



# REGULAR CITY COUNCIL MEETING

Monday, August 11, 2025 at 5:30 PM

Council Chambers - 331 First Street East

## AGENDA

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### RULES OF PROCEDURE

*Meeting is live-streamed on the Indytel Local Access Channel, YouTube, and Facebook. Per the Rules of Procedure for Conduct of City Council Business, the length of any meeting shall be limited to three (3) hours. This limitation may be extended for any particular meeting by a super majority (two-thirds (5 out of 7)) vote to suspend the rules and extend the meeting by the time required. The Mayor shall be responsible for enforcing this rule.*

### MEETING OPENING

1. Pledge of Allegiance
2. Roll Call
3. Approve the Agenda

*The agenda may be amended to remove items during this time, but no items may be added to the agenda.*

4. Public Comment

*Welcome to Visitors: 5-minute time limitation for speaking, no profanity will be tolerated, and no personal attacks against Council Members or City Staff will be allowed. **The Council is unable to respond or take any action at this time.** Please state your name and address before addressing the Council for the official record.*

### CONSENT AGENDA

5. Accept and Approve Consent Agenda

a. The minutes of the July 28, 2025, regular meeting.

b. Pat's Tap Class C Retail Alcohol License renewal that includes living quarters and outdoor service, with a tentative effective date of September 1, 2025, through August 31, 2026.

***All items listed under the Consent Agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time the Council Votes on the motion.***

### FINANCIALS

6. Approve the Claims
7. Bank Reconciliation – *Information Only*
8. Revenues and Expenses to date – *Information Only*

### PETITIONS FROM THE PUBLIC

9. A Presentation on the Buchanan County Emergency Medical Services (EMS) Essential Service Levy Proposal (Information Only; No Action Required)
10. Resident Request to Discuss Amending City Code Chapter 152.02 – Fence Setback Requirements

### RESOLUTIONS

- [11.](#) Resolution Approving Development Agreement with Indee Storage LLC, Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain Tax Increment Revenues to the Payment of the Agreement
- [12.](#) A Resolution Authorizing the Local Match for the Hazard Mitigation Assistance Program Grant Application
- [13.](#) Resolution to approve Pay Application #3 for the 8th Avenue NW - IPF Area Stormwater Improvements Project

## **REPORTS**

*Reminder to Council that reports is not for group discussion on items not on the agenda. This is the time to give shout-outs to people or groups. If you would like to talk about an item for a future meeting, you can ask for it here but there can not be further discussion on the item as it could lead to an open meeting law violation.*

- [14.](#) PD Monthly Reports
- [15.](#) FD Monthly Reports
- [16.](#) Building Department Monthly Reports
- [17.](#) ILPT Reports
- 18.** Council Members
  
- 19.** Staff/Other
  - City Manager
  - Mayor
  - Other Department Heads / Staff

## **ADJOURNMENT**

This agenda is subject to change.



## CITY COUNCIL CONSENT ITEM A

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The Independence City Council met in regular session in the council chambers at 5:30 p.m., on Monday, July 28, 2025.

OPENING/ROLL CALL

Mayor Bleichner opened the meeting by calling the meeting to order with Council Members Weber, Hanna, Moore, Mayner, Prusator, O’Loughlin, and Jensen in attendance.

This meeting was available for public attendance. The meeting was also broadcast on the local access channel, YouTube, and Facebook.

APPROVE THE AGENDA

Motion by Council Member Prusator, second by Council Member Weber to approve the agenda as presented for the regular meeting held July 28, 2025. Ayes: All.

Mayor Bleichner presented a plaque to Lucynda (Cindy) McCardle for her 40+ years of service with the City of Independence.

CONSENT AGENDA

Motion by Council Member O’Loughlin, second by Council Member Mayner to accept and approve the consent agenda that approves the following: a) The minutes of the July 14, 2025, Regular Meeting. b) Independence Chamber of Commerce Special Class C Retail Alcohol License application with outdoor service with a tentative effective date of August 13, 2025, through August 17, 2025. Ayes: All.

FINANCIALS

Motion by Council Member O’Loughlin, second by Council Member Moore to approve the following bills for payment. Ayes: All.

ACCESS SYSTEMS LEASING	EQUIP CONTRACT-ALL	\$ 1,634.00
ACCO	CHEMICALS-PR	\$ 5,273.54
ACE HARDWARE	SUPPLIES-PR	\$ 176.61
ADP	PAYROLL CHECKS	\$ 142,126.29
ADVANCE AUTO PARTS	SUPPLIES-PD	\$ 8.66
AIR SERVICES INC	SERVICES-F	\$ 295.14
ALTORFER INC	EQUIP MAINT-W	\$ 9,111.00
AMAZON CAPITAL SERVICES	SUPPLIES-CH,F,L,PD,W	\$ 2,337.83
ASPRO INC	SERVICES-W	\$ 2,147.10
ASSURITY LIFE INSURANCE	INSURANCE BENEFIT	\$ 491.10
AVFUEL CORPORATION	MISC EXP-A	\$ 17,841.99
BAKER & TAYLOR ENTERTAINM	BOOKS-L	\$ 859.28
BASEPOINT BUILDING AUTOMT	BLDG MAINT-CH	\$ 262.00
BEAM INSURANCE ADMIN LLC	VSP-BEAM PRETAX	\$ 488.19
BERGMAN, AYDEN	UMPIRE-PR	\$ 360.00
BLACKSTONE PUBLISHING	SUPPLIES-L	\$ 429.97
BODENSTEINER IMPLEMENT 01	VEH REPAIR-A	\$ 92.61
BRODART CO	SUPPLIES-L	\$ 1,580.00
BRUENING ROCK PRODUCTS IN	MATERIALS-W	\$ 4,516.64
BUCHANAN COUNTY AUDITOR	DISPATCH-PD	\$ 103,226.50
BUCHANAN COUNTY ECONOMIC	DUES-CH	\$ 17,585.60
BUCHANAN COUNTY HEALTH CE	AMB SVC-CH	\$ 11,496.42
BULS, JANET L	SERVICES-PR	\$ 533.25
BURCO SALES	EQUIP-PR	\$ 168.60
CARD SERVICES-LIBRARY	MISC EXP-L	\$ 505.76
CARD SERVICES-VISA	MISC EXP-PD,CH	\$ 4,381.84
CENTER POINT LARGE PRINT	SUPPLIES-L	\$ 116.08
CITY LAUNDERING CO INC	BLDG MAINT-PD	\$ 178.80
CMBA ARCHITECTS	SERVICES-PR	\$ 5,100.00



REGULAR MEETING

MONDAY, JULY 28, 2025

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CORNELL, TRISTAN	UMPIRE-PR	\$ 360.00
CY & CHARLEY'S FIRESTONE	SERVICES-PD,ST	\$ 770.23
D & K PRODUCTS	CHEMICALS-PR	\$ 547.50
DANKO EMERGENCY EQUIPMENT	EQUIP-F	\$ 109.58
DECKER SPORTING GOODS	SUPPLIES-PR	\$ 436.00
DEIKE IMPLEMENT COMPANY	EQUIP-PR	\$ 27,794.00
DELTA DENTAL OF IOWA	DENTAL INSURANCE	\$ 4,054.88
DEMCO	SUPPLIES-L	\$ 161.71
DIAMOND VOGEL PAINTS	SUPPLIES-ST	\$ 248.00
DUNLAP MOTORS INC	VEH MAINT-W	\$ 67.91
EAST-CENTRAL IOWA R.E.C.	UTILITY-A,PR,ST,W,CH	\$ 2,346.94
EPIC CLEAN, LLC	BLDG MAINT-L	\$ 1,400.00
ESCHEN'S CLOTHING	UNIFORM-PR,W	\$ 895.33
FAHR BEVERAGE INC	SUPPLIES-PR	\$ 202.25
FAREWAY STORES INC	SUPPLIES-PR	\$ 1,490.15
FERGUSON ENTERPRISES LLC	SUPPLIES-W	\$ 1,593.42
GALLS INC	UNIFORM-PD	\$ 33.59
GENERAL TRAFFIC CONTROLS	EQUIP MAINT-ST	\$ 240.00
HANSEN, WILL	UMPIRE-PR	\$ 360.00
HAWKINS, INC.	CHEMICALS-W	\$ 20.00
HOGAN, BRADY	UMPIRE-PR	\$ 60.00
HUPKE, BEN	UMPIRE-PR	\$ 375.00
HYDRITE CHEMICAL CO	CHEMICALS-W	\$ 1,849.24
HY-VEE ACCOUNTING	SERVICES-PD	\$ 2,825.50
HY-VEE ACCOUNTS RECEIVABLE	SUPPLIES-PR	\$ 317.57
INDEPENDENCE LIGHT & POWE	UTILITIES-ALL	\$ 108,380.77
INDEPENDENCE PLUMBING HEA	SERVICES-PR	\$ 674.51
INDEPENDENCE ROTARY CLUB	DUES-L	\$ 157.00
INRCOG	DUES-CH	\$ 3,274.56
J & R SUPPLY INC	SUPPLIES-W	\$ 11,913.00
JACOBS, MORGAN	REIMBURSE-W	\$ 150.00
JOHN DEERE FINANCIAL	SUPPLIES-ST,PR,W,A	\$ 759.97
KAY PARK REC CORP	SUPPLIES-PR	\$ 2,063.40
KILER, CHASE	UMPIRE-PR	\$ 110.00
KILER, KARL	UMPIRE-PR	\$ 110.00
KLUESNER CONSTRUCTION INC	SERVICES-G	\$ 600.00
KOBLINSKA, BOBBY	UMPIRE-PR	\$ 525.00
LEGALSHIELD	LEGAL/ID BENEFIT	\$ 161.62
LYNCH DALLAS, PC	LEGAL EXP-CH	\$ 2,296.80
MAIN, TIMOTHY E	SERVICES-PR	\$ 1,031.25
MANATT'S INC	CEMENT-W	\$ 2,083.13
MAVERICK POWERSPORTS	EQUIP-PR	\$ 34,904.00
MIDAMERICAN ENERGY COMPAN	UTILITY-CH,L,PD,PR,ST,W	\$ 3,675.39
MIDWEST SAFETY COUNSELORS	SERVICES-W	\$ 265.00
MOODY'S INVESTORS SERVICE	SERVICES-CH	\$ 14,500.00
MORONEY, CREIGHTON	SERVICES-ST	\$ 1,850.00
MSA PROFESSIONAL SERVICES	SERVICES-W	\$ 13,500.00
MYERS POLARIS	VEH REPAIR-W	\$ 196.49
MYERS-COX CO	CONCESSIONS-PR	\$ 2,631.84
NAPA AUTO PARTS	SUPPLIES-PR,ST,W,F,A	\$ 508.59
OFFICE EXPRESS OFFICE PRD	SUPPLIES-ALL	\$ 873.77
OFFICE TOWNE INC	SUPPLIES-W,PR	\$ 340.25
ONE COMMUNITY CONSTRUCTIO	HOME REHAB-CH	\$ 10,000.00
OVERDRIVE INC.	DUES-L	\$ 1,755.36
P & N CORPORATION	FUEL PROFITS-A	\$ 69.15
PALS, KEENAN	UMPIRE-PR	\$ 60.00

REGULAR MEETING

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PECK, KYLE	UMPIRE-PR	\$ 360.00
PENWORTHY COMPANY, THE	BOOKS-L	\$ 332.40
PEPSI-COLA GEN. BOT. IN	SUPPLIES-PR	\$ 2,160.16
PERMA-BOUND	BOOKS-L	\$ 73.05
PORTZEN CONSTRUCTION, INC	EQUIP REPAIR-PR	\$ 700.66
PRINT EXPRESS	SUPPLIES-PR	\$ 137.48
PURCHASE POWER	POSTAGE-CH,W	\$ 929.99
RACOM CORPORATION	EQUIP MAINT-PD	\$ 10,049.25
RJS WELDING LLC	VEH REPAIR-PR	\$ 225.00
RYDELL AUTO GROUP	VEH MAINT-PD	\$ 33.14
S & K COLLECTIBLES	SHIPPING-W	\$ 15.85
SCHIMBERG CO.	SUPPLIES-W	\$ 1,506.58
SENSOURCE	DUES-L	\$ 228.00
SPAHN & ROSE LUMBER COMPA	SUPPLIES-W	\$ 28.68
STAR EQUIPMENT, LTD	EQUIPMENT-W	\$ 56,783.70
STATE FARM	BENEFIT-CH,ST,W	\$ 32.72
STATE HYGIENIC LABORATORY	SERVICES-PR	\$ 14.50
STATE STREET BANK & TRUST	MISSIONSQUARE ICMA RC BENEFIT	\$ 5,481.17
STOREY KENWORTHY - MATT P	SUPPLIES-L	\$ 229.67
STRAND ASSOCIATES	SERVICES-W	\$ 200.00
TASC	FLEX MEDICAL	\$ 1,384.73
THE LIFEGUARD STORE INC.	SUPPLIES-PR	\$ 2,217.00
TRUE VALUE HARDWARE	SUPPLIES-PR,F	\$ 134.42
TUTTON. TIMMY	UMPIRE-PR	\$ 360.00
TWO ZERO SPORTS APPAREL	SUPPLIES-PR	\$ 175.00
USA BLUE BOOK	SUPPLIES-W	\$ 479.62
UTILITY SERVICE CO., INC.	SERVICES-W	\$ 264,444.00
VERIZON WIRELESS	PHONE-F	\$ 7.02
WALMART COMMUNITY	SUPPLIES-W,PR,ST,PD	\$ 727.47
WASTE MANAGEMENT	GARBAGE-PR	\$ 426.17
WBC MECHANICAL INC	EQUIP REPAIR-W	\$ 1,305.03
WEBER, TREY	UMPIRE-PR	\$ 160.00
WELLMARK BCBS	HEALTH BENEFIT	\$ 44,533.93
WYMORE, GAGE	UMPIRE-PR	\$ 300.00
YOUNGBLUT, DAX	UMPIRE-PR	\$ 735.00
ZERO9 SOLUTIONS	UNIFORM-PD	\$ 96.40
ZIMMER & FRANCESCON INC	EQUIP REPAIR-W	\$ 1,320.06

**CLAIMS TOTAL \$999,632.30;** General Fund \$299,316.49; Library \$22,183.31; Hotel/Motel Tax \$17,585.60; Streets Dept-Road Use \$16,214.60; Employee Benefits \$43,559.08; Urban Renewal-LMI Housing \$10,000.00; Cap Outlay Savings/LOST \$82,883.28; Water Fund \$390,579.46; Sewer Utility Fund \$65.34; Storm Water \$65.34.

**REVENUES MONTH TO DATE TOTAL \$3,191,868.00;** General Fund \$204,080.34; Library \$35,052.72; Streets Dept-Road Use \$66,245.82; Employee Benefits \$5,499.11; Tax Increment Financing \$5,034.02; Debt Service \$30,063.40; Debt-Special Assessment \$3,696.80; Cap Project-Street Improvement \$900,000.00; Cap Outlay Savings/LOST \$967,086.18; Cap Project-1<sup>st</sup> St W Recon \$425,000.00; Water Fund \$75,091.22; Water Revenue Bond \$7,737.92; Sewer Utility \$254,734.43; Sewer SRF Sinking Fund \$7,928.42; Storm Water \$10,189.32; Storm Water Projects \$180,000.00; Self Insurance \$14,374.36; Self Insurance-Enterprise \$53.94.

The July 2025 budgeted monthly transfers and the revenues and expenses by department to date were available for council review and discussion.

The Fiscal Year 2025 Outstanding Debt Obligation report was presented to the Council.

**HEARINGS & ORDINANCES**

Council Member Mayner with a motion to approve the first reading of an ordinance creating provisions pertaining to Chapter 121.02 – Permit Required, second by Council Member Weber. Mayor Bleichner stated this was discussed at the July 7<sup>th</sup> Work Session and it involves device retailer permits. Council Member O’Loughlin asked if it

supersedes the requirement stating a permit needs to be obtained? Mayor Bleichner stated this would not allow retailers to sell the devices at all. The roll being called the following Council Members voted: Ayes: Hanna, Moore, Mayner, Prusator, O'Loughlin, Jensen, and Weber. Council Member Moore with a motion that the statutory rule requiring an ordinance to be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, second by Council Member Mayner. The roll being called the following Council Members voted: Ayes: Moore, Mayner, Prusator, O'Loughlin, Jensen, and Weber. Nays: Hanna. Council Member Mayner with a motion to have this ordinance which creates provisions pertaining to Chapter 121.02 – Permit Required, be placed on its final passage for adoption pursuant to Iowa Code Section 380.3 and to authorize the Mayor to sign the ordinance, second by Council Member Moore. The roll being called the following Council Members voted: Ayes: Mayner, Prusator, O'Loughlin, Jensen, Weber, Hanna, and Moore.

**Ordinance adopted and upon approval by Mayor assigned No. 2025-611 in the Official Book of Ordinances.**

Mayor Bleichner stated, pursuant to the agenda, he will now convene a public hearing for on the proposed rezoning request for 319 Social Club. City Clerk/Treasurer Lampe stated no comments were received for the proposed rezoning request. Mayor Bleichner closed the public hearing and stated City Clerk Lampe will note all comments in the record. Council Member Mayner with a motion to approve the first reading of an ordinance that amends provisions pertaining to Chapter 170 – Zoning Regulations, second by Council Member Moore. The roll being called the following Council Members voted: Ayes: Prusator, O'Loughlin, Jensen, Weber, Hanna, Moore, and Mayner. Council Member O'Loughlin with a motion that the statutory rule requiring an ordinance to be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, second by Council Member Mayner. The roll being called the following Council Members voted: Ayes: O'Loughlin, Jensen, Weber, Moore, Mayner, and Prusator. Nays: Hanna. Council Member O'Loughlin with a motion to have this ordinance that amends provisions pertaining to Chapter 170 – Zoning Regulations, be placed on its final passage for adoption pursuant to Iowa Code Section 380.3 and to authorize the Mayor to sign the ordinance, second by Council Member Mayner. The roll being called the following Council Members voted: Ayes: Jensen, Weber, Hanna, Moore, Mayner, Prusator, and O'Loughlin.

**Ordinance adopted and upon approval by Mayor assigned No. 2025-612 in the Official Book of Ordinances.**

Council Member O'Loughlin with a motion to approve the first reading of an ordinance that creates provisions pertaining to Code Section 7.07(3) – Fiscal Management - Accounting, second by Council Member Mayner. Council Member O'Loughlin asked if this meets the Auditor's criteria? City Manager Schmitz stated this amendment is being driven by the transition to the new finance software not being able to use prenumbered check stock. Blank check stock must be used instead and a new printer with MICR toner has been purchased that will be used only for printing checks. Also with this transition, it was discussed to add the City Manager's signature to the checks as another level of security. The roll being called the following Council Members voted: Ayes: Weber, Hanna, Moore, Mayner, Prusator, O'Loughlin, and Jensen. Council Member Jensen with a motion that the statutory rule requiring an ordinance to be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, second by Council Member Mayner. The roll being called the following Council Members voted: Ayes: Moore, Mayner, Prusator, O'Loughlin, Jensen, and Weber. Nays: Hanna. Council Member Mayner with a motion to have this ordinance that creates provisions pertaining to Code Section 7.07(3) – Fiscal Management – Accounting, be placed on its final passage for adoption pursuant to Iowa Code Section 380.3 and to authorize the Mayor to sign the ordinance, second by Council Member Weber. The roll being called the following Council Members voted: Ayes: Moore, Mayner, Prusator, O'Loughlin, Jensen, Weber, and Hanna.

**Ordinance adopted and upon approval by Mayor assigned No. 2025-613 in the Official Book of Ordinances.**

Mayor Bleichner stated, pursuant to the agenda, he will now convene a public hearing on the proposed development agreement with Indee Storage, LLC. City Clerk/Treasurer Lampe stated no comments were received for the proposed development agreement. Mayor Bleichner closed the public hearing and stated City Clerk Lampe will note all comments in the record. Council Member O'Loughlin with a motion that further consideration of the development agreement be adjourned to August 11, 2025, at 5:30 p.m., at the City Hall, in Independence, Iowa, at which time and place the City Council will meet to consider such development agreement, second by Council Member Jensen. City Manager Schmitz stated with previous development agreements the public hearing and approval of the agreement are held in one meeting. This developer made comments about the draft agreement and staff need to reach out to bond counsel to review their comments. The roll being called the following Council Members voted: Ayes: Mayner, Prusator, O'Loughlin, Jensen, Weber, Hanna, and Moore.

**RESOLUTIONS**

Council Member Mayner with a motion to approve and authorize the Mayor to sign the resolution outlining changes to the employee handbook, second by Council Member Jensen. The roll being called the following Council Members voted: Ayes: Prusator, O'Loughlin, Jensen, Weber, Hanna, Moore, and Mayner.

**Resolution adopted and upon approval by Mayor assigned No. 2025-62 in the Official Book of Resolutions.**

## **OTHER BUSINESS**

Council Member Mayner with a motion to approve the sale of extrication equipment via sealed bids, with matching bids given preference to fire departments over the public, second by Council Member Weber. The roll being called the following Council Members voted: Ayes: O'Loughlin, Jensen, Weber, Hanna, Moore, Mayner, and Prusator.

## **REPORTS**

The following comments were heard from Council and Staff: Hanna – She asked what the \$2,000.00 in K9 revenue was for? She also asked where battery operated scooters are supposed to be ridden on? She would like to have a discussion on amending an ordinance focusing on them and where they can be ridden. Prusator – He thought the sewer project on 1<sup>st</sup> Street West was handled very well by City departments. He mentioned it was beneficial to be signed up for the alerts through the City's website to be aware of street closures and potential water shutoffs during that project. City Manager – Ben Ryckman with Elite Land also played a big part in the sewer project on 1<sup>st</sup> Street West and is also helping with the project on 8<sup>th</sup> Avenue NE. The Oakwood Tour that was supposed to be on July 19<sup>th</sup> has been rescheduled to September 20<sup>th</sup>. The 8<sup>th</sup> Ave NW – IPF Area Stormwater Improvement Project is nearing completion on the bigger parts of the project. There will be lane closures on the bridge on Highway 150 South for a gas line being tested. Encouraged everyone to keep an eye on the weather as there is a possibility for a derecho tonight. There is a plan in place for the toilet at 301 7<sup>th</sup> Ave SE that is in the right-of-way. The City Attorney has sent a letter to him. Asked if there needs to be further discussion about this at a work session if the City would want to enforce it being on his private property. Friday at 9:30 am there will be a retirement ceremony and at 10:00 am is the changing of the guard. Police – Equipment was sold from the former K9 squad to another law enforcement agency. Since that equipment was purchased with K9 funds originally, the sale proceeds were put back into the fund. Electric scooters can be ridden anywhere with how the current State law is written. Staff could look to see what could be done to limit on where they can be operated. He stated this would be his last meeting and he expressed his gratitude to the Council on serving the City and shared his thoughts on the future on how to keep working with the department and citizens. Fire – The department does have its first responder service. There are 6 EMT's and 1 Medic on staff. This does not mean the City will be starting an ambulance service. It just means that those specific staff members can stabilize victims until AMR arrives.

## **ADJOURNMENT**

Motion by Council Member O'Loughlin, second by Council Member Mayner to adjourn. Ayes: All.

Whereupon Mayor Bleichner declared the meeting adjourned at 6:02 p.m.

\_\_\_\_\_  
Brad Bleichner, Mayor of the City of Independence, Iowa

ATTEST:

\_\_\_\_\_  
Susi Lampe, CMC, IaCMC, IaCFO,  
Assistant City Manager/City Clerk/Treasurer of the City of Independence, Iowa



## CITY COUNCIL CONSENT ITEM B

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# State of Iowa

Alcoholic Beverages Division

Item #5.

## Applicant

NAME OF LEGAL ENTITY	NAME OF BUSINESS(DBA)	BUSINESS		
Pats Tap LLC	Pats Tap	(319) 332-0537		
ADDRESS OF PREMISES		PREMISES SUITE/APT NUMBER	CITY	COUNTY ZIP
909 2nd ave ne			Independence	Buchanan 50644
MAILING ADDRESS	CITY	STATE	ZIP	
909 2nd ave ne	Independence	Iowa	50644	

## Contact Person

NAME	PHONE	EMAIL
Richard Lotz	(319) 269-4533	richard.w.lotz@gmail.com

## License Information

LICENSE NUMBER	LICENSE/PERMIT TYPE	TERM	STATUS
LC0041958	Class C Retail Alcohol License	12 Month	Submitted to Local Authority
TENTATIVE EFFECTIVE DATE	TENTATIVE EXPIRATION DATE	LAST DAY OF BUSINESS	
Sep 1, 2025	Aug 31, 2026		
SUB-PERMITS			
Class C Retail Alcohol License			



# State of Iowa

Alcoholic Beverages Division

Item #5.

