Equipment	1,051,600.00	0.00	0.00	0.00	0.00	0.00%	1,051,600.00	0.00
073	Labor/Material	95,000.00	0.00	0.00	0.00	0.00	0.00%	95,000.00	0.00

CONTINUATION SHEET

Application and Certification for Payment, containing
Contractor's signed certification is attached.
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Application No. : 10
Application Date : 04/28/21
To: 04/30/21
Architect's Project No.: 2359-530

Invoice # : 37902 **Contract :** 79320- Indianola WWTP

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed		Materials Presently Stored	Total Completed and Stored To Date	% (G / C)	Balance To Finish (C-G)	Retainage
			From Previous Application (D+E)	This Period In Place	(Not in D or E)	(D+E+F)			
074		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
075	Slide Gates	39,000.00	0.00	0.00	0.00	0.00	0.00%	39,000.00	0.00
076	Labor	9,500.00	0.00	0.00	0.00	0.00	0.00%	9,500.00	0.00
078		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
079	Secondary Treatment 350	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
080	43 2139 Submersible Pump Equipment	104,000.00	0.00	0.00	0.00	0.00	0.00%	104,000.00	0.00
081	Labor/Material	156,538.00	0.00	0.00	0.00	0.00	0.00%	156,538.00	0.00
082		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
083	Plumbing Labor	50,000.00	0.00	17,500.00	0.00	17,500.00	35.00%	32,500.00	875.00
084	Plumbing Material	45,000.00	0.00	15,750.00	4,500.00	20,250.00	45.00%	24,750.00	1,012.50
085		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
087	Secondary Clarifiers 380	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
088	43 2112 Screw Centrifugal Pump	34,000.00	0.00	0.00	34,000.00	34,000.00	100.00%	0.00	1,700.00
089	Labor/Material	9,000.00	0.00	450.00	0.00	450.00	5.00%	8,550.00	22.50
090		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
091	46 4323 Secondary Clarifier	418,000.00	0.00	0.00	0.00	0.00	0.00%	418,000.00	0.00
092	Labor/Material	250,000.00	0.00	90,000.00	0.00	90,000.00	36.00%	160,000.00	4,500.00
093		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
094	ERP	72,000.00	0.00	0.00	50,400.00	50,400.00	70.00%	21,600.00	2,520.00
098		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
099	Disinfection 420	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
101	Plumbing labor	55,000.00	2,750.00	16,500.00	0.00	19,250.00	35.00%	35,750.00	962.50
102	Plumbing material	70,000.00	1,400.00	26,600.00	0.00	28,000.00	40.00%	42,000.00	1,400.00
103	43 3263 UV Equipment	348,000.00	0.00	348,000.00	0.00	348,000.00	100.00%	0.00	17,400.00
104	Labor/Material — Mixed, but called labor	80,000.00	0.00	16,000.00	0.00	16,000.00	20.00%	64,000.00	800.00
105		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
106	43 2136 vertical turbine pumps	50,000.00	0.00	0.00	0.00	0.00	0.00%	50,000.00	0.00
107	Labor/Material	125,000.00	0.00	18,750.00	0.00	18,750.00	15.00%	106,250.00	937.50
110		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
111	Sampler	9,500.00	0.00	0.00	0.00	0.00	0.00%	9,500.00	0.00
112		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
113	Aerobic Digestors 520	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00

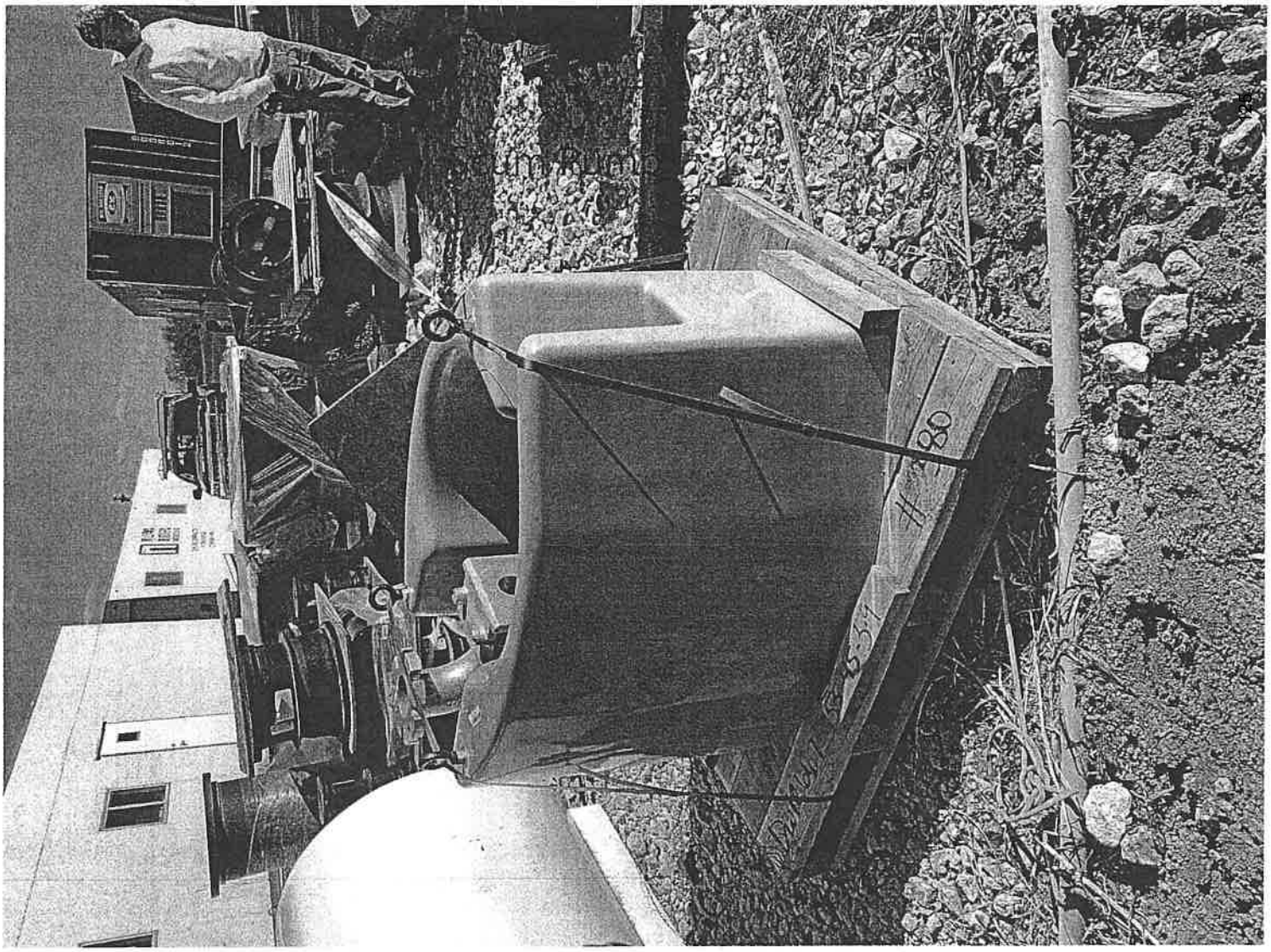
CONTINUATION SHEET

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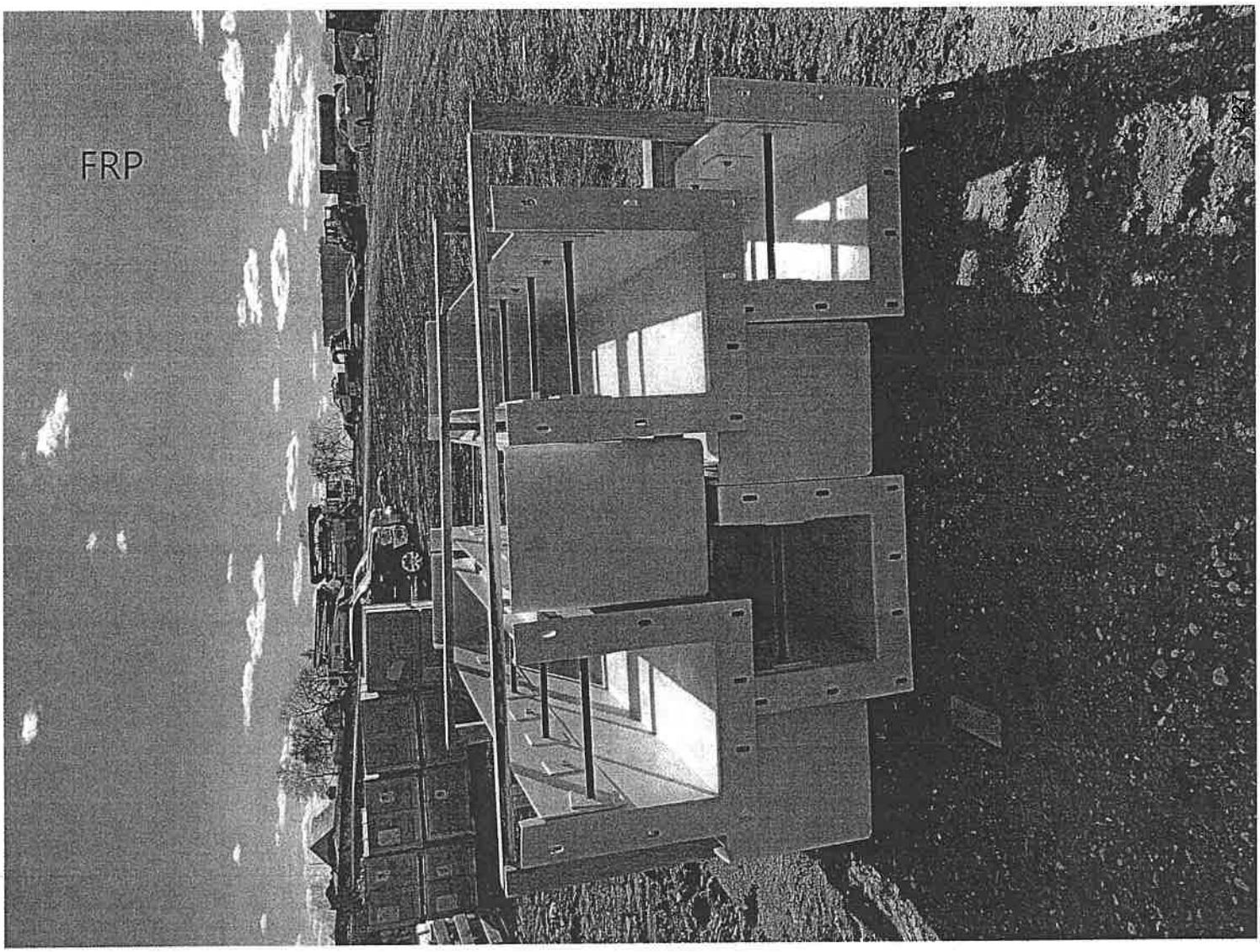
Application No. : 10
Application Date : 04/28/21
To: 04/30/21
Architect's Project No.: 2359-530

Invoice # : 37902 **Contract :** 79320- Indianola WWTP

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed		Materials Presently Stored	Total Completed and Stored To Date	%	Balance To Finish	Retainage
			From Previous Application (D+E)	This Period In Place	(Not in D or E)	(D+E+F)	(G / C)	(C-G)	
115	46 4123 Submersible mixer	90,000.00	0.00	0.00	0.00	0.00	0.00%	90,000.00	0.00
116	Labor/Material	27,500.00	0.00	0.00	0.00	0.00	0.00%	27,500.00	0.00
117		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
118	46 5133 Aeration Equipment	150,000.00	6,000.00	0.00	0.00	6,000.00	4.00%	144,000.00	300.00
119	Labor/Material	75,000.00	9,000.00	0.00	0.00	9,000.00	12.00%	66,000.00	450.00
122		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
123	Solids processing 550	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
125	43 1123 Blowers	250,000.00	0.00	0.00	0.00	0.00	0.00%	250,000.00	0.00
126	Labor/Material	117,000.00	0.00	0.00	0.00	0.00	0.00%	117,000.00	0.00
127		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
128	43 2116 Double Disc Pumping Equip.	959,000.00	0.00	0.00	0.00	0.00	0.00%	959,000.00	0.00
129	Labor/Material	252,000.00	0.00	0.00	0.00	0.00	0.00%	252,000.00	0.00
130		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
131	46 7133 Rotary Drum Thickening	410,000.00	0.00	0.00	0.00	0.00	0.00%	410,000.00	0.00
132	Labor/Material	250,000.00	0.00	0.00	0.00	0.00	0.00%	250,000.00	0.00
133		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
134	46 3390 Polymer Feed	57,000.00	0.00	0.00	0.00	0.00	0.00%	57,000.00	0.00
135	Labor/Material	55,000.00	0.00	0.00	0.00	0.00	0.00%	55,000.00	0.00
136		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
137	Plumbing Labor	65,000.00	0.00	0.00	0.00	0.00	0.00%	65,000.00	0.00
138	Plumbing Material	35,000.00	0.00	0.00	0.00	0.00	0.00%	35,000.00	0.00
140		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
141	Biosolids Storage 570	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
143	46 4121 Jet Mixing	80,000.00	0.00	0.00	0.00	0.00	0.00%	80,000.00	0.00
144	Labor/Material	111,000.00	11,100.00	0.00	44,400.00	55,500.00	50.00%	55,500.00	2,775.00
145		0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
146	43 2137 Chopper Pumps	70,000.00	0.00	0.00	0.00	0.00	0.00%	70,000.00	0.00
147	Labor/Material	160,000.00	0.00	0.00	0.00	0.00	0.00%	160,000.00	0.00
151	CO #1	-3,000.00	0.00	0.00	0.00	0.00	0.00%	-3,000.00	0.00
152	CO #2	3,660.00	0.00	3,660.00	0.00	3,660.00	100.00%	0.00	183.00
	Grand Totals	**11,893,929.00**	**1,632,700.00**	**783,060.00**	**1,239,619.00**	**3,655,379.00**	**30.73%**	**8,238,550.00**	**182,768.95**




BioSolids Overflc
Manhole MJ Valv


FRP

Xylem Water Solutions U.S.A., Inc.

4828 PARKWAY PLAZA BLVD
CHARLOTTE,NC 28217
Tel.(704)409-9700 Fax:(704)716-7610

REMIT TO

26717 Network Place
Chicago, IL 60673-1267

INVOICE			YOUR PURCHASE ORDER U20007
INVOICE NO. 3556B68655	FUS NO. C85779	DATE SHIPPED 4/15/21	DELIVERY NOTE H16044

INVOICE DATE	TRN	WHS	PAYMENT TERMS
4/15/21	P1	801	90%N45;10%NTE 180 FR INV

Sold To:

Customer No. 062990
Global No. 5013196

AUGUST WINTER & SONS

PO BOX 1896
2323 N ROEMER RD
APPLETON WI 54912-1896

Ship To: 79320-003

AUGUST WINTER & SONS
INDIANOLA WWTP
1120 GRIMES STREET
INDIANOLA IA 50125

FREIGHT TERMS	DELIVERY TERMS	ORDER PROCESSED BY
Jobsite	NOT APPLICABLE THIS	WEDECO-CHARLOTTE, NC
SHIP VIA	**ORDER TEXT**	**CUSTOMER TEXT**
PER CONTRACT	INDIANOLA, IA U20007	ANDY THOMAS

LINE	ITEM/DESCRIPTION	QUANTITY SHIPPED UM	UNIT PRICE DISCOUNT/CHARGE	NET PRICE	EXTENDED AMOUNT
001	1400000699985 WEDECO SHIP/DELIVER MILESTONE+ PROJECT PROGRESS BILLING EQUIPMENT DELIVERY	1 EA	315,175.00	315,175.000	315,175.00
	NET AMOUNT BEFORE TAXES USD				315,175.00

UV
Disinfection
Equipment

ORDER TOTAL USD
315,175.00

IMPORTANT - This invoice is governed by and subject to TERMS AND CONDITIONS OF SALE - XYLEM AMERICAS. Different terms are hereby rejected unless expressly assented to in writing. Terms are accessible at http://www.xyleminc.com/en-us/Pages/terms-conditions-of-sale.aspx

Information

Subject

Second consideration of an ordinance amending Chapter 76, Bicycles, and adding in micromobility regulations.

Information

Attachments

Ordinance

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE CITY CODE OF THE CITY OF INDIANOLA, IOWA AMENDING BICYCLE REGULATIONS AND ADDING MICROMOBILITY REGULATIONS.

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

Section 1. The following section be and is hereby amended by deleting the stricken language and adding the underlined language as follows:

CHAPTER 76
BICYCLE AND MICROMOBILITY REGULATIONS

76.01 Purpose	76.068 ~~Emerging from Alley or Driveway~~Place of Riding
76.02 Definitions	76. ~~07~~09 ~~Carrying Articles~~Emerging from Alley or Driveway
76.013 Scope of Regulations	~~76.08 Riding on Sidewalks~~
76.024 Traffic Code Applies	76.0910 Towing
76.05 Motor Vehicle Operations	~~76.10 Improper Riding~~
76.036 ~~Double Riding Restricted~~ Actions Against Bicycles and Micromobility Devices	76.11 Parking
76.047 ~~Single File and Two Abreast Limit~~ Responsible Riding	76.12 Equipment Requirements
~~76.05 Speed~~	76.13 Special Penalty

76.01 PURPOSE

The purpose of this Chapter is to set forth regulations for operating bicycles, electric scooters and other micromobility devices on the city's streets, sidewalks, and multi-use trails as enabled by *Code of Iowa*, Section 321.236[10].

76.02 DEFINITIONS

1. "Bicycle" means either of the following: (1) A device having up to four wheels and having at least one saddle or seat for the use of a rider which is propelled by human power. (2) A low-speed electric bicycle.

2. "Electric scooter" means a device weighing less than one hundred pounds that is equipped with two or three wheels, handlebars, and an electric motor, and which is solely powered by the rider or by an electric motor capable of

propelling the device without additional propulsion supplied by the rider, at a maximum speed on a paved level surface of no more than twenty miles per hour, or both.

3. "Low-speed electric bicycle" means a device having a saddle or seat for the use of a rider, up to four wheels, equipped with fully operable pedals, and an electric motor of less than seven hundred fifty watts that meets the requirements of one of the following classes:
   a. "Class 1 low-speed electric bicycle" means a low-speed electric bicycle equipped with a motor that may be used to provide assistance only when the rider is pedaling and that ceases to provide assistance when the bicycle reaches a speed of twenty miles per hour or more.
   b. "Class 2 low-speed electric bicycle" means a low-speed electric bicycle equipped with a motor that may be used exclusively to propel the bicycle and that is not capable of providing assistance when the bicycle reaches a speed of twenty miles per hour or more.
   c. "Class 3 low-speed electric bicycle" means a low-speed electric bicycle equipped with a motor that may be used to provide assistance only when the rider is pedaling and that ceases to provide assistance when the bicycle reaches a speed of twenty-eight miles per hour or more.

4. "Micromobility device" means a mobility device under one hundred fifty pounds, which may be equipped with an electric motor for assistance or sole propulsion, designed for conveying the operator, with speeds of less than twenty miles per hour.

5. "Multi-use trail" means a way or place for the use and travel of bicycles, pedestrians, or other authorized conveyances, the use of which is controlled by the city, designated by the multi-use trail maps, as approved by resolution by the city council, and no multi-use trail shall be considered as a street or highway.

6. "Other Power-Driven Mobility Device (OPDMD)" means any mobility device powered by batteries, fuel, or other engines that is used by individuals with mobility disabilities for the purpose of locomotion, including golf carts, electronic personal assistance mobility devices, or any mobility device designed to operate in areas without defined pedestrian routes, but that is not a wheelchair.

76.03~~1~~ SCOPE OF REGULATIONS.

These regulations shall apply whenever a bicycle, electric scooter, or other micromobility device is operated upon any street, park road, any multi-use trail,

sidewalk, or in any bicycle lane ~~or upon any public path set aside for the exclusive use of bicycles~~, subject to those exceptions and regulations stated herein.

~~(*Code of Iowa*, Sec. 321.236[10])~~

76.0~~4~~2 TRAFFIC CODE APPLIES.

1. Every person riding a bicycle, electric scooter, or other micromobility device upon a roadway or in a bicycle lane shall be granted all of the rights and shall be subject to all of the duties applicable to the driver of a vehicle by the laws of the State declaring rules of the road applicable to vehicles or by the Traffic Code of the City applicable to the driver of a vehicle, except as to those provisions that by their nature can have no application.

2. Bicycles, electric scooters, or other micromobility devices are not subject to registration, licensure, titling, inspection, and proof of financial liability coverage provisions of *Code of Iowa*, Chapter 321.

~~2.~~3. Riders of bicycles, electric scooters, or other micromobility devices are not required to have possession of a driver's license or permit.

~~3.~~4. Whenever such person dismounts from a bicycle, electric scooter, or other micromobility device, the person shall be subject to all regulations applicable to pedestrians.

(*Code of Iowa*, Sec. 321.234)

76.05 MOTOR VEHICLE OPERATIONS

1. Bicycle lane right-of-way. Operators of all motor vehicles shall yield the right-of-way to bicycles, electric scooters, and other micromobility devices duly operated in a designated bicycle lane, unless provisions of law establish other requirements and regulations at intersections and other places affecting such bicycle lanes, then such other provision of law shall control.

2. Change Lane to Pass. The driver of a motor vehicle overtaking a person riding a bicycle, electric scooter, or other micromobility device, proceeding in the same direction on a roadway shall pass to the left of the rider of the device in an adjacent travel lane or on the opposite side of the roadway and shall not again drive to the right side of the roadway until safely clear of the overtaken rider and device.

3. Lateral Passing Distance. The driver of a motor vehicle overtaking a bicycle, electric scooter, or other micromobility device that is traveling on a paved shoulder or in a lane designated for the travel of bicycles, shall give at least

three feet of lateral passing distance between the outside of the vehicle and the rider and device.

4. Opening Doors. No person shall open any door of a motor vehicle located on a roadway without first taking precaution to ensure that this action does not interfere with the movement of traffic or endanger any other person or vehicle. In addition, no person shall leave open any door of a motor vehicle located on a roadway for a period of time longer than necessary to load or unload passengers or cargo.

5. Yield to persons in crosswalks. The driver of a motor vehicle shall yield to any pedestrian or person riding a bicycle, electric scooter, or other micromobility device within any marked crosswalk or unmarked crosswalk at an intersection, or any multi-use trail crossing a roadway or driveway.

76.06 ACTIONS AGAINST BICYCLES AND MICROMOBILITY DEVICES.

1. A person operating a motor vehicle shall not steer the motor vehicle unreasonably close to or toward a person riding a bicycle, an electric scooter, or other micromobility device on a roadway, including the shoulder adjacent to the roadway.

2. A person shall not knowingly project any object or substance at or against a person riding a bicycle, an electric stand up scooter, or other micromobility device on a roadway, shoulder of roadway, sidewalk, multi-use trail, or any other location.

(*Code of Iowa*, Sec. 321.281)

76.07~~3~~ RESPONSIBLE RIDING

~~DOUBLE RIDING RESTRICTED~~

1. Double Riding Restricted. A person propelling a bicycle shall not ride other than astride a permanent and regular seat attached thereto. No bicycle, electric scooter, or other micromobility device shall be used to carry more persons at one time than the number for which it is designed and equipped. (*Code of Iowa*, Sec. 321.234[3 and 4])

2. Speed. No person shall operate a bicycle, electric scooter or other micromobility device at a speed greater than is reasonable and prudent under the conditions then existing. No person shall operate a class 3 low-speed electric bicycle on a bicycle lane or multi-use trail in excess of the posted or applicable speed limit, or if there is no posted or applicable speed limit, twenty miles per hour. (*Code of Iowa*, Sec. 321.235B[9.b.])

3. Control of bicycle, electric scooter, or other micromobility device. The operator shall keep the conveyance under directional, speed, and stopping control at all times.

~~2.~~4. Improper riding. No person shall ride a bicycle, electric scooter or other micromobility device in an irregular or reckless manner so as to disregard the safety of the operator, others, or property.

5. Right of way. Riders of electric scooters, low speed electric bicycles, and other electric micromobility devices shall yield right of way to pedestrians, human-powered bicyclists, and other human-powered conveyances. Riders of bicycles and other human-powered conveyances shall yield right of way to pedestrians.

6. A person under the age of sixteen shall not operate a class 3 low-speed electric bicycle. A person under the age of sixteen may ride as a passenger on a class 3 low-speed electric bicycle. (*Code of Iowa*, Sec. 321.235B[6])

~~**76.04 SINGLE FILE AND TWO ABREAST LIMIT.**~~

~~Bicycles shall not be ridden more than in single file in the Business District and upon sidewalks in residential districts and not over two abreast elsewhere except on paths or parts of roadways set aside for the exclusive use of bicycles.~~

76.08 PLACE OF RIDING

1. Bicycles, electric scooters and other micromobility devices may be operated on roadways, bicycle lanes, and paved multi-use trails, subject to the limitations of this Chapter.

2. Bicycles and other human-powered devices may be operated on unpaved trails. Other Power-Driven Mobility Devices may be operated by persons with mobility disabilities on unpaved trails provided that they do not risk damage to the trail, surrounding environment, or pose a risk to the safety of other trail users.

3. Bicycles, electric scooters and other micromobility devices, may be operated upon the public sidewalks in a careful and prudent manner except where signs are erected to prohibit riding on the sidewalk or upon sidewalks along the public square where users shall walk their bicycle, electric scooter, or other micromobility device.

4. Other Power-Driven Mobility Devices may be operated by persons with mobility disabilities on all sidewalks provided that they do not risk damage to the sidewalks, surrounding environment, or pose a risk to the safety of other sidewalks users.

~~1.~~5. All bicycles, electric scooters, and other micromobility devices ridden on the roadway shall ~~be kept to the right and shall~~ be operated on the right half ~~as near as practicable to the right-hand edge~~ of the roadway, except under any of the following situations:~~.~~

a. When using a facility designed or designated through signage and/or pavement markings for the use of bicycle traffic.

b. When riding alongside or overtaking and passing another bicycle, electric scooter, or other micromobility device proceeding in the same direction.

c. When preparing for a left turn at an intersection or into a private road or driveway.

d. When necessary to avoid conditions that make it unsafe to continue along the right half of the roadway.

e. When traveling straight through an intersection that has a dedicated right turn only lane.

This section does not apply to the use of a bicycle, electric scooter or other micromobility devices in a parade or special event authorized by the city.

~~76.05 SPEED.~~

~~No person shall operate a bicycle at a speed greater than is reasonable and prudent under the conditions then existing.~~

~~(*Code of Iowa*, Sec. 321.236[10])~~

76.0~~9~~06 EMERGING FROM ALLEY OR DRIVEWAY.

The operator of a bicycle, electric scooter, or other micromobility devices emerging from an alley, driveway or building shall, upon approaching a sidewalk or the sidewalk area extending across any alleyway, yield the right-of-way to all pedestrians approaching on said sidewalk or sidewalk area, and upon entering the roadway shall yield the right-of-way to all vehicles approaching on said roadway.

~~(*Code of Iowa*, Sec. 321.236[10])~~

~~76.07 CARRYING ARTICLES.~~

~~No person operating a bicycle shall carry any package, bundle or article that prevents the rider from keeping at least one hand upon the handlebars.~~

~~(*Code of Iowa*, Sec. 321.236[10])~~

~~76.08 RIDING ON SIDEWALKS.The following provisions apply to riding bicycles on sidewalks:~~

~~1. Public Square and School Premises. No person shall ride a bicycle upon a sidewalk within the public square or upon the sidewalks adjoining any school premises.~~

~~(*Code of Iowa*, Sec. 321.236 [10])~~

~~2. Other Locations. When signs are erected on any sidewalk or roadway prohibiting the riding of bicycles thereon by any person, no person shall disobey the signs.~~

~~(*Code of Iowa*, Sec. 321.236[10])~~

~~3. Yield Right-of-Way. Whenever any person is riding a bicycle upon a sidewalk, such person, upon meeting pedestrians, shall either dismount until such person has passed the pedestrian or leave the sidewalk at least 15 feet before passing the pedestrian and not return to the sidewalk until at least 15 feet beyond the pedestrian.~~

~~(*Code of Iowa*, Sec. 321.236 [10])~~

76.~~09~~10 TOWING.

1. It is unlawful for any person riding upon any bicycle, electric scooter, or other micromobility device to attach the device or themselves to any moving motor vehicle by tow rope, hand grip or otherwise.

~~1.~~2. It is unlawful for any person riding a bicycle, electric scooter, or other micromobility device ~~to be towed or~~ to tow any other vehicle or device upon the streets, sidewalks, park roads or multi-use trails of the City unless the vehicle or device is manufactured for such use.

~~**76.10 IMPROPER RIDING.**~~

~~No person shall ride a bicycle in an irregular or reckless manner such as zigzagging, stunting, speeding, or otherwise so as to disregard the safety of the operator or others.~~

76.11 PARKING.

1. Parking of ~~No person shall park~~ a bicycle, electric scooter, or other micromobility device may be allowed:
   a. ~~-~~upon a street ~~other than upon the roadway~~ against or near the curb,
   b. upon the area between the sidewalk and the roadway, ~~or upon the sidewalk~~
   c. in a designated parking area for the device, ~~rack to support the bicycle~~ or;
   d. against the wall of a building ~~or at the curb,~~ in such a manner as to afford ~~the least obstruction to~~ pedestrian traffic clear movement in accordance with the American's with Disabilities Act.

2. Bicycles, electric scooters, or other micromobility devices shall not be parked in such a way as to impede access to:

a. a fire hydrant;
b. a US Postal Service mailbox;
c. a crosswalk or curb ramp;
d. loading zones;
e. transit zones, including bus stops, shelters, or other passenger waiting areas;
f. accessible parking spaces;
g. street furniture or amenities that require pedestrian access;
h. entryways; and
i. driveways.