## PRIVILEGES

Living Quarters, Outdoor Service

## Status of Business

### BUSINESS TYPE

Limited Liability Company

## Ownership

### • Individual Owners

NAME	CITY	STATE	ZIP	POSITION	% OF OWNERSHIP	U.S. CITIZEN
Richard Lotz	independence	Iowa	50644	manager	100.00	Yes

## Insurance Company Information

INSURANCE COMPANY

Illinois Casualty Co

POLICY EFFECTIVE DATE

Sep 1, 2025

POLICY EXPIRATION DATE

Sep 1, 2026

DRAM CANCEL DATE

OUTDOOR SERVICE EFFECTIVE  
DATE

OUTDOOR SERVICE EXPIRATION  
DATE

BOND EFFECTIVE DATE

TEMP TRANSFER EFFECTIVE  
DATE

TEMP TRANSFER EXPIRATION  
DATE



## CITY COUNCIL MEMORANDUM

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**TO:** City Council

**FROM:** Susi Lampe, CMC, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** Approve the Claims

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**BACKGROUND:**

Presentation of claims for payment for the prior period as shown attached.

**DISCUSSION:**

This is an opportunity for the Council to ask any questions about any claims presented for payment. The listing of the claims is attached for review.

**RESULTS:**

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of efficient and effective planning and prioritizing of all available resources. This item helps achieve that vision by ensuring that the City's bills are paid in a timely manner.

**FINANCIAL CONSIDERATION:**

Items vary in where they are budgeted from, but all expenditures are either budgeted or have been approved by previous Council Actions.

**RECOMMENDATION:**

Staff recommend a motion to approve the claims for payment.



**Independence City**  
Purchase Order Listing By Vendor Name

08/08/2025

Item #6.

 PM

Ranges			Item Status	Purchase Types	Misc		
Range: First to Last Rcvd Batch Id Range: First to Last Encumbrance Date Range: 06/01/25 to 08/12/25			Open: Y Void: N Paid: Y Held: N Aprv: N Rcvd: Y	Bid: Y State: Y Other: Y Exempt: Y	P.O. Type: All Format: Condensed Include Non-Budgeted: Y Prior Year Only: N Vendors: All		
Vendor #		Name					
P.O. #	PO Date	Description	Status	Amount	Void Amount	Contract PO Type	
ACCO0005		ACCO					
26-00087	07/31/25	CHEMICALS-PR	Open	\$3,008.70	\$0.00		
26-00088	07/31/25	CHEMICALS-PR	Open	\$731.68	\$0.00		
Vendor Total:				\$3,740.38			
ADP00005		ADP					
26-00143	07/25/25	PAYROLL SERVICES	Open	\$473.74	\$0.00		
26-00160	08/05/25	PAYROLL CHECKS	Open	\$105,636.47	\$0.00		
26-00161	08/05/25	FED/FICA/STATE	Open	\$36,129.71	\$0.00		
Vendor Total:				\$142,239.92			
AMAZO005		AMAZON CAPITAL SERVICES					
26-00029	07/18/25	SUPPLIES-CH,ST,F	Open	\$135.23	\$0.00		
26-00030	07/18/25	SUPPLIES-CH,ST,F	Open	\$183.78	\$0.00		
26-00031	07/21/25	SUPPLIES-CH,ST,F	Open	\$179.96	\$0.00		
26-00032	07/26/25	SUPPLIES-CH,ST,F	Open	\$81.22	\$0.00		
26-00033	07/25/25	SUPPLIES-CH,ST,F	Open	\$144.97	\$0.00		
26-00098	07/28/25	SUPPLIES-CH,F,PR,PD	Open	\$247.00	\$0.00		
Vendor Total:				\$972.16			
AMERI010		AMERICAN TEST CENTER INC					
26-00094	07/31/25	SERVICES-F	Open	\$1,375.00	\$0.00		
ANGEL005		ANGELA KILER					
26-00164	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
ASCAP005		ASCAP					
26-00096	07/20/25	FEES-CH	Open	\$451.88	\$0.00		
ASPRO005		ASPRO INC					
26-00107	07/26/25	SERVICES-W	Open	\$2,146.08	\$0.00		
AVFUE005		AVFUEL CORPORATION					
26-00068	07/31/25	FUEL-A	Open	\$21,367.94	\$0.00		
BENTO010		BENTON'S READY MIXED CONCRETE					
26-00155	07/01/25	SUPPLIES-PR	Open	\$150.00	\$0.00		
BLAKE010		BLAKE HAYWARD					
26-00166	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
BLEIC005		BLEICHNER, BRAD					
26-00173	08/05/25	PHONE ALLOW	Open	\$100.00	\$0.00		
BOSSM005		BOSS, MARISA					
26-00078	08/01/25	REFUND-PR	Open	\$70.00	\$0.00		

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Vendor #		Name					
P.O. #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
BRADE005		BRAD ESCH					
26-00170	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
BRENT005		BRENT RECK					
26-00163	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
BRIAN015		BRIAN LAU					
26-00165	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
CITYL005		CITY LAUNDERING CO. INC					
26-00071	08/05/25	BLDG MAINT-PD	Open	\$89.40	\$0.00		
COLES005		COLE'S ACE HARDWARE					
26-00001	07/02/25	SUPPLIES-PR,CH,F,ST,W	Open	\$8.58	\$0.00		
26-00005	07/02/25	SUPPLIES-PR,ST,W,CH,F	Open	\$67.99	\$0.00		
26-00006	07/02/25	SUPPLIES-PR,ST,W,CH,F	Open	\$23.96	\$0.00		
26-00007	07/03/25	SUPPLIES-PR,ST,W,CH,F	Open	\$3.16	\$0.00		
26-00008	07/07/25	SUPPLIES-PR,ST,W,CH,F	Open	\$19.99	\$0.00		
26-00009	07/08/25	SUPPLIES-PR,ST,W,CH,F	Open	\$30.28	\$0.00		
26-00010	07/09/25	SUPPLIES-PR,ST,W,CH,F	Open	\$11.76	\$0.00		
26-00011	07/09/25	SUPPLIES-PR,ST,W,CH,F	Open	10.57 -	\$0.00		
26-00013	07/10/25	SUPPLIES-PR,ST,W,CH,F	Open	\$21.56	\$0.00		
26-00014	07/10/25	SUPPLIES-PR,ST,W,CH,F	Open	\$4.59	\$0.00		
26-00015	07/10/25	SUPPLIES-PR,ST,W,CH,F	Open	\$12.76	\$0.00		
26-00016	07/10/25	SUPPLIES-PR,ST,W,CH,F	Open	\$666.74	\$0.00		
26-00017	07/14/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$125.98	\$0.00		
26-00018	07/14/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$179.00	\$0.00		
26-00019	07/14/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$3.59	\$0.00		
26-00020	07/14/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$17.98	\$0.00		
26-00021	07/14/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$13.99	\$0.00		
26-00022	07/16/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$33.98	\$0.00		
26-00023	07/17/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$171.99	\$0.00		
26-00024	07/17/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$7.00	\$0.00		
26-00025	07/22/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$10.37	\$0.00		
26-00026	07/25/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$5.00	\$0.00		
26-00027	07/26/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$50.95	\$0.00		
26-00028	07/30/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$13.23	\$0.00		
26-00133	07/22/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$7.58	\$0.00		
26-00134	07/22/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$4.19	\$0.00		
26-00135	07/24/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$15.97	\$0.00		
26-00136	07/24/25	SUPPLIES-PR,ST,W,CH,F,PD	Open	\$2.99	\$0.00		
26-00148	07/31/25	SUPPLIES-PR,CH,F,ST,W	Open	\$0.69	\$0.00		
<b>Vendor Total:</b>				<b>\$1,525.28</b>			
CONSO005		CONSOLIDATED ELECTRICAL					
26-00034	07/18/25	SUPPLIES-PR	Open	\$1,454.97	\$0.00		
26-00035	07/18/25	SUPPLIES-PR	Open	\$129.23	\$0.00		
<b>Vendor Total:</b>				<b>\$1,584.20</b>			

Vendor #		Name					
P.O. #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
CONSO010		CONSOLIDATED ENERGY CO					
26-00158	07/31/25	FUEL-A,PR,ST,W	Open	\$7,733.97	\$0.00		
CRITI005		CRITICAL HIRE					
26-00141	08/05/25	SERVICES-PD	Open	\$200.00	\$0.00		
CYCHA005		CY & CHARLEY'S FIRESTONE INC					
26-00108	07/11/25	VEH REPAIR-W	Open	\$214.00	\$0.00		
26-00109	07/01/25	VEH REPAIR-W	Open	\$36.00	\$0.00		
		<b>Vendor Total:</b>		<b>\$250.00</b>			
DKPRO005		D & K PRODUCTS					
26-00086	07/23/25	CHEMICALS-PR	Open	\$435.00	\$0.00		
DSPOR005		D & S PORTABLES INC					
26-00084	07/21/25	SERVICES-PR	Open	\$1,200.00	\$0.00		
DAVID020		DAVID LYNCH					
26-00114	07/16/25	SERVICES-G	Open	\$990.00	\$0.00		
DINGE005		DINGES FIRE COMPANY					
26-00036	07/23/25	EQUIP-F	Open	\$16,222.00	\$0.00		
DUNLA005		DUNLAP MOTORS INC					
26-00083	07/17/25	VEH REPAIR-PR	Open	\$123.05	\$0.00		
26-00154	07/01/25	VEH MAINT-W	Open	\$70.84	\$0.00		
		<b>Vendor Total:</b>		<b>\$193.89</b>			
EUROF005		EUROFINS ENVIRONMENT TESTING					
26-00111	07/25/25	WATER ANALYSIS-W	Open	\$2,792.86	\$0.00		
26-00112	07/27/25	LAB ANALYSIS-W	Open	\$1,862.95	\$0.00		
		<b>Vendor Total:</b>		<b>\$4,655.81</b>			
FAIRC010		FAIRCHILD FEED & SUPPLY, INC					
26-00110	07/28/25	CHEMICALS-W	Open	\$382.00	\$0.00		
FAREW005		FAREWAY STORES INC					
26-00144	08/06/25	SUPPLIES-PR	Open	\$350.46	\$0.00		
GALLS005		GALLS, LLC					
26-00072	07/15/25	UNIFORM-PD	Open	\$161.37	\$0.00		
GENER005		GENERAL TRAFFIC CONTROLS					
26-00101	07/29/25	EQUIP MAINT-ST	Open	\$31,800.00	\$0.00		
GIBBY005		GIBBY'S CATERING & VENDING					
26-00153	07/01/25	SUPPLIES-PR	Open	\$675.00	\$0.00		
HAWKE010		HAWKEYE FIRE & SAFETY COMPANY					
26-00156	07/01/25	SERVICES-PR	Open	\$60.00	\$0.00		

Vendor #	Name						
P.O. #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
HIVZ005		HI-VIZ SAFETY					
26-00095	07/21/25	SERVICES-ST	Open	\$183.75	\$0.00		
IADNR005		IA DNR WATER QUALITY BUREAU					
26-00102	08/05/25	DUES-W	Open	\$1,275.00	\$0.00		
IAPRI005		IA PRISON INDUSTRIES					
26-00065	07/30/25	PLAQUES-CH	Open	\$75.00	\$0.00		
26-00118	07/22/25	SIGNS-ST	Open	\$726.44	\$0.00		
26-00119	07/22/25	SIGNS-ST	Open	\$352.00	\$0.00		
<b>Vendor Total:</b>				<b>\$1,153.44</b>			
INDEP020		INDEPENDENCE CHAMBER OF COMMER					
26-00097	07/24/25	H/M FY26-CH	Open	\$5,000.00	\$0.00		
INDEP040		INDEPENDENCE NAPA					
26-00038	07/01/25	SUPPLIES-ST,W,PR	Open	\$77.99	\$0.00		
26-00039	07/01/25	SUPPLIES-ST,W,PR	Open	\$218.28	\$0.00		
26-00040	07/01/25	SUPPLIES-ST,W,PR	Open	\$4.89	\$0.00		
26-00041	07/02/25	SUPPLIES-ST,W,PR	Open	\$196.64	\$0.00		
26-00042	07/07/25	SUPPLIES-ST,W,PR	Open	\$20.94	\$0.00		
26-00043	07/08/25	SUPPLIES-ST,W,PR	Open	\$59.88	\$0.00		
26-00044	07/17/25	SUPPLIES-ST,W,PR	Open	\$8.98	\$0.00		
26-00128	07/24/25	SUPPLIES-ST,W,PR	Open	\$22.40	\$0.00		
26-00129	07/24/25	SUPPLIES-PR,W,ST,F	Open	\$2.17	\$0.00		
26-00130	07/25/25	SUPPLIES-ST,W,PR	Open	\$13.31	\$0.00		
<b>Vendor Total:</b>				<b>\$625.48</b>			
JRSUP005		J & R SUPPLY INC					
26-00104	07/29/25	SERVICES-W	Open	\$2,788.00	\$0.00		
26-00105	07/31/25	SERVICES-W	Open	\$900.00	\$0.00		
<b>Vendor Total:</b>				<b>\$3,688.00</b>			
JENSE020		JENSEN, KRISTEN					
26-00093	07/04/25	SUPPLIES-PR	Open	\$527.42	\$0.00		
JOHNB005		JOHN BUTLER					
26-00167	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
KLUES010		KLUESNER SANITATION, LLC					
26-00139	08/01/25	GARBAGE-G	Open	\$47,243.36	\$0.00		
KOCHC005		KOCH CONSTRUCTION					
26-00064	07/31/25	SERVICES-PR	Open	\$19,006.90	\$0.00		
KOTHT005		KOTH, TEAGAN					
26-00146	08/06/25	COACH-PR	Open	\$850.00	\$0.00		
MANAT005		MANATTS, INC.					
26-00121	07/29/25	SERVICES-W	Open	\$201.70	\$0.00		

Vendor #	Name					
P.O. #	PO Date	Description	Status	Amount	Void Amount	Contract PO Type
MANAT005		MANATTS, INC.	<i>Account Continued</i>			
26-00122	07/29/25	SERVICES-W	Open	\$1,832.25	\$0.00	
26-00123	07/29/25	SERVICES-W	Open	\$1,832.25	\$0.00	
26-00124	07/25/25	SERVICES-W	Open	\$3,228.25	\$0.00	
26-00125	08/05/25	SERVICES-W	Open	\$2,355.76	\$0.00	
26-00126	07/18/25	SERVICES-W	Open	\$823.06	\$0.00	
<b>Vendor Total:</b>				<b>\$10,273.27</b>		
MATTH015		MATTHEW SCHMITZ				
26-00174	08/05/25	PHONE ALLOW	Open	\$100.00	\$0.00	
MCGRA005		MCGRAW'S CARPETS				
26-00159	07/21/25	SERVICES-PR	Open	\$4,373.80	\$0.00	
MGLPR005		MGL PRINTING SOLUTIONS				
26-00142	07/25/25	SUPPLIES-CH	Open	\$655.00	\$0.00	
MICRO005		MICROBAC LABORATORIES, INC				
26-00113	07/31/25	LAB ANALYSIS-W	Open	\$246.50	\$0.00	
MILLE020		MILLER, LAUREN				
26-00145	08/06/25	COACH-PR	Open	\$2,000.00	\$0.00	
MYERS005		MYERS-COX CO				
26-00089	07/24/25	SUPPLIES-PR	Open	\$687.52	\$0.00	
26-00090	07/31/25	SUPPLIES-PR	Open	\$1,080.57	\$0.00	
<b>Vendor Total:</b>				<b>\$1,768.09</b>		
NEJDL005		NEJDL, MICHELLE				
26-00168	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00	
OELWE010		OELWEIN PUBLISHING COMPANY				
26-00045	07/10/25	PUBLICAT-CH	Open	\$18.89	\$0.00	
26-00046	07/17/25	PUBLICAT-CH	Open	\$99.13	\$0.00	
26-00047	07/17/25	PUBLICAT-CH	Open	\$33.64	\$0.00	
26-00048	07/17/25	PUBLICAT-CH	Open	\$283.21	\$0.00	
<b>Vendor Total:</b>				<b>\$434.87</b>		
OFFIC010		OFFICE TOWNE INC.				
26-00079	07/28/25	SUPPLIES-PR,PD	Open	\$178.22	\$0.00	
26-00080	07/31/25	SUPPLIES-PR,PD	Open	\$78.59	\$0.00	
26-00081	08/01/25	SUPPLIES-PR,PD	Open	\$3,115.00	\$0.00	
26-00082	08/04/25	SUPPLIES-PR,PD	Open	\$56.55	\$0.00	
<b>Vendor Total:</b>				<b>\$3,428.36</b>		
PNCOR005		P & N CORPORATION				
26-00067	08/04/25	FUEL PROFITS-A	Open	\$2,437.33	\$0.00	
PITNE005		PITNEY BOWES GLOBAL FINANCIAL				
26-00100	07/30/25	EQUIP LEASE-PR	Open	\$167.64	\$0.00	
PRECIO10		PRECISION PLUMBING, HEATING,				

Vendor #		Name					
P.O. #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
PRECIO10		PRECISION PLUMBING, HEATING,		<i>Account Continued</i>			
26-00085	07/23/25	SERVICES-PR	Open	\$695.95	\$0.00		
PURCH005		PURCHASE POWER					
26-00099	08/04/25	POSTAGE-PR	Open	\$214.99	\$0.00		
PUSHPO05		PUSH-PEDAL-PULL INC					
26-00157	07/01/25	EQUIP-PR	Open	\$1,918.00	\$0.00		
ROBER020		ROBERT BEATTY					
26-00162	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
RYANE005		RYAN EXTERMINATING INC.					
26-00049	07/11/25	PEST CONTROL-CH	Open	\$78.23	\$0.00		
RYDEL005		RYDELL AUTO GROUP					
26-00138	07/24/25	SQUAD-PD	Open	\$48,227.00	\$0.00		
SKCOL005		S&K COLLECTIBLES					
26-00106	08/05/25	POSTAGE-W	Open	\$32.37	\$0.00		
SIGNS005		SIGNS & MORE LLC					
26-00091	07/29/25	SUPPLIES-PR	Open	\$19.50	\$0.00		
SOUKU005		SOUKUP, BRETT					
26-00169	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
SPAHN005		SPAHN & ROSE LUMBER COMPANY					
26-00050	07/09/25	SUPPLIES-PR,W,ST	Open	\$2,754.32	\$0.00		
26-00051	07/09/25	SUPPLIES-PR,W,ST	Open	\$2.41	\$0.00		
26-00052	07/14/25	SUPPLIES-PR,W,ST	Open	\$36.60	\$0.00		
26-00053	07/15/25	SUPPLIES-PR,W,ST	Open	\$31.17	\$0.00		
26-00054	07/16/25	SUPPLIES-PR,W,ST	Open	\$40.39	\$0.00		
26-00055	07/29/25	SUPPLIES-PR,W,ST	Open	\$112.00	\$0.00		
26-00057	07/31/25	SUPPLIES-PR,W,ST	Open	\$0.43	\$0.00		
26-00127	07/23/25	SUPPLIES-PR,W,ST,F	Open	\$37.07	\$0.00		
<b>Vendor Total:</b>				<b>\$3,014.39</b>			
STANA005		STANARD & ASSOCIATES, INC					
26-00070	07/30/25	CERTIFICATION-PD	Open	\$56.50	\$0.00		
STARE005		STAR EQUIPMENT, LTD					
26-00059	07/03/25	VEH MAINT-ST	Open	\$233.76	\$0.00		
26-00115	07/29/25	VEH REPAIR-ST,SW	Open	\$3,883.06	\$0.00		
26-00116	07/31/25	VEH REPAIR-ST,SW	Open	\$3,925.95	\$0.00		
<b>Vendor Total:</b>				<b>\$8,042.77</b>			
STATE020		STATE STREET BANK & TRUST CO					
26-00175	08/05/25	MISSIONSQUARE BENEFIT	Open	\$4,468.26	\$0.00		
26-00176	08/05/25	MISSIONSQUARE BENEFIT	Open	\$1,012.91	\$0.00		
<b>Vendor Total:</b>				<b>\$5,481.17</b>			

Vendor #		Name					
P.O. #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
STEGA005		STEGALL, MORGAN					
26-00147	08/06/25	COACH-PR	Open	\$750.00	\$0.00		
STEVE010		STEVE GEE CONSTRUCTION, INC.					
26-00069	08/04/25	SERVICES-W,SW	Open	\$115,768.41	\$0.00		
SUPER015		SUPERB CLEANING SERVICES					
26-00074	08/01/25	BLDG MAINT-PR	Open	\$157.50	\$0.00		
26-00075	08/01/25	BLDG MAINT-PR	Open	\$2,250.00	\$0.00		
26-00076	08/01/25	BLDG MAINT-PR	Open	\$227.50	\$0.00		
		<b>Vendor Total:</b>		<b>\$2,635.00</b>			
TMOBI010		T-MOBILE					
26-00060	07/21/25	PHONE-B,F,CH,PR,PD,W	Open	\$901.54	\$0.00		
TASC0005		TASC					
26-00132	08/06/25	FLEX MEDICAL	Open	\$1,384.73	\$0.00		
TOYNE005		TOYNE					
26-00058	07/22/25	VEH MAINT-F	Open	\$96.09	\$0.00		
TRAVI035		TRAVIS FOLEY					
26-00172	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
TRENT010		TRENTON CABELL					
26-00171	08/05/25	PHONE ALLOW	Open	\$50.00	\$0.00		
TROTT005		TROTT TROPHIES					
26-00073	08/01/25	AWARDS-PR	Open	\$760.00	\$0.00		
UNITY005		UNITYPOINT HEALTH AT WORK					
26-00140	08/03/25	SERVICES-F,ST,W	Open	\$132.00	\$0.00		
USCEL005		US CELLULAR					
26-00061	07/26/25	PHONE-W	Open	\$46.40	\$0.00		
UTILI005		UTILITY EQUIPMENT COMPANY					
26-00103	07/31/25	SUPPLIES-W	Open	\$338.20	\$0.00		
VERIZ005		VERIZON WIRELESS					
26-00062	07/25/25	PHONE-F,PD	Open	\$7.02	\$0.00		
26-00063	07/28/25	PHONE F,PD	Open	\$38.45	\$0.00		
		<b>Vendor Total:</b>		<b>\$45.47</b>			
WASTE005		WASTE MANAGEMENT					
26-00150	08/01/25	GARBAGE-A,PR	Open	\$8.89	\$0.00		
26-00151	08/01/25	GARBAGE-A,PR	Open	\$10.09	\$0.00		
26-00152	08/01/25	GARBAGE-A,PR	Open	\$14.79	\$0.00		
		<b>Vendor Total:</b>		<b>\$33.77</b>			
WEXBA005		WEX BANK					

Vendor #		Name					
P.O. #	PO Date	Description	Status	Amount	Void Amount	Contract	PO Type
WEXBA005		WEX BANK		Account Continued			
26-00066	07/31/25	FUEL-B,F,PD,PR,W	Open	\$3,660.33	\$0.00		
ZARNO005		ZARNOTH BRUSH WORKS INC					
26-00117	07/14/25	VEH REPAIR-ST	Open	\$614.00	\$0.00		
Total Purchase Orders: 164 Total P.O. Line Items: 0 Total List Amount: \$542,056.76 Total Void Amount: \$0.00							



Totals by Year-Fund					
Fund Description	Fund	Expend Total	Revenue Total	G/L Total	Total
GENERAL FUND	6-001	\$129,243.72	\$0.00	\$81,633.47	\$210,877.19
LIBRARY	6-003	\$78.50	\$0.00	\$10,653.15	\$10,731.65
HOTEL-MOTEL TAX	6-005	\$5,451.88	\$0.00	\$0.00	\$5,451.88
STREETS DEPT - ROAI	6-110	\$9,946.63	\$0.00	\$8,541.39	\$18,488.02
EMPLOYEE BENEFITS	6-112	\$8,285.14	\$0.00	\$0.00	\$8,285.14
CAP OUTLAY SAVINGS	6-323	\$103,963.99	\$0.00	\$0.00	\$103,963.99
WATER FUND	6-600	\$21,487.01	\$0.00	\$10,414.64	\$31,901.65
SEWER UTILITY FUND	6-610	\$106,112.34	\$0.00	\$24,814.86	\$130,927.20
STORM WATER DEPT	6-740	\$21,430.04	\$0.00	\$0.00	\$21,430.04
Total Of All Funds:		<u>\$405,999.25</u>	<u>\$0.00</u>	<u>\$136,057.51</u>	<u>\$542,056.76</u>

Totals by Fund					
Fund Description	Fund	Expend Total	Revenue Total	G/L Total	Total
GENERAL FUND	001	\$129,243.72	\$0.00	\$81,633.47	\$210,877.19
LIBRARY	003	\$78.50	\$0.00	\$10,653.15	\$10,731.65
HOTEL-MOTEL TAX	005	\$5,451.88	\$0.00	\$0.00	\$5,451.88
STREETS DEPT - ROAI	110	\$9,946.63	\$0.00	\$8,541.39	\$18,488.02
EMPLOYEE BENEFITS	112	\$8,285.14	\$0.00	\$0.00	\$8,285.14
CAP OUTLAY SAVINGS	323	\$103,963.99	\$0.00	\$0.00	\$103,963.99
WATER FUND	600	\$21,487.01	\$0.00	\$10,414.64	\$31,901.65
SEWER UTILITY FUND	610	\$106,112.34	\$0.00	\$24,814.86	\$130,927.20
STORM WATER DEPT	740	\$21,430.04	\$0.00	\$0.00	\$21,430.04
Total Of All Funds:		<u>\$405,999.25</u>	<u>\$0.00</u>	<u>\$136,057.51</u>	<u>\$542,056.76</u>

Fund Description	Fund	Current	Prior Rcvd	Prior Open	Paid Prior	Fund Total
GENERAL FUND	6-001	\$129,243.72	\$0.00	\$0.00	\$0.00	\$129,243.72
LIBRARY	6-003	\$78.50	\$0.00	\$0.00	\$0.00	\$78.50
HOTEL-MOTEL TAX	6-005	\$5,451.88	\$0.00	\$0.00	\$0.00	\$5,451.88
STREETS DEPT - ROAI	6-110	\$9,946.63	\$0.00	\$0.00	\$0.00	\$9,946.63
EMPLOYEE BENEFITS	6-112	\$8,285.14	\$0.00	\$0.00	\$0.00	\$8,285.14
CAP OUTLAY SAVINGS	6-323	\$103,963.99	\$0.00	\$0.00	\$0.00	\$103,963.99
WATER FUND	6-600	\$21,487.01	\$0.00	\$0.00	\$0.00	\$21,487.01
SEWER UTILITY FUND	6-610	\$106,112.34	\$0.00	\$0.00	\$0.00	\$106,112.34
STORM WATER DEPT	6-740	\$21,430.04	\$0.00	\$0.00	\$0.00	\$21,430.04
Total Of All Funds:		<u>\$405,999.25</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$405,999.25</u>



## CITY COUNCIL MEMORANDUM

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**TO:** City Council

**FROM:** Susi Lampe, CMC, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** Bank Reconciliation – *Information Only*

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**BACKGROUND:**

Attached is documentation showing the Bank Reconciliation – for Council Information only.

**DISCUSSION:**

This is for information only; no discussion is necessary.

**RESULTS:**

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of promoting and encouraging community involvement and engagement. This item helps achieve that vision by being transparent and sharing the City's financials.

**FINANCIAL CONSIDERATION:**

N/A

**RECOMMENDATION:**

This item is for informational purposes only, no motion is needed or recommended.

BANK CASH REPORT  
2025

Item #7.

BANK NAME FUND GL NAME	JUNE CASH BALANCE	JULY RECEIPTS	JULY DISBURSMENTS	JULY CASH BALANCE	OUTSTANDING TRANSACTIONS	JUL BANK BALANCE
BANK IOWA - CHECKING						
BANK BANK IOWA - CHECKING						13,497,700.17
001 CASH GENERAL FUND	1,347,243.09	261,631.02	744,900.16	863,973.95	198,860.38	
003 CASH LIBRARY	50,793.97	35,052.72	35,939.98	49,906.71		
003 CASH RESERVE-LIB EQUIP	371.88-	0.00	0.00	371.88-	8,782.67	
005 CASH HOTEL-MOTEL TAX	194,568.48	11,796.15	20,085.60	186,279.03		
005 CASH-HOTEL/MOTEL TX-LIBRARY	0.00	0.00	0.00	0.00		
005 CASH-HOTEL/MOTEL TX-PARKS&REC	0.77	0.00	0.00	0.77		
005 CASH-HOTEL/MOTEL TX-EC DEVEL	0.00	0.00	0.00	0.00		
005 SAVINGS-HOTEL/MOTEL TAX-POOL	0.00	0.00	0.00	0.00	17,585.60	
010 CASH MAYOR/MGR REPLACEMENT	0.00	0.00	0.00	0.00		
011 CASH POLICE REPLACEMENT	0.00	0.00	0.00	0.00		
012 CASH STREET REPLACEMENT	0.00	0.00	0.00	0.00		
013 CASH LIBRARY REPLACEMENT	0.00	0.00	0.00	0.00		
014 CASH FIRE DEPT REPLACEMENT	0.00	0.00	0.00	0.00		
018 CASH AIRPORT REPLACEMENT	0.00	0.00	0.00	0.00		
043 CASH PARKS REPLACEMENT	0.00	0.00	0.00	0.00		
099 CASH PAYROLL CLEARING	0.00	0.00	0.00	0.00		
110 CASH ROAD USE TAX	1,184,106.58	66,414.15	43,993.06	1,206,527.67	2,536.43	
112 CASH EMPLOYEE BENEFITS	562,154.13	5,499.11	102,136.11	465,517.13	4,094.56	
119 CASH EMERGENCY LEVY	0.00	0.00	0.00	0.00		
121 CASH LOCAL OPTION SALES TAX	362,324.27	91,990.75	0.00	454,315.02		
125 CASH TAX INCREMENT FINANCING	36,175.76	5,034.02	0.00	41,209.78		
131 CASH LIBRARY MEMORIAL TRUST	375.00	0.00	0.00	375.00		
145 CASH URBAN RENEWAL	345,729.05	0.00	10,000.00	335,729.05	10,000.00	
160 CASH ECONOMIC DEVELOPMENT	358,199.81	0.00	40,000.00	318,199.81		
177 CASH POLICE FORFEITURE	13,089.16	0.00	0.00	13,089.16		
200 CASH DEBT SERVICE	0.00	30,063.40	300.00	29,763.40	300.00	
210 CASH DEBT SPECIAL ASSESSMENT	392,941.70	3,696.80	0.00	396,638.50		
301 CASH CAP PROJ FIRE EMERGENCY	26,436.55	0.00	0.00	26,436.55		
302 CASH CAP STREET IMPROVEMENT	205,900.07	0.00	0.00	205,900.07		
303 CASH - CAP PROJ/BRIDGES	79,290.97-	0.00	0.00	79,290.97-		
304 CASH - COMPLEX TURF	384,007.33-	0.00	0.00	384,007.33-		
311 CASH CAP PROJ CITY BLDGS	285,807.13-	0.00	0.00	285,807.13-		
315 CASH CAP PROJ HOUSING REHAB	88.81	0.00	0.00	88.81		
316 CASH CAP PROJ VISIONING PROJ	138,310.80-	0.00	0.00	138,310.80-		
318 CASH CAP PROJ AIRPORT	207,176.59-	0.00	0.00	207,176.59-		
319 CASH CAP PROJ WAPSIE DAM MIT	0.90	0.00	0.00	0.90		
320 CASH CAP PROJ AQUATIC CTR	468,238.82-	0.00	0.00	468,238.82-		
321 CASH CAPITAL IMPROVEMENTS	0.00	0.00	0.00	0.00		
322 CASH CAP STREET PROJECT	0.00	0.00	0.00	0.00		
323 CASH CAPITAL OUTLAY/LOST	123,778.85	23,885.77	0.00	147,664.62		
323 RESERVE-POLICE CAP OUTLAY/LOST	79.56	0.00	0.00	79.56		
323 RESERVE-FIRE CAP OUTLAY/LOST	507,233.80	0.00	3,108.54	504,125.26		
323 RESERVE-STREET CAP OUTLAY/LOST	0.00	0.00	0.00	0.00		
323 RESERVE-AIRPORT CAP OUTLY/LOST	202,430.94	0.00	0.00	202,430.94		
323 RESERVE-LIBRARY CAP OUTLY/LOST	2,413.95	0.00	0.00	2,413.95		
323 RESERVE-PARK CAP OUTLAY/LOST	19,951.71	0.00	62,698.00	42,746.29-		
323 RESERVE-COMPLEX CAP OUTLY/LOST	46,098.11	0.00	0.00	46,098.11		
323 RESERVE-FCC CAP OUTLAY/LOST	138,755.59	0.00	5,100.00	133,655.59		
323 RESERVE-CITY HALL CAP OUT/LOST	67,350.94	0.00	26,905.00	40,445.94		
323 RESERVE-RIVERS EDGE CAP OUT/LO	33,683.19-	815.06	0.00	32,868.13-		
323 RESERVE-POOL CAP OUTLAY/LOST	68,952.00	0.00	0.00	68,952.00		

7/31/25  
Statement  
Balance

FUND	BANK NAME GL NAME	JUNE CASH BALANCE	JULY RECEIPTS	JULY DISBURSMENTS	JULY CASH BALANCE	OUTSTANDING TRANSACTIONS	JUL BANK BALANCE
323	RESERVE-BLDG CAP OUT/LOST	49,211.70	0.00	0.00	49,211.70	82,883.28	
324	CASH - CAP PROJECT HIGHWAY 150	325,304.59-	0.00	0.00	325,304.59-		
325	CASH-1ST ST W RECON	65,358.64	0.00	0.00	65,358.64		
399	CASH CAP STORM SEWER	4,521.23	0.00	0.00	4,521.23		
500	CASH CEMETERY	0.00	0.00	0.00	0.00		
600	CASH WATER	560,512.15	110,150.03	442,526.78	228,135.40	333,673.15	
601	CASH - WATER IMPROV/INFRASTRUC	0.00	0.00	0.00	0.00		
602	CASH WATER CONSTRUCTION	2,828.00-	0.00	0.00	2,828.00-		
604	CASH WATER REPLACEMENT	0.00	0.00	0.00	0.00		
605	CASH 2021 WATER REV BOND	701.01	7,737.92	0.00	8,438.93		
606	CASH WATER REV BOND RESERVE	98,000.00	0.00	0.00	98,000.00		
610	CASH SEWER	7,242,282.51	297,574.28	195,234.21	7,344,622.58	44,483.83	
611	CHECKING - SRF SINKING FUND	40.62	7,928.42	0.00	7,969.04		
612	CHECKING - SEWER SRF PROJECT	0.89	0.00	0.00	0.89		
613	CASH SEWER REVENUE BOND RESV	238,682.89	0.00	0.00	238,682.89		
614	CASH SEWER SINKING REV BOND	11,342.20	0.00	0.00	11,342.20		
615	CASH WWTP FUTURE PLANT	383,946.10	0.00	0.00	383,946.10		
616	CASH	0.00	0.00	0.00	0.00		
619	CASH SEWER REPLCEMENT	0.00	0.00	0.00	0.00		
620	CASH WWTP REPLACEMENT	0.00	0.00	0.00	0.00		
740	CASH STORM WATER	491,234.74	14,589.99	13,345.57	492,479.16		
741	CASH	257,430.68	0.00	168,714.54	88,716.14		
820	CASH SELF INSURANCE	0.00	14,671.03	14,374.36	296.67		
821	CASH SELF INSURANCE ENTERPRISE	0.00	98.89	53.94	44.95		
	DEPOSITS					133.00	
	BANK IOWA - CHECKING TOTALS	13,735,419.61	988,629.51	1,929,415.85	12,794,633.27	703,066.90	13,497,700.17
	BANK IOWA - AQUATIC CTR SAVING						
	BANK IOWA - AQUATIC CTR SAVING						429,344.64
001	SAVINGS-AQUATIC CENTER PROJECT	32,228.04	1,228.99	0.00	33,457.03		
320	SAVINGS - CAP PROJ AQUATIC CTR	395,887.61	0.00	0.00	395,887.61		
	BANK IOWA - AQUATIC CTR SAVING	428,115.65	1,228.99	0.00	429,344.64	0.00	429,344.64
	BANK IOWA - CD INVESMENTS						
	BANK IOWA - CD INVESMENTS						50,000.00
001	CD #5810-PW CD	50,000.00	0.00	0.00	50,000.00		
500	CD #81506248-OAKWOOD CEMET CD	0.00	0.00	0.00	0.00		
500	CD #81505836-OAKWOOD CEM T.C.	0.00	0.00	0.00	0.00		
600	CD #6139 WATER FUND CD	0.00	0.00	0.00	0.00		
602	CD #2286 WATER CONST CD	0.00	0.00	0.00	0.00		
620	CD #6120 WWTP REPLACEMENT	0.00	0.00	0.00	0.00		
	BANK IOWA - CD INVESMENTS TOTA	50,000.00	0.00	0.00	50,000.00	0.00	50,000.00

# BANK CASH REPORT

## 2025

Item #7.

BANK FUND GL	BANK NAME	JUNE CASH BALANCE	JULY RECEIPTS	JULY DISBURSMENTS	JULY CASH BALANCE	OUTSTANDING TRANSACTIONS	JUL BANK BALANCE
SECURITY STATE BANK - CD INVST							
-----							
BANK 500	SECURITY STATE BANK - CD INVST						
	CD #40270-OAKWOOD CEM TIME CER	0.00	0.00	0.00	0.00		
		-----	-----	-----	-----	-----	-----
	SECURITY STATE BANK - CD INVST	0.00	0.00	0.00	0.00	0.00	0.00
VERIDIAN CREDIT UNION							
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BANK 500	VERIDIAN CREDIT UNION						
	CD #15-OAKWOOD CEM TIME CERTIF	0.00	0.00	0.00	0.00		
		-----	-----	-----	-----	-----	-----
	VERIDIAN CREDIT UNION TOTALS	0.00	0.00	0.00	0.00	0.00	0.00
IPAIT - INVESTMENT SAVINGS							
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BANK 001	IPAIT - INVESTMENT SAVINGS						840,794.14
	IPAIT 115-EVENTS	0.01	0.00	0.00	0.01		
	IPAIT 101-PARKS-RIVER WALK	10,948.06	37.86	0.00	10,985.92		
	IPAIT 110-OAKWOOD CEMETERY	26,287.45	90.95	0.00	26,378.40		
	IPAIT 119-CAPITAL IMPROVEMNT	2,307.16	8.06	0.00	2,315.22		
	IPAIT 114-PARKS-BALL COMPLEX	8,992.88	31.12	0.00	9,024.00		
	IPAIT 102 - POLICE CANINE	7,054.03	24.45	0.00	7,078.48		
	IPAIT 103-STREET REPLACEMENT	78.72	0.31	0.00	79.03		
	IPAIT 111-FIRE DEPT REPLACEM	547.37	1.86	0.00	549.23		
	IPAIT 106-AIRPORT REPLACEMNT	626.91	2.17	0.00	629.08		
	IPAIT 105-PARKS REPLACEMENT	31,585.09	109.30	0.00	31,694.39		
	IPAIT 116-WATER CONST	114,485.10	396.08	0.00	114,881.18		
	IPAIT 113-WATER VEH/EQU REPL	41,122.05	142.26	0.00	41,264.31		
	IPAIT 117-WWTP RESERVE	570,319.01	1,973.23	0.00	572,292.24		
	IPAIT 112-SEWER VEH/EQU REPL	23,541.24	81.41	0.00	23,622.65		
		-----	-----	-----	-----	-----	-----
	IPAIT - INVESTMENT SAVINGS TOT	837,895.08	2,899.06	0.00	840,794.14	0.00	840,794.14
PETTY CASH							
-----							
BANK 001	PETTY CASH						1,575.00
	PETTY CASH - POLICE	200.00	0.00	0.00	200.00		
	PETTY CASH - RIVERS EDGE	100.00	0.00	0.00	100.00		
	PETTY CASH - LION'S PARK RM	0.00	0.00	0.00	0.00		
	PETTY CASH - FCC	100.00	0.00	0.00	100.00		
	PETTY CASH - POOL	225.00	0.00	0.00	225.00		
	PETTY CASH - COMPLEX	600.00	0.00	0.00	600.00		
	PETTY CASH - CITY HALL	150.00	0.00	0.00	150.00		
	PETTY CASH - LIBRARY	200.00	0.00	0.00	200.00		
		-----	-----	-----	-----	-----	-----
	PETTY CASH TOTALS	1,575.00	0.00	0.00	1,575.00	0.00	1,575.00

# BANK CASH REPORT 2025

Item #7.

BANK FUND GL	BANK NAME	JUNE CASH BALANCE	JULY RECEIPTS	JULY DISBURSMENTS	JULY CASH BALANCE	OUTSTANDING TRANSACTIONS	JUL BANK BALANCE
OAKWOOD CEMETERY MM ACCTS							
BANK 001	OAKWOOD CEMETERY MM ACCTS						118,999.54
500	OAKWOOD DONATIONS-BANK 11	15,560.97	0.00	0.00	15,560.97		
500	SAVINGS -0969762 MONEY MARKET	0.00	0.00	0.00	0.00		
500	SAVINGS -70010947 MONEY MARKET	103,131.11	307.46	0.00	103,438.57		
	OAKWOOD CEMETERY MM ACCTS TOTA	118,692.08	307.46	0.00	118,999.54	0.00	118,999.54 <i>dl 8/8/25</i>
BANKIOWA-COMPLEX TURF							
BANK 001	BANKIOWA-COMPLEX TURF						269,086.59
304	SAVINGS-COMPLEX TURF PROJECT	11,125.25	770.25	0.00	11,895.50		
304	SAVINGS-COMPLEX TURF PROJECT	257,191.09	0.00	0.00	257,191.09		
	BANKIOWA-COMPLEX TURF TOTALS	268,316.34	770.25	0.00	269,086.59	0.00	269,086.59 <i>dl 8/8/25</i>
WCF FINANCIAL							
BANK 600	WCF FINANCIAL						1,220,012.52
620	CD 1705	888,571.62	0.00	0.00	888,571.62		
620	CD 1702	331,440.90	0.00	0.00	331,440.90		
	WCF FINANCIAL TOTALS	1,220,012.52	0.00	0.00	1,220,012.52	0.00	1,220,012.52 <i>dl 8/8/25</i>
BANKIOWA 25 GO BOND							
BANK 302	BANKIOWA 25 GO BOND						2,498,152.94
323	CASH '25 GO 27 ST REHAB	0.00	900,432.75	0.00	900,432.75		
323	CASH '25 GO PD CIP	0.00	223,807.58	0.00	223,807.58		
323	CASH '25 GO FIRE CIP	0.00	110,052.95	0.00	110,052.95		
323	CASH '25 GO BLDG CIP	0.00	65,031.22	0.00	65,031.22		
323	CASH '25 GO ST CIP	49,606.87	163,002.18	0.00	212,609.05		
323	CASH '25 GO PARKS CIP	0.00	132,563.76	0.00	132,563.76		
323	CASH '25 GO CH CIP	20.00	248,404.70	20.00	248,364.70		
325	CASH '25 GO 1ST ST W RECON	0.00	425,204.36	0.00	425,204.36		
741	CASH '25 GO IPF STORM WATER	0.00	180,086.57	0.00	180,086.57		
	BANKIOWA 25 GO BOND TOTALS	49,586.87	2,448,586.07	20.00	2,498,152.94	0.00	2,498,152.94 <i>dl 8/8/25</i>
NORTHEAST SECURITY BANK							
BANK 600	NORTHEAST SECURITY BANK						1,495,910.24
602	CD 4378	0.00	0.00	0.00	0.00		
602	CD #3970	1,495,910.24	0.00	0.00	1,495,910.24		
620	CD 4372	0.00	0.00	0.00	0.00		
	NORTHEAST SECURITY BANK TOTALS	1,495,910.24	0.00	0.00	1,495,910.24	0.00	1,495,910.24 <i>dl 8/8/25</i>
TOTAL OF ALL BANKS		18,205,523.39	3,442,421.34	1,929,435.85	19,718,508.88	703,066.90	20,421,575.78

**BALANCE SHEET**  
**CALENDAR 7/2025, FISCAL 1/2026**

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE
001-000-1110	CASH GENERAL FUND	483,269.14-	863,973.95
003-000-1110	CASH LIBRARY	887.26-	49,906.71
005-000-1110	CASH HOTEL-MOTEL TAX	8,289.45-	186,279.03
110-000-1110	CASH ROAD USE TAX	22,421.09	1,206,527.67
112-000-1110	CASH EMPLOYEE BENEFITS	96,637.00-	465,517.13
121-000-1110	CASH LOCAL OPTION SALES TAX	91,990.75	454,315.02
125-000-1110	CASH TAX INCREMENT FINANCING	5,034.02	41,209.78
131-000-1110	CASH LIBRARY MEMORIAL TRUST		375.00
145-000-1110	CASH URBAN RENEWAL	10,000.00-	335,729.05
160-000-1110	CASH ECONOMIC DEVELOPMENT	40,000.00-	318,199.81
177-000-1110	CASH POLICE FORFEITURE		13,089.16
200-000-1110	CASH DEBT SERVICE	29,763.40	29,763.40
210-000-1110	CASH DEBT SPECIAL ASSESSMENT	3,696.80	396,638.50
301-000-1110	CASH CAP PROJ FIRE EMERGENCY		26,436.55
302-000-1110	CASH CAP STREET IMPROVEMENT		205,900.07
303-000-1110	CASH - CAP PROJ/BRIDGES		79,290.97-
304-000-1110	CASH - COMPLEX TURF		384,007.33-
311-000-1110	CASH CAP PROJ CITY BLDGS		285,807.13-
315-000-1110	CASH CAP PROJ HOUSING REHAB		88.81
316-000-1110	CASH CAP PROJ VISIONING PROJ		138,310.80-
318-000-1110	CASH CAP PROJ AIRPORT		207,176.59-
319-000-1110	CASH CAP PROJ WAPSIE DAM MIT		.90
320-000-1110	CASH CAP PROJ AQUATIC CTR		468,238.82-
323-000-1110	CASH CAPITAL OUTLAY/LOST	23,885.77	147,664.62
324-000-1110	CASH - CAP PROJECT HIGHWAY 150		325,304.59-
325-000-1110	CASH-1ST ST W RECON		65,358.64
399-000-1110	CASH CAP STORM SEWER		4,521.23
600-000-1110	CASH WATER	332,376.75-	228,135.40
602-000-1110	CASH WATER CONSTRUCTION		2,828.00-
605-000-1110	CASH 2021 WATER REV BOND	7,737.92	8,438.93
606-000-1110	CASH WATER REV BOND RESERVE		98,000.00
610-000-1110	CASH SEWER	102,340.07	7,344,622.58
611-000-1110	CHECKING - SRF SINKING FUND	7,928.42	7,969.04
612-000-1110	CHECKING - SEWER SRF PROJECT		.89
613-000-1110	CASH SEWER REVENUE BOND RESV		238,682.89
614-000-1110	CASH SEWER SINKING REV BOND		11,342.20
615-000-1110	CASH WWTP FUTURE PLANT		383,946.10
740-000-1110	CASH STORM WATER	1,244.42	492,479.16
741-000-1110	CASH	168,714.54-	88,716.14
820-000-1110	CASH SELF INSURANCE	296.67	296.67
821-000-1110	CASH SELF INSURANCE ENTERPRISE	44.95	44.95
	CASH TOTAL	843,789.86-	11,823,205.75
003-000-1111	CASH RESERVE-LIB EQUIP		371.88-
	RESERVE- TOTAL	.00	371.88-
005-000-1112	CASH-HOTEL/MOTEL TX-PARKS&REC		.77



**BALANCE SHEET**  
**CALENDAR 7/2025, FISCAL 1/2026**

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE
	RESERVE- TOTAL	.00	.77
001-000-1120	PETTY CASH - POLICE		200.00
003-000-1120	PETTY CASH - LIBRARY		200.00
		-----	-----
	PETTY CASH TOTAL	.00	400.00
001-000-1121	PETTY CASH - RIVERS EDGE		100.00
302-000-1121	CASH '25 GO 27 ST REHAB	900,432.75	900,432.75
325-000-1121	CASH '25 GO 1ST ST W RECON	425,204.36	425,204.36
741-000-1121	CASH '25 GO IPF STORM WATER	180,086.57	180,086.57
		-----	-----
	CASH '25 GO BOND TOTAL	1,505,723.68	1,505,823.68
323-000-1122	CASH '25 GO PD CIP	223,807.58	223,807.58
		-----	-----
	CASH '25 GO BOND TOTAL	223,807.58	223,807.58
001-000-1123	PETTY CASH - FCC		100.00
323-000-1123	CASH '25 GO FIRE CIP	110,052.95	110,052.95
		-----	-----
	CASH '25 GO BOND TOTAL	110,052.95	110,152.95
001-000-1124	PETTY CASH - POOL		225.00
323-000-1124	CASH '25 GO BLDG CIP	65,031.22	65,031.22
		-----	-----
	CASH '25 GO BOND TOTAL	65,031.22	65,256.22
001-000-1125	PETTY CASH - COMPLEX		600.00
323-000-1125	CASH '25 GO ST CIP	163,002.18	212,609.05
		-----	-----
	CASH '25 GO BOND TOTAL	163,002.18	213,209.05
001-000-1126	PETTY CASH - CITY HALL		150.00
323-000-1126	CASH '25 GO PARKS CIP	132,563.76	132,563.76
		-----	-----
	CASH '25 GO BOND TOTAL	132,563.76	132,713.76
323-000-1127	CASH '25 GO CH CIP	248,384.70	248,364.70
		-----	-----
	CASH '25 GO BOND TOTAL	248,384.70	248,364.70