~~(*Code of Iowa*, Sec. 321.236[10])~~

76.12 EQUIPMENT REQUIREMENTS.

Every person riding a bicycle, electric scooter, or other micromobility device shall be responsible for providing and using equipment as provided herein:

1. ~~Lamps Required.~~ Every ~~bicycle~~ device when in use between sunset to sunrise and when weather conditions provide insufficient lighting to render clearly discernable persons and vehicles on the road at a distance of 500 feet ahead, ~~at nighttime~~ shall be equipped with a lamp on the front emitting a white light visible from a distance of at least 300 feet to the front and with a lamp on the rear exhibiting a red light visible from a distance of 300 feet to the rear, except that a red reflector on the rear, ~~of a type that is visible from all distances from 50 feet to 300 feet to the rear when directly in front of lawful upper beams of headlamps on a motor vehicle,~~ may be used in lieu of a rear light. A peace officer riding a police bicycle is not required to use either front or rear lamps if duty so requires.
(*Code of Iowa*, Sec. 321.384 and Sec. 321.397)

~~(*Code of Iowa*, Sec. 321.397)~~

2. Equivalent equipment such as headlamps and red light attachments to the head, back, arm, or leg may be used in lieu of a lamp on the front and a red light on the rear of the device.

3. A citation issued for failure to have a front or rear lamp on a bicycle or on a bicycle rider as required shall first provide for a seventy-two hour period within which the person charged with the violation shall replace or repair the lamp. If the person complies with the directive to replace or repair the headlamp or rear lamp within the allotted time period, the citation shall be expunged. If the person fails to comply within the allotted time period, the citation shall be processed in the same manner as other citations.

4. A device shall not be equipped with and a person shall not use upon such device any siren or whistle. This shall not apply to bicycles ridden by peace officer in the line of duty.

(*Code of Iowa*, Sec 321.434)

~~2. Brakes Required. Every bicycle shall be equipped with a brake that will enable the operator to make the braked wheel skid on dry, level, clean pavement.~~

~~(*Code of Iowa*, Sec. 321.236[10])~~

76.13 SPECIAL PENALTY.

Any person violating the provisions of this chapter may, in lieu of the scheduled fine for bicyclists or standard penalty provided for violations of this Code of Ordinances and at the discretion of the person accused of the violation, allow the person's bicycle, electric scooter, or other micromobility device to be impounded by the City for ~~not less than~~ five days ~~for the first offense, 10 days for a second offense and 30 days for a third offense~~.

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

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

Passed by the City Council on the _____ day of _____, 2021, and approved

this _____ day of _____, 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

The foregoing Ordinance No. _____ was adopted by the Council for the City of Indianola, Iowa, on _____, 2021, and was published on _____, 2021.

_____
Andrew J. Lent, City Clerk

Information

Subject

Resolution extending the real estate agreement with Iowa Realty for the sale of real estate owned by the City of Indianola, Iowa.

Information

Attachments

Real Estate Agreement Memorandum
Agreement
Keller Email
Resolution Extending Agreement

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 4, 2021
Re: Resolution extending the real estate agreement with Iowa Realty for the sale of real estate owned by the City of Indianola, Iowa

On May 18, 2020, the City entered into a one-year agreement with Iowa Realty to market properties that were a part of the City's Dangerous and Dilapidated building program. There is one lot remaining in the City's Dangerous and Dilapidated building program, which is located at 506 West Second Avenue.

Attached to this memo is a contract to extend the real estate agreement by one-year, until May 16, 2022, as well as an e-mail from the listing agent, Kim Tierney Keller. I will attend the May 17th Council meeting if you have any questions.

Listing Change Form

Date: **May 14, 2021** MLS # **582782**

☐ Residential

☒ Land

☐ Commercial

Property Address: **506 W 2nd Ave** City: **Indianola**

Owner's Name: **City Of Indianola** List Price: **$32,125.00**

Listing Firm: **Iowa Realty-Indianola** Listing Agent: **Kim Tierney-Keller**

Phone: **(515)681-2123**

BACK ON THE MARKET

☐ Listing is back on the market.

PRICE CHANGE/EXTENSION

Price - From: _____ To: _____

Extension - From: **May 15, 2021** To: **May 16, 2022**

_____

Seller Date
City Of Indianola

_____

Seller Date

CORRECTIONS / REMARKS

_____

_____

_____

_____

G-30607 R 8/05

Charlie Dissell

From: Kim Tierney-Keller <ktkeller@iowarealty.com>
Sent: Monday, May 3, 2021 11:45 AM
To: Ryan Waller; Charlie Dissell
Subject: 506 W 2nd Ave, Indianola
Attachments: scan_ktkeller_2021-05-03-11-34-57.pdf

Ryan and Charlie, the listing on 506 W 2nd will be expiring on May 15th. Previously, we have agreed to a one year extension and that agreement is enclosed for another year IF that is how the Council chooses to proceed.

To date, we have had multiple offers and have had all of them fail to move to closing. I visited with another potential investor considering a tri-plex on the 3 lots, but no offer at this point. I offered all the previous engineering studies and bids to him, but he is not ready to move forward at this time.

I agree that reverting back to the Residential zoning opens many more opportunities for a buyer and was the right thing to do as a City.

I will gladly continue to represent the City in marketing this property should you decide to renew the listing for another year. Thank you for your continued support and confidence.

Kim

Kim Tierney Keller, Realtor
Iowa Realty
1501 North Jefferson Way
Indianola, Iowa 50125
515-453-5320
515-681-2123
515-453-6716 fax
ktkeller@iowarealty.com
Licensed to sell real estate in Iowa since 1996

This email may be considered a solicitation. If you prefer not to receive future messages from this sender, please send a reply message to this address with "Remove" in the subject line.

From: PaperCut@HomeServicesIowa.com <PaperCut@HomeServicesIowa.com>
Sent: Monday, May 3, 2021 11:35 AM
To: Kim Tierney-Keller <ktkeller@iowarealty.com>
Subject: Your scan (Scan to E-mail)

NOTICE: The health and safety of our customers and associates is of utmost importance to all of us at HomeServices of Iowa, and especially now due to the novel coronavirus (COVID-19) outbreak. We are committed to doing our part to promote the health and safety of our team, visitors, and customers. In furtherance of this commitment, we also ask that,

City of Indianola

RESOLUTION NO. 2021-_____

RESOLUTION EXTENDING THE REAL ESTATE AGREEMENT WITH IOWA REALTY FOR THE SALE OF REAL ESTATE OWNED BY THE CITY OF INDIANOLA, IOWA

WHEREAS, the City has acquired certain real estate through its Dangerous and Dilapidated building program; and

WHEREAS, the City has one remaining property in this program located at 506 West Second Avenue; and

WHEREAS, it is in the best interests of the City of Indianola that said real estate be put to its best and highest use; and

WHEREAS, the City entered into a one-year agreement with Iowa Realty to market the property in accordance with the Listing Agreements on May 18, 2020; and

WHEREAS, the City of Indianola believes it is in the best interest of the City to renew this agreement and list the remaining property with a local realtor under the terms and conditions set out in the Listing Agreement.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola, Iowa, the City shall renew the agreement with Iowa Realty to market the property in accordance with the Listing Agreements.

BE IT FURTHER RESOLVED that the City Manager is hereby authorized to execute the Listing Agreement and the City staff is authorized to do all things necessary to carry out the terms and conditions of said Agreement.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Resolution approving a Professional Services Agreement with the North River Arts Council for the development of a public art master plan in an amount not to exceed $5250.

Information

Attachments

Agreement Memorandum
Resolution Approving Agreement
Agreement
Proposal

Clerk/Finance Office

To: Mayor and City Council
From: Jackie Raffety, Deputy Clerk
CC: Andrew Lent, City Clerk/CFO and Ryan Waller, City Manager
Date: May 17, 2021
Re: Resolution approving a Professional Services Agreement with the North River Arts Council

The Indianola Fine Arts and Beautification Commission requested and recommended $5250 for the commission to participate in a strategic plan study in order to further the level of arts in our community at the March 1, 2021 City Council Meeting. At that meeting, Council directed staff to form an agreement with the North River Arts Council, who will spearhead the development of a public art master plan.

The North River Arts Council will be contracting with Group Creative to develop public art master plans for Warren County communities, including Indianola, Carlisle and Norwalk. The City will pay the North River Arts Council the City-only portion of the invoice for work completed, with an update on the progress of the plan provided with each invoice.

The master plan will provide the Indianola Fine Arts and Beautification Commission with information on the type of art our community desires and strategic direction. Therefore, I recommend approving the Professional Services Agreement with the North River Arts Council.

City of Indianola
RESOLUTION NO.

RESOLUION APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH THE NORTH RIVER ARTS COUNCIL FOR THE DEVELOPMENT OF A PUBLIC ART MASTER PLAN

WHEREAS, the City of Indianola has completed several efforts focusing on and furthering community vision, streetscape in the City Square and economic development; and

WHEREAS, as part of these efforts, opportunities for public art were identified and/or recommended; and

WHEREAS, City Council of the City of Indianola, Iowa, is in need of engaging a provider for the development of a public art master plan (hereinafter referred to as "Services"); and

WHEREAS, after review of the proposal the City Council believes it to be in the best interest of the City to engage the North River Arts Council to perform the services; and

WHEREAS, it is the determination of the City Council that the City should enter into a Professional Services Agreement with the North River Arts Council in the form attached as Exhibit "A".

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

1. The Professional Services Agreement with the North River Arts Council in an amount not to exceed $5250 for the Services is in the public interest of the citizens of the City of Indianola and is hereby approved.

2. The Mayor is authorized and directed to execute the Professional Services Agreement on behalf of the City and the City Clerk is authorized and directed to attest to the signature and to affix the seal of the City.

PASSED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew Lent, City Clerk/CFO

PROFESSIONAL SERVICES AGREEMENT

THIS AGREEMENT, made and entered this 3 day of May, 2021, by and between the **CITY OF INDIANOLA,** a municipal corporation of the State of Iowa, hereinafter referred to as "CITY," and the NORTH RIVER ARTS COUNCIL hereinafter referred to as "SERVICE PROVIDER" for the DEVELOPMENT OF A PUBLIC ART MASTER PLAN.

WHEREAS, the CITY has completed several efforts focusing on and furthering community vision, streetscape in the CITY Square and economic development; and

WHEREAS, as part of these efforts opportunities for public art were identified and/or recommended; and

WHEREAS, the SERVICE PROVIDER, on behalf of several Warren County communities, including, Indianola, Carlisle, Norwalk and Hartford will be contracting with a firm to develop a public art master plan for those communities.

NOW, THEREFORE, THE PARTIES HEREBY MUTUALLY AGREE AS FOLLOWS:

The parties hereby agree to be bound by the terms and conditions and all promises contained in the proposal submitted by the SERVICE PROVIDER to the CITY, a copy of which is attached hereto as Exhibit "B" and incorporated herein by reference as if set out in full. In addition, the parties agree as follows:

1. SERVICE PROVIDER shall indemnify and save harmless CITY, its agents, servants and employees from and against any claim, demand or cause of action arising out of negligent or intentional act or error or omission of SERVICE PROVIDER, its agents, servants or employees in the performance of services under this agreement, whether direct or indirect,

except that SERVICE PROVIDER shall not be liable under this section for damages arising out of injury or damage to persons or property directly caused or resulting from the sole negligence of CITY or any of its officers, agents or employees.

The execution of the agreement by SERVICE PROVIDER shall obligate SERVICE PROVIDER to comply with the foregoing indemnification provision~~, however, the collateral obligation of insuring this indemnity must be complied with as set forth below.~~

~~2. SERVICE PROVIDER shall not commence operations and/or labor pursuant to the terms of this Agreement until certification of proof of insurance detailing terms and provisions of coverage has been received and approved by the CITY. Minimum insurance coverage shall be required as set forth in Exhibit "C."~~

3. This Agreement may be terminated by either party for cause or by CITY for convenience upon fourteen (14) days' written notice by the terminating party to the other party of such termination in which event SERVICE PROVIDER will be paid its compensation for services actually performed to termination date. "Cause" is defined to be, but not limited to, violation of any of the covenants, duties or terms of this Agreement. In the event that SERVICE PROVIDER abandons this Agreement or causes it to be terminated, SERVICE PROVIDER shall indemnify CITY against any loss resulting from this termination.

4. This document incorporates and includes all prior negotiations, correspondence, conversations, agreements, or understanding applicable to the matters contained herein, and the parties agree that there are no commitments, agreements or understanding concerning the subject matter of this Agreement that are not contained in this document.

5. The CITY will pay the SERVICE PROVIDER a total sum of not to exceed $5,250.00 for its share of the DEVELOPMENT OF A PUBLIC ART MASTER PLAN. Until

the DEVELOPMENT OF A PUBLIC ART MASTER PLAN is completed, the CITY will pay to the SERVICE PROVIDER the CITY portion only of the invoice submitted to the SERVICE PROVIDER for work completed. Prior to the issuance of payment, the SERVICE PROVIDER shall provide an update on the progress of the DEVELOPMENT OF A PUBLIC ART MASTER PLAN.

IN WITNESS WHEREOF, the parties to this Agreement have set their hands on the day and year first written above.

"CITY":

CITY OF INDIANOLA

By:_____
Mayor

Attest:_____
Andrew J. Lent, City Clerk/CFO

"SERVICE PROVIDER":

By:_____
Name: Mark Tice
Title: North River Arts Council

From: Mark True <marktruephoto@gmail.com>
Sent: Thursday, March 4, 2021 8:20 PM
To: Ryan Waller <rwaller@indianolaiowa.gov>
Subject: North River Arts Master Art Plan

Hi Ryan:

On behalf of the North River Arts Council, I want to thank you and City Council for approving funding for the North River Arts Public Art Master Plan. Along with Carlisle, Norwalk, and Hartford, Indianola will be funding a research project and the resulting plan that will give us direction for moving forward to make arts and art a beneficial part of life in Warren County.

The process will be conducted, and the plan written by Group Creative of Des Moines. It will include the following phases:

- Phase 1 – Community engagement and survey to determine community values, attitudes, opinions, and needs as the regard arts in the community. This will determine what people in our specific communities are passionate about. Duration: 6-8 months.
- Phase 2 – The plan will consider the role of the North River Arts Council as an advisory agency collaborating with stakeholders in each community, including city councils, the Indianola Public Arts Commission, the Norwalk Public Art Committee, and Warren County government, and recommend structural and strategic direction for the North River Arts Council to serve better in that capacity. Duration: 2 months
- Phase 3 - Writing of the mission, vision and strategic plan based on the input from stakeholders in phase 1, and a three-year plan forward for each community, including strategies and tactics toward the discovered goals. The plan will include specific projects and programs for each community and recommendations for inter-departmental and inter-organizational alignment within each community and between communities. The plan will also include one recommended project for each community, based on the strategic plan. Duration: 3 to 4 months

  OPTIONAL Phase 4 – Although not included in this project scope or funding, each community may choose to commission Group Creative to oversee development of the concept outlined in phase 3 for an additional investment of $4,000/site.

Details of the work involved in the process are included in the attached proposal from Group Creative.

Funding has also been committed by Norwalk and Carlisle, and Hartford is expected to approve their portion shortly. Once we've received all the funding, we'll contract for Group Creative to begin the surveys as soon as possible. When and where it is appropriate, I'll be sure to report back to Council on the progress made and, if available and appropriate, any preliminary findings.

In the meantime, please forward a check made out to North River Arts Council to PO Box 592, Carlisle, IA 50047. And thanks again for your commitment. I look forward to working with and in your community!

Don't hesitate to call or email me with any questions.

Regards,

Mark True



NORTH RIVER AREA ARTS COUNCIL
PUBLIC ART MASTER PLAN SCOPE

\

Teva Dawson \\ 515 244–8590

\\ teva@groupcreatives.com

Mat Greiner \\ 515 782–0507

\\ mat@groupcreatives.com

North River Area Public Art Master Plan

SCOPE OF SERVICES

GROUP CREATIVE SERVICES VISION OF PUBLIC ART

In addition to beautifying our shared spaces, public art gœs beyond murals, monuments and memorials, offers more than decoration or information, should not be simply a new version of projects seen elsewhere.

Public art contributes to place-making, opens a process of seeing anew, shifts the ground beneath our feet, generating transformations in experience and perception.

Public art creates a sense of connection to place, of belonging of community of service, generates new forms of dialogue; a recognition of something shared, perhaps hard to define, often challenges by raising questions that may remain unresolved.

Public art has become more complex, process oriented, collaborative and experimental. Artists of all disciplines wish to engage and enhance our communities in new ways, creatively addressing a community's needs as identified by its citizens and stakeholders such as the environment, community health, cultural diversity, youth development, and attracting tourists.

Public artwork facilitates advancement of civic goals by describing concepts, expressing community interests, providing distinct and novel character, and/or offering greater understanding and discussion around the art's site and its utility. For example, artwork located near the site of new stormwater infrastructure might facilitate understanding of watershed management as environmental stewardship and in light of its importance to flood control. Art can engage with its site such that "the medium is the message."

As the field of public art rapidly expands, many cities scramble to update and improve the way they plan and manage their public art programs while finding new ways to maximize their investment in public art, to the benefit of their economy, their culture and their community. Group Creative Services exists to facilitate this transformation.

Recommended Approach for North River Regional Public Art Plan

PUBLIC ART MASTER PLAN

A public art master plan is an actionable tool used as a road map for the city including its commissions, city departments, program staff, artists, and stakeholders to maximize public art in supporting the goals, needs and future of its community. It should include:

- **Research of existing city and regional plans, future growth and critical issues facing the community**
- **Input from the community including artists**
- **Be authentic to each community responding to its unique qualities**
- **Recommendations that improve the impact public art and artists can have on the long-term vitality of the community**
- **Outline a framework for a sustainable public art program**
- **Establish a common language and shared expectations regarding city-supported art**
- **Establish policies, procedures and systems supportive of the integration of art in all aspects of city functions**
- **Articulate how public art is maximized to serve multiple goals of the community and needs of the citizens**

PHASE I 6–8 MONTHS

ENVIRONMENTAL SCAN: COLLECT & ANALYZE REGIONAL INFORMATION

Community Engagement

Group Creative Services will conduct information-gathering processes with the citizens of Carlisle, Indianola, Norwalk and surrounding areas to assess interests in arts programming, cultivate additional leaders for this new initiative and galvanize support for future steps of developing a more formal structure and vision for public arts. Assessments will include the community's values, attitudes, opinions, gaps in programming and assessment of culturally unique assets. What are citizens of the North River area passionate about? What would they like to see in their community? What are the key elements that create a unique sense of place for those living here?

ADDENDUM*

HARTFORD

Though not originally part of the scope of services, this plan can be expanded through all phases to include the community of Hartford and their enthusiasm for participation. The extra outreach and coverage requires an additional fee.*

Data Collection

In addition to collecting data from citizens, Group will gather facts about the region to better understand the context of the plan including area resources available for enhanced cultural programming including but not limited to:

- **Community demographics**
- **Arts-related entities**
- **Existing plans and reports—capital improvement plans, municipal comprehensive plan, recently adopted strategic plan, etc.**
- **Resources available - businesses, government, etc.**

Deliverables

- **Assessment of at least 300 citizens via an on-line survey**
- **3–5 focus groups**
- **Up to 10 individual interviews**
- **Report summarizing outreach activities and data collected as well as analysis around key place-making themes, gaps in programming, and potential areas of engagement for the region. Group will make a recommendation based on feedback and findings as to how the North River Region could boost the area as a place for the arts and artists as a means of improved community livability and economic development.**
- **A list of 15–20 potential citizens that may help support continued efforts to more cultural programming and public arts in the region.**

PHASE II 2 MONTHS

EXPAND THE ROLE AND CAPACITY OF THE NORTH RIVER ARTS COUNCIL

After the Environmental Scan, the existing North River Arts Council will determine how to best move forward to continue to serve artists as well as support efforts to enhance the arts in the region.

Local Arts Agency Model

Group Creative Services will guide the North River Arts Council and key stakeholders in the process of determining the best structure for the arts agency including how it is connected as an advisory body to the cities of Carlisle, Indianola and Norwalk as well as sustainable models to meet the emerging needs of artists in the region. Group will share best practices of various models to ensure the right fit based on local needs and interests. Additionally, Group will outline a variety of mechanisms to financially support the local arts agency including grant opportunities as well as percent for the arts ordinances.

Leadership Development

Group Creative Services will also support the further development of the volunteer group to ensure the right skills and experience are represented. Group will capitalize on the passionate group of artists already engaged in the North River Arts Council and make recommendations for additional members based on likely direction for the plan.

Deliverable

- **Summary page of various models that might work for the North River Arts Council and its municipal governments along with a recommendation based on feedback heard in the first phase.**
- **Based on the option chosen, more detailed steps to take to create the specific model as well as support as needed to implement those steps.**
- **Outline of funding options for the local arts agency.**

PHASE III 3–4 MONTHS
DEVELOP MISSION, VISION AND STRATEGIC PLAN

A clear sense of direction and vision is needed from the start in order to secure commitment from key stakeholders and to attain the necessary support for subsequent planning, programming and fundraising. Group Creative Services will work with a key group of stakeholders including artists and citizens to move from Phase I learning to the development of vision and mission statements. The statements will guide the group's work towards a three year plan.

Group will then support additional planning for the local arts group by outlining activities, programs, and processes that will be integral to the work of the arts group.

Deliverables

- **Mission and vision statements**
- **Three year strategic plan with specific and tactical steps for implementation. The recommendations in the plan will**
- **Align with other regional economic development and community development initiatives to ensure the arts are part of solutions towards long-term community vitality.**
- **Outline a framework for a sustainable public art program**
- **Recommend potential policies, procedures and systems to cultivate integration of art in all aspects of city functions**
- **Recommend specific upcoming CIP projects and other programming alignments already budgeted for by the municipal governments**

PHASE IV (OPTIONAL) 3–4 MONTHS
CONCEPT DEVELOPMENT FOR TWO SITES

Phase I discovery and Phase III recommendations will identify sites likely to benefit from public art activation and align community findings with development of concept development. Group can facilitate concept designs and project proposals for a site-specific installation for a current or upcoming project such as a new building, sidewalk replacement, park or roadway. These locations will be understood during the planning process. An artist request for proposals outlining project goals, scope, themes, timeline, budget, site considerations and project constraints is generated. A group of citizens works with Group consultants to narrow a list of potential artists. Three artists are paid to fully develop concepts for the site including drawings, budgets and timelines. Group will coordinate a jury process and recommend next steps to the city council.

Deliverables

- **Call for proposal sent out to local and/or national artists**
- **At least three concepts developed per site**
- **Recommendation of a concept per site based on recommendation from the North River Arts Council**

FEE SCHEDULE

PHASE I	ENVIRONMENTAL SCAN	$5,000
PHASE II	DEVELOP A LOCAL ARTS AGENCY	$1,500
PHASE III	DEVELOP MISSION, VISION, STRATEGIC PLAN	$4,000
PHASE IV	(OPTIONAL) SITE-SPECIFIC CONCEPT DEVELOPMENT	$4,000/SITE
*ADDITION	HARTFORD	$750

Information

Subject

Resolution approving a Plat of Survey for William Jones located within two miles of the City of Indianola.

Information

Attachments

Plat of Survey Memorandum
Staff Report
Application
Plat of Survey
Resolution Approving Plat

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 12, 2021
Re: Resolution approving a Plat of Survey for William Jones located within two miles of the City of Indianola.

At its May 17th meeting, the City Council will be asked to approve a request from William Jones for approval of a Plat of Survey that will create a new parcel. The proposed split is being done to facilitate the splitting off a dwelling and accessory structure from the existing property.

At its meeting on May 11th, the Planning and Zoning Commission reviewed this request and, on an 7-0 vote, recommended the request be approved. The report submitted to the Planning and Zoning Commission, as well as the proposed plat of survey, are attached to this memo.

I will attend the May 17th Council meeting if you have any questions.

Community Development

110 N. First St., Indianola, IA 50125-0299 • www.indianolaiowa.gov
515-961-9430 • comdev@indianolaiowa.gov

Staff Report

Planning and Zoning Commission

Date of Meeting: May 11, 2021

Agenda Item: 7.A. Consider recommendation on request for approval of a Plat of Survey for William Jones located within two miles of the City of Indianola.

Application Type: Plat of Survey

Applicant: William Jones

Comprehensive Plan Designation: Agriculture

Application Summary: Request for plat of survey approval to create a residential lot within two miles of the City.

AERIAL MAP



APPLICABLE CODE SECTIONS

The following sections of the Code of Ordinances of Indianola, Iowa apply to this request:

170.02 JURISDICTION. All plats of survey, plats, replats or subdivisions of land into three (3) or more parts for the purpose of laying out a portion of the City of Indianola, an addition thereto or suburban lots within two (2) miles of the corporate limits of the City for other than agricultural purposes shall be submitted to the Council and the Commission in accordance with the provisions of this chapter and shall be subject to the requirements established herein. This chapter shall regulate the subdividing of land within the City and all land within an area extending two miles beyond the corporate limits in accordance with the provisions of Section 354.9, Code of Iowa.

170.13 DESIGN STANDARDS — LOTS.

1. All lots shall abut on a street or place. Corner lots which abut on a thoroughfare or collector street shall have a minimum radius of 25 feet at the intersection.
2. Sidelines of lots shall approximate right angles to straight street lines and radial angles to curbed street lines except where a variation will provide better lot layout.
3. Lots with double frontage shall be avoided, except in specific locations where good planning indicates their use. In that event a planting screen shall be provided along the rear of the lot.
4. Corner lots shall not be less than 80 feet in width and interior lots shall not be less than 70 feet in width at the building line.
5. Lot depth shall not exceed 2½ times the width.
6. No lot shall have less area than required by the Zoning Ordinance for the district in which it is located.

170.38 ENFORCEMENT. In addition to other remedies and penalties prescribed by law, the provisions of this chapter shall not be violated subject to the following:

1. No plat of survey, plat or subdivision in the City or within two (2) miles thereof shall be recorded or filed with the County Auditor or County Recorder, nor shall any plat or subdivision have any validity until it complies with the provisions of this chapter and has been approved by the Council as prescribed herein.

ANALYSIS

William and Sharon Jones currently own a little more than 50 acres of land at the end of McGregor Trail that is within two miles and southwest of the City of Indianola. Their property in total contains two dwellings and outbuildings. Mr. Jones proposes to split off one of the dwellings and outbuildings onto a two-acre parcel. As this site is not located within the City of Indianola, but is within two miles of the City, it falls under the review authority of the City. The comprehensive plan calls for this area as agriculture, and it is not within a growth priority area of the City. Letters were mailed to property owners within 200 feet of this property on April 30, 2021.

ALTERNATIVES

The City of Indianola Planning and Zoning Commission may consider the following alternatives:

1) The City of Indianola Planning and Zoning Commission recommends the plat of survey request be approved, as submitted.

2) The City of Indianola Planning and Zoning Commission recommends the plat of survey request be approved, with conditions.

3) The City of Indianola Planning and Zoning Commission recommends the plat of survey request be denied.

4) The City of Indianola Planning and Zoning Commission remands the plat of survey request, back to the applicant and/or staff for further review and/or modifications and directs staff to place this item on a future Planning and Zoning agenda.

RECOMMENDATION

Staff recommends that the City of Indianola Planning and Zoning Commission move alternative 1, approving the plat of survey request, as submitted.

LAND DIVISION APPLICATION

Community Development
110 North 1st Street, Indianola, Iowa 50125-0299
(515) 961-9430 • comdev@indianolaiowa.gov

PROPERTY OWNER

(Last Name) JONES
(First Name) WILLIAM
(Address) 11998 McGREGOR TRAIL
(City) INDIANOLA (State) IA (Zip) 50125
(Phone) 515-720-6561 (Email) ATK406X@AOL.COM

APPLICANT (if not Property Owner)

(Last Name) _____
(First Name) _____
(Address) _____
(City) _____ (State) _____ (Zip) _____
(Phone) _____ (Email) _____

☑ PLAT OF SURVEY

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☑ Completed Application
- ☑ Filing Fee: $75 per request
- ☑ Proposed plat of survey (hard copy)
- ☑ Proposed plat of survey (electronic copy)
- ☑ Legal description (electronic in word format)
- ☐ Other Information as required by Director

☐ PRELIMINARY PLAT

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☐ Completed Application
- ☐ Filing Fee: $250, plus $10.00 for each lot in excess of 10 lots, land plus Outside Engineering Costs
- ☐ Proposed preliminary plat (hard copy)
- ☐ Proposed preliminary plat (electronic copy)
- ☐ Legal description (electronic in word format)
- ☐ All items as required by Section 170.09 of the Code of Ordinances of Indianola, Iowa
- ☐ Other Information as required by Director

☐ FINAL PLAT

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☐ Completed Application
- ☐ Filing Fee: $150, plus $10.00 for each lot in excess of 10 lots, land plus Outside Engineering Costs
- ☐ Proposed plat of survey (hard copy)
- ☐ Proposed plat of survey (electronic copy)
- ☐ Legal description (electronic in word format)
- ☐ All items as required by Section 170.10 of the Code of Ordinances of Indianola, Iowa
- ☐ Other Information as required by Director

I certify that the information and exhibits submitted are true and correct to the best of my knowledge and that in filing this application I am acting with the knowledge, consent and authority of the owner(s) of the property. Pursuant to said authority, I hereby permit City officials to enter upon the property for the purpose of inspection related to this application.