**BALANCE SHEET**  
**CALENDAR 7/2025, FISCAL 1/2026**

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE
001-000-1130	OAKWOOD DONATIONS-BANK 11		15,560.97
323-000-1130	RESERVE-POLICE CAP OUTLAY/LOST		79.56
		-----	-----
	OAKWOOD DONATIONS - BK 11 TOTA	.00	15,640.53
323-000-1131	RESERVE-FIRE CAP OUTLAY/LOST	3,108.54-	504,125.26
		-----	-----
	RESERVE- TOTAL	3,108.54-	504,125.26
323-000-1133	RESERVE-AIRPORT CAP OUTLY/LOST		202,430.94
		-----	-----
	RESERVE- TOTAL	.00	202,430.94
323-000-1134	RESERVE-LIBRARY CAP OUTLY/LOST		2,413.95
		-----	-----
	RESERVE- TOTAL	.00	2,413.95
323-000-1135	RESERVE-PARK CAP OUTLAY/LOST	62,698.00-	42,746.29-
		-----	-----
	RESERVE- TOTAL	62,698.00-	42,746.29-
323-000-1136	RESERVE-COMPLEX CAP OUTLY/LOST		46,098.11
		-----	-----
	RESERVE- TOTAL	.00	46,098.11
323-000-1137	RESERVE-FCC CAP OUTLAY/LOST	5,100.00-	133,655.59
		-----	-----
	RESERVE- TOTAL	5,100.00-	133,655.59
323-000-1138	RESERVE-CITY HALL CAP OUT/LOST	26,905.00-	40,445.94
		-----	-----
	RESERVE- TOTAL	26,905.00-	40,445.94
323-000-1139	RESERVE-RIVERS EDGE CAP OUT/LO	815.06	32,868.13-
		-----	-----
	RESERVE- TOTAL	815.06	32,868.13-
323-000-1140	RESERVE-POOL CAP OUTLAY/LOST		68,952.00
		-----	-----
	RESERVE- TOTAL	.00	68,952.00

**BALANCE SHEET**  
**CALENDAR 7/2025, FISCAL 1/2026**

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE
323-000-1141	RESERVE-BLDG CAP OUT/LOST		49,211.70
		-----	-----
	RESERVE-BLDG CAP OUT/LOST TOTA	.00	49,211.70
001-000-1150	IPAIT 115-EVENTS		.01
012-000-1150	IPAIT 103-STREET REPLACEMENT	.31	79.03
014-000-1150	IPAIT 111-FIRE DEPT REPLACEM	1.86	549.23
018-000-1150	IPAIT 106-AIRPORT REPLACEMNT	2.17	629.08
043-000-1150	IPAIT 105-PARKS REPLACEMENT	109.30	31,694.39
602-000-1150	IPAIT 116-WATER CONST	396.08	114,881.18
615-000-1150	IPAIT 117-WWTP RESERVE	1,973.23	572,292.24
		-----	-----
	IPAIT - TOTAL	2,482.95	720,125.16
001-000-1151	IPAIT 101-PARKS-RIVER WALK	37.86	10,985.92
		-----	-----
	IPAIT - TOTAL	37.86	10,985.92
001-000-1152	IPAIT 110-OAKWOOD CEMETERY	90.95	26,378.40
		-----	-----
	IPAIT - TOTAL	90.95	26,378.40
001-000-1153	IPAIT 119-CAPITAL IMPROVEMNT	8.06	2,315.22
		-----	-----
	IPAIT - TOTAL	8.06	2,315.22
001-000-1154	IPAIT 114-PARKS-BALL COMPLEX	31.12	9,024.00
		-----	-----
	IPAIT - TOTAL	31.12	9,024.00
604-000-1155	IPAIT 113-WATER VEH/EQU REPL	142.26	41,264.31
		-----	-----
	IPAIT - TOTAL	142.26	41,264.31
619-000-1156	IPAIT 112-SEWER VEH/EQU REPL	81.41	23,622.65
		-----	-----
	IPAIT - TOTAL	81.41	23,622.65
001-000-1157	IPAIT 102 - POLICE CANINE	24.45	7,078.48
		-----	-----
	IPAIT - TOTAL	24.45	7,078.48

**BALANCE SHEET**  
**CALENDAR 7/2025, FISCAL 1/2026**

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE
500-000-1161	SAVINGS -70010947 MONEY MARKET	307.46	103,438.57
		-----	-----
	SAVINGS - TOTAL	307.46	103,438.57
001-000-1162	SAVINGS-AQUATIC CENTER PROJECT	1,228.99	33,457.03
320-000-1162	SAVINGS - CAP PROJ AQUATIC CTR		395,887.61
		-----	-----
	SAVINGS - TOTAL	1,228.99	429,344.64
001-000-1171	CD #5810-PW CD		50,000.00
		-----	-----
	CD # TOTAL	.00	50,000.00
001-000-1172	SAVINGS-COMPLEX TURF PROJECT	770.25	11,895.50
304-000-1172	SAVINGS-COMPLEX TURF PROJECT		257,191.09
		-----	-----
	CD # TOTAL	770.25	269,086.59
602-000-1175	CD #3970		1,495,910.24
		-----	-----
	CD #3970 TOTAL	.00	1,495,910.24
620-000-1178	CD 1702		331,440.90
		-----	-----
	CD 1702 TOTAL	.00	331,440.90
600-000-1179	CD 1705		888,571.62
		-----	-----
	CD 1705 TOTAL	.00	888,571.62
		=====	=====
	TOTAL CASH	1,512,985.49	19,718,508.88
		=====	=====

**TREASURER'S REPORT**  
**CALENDAR 7/2025, FISCAL 1/2026**

ACCOUNT TITLE	LAST MONTH END BALANCE	RECEIVED	DISBURSED	CHANGE IN LIABILITY	ENDING BALANCE
001 GENERAL FUND	1,513,121.94	263,316.62	734,686.02	9,708.06-	1,032,044.48
003 LIBRARY	50,622.09	35,052.72	34,428.58	1,511.40-	49,734.83
004 PARKS & RECREATION					
005 HOTEL-MOTEL TAX	194,569.25	11,796.15	20,085.60		186,279.80
010 MAYOR/MGR RELACEMENT FUND					
011 POLICE REPLACEMENT FUND					
012 STREET REPLACEMENT FUND	78.72	.31			79.03
013 LIBRARY REPLACEMENT FUND					
014 FIRE DEPT REPLACEMENT F	547.37	1.86			549.23
018 AIRPORT REPLACEMENT FUN	626.91	2.17			629.08
043 PARKS REPLACEMENT FUND	31,585.09	109.30			31,694.39
099 PAYROLL CLEARING FUND					
110 STREETS DEPT - ROAD USE	1,184,106.58	66,245.82	42,711.83	1,112.90-	1,206,527.67
112 EMPLOYEE BENEFITS	562,154.13	5,499.11	102,136.11		465,517.13
119 EMERGENCY LEVY					
121 LOCAL OPTION SALES TAX	362,324.27	91,990.75			454,315.02
125 TAX INCREMENT FINANCING	36,175.76	5,034.02			41,209.78
131 LIBRARY MEMORIAL TRUST	375.00				375.00
140 COMMUNITY BETTERMENT					
145 URBAN RENEWAL - LMI HOU	345,729.05		10,000.00		335,729.05
160 ECONOMIC DEVELOPMENT	358,199.81		40,000.00		318,199.81
177 POLICE FORFEITURE	13,089.16				13,089.16
200 DEBT SERVICE		30,063.40	300.00		29,763.40
210 DEBT - SPECIAL ASSESME	392,941.70	3,696.80			396,638.50
301 CAP EQUIP - FIRE EMERGE	26,436.55				26,436.55
302 CAP PROJ - STREET IMPRO	205,900.07	900,432.75			1,106,332.82
303 CAP PROJ - BRIDGES	79,290.97-				79,290.97-
304 PARKS & REC PROJECTS	126,816.24-				126,816.24-
308 CAP PROJ - SKATEBOARD PAR					
310 CAP PROJ - BIOSOLIDS IMPR					
311 CAP PROJ - CITY BUILDIN	285,807.13-				285,807.13-
315 CAP PROJ - HOUSING REHA	88.81				88.81
316 CAP PROJ - VISIONING PR	138,310.80-				138,310.80-
318 CAP PROJ - AIRPORT	207,176.59-				207,176.59-
319 CAP PROJ - WAPSIE DAM M	.90				.90
320 CAP PROJ - AQUATIC CENT	72,351.21-				72,351.21-
321 CAPITAL PW IMPROVEMENT					
322 CAP PROJ - STREETS/TIF					
323 CAP OUTLAY SAVINGS/LOST	1,242,160.83	967,563.22	97,831.54		2,111,892.51
324 CAP PROJECT HIGHWAY 150	325,304.59-				325,304.59-
325 CAP PROJ-1ST ST W RECON	65,358.64	425,204.36			490,563.00
399 CAP PROJ - 3rd AVE STMS	4,521.23				4,521.23
500 CEMETERY FUND	103,131.11	307.46			103,438.57
600 WATER FUND	1,449,083.77	110,150.03	441,658.66	868.12-	1,116,707.02
601 WATER IMPROVEMENT					
602 WATER CONSTRUCTION	1,607,567.34	396.08			1,607,963.42
604 WATER RELACEMENT FUND	41,122.05	142.26			41,264.31
605 WATER REVENUE BOND	701.01	7,737.92			8,438.93
606 WATER REV BOND RESERVE	98,000.00				98,000.00
610 SEWER UTILITY FUND	7,242,282.51	297,574.28	193,739.18	1,495.03-	7,344,622.58
611 SEWER SRF SINKING FUND	40.62	7,928.42			7,969.04
612 SEWER SRF PROJECT FUND	.89				.89
613 SEWER REVENUE BOND RESE	238,682.89				238,682.89

**TREASURER'S REPORT**  
**CALENDAR 7/2025, FISCAL 1/2026**

Item #7.

ACCOUNT TITLE		LAST MONTH END BALANCE	RECEIVED	DISBURSED	CHANGE IN LIABILITY	ENDING BALANCE
614	SEWER SINKING REVENUE B	11,342.20				11,342.20
615	WWTP FUTURE PLANT FUND	954,265.11	1,973.23			956,238.34
616	WWTP REHAB PROJECT					
619	SEWER REPLACEMENT FUND	23,541.24	81.41			23,622.65
620	WWTP REPLACEMENT FUND	331,440.90				331,440.90
740	STORM WATER DEPT	491,234.74	14,251.78	13,007.36		492,479.16
741	STORM WATER PROJECTS	257,430.68	180,086.57	168,714.54		268,802.71
820	SELF INSURANCE		14,671.03	14,374.36		296.67
821	SELF INSURANCE - ENTERPRISE		98.89	53.94		44.95
Report Total		18,205,523.39	3,441,408.72	1,913,727.72	14,695.51-	19,718,508.88

# BUDGET REPORT

## CALENDAR 7/2025, FISCAL 1/2026

Expenses by  
Function

PCT OF FISCAL YTD 8.3%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	POLICE TOTAL	1,836,957.00	260,819.86	260,819.86	14.20	1,576,137.14
	FIRE TOTAL	680,755.00	39,305.07	39,305.07	5.77	641,449.93
	AMBULANCE TOTAL	150,000.00	11,496.42	11,496.42	7.66	138,503.58
	BUILDING INSPECTIONS TOTAL	151,070.00	20,631.42	20,631.42	13.66	130,438.58
	ANIMAL CONTROL TOTAL	500.00	.00	.00	.00	500.00
	PUBLIC SAFETY TOTAL	2,819,282.00	332,252.77	332,252.77	11.79	2,487,029.23
	ROADS, BRIDGES, SIDEWALKS TOTA	891,168.00	42,808.74	42,808.74	4.80	848,359.26
	STREET LIGHTING TOTAL	40,775.00	8,675.64	8,675.64	21.28	32,099.36
	TRAFFIC CONTROL & SAFETY TOTA	16,500.00	240.00	240.00	1.45	16,260.00
	SNOW REMOVAL TOTAL	77,211.00	.00	.00	.00	77,211.00
	STREET CLEANING TOTAL	10,000.00	607.60	607.60	6.08	9,392.40
	AIRPORT TOTAL	369,287.00	30,475.90	30,475.90	8.25	338,811.10
	GARBAGE TOTAL	690,064.00	107,488.32	107,488.32	15.58	582,575.68
	PUBLIC WORKS TOTAL	2,095,005.00	190,296.20	190,296.20	9.08	1,904,708.80
	OTHER HEALTH/SOCIAL SERV TOTA	2,000.00	.00	.00	.00	2,000.00
	HEALTH & SOCIAL SERVICES TOTA	2,000.00	.00	.00	.00	2,000.00
	LIBRARY TOTAL	574,071.00	45,378.69	45,378.69	7.90	528,692.31
	PARKS TOTAL	419,179.00	72,682.89	72,682.89	17.34	346,496.11
	FORESTRY/GREENHOUSE TOTAL	7,584.00	1,135.49	1,135.49	14.97	6,448.51
	DOG PARK TOTAL	2,250.00	.00	.00	.00	2,250.00
	RECREATION - OPERATING TOTAL	445,432.00	31,263.64	31,263.64	7.02	414,168.36
	RECREATION - RIVER'S EDGE TOTA	92,177.00	4,659.62	4,659.62	5.06	87,517.38
	RECREATION - OUTDOOR TOTAL	73,150.00	17,682.35	17,682.35	24.17	55,467.65
	RECREATION - FALCON CIVIC TOTA	109,946.00	10,948.07	10,948.07	9.96	98,997.93
	RECREATION - SWIMMING POO TOTA	188,445.00	60,230.23	60,230.23	31.96	128,214.77
	RECREATION - RV PARK TOTAL	42,550.00	3,519.81	3,519.81	8.27	39,030.19
	RECREATION - COMPLEX TOTAL	135,419.00	44,167.48	44,167.48	32.62	91,251.52
	CEMETERY TOTAL	14,212.00	2,002.81	2,002.81	14.09	12,209.19
	CULTURE & RECREATION TOTAL	2,104,415.00	293,671.08	293,671.08	13.95	1,810,743.92
	HOUSING & URBAN RENEWAL TOTAL	10,000.00	10,000.00	10,000.00	100.00	.00
	URBAN RENEWAL TOTAL	.00	40,000.00	40,000.00	.00	40,000.00-
	OTHER ECONOMIC DEVELOPMNT TOTA	90,636.00	17,585.60	17,585.60	19.40	73,050.40
	ECONOMIC DEV REBATES TOTAL	341,150.00	.00	.00	.00	341,150.00
	COMMUNITY & ECONOMIC DEV TOTA	441,786.00	67,585.60	67,585.60	15.30	374,200.40
	MAYOR/COUNCIL/CITY MGR TOTAL	109,676.00	6,214.94	6,214.94	5.67	103,461.06
	CLERK/TREASURER/ADM TOTAL	114,630.00	10,738.57	10,738.57	9.37	103,891.43



# BUDGET REPORT

## CALENDAR 7/2025, FISCAL 1/2026

PCT OF FISCAL YTD 8.3%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	RETIRED EMPLOYEES TOTAL	7,046.00	253.80	253.80	3.60	6,792.20
	ELECTIONS TOTAL	6,000.00	.00	.00	.00	6,000.00
	LEGAL SERVICES/ATTORNEY TOTAL	141,250.00	4,032.92	4,032.92	2.86	137,217.08
	CITY HALL/GENERAL BLDGS TOTAL	140,570.00	13,288.94	13,288.94	9.45	127,281.06
	TORT LIABILITY TOTAL	16,756.00	.00	.00	.00	16,756.00
	GENERAL GOVERNMENT-I.T. TOTAL	196,285.00	7,218.05	7,218.05	3.68	189,066.95
	GENERAL GOVERNMENT TOTAL	732,213.00	41,747.22	41,747.22	5.70	690,465.78
	2016 - \$4,810,000 GO BON TOTA	264,020.00	.00	.00	.00	264,020.00
	DEBT SERVICE TOTAL	314,950.00	.00	.00	.00	314,950.00
	DEBT SERVICE TOTAL	305,727.00	300.00	300.00	.10	305,427.00
	2019 GO TOTAL	144,830.00	.00	.00	.00	144,830.00
	DEBT SERVICE TOTAL	153,311.00	.00	.00	.00	153,311.00
	DEBT SERVICE TOTAL	97,578.00	.00	.00	.00	97,578.00
	DEBT SERVICE TOTAL	270,900.00	.00	.00	.00	270,900.00
	2021 2740K GO TOTAL	479,625.00	.00	.00	.00	479,625.00
	2015A - \$2,200,000 GO BON TOTA	173,103.00	.00	.00	.00	173,103.00
	DEBT SERVICE TOTAL	2,204,044.00	300.00	300.00	.01	2,203,744.00
	POLICE TOTAL	252,700.00	.00	.00	.00	252,700.00
	FIRE TOTAL	249,500.00	3,108.54	3,108.54	1.25	246,391.46
	BUILDING INSPECTIONS TOTAL	69,500.00	.00	.00	.00	69,500.00
	ROADS, BRIDGES, SIDEWALKS TOTA	607,500.00	.00	.00	.00	607,500.00
	AIRPORT TOTAL	475,000.00	.00	.00	.00	475,000.00
	LIBRARY TOTAL	6,000.00	.00	.00	.00	6,000.00
	PARKS TOTAL	157,500.00	62,698.00	62,698.00	39.81	94,802.00
	RECREATION - FALCON CIVIC TOTA	42,000.00	5,100.00	5,100.00	12.14	36,900.00
	RECREATION - COMPLEX TOTAL	15,500.00	.00	.00	.00	15,500.00
	CITY HALL/GENERAL BLDGS TOTAL	211,000.00	26,925.00	26,925.00	12.76	184,075.00
	CAPITAL PROJECTS TOTAL	900,000.00	.00	.00	.00	900,000.00
	CAPITAL PROJECTS TOTAL	2,986,200.00	97,831.54	97,831.54	3.28	2,888,368.46
	2021 WATER 1140k TOTAL	92,855.00	.00	.00	.00	92,855.00
	DEBT SERVICE TOTAL	1,699,476.00	.00	.00	.00	1,699,476.00
	WATER TOTAL	1,722,880.00	433,920.74	433,920.74	25.19	1,288,959.26
	SEWER/SEWAGE DISPOSAL TOTAL	1,154,227.00	88,380.79	88,380.79	7.66	1,065,846.21
	SEWER COLLECTION TOTAL	627,101.00	76,604.97	76,604.97	12.22	550,496.03
	SEWER TREATMENT PLANT SRF TOTA	95,141.00	.00	.00	.00	95,141.00
	WWTP REHAB PROJECT TOTAL	16,512,000.00	.00	.00	.00	16,512,000.00
	STORM WATER TOTAL	289,318.00	8,840.69	8,840.69	3.06	280,477.31
	STORM WATER PROJECTS TOTAL	.00	168,714.54	168,714.54	.00	168,714.54
	ENTERPRISE FUNDS TOTAL	22,192,998.00	776,461.73	776,461.73	3.50	21,416,536.27



**BUDGET REPORT**  
**CALENDAR 7/2025, FISCAL 1/2026**

PCT OF FISCAL YTD 8.3% Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	TRANSFERS IN/OUT TOTAL	4,535,002.00	99,153.28	99,153.28	2.19	4,435,848.72
	INTERNAL SERVICE TOTAL	.00	14,428.30	14,428.30	.00	14,428.30-
		-----	-----	-----	-----	-----
	TRANSFER OUT TOTAL	4,535,002.00	113,581.58	113,581.58	2.50	4,421,420.42
		=====	=====	=====	=====	=====
	TOTAL EXPENSES	40,112,945.00	1,913,727.72	1,913,727.72	4.77	38,199,217.28
		=====	=====	=====	=====	=====

**BUDGET REPORT**  
**CALENDAR 7/2025, FISCAL 1/2026**

*Expenses by Fund*

PCT OF FISCAL YTD 8.3%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	GENERAL FUND TOTAL	5,699,049.00	734,686.02	734,686.02	12.89	4,964,362.98
	LIBRARY TOTAL	474,789.00	34,428.58	34,428.58	7.25	440,360.42
	HOTEL-MOTEL TAX TOTAL	238,136.00	20,085.60	20,085.60	8.43	218,050.40
	STREETS DEPT - ROAD USE T TOTA	802,001.00	42,711.83	42,711.83	5.33	759,289.17
	EMPLOYEE BENEFITS TOTAL	1,362,390.00	102,136.11	102,136.11	7.50	1,260,253.89
	LOCAL OPTION SALES TAX TOTAL	825,000.00	.00	.00	.00	825,000.00
	TAX INCREMENT FINANCING TOTAL	1,030,966.00	.00	.00	.00	1,030,966.00
	URBAN RENEWAL - LMI HOUSI TOTA	10,000.00	10,000.00	10,000.00	100.00	.00
	ECONOMIC DEVELOPMENT TOTAL	.00	40,000.00	40,000.00	.00	40,000.00-
	DEBT SERVICE TOTAL	2,204,044.00	300.00	300.00	.01	2,203,744.00
	DEBT - SPECIAL ASSESSMENT TOTA	100,000.00	.00	.00	.00	100,000.00
	CAP PROJ - STREET IMPROVE TOTA	900,000.00	.00	.00	.00	900,000.00
	CAP OUTLAY SAVINGS/LOST TOTAL	1,686,200.00	97,831.54	97,831.54	5.80	1,588,368.46
	CAP PROJ-1ST ST W RECON TOTAL	400,000.00	.00	.00	.00	400,000.00
	WATER FUND TOTAL	1,815,735.00	441,658.66	441,658.66	24.32	1,374,076.34
	WATER REVENUE BOND TOTAL	92,855.00	.00	.00	.00	92,855.00
	SEWER UTILITY FUND TOTAL	3,825,845.00	193,739.18	193,739.18	5.06	3,632,105.82

**BUDGET REPORT**  
**CALENDAR 7/2025, FISCAL 1/2026**

PCT OF FISCAL YTD 8.3%

Item #7.

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	SEWER SRF SINKING FUND TOTAL	1,794,617.00	.00	.00	.00	1,794,617.00
	WWTP REHAB PROJECT TOTAL	16,512,000.00	.00	.00	.00	16,512,000.00
	STORM WATER DEPT TOTAL	339,318.00	13,007.36	13,007.36	3.83	326,310.64
	STORM WATER PROJECTS TOTAL	.00	168,714.54	168,714.54	.00	168,714.54-
	SELF INSURANCE TOTAL	.00	14,374.36	14,374.36	.00	14,374.36-
	SELF INSURANCE - ENTERPRISE TOTAL	.00	53.94	53.94	.00	53.94-
	TOTAL EXPENSES BY FUND	=====	=====	=====	=====	=====
		40,112,945.00	1,913,727.72	1,913,727.72	4.77	38,199,217.28
		=====	=====	=====	=====	=====

# REVENUE REPORT

CALENDAR 7/2025, FISCAL 1/2026

PCT OF FISCAL YTD 8.3%

Item #7.

Revenue by  
Fund

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT RECVD	UNCOLLECTED
	GENERAL FUND TOTAL	5,570,048.00	263,316.62	263,316.62	4.73	5,306,731.38
	LIBRARY TOTAL	474,789.00	35,052.72	35,052.72	7.38	439,736.28
	HOTEL-MOTEL TAX TOTAL	100,000.00	11,796.15	11,796.15	11.80	88,203.85
	STREET REPLACEMENT FUND TOTAL	.00	.31	.31	.00	.31-
	FIRE DEPT REPLACEMENT FUN TOTA	.00	1.86	1.86	.00	1.86-
	AIRPORT REPLACEMENT FUND TOTA	.00	2.17	2.17	.00	2.17-
	PARKS REPLACEMENT FUND TOTAL	.00	109.30	109.30	.00	109.30-
	STREETS DEPT - ROAD USE T TOTA	848,960.00	66,245.82	66,245.82	7.80	782,714.18
	EMPLOYEE BENEFITS TOTAL	1,328,868.00	5,499.11	5,499.11	.41	1,323,368.89
	LOCAL OPTION SALES TAX TOTAL	825,000.00	91,990.75	91,990.75	11.15	733,009.25
	TAX INCREMENT FINANCING TOTAL	1,030,966.00	5,034.02	5,034.02	.49	1,025,931.98
	URBAN RENEWAL - LMI HOUSI TOTA	126,471.00	.00	.00	.00	126,471.00
	ECONOMIC DEVELOPMENT TOTAL	49,415.00	.00	.00	.00	49,415.00
	DEBT SERVICE TOTAL	2,239,923.00	30,063.40	30,063.40	1.34	2,209,859.60
	DEBT - SPECIAL ASSESSMENT TOTA	.00	3,696.80	3,696.80	.00	3,696.80-
	CAP PROJ - STREET IMPROVE TOTA	900,000.00	900,432.75	900,432.75	100.05	432.75-
	CAP PROJ - VISIONING PROJ TOTA	50,000.00	.00	.00	.00	50,000.00

ACCOUNT NUMBER	ACCOUNT TITLE	BUDGET ESTIMATE	MTD BALANCE	YTD BALANCE	PERCENT RECVD	UNCOLLECTED
	CAP OUTLAY SAVINGS/LOST TOTAL	1,702,450.00	967,563.22	967,563.22	56.83	734,886.78
	CAP PROJ-1ST ST W RECON TOTAL	425,000.00	425,204.36	425,204.36	100.05	204.36-
	CEMETERY FUND TOTAL	.00	307.46	307.46	.00	307.46-
	WATER FUND TOTAL	1,252,846.00	110,150.03	110,150.03	8.79	1,142,695.97
	WATER CONSTRUCTION TOTAL	.00	396.08	396.08	.00	396.08-
	WATER RELACEMENT FUND TOTAL	.00	142.26	142.26	.00	142.26-
	WATER REVENUE BOND TOTAL	92,855.00	7,737.92	7,737.92	8.33	85,117.08
	SEWER UTILITY FUND TOTAL	2,401,656.00	297,574.28	297,574.28	12.39	2,104,081.72
	SEWER SRF SINKING FUND TOTAL	1,794,617.00	7,928.42	7,928.42	.44	1,786,688.58
	WWTP FUTURE PLANT FUND TOTAL	.00	1,973.23	1,973.23	.00	1,973.23-
	WWTP REHAB PROJECT TOTAL	16,512,000.00	.00	.00	.00	16,512,000.00
	SEWER REPLACEMENT FUND TOTAL	.00	81.41	81.41	.00	81.41-
	STORM WATER DEPT TOTAL	160,000.00	14,251.78	14,251.78	8.91	145,748.22
	STORM WATER PROJECTS TOTAL	180,000.00	180,086.57	180,086.57	100.05	86.57-
	SELF INSURANCE TOTAL	.00	14,671.03	14,671.03	.00	14,671.03-
	SELF INSURANCE - ENTERPRI TOTAL	.00	98.89	98.89	.00	98.89-
	TOTAL REVENUE BY FUND	=====38,065,864.00=====	=====3,441,408.72=====	=====3,441,408.72=====	=====9.04=====	=====34,624,455.28=====



[www.independenceia.org](http://www.independenceia.org)

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MONTHLY REPORTS  
SUMMARY OF EXPLANATION

**Bank Reconciliation**

- This is a summary of the city's checking, savings, and investment account balances in the financial software.
- The information is received from the Bank Statements, Investment Statements, and Bank Reconciliation Registers.
- The Bank Reconciliation process is the balancing month end creating Bank Reconciliation Registers.
- The Bank Reconciliation Report final page on the City's Cash, Investments, and Petty Cash total should equal the Bank Cash Report.