Signature _____

Name (printed) _____ **Date** _____

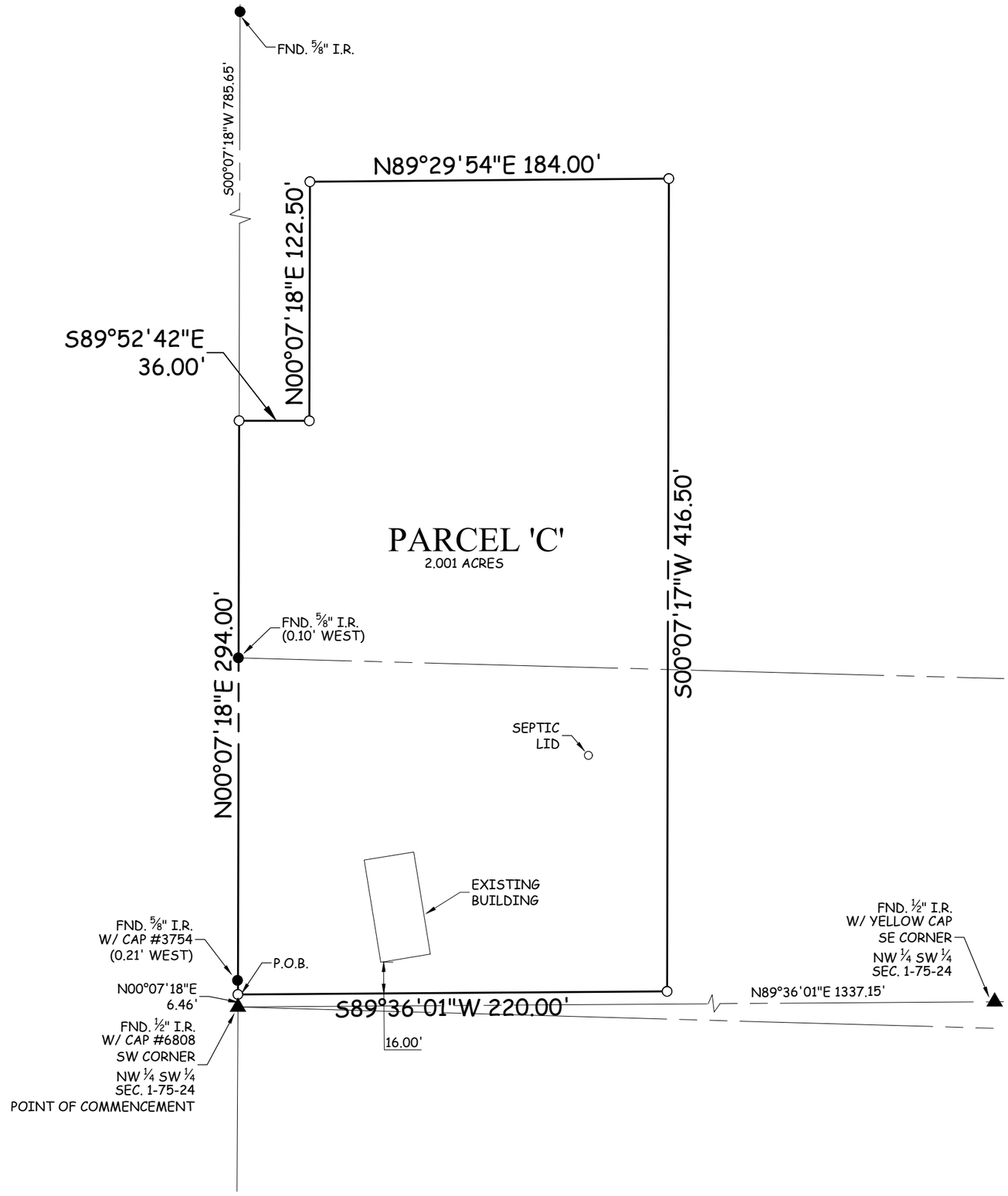
FOR OFFICE USE ONLY: Code to 45685 (prelim & final)
Code to 45686 (plat of survey)

Date Received: _____
Receipt No: _____
Receipt Amount: _____

PLAT OF SURVEY

INDEX LEGEND

LOCATION : NW ¼ SW ¼ SEC. 1-75-24
REQUESTOR: WILLIAM & SHARON JONES
PROPRIETOR: WILLIAM & SHARON JONES
SURVEYOR: KEVEN J. CRAWFORD
SURVEYOR
COMPANY: COOPER CRAWFORD & ASSOCIATES, LLC
475 S. 50th STREET, SUITE 800
WEST DES MOINES, IOWA 50265
RETURN TO : KEVEN J. CRAWFORD



PREPARED FOR

WILLIAM & SHARON JONES
11998 McGREGOR TRAIL
INIDANOLA, IOWA 50125

LEGAL DESCRIPTION - PARCEL 'C'

A TRACT OF LAND BEING A PART OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 1, TOWNSHIP 75 NORTH, RANGE 24 WEST OF THE 5TH P.M., WARREN COUNTY, IOWA. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 1, TOWNSHIP 75 NORTH, RANGE 24 WEST OF THE 5TH P.M., WARREN COUNTY, IOWA; THENCE N00°07'18"E, 6.46 FEET ALONG THE WEST LINE OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION 1, TO THE POINT OF BEGINNING; THENCE CONTINUING N00°07'18"E, 294.00 FEET ALONG SAID WEST LINE; THENCE S89°52'42"E, 36.00 FEET; THENCE N00°07'18"E, 122.50 FEET; THENCE N89°29'54"E, 184.00 FEET; THENCE S00°07'17"W, 416.50 FEET; THENCE S89°36'01"W, 220.00 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS 2.001 ACRES MORE OR LESS.

SAID TRACT OF LAND SUBJECT TO ALL EASEMENTS OF RECORD.

SURVEYOR'S NOTES

1. THIS SURVEY HAS AN ERROR OF CLOSURE OF LESS THAN 1 IN 10,000.
2. LOT CORNERS SHALL BE SET WITHIN ONE YEAR OF RECORDING.
3. BEARINGS ARE BASED ON AN ASSUMED BEARING.

CERTIFICATION

LICENSED PROFESSIONAL ENGINEER
KEVEN J. CRAWFORD
13156
I O W A

I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF IOWA.

KEVEN J. CRAWFORD, P.E. IOWA LICENSE NO. 13156
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2022

PAGES OR SHEETS COVERED BY THIS SEAL:
This sheet only

LEGEND

———	PLAT BOUNDARY
▲	SECTION CORNER
●	FOUND CORNER AS NOTED
O	SET CORNER 5/8" IR W/ YELLOW CAP #13156
I.R.	IRON ROD
G.P.	GAS PIPE
D.	DEEDED DISTANCE
M.	MEASURED DISTANCE
R	PREVIOUSLY RECORDED DISTANCE
P.U.E.	PUBLIC UTILITY EASEMENT

N

COOPER CRAWFORD
& ASSOCIATES, L.L.C.
CIVIL ENGINEERS
475 S. 50th Street, Suite 800, West Des Moines, IA 50265
Phone: (515) 224-1344 Fax: (515) 224-1345

0 30 60
SCALE: 1"=60'
DATE: 4-13-2021

JOB NUMBER
163 CC
2252

RESOLUTION NO. 2021-_____

RESOLUTION APPROVING A REQUEST FOR A PLAT OF SURVEY FOR WILLIAM JONES LOCATED WITHIN TWO MILES OF THE CITY OF INDIANOLA

WHEREAS William Jones has submitted a Plat of Survey for a parcel of land legally described as:

Parcel C

A TRACT OF LAND BEING A PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 75 NORTH, RANGE 24 WEST OF THE 5TH P.M., WARREN COUNTY, IOWA. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 75 NORTH, RANGE 24 WEST OF THE 5TH P.M., WARREN COUNTY, IOWA; THENCE N00°07'18"E, 6.46 FEET ALONG THE WEST LINE OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 1, TO THE POINT OF BEGINNING; THENCE CONTINUING N00°07'18"E, 294.00 FEET ALONG SAID WEST LINE; THENCE S89°52'42"E, 36.00 FEET; THENCE N00°07'18"E, 122.50 FEET; THENCE N89°29'54"E, 184.00 FEET; THENCE S00°07'17"W, 416.50 FEET; THENCE S89°36'01"W, 220.00 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 2.001 ACRES MORE OR LESS. SAID TRACT OF LAND SUBJECT TO ALL EASEMENTS OF RECORD; and

WHEREAS, this Plat of Survey is in unincorporated Warren County, Iowa, but located within two miles of the City of Indianola, Iowa; and

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

WHEREAS, on May 11, 2021 the Planning and Zoning Commission met and has submitted a recommendation to the City Council which approves the plat of survey; and

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

WHEREAS, the Council finds that all the requirements of the Indianola, Iowa Code of Ordinances regarding subdivision regulations and the plat of survey have been met.

NOW, THEREFORE, BE IT RESOLVED by the Indianola, Iowa City Council that the plat of survey submitted to the City of Indianola, Iowa by William Jones is hereby approved.

Passed and approved at Indianola, Iowa this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Resolution approving a Plat of Survey for the Justin and Jenna Brown, located at 800 West Orchard Avenue (Lot 16 of Heritage Hills 9) and 1602 West Scenic Valley Drive (Lot 17 of Heritage Hills 9).

Information

Attachments

Plat of Survey Memorandum
Staff Report
Application
Plat of Survey
Resolution Approving Plat

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 12, 2021
Re: Resolution approving a Plat of Survey for Justin and Jenna Brown, located at 800 West Orchard Avenue (Lot 16 of Heritage Hills 9) and 1602 West Scenic Valley Drive (Lot 17 of Heritage Hills 9).

At its May 17th meeting, the City Council will be asked to approve a request from the Justin and Jenna Brown for approval of a Plat of Survey. The proposed split is being done for the purpose of combining 800 West Orchard Avenue (Lot 16 of Heritage Hills 9) and 1602 West Scenic Valley Drive (Lot 17 of Heritage Hills 9) into one parcel.

At its meeting on May 11th, the Planning and Zoning Commission reviewed this request and, on an 6-0 vote, recommended the request be approved. The report submitted to the Planning and Zoning Commission, as well as the proposed plat of survey, are attached to this memo.

I will attend the May 17th Council meeting if you have any questions.

Community Development

110 N. First St., Indianola, IA 50125-0299 • www.indianolaiowa.gov
515-961-9430 • comdev@indianolaiowa.gov

Staff Report

Planning and Zoning Commission

Date of Meeting: May 11, 2021

Agenda Item: 7. B. Consider recommendation on request for approval of a Plat of Survey for the Justin and Jenna Brown, located at 800 West Orchard Avenue (Lot 16 of Heritage Hills 9) and 1602 West Scenic Valley Drive (Lot 17 of Heritage Hills 9).

Application Type: Plat of Survey

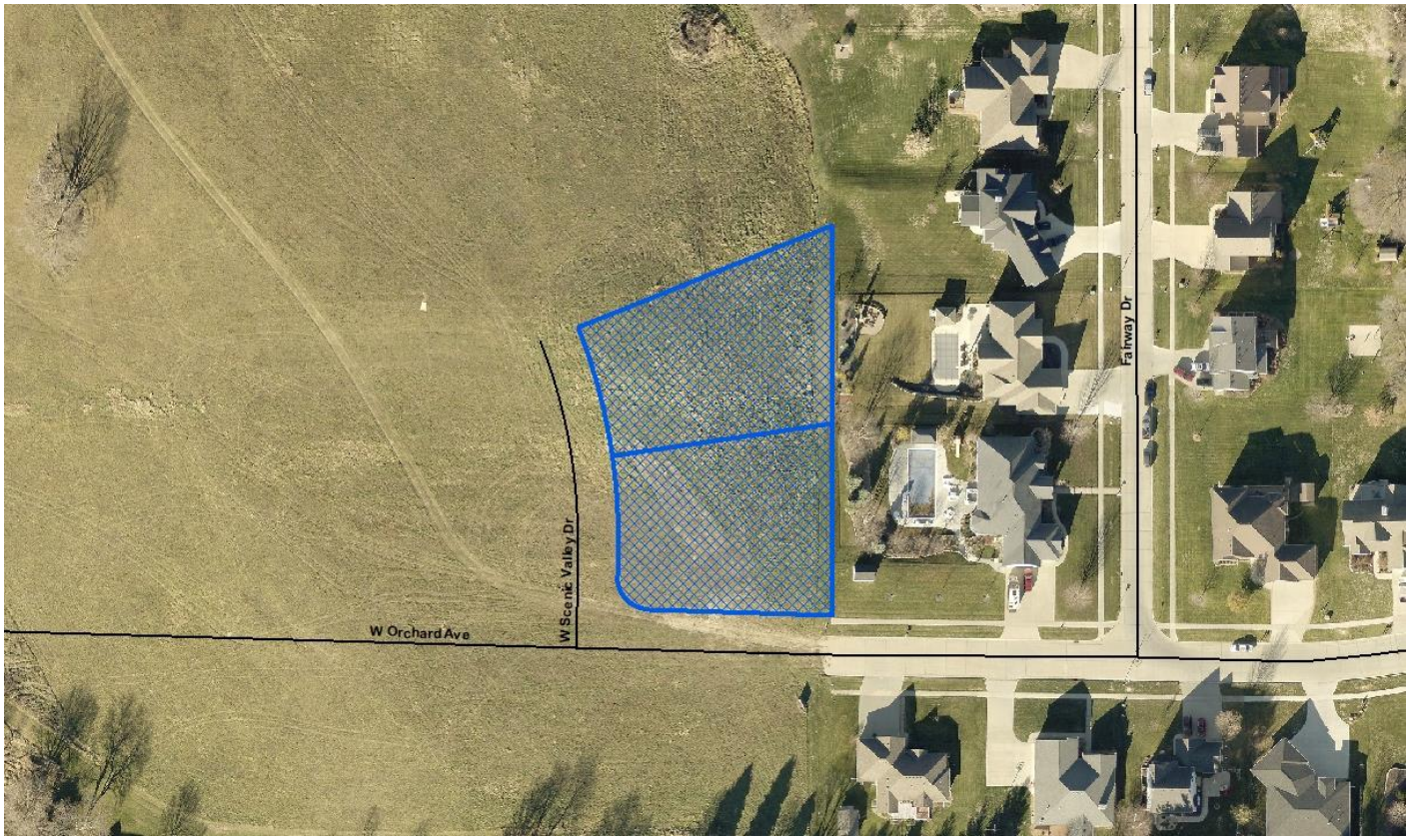
Applicant: Mike Brooner of Civil Design Advantage

Current Zoning: R-5, Planned Residential

Comprehensive Plan Designation: Low Density Residential

Application Summary: Request for plat of survey approval to combine Lots 16 and 17 of Heritage Hills Plat 9 for purposes of combining the two into one parcel.

AERIAL MAP



APPLICABLE CODE SECTIONS

The following sections of the Code of Ordinances of Indianola, Iowa apply to this request:

170.02 JURISDICTION. All plats of survey, plats, replats or subdivisions of land into three (3) or more parts for the purpose of laying out a portion of the City of Indianola, an addition thereto or suburban lots within two (2) miles of the corporate limits of the City for other than agricultural purposes shall be submitted to the Council and the Commission in accordance with the provisions of this chapter and shall be subject to the requirements established herein. This chapter shall regulate the subdividing of land within the City and all land within an area extending two miles beyond the corporate limits in accordance with the provisions of Section 354.9, Code of Iowa.

170.13 DESIGN STANDARDS — LOTS.

1. All lots shall abut on a street or place. Corner lots which abut on a thoroughfare or collector street shall have a minimum radius of 25 feet at the intersection.
2. Sidelines of lots shall approximate right angles to straight street lines and radial angles to curbed street lines except where a variation will provide better lot layout.
3. Lots with double frontage shall be avoided, except in specific locations where good planning indicates their use. In that event a planting screen shall be provided along the rear of the lot.
4. Corner lots shall not be less than 80 feet in width and interior lots shall not be less than 70 feet in width at the building line.
5. Lot depth shall not exceed 2½ times the width.
6. No lot shall have less area than required by the Zoning Ordinance for the district in which it is located.

ANALYSIS

Justin and Jenna Brown currently own Lots 16 and 17 of Heritage Hills Plat 9. Lot 16 is a 20,781 square foot lot and Lot 17 is a 22,197 square foot lot. Lot 16 has an active building permit issued to it for a new single-family dwelling while Lot 17 is currently vacant. The property owner proposes to combine these two lots, creating one 42,983 square foot (0.99 acre) parcel. All aspects of Chapter 170 would continue to be met, as well as the minimum standards of the R-5 zoning district. The comprehensive plan calls for this area as low density residential. Letters were mailed to property owners within 200 feet of this property on April 30, 2021.

ALTERNATIVES

The City of Indianola Planning and Zoning Commission may consider the following alternatives:

1) The City of Indianola Planning and Zoning Commission recommends the plat of survey request be approved, as submitted.

2) The City of Indianola Planning and Zoning Commission recommends the plat of survey request be approved, with conditions.

3) The City of Indianola Planning and Zoning Commission recommends the plat of survey request be denied.

4) The City of Indianola Planning and Zoning Commission remands the plat of survey request, back to the applicant and/or staff for further review and/or modifications and directs staff to place this item on a future Planning and Zoning agenda.

RECOMMENDATION

Staff recommends that the City of Indianola Planning and Zoning Commission move alternative 1, approving the plat of survey request, as submitted.

LAND DIVISION APPLICATION

Community Development
110 North 1st Street, Indianola, Iowa 50125-0299
(515) 961-9430 • comdev@indianolaiowa.gov

PROPERTY OWNER

(Last Name) ____BROWN_____
(First Name) _____JUSTIN_____
(Address) ____703 W ORCHARD AVE_____
(City) ____INDIANOLA_____(State) ___IA_____(Zip)___50125_____
(Phone) ___515-964-5386__(Email) __JUSTINB@DOWNINGCONSTRUCT.COM_____

APPLICANT (if not Property Owner)

(Last Name) ____BROONER_____
(First Name) ____MIKE_____
(Address) __3405 SE CROSSROADS DRIVE SUITE G_____
(City) __GRIMES_____(State) ___IA_____(Zip)___50111_____
(Phone) _5152081317_____(Email) ___MIKEB@CDA-ENG.COM_____

☒ PLAT OF SURVEY

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☒ Completed Application
- ☒ Filing Fee: $75 per request
- ☒ Proposed plat of survey (hard copy)
- ☒ Proposed plat of survey (electronic copy)
- ☒ Legal description (electronic in word format)
- ☐ Other Information as required by Director

☐ PRELIMINARY PLAT

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☐ Completed Application
- ☐ Filing Fee: $250, plus $10.00 for each lot in excess of 10 lots, land plus Outside Engineering Costs
- ☐ Proposed preliminary plat (hard copy)
- ☐ Proposed preliminary plat (electronic copy)
- ☐ Legal description (electronic in word format)
- ☐ All items as required by Section 170.09 of the Code of Ordinances of Indianola, Iowa
- ☐ Other Information as required by Director

☐ FINAL PLAT

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☐ Completed Application
- ☐ Filing Fee: $150, plus $10.00 for each lot in excess of 10 lots, land plus Outside Engineering Costs
- ☐ Proposed plat of survey (hard copy)
- ☐ Proposed plat of survey (electronic copy)
- ☐ Legal description (electronic in word format)
- ☐ All items as required by Section 170.10 of the Code of Ordinances of Indianola, Iowa
- ☐ Other Information as required by Director

I certify that the information and exhibits submitted are true and correct to the best of my knowledge and that in filing this application I am acting with the knowledge, consent and authority of the owner(s) of the property. Pursuant to said authority, I hereby permit City officials to enter upon the property for the purpose of inspection related to this application.

Signature Michael Broon

Name (printed) ____**MICHAEL BROONER PLS**_____ **Date** _____**4-21-2021**_____

FOR OFFICE USE ONLY: Code to 45685 (prelim & final)
Code to 45686 (plat of survey)

Date Received: _____
Receipt No: _____
Receipt Amount: _____

INDEX LEGEND

LOCATION: LOTS 16 & 17, HERITAGE HILLS PLAT 9, INDIANOLA, WARREN COUNTY, IOWA

REQUESTOR: BROWN, JUSTIN AND JENNA

PROPRIETOR: BROWN, JUSTIN AND JENNA
703 W ORCHARD AVE
INDIANOLA, IA 50125

SURVEYOR: MICHAEL A. BROONER

COMPANY: CIVIL DESIGN ADVANTAGE

PREPARED BY & RETURN TO: CIVIL DESIGN ADVANTAGE
3405 SE CROSSROADS DRIVE, SUITE G
GRIMES, IOWA 50111
PH: 515-369-4400

PLAT OF SURVEY

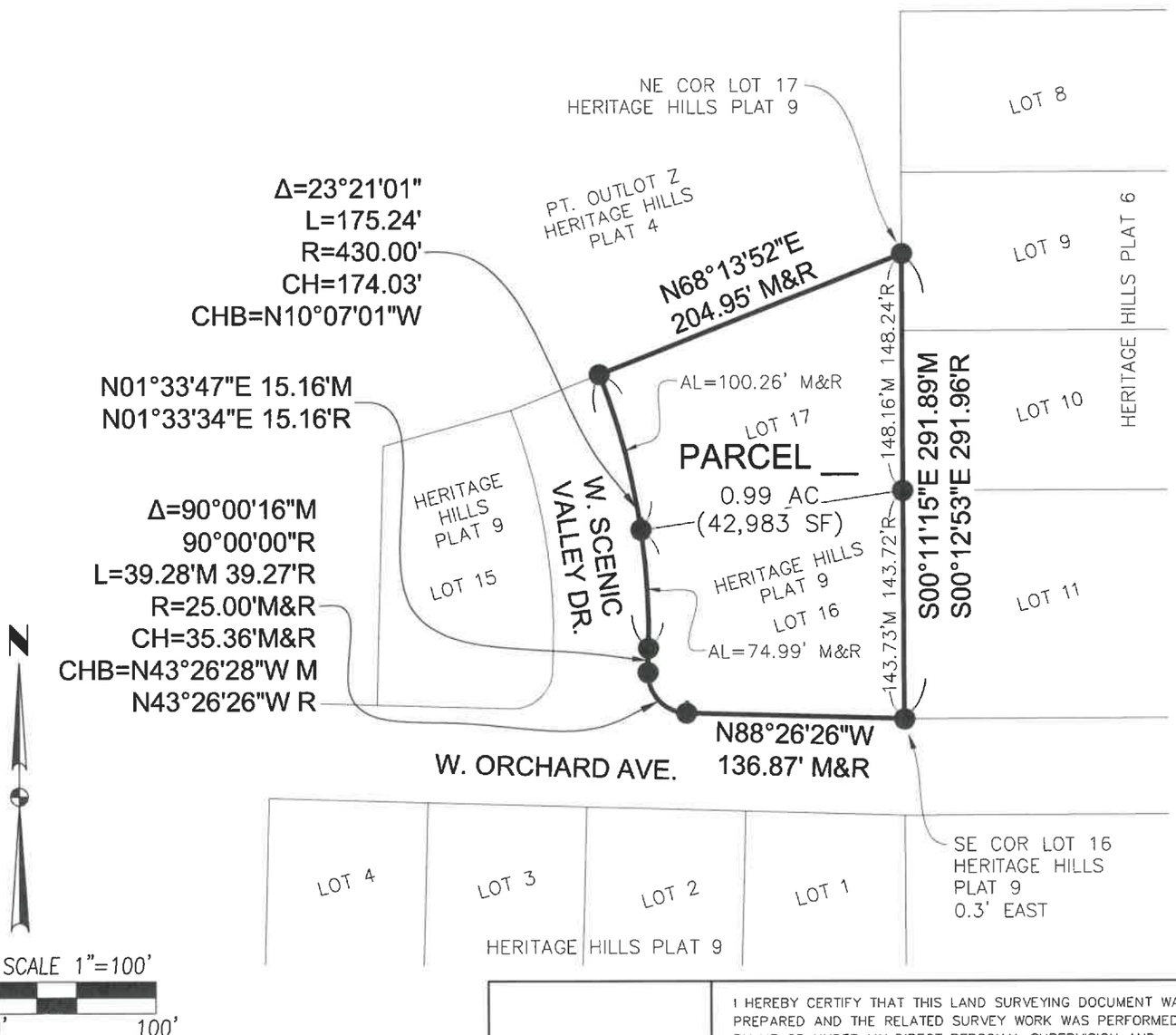
DATE OF SURVEY

APRIL 19, 2021

LEGAL DESCRIPTION

LOTS 16 AND 17, HERITAGE HILLS PLAT 9, AN OFFICIAL PLAT IN THE CITY OF INDIANOLA, WARREN COUNTY, IOWA AND CONTAINS 0.99 ACRES (42,983 SQUARE FEET).

THE PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.



SCALE 1"=100'

0' 100'

LEGEND

	FOUND	SET
SECTION CORNER AS NOTED	▲	△
1/2" REBAR, YELLOW PLASTIC CAP#18381	●	
1/2" REBAR, YELLOW PLASTIC CAP#15980		○
MEASURED BEARING & DISTANCE	M	
RECORDED BEARING & DISTANCE	R	
BOUNDARY		
LOT LINE		

LICENSED PROFESSIONAL LAND SURVEYOR
MICHAEL A. BROONER
15980
IOWA

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

Michael Brooner 4-21-2021

MICHAEL A. BROONER, P.L.S. DATE

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2020
PAGES OR SHEETS COVERED BY THIS SEAL:
THIS SHEET

FILE: H:\2021\2104263\DWG\2104263-PLAT OF SURVEY.DWG
FILE DATE: 4/19/21 DATE PLOTTED: 4/19/2021 12:27 PM
PLOTTED BY: ERIC WITHROW:

CIVIL DESIGN ADVANTAGE
3405 SE CROSSROADS DRIVE, SUITE G
GRIMES, IOWA 50111
PH: (515) 369-4400 Fax: (515) 369-4410

City of Indianola

RESOLUTION NO. 2021-_____

RESOLUTION APPROVING A PLAT OF SURVEY FOR JUSTIN AND JENNA BROWN, LOCATED AT 800 WEST ORCHARD AVENUE (LOT 16 OF HERITAGE HILLS 9) AND 1602 WEST SCENIC VALLEY DRIVE (LOT 17 OF HERITAGE HILLS 9).

WHEREAS Mike Brooner, on behalf of the Justin and Jenna Brown, has submitted a Plat of Survey for a parcel of land legally described as:

> Lots 16 and 17, Heritage Hills Plat 9, an official plat in the City of Indianola, Warren County, Iowa and contains 0.99 acres (42,983 square feet). The property is subject to any and all easements of record; and,

WHEREAS, this Plat of Survey is located at 800 West Orchard Avenue, also known as Lot 16 of Heritage Hills 9, and 1602 West Scenic Valley Drive, also known as Lot 17 of Heritage Hills 9; and,

WHEREAS, on May 11, 2021 the Planning and Zoning Commission met and has submitted a recommendation to the City Council which approves the plat of survey; and

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

WHEREAS, the Council finds that all the requirements of the Indianola, Iowa Code of Ordinances regarding subdivision regulations and the plat of survey have been met.

NOW, THEREFORE, BE IT RESOLVED by the Indianola, Iowa City Council that the plat of survey submitted to the City of Indianola, Iowa Mike Brooner, on behalf of the Justin and Jenna Brown, is hereby approved.

Passed and approved at Indianola, Iowa this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Resolution approving salaries.

Information

Attachments

Resolution Approving Salaries

City of Indianola

RESOLUTION NO 2021-

RESOLUTION APPROVING SALARIES

This action sets salaries in accordance with the personnel management guide, union contract and seasonal salaries.

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

Kevin Fallis, Part-time EMS/Paramedic, $19.902/hour, effective April 25, 2021;

Treyton Nixon, Police Officer FT Hire, $57,509.43/year, effective April 26, 2021;

Eden Anderson, seasonal Pool Operations Year 1, $7.25/hour, effective May 1, 2021;

Cassy Anderson, seasonal Sports Complex Concession Worker, $8.00/hour, effective May 2, 2021;

Jenna Baker, seasonal Sports Complex Concession Worker, $8.00/hour, effective May 2, 2021;

Paige Huntley, seasonal Sports Complex Concession Worker, from $8.00/hour to $8.25/hour, effective May 2, 2021;

Kloie Miller, seasonal Sports Complex Concession Worker, $8.00/hour, effective May 2, 2021;

Saige Woods, seasonal Sports Complex Concession Worker, $8.00/hour, effective May 2, 2021;

Elie McCombs, seasonal, from Lifeguard Year 2, $8.50/hour to Lifeguard Year 3, $9.00/hour, effective May 9, 2021;

Kyle Phillips, seasonal Sports Complex Concession Worker, $8.00/hour, effective May 17, 2021;

Emily Rizvic, Planning Intern, $13.00/hour, effective May 17, 2021;

John Scott, Police Officer, $57,509.43/year, effective May 17, 2021;

Anna Casey, seasonal Pool Operations Year 1, $7.25/hour, effective May 20, 2021;

Gage Boersma, seasonal Lifeguard Year 1, $8.00/hour, effective May 24, 2021;

Josh Eilers, seasonal Lifeguard Year 1, $8.00/hour, effective May 24, 2021.

Passed and approved this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent , City Clerk/CFO

Information

Subject

City Treasurer's Report - Doug Shull

Information

Simple motion to receive and file the report is in order.

Attachments

Treasurer's Report

FINANCIAL REPORT
MONTH OF APRIL, 2021

	Fund	Beginning Balance	Revenue	Expense	Transfers In	Transfers Out	Fund Balance
001	General Government	3,422,493.56	299,316.24	243,536.79	140,500.41	5,564.83	3,613,208.59
011	Police	1,712,760.31	669,880.68	300,639.55	464,982.79	5,469.17	2,541,515.06
015	Fire	276,194.27	195,619.87	52,233.15	68,537.60	1,089.92	487,028.67
016	Ambulance	86,008.01	246,078.57	180,089.83	156,915.03	6,176.25	302,735.53
041	Library	291,673.53	238,363.65	59,558.26	70,341.22	3,525.83	537,294.31
042	Park & Recreation	510,545.08	392,485.10	128,053.63	106,512.48	3,957.75	877,531.28
045	Memorial Pool	159,426.23	65,355.42	2,144.21	-	-	222,637.44
099	Franchise Fee-MEC	831,044.08	87,205.26	-	-	-	918,249.34
	GENERAL FUND SUB-TOTAL	**7,290,145.07**	**2,194,304.79**	**966,255.42**	**1,007,789.53**	**25,783.75**	**9,500,200.22**
110	Road Use Tax (Streets)	2,244,784.71	399,749.88	93,342.98	-	33,773.91	2,517,417.70
112	Trust & Agency	36,668.19	911,512.19	-	-	911,512.19	36,668.19
115	Wellness Center Maintenance Fund	306,095.03	-	-	-	-	306,095.03
121	Local Option sales Tax	7,506,986.51	124,450.03	-	-	-	7,631,436.54
125	TIF	6,012,422.83	852,065.57	-	-	-	6,864,488.40
141	Library Special Revenue	63,310.79	1,495.59	7,379.60	-	-	57,426.78
142	Park & Rec Special Revenue	92,576.09	-	3,332.50	-	-	89,243.59
160	Downtown Revolving Loan	148,271.14	-	-	-	-	148,271.14
161	Downtown BIZ Program	107,406.01	-	-	-	-	107,406.01
177	Police ForFeiture	19,830.07	-	-	-	-	19,830.07
190	Vehicle Reserve	855,972.20	30,882.14	75,669.30	-	-	811,185.04
199	Police Retirement	18,994.69	-	-	-	-	18,994.69
	SPECIAL REVENUE SUB-TOTAL	**17,413,318.26**	**2,320,155.40**	**179,724.38**	**-**	**945,286.10**	**18,608,463.18**
200	**G.O. DEBT SERVICE**	**1,015,125.40**	**205,401.81**	**-**	**-**	**-**	**1,220,527.21**
301	Capital Projects (General)	523,693.78	-	10,055.48	-	-	513,638.30
321	Capital Projects (Streets)	(222,556.46)	400.00	1,553.00	-	-	(223,709.46)
322	Downtown Sqaure Streetscape	4,327,111.87	-	929.50	-	-	4,326,182.37
323	Hillcrest Ave Improvements	-	-	-	-	-	-
324	K Street Improvements	(11,225.47)	-	-	-	-	(11,225.47)
353	Community Redevelopment (D&D)	88,537.03	-	-	-	-	88,537.03
	CAPITAL PROJECTS SUB-TOTAL	**4,705,560.75**	**400.00**	**12,537.98**	**-**	**-**	**4,693,422.77**
541	**LIBRARY ENDOWMENT FUND**	**44,247.55**	**75.59**	**-**	**-**	**-**	**44,323.14**
610	Sewer	992,050.36	-	111,423.31	158,333.33	35,185.84	1,003,774.54
650	Stormwater Utility	378,363.32	93,161.68	12,817.18	-	766.92	457,940.90
670	Recycling	135,131.96	30,296.55	25,592.60	-	766.92	139,068.99
710	Sewer Capital Projects	1,454,957.95	363,001.97	3,246.00	-	158,333.33	1,656,380.59
771	Sewer Reserve	114,238.70	-	-	-	-	114,238.70
781	WRRF Construction	(2,533,952.93)	2,900,356.79	948,419.24	-	-	(582,015.38)
791	Sewer Revenue Bonds	119,088.21	5,598.10	5,598.10	-	-	119,088.21
820	Health Insurance	2,003,102.60	144,840.56	68,623.28	-	-	2,079,319.88
830	Health Reimbursement Accounts	5,607.71	-	-	-	-	5,607.71
840	Flex/STD	185,818.51	362.31	342.81	-	-	185,838.01
850	Liability Insurance Reserve-City	(36,192.02)	-	45.00	-	-	(36,237.02)
	CITY UTILITY & ISF SUB-TOTAL	**2,818,214.37**	**3,537,617.96**	**1,176,107.52**	**158,333.33**	**195,053.01**	**5,143,005.13**
	City Funds Subtotal	33,286,611.40	8,257,955.55	2,334,625.30	1,166,122.86	1,166,122.86	39,209,941.65
	IMU Funds in Casselle	8,918.00	8,365.00	398,131.56	-	8,918.00	(389,766.56)
	GRAND TOTAL CITY FUNDS	**33,295,529.40**	**8,266,320.55**	**2,732,756.86**	**1,166,122.86**	**1,175,040.86**	**38,820,175.09**
	Cross Check Total						**38,820,175.09**

Investments					
Bankers Trust	$	20,763,820.28	1.82%	Clerk's Balance	38,820,175.09
Iowa Public Agency Inv. Trust	$	116,205.89	0.01%		
Checking Account, TruBank	$	7,409,470.93	0.20%	Plus Outstanding Checks	$ 285,063.11
Sweep Account, TruBank	$	10,016,313.33	0.40%	Minus Outstanding Deposits	$ (1,470.19)
Indianola Hometown Pride, TruBank	$	353.58		Bank Adjustment	1,799.65
Indianola EMS - TruBank	$	797,000.94			
Wells Fargo	$	2,402.71			
BANK BALANCE		**39,105,567.66**		**BOOK BALANCE**	**39,105,567.66**

	Fund	Beginning Balance	Revenue	Expense	Transfers In	Transfers Out	Fund Balance
600	Water	25,653.81	7,365.00	68,281.59	-	840.00	(36,102.78)
620	IMU Administration	2,084.40	-	72,697.88	-	-	(70,613.48)
625	Revolving Economic Development	-	-	-	-	-	-
626	USDA RLF	-	-	-	-	-	-
630	Electric	(21,984.07)	1,000.00	171,974.49	-	8,078.00	(201,036.56)
640	Fiber/Communications	3,229.27	-	80,252.16	-	-	(77,022.89)
700	Water Capital Projects	-	-	-	-	-	-
730	Electric Capital Projects	(65.41)	-	4,281.80	-	-	(4,347.21)
740	Fiber/Comm Capital Projects	-	-	643.64	-	-	(643.64)
770	Water Reserve	-	-	-	-	-	-
773	Electric Reserve	-	-	-	-	-	-
780	Water Capital Improvement	-	-	-	-	-	-
783	Electric Improvement	-	-	-	-	-	-
790	Water Revenue Bonds	-	-	-	-	-	-
793	Electric Revenue Bonds	-	-	-	-	-	-
855	Liability Insurance Reserve--IMU	-	-	-	-	-	-
	IMU SUB-TOTAL	**8,918.00**	**8,365.00**	**398,131.56**	**0.00**	**8,918.00**	**-389,766.56**

INTEREST DISTRIBUTION	**INTEREST INCOME**	**% OF TOTAL**	**FYTD**
General Fund (Non-Program 9500)	$ 12,126.87	40.09%	$ 97,741.39
Library Special Revenue (Fund 141)	$ 105.87	0.35%	$ 1,324.84
TIF (Fund 125)	$ 10,085.05	33.34%	$ 72,005.01
Library Endowment Fund (Fund 541)	$ 75.62	0.25%	
Sewer (Fund 710)	$ 4,495.02	14.86%	$ 26,819.38
Health Insurance (Fund 820)	$ 3,360.68	11.11%	$ 24,493.84
TOTAL	$ 30,249.11	100.00%	$ 222,384.46

Information

Subject

Receive and file the EMS Billing Activity Report for March 2021.

Information

Simple motion is in order.

Attachments

EMS Billing Report

CITY OF INDIANOLA EST. 1849

FIRE DEPARTMENT

TO: Mayor Pam Pepper and City Council Members
CC: City Manager Ryan Waller, Finance Director Andy Lent
FROM: Fire Chief Gregory M. Chia
DATE 05-11-2021
RE: March 2021 EMS Billing Activity

March 2021 EMS billing activity from Digitech Company is posted below. Digitech has posted financial activity for Indianola Fire Department EMS section. The information shown is the fire department and Digitech activity for the month of March 2021.

Details for the month of March 2021 EMS Billing activity.

For the period: 03/01/2021 to 03/31/2021

New Charges: $55,096.00	All Accounts Collected Old / New: $70,441.78
Billable Transports: $54,896.00	Non-Transports Collected: $200.00
Non-Transports Billable: $200.00	Unidentified Payments Collected: $0
Total Non-Billable: ($7,854.00)	Refunds: ($602.69)
ALS Tier: 0	
Total Accounts Created: $47,242.00	Net Total Collected: $69,839.09

With the above activity the TruBank Account Balance now stands at $738,829.08 as reflected on March 31, 2021.

Information

Subject

Proclamation declaring May Mental Health Awareness Month.

Information

Attachments

Mental Health Month

— Office of the Mayor —

PROCLAMATION

Mental Health Month 2021

WHEREAS, good mental health is essential to everyone's overall health and well-being; and

WHEREAS, mental health conditions are real and prevalent in our nation; and

WHEREAS, prevention is an effective way to reduce the burden of mental health conditions; and

WHEREAS, there is a strong body of research that animal companionship, humor, spirituality, religion, recreation, social connections, and work-life balance can help all Americans protect their health and well-being; and

WHEREAS**,** stigma and fear of discrimination keep many who would benefit from mental health services from seeking help; and

WHEREAS, with effective treatment, those individuals with mental illnesses can recover and lead full, productive lives; and

WHEREAS**,** good mental health is critical to the well-being of our families, communities, schools, and businesses; and

WHEREAS, each business, school, government agency, healthcare provider, organization and citizen shares the burden of mental health problems and has a responsibility to promote mental wellness and support prevention efforts.

THEREFORE, I, Mayor Pam Pepper, do hereby proclaim May 2021 as Mental Health Month in the City of Indianola. As the Mayor of the City of Indianola, I also call upon the citizens, government agencies, public and private institutions, businesses and schools in the City of Indianola to recommit our community to increasing awareness and understanding of mental health, reducing stigma and discrimination, and promoting appropriate and accessible services for all people with mental illnesses.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Indianola, Iowa this 17th day of May 2021.

_____

Pam Pepper, Mayor

Information

Subject

Third consideration of an ordinance amending the City Code of the City of Indianola to increase the stormwater utility fees from $2 to $6 per equivalent residential unit.

Information

Attachments

Fee Ordinance Memorandum
Ordinance

CITY OF INDIANOLA EST. 1849

PUBLIC WORKS

To: Ryan Waller, City Manager

CC: Andy Lent, City Clerk/CFO

From: Akhilesh Pal, Public Works Director

Date: May 17, 2021

Re: Third and final reading of ordinance to update stormwater management fees and update references from the Street Superintendent to the Public Works Director.

The City of Indianola has used the services of Snyder & Associates to develop a City-wide Stormwater Master Plan that includes +$6.3 million worth of capital improvement projects to be completed over a long-term period. As a part of this plan, a routine audit of the stormwater utility program was also performed to recognize +$50,000/year of potential revenue at the current stormwater utility rate. The City Council, at their meeting on January 19, 2021, approved and adopted this stormwater master plan.

The current stormwater utility rate is $2/ERU/month, where Equivalent Residential Units (ERU) is a measure for the stormwater utility fee charged monthly to a parcel of developed land. The current stormwater utility rate will take +28 years to complete the +$6.3 million worth of capital improvement projects, recognized in the stormwater master plan. The proposed stormwater utility rate of $6/ERU/month will take 9 years to complete these recognized capital improvement projects. Therefore, based on the recommendations from this stormwater master plan, the City Council, at their meeting on February 1, 2021, directed staff towards increasing the stormwater utility fee from $2/ERU/month to $6/ERU/month.

The proposed amendment to the ordinance increases the stormwater utility rate to $6/ERU/month and updates references from the Street Superintendent to the Public Works Director. Staff is recommending approval of the final reading of the ordinance that becomes effective on July 1, 2021.

Attachments:

1. Third reading of the ordinance amendment.

AN ORDINANCE AMENDING CHAPTER 103 AND CHAPTER 104 OF THE CODE OF ORDINANCES OF THE CITY OF INDIANOLA TO INCREASE STORMWATER MANAGEMENT FEES, EFFECTIVE JULY 1, 2021, AND UPDATE REFERENCES TO THE PUBLIC WORKS DIRECTOR.

WHEREAS, the City Council of the City of Indianola has determined the need to amend Chapter 103 and Chapter 104 of the Code of Ordinances of the City of Indianola to increase stormwater management fees that will provide funding to the Stormwater Utility to address stormwater management issues and drainage concerns with the City limits; and

WHEREAS, several code sections require updating references from the Street Superintendent to the Public Works Director.

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

SECTION 1. To increase the stormwater management fees, Section 104.02 of Chapter 104, Stormwater Management Fees, is hereby amended by deleting the language as indicated and inserting the language as underlined:

104.02 STORMWATER MANAGEMENT FEES.

Except as hereinafter noted, each customer whose property lies within the corporate limits of the City shall pay to the City, through its utility billing system, the following stormwater management fees based on equivalent residential unit (ERU) associated with the customer's property:

1. Undeveloped: A flat fee at the rate of $0.00 per month.
2. Single-Family and Two-Family Residential: ~~$2.00~~$6.00 per ERU per month.
3. Commercial/Industrial/Multi-Family/Government/Other Uses: ~~$2.00~~$6.00 per ERU per month up to a maximum of 200 ERUs. The 200 ERU cap is in place for the physical condition of properties as of December 31, 2010. If a property exceeds 200 ERUs as of this date and expands its impervious area after this date, the new expanded area is subject to the full stormwater management fees for the expanded area plus the 200 ERU cap. Multiple parcels owned by either the Indianola Community School District, Warren County, or the City shall be considered one parcel and subject to one 200 ERU cap regardless of future expansions. Multiple parcels owned by a private entity shall be considered one parcel and subject to one 200 ERU cap as long as such parcels are contiguous. All other non-contiguous parcels owned by such a private entity shall be calculated separately and individually.

SECTION 2. To update references from the Street Superintendent to the Public Works Director, Section 103.04, Section 103.05, and Section 103.06 of Chapter 103, Storm Water Utility, is hereby amended by deleting the stricken language as follows:

103.04 ~~STREET SUPERINTENDENT~~PUBLIC WORKS DIRECTOR.

The ~~Street Superintendent~~Public Works Director has the following powers and duties related to the City of Indianola Stormwater Utility:

1. Operation and Maintenance. Operation and maintenance of the stormwater management systems and facilities.
2. Inspections and Tests. Conduct necessary inspections and tests to assure compliance with the provisions of this chapter.
3. Records. Maintain a complete and accurate record of all stormwater management systems and facilities.
4. Policies. Recommend to the City Council policies to be adopted and enforced to implement the provisions of this chapter.

103.05 PROHIBITED ACTS.

No person shall do, or allow, any of the following:

1. Damage Stormwater Management Systems and Facilitates. Maliciously, willfully or negligently break, damage, destroy, uncover, deface or tamper with any structure, pipe, appurtenance or equipment which is part of the stormwater management systems or facilities.
2. Illicit Discharges. Directly or indirectly, throw, drain or otherwise discharge anything other than stormwater into the City stormwater management systems and/or facilities, including (but not limited to) pollutants or waters containing any pollutants.
3. Manholes. Open or enter any manhole, structure or intake of the stormwater system, except by authority of the ~~Street Superintendent~~Public Works Director.
4. Connection. Connection of any private stormwater system to the City's stormwater management systems and facilities, except by authority of the ~~Street Superintendent~~Public Works Director.

103.06 RIGHT OF ENTRY.

The ~~Street Superintendent~~Public Works Director and other authorized employees of the City of Indianola shall be permitted to enter all private properties for the purpose of inspection, observation, measurement, sampling and testing all private stormwater discharges directly or indirectly entering into any public stormwater management system or facility in accordance with the provisions of this chapter.

SECTION 3. REPEALER. All other ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 4. EFFECTIVE DATE. This ordinance shall be in full force and become effective on July 1, 2021 after its passage, approval, and publication as provided by law. The updated stormwater management fees will be effective and shall be billed on or after July 1, 2021.

Passed by the City Council on the 17th day of May, 2021, and approved this 17th day of May, 2021.

_____

Pam Pepper, Mayor

ATTEST:

_____

Andrew J. Lent, City Clerk/CFO

The foregoing Ordinance No. _____ was adopted by the Council for the City of Indianola, Iowa, on _____, 2021, and was published on _____, 2021.

_____

Andrew J. Lent, City Clerk/CFO

Information

Subject

Supplemental Agreements with Snyder and Associates

Information

Attachments

No file(s) attached.

Information

Subject

Resolution approving an amendment to Supplemental Agreement Number 12 with Snyder & Associates for the South K Street paving project.

Information

Roll call is in order.

Attachments

South K Street Memorandum

Supplemental Agreement

Resolution Approving Agreement

CITY OF INDIANOLA EST. 1849

PUBLIC WORKS

To: Mayor and City Council

CC: Ryan Waller, City Manager and

Andy Lent, City Clerk/CFO

From: Akhilesh Pal, Public Works Director

Date: May 17, 2021

Re: Agreement with Snyder and Assoc. for South K Street Paving Project

---

The South K Street Paving Improvements Project facilitates improvements on South K Street, from West 2nd Avenue (Iowa 92) to West 17th Avenue, to replace the existing gravel pavement surface with paved hard surface, improve stormwater management, improve pedestrian and bicycle accessibility and mobility with a separate 10' wide shared use path along one side of the road, and promote livability and reduce emissions by installing new trees.

Snyder and Associates, Inc. has a current contract for the proposed pavement construction project for $90,000, where they have completed the 30% design plans for this project. Snyder and Associates, Inc. has provided an amendment to the existing contract to complete the proposed engineering services associated with this pavement reconstruction project. The proposed contract amendment with Snyder and Associates adds $602,700 to the existing contract to include engineering design, construction plans and specifications, bidding assistance, and construction inspection services for this project.

The funding for this work is included in FY2022, FY2023, and FY2024 Street Capital Project Fund (Fund 321) for a total amount of $4,463,000. At their meeting on April 16, 2021, the City Council authorized submittal of funding assistance, from the State of Iowa's Surface Transportation Reauthorization Funding, for this project. The proposed contract fees with Snyder & Associates for $602,700 will be distributed between FY2022 and FY2024 as shown in the table below:

	FY 2022	FY 2023	FY 2024	Total
Contract Amount	$327,500	$42,500	$232,700	$602,700

Staff recommends the Council to approve the resolution authorizing the agreement with Snyder and Associates for the professional engineering services required to complete this project.

Project No.: 118.1214

Amendment No. 1
to
Supplemental Agreement No. 12
A Supplement to the
City of Indianola, IA & Snyder & Associates, Inc.
PROFESSIONAL Services Agreement

Snyder & Associates, Inc. (Service Provider) agrees to provide to City of Indianola (City) the additional PROFESSIONAL services described below for the Project identified below. The PROFESSIONAL services shall be performed in accordance with and shall be subject to the terms and conditions of the "PROFESSIONAL Services Agreement" executed by and between City and Service Provider on the 17th day of October, 2016.

PROJECT NAME:
South K Street Paving – South 17th Street to West 2nd Avenue

PROJECT DESCRIPTION:
See Supplemental Agreement 12

SCOPE OF WORK:
Refer to attached. This amendment is to complete preliminary design, assessments and final design. Refer to details in Exhibit A.

SCHEDULE:
See attached Exhibit C.

COMPENSATION:
Snyder & Associates, Inc. will provide the above additional services at the standard hourly rate found in Exhibit B. Amendment No. 1 adds $602,700 to the Supplementary Agreement No. 12 amount of $90,000 for a not-to-exceed revised contract total of $692,700.

Consultant is directed to proceed with the Work as set forth herein upon both parties executing this Work Order.

CITY OF INDIANOLA	SNYDER & ASSOCIATES, INC.
By: _____	By: _____
(Authorized signature)	(Authorized signature)
_____	President
(Title)	(Title)
Date:	Date: 5/17/2021

EXHIBIT 'A'
SOUTH K STREET PAVING
FOR
CITY OF INDIANOLA, IOWA

ADDITIONAL SERVICES
May 17, 2021

I. PROJECT DESCRIPTION

No change.

II. SCOPE OF SERVICES

A. BASIC SERVICES
1. Project Administration – extend project duration
    a. The project period has extended by approximately 24 months.
2. Topographic Survey – Preliminary design has indicated additional survey is required on West 17th, West 2nd Avenue, and selected areas along the project.
3. Boundary Survey – update property information on the plans based on known changes in property ownership and new final plats for Deere Creek filed with the City.
4. Preliminary Design and Plans – complete preliminary design from 30% to check plans.
5. Final Design Plans & Specifications. PROFESSIONAL will utilize the topographic survey and base maps to prepare construction drawings for this Project. This plan shall be in substantial conformance with the agreed plan of action from the CLIENT. The construction documents and specifications shall include:
    a. Project title sheet
    b. General notes sheet
    c. Typical sections for proposed improvements including materials and subgrade work.
    d. Tabulations of quantities and estimate reference information.
    e. Plan and profile sheets with standard features such as construction limits, existing features, proposed pavement limits, pavement markings, etc.
    f. Horizontal and vertical control plan
    g. Right of Way plan
    h. A traffic control and staging plan to complete the construction with the intent of minimal inconvenience to adjacent property owners.
    i. Detail sheets for driveway and intersection design.
    j. Typical details for pedestrian ramp reconstruction including detailed sheets for compliance with Iowa SUDAS and Indianola Supplemental Specifications to SUDAS.
    k. Erosion control plan

l. Special details
m. Cross sections

1) The PROFESSIONAL shall complete the final design, plans and specifications for the improvements for the established scope for the project and shall furnish a copy of these documents to the CLIENT for review and approval prior to final acceptance. The design documents will follow the current CLIENT requirements.
2) Specification "front ends" shall be prepared by the PROFESSIONAL for this project. The "front ends" shall include: Notice of Hearing and Letting, Information for Bidders, Bid Form, Standard Form of Agreement, Bid Bond, Performance Bond, Payment Bond, Notice to Proceed, General Conditions, and Supplemental General Conditions.
3) Permits – The PROFESSIONAL shall complete and obtain required permits from the Iowa DOT for work within State ROW. All applicable fees shall be paid by the CLIENT and included in the project as direct expenses.
4) Opinion of Probable Construction Costs - The PROFESSIONAL shall prepare an opinion of total probable construction costs based upon the designs developed for the project improvements. Statements of probable construction costs prepared by the PROFESSIONAL represent the best judgment as a design PROFESSIONAL familiar with the construction industry. It is recognized, however, that the PROFESSIONAL has no control over the cost of labor, materials or equipment, over the Contractor's methods of determining bid prices, or over competitive bidding or market conditions. Accordingly, the PROFESSIONAL does not guarantee that any actual cost will not vary from any cost estimate prepared by the PROFESSIONAL.
5) PROFESSIONAL shall administer a quality control review which includes a site walk through and a thorough plan review. This quality review of the plan will be performed by a PROFESSIONAL Engineer at least once during the project development process.

B. ENVIRONMENTAL SERVICES – No change.

C. ADDITIONAL SERVICES

1. Geotechnical Investigation – additional boring and borrow site investigation
2. Acquisition Plats – No change in language. Included fee for ten (10) estimated plats.
3. Right of Way Service – No change.
4. Assessments, Plats & Schedules
   a. The PROFESSIONAL shall prepare two sets of Preliminary and Final Assessments, Plats and Schedules for the project. The assessment improvements will be based on the preliminary estimated costs for total improvements.

The PROFESSIONAL will develop the assessments based on the alternative adopted policy based on the modified flint formula method and adjusted on the benefit factors developed previously for the City of Indianola. The PROFESSIONAL shall prepare Trial Assessments Final Assessment Plats and Schedules utilizing the actual project unit costs and apply these costs to the assessment distribution method.

The PROFESSIONAL will coordinate with council engaged by the CLIENT to provided assessment schedules, and improvement narrative for the required Assessment proceedings.

Petition and Waiver. The CLIENT may request assistance in obtaining signed Petition and Waiver documents from property holders within the assessment district. This assistance includes review of petition and waiver documents prepared by the CLIENT and meeting with the property holders. In addition the PROFESSIONAL will coordinate the petition and waiver with the CLIENT's legal representative.

Development Agreements. The CLIENT may request assistance in obtaining signed Development Agreement documents from property holders within the assessment district. This assistance includes review of documents prepared by the CLIENT and meeting with the property owners.

The PROFESSIONAL shall participate in the public hearing process, meeting with individual property owners and assisting the CLIENT in answering any public questions concerning the assessments.

D. CONSTRUCTION PHASE SERVICES

1. Construction Administration
   Upon award of the construction contract, the PROFESSIONAL shall perform the following administrative services during construction of the proposed improvements:
   a. During the construction phases, the PROFESSIONAL shall specify the testing of materials and administrative procedures as per the CLIENT's requirements and as directed by the PROFESSIONAL.
   b. Preconstruction Conferences - The PROFESSIONAL shall arrange and conduct a preconstruction conference with the Contractor and CLIENT, to review the contract requirements, details of construction, utility conflicts and work schedule prior to construction.
   c. Periodic Site Observation - The PROFESSIONAL shall make periodic visits to the construction site to (a) observe the progress and (b) determine if the results of the construction work substantially conform to the drawings and specifications in the construction contract.
   d. Contractor Payment Requests - The PROFESSIONAL shall review the requests of the contractor for progress payments and shall approve a request,

based on site observations, which authorizes payments and is a declaration that the contractor's work has progressed to the point indicated.

e. Notification of Nonconformance - The PROFESSIONAL shall notify the CLIENT of any known work which does not conform to the construction contract, make recommendations to the CLIENT for the correction of nonconforming work and, at the request of the CLIENT, see that these recommendations are implemented by the contractor.
f. Shop Drawings - The PROFESSIONAL shall review shop drawings and other submissions of the Contractor for general compliance with the construction contract.
g. Change Orders - The PROFESSIONAL shall prepare change orders for approval of the CLIENT.
h. Substantially Complete Final Site Observation - The PROFESSIONAL shall perform a site observation to determine if the project is substantially complete according to the plans and specifications and make recommendation on final payment for each construction phase.
i. During the Construction Services phase, the Project Manager shall confer with the CLIENT to report project status. A written progress report shall be submitted and written in such a way that it is suitable for use as a City Council information item.
j. If the Contractor exceeds the estimated working days in completing construction of the project for any of the project lettings, or if change orders or project additions require additional working days, the PROFESSIONAL will be compensated for administration, inspecting and staking services based on established hourly rates and fixed expenses outlined in the PROFESSIONAL's Standard Fee Schedule (Exhibit "B").
k. Final Acceptance. It is understood that the CLIENT will accept any portion of the project only after recommendation by the PROFESSIONAL. Final acceptance of the project by the CLIENT shall not be deemed to release the Contractor from responsibility for insuring that the work is done in a good and workmanlike manner, free of defects in materials and workmanship nor the PROFESSIONAL for liability of design.

2. Construction Observation. The PROFESSIONAL will provide one or more resident construction observer for the project as required during the construction phase. If the Contractor requests a waiver of any provisions of the plans and specifications, the PROFESSIONAL will make a recommendation on the request to the CLIENT for their determination. No waiver shall be granted if such waiver would serve to reduce the quality of the final product. The CLIENT shall never be deemed to have authorized the PROFESSIONAL to consent to the use of defective workmanship or materials. The construction observer will give guidance to the project during the construction periods, including the following:
   a. Checking of lines and grades required during construction.
   b. Observation of the work for general compliance with plans and specifications.

c. Keep a record or log of Contractor's activities throughout construction, including notation on the nature and cost of any extra work or changes ordered during construction.
d. Resident Services provide the CLIENT with representation at the job site during the construction phases of the project which results in increasing the probability that the project will be constructed in substantial compliance with the plans and specifications, and contract documents. However, such resident services do not guarantee the Contractor's performance. Resident services do not include responsibility for construction means, controls, techniques, sequences, procedures or safety.
e. Construction Testing. The construction observer shall coordinate the acceptance testing and monitoring according to CLIENT requirements. Concrete field air and slump tests required will be completed by the Resident Engineer or construction observer. Moisture and density control tests will be required by the contractor.

3. Record Drawings
Record Documents. The PROFESSIONAL shall furnish reproducible record documents for each project phase according to CLIENT requirements. Such as-builts may contain a waiver of liability phrase in regard to unknown changes made by the Contractor without CLIENT/PROFESSIONAL approval

III. SCHEDULE

The PROFESSIONAL will complete the above scope of services to accommodate a targeted January 2022 bid letting. Revised Milestone dates for the project are as follows:

Establish Assessment Methodology	October 2021
Preliminary Plans & ROW design complete	November 2021
Preliminary Assessment to Bond Council	December 2021
Council Action: Set Public Hearing on Assessments	February 2022
Council Action: Resolution of Necessity	March 2022
Check Plans (95%)	May 2022
Right of Way Process Complete	October 2022
Final Bid Documents	December 2022
Set Date for Bid Opening	January 2023
Bid Letting	January 2023
Public Hearing and Council action to approve plans, specs, and contract	February 2023
Construction	March 2023 – June 2024

IV. FEES

The above scope of services will be billed at the standard hourly rates found in Exhibit B.

BASIC SERVICES	Original Contract	Amendment No. 1
Project Administration	$11,500	$57,600
Topographic Survey	$26,000	$13,500
Boundary Survey	$0	$3,500
Preliminary Design & Plans	$20,650	$101,500
SUBTOTAL	$58,150	$176,100

ENVIRONMENTAL SERVICES	Original Contract	Amendment No. 1
Assessments and Surveys	$18,900	$0

FINAL DESIGN PLANS	Original Contract	Amendment No. 1
Final Design Plans	$0	$151,000
Bid Assistance	$0	$2,800
SUBTOTAL	$0	$153,800

CONSTRUCTION PHASE SERVICES	Original Contract	Amendment No. 1
Construction Administration	$0	$89,300
Construction Observation	$0	$124,800
Record Drawings	$0	$8,900
SUBTOTAL	$0	$223,000

ADDITIONAL SERVICES	Original Contract	Amendment No. 1
Geotechnical Investigation	$12,950	$3,200
Assessments, Plats, & Schedules	$0	$27,400
Acquisition Plats: $950/ea. – assume 10	$0	$9,500
SUBTOTAL	$12,950	$40,100

FEE SUBTOTAL	$593,000

RIGHT OF WAY SERVICES – By Amendment

IV. REIMBURSABLE EXPENSES

The following items are not included in the above scope and fee and will be reimbursed at actual expenses. The following is an estimated fee for Amendment No. 1:

Mileage $3,200
Material Assurance Testing $6,500

AMENDMENT NO. 1 TOTAL.....$602,700

ORIGINAL CONTRACT TOTAL.....$90,000

NEW CONTRACT TOTAL.....$692,700

V. FISCAL YEAR FEE ESTIMATE

The project schedule suggest the fees will be distributed over several fiscal years estimated below:

	FY2022	**FY2023**	**FY 2024**	**Total**
Engineering	$327,500	$42,500	$232,700	$602,700

EXHIBIT 'B'

SNYDER & ASSOCIATES, INC.
2021-22
STANDARD FEE SCHEDULE

Billing Classification/Level	Billing Rate	
Professional		
Engineer, Landscape Architect, Land Surveyor, GIS, Environmental Scientist Project Manager, Planner, Right-of-Way Agent, Graphic Designer		
Principal II	$220.00	/hour
Principal I	$209.00	/hour
Senior	$190.00	/hour
VIII	$174.00	/hour
VII	$165.00	/hour
VI	$157.00	/hour
V	$146.00	/hour
IV	$136.00	/hour
III	$124.00	/hour
II	$112.00	/hour
I	$99.00	/hour
Technical		
CADD, Survey, Construction Observation		
Lead	$133.00	/hour
Senior	$127.00	/hour
VIII	$118.00	/hour
VII	$109.00	/hour
VI	$98.00	/hour
V	$88.00	/hour
IV	$80.00	/hour
III	$72.00	/hour
II	$66.00	/hour
I	$58.00	/hour
Administrative		
II	$68.00	/hour
I	$56.00	/hour
Reimbursables		
Mileage	*current IRS standard rate*	
Outside Services	*As Invoiced*	

RESOLUTION NO._____

RESOLUTION APPROVING AN AMENDMENT TO SUPPLEMENTAL AGREEMENT NO. 12 WITH SNYDER AND ASSOCIATES, INC. FOR SOUTH K STREET PAVING PROJECT

WHEREAS, the City Council has determined it appropriate to work on the South K Street Paving Project (will be referred as the "Project"), where pavement construction is required to replace the existing gravel roadway on South K Street, from West 2nd Avenue (Iowa 92) to West 17th Avenue; and

WHEREAS, on December 17, 2018, the City Council of the City of Indianola, Iowa, authorized the execution of Professional Services Agreement, Supplemental Agreement No. 12 for $90,000, with Snyder & Associates, Inc., by Resolution No. 2018-215, for preparing the preliminary design for the aforementioned project; and,

WHEREAS, the City of Indianola requires engineering professional services associated with completing the final engineering design, construction plans and specifications, bidding assistance, and construction inspection services for this project; and

WHEREAS, Snyder and Associates, Inc. has submitted Amendment No. 1 by adding $602,700 to the existing contract, Supplemental Agreement No. 12 for $90,000, with a final contract amount of $692,700; and

WHEREAS, the Council finds that the proposed agreement with Snyder and Associates, Inc. should be approved, and the Mayor authorized to execute the same.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola, Iowa that Amendment No. 1 to the existing contract, Supplemental Agreement No. 12, for increase in scope for the project by adding an amount of $602,700, with a final contract amount of $692,700, is approved and the Mayor is authorized to execute all necessary documents associated with the project.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk/CFO

Information

Subject

Resolution approving a supplemental agreement with Snyder & Associates for the Hillcrest Ave Pavement Reconstruction.