**Treasurer's Report**

- This report is a financial software generated report that identifies the balance in each of the city's funds.
- This report reflects the funds beginning balance (*Calendar Last Month End Balance*), plus revenues received (*Received*), less expenses disbursed (*Disbursed*), plus or minus *Change in Liability*, and the fund's *Ending Balance*.
- The report Ending Balance across from the Report Total row should equal the *Bank Cash Report Total of All Banks* row, *Monthly Cash Balance* column and the *Reconciliation Report Cash, Investments, and Petty Cash* total.

**Budget Report by Function**

- This is a financial software generated report that reflects the nine Programs or Functions (*Public Safety, Public Works, Health & Social Services, Culture & Recreation, Community & Economic Development, General Government, Debt Service, Capital Projects, and Enterprise Funds*) as identified by the State of Iowa.
- This is an extremely important report to pay attention to because; *a budget will have to be amended only if the budgeted expenditures for a --- PROGRAM --- or FUNCTION will exceed the amount originally budgeted for that specific program as a total.*
- An amendment may not be necessary if only the budgeted expenditures for an individual capital project will be exceeded. The budget for the *PROGRAM* or *FUNCTION* is the controlling factor in determining if a budget amendment is needed.
- We will want to pay attention to the YTD Balance column of this particular report. The State of Iowa also says that you must prepare a budget amendment prior to exceeding the Program or Function if it is estimated or anticipated that you'll exceed that Program or Function.

**Budget Report XP by Fund**

- This is a financial software generated report which reflects the funds budgeted expense amount, Month to Date Balance, YTD Balance, Percent Expended and Unexpended.

**Revenue Report**

- This is a financial software generated report which reflects the funds budgeted revenues, Month to Date Balance, YTD Balance, Percent Received and Uncollected.



## CITY COUNCIL MEMORANDUM

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**TO:** City Council

**FROM:** Susi Lampe, CMC, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** Revenues and Expenses to date – *Information Only*

---

**BACKGROUND:**

We went live with our new finance software on Monday, August 4<sup>th</sup>, and have been in transition from using gWorks and Edmunds this week to get both systems current as of the end of July 31<sup>st</sup>. Staff have been in trainings on how to navigate the new system and working on daily tasks all last week. I want to make sure that I am able to create reports in Edmunds that are as close to the gWorks reports to minimize the transition for others when looking at the reports. Budget reports will be provided at the next council meeting.

**DISCUSSION:**

This is for information only; no discussion is necessary.

**RESULTS:**

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of promoting and encouraging community involvement and engagement. This item helps achieve that vision by being transparent and sharing the City's financials.

**FINANCIAL CONSIDERATION:**

N/A

**RECOMMENDATION:**

This item is for informational purposes only, no motion is needed or recommended.



## CITY COUNCIL MEMORANDUM

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**TO:** City Council

**FROM:** Matthew R. Schmitz, MPA - City Manager

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** A Presentation on the Buchanan County Emergency Medical Services (EMS) Essential Service Levy Proposal (Information Only; No Action Required)

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### BACKGROUND:

The current emergency medical services (EMS) system in Buchanan County is considered unsustainable due to challenges such as volunteer burnout, staffing concerns, rising training costs, and high equipment expenses. These issues contribute to budget challenges for municipalities, low staffing, and slower response times. In 2021, Iowa Code 422D was updated to permit counties to declare EMS an essential service and to authorize a supporting tax. In response, the Buchanan County EMS Advisory Council was established to assess the county's needs and recommend a path forward. This presentation outlines the council's findings and proposal.

### DISCUSSION:

The Advisory Council's proposal recommends declaring EMS an essential service and implementing a property tax levy of up to \$0.75 per one thousand dollars of taxable valuation. This levy would have a 15-year sunset and would not include an income surtax.

A key component of the plan is the creation of a county-owned ambulance service to serve the areas currently covered by AMR Ambulance, including the city of Independence. The levy would also provide funds to support all existing ambulance and first responder services with costs related to training, certification, staffing, and capital equipment.

### RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of supporting high-quality City services. The proposal presented supports this vision by creating a stable, long-term funding mechanism to address the identified challenges in the current EMS system. The goal is to ensure the sustainable and reliable delivery of high-quality patient care to residents.

### FINANCIAL CONSIDERATION:

The proposal is for a new county-wide funding source, not a city tax. The proposed property tax levy is \$0.75 per \$1,000 of taxable property value.

- A property with a taxable valuation of \$100,000 would see an annual tax of \$75.00.
- A property valued at \$200,000 would see an annual tax of \$150.00.

The levy is projected to generate approximately \$1,002,281.00 annually across the county. After funds are allocated to the Fairbank and Jesup districts, an estimated \$762,485 would remain to support the new county-owned service and other first responder agencies.



**RECOMMENDATION:**

No action is required at this time. This item is being presented for informational purposes.

July 10th, 2025

# EMS ESSENTIAL SERVICE LEVY PROPOSAL

Prepared for:

**Buchanan County Board of  
Supervisors**

www.buchanancounty.iowa.gov  
319-334-3578  
210 5<sup>th</sup> Ave NE  
Independence, IA 50644

Prepared by:

**Buchanan County EMS Advisory  
Council**

Point of Contact:

**Dan Walter**

buchcouems@gmail.com  
319-327-4295

## SUMMARY

This proposal outlines the recommendations of the Buchanan County EMS Advisory Council for a county-wide Emergency Medical Services levy. Our recommendations are developed from evidence-based needs that were identified by this Council. These recommendations outline a tailored plan to create a sustainable system to support emergency medical services across Buchanan County.

## PROBLEM STATEMENT

The current emergency medical services in Buchanan County are not sustainable due, in large part, to staffing concerns, training/certification challenges, and high equipment costs. This had led to volunteer burnout, municipal budget challenges, low staffing, and slower response times. These issues must be addressed to ensure sustainable delivery of high-quality patient care.

## SOLUTION

Our solution is designed to:

- 1) Create a sustainable county-owned ambulance service to serve approximately 55% of Buchanan County. Including the cities of: Independence, Winthrop, Rowley, and Quasqueton.
- 2) Support all existing ambulance and first responder services with: initial training/certification costs, continuing education costs, staffing costs, and financial resources for critical capital expenses. (i.e. ambulance, cardiac monitor, mechanical CPR device, etc)

July 10th, 2025

# IOWA CODE 422D

The State of Iowa has historically promoted Public Safety, specifically Fire and Law Enforcement. The state supports this through the following Laws:

- Iowa Code 364.16 – Municipal fire protection
- Iowa Code 357B – Fire Districts
- Iowa Code 80 – Law Enforcement / Peace Officers
- Iowa Code 331.653 – County Sheriff

Although Emergency Medical Services (EMS) is typically a component of Public Safety, it has not been considered an Essential Service in Iowa until recently. In 2021, Iowa Code 422D was updated to allow for a county tax to support emergency medical services. The most pertinent changes were:

- County Supervisors can declare EMS as an Essential Service in their County
- Upon adoption of the resolution each county shall coordinate efforts with the local EMS agencies to establish a County EMS Advisory Council to assist in researching and assessing the service needs and guiding implementation of the service
- The vote requires 60% of those voting to pass.
- One or both of the following may be considered for implementation:
  - A property tax not to exceed \$0.75 per one thousand dollars
  - A local option income surtax not to exceed 1%
- Revenues received from the Tax Levy shall be deposited into the Emergency Medical Services Trust fund, to be expended based upon an approved plan.
- For counties that are not one of the 11 most populous counties in the state, the Tax Levy shall be imposed for a maximum of 15 years.

July 10th, 2025

# RECOMMENDATIONS

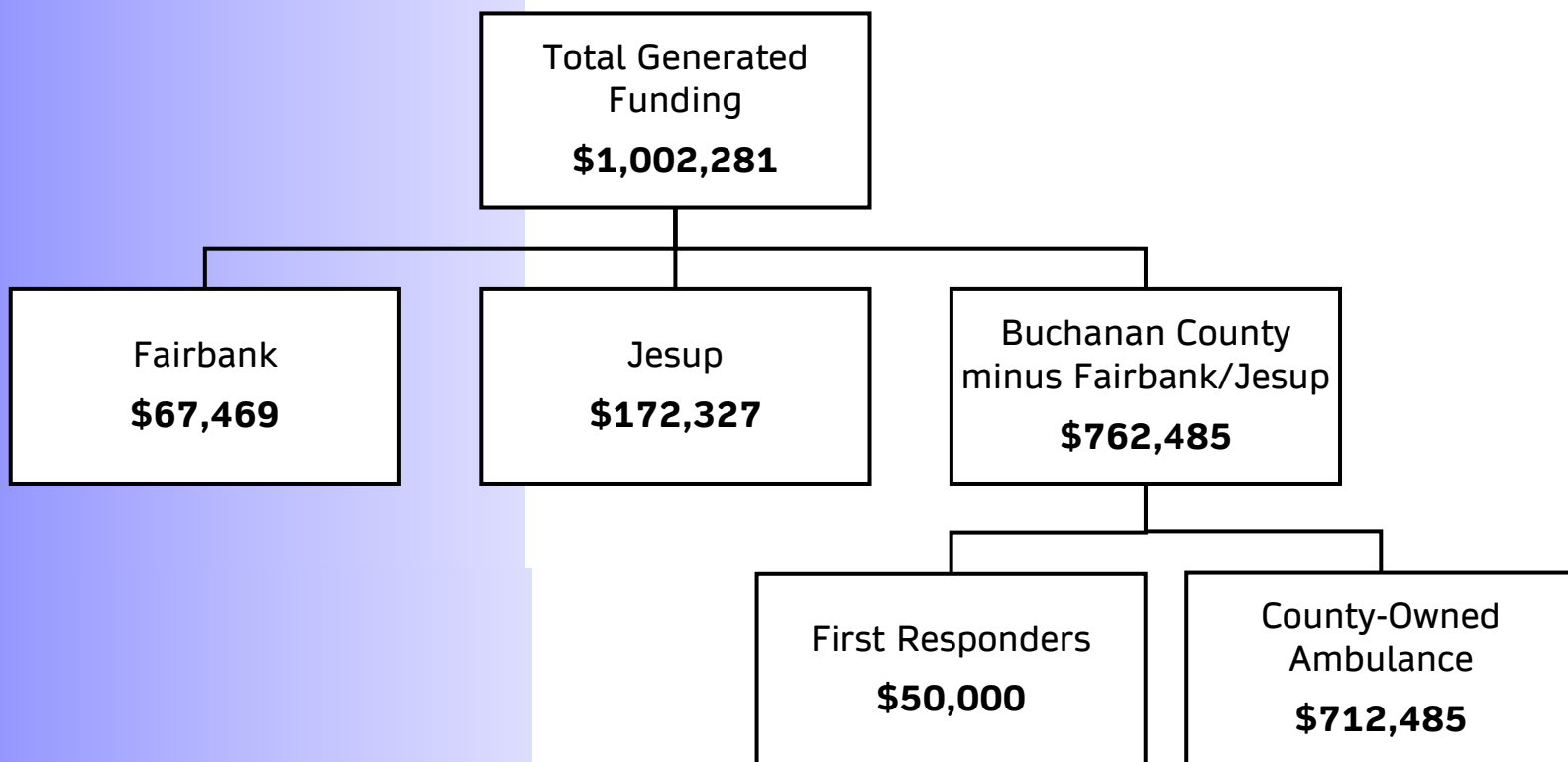
The following are recommendations for an EMS essential service levy for Buchanan County.

- Tax levy of up to \$0.75 per one thousand dollars of taxable valuations
- No income surtax
- Tax levy sunset of 15 years
- Funds generated from taxable valuations within the Jesup Ambulance district shall be used to support the Jesup Ambulance Service
- Funds generated from taxable valuations within the Fairbank Ambulance district shall be used to support the Fairbank Ambulance Service
- Funds generated from all taxable valuations outside of the Jesup Ambulance and Fairbank Ambulance districts shall be used to support a county-owned ambulance service and all First Responder services
- A 28E agreement shall be put in place which outlines the previous three recommendations and is agreed upon by Fairbank, Jesup, and Buchanan County
- Tax funds shall not be dispersed from the Emergency Medical Services Trust Fund unless pursuant to the 28E agreement
- In accordance with Iowa Code 422D, the Advisory Council shall annually review and assess the EMS needs of the county and file a report with the Board of Supervisors.
- All requests for funding from the Emergency Medical Services Trust Fund shall be submitted to the Advisory Council for recommendation prior to being brought in front of the Board of Supervisors for approval.

July 10th, 2025

# TAXABLE VALUATIONS BREAKDOWN - FY 25/26

District	Total Taxable Valuations		Total Generated Funding
Buchanan County (total)	\$1,336,375,215	@ \$0.75	\$1,002,281
Fairbank Ambulance District	\$67,132,559	@ \$0.75	\$67,469
Jesup Ambulance District	\$129,263,170	@ \$0.75	\$172,327
Buchanan County (w/o Fairbank and Jesup districts)	\$1,016,646,741	@ \$0.75	\$762,485



July 10th, 2025

# **COUNTY-OWNED AMBULANCE: YEAR 1 BUDGET PROPOSAL**

CONTINUED ON NEXT PAGE

# Ambulance Budget – Year 1

CAPITAL EXPENSES		
Ambulances	500,000.00	Two used, one new (2 active, 1 reserve)
Cots	112,155.00	(3) One per ambulance
Power Load System	98,274.00	(3) One per ambulance
Ventilator	30,000.00	One total
LUCAS(CPR DEVICE)	43,924.10	(2) One for each main ambulance
Cardiac Monitor	90,000.00	(2) One for each main ambulance
Reporting Software	5,000.00	Annual cost
StairChair	4,000.00	(2) One for each main ambulance
Radios (portable)	51,000.00	(2 per ambulance, 6 total) Equipment, install, and software
Radios (mobile)	18,000.00	(1 per ambulance, 3 total) Equipment, install, and software
<b>TOTAL COST OF CAPITAL EXPENSES</b>	<b>952,353.10</b>	
OPERATING COSTS		
Fuel	26,000.00	Annual estimate based on: # of calls, # of transfers, average mileage to hospitals
Business Licenses/Certificates	350.00	CLIA, provider renewals, etc
Commissions/Fees	300.00	IEMSA, NAEMT, NREMT, etc
Continuing Education	7,500.00	Classes, conferences, in-house training
Contracted Services	82,500.00	PCC billing
Insurance Expense	10,000.00	Insurance premiums
On-call staff	70,000.00	Annual on-call staff (BLS 2nd crew provider)
Full Time EMT	181,656.00	Three full time EMTs
EMT benefits	91,699.20	Full time EMT benefits
Full Time Paramedic	444,048.00	Six full time Paramedics
Paramedic benefits	183,398.40	Full time Paramedic benefits
Director	80,000.00	Ambulance Director wages
Director benefits	30,566.40	Ambulance Director benefits
Travel	1,000.00	Trainings, classes, equipment inspections
Uniform	5,000.00	EMS pants, boots, shirts, etc
Training Supplies	500.00	Mannequins, moulage, airway heads, etc
Computer	10,000.00	Three mobile computers
Misc Office expenses	1,500.00	Printer, ink, paper, staples, etc
Cell phone x3	1,500.00	Phones and data plans. Two for rigs, 1 for office
Repairs & Maintenance/Building	1,000.00	Maintenance for buildings
Repairs & Maintenance/Rigs	30,000.00	Maintenance for ambulances, includes preventative
Repairs & Maintenance/Equip	20,000.00	Maintenance for equipment, includes preventative
Initial supplies	40,000.00	Cost to stock three ambulances, including bags
<b>TOTAL OPERATING COSTS</b>	<b>1,318,518.00</b>	Operating costs
<b>TOTAL AMBULANCE EXPENSES</b>	<b>2,270,871.10</b>	Capital expenses + operating costs
INCOME		
Tax revenue	712,485.00	Total taxable valuations @ \$0.75, minus Fairbank District, Jesup District, First Responders
Insurance reimbursements	618,750.00	Estimated at 75% total reimbursement for Year 1
Grants	TBD	Will fluctuate year-to-year
Donations	TBD	Will fluctuate year-to-year
<b>TOTAL INCOME</b>	<b>1,331,235.00</b>	
<b>TOTAL AMBULANCE DEFICIT</b>	<b>-939,636.10</b>	Total deficit for Year 1

July 10th, 2025

# **COUNTY-OWNED AMBULANCE: YEAR 2 BUDGET PROPOSAL**

CONTINUED ON NEXT PAGE



**Ambulance Budget - Year 2**

<b>CAPITAL EXPENSES</b>		
Ambulances	60,000.00	Replacement plan (5 years)
Cots	8,000.00	Replacement plan (5 years)
Power Load	8,000.00	Replacement plan (5 years)
Ventilator	3,000.00	Replacement plan (10 years)
LUCAS(CPR DEVICE)	4,392.00	Replacement plan (10 years)
Cardiac Monitor	8,000.00	Replacement plan ( 10 years)
Reporting Software	5,000.00	Annual Cost
StairChair	400.00	Replacement plan ( 10 years)
Radios (portable) x6	5,100.00	7-10 Years Replacement
Radios (mobile) x3	1,800.00	7-10 Years Replacement
<b>TOTAL COST OF CAPITAL EXPENSES</b>	<b>103,692.00</b>	
<b>OPERATING COSTS</b>		
Fuel	26,000.00	Annual estimate
Business Licenses/Certificates	340.00	Annual cost
Commissions/Fees	300.00	Annual cost
Continuing Education	7,500.00	Annual cost
Contracted Services	82,500.00	Typically 10% of insurance reimbursements
Insurance Expense	10,000.00	Annual premiums estimate
On-call staff	70,000.00	Annual cost
FT EMT	187,105.00	Three FT EMTs w/ 3% raise from Year 1
EMT benefits	91,699.20	Annual cost
FT MEDIC	457,369.00	6 FT Paramedics w/ 3% raise from Year 1
Medic benefits	183,398.40	Annual cost
Director	82,400.00	Ambulance Director wages w/ 3% raise from Year 1
Director benefits	30,566.00	Annual cost
Travel	1,000.00	Annual cost
Uniform	3,000.00	Reduced after Year 1 start up uniforms are purchased
Training Supplies	500.00	Annual cost
Computers	2,000.00	Replacement plan (5 years)
Misc Office expenses	1,500.00	Annual cost
Cell phone x3	1,500.00	Annual cost
Repairs & Maintenance/Building	1,000.00	Annual cost
Repairs & Maintenance/Rigs	30,000.00	Annual cost
Repairs & Maintenance/Equip	20,000.00	Annual cost
Medical Supplies	20,000.00	Estimate of annual used or expired supplies
<b>TOTAL OPERATING COSTS</b>	<b>1,309,677.60</b>	
<b>TOTAL AMBULANCE EXPENSES</b>	<b>1,413,369.60</b>	Capital expenses + operating costs
<b>INCOME</b>		
Tax Revenue	712,485	Total taxable valuations @ \$0.75, minus Fairbank District, Jesup District, First Responders
Insurance Reimbursements	825,000	Estimated at 100% of total annual reimbursement
Grants	TBD	
Donations	TBD	
<b>TOTAL INCOME</b>	<b>1,537,485.00</b>	
<b>NET AMBULANCE REVENUE</b>	<b>74,115.40</b>	Not including a bond payment,does include First Responders

# EMS ESSENTIAL SERVICE LEVY

The EMS levy will provide supporting funds to EMS services in Buchanan County to ensure sustainable, reliable, high-quality emergency medical care.

## WHY IS THE ESSENTIAL SERVICE LEVY NEEDED?

The current state of EMS in Buchanan County is NOT sustainable. Rising call volumes, aging volunteers, rising costs of training, continuing education requirements, and rising costs of equipment severely hinder EMS services' ability to adequately respond to your medical emergency.

## HOW WILL THE ESSENTIAL SERVICE LEVY MAKE EMS SUSTAINABLE?

This levy would provide funding to assist EMS services by:

- Creating a county-owned ambulance service that will serve the districts currently covered by AMR Ambulance.
- Helping cover EMS certification and continuing education costs
- Helping purchase capital EMS equipment, as well as ambulances/first responder apparatus.
- Helping provide stipends to incentivize citizens to join EMS services and offset costs incurred during a response (i.e. time, fuel, etc)

## HOW DOES THIS RELATE TO YOUR PROPERTY?

(TAXABLE VALUATIONS)

- \$100,000 property at \$0.75 per \$1,000 = \$75.00
- \$200,000 property at \$0.75 per \$1,000 = \$150.00
- \$238,000\* property at \$0.75 per \$1,000 = \$178.50
- \$250,000 property at \$0.75 per \$1,000 = \$187.50
- \$500,000 property at \$0.75 per \$1,000 = \$375.00

\*MEDIAN PROPERTY VALUE IN BUCHANAN COUNTY



Item #9.

## WHAT IS THE LEVY RATE?

The Essential Service Levy is a property tax at a rate of \$0.75 per \$1,000 of taxable valuations.

## DON'T MY TAXES ALREADY GO TO SUPPORT EMS?

- No, not directly. There are currently no county taxes that go to support EMS agencies. Individual cities supply their agencies with city funding but these funds are not capable of supporting the needs of these agencies.
- A common misconception is that the Buchanan County Health Center tax pays for the ambulance. This is incorrect. The Buchanan County Health Center supports the ambulance by housing the ambulances and staff, but do not directly financially support ambulance operations.
- There are also no state or federal taxes that go to support local EMS agencies. In 2021, the State of Iowa changed Code 422D to allow for a specific tax to be an option for counties to

# DID YOU KNOW...?

Item #9.

## ...THERE ARE 3 AMBULANCE SERVICES BASED IN BUCHANAN COUNTY?

- FAIRBANK AMBULANCE SERVES THE CITY OF FAIRBANK ALONG WITH THE NORTHWEST CORNER OF BUCHANAN COUNTY.
- JESUP AMBULANCE SERVES THE CITY OF JESUP ALONG WITH THE WEST CENTRAL AND SOUTHWEST PORTIONS OF BUCHANAN COUNTY,
- AMR AMBULANCE CONTRACTS WITH THE CITY OF INDEPENDENCE WHILE ALSO SERVING THE COMMUNITIES OF AURORA, BRANDON, HAZLETON, LAMONT, QUASQUETON, ROWLEY, STANLEY, AND WINTHROP.

## ...JESUP AND FAIRBANK ARE STAFFED 100% BY VOLUNTEERS?

- IN 2024, JESUP RESPONDED TO 302 MEDICAL CALLS AND FAIRBANK RESPONDED TO 99 MEDICAL CALLS. ON AVERAGE, EACH MEDICAL CALL TAKES 2 HOURS. THAT MEANS THESE CAREGIVERS SPENT 802 HOURS HELPING THEIR COMMUNITIES WITH NO COMPENSATION OF THEIR TIME, FUEL, ETC. ADDITIONALLY, THAT DOES NOT ACCOUNT FOR THE HOURS THEY SPEND TRAINING EACH MONTH OR THE COMMUNITY EVENTS THEY STANDBY FOR.