Information

Roll call is in order.

Attachments

Hillcrest Avenue Memorandum

Supplemental Agreement

Resolution Approving Agreement

CITY OF INDIANOLA EST. 1849

PUBLIC WORKS

To: Mayor and City Council

CC: Ryan Waller, City Manager and

Andy Lent, City Clerk/CFO

From: Akhilesh Pal, Public Works Director

Date: May 17, 2021

Re: Agreement with Snyder and Assoc. for East Hillcrest Avenue Reconstruction Project

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The existing concrete pavement on Hillcrest Avenue, from North 4th Street to North 14th Street, has failed and needs frequent repairs and maintenance. The council approved capital improvement plan includes this project proposal to replace the existing failed pavement with a new concrete pavement surface with integral curb and gutter. The scope of this project also has new storm-sewer infrastructure, new sidewalk on one side of the road, new trees, improved trail crossing, and a new trail head.

Snyder and Associates, Inc. has provided an agreement for the proposed engineering services associated with this pavement reconstruction project. The proposed agreement with Snyder and Associates, for an amount not to exceed $598,500, will include engineering design, construction plans and specifications, bidding assistance, and construction inspection services for this project. Since this project has been previously included in the federal Surface Transportation Block Grant (STBG) Program, with Iowa DOT funding, the scope of services will meet the Iowa DOT standards.

The funding for this work is included in FY2022, FY2023, and FY2024 Street Capital Project Fund (Fund 321) for a total amount of $4,522,600. Of this total amount of $4,522,600, the City will be receiving $3,100,000 of STBG funding from the Iowa DOT and the Central Iowa Regional Transportation Planning Alliance (CIRTPA). The proposed contract fees with Snyder & Associates for $598,500 will be distributed between FY2022 and FY2024 as shown in the table below:

	FY 2022	FY 2023	FY 2024	Total
Contract Amount	$305,000	$92,800	$200,700	$598,500

Staff recommends the Council to approve the resolution authorizing the agreement with Snyder and Associates for the professional engineering services required to complete this project.

Project No.: TBD

Supplemental Agreement No. 28
A Supplement to the
City of Indianola, IA & Snyder & Associates, Inc.
PROFESSIONAL Services Agreement

Snyder & Associates, Inc. (Service Provider) agrees to provide to City of Indianola (City) the PROFESSIONAL services described below for the Project identified below. The PROFESSIONAL services shall be performed in accordance with and shall be subject to the terms and conditions of the "PROFESSIONAL Services Agreement" executed by and between City and Service Provider on the 17th day of October, 2016.

PROJECT NAME:
East Hillcrest Avenue Reconstruction – North 4th Street to North 14th Street

PROJECT DESCRIPTION:
The PROJECT consists of completing survey, preliminary design, final design, bidding assistance, and construction phase services for paving and storm sewer of East Hillcrest Avenue from North 4th Street to North 14th Street, approximately 0.85 miles.

SCOPE OF WORK:
Refer to attached Exhibit "A".

SCHEDULE:
Snyder & Associates, Inc. is prepared to begin work on these services upon completion of an executed agreement.

COMPENSATION:
Snyder & Associates, Inc. will provide the above services at the standard hourly rate found in Exhibit B, not to exceed $598,850.

Consultant is directed to proceed with the Work as set forth herein upon both parties executing this Work Order.

CITY OF INDIANOLA	SNYDER & ASSOCIATES, INC.
By: _____	By: _____
(Authorized signature)	(Authorized signature)
_____	President
(Title)	(Title)
Date:	Date: 5/17/2021

EXHIBIT 'A'

EAST HILLCREST AVENUE RECONSTRUCTION
NORTH 4TH STREET TO NORTH 14TH STREET
FOR
CITY OF INDIANOLA, IOWA

SCOPE OF WORK
May 17, 2021

I. PROJECT DESCRIPTION

The project includes PROFESSIONAL engineering services for a grading and paving project for the reconstruction of East Hillcrest Avenue in Indianola, Iowa. The project commences approximately 200-ft. west of North 4th Street and ends approximately 150-ft. east of North 14th Street and includes approximately 300-ft. of North 14th Street. Reconstruction will include storm sewer and trail improvements at select locations as well as the addition of sidewalk along the south street ROW. The project length is approximately 0.85 miles. PROFESSIONAL services will include topographic and boundary survey, geotechnical investigation, preliminary road and drainage design, public information meetings, and right of way design. The work also includes final construction plans and specifications, bidding documents and assistance during bidding, and construction administration and observation.

The project will be developed in preparation for an Iowa DOT bid letting. The project will receive environmental clearance through a Categorical Exclusion administered by the Iowa DOT Office of Location and Environment.

II. SCOPE OF SERVICES

A. BASIC SERVICES
1. Project Administration
   a. Monthly progress reports to the CLIENT.
   b. Monthly billing reports.
   c. The PROFESSIONAL will develop preliminary plan and profiles for the purpose of coordinating with existing utility owners in the corridor. The PROFESSIONAL will meet with utility owners when the design and construction plans are approximately 50% complete. A second meeting with utility owners will be held when the design and construction plans are approximately 95%. PROFESSIONAL will coordinate with the CLIENT and utility companies to discuss location of facilities and potential impacts as a result of the project. This agreement does not include design of any private utility facilities. It is understood that the PROFESSIONAL will hold and facilitate two (2) group utility meetings to address specific issues related to the project. PROFESSIONAL will prepare and distribute meeting minutes

to all attendees. Any subsurface utility engineering (SUE) services requested to obtain accurate utility depth and location information will be paid for as a change to the agreement

d. Project design review with the CLIENT, as needed.
e. The funding sources for the project include a Federal Surface Transportation Block Grant (STBG) and local funds. The PROFESSIONAL will coordinate with the City to meet grant and funding requirements as appropriate.
f. Utility Coordination. The PROFESSIONAL will coordinate the design of the improvements with private utilities including fiber, communications, gas, and cable television present in the corridor. Coordination with Indianola Municipal Utilities will also be conducted through the project related to existing water mains, existing and proposed fiber, electrical distribution, and street lighting. Coordination will include segments of City of Indianola sanitary sewer, storm sewer, and culverts along the travel corridor. It is understood that IMU will design the street lighting and the PROFESSIONAL will coordinate the location.
g. Property Owners. The PROFESSIONAL will assess the development interests of adjacent property owners and coordinate designs of improvements with said interests.
h. Public Engagement. The PROFESSIONAL will conduct a public information meeting, in open house format, to present preliminary findings and project information and to gather concerns and issues from the public. Project progress will be presented to council and a final public information meeting will be conducted to set the letting date and approve the plans, specifications, and form of contract.

2. Topographic Survey
   The PROFESSIONAL will survey a 200-foot wide corridor along East Iowa Avenue. This service includes:
   a. Horizontal Datum will be provided using local datum.
   b. Vertical Datum will be provided using NAVD 88.
   c. Set a minimum of one permanent benchmark on site with description and elevation to the nearest 0.01-foot. Larger sites will require benchmarks at intervals not to exceed 1000-feet horizontal or 25-feet vertical.
   d. Spot elevations displayed to the nearest 0.01 feet to be included for shots and are to be shown on a separate computer-aided design (CAD) drawing level to view when applicable. An approximate 50-foot grid will be used to create a topography map along with other grade breaks such as tops, toes, drainage ways, tops and bottoms of retaining walls, etc.
   e. Contours shall be shown at 1-foot intervals.
   f. The PROFESSIONAL will perform a field survey locating visible improvements such as structures, parking, signs, sidewalks and other visible features above grade will be shown. Below grade non-visible structures or improvements will be shown from information as provided by site owner and would be approximate. Below grade non-visible

structures may require further investigation if potentially in conflict with proposed improvements.

g. The PROFESSIONAL will provide known existing utility information based on record information, surface evidence, as-built drawings, and utility company field locates. This service includes contacting Iowa One Call following Chapter 480 of the Iowa Code to locate existing public utilities on the site and perform a field survey locating visible utilities and the location of below grade utility locates by Iowa One Call. Private utilities will not be located. The utility survey will meet the requirements of an ASCE Standard CI/ASCE 38-02 Quality Level "C" Subsurface Utility Engineering survey. Quality Level C involves surveying visible above-ground utility facilities, such as manholes, valve boxes, posts, etc., and correlating this information with existing utility records. When using this information, it is not unusual to find that many underground utilities have been either omitted or erroneously plotted. Enhancing the survey to a Quality Level A or B will be considered additional services.
h. Location of trees 6 inches and greater not lying with wooded area will be noted as deciduous or coniferous.
i. The drip line or perimeter outline of wooded/brush areas will be shown.

3. Boundary Survey
   a. The PROFESSIONAL will field verify the existing boundary line(s) to facilitate right of way design and enable creation construction documents. This service includes researching the public records in the county courthouse to acquire the current recorded deed(s), subdivision plat(s), recorded survey(s) and section corner certificate(s); perform a field survey locating existing monuments and the best available evidence needed to re-establish the record boundary lines; graphically show the boundary on the construction documents for design purposes only. The CLIENT shall provide or disclose all known information pertaining to the property. This would include but not limited to boundary conflicts with adjoining owners, deeds, surveys concepts drawings and easements. This work does not constitute a certified boundary survey and missing monuments will not be set.
   b. Resolving ambiguities in existing deed(s), disputed boundaries/corners, revisions, modifications and changes of scope will be considered extra services.

4. Preliminary Design and Plans
   a. Preliminary Design. Preliminary design, based on the Concept Plan presented at the August 19, 2019, City Council Meeting, will be performed for roadway, sidewalk, multi-use trail, entrances and accesses, storm sewer and drainage, grading improvements in coordination with site improvements adjacent to the project.
   b. PROFESSIONAL will collect and summarize the design standards applicable to this project. Iowa DOT Standard Specifications and Indianola

Supplemental Specifications shall be used as guidance on development of these standards. Design parameters will be summarized and presented to the CLIENT for review and approval prior to design.

c. PROFESSIONAL will make two (2) site visits coordinating with CLIENT staff to review the project site and discuss construction methods, existing pavement conditions, existing pavement structure, proposed pavement section options, underground utility assessment, and agree on a mutual course of action.
d. PROFESSIONAL will make site visits as required to gain information regarding pavement condition, construction limits, general utility and surface features, and other pertinent information to design the improvements.
e. Iowa DOT Standard Specifications and Indianola Supplemental Specifications shall be used for guidance on applicable design standards. If variations of these design standards is required for the project the CLIENT shall coordinate these design exceptions with the CLIENT for general concurrence.
f. All plans shall be prepared on 11"x17" paper in black and white ink unless color plans are required to show details. Construction plans shall be at a general scale of 1" = 40'.
g. Preliminary Plans will be submitted to the CLIENT for review and comment.
h. Final plan preparation shall not commence until after the CLIENT has reviewed the preliminary plans and approval with a notice to proceed is given.
i. Project stage construct is important to this project and preliminary staging and access control plans will be prepared.

5. Final Design Plans & Specifications. PROFESSIONAL will utilize the topographic survey and base maps to prepare construction drawings for this Project. This plan shall be in substantial conformance with the agreed plan of action from the CLIENT. The construction documents and specifications shall include:
    1. Project title sheet
    2. General notes sheet
    3. Typical sections for proposed improvements including materials and subgrade work.
    4. Tabulations of estimated quantities and estimate reference information.
    5. Plan and profile sheets with standard features such as construction limits, existing features, proposed pavement limits, pavement markings, etc.
    6. Horizontal and vertical control plan
    7. Right of Way plan.
    8. A traffic control and staging plan to complete the construction with the intent of minimal inconvenience to adjacent property owners.
    9. Detail sheets for driveway and intersection design.
    10. Typical details for pedestrian ramp reconstruction including detailed sheets for compliance with Iowa DOT design standards.

11. Erosion control plan
12. Special details
13. Cross sections

a. The PROFESSIONAL shall complete the final design and plans and specifications for the improvements for the established scope for the project and shall furnish a copy of these documents to the CLIENT and Iowa DOT for review and approval prior to final acceptance. The design documents will follow the current CLIENT requirements.
   All information pertaining to the front end documents, notice of hearing, information for bidders, standard form of agreement, bid bond, performance bond, payment bond, and general conditions shall be prepared by Iowa DOT. Special Provisions, if needed, will be prepared by ENGINEER and submitted to CITY and Iowa DOT.
b. Project development shall follow Iowa DOT I.M. 3.010 (Submittal Date for non-Federal-aid Local Public Agency Projects let by the Iowa DOT) for a target bid letting of February 2021. This includes submittals for Check Plans, Final Plans, and Contract Turn-Ins. These submittals will be sent to the CITY and Iowa DOT for concurrent review and comment.
c. Permits – The PROFESSIONAL shall complete and obtain required NPDES permit coverage from the Iowa Department of Natural Resources. All applicable fees shall be paid by the CLIENT.
d. Opinion of Probable Construction Costs - The PROFESSIONAL shall prepare an opinion of total probable construction costs based upon the designs developed for the project improvements. Statements of probable construction costs prepared by the PROFESSIONAL represent the best judgment as a design PROFESSIONAL familiar with the construction industry. It is recognized, however, that the PROFESSIONAL has no control over the cost of labor, materials or equipment, over the Contractor's methods of determining bid prices, or over competitive bidding or market conditions. Accordingly, the PROFESSIONAL does not guarantee that any actual cost will not vary from any cost estimate prepared by the PROFESSIONAL.
e. PROFESSIONAL shall administer a quality control review which includes a site walk through and a thorough plan review. This quality review of the plan will be performed by a PROFESSIONAL Engineer at least once during the project development process.

B. ADDITIONAL SERVICES

1. Geotechnical Investigation – The PROFESSIONAL will hire Allender Butzke Engineers, Inc. a geotechnical subconsultant, to perform up to 10 soil borings at select locations within the project limits. This geotechnical investigation is meant to give the PROFESSIONAL existing pavement and substructure depths and conditions to properly design the proposed improvements. The geotechnical subconsultant will perform pavement cores and soil borings to a depth of 24” – 36” below the bottom of pavement. The investigation includes drilling,

sampling, lab testing, engineering analysis of subgrade conditions and slope stability, and a written report.

2. Easement Plats – The PROFESSIONAL will provide easement plats in accordance with the Iowa Code. This service includes a drawing certified by a professional land surveyor licensed in the State of Iowa at a suitable scale depicting the needs along with legal descriptions in word format and electronic coordinates with elevations of critical monuments found during the boundary verification. Two original plats with an original signature will be provided to the CLIENT for the recording of the plat at the Warren County Recorder's office. The estimated budget for this service is based on a unit price of $650 for each easement plat created. Twenty easement plats are estimated for a total cost of $13,000.
3. Phase I Environmental Site Assessment
    a. The PROFESSIONAL will complete a Phase I Environmental Site Assessment (ESA) for the project site. The Phase I ESA will include a review of state and federal environmental record sources and site history, along with a visual inspection of the site to identify any recognized environmental conditions associated with the subject property.
    b. Review of environmental record sources will include information provided by the Environmental Protection Agency Region VII through the Freedom of Information Act. These records include the National Priority List, Comprehensive Environmental Response Compensation and Liability Information System, and Resource Conservation and Recovery Information System.
    c. The review will include a search for any information related to the subject properties and surrounding area. Snyder & Associates, Inc. will review data provided by the Iowa Department of Natural Resources for any information concerning underground storage tank registration or removal, leaking underground storage tanks, permitted sanitary landfills, hazardous substance disposal sites, RCRIS compliance violators, and emergency response actions. For the site history review, available aerial photographs, topographic maps, fire insurance maps, historic street directories, and chain of title (if available) for the subject properties will be examined.
    d. The PROFESSIONAL will perform a site reconnaissance at the locations to investigate each building, current uses, and to identify conditions or activities related to the treatment, storage, disposal, or generation of hazardous substances or petroleum products on the subject sites. Interviews not already completed with persons familiar with the use or prior use of the properties will be included in the assessment.

e. The PROFESSIONAL will provide to the Client written reports for the Phase I Environmental Site Assessment to include discussion on the site history, environmental record source review, geology and hydrogeology, site reconnaissance, interviews, and recommendations. The client will provide landowner information including, names, addresses, and phone numbers.
f. The Phase I Environmental Site Assessment will conform to ASTM Practice E 1527-13 and the All Appropriate Inquiries Act under the Small Business Relief and Brownfields Revitalization Act of 2002.

4. Wetland and Stream Delineation
   a. The PROFESSIONAL will provide a Wetland and Stream Delineation for the PROJECT.
   b. The Wetland Delineations will be performed to determine the upper boundaries of wetland areas at the project site. The PROFESSIONAL will review United States Geological Survey topographic maps, National Wetland Inventory maps, Soil Survey, and aerial photographs as part of a preliminary data search.
   c. Site visits will be performed during the growing season to gather data pertaining to wetland vegetation, wetland hydrology, and hydric soils. The boundary of each wetland and stream located within the project limits will be surveyed. Field work will be conducted in accordance with procedures outlined in the 1987 U.S. Army Corps of Engineers Wetland Delineation Manual and Midwest Supplement.
   d. The PROFESSIONAL will provide copies of the Wetland and Stream Delineation Report summarizing the findings of the data searches and the on-site wetland delineation.
   e. The CLIENT will coordinate with the landowners prior to the site visit to ensure access to properties required for field investigation.
5. Threatened and Endangered Species Habitat Survey
   a. The PROFESSIONAL will evaluate potential threatened and endangered (T&E) species habitat at the project site.
   b. The PROFESSIONAL will conduct a web search for all pertinent information regarding the species further potential habitat within the proposed project area.
   c. Environmental staff of the PROFESSIONAL will complete a site visit to identify potential habitat within the project area.
   d. A memo documenting the findings and all pertinent information identified during the research period will be provided to the CLIENT. The PROFESSIONAL will also provide a Memo documenting the findings of the web research and site visit.

6. Cultural Resources Assessment
    a. The purpose of a Phase IA archaeological assessment is to complete overview research to determine the likelihood that archaeological sites are present in the project area and make a recommendation as to whether additional, more intensive, archaeological survey is warranted.
    b. The Phase IA archaeological research will involve:
        1. Brief field reconnaissance to visually inspect the project area and probe in selected locations to determine stratigraphy and extent of disturbance;
        2. A general environmental overview of the project area;
        3. An overview of soils within the project area and their potential to contain archaeological deposits;
        4. A review of historic maps including general land office maps, state atlases, county plat maps, aerial photographs, transportation maps, and other sources as relevant
        5. A review of previously recorded archaeological sites and previous cultural resource investigations within the project area;
        6. A review of the database of properties currently listed on the National Register of Historic Places;
        7. An examination of the LANDMASS and burial mound models for this area

C. BID PHASE SERVICES
1. Bid Assistance
   Upon receipt of authorization by the CLIENT to proceed, the PROFESSIONAL shall perform the following services:
    a. Construction Contract Documents - The project will be let through the Iowa DOT and the PROFESSIONAL shall supply the necessary documents for this process.
    b. Assist the CITY and Iowa DOT in clarification of the plan design and issue addenda as required.
    c. Review the bid tabulation and issue a recommendation of award to the City.

D. CONSTRUCTION PHASE SERVICES
1. Construction Administration
   Upon award of the construction contract, the PROFESSIONAL shall perform the following administrative services during construction of the proposed improvements:
    a. During the construction phases, the PROFESSIONAL shall specify the testing of materials and administrative procedures as per the CLIENT's requirements and as directed by the PROFESSIONAL.
    b. Preconstruction Conferences - The PROFESSIONAL shall arrange and conduct a preconstruction conference with the Contractor, Iowa DOT, impacted utility companies, and CLIENT, to review the contract requirements, details of construction, utility conflicts, and work schedule prior to construction.

c. Periodic Site Observation - The PROFESSIONAL shall make periodic visits to the construction site to (a) observe the progress and (b) determine if the results of the construction work substantially conform to the drawings and specifications in the construction contract.
d. Contractor Payment Requests - The PROFESSIONAL shall review the requests of the contractor for progress payments and shall approve a request, based on site observations, which authorizes payments and is a declaration that the contractor's work has progressed to the point indicated. A form shall be used that is agreeable to the CLIENT and Iowa DOT.
e. Notification of Nonconformance - The PROFESSIONAL shall notify the CLIENT of any known work which does not conform to the construction contract, make recommendations to the CLIENT for the correction of nonconforming work and, at the request of the CLIENT, see that these recommendations are implemented by the contractor.
f. Shop Drawings - The PROFESSIONAL shall review shop drawings and other submissions of the Contractor for general compliance with the construction contract.
g. Change Orders - The PROFESSIONAL shall prepare change orders for approval of the CLIENT.
h. The ENGINEER will administer the following documentation related to Iowa DOT requirements during construction: plan revisions, Davis-Bacon payroll certification reviews, notice and resumption of work, statement of completion and final acceptance of work, interest payment information form, final forms packet, pre-audit checklist, and audit of final pay estimate.
i. Substantially Complete Final Site Observation - The PROFESSIONAL shall perform a site observation to determine if the project is substantially complete according to the plans and specifications and make a recommendation on final payment for each construction phase.
j. During the Construction Services phase, the Project Manager shall confer with the CLIENT to report project status. A written progress report shall be submitted and written in such a way that it is suitable for use as a City Council information item.
k. If the Contractor exceeds the estimated working days in completing construction of the project for any of the project lettings, or if change orders or project additions require additional working days, the PROFESSIONAL will be compensated for administration, inspecting, and staking services based on established hourly rates and fixed expenses outlined in the PROFESSIONAL's Standard Fee Schedule (Exhibit "B").
l. Final Acceptance. It is understood that the CLIENT will accept any portion of the project only after recommendation by the PROFESSIONAL. Final acceptance of the project by the CLIENT shall not be deemed to release the Contractor from responsibility for insuring that the work is done in a good and workmanlike manner, free of defects in materials and workmanship nor the PROFESSIONAL for liability of design.
m. Iowa DOT Audit. Assist the CITY in the collection of appropriate documentation throughout the construction schedule. Assist the City in

preparation of final documentation for the Iowa DOT audit and final payment.

2. Construction Observation.
   The PROFESSIONAL will provide one or more resident construction observer for the project as required during the construction phase. If the Contractor requests a waiver of any provisions of the plans and specifications, the PROFESSIONAL will make a recommendation on the request to the CLIENT for their determination. No waiver shall be granted if such waiver would serve to reduce the quality of the final product. The CLIENT shall never be deemed to have authorized the PROFESSIONAL to consent to the use of defective workmanship or materials. The construction observer will give guidance to the project during the construction periods, including the following:
   a. Verify materials provided by the contractor are in accordance with the contract documents. The PROFESSIONAL reserves the right to reject any inappropriate or damaged materials delivered to, or observed on the site.
   b. Verify inappropriate or damaged materials are not incorporated into project by observing destruction of materials on-site and/or the Contractor hauling material off-site. The PROFESSIONAL will notify the CLIENT of inappropriate or damaged materials found at the site.
   c. Checking of lines and grades required during construction.
   d. Spot check grading and subgrade preparation and review with the contractor any soft spots in the subgrade prior to paving.
   e. Observation of the work for general compliance with plans and specifications.
   f. Keep a record or log of Contractor's activities throughout construction, including notation on the nature and cost of any extra work or changes ordered during construction. PROFESSIONAL will utilize standard Iowa DOT forms for tabulating and tracking work progress and quantities.
   g. Construction Testing. The construction observer shall coordinate acceptance testing and monitoring according to CLIENT and Iowa DOT requirements. Concrete field air and slump tests required will be completed by the construction observer. Aggregate sampling and concrete plant monitoring will be conducted by the construction observer. Moisture and density control tests will be required by the contractor.
   h. Resident Services provide the CLIENT with representation at the job site during the construction phases of the project which results in increasing the probability that the project will be constructed in substantial compliance with the plans and specifications and contract documents. However, such resident services do not guarantee the Contractor's performance. Resident services do not include responsibility for construction means, controls, techniques, sequences, procedures, or safety.

3. Record Drawings
   Record Documents. The PROFESSIONAL shall furnish reproducible record documents for each project phase according to CLIENT requirements. Such as-

builts may contain a waiver of liability phrase in regard to unknown changes made by the Contractor without CLIENT/PROFESSIONAL approval

E. EXTRA SERVICES – The following shall be considered extra services and are not included within the Scope of Work. These items are listed to further assist with clarity of project scope as well as provide a listing of services, which PROFESSIONAL could perform upon request:
   1. Wetland mitigation
   2. Right of Way engagement services
   3. CLIENT or Iowa DOT requested major revisions
   4. Street lighting assessment and design
   5. Quality Level A or B Subsurface Utility Engineering Surveys

III. CLIENT'S RESPONSIBILITIES:

1. Provide to PROFESSIONAL all known and existing information, plans, specifications, and data pertaining to or affecting the Project; all criteria and full information as to Client's requirements for the Project; all construction standards which Client will require to be included in the plans and specifications; copies of all other entities findings and reports generated for Client with respect to this Project; and such other information as may be requested and reasonably required to enable PROFESSIONAL to complete its services under this Agreement.
2. Provide for safe access to and make all provisions, including notice to property owners, for PROFESSIONAL to enter upon public and private property as required for PROFESSIONAL to perform its services under this Agreement.
3. Coordinate the timing and sequence of PROFESSIONAL's services with the services of others to the Project.
4. Review and examine drawings, specifications, alternate solutions, proposed legal documents, and other documents submitted by PROFESSIONAL and render to PROFESSIONAL written interim and/or final decisions thereto.
5. Give written notice to PROFESSIONAL whenever Client observes or otherwise becomes aware of any Project Site concerns, any defect or nonconformance in the performance of any Contractor or other Consultant working on the Project, or of any other event or development that may affect the scope or time of performance of PROFESSIONAL's services; and, also, give written notice of any defect or nonconformance of PROFESSIONAL's services.
6. Provide facilities and attend the public information meeting, pre-bid conference, bid opening, pre-construction conferences, construction progress and other job related meetings, and substantial completion and final payment Project Site visits.

IV. SCHEDULE

The PROFESSIONAL will complete the above scope of services to accommodate a March bid letting. Milestone dates for the project are as follows:

Preliminary Design	July 20, 2021
Public Information Meeting	July 27, 2021
Environmental Services Complete	August 2, 2021
Check Design Plans, Specifications, & Estimate	October 5, 2021
Final Design Plans, Specifications, & Estimate	November 16, 2021
Contracts Turn-In (Iowa DOT)	December 2022
Bid Letting (Iowa DOT)	February 2023
Construction	March 2023 – August 2024

V. FEES

The above scope of services will be billed at the standard hourly rates found in Exhibit B.

BASIC SERVICES	
Project Administration	$65,400
Topographic Survey	$16,000
Boundary Survey	$5,800
Preliminary Design & Plans	$110,200
Final Design Plans & Specifications	$140,500
SUBTOTAL	$337,900
ADDITIONAL SERVICES	
Geotechnical Investigation	$10,750
Easement Plats: $650/each – assume 20	$13,000
Phase I Environmental Site Assessment	$3,000
Wetland and Stream Delineation	$5,000
Threatened and Endangered Habitat Survey	$2,500
Cultural Resources	$6,000
SUBTOTAL	$40,250
BID PHASE SERVICES	
Bid Assistance	$3,900
CONSTRUCTION PHASE SERVICES	
Construction Administration	$87,200
Construction Observation	$119,800
Record Drawings	$8,100
SUBTOTAL	$215,100

REIMBURSABLE EXPENSES

Mileage	$1,000
NPDES Permit	$350
SUBTOTAL	$1,350

TOTAL $598,500

VI. FISCAL YEAR FEE ESTIMATE

The project schedule suggests that the fees will be distributed over several fiscal years as estimated below:

Item	FY 2022	FY 2023	FY 2024	Total
Engineering	$305,000	$92,800	$200,700	$598,500

VII. EXTRA SERVICES

The following items shall be considered extra services and are not included within the Scope of Work. These items are listed to further assist with clarity of project scope as well as provide a listing of services, which PROFESSIONAL could perform upon request.

1. Wetland mitigation
2. Right of Way engagement services
3. CLIENT or Iowa DOT requested major revisions
4. Street lighting assessment and design
5. Quality Level A or B Subsurface Utility Engineering Surveys

EXHIBIT 'B'

SNYDER & ASSOCIATES, INC.
2021-22
STANDARD FEE SCHEDULE

Billing Classification/Level	Billing Rate	
Professional		
Engineer, Landscape Architect, Land Surveyor, GIS, Environmental Scientist Project Manager, Planner, Right-of-Way Agent, Graphic Designer		
Principal II	$220.00	/hour
Principal I	$209.00	/hour
Senior	$190.00	/hour
VIII	$174.00	/hour
VII	$165.00	/hour
VI	$157.00	/hour
V	$146.00	/hour
IV	$136.00	/hour
III	$124.00	/hour
II	$112.00	/hour
I	$99.00	/hour
Technical		
CADD, Survey, Construction Observation		
Lead	$133.00	/hour
Senior	$127.00	/hour
VIII	$118.00	/hour
VII	$109.00	/hour
VI	$98.00	/hour
V	$88.00	/hour
IV	$80.00	/hour
III	$72.00	/hour
II	$66.00	/hour
I	$58.00	/hour
Administrative		
II	$68.00	/hour
I	$56.00	/hour
Reimbursables		
Mileage	*current IRS standard rate*	
Outside Services	*As Invoiced*	

RESOLUTION NO.

RESOLUTION APPROVING A SUPPLEMENTAL AGREEMENT WITH SNYDER AND ASSOCIATES, INC. FOR THE EAST HILLCREST AVENUE RECONSTRUCTION PROJECT

WHEREAS, the City Council has determined it appropriate to work on the East Hillcrest Avenue Reconstruction Project (will be referred as the "Project"), where pavement reconstruction is required to replace the failed pavement on Hillcrest Avenue, from North 4th Street to North 14th Street; and

WHEREAS, the City of Indianola requires engineering professional services associated with preparing the engineering design, construction plans and specifications, bidding assistance, and construction inspection services for this project; and

WHEREAS, Snyder and Associates, Inc. has prepared and presented an agreement for those professional services for an amount not to exceed $598,500 during FY2021-2022, FY2022-2023, and FY2023-2024; and

WHEREAS, the Council finds that the proposed agreement with Snyder and Associates, Inc. should be approved, and the Mayor authorized to execute the same.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola, Iowa that the agreement between the City of Indianola and Snyder and Associates, Inc., for an amount not to exceed $598,500, is hereby approved for this project and the Mayor is authorized to execute the agreement on behalf of the City.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk/CFO

Information

Subject
Fiscal Year 21 Budget

Information

Attachments

Budget Amendment

— CERK/FINANCE DEPARTMENT —

To: Mayor and Council

From: Andrew J. Lent, City Clerk/CFO

CC: Ryan Waller, City Manager

Date: 17 May 2021

Re: Fourth FY2021 Budget Amendment

The City of Indianola is amending its budget for the following two reasons:

- **G.O. Debt Service Fund**: The original amendments for the debt service refinancing was based on estimates which were slightly off. There will be about $25,000 in additional debt service in the principal and interest for the refinanced bond notes in FY2021. There is additional revenue in the amount received in the refinancing and special assessments, which means no use of reserves to close this gap.

- **WRRF Construction Fund:** The Water Resource Recovery Facility (new wastewater treatment facility) is ahead of construction for the amounts that were budgeted in FY21. In order to allow the City to make payments to the contractor, staff is asking Council to amend the FY21 budget to allow for an additional $5 Million in cost during the fiscal year. The actual additional amount realized in FY21 will be a shift from FY22, so no increase in construction cost; just a shift in timing to comply with state law. The payments will be reimbursed by the bond proceeds received by the State Revolving Fund resulting in no unplanned use of reserves as well.

I recommend approval of the amendment and will be present to answer any questions.

RESOLUTION 2021-

RESOLUTION APPROVING FOURTH AMENDMENT TO
CITY OF INDIANOLA FISCAL YEAR 2021 BUDGET

WHEREAS, the City of Indianola needs to amend the Fiscal Year 2021 budget, and

WHEREAS, said amendment is detailed on the attached page, and

WHEREAS, a hearing on the amendment was held with notice published on April 28, 2021 in the Indianola Record-Herald.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Indianola, Iowa that the attached amendment to the Fiscal Year 2021 budget is approved and the Mayor and City Clerk are authorized to sign the amendment on behalf of the City.

Passed and approved this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk/CFO

RECORD OF HEARING AND ADOPTION OF BUDGET AMENDMENT
INDIANOLA

Fiscal Year July 1, 2020 - June 30, 2021

INDIANOLA conducted a public hearing for the propose of amending the current budget for the fiscal year ending June 30, 2021

Meeting Date:	Meeting Time:	Meeting Location:
5/17/2021	06:00 PM	Indianola City Hall, 110 N 1st Street, Indianola, IA 50125

The governing body of the INDIANOLA met with a quorum present and found that the notice of time and place of the hearing had been published as required by law and that the affidavit of publication is on file with the county auditor. After hearing public comment the governing body took up the amendment to the budget for final consideration and determined that said budgeted expenditures be amended as follows:

REVENUES & OTHER FINANCING SOURCES		Total Budget as Certified or Last Amended	Current Amendment	Total Budget After Current Amendment
Taxes Levied on Property	1	7,775,788	0	7,775,788
Less: Uncollected Delinquent Taxes - Levy Year	2	0	0	0
Net Current Property Tax	3	7,775,788	0	7,775,788
Delinquent Property Tax Revenue	4	0	0	0
TIF Revenues	5	2,500,000	0	2,500,000
Other City Taxes	6	1,509,354	0	1,509,354
Licenses & Permits	7	225,000	0	225,000
Use of Money & Property	8	789,653	0	789,653
Intergovernmental	9	4,272,566	0	4,272,566
Charges for Service	10	28,472,043	0	28,472,043
Special Assessments	11	0	19,000	19,000
Miscellaneous	12	3,087,254	0	3,087,254
Other Financing Sources	13	31,179,605	5,006,000	36,185,605
Transfers In	14	11,395,669	0	11,395,669
Total Revenues & Other Sources	15	91,206,932	5,025,000	96,231,932
EXPENDITURES & OTHER FINANCING USES				
Public Safety	16	6,646,378	0	6,646,378
Public Works	17	1,659,318	0	1,659,318
Health and Social Services	18	0	0	0
Culture and Recreation	19	2,689,263	0	2,689,263
Community and Economic Development	20	274,394	0	274,394
General Government	21	1,396,365	0	1,396,365
Debt Service	22	6,650,554	25,000	6,675,554
Capital Projects	23	6,401,349	0	6,401,349
Total Government Activities Expenditures	24	25,717,621	25,000	25,742,621
Business Type/Enterprise	25	51,287,082	5,000,000	56,287,082
Total Gov Activities & Business Expenditures	26	77,004,703	5,025,000	82,029,703
Tranfers Out	27	11,395,669	0	11,395,669
Total Expenditures/Transfers Out	28	88,400,372	5,025,000	93,425,372
Excess Revenues & Other Sources Over (Under) Expenditures/Transfers Out	29	2,806,560	0	2,806,560
Beginning Fund Balance July 1, 2020	30	36,885,021	0	36,885,021
Ending Fund Balance June 30, 2021	31	39,691,581	0	39,691,581

Explanation of Changes: Refinancing expenses, Water Resource Recovery Facility construction ahead of schedule.

05/17/2021

City Clerk/Administrator Signature of Certification | **Adopted On** | **Mayor Signature of Certification**

INDIANOLA, CITY OF LEGALS
PO BOX 299
INDIANOLA, IA 50125
ATTN

AFFIDAVIT OF PUBLICATION

State of Wisconsin

County of Brown, ss.:

The undersigned, being first duly sworn on oath, states that The Des Moines Register and Tribune Company, a corporation duly organized and existing under the laws of the State of Iowa, with its principal place of business in Des Moines, Iowa, the publisher of

THE RECORD HERALD & INDIANOLA TRIBUNE

newspaper of general circulation printed and published in the City of Indianola, Warren County, Iowa, and that an advertisement, a printed copy of which is attached as Exhibit "A" and made part of this affidavit, was printed and published in The Record-Herald & Indianola Tribune on the following dates:

Ad No.	Start Date:	Run Dates:	Cost:
9000646024	4/28/2021	4/28/2021	$124.99

Copy of Advertisement
Exhibit "A"

Staff member, The Record Herald & Indianola Tribune

Subscribed and sworn to before me by said affiant this
28th DAY OF APRIL, 2021

Notary Public

Nancy Heyrman
Notary Public, State of Wisconsin
Commission Expires,
5.15.23

NOTICE OF PUBLIC HEARING - AMENDMENT OF CURRENT BUDGET
INDIANOLA
Fiscal Year July 1, 2020 - June 30, 2021

The City of INDIANOLA will conduct a public hearing for the purpose of amending the current budget for fiscal year ending June 30, 2021

Meeting Date/Time: 5/17/2021 06:00 PM | **Contact:** Andrew Lent | **Phone:** (515) 962-5246

Meeting Location: Indianola City Hall, 110 N 1st Street, Indianola, IA 50125

There will be no increase in taxes. Any residents or taxpayers will be heard for or against the proposed amendment at the time and place specified above. A detailed statement of: additional receipts, cash balances on hand at the close of the preceding fiscal year, and proposed disbursements, both past and anticipated, will be available at the hearing.

REVENUES & OTHER FINANCING SOURCES		Total Budget as Certified or Last Amended	Current Amendment	Total Budget After Current Amendment
Taxes Levied on Property	1	7,775,788	0	7,775,788
Less: Uncollected Delinquent Taxes - Levy Year	2	0	0	0
Net Current Property Tax	3	7,775,788	0	7,775,788
Delinquent Property Tax Revenue	4	0	0	0
TIF Revenues	5	2,500,000	0	2,500,000
Other City Taxes	6	1,509,354	0	1,509,354
Licenses & Permits	7	225,000	0	225,000
Use of Money & Property	8	789,653	0	789,653
Intergovernmental	9	4,272,566	0	4,272,566
Charges for Service	10	28,472,043	0	28,472,043
Special Assessments	11	0	19,000	19,000
Miscellaneous	12	3,087,254	0	3,087,254
Other Financing Sources	13	31,179,605	5,006,000	36,185,605
Transfers In	14	11,395,669	0	11,395,669
Total Revenues & Other Sources	15	91,206,932	5,025,000	96,231,932
EXPENDITURES & OTHER FINANCING USES				
Public Safety	16	6,646,378	0	6,646,378
Public Works	17	1,659,318	0	1,659,318
Health and Social Services	18	0	0	0
Culture and Recreation	19	2,689,263	0	2,689,263
Community and Economic Development	20	274,394	0	274,394
General Government	21	1,396,365	0	1,396,365
Debt Service	22	6,650,554	25,000	6,675,554
Capital Projects	23	6,401,349	0	6,401,349
Total Government Activities Expenditures	24	25,717,621	25,000	25,742,621
Business Type/Enterprise	25	51,287,082	5,000,000	56,287,082
Total Gov. Activities & Business Expenditures	26	77,004,703	5,025,000	82,029,703
Transfers out	27	11,395,669	0	11,395,669
Total Expenditures/Transfers Out	28	88,400,372	5,025,000	93,425,372
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Ending Fund Balance June 30, 2021	31	39,691,581	0	39,691,581

Explanation of Changes: Refinancing expenses, Water Resource Recovery Facility construction ahead of schedule. DM-9000646024

Information

Subject

Public Hearing on amendments to the Fiscal Year 21 budget.

Information

Roll call to open and close the Public Hearing is in order.

Attachments

No file(s) attached.

Information

Subject

Resolution approving amendments to the Fiscal Year 21 budget.

Information

Roll call is in order.

Attachments

No file(s) attached.

Information

Subject

Resolution approving the City's annual insurance renewals.

Information

Roll call is in order.

Attachments

Renewal Memorandum
Renewal Spreadsheet
Resolution Approving Renewal

— Human Resources —

Date: May 6, 2021

To: Mayor and Council & Board of Trustees

From: Courtney Silliman, Human Resources Director

CC: Ryan Waller, City Manager & Chris DesPlanques, General Manager

RE: Health Insurance Renewal

Health Insurance
The City of Indianola and IMU run on a fiscal year benefit plan year (July 1 – June 30). We currently have a qualified high deductible health plan with a health savings account (HSA). Our deductibles are $2800 for single and $5400 for all other tiers (EE+Spouse, EE+Child(ren), Family). Qualified high deductible health plans with an HSA option are governed by the IRS but the plan requires no changes for the FY 21/22 plan year, see Exhibit A.

City and IMU administrative staff worked with our broker, Holmes Murphy, on health insurance renewals for FY21/22. Attached as Exhibit B is the renewal comparison. Overall, a strong renewal because employees have been mindful consumers of the health plan. However, due to large claims on stop loss, the fixed costs have increased by 12.4% with no increase to expected claims for an overall 3.5% total expected cost increase. Due to reserves and 2021 projections, the City and IMU administrative staff recommend the City remain with Wellmark for the new benefit plan year with no changes to current rates. Total premium rates will remain: Single: $702, EE+Spouse: $1304, EE+Child(ren): $1165, Family: $1912. Employee contributions are set at 12% of the total premium as outlined in the Council Policy.

Jointly, City and IMU administrative staff reviewed and recommend implementing the following:

- Increasing the stop loss deductible from $50,000 to $75,000 for an estimated savings of $61,000
- Changing to Value Plus Formulary that removes Tier 4 medications from Rx Formulary

- CVS Preferred Specialty Program requiring specialty meds to be filled through CVS Specialty
- Nutritional Counseling Enhancements

Dental
Our current dental plan is currently through MetLife. MetLife offered a renewal with a 9% increase with a one year rate guarantee. City and IMU administrative staff directed Holmes Murphy to shop the dental plan. Competitive bids were received from Lincoln Financial Group and Mutual of Omaha. The City and IMU administrative staff recommend we transition to Mutual of Omaha with a 5% decrease over current rates and a two-year rate guarantee for FY21/22 plan year, see Exhibit C.

Vision
Our current vision plan is through Avesis. Avesis provided a renewal with a 3% increase and two-year rate guarantee. Staff is recommending we renew as is with Avesis for the FY21/22 plan year, see Exhibit D.

Other
The City has Mutual of Omaha for life and disability coverage. Mutual of Omaha provided a one-year rate guarantee with no increase in rates, see Exhibits E & F. In addition, an analysis was conducted on the maximum weekly benefit for short-term and long-term disability coverage. Increasing the short-term maximum weekly benefit from $450 per week to $1000 per week to cover 77 out of 109 employees at a true 70% benefit, see Exhibit G and increase on the long term disability benefit from $5000 to $6000 to cover 108 out of 109 employees at a true 60% benefit, see Exhibit H. Staff recommends increasing the short term and long term disability benefits to fulfill the true benefit for the FY 21/22 plan year.

Exhibit A

City of Indianola
Medical Plan Design
Effective July 1, 2021

	Wellmark BCBS $2,800 QHDHP Current		Council Directed Wellmark BCBS $2,800 QHDHP Renewal	
BENEFIT OVERVIEW	**In-Network**	**Out-of-Network**	**In-Network**	**Out-of-Network**
Deductible	Embedded		Embedded	
Single	$2,800	$2,850	$2,800	$2,850
Family	$5,400	$5,700	$5,400	$5,700
Coinsurance	100% / 0%	80% / 20%	100% / 0%	80% / 20%
Out of Pocket Maximum				
Single	$2,800	$3,350	$2,800	$3,350
Family	$5,400	$6,700	$5,400	$6,700
Lifetime Maximum	Unlimited	Unlimited	Unlimited	Unlimited
BENEFIT HIGHLIGHTS				
Office Visits				
Physician	Deductible	Deductible, 20%	Deductible	Deductible, 20%
Specialist	Deductible	Deductible, 20%	Deductible	Deductible, 20%
Preventive Services	Paid In Full	Deductible, 20%	Paid In Full	Deductible, 20%
Hospital Services				
Inpatient/Outpatient	Deductible	Deductible, 20%	Deductible	Deductible, 20%
Urgent Care	Deductible	Deductible, 20%	Deductible	Deductible, 20%
Emergency Room	Deductible	Deductible	Deductible	Deductible
Mental Health / Substance Abuse				
Inpatient/Outpatient	Deductible	Deductible, 20%	Deductible	Deductible, 20%
Prescription Drugs	Blue Rx Complete		**Blue Rx Value Plus**	
Retail	Deductible		Deductible	
Mail Order	Deductible		Deductible	

Note: This is a summary of benefits provided by the plans. Refer to the carrier's descriptive material for a full discussion of benefits and rates.

Signature Date

Exhibit B

HOLMES MURPHY

City of Indianola

Medical & Rx Insurance Renewal / Comparison

Effective July 1, 2021

					Council Directed	
Admin		**Wellmark**	**Wellmark**	**Wellmark**	**Wellmark**	**Wellmark**
Stop Loss		**Wellmark**	**Wellmark**	**Wellmark**	**Wellmark**	**Fully-Insured**
		Current	**Actual**	**Renewal**	**Alternate 1**	**Alternate 2**
		$2,800 QHDHP		$2,800 QHDHP	$2,800 QHDHP	$2,800 QHDHP
ADMINISTRATION (fixed) COSTS				**OBS #274859-23/274859-24**	**OBS #274859-23/274859-24**	
- Medical, PBM & COBRA	106	$44.14		$45.64	$45.64	N/A
- Network Access Fee	106	$6.95		$6.95	$6.95	N/A
- Broker Fee	106	$20.00		$20.00	$20.00	N/A
Administrative Total Per Person		$71.09		$72.59	$72.59	
Monthly Administrative Costs		**$7,536**		**$7,695**	**$7,695**	
Annual Administrative Costs		**$90,426**	**$90,426**	**$92,334**	**$92,334**	
SPECIFIC STOP LOSS						
Specific Deductible		$50,000		$50,000	**$75,000**	N/A
Contract Type		36/12		48/12	48/12	N/A
SPECIFIC PREMIUM						
- Single	34	$290.07		$334.54	$224.20	N/A
- Employee + Spouse	16	$290.07		$334.54	$224.20	N/A
- Employee + Child(ren)	11	$290.07		$334.54	$224.20	N/A
- Family	45	$290.07		$334.54	$224.20	N/A
Monthly Specific Premium	**106**	**$30,747**		**$35,461**	**$23,765**	
Annual Specific Premium	**106**	**$368,969**	**$368,969**	**$425,535**	**$285,182**	
AGGREGATE STOP LOSS						
AGGREGATE PREMIUM						
Risk Corridor		125%		125%	125%	N/A
Per employee per month	106	$8.39		$8.39	$8.39	N/A
Monthly Aggregate Premium		$889		$889	$889	N/A
Annual Aggregate Premium		**$10,672**	**$10,672**	**$10,672**	**$10,672**	
Total Annual Stop Loss Costs		**$379,641**	**$379,641**	**$436,207**	**$295,854**	
Total Annual Fixed Costs		**$470,068**	**$470,068**	**$528,541**	**$388,189**	
VARIABLE COSTS						
AGGREGATE FACTORS						
Contract Type		36/12		48/12	48/12	N/A
EXPECTED CLAIMS						
- Single	34	$449.76	$638.76	$449.76	$499.14	N/A
- Employee + Spouse	16	$921.12	$638.76	$921.12	$1,022.24	N/A
- Employee + Child(ren)	11	$851.39	$638.76	$851.39	$944.88	N/A
- Family	45	$1,380.31	$638.76	$1,380.31	$1,531.86	N/A
MAXIMUM CLAIMS						
- Single	34	$562.20	$638.76	$562.20	$623.92	N/A
- Employee + Spouse	16	$1,151.39	$638.76	$1,151.39	$1,277.79	N/A
- Employee + Child(ren)	11	$1,064.24	$638.76	$1,064.24	$1,181.08	N/A
- Family	45	$1,725.39	$638.76	$1,725.39	$1,914.81	N/A
Annual Expected Claims		**$1,218,108**	**$812,503**	**$1,218,108**	**$1,351,848**	
Est. Aggregate Attachment Point		**$1,522,635**		**$1,522,635**	**$1,689,795**	
TOTAL COSTS						
ACCRUAL RATES						
EXPECTED COSTS						
- Single	34	$622.21	$1,003.44	$644.91	$642.47	$656.83
- Employee + Spouse	16	$1,274.29	$1,003.44	$1,320.78	$1,315.78	$1,324.23
- Employee + Child(ren)	11	$1,177.84	$1,003.44	$1,220.81	$1,216.20	$1,225.52
- Family	45	$1,909.56	$1,003.44	$1,979.23	$1,971.74	$1,974.43
MAXIMUM COSTS						
- Single	34	$734.65	$1,003.44	$757.35	$767.25	$656.83
- Employee + Spouse	16	$1,504.56	$1,003.44	$1,551.05	$1,571.33	$1,324.23
- Employee + Child(ren)	11	$1,390.69	$1,003.44	$1,433.66	$1,452.40	$1,225.52
- Family	45	$2,254.64	$1,003.44	$2,324.31	$2,354.69	$1,974.43
TOTALS						
Total Annulized Expected Costs		**$1,688,176**	**$1,282,570**	**$1,746,649**	**$1,740,037**	**$1,750,200**
Total Annualized Maximum Costs		**$1,992,702**		**$2,051,176**	**$2,077,984**	**$1,750,200**
Percent Change to Current						
Reinsurance				**14.9%**	**-22.1%**	
Fixed Costs				**12.4%**	**-17.4%**	
Expected Claims				**0.0%**	**11.0%**	
Expected Costs				**3.5%**	**3.1%**	**3.7%**
Maximum Costs				**2.9%**	**4.3%**	**-12.2%**

The above analysis is for illustrative purposes only. Please refer to contract and/or proposal for details. Final rates are determined by many variables. See Disclosures Page for further details. Confidential & Proprietary

Signature Date

Exhibit C

HOLMES MURPHY.

City of Indianola

Voluntary Dental Insurance Renewal

Effective July 1, 2021

Council Directed

		MetLife Current/Renewal		LFG Option 1		Mutual of Omaha Option 2		Mutual of Omaha Option 3	
AM Best Rating		A+		A+		A+		A+	
PROVISIONS		**In-Network**	**Out-of-Network**	**In-Network**	**Out-of-Network**	**In-Network**	**Out-of-Network**	**In-Network**	**Out-of-Network**
Deductible		90th U&C		95th U&C		95th U&C		95th U&C	
- Individual		$50	$75	$50	$75	$50	$75	$50	$75
- Family		$150	$225	$150	$225	$150	$225	$150	$225
Annual Maximum		$1,500		$1,500		$1,500		$1,500	
Orthodontia Lifetime Maximum		$1,500		$1,500		$1,500		$1,500	
BENEFITS									
Preventive (deductible waived)		100%	80%	100%	80%	100%	80%	100%	80%
Exams, cleanings, x-rays									
Fluoride (19), space maintainers (15)									
Basic Services		80%	50%	80%	50%	80%	50%	80%	50%
Cavity repair, extractions, general anesthesia									
Restoration, general surgery									
Major Services		50%	50%	50%	50%	50%	50%	50%	50%
Endodontic services, periodontal services									
High cost restorations (crowns)									
Orthodontic Services		50%	50%	50%	50%	50%	50%	50%	50%
ELIGIBILITY/ENROLLMENT PROVISIONS									
- Annual Open Enrollment		Included		Included		Included		Included	
- Timely Entrant Waiting Period		12 Months		None		12 Months		12 Months	
- Carryover		None		Up to $500		None		None	
- Dependent Age Limit		26		26		26		26	
- Orthodontia Age Limit		19		19		19		19	
RATES		**Current**	**Renewal**	**Proposed**		**Proposed**		**Proposed**	
Employee Only	33	$27.57	$30.05	$25.71		$24.81		$26.19	
Employee + Spouse	11	$57.64	$62.83	$51.18		$51.88		$54.76	
Employee + Child(ren)	8	$68.72	$74.90	$67.21		$61.85		$65.28	
Family	43	$106.42	$116.00	$100.81		$95.77		$101.10	
Monthly	**95**	**$6,669.67**	**$7,269.98**	**$6,283.92**		**$6,002.32**		**$6,336.17**	
Annual		**$80,036.04**	**$87,239.76**	**$75,407.04**		**$72,027.84**		**$76,034.04**	
Rate Change			**9.0%**	**-5.8%**		**-10.0%**		**-5.0%**	
Rate Guarantee			**7/1/2022**	**7/1/2022**		**7/1/2022**		**7/1/2023**	

Note: This is a summary of benefits provided by the plans. Refer to the carrier's descriptive material for a full discussion of benefits and rates.

*Proposals from Delta Dental and Wellmark were not competitive.

Exhibit D

City of Indianola

Voluntary Vision Insurance Renewal

Effective July 1, 2021

		Council Directed	
		Avesis	
		Current/Renewal	
AM Best Rating		A+	
BENEFITS		**In-Network**	**Out-of-Network**
- Exam Copay		$10 Copay	Up to $35
- Contact Lens Fitting and Evaluation		$25 Copay	See Below
- Materials Copay		$25 Copay	See Below
FRAME ALLOWANCE		$35 wholesale allowance up to $100	Up to $45
LENSE ALLOWANCE			
- Single Vision		100% after copay	Up to $25
- Bifocal		100% after copay	Up to $40
- Trifocal		100% after copay	Up to $50
- Lenticular		100% after copay	Up to $80
ELECTIVE CONTACT ALLOWANCE		Up to $110	Up to $110
FREQUENCY GUIDELINES			
- Examinations		12 Months	
- Frames		24 Months	
- Lenses		12 Months	
- Contacts		12 Months	
PREMIUMS		**Current**	**Renewal**
Employee	33	$6.51	$6.71
Employee/Spouse	12	$10.98	$11.31
Employee/Child(ren)	7	$12.09	$12.45
Family	47	$14.98	$15.43
Monthly	**99**	**$1,135.28**	**$1,169.51**
Annual		**$13,623.36**	**$14,034.12**
Percent Change			**3.0%**
Rate Guarantee		**Until 7/1/2021**	**Until 7/1/2023**

Note: This is a summary of benefits provided by the plans. Refer to the carrier's descriptive material for a full discussion of benefits and rates.

Signature Date

Exhibit E

City of Indianola

Life and AD&D Insurance Renewal

Effective July 1, 2021

	Council Directed	
	Mutual of Omaha	
	Current/Renewal	
AM Best Rating	A+	
SCHEDULE OF BENEFITS		
Benefit Amount		
Class 1: Non Union	1x Salary up to $45,000 ($25,000 minimum)	
Class 2: Union	$15,000	
AD&D Benefits	Same as Basic Life Benefit for EE only	
DEPENDENT LIFE BENEFITS		
Class 1		
Spouse	$22,500	
Child(ren)	Birth to 6 months $1,000; 6 months to 19 or 26 $11,250	
Class 2		
Spouse	$7,500	
Child(ren)	Birth to 6 months $1,000; 6 months to 19 or 26 $3,750	
PLAN PROVISIONS		
Age Reduction #1	Reduced to 65% at Age 65	
Age Reduction #2	Reduced to 45% at Age 70	
Portability	Not Included	
Conversion	Included	
Accelerated Death Benefit	Included	
PREMIUMS	**Current**	**Renweal**
Covered Employees	110	110
Covered Dependents	12	12
Volume	$3,367,000	$3,367,000
Rates (per $1,000)		
Basic Life	$0.170	$0.170
AD&D	$0.020	$0.020
Dependent Life Rate *(per family unit)*	$3.00	$3.00
Monthly	**$675.73**	**$675.73**
Annual	**$8,108.76**	**$8,108.76**
Percent Change		**0.0%**
Rate Guarantee	**Until 7/1/2021**	**Until 7/1/2022**

Note: This is a summary of benefits provided by the plans. Refer to the carrier's descriptive material for a full discussion of benefits and rates.

Signature Date

Exhibit F

City of Indianola

Voluntary Life/AD&D Benefit / Cost Analysis

Effective July 1, 2021

Council Directed

	Mutual of Omaha Current/Renewal
AM Best Rating	**A+**
EMPLOYEE LIFE/AD&D BENEFITS	
Employee Increment	$10,000
Employee Maximum	5x Salary up to $500,000
Guarantee Issue	5x Salary up to $150,000
DEPENDENT LIFE/AD&D BENEFITS	
Spouse Increment	$5,000
Spouse Maximum	100% of Employee Benefit up to $250,000
Spouse Guarantee Issue	100% of Employee Benefit up to $50,000
Child(ren) Increment	$2,000
Child(ren) Maximum	$10,000
Child(ren) Guarantee Issue	$10,000
PROVISIONS	
Age Reduction Schedule	65% at age 70 50% at age 75
Portability/Conversion	Included
Waiver of Premium	Included
Accelerated Death Benefit	Included

VOLUNTARY LIFE RATES (per $1,000)	**EE-Non Tobacco**	**EE-Tobacco**	**Spouse[1]**
0-24	$0.072	$0.108	$0.110
25-29	$0.083	$0.123	$0.092
30-34	$0.102	$0.153	$0.100
35-39	$0.141	$0.227	$0.138
40-44	$0.195	$0.343	$0.198
45-49	$0.312	$0.545	$0.310
50-54	$0.477	$0.919	$0.484
55-59	$0.779	$1.296	$0.742
60-64	$1.244	$1.937	$1.268
65-69	$2.184	$3.239	$2.167
70-74	$3.941	$5.693	$3.860
75 +	$7.980	$10.297	$7.732
AD&D Rate (per $1,000)	$0.069	$0.069	$0.073
Child(ren) Life Rate (per $1,000)	$0.337		
Child(ren) AD&D Rate (per $1,000)	$0.036		
Rate Guarantee	**7/1/2022**		

Note: This is a summary of benefits provided by the plans. Refer to the carrier's descriptive material for a full discussion of benefits and rates.