## ...THE COSTS OF CERTIFICATION COURSES ARE RISING?

ON AVERAGE, EMS CERTIFICATION COURSES COST:

- EMR = \$1,000 PER PERSON
- EMT = \$2,000 PER PERSON
- AEMT = \$2,750 PER PERSON
- PARAMEDIC = \$15,000 PER PERSON

## ...THE COSTS OF EMS EQUIPMENT IS RISING?

- EMS JUMP BAG = \$1,000 EACH (JUST BAG, NO SUPPLIES)
- AEDS = \$2,000 EACH
- COT/STRETCHER = \$37,000
- POWERLOAD SYSTEM = \$32,000
- HEART MONITOR = \$40,000
- VENTILATOR = \$30,000
- AMBULANCE = \$300,000 (BASE PRICE: NO EQUIPMENT, COT, OR POWERLOAD

## ...EMS PROVIDERS NEED CONTINUING EDUCATION?

EVERY TWO YEARS EMS PROVIDERS HAVE TO RENEW THEIR CERTIFICATION WITH THE IOWA DEPARTMENT OF PUBLIC HEALTH AND OBTAIN THE MINIMUM NUMBER OF CONTINUING EDUCATION HOURS FOR THEIR CERTIFICATION LEVEL.

- EMR = 8 HOURS
- EMT = 20 HOURS
- AEMT = 25 HOURS
- PARAMEDIC = 30 HOURS

## WANT TO LEARN MORE?

SPEAK WITH MEMBERS OF YOUR LOCAL  
EMS SERVICE AND ASK THEM HOW THIS  
LEVY WILL HELP YOUR COMMUNITY  
AND

USE THE QR CODE TO VISIT OUR FACEBOOK PAGE TO:

- FIND MEETING DATES TO DISCUSS THE ESSENTIAL SERVICE LEVY
- LEARN INTERESTING FACTS ABOUT LOCAL EMS SERVICES
- STAY UP-TO-DATE WITH EMS IN BUCHANAN COUNTY
- AND MUCH MORE!





## CITY COUNCIL MEMORANDUM

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**TO:** City Council

**FROM:** Matthew R. Schmitz, MPA - City Manager

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** Resident Request to Discuss Amending City Code Chapter 152.02 – Fence Setback Requirements

---

### BACKGROUND:

A city resident, Nathan Hansen, has formally requested to be placed on the agenda to discuss a potential amendment to the City's Code of Ordinances. Specifically, Mr. Hansen is concerned with Chapter 152.02, which requires a three-foot setback for fences when written permission from an adjoining property owner is not obtained. The resident has been in communication with the City's Building Official regarding a fence he wishes to install and has formally requested the Council consider removing this requirement from the code. This ordinance is not subject to Planning & Zoning Commission review and can be acted on directly by the City Council.

### DISCUSSION:

Amending a City Ordinance requires a specific, and potentially lengthy, process. Typically, for a prospective ordinance change like this, the item is first brought to the City Council for initial discussion, often at a work session to allow for in-depth review and dialogue.

Following a work session, the ordinance amendment would be presented at a regular Council meeting for its first reading. State law requires three separate readings for an ordinance to be adopted. The Council has the authority to waive the second and third readings with a supermajority vote. If the readings are not waived, the process would span several meetings.

Based on the current meeting schedule, if the Council directs this to a work session, it would likely be held on September 2nd. The first reading would then occur at the September 8th meeting, the second on September 22nd, and the final reading on October 13th. The ordinance would then be published and become effective by the week of October 20th.

### RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of **supporting high-quality City services** and **efficient and effective planning and prioritizing of all available resources**.

This item helps achieve that vision by ensuring the City's regulations are reasonable, not unduly burdensome on property owners, and reflect the current needs and desires of the community. Reviewing the ordinance based on resident feedback is a key part of effective governance.

### FINANCIAL CONSIDERATION:

There are no direct financial considerations associated with this discussion. If the ordinance is amended, there may be minor costs associated with publishing the new ordinance, which can be absorbed into the current operating budget.

**RECOMMENDATION:**

Staff recommends that the City Council discuss the resident's request and provide direction. Should the Council be amenable to considering a change, the recommended next step would be to schedule the topic for a City Council Work Session on September 2, 2025, to allow for a more thorough discussion of the matter. If the Council would like to accelerate that, we could bring an Ordinance Change to the August 25, 2025, City Council meeting for consideration.





## CITY COUNCIL MEMORANDUM

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**TO:** Matthew R. Schmitz, MPA - City Manager

**FROM:** Susi Lampe, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** Resolution Approving Development Agreement with Indee Storage LLC, Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain Tax Increment Revenues to the Payment of the Agreement

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### **BACKGROUND:**

Jeff and Jill Steigleman have requested and submitted an application for Tax Increment Financing (TIF) for a commercial project they are doing at the Northeast corner of the intersection of 20<sup>th</sup> Avenue SW and Bland Boulevard.

### **DISCUSSION:**

This is another step in working through the process of using TIF in relation to a commercial development agreement.

### **RESULTS:**

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of encouraging a supportive environment for businesses, workforce, and economic development, and promoting and encouraging community involvement and engagement. This item helps achieve that vision by working through the process to assist with providing for more storage rentals and another retail shop for residents of the City.

### **FINANCIAL CONSIDERATION:**

Costs related to this work will be allocated back to the TIF fund and budgeted and certified accordingly.

### **RECOMMENDATION:**

Staff recommends a motion to approve and authorize the Mayor to sign the resolution that approves the development agreement with Indee Storage, LLC, authorizing annual appropriation tax increment payments, and pledging certain tax increment revenues to the payment of the agreement.

## RESOLUTION NO. 2025-

### **Resolution Approving Development Agreement with Indee Storage, LLC, Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain Tax Increment Revenues to the Payment of the Agreement**

**WHEREAS**, the City of Independence, Iowa (the “City”), pursuant to and in strict compliance with all laws applicable to the City, and in particular the provisions of Chapter 403 of the Code of Iowa, has adopted an Urban Renewal Plan for the Independence Urban Renewal Area (the “Urban Renewal Area”); and

**WHEREAS**, this City Council has adopted an ordinance providing for the division of taxes levied on taxable property in the Urban Renewal Area pursuant to Section 403.19 of the Code of Iowa and establishing the fund referred to in Subsection 2 of Section 403.19 of the Code of Iowa (the “Urban Renewal Tax Revenue Fund”), which fund and the portion of taxes referred to in that subsection may be irrevocably pledged by the City for the payment of the principal of and interest on indebtedness incurred under the authority of Section 403.9 of the Code of Iowa to finance or refinance in whole or in part projects in the Urban Renewal Area; and

**WHEREAS**, the City has proposed to enter into a certain development agreement (the “Agreement”) with Indee Storage, LLC (the “Company”) in connection with the construction by the Company of new storage unit facilities and a commercial retail center (the “Project”) in the Urban Renewal Area; and

**WHEREAS**, under the Agreement, the City will agree to provide annual appropriation tax increment payments (the “Payments”) to the Company in a total amount not exceeding \$250,000; and

**WHEREAS**, this City Council, pursuant to Section 403.9 of the Code of Iowa, has published notice, has held a public hearing on the Agreement on July 28, 2025, and has otherwise complied with statutory requirements for the approval of the Agreement, and it is now necessary to make provision for the approval of the Agreement; and

**WHEREAS**, Chapter 15A of the Code of Iowa (“Chapter 15A”) declares that economic development is a public purpose for which a City may provide grants, loans, tax incentives, guarantees and other financial assistance to or for the benefit of private persons; and

**WHEREAS**, Chapter 15A requires that before public funds are used for grants, loans, tax incentives or other financial assistance, a City Council must determine that a public purpose will reasonably be accomplished by the spending or use of those funds; and

**WHEREAS**, Chapter 15A requires that in determining whether funds should be spent, a City Council must consider any or all of a series of factors;

**NOW, THEREFORE**, It Is Resolved by the City Council of the City of Independence, Iowa, as follows:

Section 1. Pursuant to the factors listed in Chapter 15A, the City Council hereby finds that:

(a) The Project will add diversity and generate new opportunities for the Independence and Iowa economies; and

(b) The Project will generate public gains and benefits, particularly in the creation and retention of jobs and income, which are warranted in comparison to the amount of the proposed Payments; and

Section 2. The City Council further finds that a public purpose will reasonably be accomplished by entering into the Agreement and providing the Payments to the Company as provided for therein.

Section 3. The Agreement is hereby approved, and the Mayor and City Clerk are hereby authorized and directed to execute and deliver the Agreement on behalf of the City in substantially the form and content in which the Agreement has been presented to this City Council. The City Manager and the Mayor are also authorized to make such changes, modifications, additions or deletions as they, with the advice of bond counsel, may believe to be necessary, and to take such actions as may be necessary to carry out the provisions of the Agreement.

Section 4. The Payments by the City under the Agreement shall be subject to annual appropriation by the City Council, in the manner set out in the Agreement. As provided and required by Chapter 403 of the Code of Iowa, the City's obligations under the Agreement shall be payable solely from a subfund (the "Indee Storage, LLC Subfund"), into which shall be paid that portion of the income and proceeds of the Urban Renewal Tax Revenue Fund attributable to property taxes derived from the property as described as follows:

Lot 3 and Lot 4 Greenview Commercial Addition, City of Independence, Buchanan County, Iowa.

Section 5. The City hereby pledges to the payment of the Agreement the Indee Storage, LLC Subfund and the taxes referred to in Subsection 2 of Section 403.19 of the Code of Iowa to be paid into such Subfund, provided, however, that no Payment will be made under the Agreement unless and until monies from the Indee Storage, LLC Subfund are appropriated for such purpose by the City Council.

Section 6. After its adoption, a copy of this resolution shall be filed in the office of the county auditor of Buchanan County to evidence the continuing pledging of the Indee Storage, LLC Subfund and the portion of taxes to be paid into such Subfund and, pursuant to the direction of Section 403.19 of the Code of Iowa, the county auditor shall allocate the taxes in accordance therewith and in accordance with the tax allocation ordinance referred to in the preamble hereof.

Section 7. All resolutions or parts thereof in conflict herewith are hereby repealed.

**RESOLUTION NO. 2025-** was passed and approved by a majority vote of the City Council of Independence, Iowa, on the 11<sup>th</sup> day of August 2025.

Record of Voting:

Ayes:

Nays:

Absent:

**Resolution No. 2025-** declared passed and adopted by the Mayor on this 11<sup>th</sup> day of August 2025.

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Brad Bleichner, Mayor of the City of Independence, IA

ATTEST:

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Susi Lampe, CMC, IaCMC, IaCFO,  
Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA



## DEVELOPMENT AGREEMENT

This Development Agreement (the “Agreement”) is entered into between the City of Independence, Iowa (the “City”) and Indee Storage, LLC (the “Company”) as of the \_\_\_\_ day of \_\_\_\_\_, 2025 (the “Commencement Date”).

WHEREAS, the City has established the Independence Urban Renewal Area (the “Urban Renewal Area”), and has adopted a tax increment ordinance for the Urban Renewal Area; and

WHEREAS, the Company owns certain real property which is situated in the City, lies within the Urban Renewal Area and is more specifically described on Exhibit A hereto (the “Property”); and

WHEREAS, the Company has proposed to undertake the construction (the “Project”) of new storage unit facilities and a commercial retail center (the “Retail Center”) for use in its business operations on the Property; and

WHEREAS, Chapter 15A of the Code of Iowa authorizes cities to provide grants, loans, guarantees, tax incentives and other financial assistance to or for the benefit of private persons;

NOW THEREFORE, the parties hereto agree as follows:

**A. Company’s Covenants**

**1. Project Construction and Operation.**

Project

The Company agrees to construct the Project on the Property. The Company has submitted a detailed site plan (the “Site Plan”) for the development of the Project to the City. The Site Plan is attached hereto as Exhibit B. The Company agrees to construct the Project in accordance with the Site Plan and all local zoning, land use, building and safety codes and regulations. The Company agrees to complete construction of the Project by no later than December 31, 2028.

Business Operations Requirement

The Company agrees to maintain ownership of the Project and to ensure that the completed Project is used in its business operations throughout the Term (as hereinafter defined) of this Agreement (the “Business Operations Requirement”). For purposes of this Agreement, the Project shall be deemed to be used in the Company’s business operations if (i) the storage units are in use or actively available for lease at a reasonable market rate; and (ii) the units (the “Commercial Units”) comprising the Retail Center are being used in the ongoing business operations of one or more commercial enterprise(s) or are actively marketed for lease at a commercially reasonable rate, with temporary vacancies not constituting noncompliance.

### Maintenance of Property

Further, throughout the Term of this Agreement, the Company agrees to maintain, preserve, and keep the Property, including but not limited to the Project, useful and in good repair and working order, ordinary wear and tear excepted, and from time to time will make all necessary repairs, replacements, renewals, and additions. The Company agrees to maintain compliance with local zoning, land use, building and safety codes and regulations throughout the Term of this Agreement.

**2. Company's Operational Certifications.** The Company agrees to certify (the "Operational Certification") to the City by no later than October 15 of each year during the Term commencing in the year in which the Triggering Certification (as hereinafter defined) is filed, that the Company owns the Project and that the Company is in compliance with the Business Operations Requirement. Each Operational Certification, in the form set forth in Exhibit C hereto, shall be accompanied by documentation demonstrating, to the satisfaction of the City, that the Company is in compliance with the Business Operations Requirement.

**3. Property Taxes.** The Company agrees to make timely payment of all property taxes as they come due with respect to the Property with the completed Project thereon throughout the Term and to submit a receipt or cancelled check in evidence of each such payment.

**4. Triggering Certification.** The Company agrees to provide a written notification (the "Triggering Certification") to the City of its intent for the Payments (as defined in Section B.1 of this Agreement) to commence in a particular fiscal year. Such Triggering Certification shall be due by no later than October 15 of the calendar year immediately preceding the start of the fiscal year in which the initial Payments are intended to be made. The Company hereby acknowledges that the submission of the initial Worksheet (as defined in Section A.5 of this Agreement) will satisfy the requirements of this Section A.4. In any event, the Triggering Certification shall be made by no later than October 15, 2028. (It is hereby acknowledged that the City's fiscal year begins on July 1 and ends on the following June 30.)

**5. Property Tax Payment Certification.** For purposes of this Agreement, "Annual Percentage" shall mean the annual percentage in effect from time to time as set forth in the following table:

<u>Fiscal Year of City</u>	<u>Annual Percentage</u>	<u>Fiscal Year of City</u>	<u>Annual Percentage</u>
First Payment Year	90%	Sixth Payment Year	50%
Second Payment Year	80%	Seventh Payment Year	40%
Third Payment Year	70%	Eighth Payment Year	30%
Fourth Payment Year	60%	Ninth Payment Year	20%
Fifth Payment Year	50%	Tenth Payment Year	10%

The Company agrees to certify to the City by no later than October 15 of each year during the Term, commencing in the year in which the Triggering Certification is filed, an amount (the “Company’s Estimate”) equal to the estimated Annual Percentage of Incremental Property Tax Revenues (as hereinafter defined) anticipated to be paid in the fiscal year immediately following such certification with respect to the assessed taxable valuation of the Property factored by the Annual Percentage. In submitting each such Company’s Estimate, the Company will complete and submit the worksheet (the “Worksheet”) attached hereto as Exhibit D. The City reserves the right to review and request revisions to each such Company’s Estimate to ensure the accuracy of the figures submitted.

For purposes of this Agreement, Incremental Property Tax Revenues are calculated by: (1) determining the consolidated property tax levy (city, county, school, etc.) then in effect with respect to taxation of the Property; (2) subtracting (a) the debt service levies of all taxing jurisdictions, (b) the school district instructional support and physical plant and equipment levies, and (c) any other levies which may be exempted from such calculation by action of the Iowa General Assembly; (3) multiplying the resulting modified consolidated levy rate times any incremental growth in the taxable valuation of the Property, as shown on the property tax rolls of Buchanan County, above and beyond the Base Valuation (as hereinafter defined); and (4) deducting any property tax credits which shall be available with respect to taxable incremental valuation of the Property.

The “Base Valuation” of the Property for purposes of calculating Incremental Property Tax Revenues under this Agreement and Section 403.19 of the Code of Iowa shall be the assessed taxable valuation of the Property as of January 1, 2024.

Upon request, the City staff shall provide reasonable assistance to the Company in completing the worksheet required under this Section A.5

**6. Legal and Administrative Costs.** The Company hereby acknowledges that the City will cover the initial payment of legal fees and administrative costs (the “Actual Admin Costs”) incurred by the City in connection with the drafting, negotiation and authorization of this Agreement, including the necessary amendment to the Urban Renewal Area. Furthermore, the Company agrees that the City shall withhold an amount (the “Admin Withholding Amount”) equal to the lesser of (1) \$8,000 or (2) the Actual Admin Costs from the initial Payments, as hereinafter set forth, in order to recover some or all of the Actual Admin Costs. “Actual Admin Costs” shall be defined as direct out-of-pocket legal and administrative expenses incurred solely in connection with this Agreement and related amendment to the Urban Renewal Area.

**7. Default Provisions.**

a. **Events of Default.** The following shall be “Events of Default” under this Agreement, and the term “Event of Default” shall mean, whenever it is used in this Agreement (unless otherwise provided), any one or more of the following events:

- (i) Failure by the Company to construct the Project pursuant to the terms and conditions of this Agreement.

- (ii) Failure by the Company to materially maintain compliance with the Business Operations Requirement pursuant to the terms and condition of this Agreement.
- (iii) Failure by the Company to fully and timely remit payment of property taxes when due and owing.
- (iv) Failure by the Company to materially comply with Sections A.2, A.4 and A.5 of this Agreement.
- (v) Failure by the Company to materially observe or perform any other material covenant on its part, to be observed or performed hereunder.

b. Notice and Remedies. Whenever any Event of Default described in this Agreement occurs, the City shall provide written notice to the Company describing the cause of the default and the steps that must be taken by the Company in order to cure the default. The Company shall have thirty (30) days after receipt of the notice to cure the default or to provide assurances satisfactory to City that the default will be cured as soon as reasonably possible. If the Company fails to cure the default or provide assurances, the City shall then have the right to:

- (i) Pursue any action available to it, at law or in equity, in order to enforce the terms of this Agreement.
- (ii) Withhold the Payments provided for under Section B.1 below.
- (iii) Terminate this Agreement.

## **B. City's Obligations**

1. Payments. In recognition of the Company's obligations set out above, the City agrees to make ten (10) annual economic development tax increment payments (the "Payments" and each, individually, a "Payment") to the Company during the Term, pursuant to Chapters 15A and 403 of the Code of Iowa, provided, however, that the aggregate, total amount of the Payments shall not exceed two hundred fifty thousand dollars (\$250,000) (the "Maximum Payment Total"), and all Payments under this Agreement shall be subject to annual appropriation by the City Council, as provided hereunder.

The Payments shall not constitute general obligations of the City, but shall be made solely and only from the Annual Percentage of Incremental Property Tax Revenues received by the City from the Buchanan County Treasurer attributable to the assessed taxable valuation of the Property.

Prior to funding any Payments hereunder, the City shall retain an amount equal to the Admin Withholding Amount from the Incremental Property Tax Revenues received with respect to the Property. Once such amount has been withheld, the Payments shall be funded as described herein.

The Payments will be made on June 1 of each fiscal year following an affirmative appropriation decision as provided for under Section B.2 below, beginning on June 1 of the fiscal year immediately succeeding the year in which the Triggering Certification is made, and continuing for a period of a total of ten (10) fiscal years, provided, however, that no Payment will

be made after the sooner of (i) the date on which the aggregate sum of Payments made hereunder equals the Maximum Payment Total; or (ii) June 1, 2039.

For example, assuming the Triggering Certification is made on October 15, 2028 and all appropriation determinations are approved affirmatively by the City Council under Section B.2 below, Payments will be made on each June 1, beginning June 1, 2030, and continuing through and including the sooner of June 1, 2039, or the date on which the aggregate sum of Payments made hereunder equals the Maximum Payment Total.

**2. Annual Appropriation.** Each Payment shall be subject to annual appropriation by the City Council. Prior to December 1 of each year during the Term of this Agreement, commencing in the calendar year in which the Triggering Certification is filed, the City Council of the City shall consider the question of obligating for appropriation to the funding of the Payment due in the following fiscal year, an amount (the “Appropriated Amount”) of Incremental Property Tax Revenues to be collected in the following fiscal year equal to or less than the most recently submitted Company’s Estimate.

In any given fiscal year, if the City Council determines to not obligate the then-considered Appropriated Amount, then the City will be under no obligation to fund the Payment scheduled to become due in the following fiscal year, and the Company will have no rights whatsoever to compel the City to make such Payment, to seek damages relative thereto or to compel the funding of such Payment in future fiscal years. A determination by the City Council to not obligate funds for any particular fiscal year’s Payment shall not render this Agreement null and void, and the Company shall make the next succeeding submission of the Company’s Estimate as called for in Section A.5 above, provided however that no Payment shall be made after June 1, 2039. In the event the City fails to appropriate in three (3) or more years (consecutive or non-consecutive), the Company shall have the right to terminate this Agreement upon written notice to the City.

**3. Payment Amounts.** Each Payment shall be in an amount equal to the corresponding Appropriated Amount (for example, for the Payment due on June 1, 2030, the amount of such Payment would be determined by the Appropriated Amount determined for certification by December 1, 2028), provided, however, that no Payment shall exceed the Annual Percentage of Incremental Property Tax Revenues received by the City from the Buchanan County Treasurer during the twelve (12) months immediately preceding each Payment date attributable to the taxable valuation of the Property with the Project thereon.

**4. Certification of Payment Obligation.** In any given fiscal year, if the City Council determines to obligate the then-considered Appropriated Amount, as set forth in Section B.2 above, then the City Clerk will certify by December 1 of each such year to the Buchanan County Auditor an amount equal to the most recently obligated Appropriated Amount.

## **C. Administrative Provisions**

**1. Amendment and Assignment.** Neither party may cause this Agreement to be amended, assigned, assumed, sold or otherwise transferred without the prior written consent of the other party. However, the City hereby gives its permission that the Company’s rights to receive

the Payments hereunder may be assigned by the Company to a private lender, as security on a credit facility taken with respect to the Project, without further action on the part of the City.

**2. Successors.** This Agreement shall inure to the benefit of and be binding upon the successors and assigns of the parties.

**3. Term.** The term (the “Term”) of this Agreement shall commence on the Commencement Date and end on June 1, 2039, or on such earlier date upon which the aggregate sum of Payments made to the Company equals the Maximum Payment Total.

**4. Choice of Law.** This Agreement shall be deemed to be a contract made under the laws of the State of Iowa and for all purposes shall be governed by and construed in accordance with laws of the State of Iowa.

**5. Force Majeure.** Neither party shall be deemed in default due to delays caused by events beyond its reasonable control, including natural disasters, acts of government, labor strikes, supply chain disruptions or pandemics.

The City and the Company have caused this Agreement to be signed, in their names and on their behalf by their duly authorized officers, all as of the day and date written above.

CITY OF INDEPENDENCE, IOWA

By: \_\_\_\_\_  
Mayor

Attest:

\_\_\_\_\_  
City Clerk

INDEE STORAGE, LLC

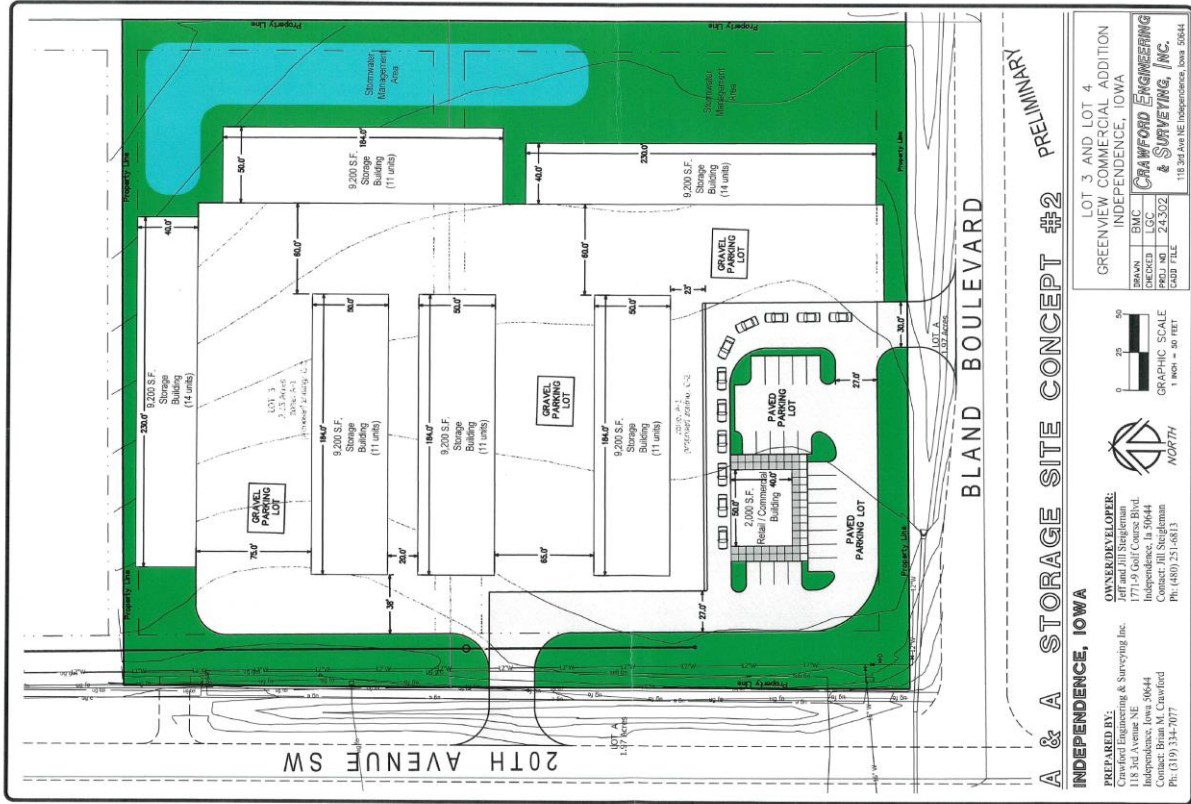
By: \_\_\_\_\_

**EXHIBIT A**

**LEGAL DESCRIPTION OF THE PROPERTY**

Lot 3 and Lot 4 Greenview Commercial Addition, City of Independence, Buchanan County, Iowa.

# EXHIBIT B SITE PLAN





**EXHIBIT C****OPERATIONAL CERTIFICATION**

Date submitted: \_\_\_\_\_

Submitted by: \_\_\_\_\_

Contact information: \_\_\_\_\_

WHEREAS, the City of Independence, Iowa (the “City”) and Indee Storage, LLC (the “Company”) entered into a Development Agreement dated \_\_\_\_\_, 2025 (the “Development Agreement”); and

WHEREAS, the Company is submitting this Operational Certification (as defined in the Development Agreement), as required by the Development Agreement; and

WHEREAS, all capitalized terms herein have the same definition as set forth in the Development Agreement;

On behalf of the Company, I \_\_\_\_\_ [Name] the \_\_\_\_\_ [Title] of the Company hereby certify that the Company owns the Property, including the Project, and that the completed Project is being used in the business operations of the Company.

INDEE STORAGE, LLC

By: \_\_\_\_\_

Its: \_\_\_\_\_

**EXHIBIT D**  
**COMPANY'S ESTIMATE WORKSHEET**

- (1) Date of Preparation: October \_\_\_\_, 20\_\_.
- (2) Taxable Valuation of Property as of January 1, 20\_\_:  
 \$\_\_\_\_\_.
- (3) Base Taxable Valuation of Property for purposes of Agreement:  
 \$\_\_\_\_\_.
- (4) Incremental Taxable Valuation of Property (2 minus 3):  
 \$\_\_\_\_\_ (the "TIF Value").
- (5) Current City fiscal year consolidated property tax levy rate for purposes of calculating Incremental Property Tax Revenues (the "Adjusted Levy Rate"):  
 \$\_\_\_\_\_ per thousand of value.
- (6) The TIF Value (4) factored by the Adjusted Levy Rate (5).  
 \$\_\_\_\_\_ x \$\_\_\_\_\_/1000 = \$\_\_\_\_\_ (the "TIF Estimate")
- (7) TIF Estimate (\$\_\_\_\_\_ x Annual Percentage\* (\_\_\_\_%) = Company's Estimate (\$\_\_\_\_\_).

<u>Fiscal Year of City</u>	<u>Annual Percentage</u>	<u>Fiscal Year of City</u>	<u>Annual Percentage</u>
First Payment Year	90%	Sixth Payment Year	50%
Second Payment Year	80%	Seventh Payment Year	40%
Third Payment Year	70%	Eighth Payment Year	30%
Fourth Payment Year	60%	Ninth Payment Year	20%
Fifth Payment Year	50%	Tenth Payment Year	10%

August 7, 2025

**VIA EMAIL**

Matthew Schmitz  
City Manager/City Hall  
Independence, IA

Re: Development Agreement (Indee Storage, LLC)  
File No. 419440-112

Dear Matthew:

Attached please find the proceedings covering the City Council's approval of the proposed Development Agreement with Indee Storage, LLC and pledging certain incremental property tax revenues to the payment of the Agreement.

A copy of the Resolution must be filed with the Buchanan County Auditor. Please print an extra copy for that purpose.

We would appreciate receiving one fully executed copy of these proceedings and of the executed Development Agreement as soon as they are available.

Please call John Danos or me with questions.

Kind regards,

Amy Bjork

Attachments

cc: Susi Lampe

APPROVE DEVELOPMENT  
AGREEMENT AND TAX INCREMENT  
PAYMENTS

(INDEE STORAGE, LLC)

419440-112

Independence, Iowa

August 11, 2025

A meeting of the City Council of the City of Independence, Iowa, was held at 5:30 p.m., on August 11, 2025, at the City Hall, in the City, pursuant to the rules of the Council.

The Mayor presided and the roll was called, showing members present and absent as follows:

Present: \_\_\_\_\_

Absent: \_\_\_\_\_.

Council Member \_\_\_\_\_ introduced the resolution next hereinafter set out and moved its adoption, seconded by Council Member \_\_\_\_\_; and after due consideration thereof by the City Council, the Mayor put the question upon the adoption of said resolution, and the roll being called, the following named Council Members voted:

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_.

Whereupon, the Mayor declared said resolution duly adopted, as follows:

## RESOLUTION 2025-\_\_\_\_\_

Resolution Approving Development Agreement with Indee Storage, LLC,  
Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain  
Tax Increment Revenues to the Payment of the Agreement

WHEREAS, the City of Independence, Iowa (the “City”), pursuant to and in strict compliance with all laws applicable to the City, and in particular the provisions of Chapter 403 of the Code of Iowa, has adopted an Urban Renewal Plan for the Independence Urban Renewal Area (the “Urban Renewal Area”); and

WHEREAS, this City Council has adopted an ordinance providing for the division of taxes levied on taxable property in the Urban Renewal Area pursuant to Section 403.19 of the Code of Iowa and establishing the fund referred to in Subsection 2 of Section 403.19 of the Code of Iowa (the “Urban Renewal Tax Revenue Fund”), which fund and the portion of taxes referred to in that subsection may be irrevocably pledged by the City for the payment of the principal of and interest on indebtedness incurred under the authority of Section 403.9 of the Code of Iowa to finance or refinance in whole or in part projects in the Urban Renewal Area; and

WHEREAS, the City has proposed to enter into a certain development agreement (the “Agreement”) with Indee Storage, LLC (the “Company”) in connection with the construction by the Company of new storage unit facilities and a commercial retail center (the “Project”) in the Urban Renewal Area; and

WHEREAS, under the Agreement, the City will agree to provide annual appropriation tax increment payments (the “Payments”) to the Company in a total amount not exceeding \$250,000; and

WHEREAS, this City Council, pursuant to Section 403.9 of the Code of Iowa, has published notice, has held a public hearing on the Agreement on July 28, 2025, and has otherwise complied with statutory requirements for the approval of the Agreement, and it is now necessary to make provision for the approval of the Agreement; and

WHEREAS, Chapter 15A of the Code of Iowa (“Chapter 15A”) declares that economic development is a public purpose for which a City may provide grants, loans, tax incentives, guarantees and other financial assistance to or for the benefit of private persons; and

WHEREAS, Chapter 15A requires that before public funds are used for grants, loans, tax incentives or other financial assistance, a City Council must determine that a public purpose will reasonably be accomplished by the spending or use of those funds; and

WHEREAS, Chapter 15A requires that in determining whether funds should be spent, a City Council must consider any or all of a series of factors;

NOW, THEREFORE, It Is Resolved by the City Council of the City of Independence, Iowa, as follows:

Section 1. Pursuant to the factors listed in Chapter 15A, the City Council hereby finds that:

(a) The Project will add diversity and generate new opportunities for the Independence and Iowa economies; and

(b) The Project will generate public gains and benefits, particularly in the creation and retention of jobs and income, which are warranted in comparison to the amount of the proposed Payments; and

Section 2. The City Council further finds that a public purpose will reasonably be accomplished by entering into the Agreement and providing the Payments to the Company as provided for therein.

Section 3. The Agreement is hereby approved, and the Mayor and City Clerk are hereby authorized and directed to execute and deliver the Agreement on behalf of the City in substantially the form and content in which the Agreement has been presented to this City Council. The City Manager and the Mayor are also authorized to make such changes, modifications, additions or deletions as they, with the advice of bond counsel, may believe to be necessary, and to take such actions as may be necessary to carry out the provisions of the Agreement.

Section 4. The Payments by the City under the Agreement shall be subject to annual appropriation by the City Council, in the manner set out in the Agreement. As provided and required by Chapter 403 of the Code of Iowa, the City's obligations under the Agreement shall be payable solely from a subfund (the "Indee Storage, LLC Subfund"), into which shall be paid that portion of the income and proceeds of the Urban Renewal Tax Revenue Fund attributable to property taxes derived from the property as described as follows:

Lot 3 and Lot 4 Greenview Commercial Addition, City of Independence,  
Buchanan County, Iowa.

Section 5. The City hereby pledges to the payment of the Agreement the Indee Storage, LLC Subfund and the taxes referred to in Subsection 2 of Section 403.19 of the Code of Iowa to be paid into such Subfund, provided, however, that no Payment will be made under the Agreement unless and until monies from the Indee Storage, LLC Subfund are appropriated for such purpose by the City Council.

Section 6. After its adoption, a copy of this resolution shall be filed in the office of the county auditor of Buchanan County to evidence the continuing pledging of the Indee Storage, LLC Subfund and the portion of taxes to be paid into such Subfund and, pursuant to the direction of Section 403.19 of the Code of Iowa, the county auditor shall allocate the taxes in accordance therewith and in accordance with the tax allocation ordinance referred to in the preamble hereof.

Section 7. All resolutions or parts thereof in conflict herewith are hereby repealed.

Passed and approved August 11, 2025.

\_\_\_\_\_  
Mayor

Attest:

\_\_\_\_\_  
City Clerk

• • • • •

On motion and vote the meeting adjourned.

\_\_\_\_\_  
Mayor

Attest:

\_\_\_\_\_  
City Clerk

STATE OF IOWA  
BUCHANAN COUNTY                      SS:  
CITY OF INDEPENDENCE

I, the undersigned, City Clerk of the City of Independence, Iowa hereby certify that the foregoing is a true and correct copy of the minutes of the City Council of the City relating to adopting a resolution to approve a Development Agreement.

WITNESS MY HAND this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
City Clerk



STATE OF IOWA

SS:

BUCHANAN COUNTY

I, the undersigned, County Auditor of Buchanan County, in the State of Iowa, do hereby certify that on the \_\_\_\_\_ day of \_\_\_\_\_, 2025, the City Clerk of the City of Independence, Iowa filed in my office a certified copy of a resolution of the City shown to have been adopted by the City Council and approved by the Mayor thereof on August 11, 2025, entitled: "Resolution Approving Development Agreement with Indee Storage, LLC, Authorizing Annual Appropriation Tax Increment Payments and Pledging Certain Tax Increment Revenues to the Payment of the Agreement," and that I have duly placed the copy of the resolution on file in my records.

WITNESS MY HAND this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
County Auditor



## CITY COUNCIL MEMORANDUM

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**TO:** City Council

**FROM:** Matthew R. Schmitz, MPA - City Manager

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** A Resolution Authorizing the Local Match for the Hazard Mitigation Assistance Program Grant Application

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### BACKGROUND:

The City of Independence has submitted a joint application with the City of Oelwein to the Iowa Department of Homeland Security and Emergency Management (HSEMD) for a Federal Emergency Management Agency (FEMA) Hazard Mitigation Assistance Program grant. This grant will fund the installation of 10 new sirens, completely replacing the city's existing storm warning system, at locations throughout the City, providing excellent coverage for the City and surrounding areas as we continue to grow. The total project cost for Oelwein and Independence is \$609,056.10. Independence's total cost is \$395,028.10.

### DISCUSSION:

The City of Oelwein is the designated applicant on the grant application. The grant funding is structured on a cost-share basis. The federal share will not exceed 75%, and the state share will not exceed 10% of the total project cost. The City of Independence is required to provide a minimum local match of 15%, which can be in the form of cash or an in-kind contribution. The attached resolution is required by the state and FEMA to formally document the City's commitment to this local match.

### RESULTS:

This item supports the City's strategic vision of **supporting and enhancing City infrastructure** and **supporting high-quality City services**. The replacement of the storm warning system is a critical infrastructure upgrade that will enhance the City's ability to provide timely and effective emergency warnings to the public, thereby protecting community members.

### FINANCIAL CONSIDERATION:

The grant application is for a total project cost of \$609,056.10, with Independence's being \$395,028.10. The City of Independence's required local match is \$59,254.22. This represents the minimum 15% local share of the project costs. Funding for this was included in the bond issuance recently completed.

### RECOMMENDATION:

Staff recommends that the City Council approve Resolution No. 2025-, which agrees to provide and make available up to \$59,254.22 in local monies to meet the minimum local match requirement for this mitigation grant application.

RESOLUTION NO. 2025-

A RESOLUTION FOR THE LOCAL MATCH FOR THE  
HAZARD MITIGATION ASSISTANCE PROGRAM

**WHEREAS**, the City of Independence, Iowa (hereinafter called “the Subrecipient”), County of Buchanan, has made an application through the Iowa Department Homeland Security and Emergency Management (HSEMD) to the Federal Emergency Management Agency (FEMA) for the funding from the Hazard Mitigation Assistance Program, in the amount of \$609,056.10 for the total project cost; and

**WHEREAS**, the Subrecipient recognizes the fact that this grant is based on a cost share basis with the federal share not exceeding 75%, the state share not exceeding 10%, and the local share being a minimum of 15% of the total project cost. The minimum 15% local share can be either cash or in-kind match; and

**WHEREAS**, the grant application is a joint effort with the City of Oelwein, Fayette County and the City of Oelwein is listed as the applicant on the application; and

**THEREFORE**, the Subrecipient agrees to provide and make available up to \$59,254.22 of local monies to be used to meet the minimum local match requirement for this mitigation grant application.

**RESOLUTION NO. 2025-** was passed and approved by a majority vote of the City Council of Independence, Iowa, on the \_\_\_\_\_ day of \_\_\_\_\_ 2025.

Record of Voting:

Ayes:

Nays:

Absent:

**RESOLUTION NO. 2025-** declared passed and adopted by the Mayor on this \_\_\_\_\_ day of \_\_\_\_\_ 2025.

\_\_\_\_\_  
Brad Bleichner, Mayor of the City of Independence, Iowa

ATTEST:

\_\_\_\_\_  
Susi Lampe, CMC, IaCMC, IaCFO,  
Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA



## CITY COUNCIL MEMORANDUM

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**TO:** Matthew R. Schmitz, MPA - City Manager

**FROM:** Susi Lampe, CMC, IaCMC, IaCFO – Assistant City Manager/City Clerk/Treasurer

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** Resolution to approve Pay Application #3 for the 8th Avenue NW - IPF Area Stormwater Improvements Project

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### BACKGROUND:

Staff received Pay Application #3 for the 8<sup>th</sup> Avenue NW – IPF Area Stormwater Improvements Project from Crawford Engineering on August 6, 2025. Crawford Engineering reviewed the application and found that it represents the work completed on the project so far and recommends that payment be made to Eastern Iowa Excavating & Concrete LLC in the amount of \$176,859.51.

### DISCUSSION:

Since this is a procedural step, no discussion is necessary.

### RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of encouraging a supportive environment for businesses, workforce, and economic development, and supporting and enhancing City infrastructure. This item helps achieve that vision by improving drainage in an area that benefits both residents and businesses.

### FINANCIAL CONSIDERATION:

This is part of the budgeted project cost.

### RECOMMENDATION:

Staff recommend a motion to approve and authorize the Mayor to sign the resolution that approves Pay Application #3 in the amount of \$176,859.51.04 to Eastern Iowa Excavating & Concrete LLC for the 8<sup>th</sup> Avenue NW – IPF Area Stormwater Improvements Project.

**RESOLUTION NO. 2025-**

**A RESOLUTION APPROVING PAY ESTIMATE NO. 3 TOTALING \$176,859.51 FOR WORK PERFORMED BY EASTERN IOWA EXCAVATING & CONCRETE, LLC FOR 8<sup>TH</sup> AVENUE NW – IPF AREA STORMWATER IMPROVEMENTS PROJECT; WITHIN THE CITY OF INDEPENDENCE, BUCHANAN COUNTY, IOWA.**

**WHEREAS**, the City Council of the City of Independence, Buchanan County, Iowa, met on August 11, 2025, and approved Pay Estimate No. 3 totaling \$176,859.51 for work performed by Eastern Iowa Excavating & Concrete, LLC for the 8<sup>th</sup> Avenue NW – IPF Area Stormwater Improvements Project.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY OF INDEPENDENCE, BUCHANAN COUNTY, IOWA**, that the Pay Estimate No. 3 totaling \$176,859.51 for work performed by Eastern Iowa Excavating & Concrete, LLC for the 8<sup>th</sup> Avenue NW – IPF Area Stormwater Improvements Project; within the City of Independence, Buchanan County, Iowa, is hereby approved and will be added to the claims report.

**RESOLUTION NO. 2025-** Passed and approved by a majority vote of the Independence City Council on the 11<sup>th</sup> day of August 2025.

Record of Voting:

Ayes:

Nays:

Absent:

**RESOLUTION NO. 2025-** declared passed and adopted by the Mayor on this 11<sup>th</sup> day of August 2025.

\_\_\_\_\_  
Brad Bleichner, Mayor of the City of Independence, IA

ATTEST:

\_\_\_\_\_  
Susi Lampe, CMC, IaCMC, IaCFO,  
Assistant City Manager/City Clerk/Treasurer of the City of Independence, IA



## PD MONTHLY REPORTS

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**Independence Police Department**  
**July 2025 Monthly Report**

Description	Total	July
Suspicious Person	8	8
Suspicious vehicle	5	5
Stalled Vehicle	1	1
Accident-Unknown	4	4
10-50 Fatality	0	0
Property Damage Accident	15	15
Personal Injury Accident	5	5
Hit & Run Accident	3	3
Pursuit	0	0
911 Hangup Call	8	8
Alarm	11	11
Anhydrous Ammonia Call	0	0
Anhydrous Ammonia theft/Attempt	0	0
Animal Call	1	1
Arson Suspected	0	0
Assault	0	0
Assist Other Agency	2	2
Attempted Suicide	0	0
Any Call Involving ATV's	0	0
Backup Assistance	0	0
Bad Checks	0	0
Bar Check	0	0
Animal Bite Call	3	3
Boat 10-50	0	0
Bomb Threat	0	0
Bribery	0	0
Bullying	0	0
Burglary	4	4
Burglary in Progress	0	0
Controlled Burn	0	0
Criminal History Run	0	0
Code Enforcement Ordinance	0	0
Child Issues	1	1
Child Abuse or Neglect	1	1
Civil Papers Served	0	0
Civil Matter	0	0
Carbon Monoxide Call	0	0
Mental or Substance Abuse Committal	2	2
Contract Time	0	0
Curfew Violation	0	0
Cyber Bullying	0	0
Test Call for Training	0	0
Body Found	0	0
Death Unattended	0	0
Death Notice Delivery	0	0
Debris on Roadway	2	2
Disorderly Conduct	12	12
Dogs Barking/Running Loose	6	6
Domestic Disturbance	8	8
Driving Complaint	11	11
Test Drone Flight	0	0

**Independence Police Department**  
**July 2025 Monthly Report**

Description	Total	July
Drug Related Death	0	0
Possession of Drug Equipment	0	0
Drug Possession	1	1
Sale of Drugs	1	1
Illegal Dumping/Littering	0	0
Drive Under Suspension/Revocation	0	0
Elderly Abuse	0	0
Escaped Prisoner	0	0
Explosion	0	0
Indecent Exposure	0	0
Family Issues	0	0
General Fire Call	2	2
Possession of Firearms	0	0
Illegal Fire	0	0
Fireworks Complaint	5	5
Forgery	0	0
Found Person	0	0
Found Property	1	1
Fraud/Counterfeit	4	4
Funeral Escort	3	3
Gambling	0	0
Gas Odor or Pipeline Leak	4	4
Grain Bin Entrapment	0	0
Harassment	8	8
Hate Crime	0	0
Hazardous Material	0	0
Homicide	0	0
Hunting Complaint	0	0
Ice/Water Rescue	0	0
For Information Only	4	4
Junk Vehicle Removal	0	0
K9 Calls	0	0
Keys Locked in Vehicle	0	0
Kidnapping	0	0
Larceny/Theft	0	0
Lift Assist/Fallen Not Injured	1	1
Liquor Law Violation	0	0
Littering	0	0
Lost Property	0	0
Abdominal Pain	0	0
Automatic Crash Notification	0	0
Allergies	0	0
Assault/Sexual/Stungun	0	0
Back Pain	0	0
Animal Bite Call	0	0
Breathing Problems	0	0
Burns/Explosion	0	0
Carbon Monoxide	0	0
Cardiac/Respiratory Arrest	0	0
Chest Discomfort	0	0
Choking	0	0



**Independence Police Department**  
**July 2025 Monthly Report**

Description	Total	July
Convulsion/Seizures	0	0
Diabetic Problems	0	0
Dorwning/Near Drowning	0	0
Electrocution/Lightning	0	0
Eye Problems/Injuries	0	0
Falls	0	0
Headache	0	0
Heart Problems A.I.C.D.	0	0
Heat/Cold Exposure	0	0
Hemorrhage/Laceration	0	0
All Medical	10	10
Inaccessible Incident/Entrapment	0	0
Interfacility Evaluation	0	0
Overdose/Poisoning	0	0
Pandemic/Epidemic/Outbreak	0	0
Pregnancy/Childbirth/Misscarriage	0	0
Psychiatric/Abnormal Behavior	0	0
Sick Person	0	0
Stab/Gunshot/Penetrating	0	0
Stroke	0	0
Traffic Incidents	0	0
Transfer/Interfacility	0	0
Traumatic Injuries	0	0
Unconscious/Fainting	0	0
Unknown Problem	0	0
Mental Case/Committal	2	2
Meth Dump	0	0
Meth Items Purchased	0	0
Found Meth Lab/Remnants	0	0
Missing/Lost Person	3	3
Missing/Lost Property	0	0
Money Escort	0	0
Moving Violation	0	0
Motor Vehicle Theft	0	0
Used for Running NIC Numbers	0	0
Noise/Disturbing the Peace	0	0
Obscene Call	0	0
Gas or Suspicious Odor	0	0
Open Door	5	5
All Others Not Listed	7	7
Operating While Intoxicated	0	0
Parking Violation	2	2
Phone Log	0	0
Property Damage	0	0
Prostitution	0	0
Prowler	0	0
Public Intoxication	2	2
Possession Under the Legal Age	1	1
Any Railroad Call	0	0
Rape	0	0
River Rescue	0	0

**Independence Police Department**  
**July 2025 Monthly Report**

Description	Total	July
Water Over the Road/Blocked Road	1	1
Road Problems	1	1
Robbery	0	0
Runaway	1	1
Sexual Offense	0	0
Active Shooter	0	0
Shoplifting	3	3
Smoke Investigation	0	0
Selling Door to door	0	0
Failure to Register as a Sex Offender	0	0
Stabbing	0	0
Suicidal Person	2	2
Suicide	0	0
Terrorism	0	0
Test Call for Training	0	0
Theft	6	6
Threats	2	2
Possession of Tobacco Usage	0	0
Towed Vehicle	0	0
Traffic Control	0	0
Drone Training	0	0
Transport	0	0
Trees Wires Down	7	7
Trespassing	10	10
Truancy (Skipping School)	0	0
Traffic Stop	59	59
Unidentified Flying Object	0	0
Unattendend Death	0	0
Homeless Person	0	0
Vandalism	2	2
Vin Check	0	0
Violation No Contact Order	0	0
Warrant Served/Issue	2	2
General Water Emergency	0	0
Weapons	0	0
Weather Related Calls	0	0
Welfare Check	13	13
Extra Patrol	0	0
<b>Total</b>	<b>288</b>	<b>288</b>

**Parking Tickets**

	Total	July
Prkng Tickets Written	0	0
Prkng Tickets Paid	0	0
Fee Amount Received	\$0.00	\$0.00
<b>Total</b>	<b>\$0.00</b>	<b>\$0.00</b>