(1) Spouse rate based on employee age

Signature Date

Exhibit G

City of Indianola
Short Term Disability Insurance Renewal
Effective July 1, 2021

			Council Directed
	Mutual of Omaha		Mutual of Omaha
	Current/Renewal		Option 1
AM Best Rating	A+		A+
SCHEDULE OF BENEFITS			
Class Definition	All full-time employees (30 hr/week)		All full-time employees (30 hr/week)
Benefit Percentage	70% of weekly earnings		70% of weekly earnings
Weekly Benefit	$450		**$1,000**
Weekly Minimum	$25		$25
Elimination Period (Accident/Illness)	7 days / 7 days		7 days / 7 days
Benefit Duration	25 Weeks		25 Weeks
Pre-Existing Condition Exclusion	None		None
PLAN PROVISIONS			
FICA Match	Not Included		Not included
W-2 Preparation	Included		Included
Partial Disability Coverage	Included		Included
Definition of Earnings	Annual Salary prior to disability		Annual Salary prior to disability
PREMIUMS	**Current**	**Renewal**	**Option 1**
Covered Lives	110	110	110
Volume	$49,500	$49,500	$85,443
Rate (per $10/covered benefit)	$0.45	$0.45	$0.46
Monthly	**$2,228**	**$2,228**	**$3,930**
Annual	**$26,730**	**$26,730**	**$47,165**
Percent Change		**0.0%**	**76.4%**
Rate Guarantee	**Until 7/1/2021**	**Until 7/1/2022**	**Until 7/1/2022**

Note: This is a summary of benefits provided by the plans. Refer to the carrier's descriptive material for a full discussion of benefits and rates.

Exhibit H

City of Indianola
Long Term Disability Renewal
Effective July 1, 2021

			Council Directed
	Mutual of Omaha Current/Renewal		Mutual of Omaha Option 1
AM Best Rating	A+		A+
BENEFITS			
Elimination Period	180 days		180 days
Maximum Benefit Period	RBD to SSNRA		RBD to SSNRA
Benefit Percentage	60% of monthly earnings		60% of monthly earnings
Minimum Benefit Amount	Greater of 10% or $100		Greater of 10% or $100
Maximum Benefit Amount	$5,000		**$6,000**
Social Security Integration	Primary and Family		Primary and Family
Own Occupation Period	3 Year Own Occ		3 Year Own Occ
Survivor Benefit	3 Months		3 Months
Pre-existing Condition Limitation	3/12		3/12
RATES	**Current**	**Renewal**	**Option 1**
Volume	$599,736	$599,736	$605,530
Rates (per $100/covered salary)	$0.25	$0.25	$0.26
Monthly	**$1,499**	**$1,499**	**$1,574**
Annual	**$17,992**	**$17,992**	**$18,893**
Percent Change		**0.0%**	**5.0%**
Rate Guarantee	**Until 7/1/2021**	**Until 7/1/2022**	**Until 7/1/2022**

Note: This is a summary of benefits provided by the plans. Refer to the carrier's descriptive material for a full discussion of benefits and rates.

City of Indianola
RESOLUTION NO. 2021-

RESOLUTION APPROVING HEALTH INSURANCE BENEFITS FOR THE EMPLOYEES OF THE CITY OF INDIANOLA

WHEREAS, the City of Indianola, Iowa, offers a comprehensive benefits package, which includes medical, dental, vision, short-term disability, long-term disability and life insurance; and

WHEREAS, working through its insurance broker, the City and IMU, reviewed different insurance plan options and discussed with the City Council and Board of Trustees; and

WHEREAS, upon direction from the City Council and Board of Trustees, the City of Indianola, Iowa will renew the qualified high deductible health plan with a health savings account plan and appropriate renewals for dental, vision, short term disability, long term disability and life insurance ("Plans") are recommended; and

WHEREAS, the Plans and costs for each are attached as Exhibit A, Exhibit B, Exhibit C, Exhibit D, Exhibit E, Exhibit F, Exhibit G, and Exhibit H;

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

1. The City Council of the City of Indianola, Iowa approve the health insurance plans and premiums presented; and
2. The Mayor or City Manager are authorized to execute the necessary documents, as may be required by the insurance companies.

PASSED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk/CFO

Information

Subject

Resolution approving a Preliminary Plat for Prairie Glynn Plat 3.

Information

Roll call is in order.

Attachments

Prairie Glynn Memorandum
Staff Report
Application
Prairie Glynn Plat 3
Resolution Approving Preliminary Plat

COMMUNITY DEVELOPMENT

To: Mayor and City Council
From: Charlie E. Dissell, Community and Economic Development Director
CC: Ryan Waller, City Manager
Date: May 12, 2021
Re: Resolution approving a Preliminary Plat for Prairie Glynn Plat 3.

At its May 17th meeting, the City Council will be asked to approve a Preliminary Plat for Prairie Glynn Plat 3. The preliminary plat submitted proposes 19 single-family residential lots. These lots will all be accessed by new, internal streets.

At its meeting on May 11th, the Planning and Zoning Commission reviewed this request and, on a 7-0 vote, recommended the preliminary plat request be approved. The report submitted to the Planning and Zoning Commission, as well as the proposed subdivision plat and application, are attached to this memo.

I will attend the May 17th Council meeting if you have any questions.

Community Development

110 N. First St., Indianola, IA 50125-0299 • www.indianolaiowa.gov
515-961-9430 • comdev@indianolaiowa.gov

Staff Report

Planning and Zoning Commission

Date of Meeting: May 11, 2021

Agenda Item: 7.D. Consider recommendation on request for approval of a Preliminary Plat for Prairie Glynn Plat 3.

Application Type: Preliminary Plat

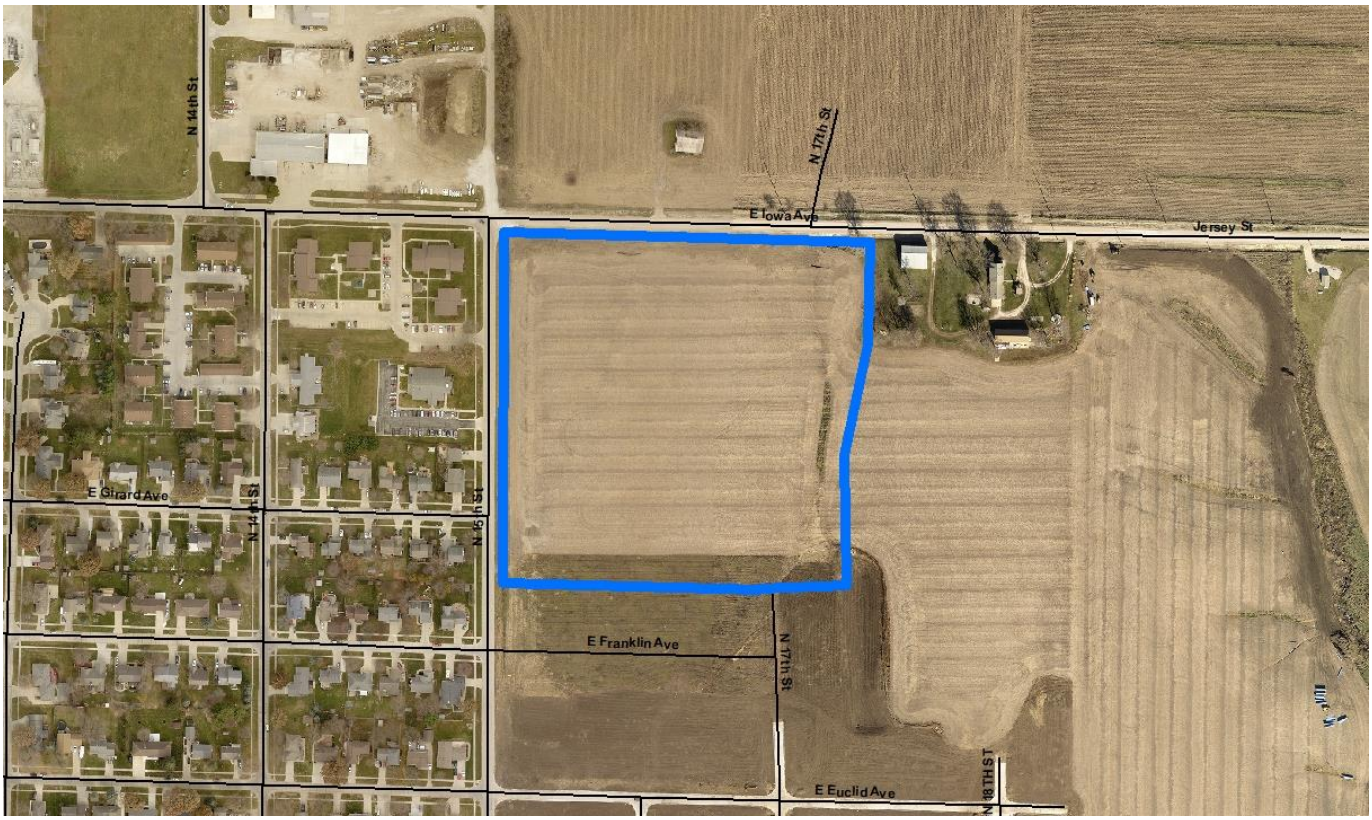
Applicant: Diligent Prairie Glynn LLC

Zoning: R-3, Mixed Residential

Comprehensive Plan Designation: Neighborhood Mixed Use and Community Mixed Use

Application Summary: Request for preliminary plat approval of a 19-lot residential subdivision.

AERIAL MAP



APPLICABLE CODE SECTIONS

The following sections of the Code of Ordinances of Indianola, Iowa apply to this request:

170.05 PRELIMINARY PLATTING PROCEDURE.

1. The owner or developer of any tract of land to be subdivided shall cause a preliminary plat to be prepared, a plat of the subdivision containing the information specified herein and shall file twelve (12) copies and an electronic copy with the Clerk.
2. Preliminary plats shall be filed with the Clerk at least fifteen (15) days prior to scheduled Commission meetings. Adjoining property owners shall be notified of preliminary plats by first class mail at least ten (10) days prior to Commission meetings.
3. The Clerk shall immediately transmit three (3) copies of the preliminary plat to the Commission for study and recommendation.
4. The Commission shall examine the plat as to its compliance with this chapter, and the comprehensive plan of the City and shall have thirty (30) days to submit a recommendation to the Council provided that the owner or developer may agree to an extension of time not to exceed sixty (60) days. A copy of the recommendation shall be forwarded to the owner or developer.
5. The Council, upon receipt of the Commission's recommendation, or after thirty (30) days, or any extension thereof shall have passed, shall by resolution grant approval or reject the preliminary plat. If the preliminary plat is rejected, the Council will advise the owner or developer of any changes which are desired or should have consideration before approval will be given. Upon making such changes, the developer may resubmit the preliminary plat for approval by the Commission and the Council. Approval of the preliminary plat by the Council shall constitute approval to proceed with the preparation of the final plat but shall not be deemed approval of the subdivision.

170.09 PRELIMINARY PLAT REQUIREMENTS. The preliminary plat shall contain the following information:

1. A location map showing:
    A. The subdivision name.
    B. An outline of the area to be subdivided.
    C. The existing streets and public or community utilities, if any, on adjoining property.
    D. North point and scale.
2. A preliminary plat of the subdivision drawn to the scale of fifty (50) feet to one (1) inch, provided that if the resulting drawing would be over thirty-six (36) inches in its shortest dimension, a scale of one hundred (100) feet to one (1) inch may be used, said preliminary plat to show:
    A. The legal description, acreage and the name of the proposed subdivision.
    B. The name and address of the owner.
    C. The name of the person who prepared the plat, and the date thereof.
    D. The location of existing lot lines, streets, public utilities, water mains, sewers, drainpipes, culverts, watercourses, bridges, railroads and buildings in the proposed subdivision.
    E. Contours at vertical intervals of not more than two (2) feet, based upon City datum, except that where the slope of the land exceeds twenty-five percent (25%), five (5) foot intervals shall be sufficient.
    F. The location and widths, other dimensions and names of the proposed streets, utility easements and other open spaces or reserved areas.
    G. A statement concerning the location and approximate size or capacity of utilities proposed to be installed.
    H. Tract boundary lines showing dimensions, bearings, angles, and references to known lines or bench marks.
    I. The names and addresses of adjacent property owners.
    J. Proposed building lines.
    K. Grades of proposed streets.
    L. A cross-section of the proposed streets showing the roadway location, type and width of surfacing, the type drainage and other improvements to be installed.
    M. The location of proposed wells and/or water mains and sewage disposal system if a public or community system is used.
    N. The drainage of the land including proposed storm sewers, ditches, culverts, bridges and other structures.
    O. North point and graphic scale.
    P. The location and dimension of sidewalks to be installed.
    Q. Indicate the current Iowa Department of Natural Resources requirement in a note placed on the plat, if applicable.
    R. Indicate current flood zones as determined by FEMA with the platted area.

170.11 DESIGN STANDARDS — STREETS.

1. General Considerations that must comply with the current Iowa Statewide Urban Design Standards for Public Improvements ("SUDAS").
    A. The street and alley layout shall provide access to all lots and parcels of land within the subdivision.
    B. Street jogs of less than 150 feet shall be avoided.
    C. Cul-de-sacs shall not exceed 700 feet in length.
    D. New subdivisions shall make provisions for continuation and extension of thoroughfares and collector streets and roads.
    E. No dead-end streets will be permitted except at subdivision boundaries and in no event shall any dead-end street be in excess of 500 feet.
    F. Thoroughfare and collector streets in a subdivision shall extend through to the boundaries thereof, unless a terminal point within the subdivision is shown in the master street plan.
    G. Alleys shall be discouraged in residential areas but shall be provided in commercial and industrial areas unless other suitable public or private access to loading and service areas is provided.
    H. Intersection of road centerlines shall be between 80 degrees and 100 degrees.

I. Intersection of more than two (2) streets at a point shall not be permitted.
J. Where parkways or special types of streets are proposed, the Commission may apply special standards for the design of such parkways or streets.
K. Proposed streets that are extensions of or in alignment with existing streets shall bear the name of the existing street. Names of new streets shall avoid duplication of or similarity to existing names of streets, or public and semi-public buildings and areas.
L. Streets, avenues, places and courts shall be named in the following manner:

General direction	*Long streets*	*Short streets*
North and south	Streets	Courts
East and west	Avenues	Places
Diagonal	Roads	Ways
Curving	Drives	Lanes

2. Minimum rights-of-way shall be provided as follows:
   A. Thoroughfares — 100 feet. In addition, access spacing on thoroughfares is as follows: (i) Intersection spacing - 600' minimum; (ii) Entrance spacing - 300' minimum; (iii) Separation of Entrance from Intersection - 150' minimum. (Ord. 1499 – Aug. 12 Supp.)
   B. Residential collector streets — 70 feet.
   C. Commercial collector streets — 80 feet.
   D. Residential streets — 60 feet.
   E. Cul-de-sacs — 110 feet in diameter.
   F. Alleys — 20 feet.
3. The minimum width of surfacing to be provided shall be as follows:
   A. Reserved.
   B. Reserved.
   C. Commercial collector streets:
      (1) Parallel parking — 49 feet.
      (2) Angle parking — 61 feet.
   D. Residential street — 25 feet or 31 feet within the discretion of the Council.
   E. Cul-de-sacs — 85 feet in diameter.
   F. Alleys — 20 feet.
   G. Sidewalks — 4 feet.
4. Grades. No street grade shall be less than one-half of one percent and shall not exceed the following limits:
   A. Thoroughfare streets — 4 percent.
   B. Collector streets — 6 percent.
   C. Residential streets — 8 percent.

170.12 DESIGN STANDARDS — BLOCKS.

1. The length of blocks shall be not less than 240 feet and not more than 1,250 feet in length.
2. Blocks shall be of sufficient width to permit two (2) tiers of lots of appropriate depth and in no case shall the width be less than 240 feet, except where a single tier of double frontage lots parallels a limited access highway, a thoroughfare, drainage course, railroad or other barrier, the width shall be not less than 50 feet.
3. Crosswalks may be required in blocks over 700 feet long or in areas where curbed streets require excessive out of the way travel. If required, they shall be constructed by the developer. Right-of-way for crosswalks shall not be less than 30 feet, nor more than 45 feet.

170.13 DESIGN STANDARDS — LOTS.

1. All lots shall abut on a street or place. Corner lots which abut on a thoroughfare or collector street shall have a minimum radius of 25 feet at the intersection.
2. Sidelines of lots shall approximate right angles to straight street lines and radial angles to curbed street lines except where a variation will provide better lot layout.
3. Lots with double frontage shall be avoided, except in specific locations where good planning indicates their use. In that event a planting screen shall be provided along the rear of the lot.

4. Corner lots shall not be less than 80 feet in width and interior lots shall not be less than 70 feet in width at the building line.
5. Lot depth shall not exceed 2½ times the width.
6. No lot shall have less area than required by the Zoning Ordinance for the district in which it is located.

170.14 EASEMENTS.

1. Easement not less than 15 feet in width shall be provided along each side of the front yard lot lines of all lots, and in the case of corner lots, the side street yard, and along such other lot liens as may be required by public and private utility companies.
2. Easements of greater width may be required for trunk lines, pressure lines, open drainage courses or high voltage lines and shall be provided as determined by the utility or Council.
3. Utility easements shall convey to the City, its successors and assigns, the perpetual right within the areas shown on the plat and described in the easement, to construct, reconstruct, operate and maintain electric lines consisting of poles, wires, cables, conduits, fixtures, anchors and other similar equipment, including the right to trim or remove trees within such areas where necessary to secure a clearance of 4 feet from the wires or poles, together with the right to extend to any telephone, telegraph, electric or power company, the right to use separately or jointly with the City, the areas included in the easement for the purposes above enumerated.

170.15 PARKS, SCHOOL SITES AND PUBLIC AREAS.

1. In subdividing property, consideration shall be given to suitable sites for schools, parks, playgrounds and other common areas for public use so as to conform to any recommendations of the most current Comprehensive Plan. Any provision for schools, parks and playgrounds should be indicated on the preliminary plan in order that it may be determined when and in what manner such areas will be provided or acquired by an appropriate taxing agency.

170.16 NATURAL DRAINAGE COURSES. Whenever any stream or important surface drainage course is located in an area which is being subdivided, the subdivider shall provide an adequate easement along each side of the stream for the purpose of widening, deepening, sloping. improving or protecting the stream or drainage course.

170.17 EROSION CONTROL (DESIGN STANDARDS). Methods for controlling soil erosion shall be in accordance with current Iowa Department of Natural Resources Standards and requirements of NPDES permit.

170.18 PLANNED DEVELOPMENTS.

1. Purpose. The purpose of this provision is to permit and encourage subdivider's to utilize imaginative and innovative concepts in the design, layout and development of subdivisions.
2. Intent. It is not the intent of this provision to lessen the number, size, extent, or type of improvements required by this chapter, but to permit the reasonable and necessary modification of the requirements in order to allow development of subdivisions which do not utilize a conventional layout for blocks, lots, streets and other features. It is the intent of this provision that any such modification or change in requirements be in harmony with the spirit of this chapter.
3. Procedure. The procedure for the submission and approval of plats for planned developments shall be the same as for other plats as set forth elsewhere in this chapter.

170.19 SANITARY SEWERS. The subdivider shall at the subdivider's expense provide the subdivision with a complete sanitary sewer system including all necessary pumping stations, force mains, pumping equipment and other appurtenances. which shall connect with a sanitary sewer outlet or treatment facility approved by the Council. The sewers shall extend to the subdivision boundaries as necessary to provide for the extension of the sewers by adjacent property. Where sewers in excess of fifteen (15) inches in diameter are required, the additional cost shall be borne by the City.

170.20 PROHIBITED DISCHARGE. No storm water, surface water, ground water, roof runoff, swimming pool, subsurface drainage, cooling water or unpolluted water shall be discharged into the City sanitary sewer system. Any such discharge into the City sanitary sewer system shall be deemed a public nuisance and a municipal infraction.

170.21 STORM DRAINS.

1. The subdivider shall, at the subdivider's expense, provide the subdivision with adequate drains, ditches, culverts, complete bridges, storm sewers, intakes and manholes to provide the collection and removal of all surface waters. These improvements shall extend to the boundaries of the subdivision so as to provide for extension by adjoining properties. Where oversize storm sewers or drainage structures are required to serve other areas of the watershed, the additional cost shall be borne by the developer.
2. The subdivider shall, at the subdivider's expense, provide the subdivision with a storm sewer system to adequately handle a five (5) year rain storm. The system shall include culverts, ditches, intakes, manholes, or any structure deemed necessary. All such structures shall meet the City of Indianola Standard Specifications. In addition, the subdivider shall, at the subdivider's expense, provide the subdivision with overland drainage courses and easements to adequately handle storm water in excess of a five (5) year rain storm and up to a 100-year rain storm. For any subdivision containing new streets, the system shall be designed by a licensed engineer registered to practice in the State of Iowa.
    A. Each lot shall be provided with minimum six (6) inch diameter storm sewer service line that is a minimum of four (4) feet below ground level, stubbed to the property line, unless the Director of Community Development determines that sump lines can be taken to an existing overland drainage area. The sump pump line shall be a minimum of one and a half (1½) inches in diameter.
    B. The storm sewer system line shall be made of reinforced concrete pipe or polyvinyl chloride (PVC) pipe. The sump pump lines shall be made of PVC, PVC Truss, or PVC corrugated pipe. All structures shall be built in accordance with City of Indianola Standard Construction Specifications for Subdivisions.
    C. The storm sewer system shall be large enough to provide for anticipated extension of use to serve additional areas, as set out in Indianola Comprehensive Plan.
    D. Storm sewer service lines shall be connected to the City storm sewer system at intakes, manholes, or directly into the City storm sewer pipe. Tapping storm sewer service lines into the City storm sewers shall be by using approved methods.

Should it not be possible to install a storm sewer service, as described above, alternate plans may be submitted for review by the City's consulting engineer and City staff.

170.22 WATER. The subdivider shall at the subdivider's expense provide the subdivision with a complete water main supply system including hydrants, valves and other appurtenances which shall be extended into and through the subdivision to the boundary lines, and which shall provide a water connection for each lot and shall be connected to the City water system. Fire hydrants shall be uniform throughout the subdivision and shall meet the standards and design approved by the Utilities Board of Trustees. Where water mains in excess of eight (8) inches are required, the additional cost shall be borne by the City if the area is zoned R-2 or R-3. If at the time the main is to be installed the area in question is zoned R-4, any commercial or any industrial classification, the subdivider may be required to put in a water main in excess of eight (8) inches at the subdivider's own expense. Whether the City shall pay a portion of the additional cost shall be discretionary with the Board of Trustees. Water mains shall extend to the boundaries of the subdivision so as to provide for extension by adjoining properties.

170.23 SIDEWALKS. The subdivider, developer or owner of the lot shall at their expense provide a four-foot wide concrete sidewalk along each lot frontage prior to the occupancy of the structure on the lot except as otherwise provided herein. In commercial or industrial areas where it can be demonstrated that there will be limited or no need for sidewalks, the Council may waive or modify the requirement for the installation of sidewalks after review and report from the Commission. The Council may waive the sidewalk requirement on cul-de-sacs. Any such waiver shall not be acted upon until the Council has received the recommendation of the Commission.

170.24 MARKERS. The subdivider shall at the subdivider's expense place an iron rod not less than one-half inch in diameter and twenty-four (24) inches in length as follows:

1. Set in concrete three (3) feet deep at the intersection of all lines forming angles in the boundary of the subdivision, and at all street intersections.
2. At lot corners and changes in direction of block and lot boundaries.

170.25 GRADING. The subdivider shall at the subdivider's expense bring all streets and alleys with the platted area which are being dedicated for public use to the grade approved by the Council.

170.26 CURB AND GUTTER. The subdivider shall at the subdivider's expense install curb and gutter on all streets in the plat being dedicated for public use. Curb and gutter shall be constructed of Portland cement concrete in accordance with designs and specifications and at grades approved by the Council.

170.27 EROSION CONTROL (REQUIRED IMPROVEMENTS). The subdivider shall be responsible for controlling soil erosion and surface water runoff within the subdivision during its construction and development and shall provide erosion and runoff control measures as work progresses on site grading, the installation of sewers or other improvements or phases of work. Insofar as practical, erosion control measures shall be undertaken prior to any other development within the subdivision which will contribute to runoff or erosion.

170.28 SURFACING. The subdivider shall at the subdivider's expense surface all streets being dedicated for public use from curb to curb. Surfacing shall consist of not less than six (6) inches of Portland cement concrete over a prepared subgrade and shall be constructed in accordance with designs and specifications and at grades approved by the Council. Where a surface width in excess of thirty-one (31) feet is required, the cost of the additional surface width, which shall be assumed to be the center portion of the roadway surface, shall be paid by the City. On collector and thoroughfare streets where a higher standard than is herein required or a thickness of greater than eight (8) inches is deemed necessary by the Council, the additional cost shall be borne by the City. Where unimproved street right-of-way exists the owner or developer at the owner's or developer's own expense shall improve such right-of-way as required by this section for the entire width of the lot or lots (or for the entire width and the length of the lot or lots in the case of lot or lots bordered by more than one street) prior to or contemporaneous with the development of the lot or lots. The owner or developer shall also improve all other portions of unimproved street right of way serving such areas.

170.29 SPECIFICATIONS. The type of construction, the materials, the methods, the standards of subdivision improvements and the maintenance bonds shall be in accordance with the specifications found in a bound volume which is entitled Iowa Statewide Urban Design and Specification for Public Improvements which is on file in the Clerk's office. The Council may from time to time amend by resolution the standard construction specifications for subdivisions found in the volume. The Clerk shall keep a record of all amendments made to the specifications. Plans and specifications for subdivisions shall be submitted to the Community Development for approval prior to construction, and construction shall not be started until the plans and specifications have been approved.

170.30 APPROVAL OF PLANS AND SPECIFICATIONS. The approval of plans and specifications relative to improvements required by this chapter shall be effective for a period of two (2) years after the approval. If the required improvements are not in place and accepted by the City within the times specified, the approval shall lapse, and construction shall not be started and construction under way shall cease until resubmitted plans and specifications have been approved. The City shall have the right, at the time of the new request for approval, to require the subdivider to use the type of construction, the materials, the methods and standard of subdivision improvements equal to the specifications of the City for like work which are in effect at that time. The City may also require that the subdivider comply with any amended ordinance or ordinances relative to improvements under this chapter or any successor chapter relative to subdivision improvements which have been adopted between the time of initial approval and the renewed approval as herein required. The reapproval as required by this section specifically applies only to the plans and specifications relative to subdivision improvements and has no application as to lot sizes, setbacks, lot boundaries, street location or other platting requirements which shall be final on Council approval unless changed by some other method permitted by law.

170.31 INSPECTION. The subdivider or developer shall cause the installation of all improvements to be inspected to ensure compliance with the requirements of this chapter. The cost of the inspection shall be borne by the subdivider or developer. All inspection reports and certificates of compliance shall be filed with the Clerk before any improvements are accepted by the Council. Before accepting any portion of paving, storm water improvement or sanitary sewer system and maintenance thereof which has been constructed under the provisions of Sections 170.19 and Section 170.29 above, the Council reserves the right to have all mains within the sewer system to be dedicated, televised in order to determine whether they have been properly constructed. The televising shall be at the expense of the subdivider or party making the dedication.

170.32 ACCEPTANCE. All of the improvements required in this chapter under Sections 170.19 through 170.28 shall, upon their completion, inspection, approval and acceptance by the City of Indianola, become the property of the City.

170.33 ELECTRIC SERVICE. The City, by and through Indianola Municipal Utilities, shall extend electric service to the subdivision and shall make electric service available to each lot in the subdivision that is within Indianola Municipal Utilities' assigned area of service pursuant to Iowa Code Chapter 476. The City, by and through Indianola Municipal Utilities, shall install street lighting that is within Indianola Municipal Utilities' assigned area of service pursuant to Iowa Code Chapter 476 to current Indianola Municipal Utilities' standards and specifications. In residential subdivisions, all electric lines, including individual house service lines installed by the owner or developer, shall be placed underground.

170.34 CHARGE FOR INSTALLATION OF ELECTRICAL SERVICE. The City, by and through Indianola Municipal Utilities, reserves the right to make a reasonable charge to be paid by the developer, builder or owner for any service extended as provided by Section 170.33 above. Said charges may be changed from time to time, but shall be in accordance with a schedule of charges set by the Indianola Municipal Utilities Board of Trustees

170.37 VARIANCES. Where the strict application of standards or requirements established by this chapter would cause substantial hardship or impose unreasonable restrictions on the development of a tract of land because of natural or physical conditions or limitations not created by the owner or developer, the Commission may recommend and the Council may grant such variances from these standards or requirements as may be necessary to permit the reasonable development of the land while preserving the intent of this chapter.

170.38 ENFORCEMENT. In addition to other remedies and penalties prescribed by law, the provisions of this chapter shall not be violated subject to the following:

1. No plat of survey, plat or subdivision in the City or within two (2) miles thereof shall be recorded or filed with the County Auditor or County Recorder, nor shall any plat or subdivision have any validity until it complies with the provisions of this chapter and has been approved by the Council as prescribed herein.
2. No more than two (2) building permits for principal structures issued for each separate tract existing at the effective date of this chapter unless the tract shall have been platted in accordance with the provisions contained herein except planned multiple-family, commercial or industrial complexes under a common ownership and constructed in accordance with an overall site development plan.
3. No public improvements over which the Council has control shall be made with City funds, nor shall any City funds be expended for street maintenance, street improvements, or other services in any area that has been subdivided after the adoption of the regulations in this chapter unless such subdivision and streets have been approved in accordance with the provisions of this chapter and the street accepted by the Council as a public street.
4. Any persons who shall dispose of or offer for sale or lease any lots in the City, addition thereto, or within one mile thereof until the plat shall have been approved, acknowledged and recorded as provided by this chapter and Chapter 354, Code of Iowa, shall forfeit and pay fifty dollars ($50.00) for each lot or part thereof sold, disposed of, leased, or offered for sale.
5. No occupancy compliance certificate required by the Zoning Ordinance shall be issued until and unless all improvements required by this chapter have been made in accordance with the City's plans and specifications and accepted by the Council or as may otherwise be provided for elsewhere in this chapter.

ANALYSIS

The preliminary plat submitted creates 19 single-family lots which will all be accessed by new, internal streets. East Girard Avenue will be extended to the east of North 15th Street, where it will be stubbed in at the east side of this development. North 17th Street will be continued north where it will terminate in a "t" intersection with East Girard Avenue. This plat also creates two (2) outlots; one that will be located at the northeast corner of the intersection of East Girard Avenue and North 15th Street, and will be used for stormwater management and another that will be approximately 9.5 acres in size, located south of East Iowa Avenue and east of North 15th Street, and be reserved for a future development. This proposed single-family development provides an average density of about 3.41 units per acre.

Staff has reviewed the plat as to its conformance to the regulations listed herein. Snyder and Associates has also provided professional assistance regarding the drainage review of this site. Additionally, construction documents have also been submitted by the developer for this site and are currently under review. All review comments pertaining to the preliminary plat have been satisfied.

Letters were mailed to property owners within 200 feet of this property on April 30, 2021.

ALTERNATIVES

The City of Indianola Planning and Zoning Commission may consider the following alternatives:

1) The City of Indianola Planning and Zoning Commission recommends the preliminary plat be approved, as submitted.
2) The City of Indianola Planning and Zoning Commission recommends the preliminary plat be approved, with conditions.
3) The City of Indianola Planning and Zoning Commission recommends the preliminary plat be denied.
4) The City of Indianola Planning and Zoning Commission remands preliminary plat, back to the applicant and/or staff for further review and/or modifications and directs staff to place this item on a future Planning and Zoning agenda.

RECOMMENDATION

Staff recommends that the City of Indianola Planning and Zoning Commission move alternative 1, recommending the preliminary plat be approved, as submitted.

LAND DIVISION APPLICATION

Community Development
110 North 1st Street, Indianola, Iowa 50125-0299
(515) 961-9430 • comdev@indianolaiowa.gov

PROPERTY OWNER

(Last Name) Diligent Prairie Glynn LLC
(First Name) _____
(Address) 12119 Stratford Dr - Ste B
(City) Clive (State) Ia (Zip) 50325
(Phone) 515-309-0705 (Email) Mark@frostdevelopment.com

APPLICANT (if not Property Owner)

(Last Name) _____
(First Name) Same
(Address) _____
(City) _____ (State) _____ (Zip) _____
(Phone) _____ (Email) _____

☐ PLAT OF SURVEY

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☐ Completed Application
- ☐ Filing Fee: $75 per request
- ☐ Proposed plat of survey (hard copy)
- ☐ Proposed plat of survey (electronic copy)
- ☐ Legal description (electronic in word format)
- ☐ Other Information as required by Director

☒ PRELIMINARY PLAT

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☐ Completed Application
- ☐ Filing Fee: $250, plus $10.00 for each lot in excess of 10 lots, land plus Outside Engineering Costs
- ☐ Proposed preliminary plat (hard copy)
- ☒ Proposed preliminary plat (electronic copy)
- ☒ Legal description (electronic in word format)
- ☒ All items as required by Section 170.09 of the Code of Ordinances of Indianola, Iowa
- ☐ Other Information as required by Director

☐ FINAL PLAT

Submittal Requirements:

All submittal requirements must be completed. Incomplete applications will not be considered

- ☐ Completed Application
- ☐ Filing Fee: $150, plus $10.00 for each lot in excess of 10 lots, land plus Outside Engineering Costs
- ☐ Proposed plat of survey (hard copy)
- ☐ Proposed plat of survey (electronic copy)
- ☐ Legal description (electronic in word format)
- ☐ All items as required by Section 170.10 of the Code of Ordinances of Indianola, Iowa
- ☐ Other Information as required by Director

I certify that the information and exhibits submitted are true and correct to the best of my knowledge and that in filing this application I am acting with the knowledge, consent and authority of the owner(s) of the property. Pursuant to said authority, I hereby permit City officials to enter upon the property for the purpose of inspection related to this application.

Signature _____

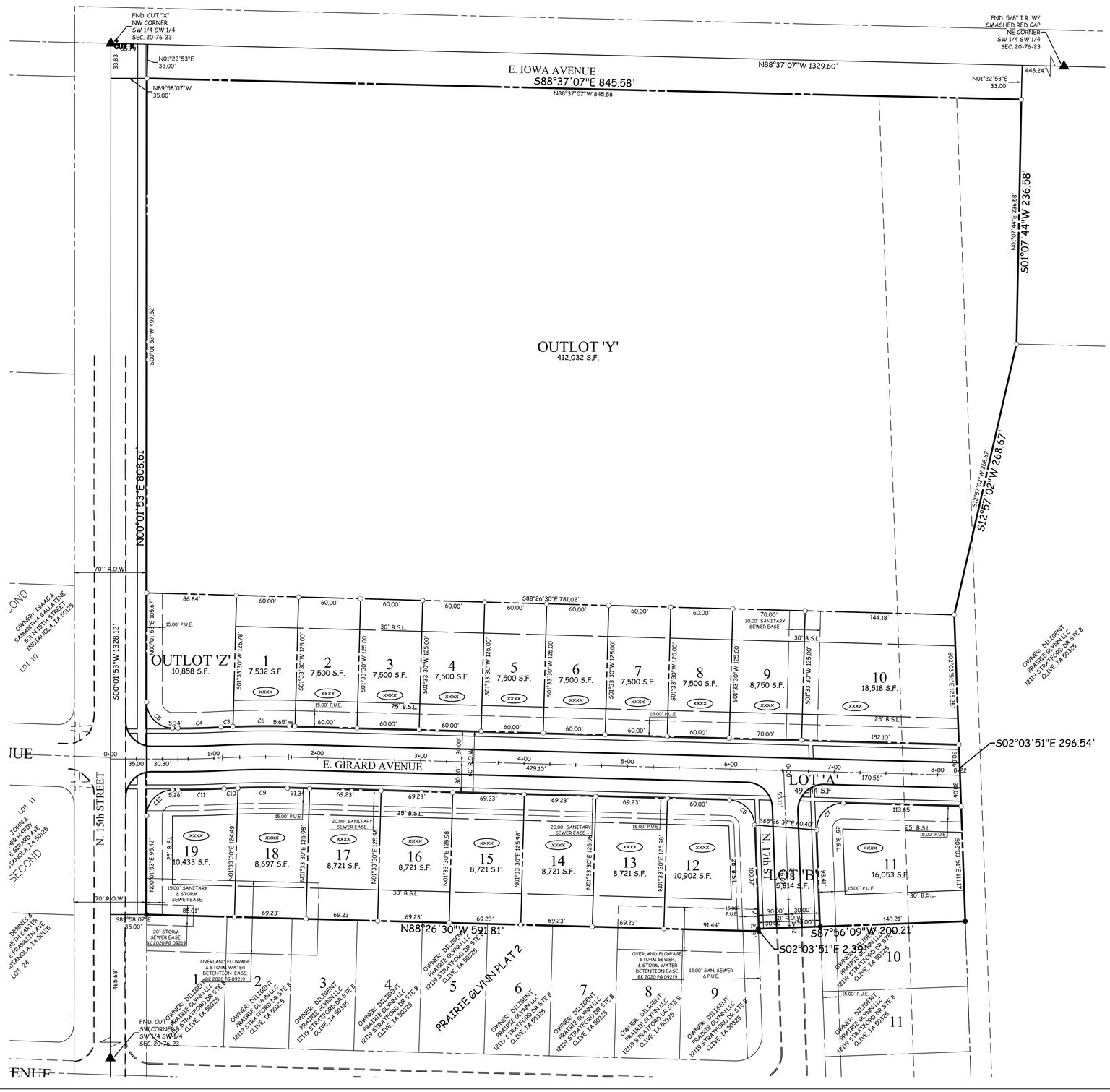
Name (printed) Mark W. Frost **Date** 10/19/20

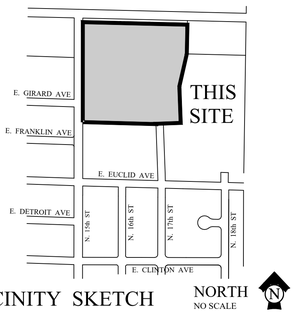
FOR OFFICE USE ONLY: Code to 45685 (prelim & final) Code to 45686 (plat of survey)

Date Received: _____
Receipt No: _____
Receipt Amount: _____

INDEX LEGEND

LOCATION : SW 1/4 W 1/4 SEC. 20-76-23
REQUESTOR: DILIGENT GLYNN LLC
PROPRIETOR: DILIGENT GLYNN LLC
SURVEYOR: KEVEN J. CRAWFORD
SURVEYOR COMPANY: COOPER CRAWFORD & ASSOCIATES
475 S 50th ST., STE. 800,
WDM, IA 50023
RETURN TO : KEVEN J. CRAWFORD





VICINITY SKETCH

NOTES

1. LOT A AND LOT 8, TO BE DEDICATED TO THE CITY FOR USE AS PUBLIC STREETS AFTER PLAT APPROVAL AND IN CONJUNCTION WITH PLAT RECORDING.
2. INSTALLATION OF PUBLIC SIDEWALK TO OCCUR AT THE TIME OF INDIVIDUAL LOT DEVELOPMENT. SIDEWALKS ARE REQUIRED ON BOTH SIDES OF THE STREET. 8' PUBLIC TRAIL ALONG NORTH 15TH STREET ADJACENT TO LOT 19 AND OUTLOT 'Z' WILL BE IN INSTALLED WITH THE PUBLIC IMPROVEMENTS FOR THE SUBDIVISION. TRAIL ADJACENT TO OUTLOT 'Y' WILL BE INSTALLED AT THE TIME THAT PARCEL DEVELOPS.
3. THIS PLAT HAS AN ERROR OF CLOSURE OF LESS THAN 1 IN 10,000.
4. EACH LOT IN THIS PLAT HAS AN ERROR OF CLOSURE OF LESS THAN 1 IN 5,000.
5. ALL LOT CORNERS SHALL BE SET WITHIN ONE YEAR OF RECORDING.
6. BEARINGS BASED ON AN ASSUMED BEARING.
7. M.P.E.'S SHOWN ON THE PLAT ARE CERTIFIED BY BRAD COOPER, PROJECT ENGINEER.
8. UTILITY EASEMENTS SHALL CONVEY TO THE CITY, ITS SUCCESSORS AND ASSIGNS, THE PERPETUAL RIGHT WITHIN THE AREAS SHOWN ON THE PLAT AND DESCRIBED IN THE EASEMENT, TO CONSTRUCT, RECONSTRUCT, OPERATE AND MAINTAIN ELECTRIC LINES CONSISTING OF POLES, WIRES, CABLES, CONDUITS, FIXTURES, ANCHORS AND OTHER SIMILAR EQUIPMENT, INCLUDING THE RIGHT TO TRIM OR REMOVE TREES WITHIN SUCH AREAS WHERE NECESSARY TO SECURE A CLEARANCE OF 4 FEET FROM THE WIRES OR POLES, TOGETHER WITH THE RIGHT TO EXTEND TO ANY TELEPHONE, TELEGRAPH, ELECTRIC OR POWER COMPANY, THE RIGHT TO USE SEPARATELY OR JOINTLY WITH THE CITY, THE AREAS INCLUDED IN THE EASEMENT FOR THE PURPOSES ABOVE ENUMERATED.
9. PAVING ON E. GIRARD AVENUE IS INTEND TO GO TO THE PLAT BOUNDARY.

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C3	000°48'43"	830.00	11.76	5.88	11.76	S87°23'51"W
C4	003°04'43"	770.00	41.37	20.69	41.37	S88°31'52"W
C5	089°57'40"	25.00	39.25	24.98	35.34	N44°56'57"W
C6	003°45'17"	830.00	54.39	27.21	54.38	S89°40'52"W
C7	093°37'21"	25.00	40.85	26.63	36.46	N44°44'49"E
C8	086°22'39"	25.00	37.69	23.47	34.22	S45°15'11"E
C9	003°33'57"	770.00	47.92	23.97	47.91	N89°46'32"E
C10	001°00'03"	770.00	13.45	6.73	13.45	N87°29'31"E
C11	003°04'43"	830.00	44.60	22.30	44.59	N88°31'52"E
C12	090°02'20"	25.00	39.29	25.02	35.37	N45°03'03"E

PRELIMINARY PLAT

PRAIRIE GLYNN PLAT 3

OWNER / DEVELOPER

DILIGENT GLYNN LLC
12119 STRATFORD DR.
CLIVE, IA 50325
515-309-0705

ZONING

R3 - MIXED RESIDENTIAL

SETBACKS

FRONT YARD: 25'
REAR YARD: 30'
SIDE YARD: 16' TOTAL, 8' MIN.

UTILITIES

SANITARY SEWER - CITY OF INDIANOLA
WATER - INDIANOLA MUNICIPAL UTILITIES

LEGAL DESCRIPTION

A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 76 NORTH, RANGE 23 WEST OF THE 5TH P.M., THE CITY OF INDIANOLA, WARREN COUNTY, IOWA, THAT IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 76 NORTH, RANGE 23 WEST OF THE 5TH P.M.; THENCE N00°01'53"E, 485.68 FEET ALONG THE WEST LINE OF SAID SECTION 20; THENCE S89°58'07"E, 35.00 FEET TO THE POINT OF BEGINNING, SAID POINT ALSO BEING THE NORTHWEST CORNER OF PRAIRIE GLYNN PLAT1, AN OFFICIAL PLAT, CITY OF INDIANOLA, WARREN COUNTY, IOWA; THENCE N00°01'35"E, 808.61 FEET ALONG THE EAST RIGHT OF WAY LINE OF NORTH 15TH STREET, AS ITS PRESENTLY ESTABLISHED, TO THE SOUTH RIGHT OF WAY LINE OF EAST IOWA AVENUE, AS ITS PRESENTLY ESTABLISHED; THENCE S88°37'07"E, 845.58 FEET ALONG SAID SOUTH RIGHT OF WAY LINE; THENCE S01°07'44"W, 236.58 FEET; THENCE S12°57'02"W, 268.67 FEET; THENCE S02°03'51"E, 296.54 FEET TO THE NORTHEAST CORNER OF SAID PRAIRIE GLYNN PLAT 2; THENCE S87°56'09"W, 200.21 FEET ALONG THE NORTH LINE OF SAID PLAT; THENCE S02°03'51"E, 2.39 FEET ALONG THE NORTH LINE OF SAID PLAT; THENCE N88°26'30"W, 591.81 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS 15.035 ACRES MORE OR LESS.

SAID TRACT OF LAND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- ST 18" STORM SEWER & SIZE
- SAN 8" SANITARY SEWER & SIZE
- W 8" WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- F.E.S.
- 990 EXISTING CONTOURS
- 990 PROPOSED CONTOURS
- SILT FENCE OR APPROVED FILTRATION SOCK

CERTIFICATIONS

LICENSED PROFESSIONAL ENGINEER — BRADLEY R. COOPER 12980 — IOWA

I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF IOWA.

BRADLEY R. COOPER, IOWA LICENSE NO. 12980
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2021

PAGES OR SHEETS COVERED BY THIS SEAL:
SHEETS 1-3

LICENSED PROFESSIONAL LAND SURVEYOR — KEVEN J. CRAWFORD 13156 — IOWA

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

KEVEN J. CRAWFORD, PLS IOWA LICENSE NO. 13156
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2020

PAGES OR SHEETS COVERED BY THIS SEAL:
SHEETS 1-3

COOPER CRAWFORD & ASSOCIATES, L.L.C.
CIVIL ENGINEERS
475 S. 50th STREET, SUITE 800, WEST DES MOINES, IOWA 50265
PHONE: (515) 224-1344 FAX: (515) 224-1345

IOWA ONE-CALL 800-292-8989 TWO-FREE CALL- BEFORE- YOU- DIG

DATE: 1-25-2021
REVISIONS: 04-13-2021

SCALE: 1"=40'

JOB NUMBER CC 2295

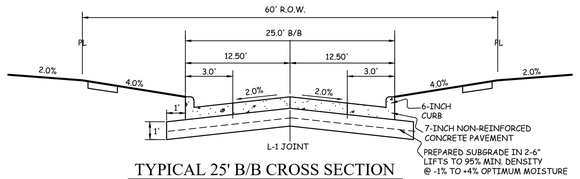
APPROVED: (X-X-2003) INITIALED: XXX AS-BUILT: (X-X-2003)

PRELIMINARY PLAT
PRAIRIE GLYNN PLAT 3

SHEET 1 of 2

PRELIMINARY PLAT

PRAIRIE GLYNN PLAT 3



TYPICAL 25' B/B CROSS SECTION

NO SCALE

E. IOWA AVENUE

S88°37'07"E 845.58'

S01°07'44"W 236.58'

S12°57'02"W 268.67'

S02°03'51"E 296.54'

S02°03'51"E 2.39'

S87°56'09"W 200.21'

N88°26'30"W 591.81'

N00°01'53"E 808.61'

S00°01'53"W 1328.12'

OUTLOT 'Y'
412,032 S.F.

OUTLOT 'Z'
10,858 S.F.

LOT 'A'
49,248 S.F.

LOT 'B'
5,814 S.F.

E. GIRARD AVENUE

N. 15th STREET

70' R.O.W.

60' R.O.W.

30' R.O.W.

TELEPHONE RISER

ELECTRIC TRANSFORMER

EX. VAULT (RELOCATE)

15.00' P.U.E.

25' B.S.L.

30' B.S.L.

20.00' SANITARY SEWER EASE.

30.00' SANITARY SEWER EASE.

15.00' SANITARY & STORM SEWER EASE.

30' STORM SEWER EASE BK 2020 PG 09219

OVERLAND FLOWAGE & STORM WATER DETENTION EASE. BK 2020 PG 09219

OVERLAND FLOWAGE, STORM SEWER, & STORM WATER DETENTION EASE. BK 2080 PG 09219

15.00' SAN. SEWER & P.U.E.

PIPELINE

PIPELINE

PIPELINE

SAN

SAN

W

W

LP

LP

CCR1

CCR2

1 7,342 S.F.
2 7,500 S.F.
3 7,500 S.F.
4 7,500 S.F.
5 7,500 S.F.
6 7,500 S.F.
7 7,500 S.F.
8 7,500 S.F.
9 8,750 S.F.
10 18,518 S.F.
11 10,053 S.F.
12 10,902 S.F.
13 8,721 S.F.
14 8,721 S.F.
15 8,721 S.F.
16 8,721 S.F.
17 8,721 S.F.
18 8,697 S.F.
19 10,433 S.F.

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- ST 18" STORM SEWER & SIZE
- SAN 8" SANITARY SEWER & SIZE
- W 8" WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- F.E.S.
- 990 EXISTING CONTOURS
- 990 PROPOSED CONTOURS
- SILT FENCE OR APPROVED FILTRATION SOCK

IOWA ONE-CALL
800-292-8989
TOLL FREE
CALL BEFORE YOU DIG

COOPER CRAWFORD
& ASSOCIATES, L.L.C.
CIVIL ENGINEERS
475 S. 50th STREET, SUITE 800, WEST DES MOINES, IOWA 50265
PHONE: (515) 224-1344 FAX: (515) 245-1345

DATE: 1-25-2021
REVISIONS: 04-13-2021

0 20 40
SCALE: 1"=40'

APPROVED: (X-X-2003) INITIALED: XXX AS-BUILT: (X-X-2003)

JOB NUMBER
CC 2295

PRELIMINARY PLAT
PRAIRIE GLYNN PLAT 3

SHEET 2 OF 2

253

RESOLUTION NO. 2021-_____

RESOLUTION APPROVING THE PRELIMINARY PLAT FOR PRAIRIE GLYNN PLAT 3

WHEREAS, on May 11, 2021 the Planning and Zoning Commission met to consider a request for approval of a Preliminary Plat for Prairie Glynn Plat 3 for the following described real property:

A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 76 NORTH, RANGE 23 WEST OF THE 5TH P.M., THE CITY OF INDIANOLA, WARREN COUNTY, IOWA, THAT IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 20, TOWNSHIP 76 NORTH, RANGE 23 WEST OF THE 5TH P.M.; THENCE N00°01'53"E, 485.68 FEET ALONG THE WEST LINE OF SAID SECTION 20; THENCE S89°58'07"E, 35.00 FEET TO THE POINT OF BEGINNING, SAID POINT ALSO BEING THE NORTHWEST CORNER OF PRAIRIE GLYNN PLAT1, AN OFFICIAL PLAT, CITY OF INDIANOLA, WARREN COUNTY, IOWA; THENCE N00°01'35"E, 808.61 FEET ALONG THE EAST RIGHT OF WAY LINE OF NORTH 15TH STREET, AS ITS PRESENTLY ESTABLISHED, TO THE SOUTH RIGHT OF WAY LINE OF EAST IOWA AVENUE, AS ITS PRESENTLY ESTABLISHED; THENCE S88°37'07"E, 845.58 FEET ALONG SAID SOUTH RIGHT OF WAY LINE; THENCE S01°07'44"W, 236.58 FEET; THENCE S12°57'02"W, 268.67 FEET; THENCE S02°03'51"E, 296.54 FEET TO THE NORTHEAST CORNER OF SAID PRAIRIE GLYNN PLAT 2; THENCE S87°56'09"W, 200.21 FEET ALONG THE NORTH LINE OF SAID PLAT; THENCE S02°03'51"E, 2.39 FEET ALONG THE NORTH LINE OF SAID PLAT; THENCE N88°26'30"W, 591.81 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 15.035 ACRES MORE OR LESS. SAID TRACT OF LAND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD; and,

WHEREAS, the Planning and Zoning Commission does recommend approval of Preliminary Plat for Prairie Glynn Plat 3; and,

WHEREAS, the City Council has reviewed the request and heard comments from the developer and the public; and,

WHEREAS, the City Council has determined that the Preliminary Plat meets the requirements as set out in the Municipal Code and should be approved.

NOW, THEREFORE, BE IT RESOLVED, the City Council of the City of Indianola, Iowa having considered the recommendations of the Planning and Zoning Commission, the requirements of the Municipal Code and the comments from the developer and the public, deems it appropriate to approve the Preliminary Plat for Prairie Glynn Plat 3.

APPROVED this 17th day of May 2021.

_____
Pam Pepper, Mayor

ATTEST:

_____
Andrew J. Lent, City Clerk

Information

Subject

Receive and file correspondence from April 30 and May 7, 2021 weekly updates from City Manager, Ryan Waller.

Information

Simple motion is in order.

Attachments

Weekly Update 0430
Weekly Update 0507

Jackie Raffety

From: Ryan Waller
Sent: Friday, April 30, 2021 4:31 PM
To: Ryan Waller
Subject: Waller's Weekly 4.30.21

Good afternoon, all.

I hope this finds everyone well. Below is this week's update email. If you have any questions, please feel free to call (961-9410) or email me.

Have a great weekend!

Ryan

Ryan J. Waller
City Manager
rwaller@indianolaiowa.gov
p: 515.962.5274
110 N. 1st Street – Indianola, Iowa 50125

May 3 City Council Meeting

The City Council will meet on Monday, May 3 for its regular meeting. The agenda and comprehensive meeting materials are available on the City's website (linked below). The meetings are aired live via the City's YouTube Channel and a Zoom Webinar (links and login information may be found in the meeting packet).

Agenda Center (LINK)

City Buildings Tour

The public is invited to tour the Library (207 N B Street) and Fire and Police Station/City Hall (110 N 1st Street) on Tuesday, May 11. These facilities will be open for tours from 6:00 p.m. until 8:00 p.m. Those unable to attend may virtually tour these facilities via the link below or call 961-9410 to schedule an in-person tour at a later date.

Virtual Tour (LINK)

Two-Way Traffic on May 17

On Monday, May 17 the current one-way traffic on Howard and Buxton Streets, as well as on all sides of the Square, will change to two-way traffic. As a part of the conversion, new all-way stop signs will be installed at three different intersections:

- Howard Street and Clinton Avenue;
- Iowa Avenue and Howard Street; and
- Iowa Avenue and Buxton Street.

Installation of signage has already begun, and they will be covered until the effective date (May 17). Temporary informational signs will be displayed after May 4 to notify the motorists about the upcoming conversion. For more information, please visit the link below.

Two-way Traffic Conversion (LINK)

Development Code Updates Public Input Meeting

The City hosted a virtual public input meeting on Thursday, April 29 regarding proposed updates to the City's zoning (Chapter 165) and site plan (Chapter 166) regulations. A recording from the meeting may be viewed via the link provided below. The proposed updates seek to implement various measures in the City's Comprehensive Master Plan (*Elevate Indianola*), which was adopted in May 2020.

Watch the Public Input Meeting (LINK)

East Iowa Avenue Project

Construction on this important economic development project began on March 22. The contractor is nearing completion of underground work (installation of sanitary sewer, storm sewer, and water main). Grading operations will follow once underground work is completed. During the grading, the contractor will begin shaping the existing rural section with ditches into an urban corridor with both a sidewalk and trail. The project scope includes the extension of utilities, improved pedestrian connectivity, and the paving of the gravel portion of East Iowa Avenue,

from 15th Street to approximately 0.25 miles east of 15th Street. The total construction cost is $ 914,143.50, with half of this cost funded by a Federal Economic Development Grant. This project has a completion date of September 30, 2021 and must be substantially completed before July 27, 2021 in advance of the National Balloon Classic.

Infrastructure Repair Work

This week, Streets Division Staff completed the following infrastructure-related work:

- Graded more than 20 miles of gravels roadways and alleys (required 40 hours of labor);
- Patched potholes (required 96 hours of labor and 6,200 pounds of cold mix asphalt);
- Continued street sweeping operations resulting in 318 miles of roadway being clean (required 123 hours of labor);
- Repaired four different storm sewer intakes (required 40 hours of labor and 6 cubic yards of concrete); and
- Repaired the pavement surface at five different locations (required 132 hours of labor and 56 cubic yards of concrete).

Thank you to the crews for their hard work!

Brush Facility & Other Disposal Services

This week was a busy one at the City's Brush Facility. Thank you to all the residents who participated in the drop-off events on April 24 and 29. In total, 300 residents disposed of 224 large appliances, 260 small appliances, and 117 televisions. For the hazardous waste disposal program, a total of 91 residents disposed of various types of hazardous waste, mainly: oil-based paints, herbicides, pesticides, fertilizers, garden products, and antifreeze.

Community Development Reports

Attached are the following reports provided by the Community Development Department:

Current Projects Update (PDF)

Of the 15 projects listed, one is awaiting a submittal from the developer, seven are in review, six have been approved and are in construction and one is complete.

2021 Building Permits (PDF)

This week, six building permit applications were received and seven building permits were issued, including four for new single-family dwellings. There are currently 11 building permit applications in review and 51 building permits have been issued year to date.

Code Enforcement (PDF)

There are currently 30 open code enforcement cases (30 code enforcement cases have been opened for the year).

City Council Anticipated Agendas

Below please find links to the documents containing anticipated agenda items for upcoming City Council meetings. These are working drafts. Agendas are published on the City's website the Thursday prior to a scheduled City Council meeting.

Anticipated Draft Agenda – May 17, 2021 (PDF)
Anticipated Draft Agenda – June 7, 2021 (PDF)

Jackie Raffety

From: Jackie Raffety
Sent: Friday, May 7, 2021 3:49 PM
Subject: Waller's Weekly 05.07.21

Good afternoon!
Below is this week's update email. If you have any questions, please call (515-961-9410) or email (rwaller@indianolaiowa.gov).
Have a great weekend!

Jackie Raffety
Deputy City Clerk
City of Indianola
110 N 1st St
Indianola, IA 50125
515-961-9410, option 1
515-962-5240

Two-Way Traffic on May 17

On Monday, May 17 the current one-way traffic on Howard and Buxton Streets, as well as the one block sections of Ashland and Salem on the Square, will change to two-way traffic. As a part of conversion, new all-way stop signs will be installed at three different intersections:

- Howard Street and Clinton Avenue;
- Iowa Avenue and Howard Street; and
- Iowa Avenue and Buxton Street.

Installation of signage has already begun, and they will be covered until the effective date (May 17). Temporary informational signs will be displayed after May 4 to notify the motorists about the upcoming conversion. For more information, please visit the links below.

Two-way Traffic Conversion (LINK)

Timelines & Signage (PDF)

City Buildings Tour

The public is invited to tour the Library (207 N B Street) and Fire and Police Station/City Hall (110 N 1st Street) on Tuesday, May 11. These facilities will be open for tours from 6:00 p.m. until 8:00 p.m. Those unable to attend may virtually tour these facilities via the link below or call 961-9410 to schedule an in-person tour at a later date.

Virtual Tour (LINK)

COVID VACCINE

The COVID vaccine is readily available at area pharmacies, including: HyVee, Medicap, Walgreens, and Walmart. Residents may also receive the vaccine from the Warren County Health Services (advance registration is required and may be done via their website, which is linked below). For more information, please visit the following links or contact Warren County Health Services at 961-1074.

COVID-19 Vaccine FAQ (LINK)

Warren County Health Services (LINK)

Infrastructure Repair Work

This week, Streets Division staff repaired approximately 1,640 square feet of failed pavement on East Clinton Avenue, at its intersection with North 5th Street. This work required approximately 42 cubic yards of concrete and 60 hours of labor. Additionally, in advance of the May 17 two-way conversion, crews installed 40 traffic signs and removed the four brick-columned planters around the Square. Lastly, street sweeping operations continued resulting in more than 48 miles of roadway being cleaned. Thank you to the crews for their hard work!

Planning and Zoning Commission

The Planning and Zoning Commission will hold its monthly meeting on Tuesday, May 11. The agenda packet for this meeting may be accessed on the City's website via the link below.

Planning and Zoning Meeting Packet (LINK)

Community Development Reports

Attached are the following reports provided by the Community Development Department

Current Projects Update (PDF)

Of the 16 projects listed, one is awaiting a submittal from the developer, nine are in review, and six have been approved and are in construction.

2021 Building Permits (PDF)

This week, four building permits were issued, including three for new single-family dwellings. There are currently eight building permit applications in review and 55 building permits have been issued year to date.

Code Enforcement (PDF)

There are currently 27 open code enforcement cases (30 code enforcement cases have been opened for the year).

April Building Permit Report (PDF)

The April 2021 building permit report was issued this week. In April, Community Development issued 23 permits, nine of which were for new dwellings. In comparisons, in April 2020, 17 building permits were issued, six of which were for new dwellings.

City Council Anticipated Agendas

Below please find links to the documents containing anticipated agenda items for upcoming City Council meetings. These are working drafts. Agendas are published on the City's website the Thursday prior to a scheduled City Council meeting.

Anticipated Draft Agenda – May 17, 2021 (PDF)
Anticipated Draft Agenda – June 7, 2021 (PDF)

Information

Subject

Enter into closed session in accordance with Iowa Code Section 21.5 (1)(i) to evaluate the professional competency of an individual whose appointment, hiring, performance, or discharge is being considered when necessary to prevent needless and irreparable injury to that individual's reputation and that individual requests a closed session.

Information

Roll call to enter and exit the closed session is in order.

Attachments

No file(s) attached.