**Independence Police Department**  
**July 2025 Monthly Report**

Description	Total	July
<b>Other Fees</b>		
		July
Accident Reports	10	10
Fee Amount Received	\$100.00	\$100.00
Restitution (wrnt./trns.)	3	3
Fee Amount Received	\$39.51	\$39.51
Incident Reports/Videos	1	1
Fee Amount Received	\$5.00	\$5.00
Donations	9	9
Fee Amount Received	\$950.00	\$950.00
Impound Fees	1	1
Fee Amount Received	\$79.00	\$79.00
Golf Cart Registration	4	4
Fee Amount Received	\$100.00	\$100
Other Fees Received	0	0
Fee Amount Received	\$0.00	\$0.00
<b>Total</b>	<b>\$1,273.51</b>	<b>\$1,273.51</b>



## FIRE MONTHLY REPORTS

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## CITY COUNCIL MEMORANDUM

**TO:** Matthew R. Schmitz, MPA - City Manager

**FROM:** Blake Hayward – Fire Chief

**DATE OF MEETING:** August 11, 2025

**ITEM TITLE:** Fire Reports for July 25

Basic Incident Type Code And Description (FD1.21)	Total Fires
111 - Building fire	1
113 - Cooking fire, confined to container	1
118 - Trash or rubbish fire, contained	1
131 - Passenger vehicle fire	1
154 - Dumpster or other outside trash receptacle fire	1
311 - Medical assist, assist EMS crew	4
322 - Motor vehicle accident with injuries	1
324 - Motor vehicle accident with no injuries.	2
352 - Extrication of victim(s) from vehicle	1
363 - Swift water rescue	1
411 - Gasoline or other flammable liquid spill	1
412 - Gas leak (natural gas or LPG)	3
424 - Carbon monoxide incident	1
445 - Arcing, shorted electrical equipment	1
463 - Vehicle accident, general cleanup	1
520 - Water problem, other	1
531 - Smoke or odor removal	1
611 - Dispatched and cancelled en route	1
651 - Smoke scare, odor of smoke	1
745 - Alarm system activation, no fire - unintentional	1
812 - Flood assessment	1
813 - Wind storm, tornado/hurricane assessment	12
Total	39



## BUILDING DEPARTMENT MONTHLY REPORTS

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## All Permits issued previous month

File Date	Permit Number	Parcel Number	Location	Owner Name	Owner Address	Permit Type	Permit Use	Fee Amount
June 5, 2025	25-0210	0633478006	310 12TH AVE NW, INDEPENDENCE 50644	CURRY, JUSTIN R	310 12TH AVE NW, INDEPENDENCE, IA. 50644	Residential	Mechanical (HVAC)	\$90.00
June 16, 2025	Z25-0003	1003152007	519 1ST ST E, INDEPENDENCE 50644	519 WORLDWIDE LLC	519 1ST ST E, INDEPENDENCE, IA. 50644	Zoning Board	Rezoning Request	\$250.00
June 25, 2025	25-0201	1004431002	207 5TH ST SE, INDEPENDENCE 50644	ZIESER, CURTIS L & SHERRY L	3171 KING AVE, ROWLEY, IA. 52329	Residential	Decking	\$52.00
July 1, 2025	25-0196	1004411002	706 4TH AVE SW, INDEPENDENCE 50644	BEIER, RUSSELL D & ROBIN A	104 CORLISS AVE, ELK RUN HEIGHTS, IA. 50707	Residential	Roofing	\$46.00
July 1, 2025	25-0209	1004427004	211 4TH ST SE, INDEPENDENCE 50644	SHAW, KATIE L	211 4TH ST SE, INDEPENDENCE, IA. 50644	Residential	Plumbing	\$82.00
July 3, 2025	25-0197	1009276027	302 ENTERPRISE DR, INDEPENDENCE 50644	WAL-MART REAL ESTATE BUSINESS WAL-MART STORES INC	ATTN: PROPERTY TAX DEPT, BENTONVILLE, AR. 72716-0555	Commercial	Building	\$136.00
July 3, 2025	25-0195	1003161010	604 4TH ST SE, INDEPENDENCE 50644	CUE, DOUGLAS D DBA CUE RENTALS LLC	923 6th Ave NE INDEPENDENCE IOWA 50644	Residential	Remodel/Addition	\$180.00
July 3, 2025	25-0199	0634361000	200 9TH AVE NW, INDEPENDENCE 50644	ASPEN RENTALS LLC	200 9TH AVE NW, INDEPENDENCE IOWA 50644	Commercial	Roofing	\$90.00
July 7, 2025	25-0198	0634282020	803 8TH AVE NE, INDEPENDENCE 50644	BIRCHARD, TONY & KRISTA	803 8TH AVE NE, INDEPENDENCE, IA. 50644	Residential	Remodel/Addition	\$20.00
July 7, 2025	25-0202	0634282020	803 8TH AVE NE, INDEPENDENCE 50644	BIRCHARD, TONY & KRISTA	803 8TH AVE NE, INDEPENDENCE, IA. 50644	Residential	Decking	\$20.00
July 8, 2025	25-0200	1009108000	901 SPRUCE DR, INDEPENDENCE 50644		, , ,	Residential	Window/Door Replacement	\$58.00
July 10, 2025	25-0208	1004431006	214 6TH ST SE, INDEPENDENCE 50644	CORKERY, AMY	7500 ROSWELL RD UNIT #11, ATLANTA, GA. 30350	Residential	Mechanical (HVAC)	\$52.00

File Date	Permit Number	Parcel Number	Location	Owner Name	Owner Address	Permit Type	Permit Use	Fee Amount
July 10, 2025	25-0207	0635384015	517 14TH AVE NE, INDEPENDENCE 50644	SHORT, THOMAS G & PEGGY ANN	517 14TH AVE NE, INDEPENDENCE, IA. 50644	Residential	Mechanical (HVAC)	\$76.00
July 14, 2025	25-0203	0634486004	200 7TH AVE NE, INDEPENDENCE 50644	WILLIAMS, JACOB ANDREW	200 7TH AVE NE, INDEPENDENCE, IA. 50644	Residential	Roofing	\$124.00
July 15, 2025	25-0204	1004189001	615 4TH ST SW, INDEPENDENCE 50644	HEIDEMANN, RUSSELL LEE & TAMMARA LEA	608 4TH ST SW, INDEPENDENCE, IA. 50644	Residential	Roofing	\$118.00
July 17, 2025	25-0206	0634189001	63 9TH ST NE, INDEPENDENCE 50644	WEBER, DENNIS E	807 CENTER AVE, INDEPENDENCE, IA. 50644	Residential	Roofing	\$82.00
July 17, 2025	25-0205	0635361005	821 2ND ST NE, INDEPENDENCE 50644	AKINTOLA, MARK I	821 2ND ST NE, INDEPENDENCE, IA. 50644	Residential	Roofing	\$82.00
July 17, 2025	25-0216	1009206007	403 MATTHEW ST, INDEPENDENCE 50644	WARNKE, KENT H & SHIRLEY J	403 MATTHEW ST, INDEPENDENCE, IA. 50644	Residential	New Construction	\$58.00
July 21, 2025	25-0211	1004401003	501 5TH AVE SW, INDEPENDENCE 50644	LOMELAND, ROBERT & RIEFENSTAHL, DONNA	501 5TH AVE SW, INDEPENDENCE, IA. 50644	Residential	Garage	\$544.00
July 22, 2025	25-0212	1003307002	700 7TH AVE SE, INDEPENDENCE 50644	IOWA MINNESOTA DISTRICT OF THE WESLEYAN CHURCH	503 11TH ST , CHARLES CITY, IA. 50616-0485	Commercial	Roofing	\$142.00
July 22, 2025	25-0213	1003307002	700 7TH AVE SE, INDEPENDENCE 50644	IOWA MINNESOTA DISTRICT OF THE WESLEYAN CHURCH	503 11TH ST , CHARLES CITY, IA. 50616-0485	Residential	Roofing	\$100.00
July 24, 2025	25-0214	0635381010	139 14TH AVE NE, INDEPENDENCE 50644	GIBBS, MATTHEW F	139 14TH AVE NE, INDEPENDENCE, IA. 50644	Residential	Decking	\$52.00
July 24, 2025	25-0215	0635382011	131 15TH AVE NE, INDEPENDENCE 50644	KEINROTH, RENEE	131 15TH AVE NE, INDEPENDENCE, IA. 50644	Residential	Roofing	\$90.00



File Date	Permit Number	Parcel Number	Location	Owner Name	Owner Address	Permit Type	Permit Use	Fee Amount
July 28, 2025	25-0217	1003161008	301 7TH AVE SE, INDEPENDENCE 50644	KENINGER, JASON A & GINA M	301 7TH AVE SE, INDEPENDENCE, IA. 50644	Residential	Zoning Clearance	\$0.00
July 28, 2025	25-0218	1009203003	1404 6TH AVE SW, INDEPENDENCE 50644	KOCH, RANDALL J & DIANE M	1404 6TH AVE SW, INDEPENDENCE, IA. 50644	Residential	Fence	\$52.00
July 28, 2025	25-0219	0634486005	706 2ND ST NE, INDEPENDENCE 50644	NURSING QUARTERS LLC	2969 190TH ST, WINTHROP, IA. 50682	Residential	Zoning Clearance	\$0.00
July 30, 2025	25-0220	1003252003	118 TERRACE DR, INDEPENDENCE 50644	BRODIGAN, PERRY D & JEAN LUANN	118 TERRACE DR SE, INDEPENDENCE, IA. 50644	Residential	Roofing	\$58.00
July 30, 2025	25-0221	0634461014	114 1ST ST E, INDEPENDENCE 50644	RIVER PALACE HOLDINGS LLC	1749 GOLF COURSE BLVD LOT 58, INDEPENDENCE, IA. 50644	Commercial	Decking	\$180.00
August 1, 2025	25-0222	0634229018	1229 8TH AVE NE, INDEPENDENCE 50644	HUSMANN, EDWARD E & PATRICIA A	1229 8TH AVE NE, INDEPENDENCE, IA. 50644	Residential	Roofing	\$90.00
August 1, 2025	25-0223	0634277008	716 11TH ST NE, INDEPENDENCE 50644	KLEVER, JAMES A & NANCY L	2436 262ND ST, INDEPENDENCE, IA. 50644	Commercial	Street Excavation	\$0.00
August 4, 2025	25-0224	0627478004	1501 N RIDGE CT, INDEPENDENCE 50644	DALTON, PAMELA L	1501 NORTH RIDGE CT NE, INDEPENDENCE, IA. 50644	Residential	Window/Door Replacement	\$40.00
<b>31 Permits</b>								<b>\$2,964.00</b>

## All Violations last two months - Set Date Range

Violation Date	Violation Location	Violation Subtype	Violation Status	Violation Notes
July 8, 2025	1000 9TH AVE SW, INDEPENDENCE 50644	Junked Motor Vehicle Violation	Closed/Resolved	Vehicle missing tail light and front grill
July 7, 2025	410-B1 16TH AVE NE, INDEPENDENCE 50644	Trash, Junk & Debris	Pending	Junk sitting outside
July 8, 2025	207 3RD AVE SE, INDEPENDENCE 50644	High Grass, Weeds & Vegetation	Closed/Resolved	Grass over 8"
July 11, 2025	802 NELSON AVE NE, INDEPENDENCE 50644	Trash, Junk & Debris	Violation Notice Sent	Junk, trash and debris located throughout rear yard and under deck. 7-17-2025 - Spoke to tenant (new) and they are taking a truck load of junk out each week as they can afford to. I said as long as they were making progress I would extend the the resolve by deadline.
July 14, 2025	707 JUNIPER DR, INDEPENDENCE 50644	Junked Motor Vehicle Violation	Void	Vehicle up on jack stand.
July 14, 2025	707 JUNIPER DR, INDEPENDENCE 50644	Junked Motor Vehicle Violation	Closed/Resolved	Car on jack stands
July 16, 2025	800 5TH AVE SW, INDEPENDENCE 50644	Trash, Junk & Debris	Violation Notice Sent	Grass clippings blown onto roadway
July 23, 2025	301 7TH AVE SE, INDEPENDENCE 50644	Sign Violation	Closed/Resolved	Sign in front yard "Save the Crapper". Remove by 7/30/25. Owner indicates he wil remove by deadline 7/30/25 - Sign has been removed

## 8 Violations

## Complaints previous two months (set date range)

Entry Date	Complaint Location	Complaint Description	Complaint Status
July 3, 2025	410-B1 16TH AVE NE, INDEPENDENCE 50644	Junk sitting outside	Violation Issued
July 3, 2025	502 27TH ST SE, INDEPENDENCE 50644	Canadian thistles	Void
July 9, 2025	507 7TH AVE NW, INDEPENDENCE 50644	Fence built on property line without fence agreement. Unkept area between two fences.	Unsubstantiated
July 14, 2025	707 JUNIPER DR, INDEPENDENCE 50644	Car on jack stands	Violation Issued
July 16, 2025	800 5TH AVE SW, INDEPENDENCE 50644	Grass clippings blown onto roadway	Violation Issued
August 1, 2025	605 13TH AVE NE, INDEPENDENCE 50644	Feeding of ferel cats	Assigned

## 6 Complaints



## ILPT REPORTS

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**INDEPENDENCE LIGHT & POWER**  
**MINUTES OF REGULAR BOARD MEETING**

Item #17.

**July 24, 2025**

Call to Order: The regular monthly meeting of the Board of Trustees of Independence Light & Power was called to order at 9:33 a.m. on July 24, 2025 in the administrative office building. Chairman Lance Fricke presided. Present at the meeting via audio/video or in person were Trustees, Amber Hunt, Mike Lenius and Jerry Stelter. Absent; Michelle Burke. Also, present were Kevin Sidles, Ryan Decker, Sara Wilson and Jody Dobson. Votes were unanimous unless indicated otherwise.

Consent Agenda: Inclusive of the minutes of the June 26, 2025 regular meeting, Bills #45792, 45822-45879; electronic payments #8805154-5191; and direct deposit advice #9906737-6758; Month end and operations reports were approved with a motion by Lenius, second by Hunt.

Business Conducted: 1) Sidles requested an amendment to the agenda to include under New Business: Authorization and approval of a Confidentiality Agreement regarding electric transmission planning and construction and critical energy infrastructure. 2) No public requests or comments were made. 3) Wilson reported that the three-year engagement with Baker Tilly has concluded, and requests for proposals have been distributed for audit years ending 2025 through 2027. Upcoming updates to NorthStar are scheduled for August, featuring a new customer service interface. Staff training sessions are planned for July 24 and August 6, 2025. The garbage collection transition has been successfully completed without any billing issues. Postage rates have increased again; however, savings have been achieved using the bulk mail permit. 4) Sidles reported that line crews have been replacing poles on the SW side of town that were identified during our annual pole inspections. Crews continue to replace fused cutouts as part of our ongoing system improvement plan. Two new SCADA controlled capacitor banks were installed on circuits 21E and 10E. An outage on July 23, 2025, affected 52 customers for two and half hours due to a lightning strike to overhead equipment. 5) Old Business – None. 6) New Business – 2024 Financial Audit Report presented by Jodi Dobson, Baker Tilly. 7) The next regular Board Meeting is scheduled for Thursday, August 28th, 2025, at 9:00 a.m. 8) An upcoming meeting is scheduled for Thursday, September 25, 2025, at 9:00 a.m. 9) Hunt moved to go into closed session at 9:40 a.m. pursuant to Iowa Code Sections 21.5(1)(a), 388.9(1), and 21.5(1)(k), to review or discuss records which are required or authorized by state or federal law to be kept confidential; to discuss proprietary information and information required by a noncustomer contracting party to be kept confidential pursuant to a nondisclosure agreement which relates to electric transmission planning and construction and critical energy infrastructure; and to discuss information contained in records in the custody of a governmental body that are confidential records pursuant to section 22.7, subsection 50; second by Stelter. ILP back into regular session at 9:44 a.m. 10) Motion by Hunt to authorize and approve the Confidentiality Agreement by and between IPPA, MRES, NIMECA, SIMECA and such cities, municipal electric utilities, joint-action agencies, and/or electric power agencies which are, or in the future become, a signatory to the Agreement, regarding electric transmission planning and construction and critical energy infrastructure, and to authorize and direct the Chairperson and Secretary to execute and deliver the Confidentiality Agreement; second by Lenius. 11) Lenius moved to go into closed session at 9:46 a.m. to discuss personnel, Iowa Code 21.5(i); second by Stelter. ILP back into regular session at 10:02 a.m. 12) The meeting was adjourned at 10:03 a.m. with a motion by Stelter.

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Lance Fricke, Chairperson

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Mike Lenius, Secretary/Treasurer

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Date Approved

List of Bills for  
Independence Light Power  
Board Meeting July 24, 2025

Item #17.

Receipts for the month of JUNE	
A/R Customer	660,179.78
Utility Deposits	2,292.00
Misc	19,473.20
Subsidiary	8,750.00
LEEF Program	4,258.09
Scrap	4,251.80
Vendor	Amount
CONSOLIDATED ENERGY fuel	2,142.25
IMBC INC mktg	300.00
INDEPENDENCE LIGHT & POWER svcs	562.10
OFFICE TOWNE, INC suppl	223.94
PETTY CASH misc	94.38
ROBERTS & EDDY, P.C. legal	75.00
SIGNS & MORE uniform	165.90
STAR EQUIPMENT, LTD veh	509.56
SUPERIOR WELDING SUPPLY CO maint	590.10
COLE'S ACE HARDWARE maint/substn	289.81
FAREWAY STORES, INC suppl	155.70
JOHN DEERE FINANCIAL suppl/ugrd/custsv/veh	73.00
NAPA AUTO PARTS veh	66.60
VERN'S TRUE VALUE ohd	68.99
AFLAC prded	96.53
COLONIAL INSURANCE prded	887.58
GEATER MACHINING AND MANUFACTURING effc	8,000.00
OELWEIN PUBLISHING CO publ	141.60
OFFICE TOWNE, INC suppl	106.51
PDCM INSURANCE sftytrng	300.00
PROFESSIONAL COMPUTER SOLUTIONS LLC maint	269.00
REMINGTON RESSLER schshp	500.00
TRISTAR BENEFIT ADMIN admin	80.00
UNITED STATES POST OFFICE boxfee	154.00
VISA CARD SERVICES custsv/admin	189.34
BANKIOWA fundxfr	43,333.00
CARL BROWN rfnd	17.96
CECILY CORKERY rfnd	8.66
CHRISTIAN DORSEY rfnd	28.35
JACOB DOUDNEY rfnd	222.51
MADLINE/WILLIAM FETTKETHER/HAYNES rfnd	70.62
DEHONA/CHRISTIAN FULLER/KAFER rfnd	57.55
BURNELL HAVEN rfnd	11.79
INDEPENDENCE TELECOMMUNICATION lbr	3,333.70
OFFICE TOWNE, INC suppl	137.01
PRINT EXPRESS custsv	688.60
S & K COLLECTIBLES shpg	38.76
SUPERIOR WELDING SUPPLY CO maint	49.98
AMANDA WHITAKER rfnd	33.97
ERIC BAILY cellreimb	54.00
RYAN CHRISTIANSON cellreimb	54.00
DAVID GISSEL cellreimb	54.00
PACIFIC LIFE prded	980.00
CRAIG PRICE cellreimb	54.00
MICHAEL SCHMITZ cellreimb	54.00
KEVIN SIDLES cellreimb	67.50
TIM TUDOR cellreimb	54.00
SARA WILSON cellreimb	27.00
MADISON NATIONAL LIFE ins	104.30
BRITTANY CORKERY rfnd	87.70
INDEP LIGHT & POWER leef	4,258.09
BANKIOWA achxfer	194,100.81
CITY OF INDEPENDENCE pilot	13,000.00
OFFICE TOWNE, INC suppl	30.00
INDEPENDENCE TELECOMMUNICATION proj	396.97
PAYMENT SERVICE NETWORK, INC custsv	3,000.98
PAYMENT SERVICE NETWORK, INC custsv	96.23
WASTE MANAGEMENT svc	236.14
KONICA MINOLTA BUSINESS SOLUTIONS maint	53.91
TRISTAR BENEFIT ADMIN ins	171.60
TRISTAR BENEFIT ADMIN ins	259.34
FICA/FWT EFT--ACH fwt	8,829.26
WELLMARK BCBS ins	1,071.20
MIDAMERICAN ENERGY fuel	46.86
MIDAMERICAN ENERGY fuel	43.46
SALES TAX --ACH tax	10,981.02
WELLMARK BCBS ins	15,788.16
TRISTAR BENEFIT ADMIN ins	505.68
STUART C. IRBY CO sfty	513.20
INFOSEND, INC custsv	1,931.21
ALTEC INDUSTRIES, INC. sfty	716.31
BAKER TILLY US LLP audit	4,150.00
CENTRAL MN MUNICPAL POWER AGY capx	4,873.89
FLETCHER-REINHARDT COMPANY inv	5,264.40
IOWA ONE CALL locsvc	65.25
POWER LINE SUPPLY uniform	171.89
TAS COMMUNICATIONS e911	174.37
WPPI ENERGY pwr	500,262.29
FICA/FWT EFT--ACH fwt	8,701.72
TREASURER, STATE OF IOWA swt	2,079.83
IPERS ipers	11,411.41
VISION SERVICE PLAN ins	328.52
ALTORFER, INC maint	641.60
ALTEC INDUSTRIES, INC. sfty	1,939.13
ALTORFER, INC maint	932.37
AMAZON CAPITAL SERVICES maint	641.60
BRIDGEWELL RESOURCES inv	15,058.11
HAWKEYE FIRE & SAFETY CO sfty	129.73
C.J. COOPER & ASSOCIATES, INC admin	52.50
FLETCHER-REINHARDT COMPANY ohd/ugrd/inv	4,488.17
STUART C. IRBY CO sfty	116.24
PAYROLL lbr	49,140.67
	<b>932,318.97</b>

**INDEPENDENCE TELECOM UTILITY**  
**MINUTES OF REGULAR BOARD MEETING**  
**July 24, 2025**

Call to Order: A regular meeting of the Board of Trustees of Independence Telecommunications Utility was called to order at 9:02 a.m. on July 24, 2025 in the administrative office building. Chairman Lance Fricke presided. Present at the meeting via audio/video or in person were Trustees, Amber Hunt, Mike Lenius and Jerry Stelter. Absent; Michelle Burke. Also, present were Kevin Sidles, Ryan Decker, Sara Wilson and Jody Dobson. Votes were unanimous unless indicated otherwise.

Consent Agenda: Inclusive of the minutes of the June 26, 2025 regular meeting, Bills #21734-21768; electronic payments #8806227-6277 and direct deposit advice #9903696-3711; Month end and operations reports were approved with a motion by Hunt, second by Lenius.

Business Conducted: 1) Sidles requested an amendment to the agenda to begin with New Business: 2024 Financial Audit Report. Additionally, a request was made to reschedule the General Manager's annual review to the end of the electric utility meeting. 2) A motion by Lenius to amend the agenda to begin with New Business: 2024 Financial Audit Report, second by Stelter. 3) A motion by Hunt to amend the agenda to have the General Manager's annual review at the end of the electric utility meeting, second by Lenius. 4) New business: 2024 Financial Audit Report presented by Jodi Dobson, Baker Tilly. 5) No public requests or comments were made. 6) Wilson reported that the three-year engagement with Baker Tilly has concluded, and requests for proposals have been distributed for audit years ending 2025 through 2027. Upcoming updates to NorthStar are scheduled for August, featuring a new customer service interface. Staff training sessions are planned for July 24 and August 6, 2025. Postage rates have increased again; however, savings have been achieved through the use of the bulk mail permit. 7) Decker presented Internet utilization graphs. Planning in progress to upgrade Bandwidth. Splicing continues, with service drops being installed to residences. No outages reported. 8) Old Business: None. 9) The next regular Board meeting is scheduled for Thursday, August 28, 2025, at 9:00 a.m. 10) An additional meeting is scheduled for Thursday, September 25, 2025, at 9:00 a.m. 11) The meeting was adjourned at 9:32 a.m. with a motion by Hunt.

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Lance Fricke, Chairperson

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Mike Lenius, Secretary/Treasurer

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Date Approved

List of Bills for  
Independence Telecommunications  
Board Meeting July 24, 2025

Item #17.

Receipts for the month of JUNE	
Cable:	127,936.31
Internet:	187,516.57
Telephone:	30,482.60
Access Revenue	358.13
Prepaid Receipts	2,580.70
Misc	5,237.46
Md Transport	4,340.83
Vendor	Amount
INDEP MUSTANG BASEBALL CLUB mktg	300.00
INDEPENDENCE LIGHT & POWER util/svc	3,939.39
ROBERTS & EDDY, P.C. legal	45.00
S & K COLLECTIBLES shpg	23.40
SHOWTIME NETWORKS INC pgrm	170.50
COLE'S ACE HARDWARE wrkequip	35.90
FAREWAY wrkequip	25.75
JOHN DEERE FINANCIAL - NORBY'S wrkequip	12.82
AFLAC prded	125.64
BUCHANAN COUNTY AUDITOR e911	1,624.27
COLONIAL LIFE prded	157.07
DUNLAP MOTORS veh	1,324.66
EAST CENTRAL IA RURAL ELEC. COOP util	32.97
INDEPENDENCE LIGHT & POWER fuel	971.21
MK SUPPLY proj	15,280.50
OELWEIN PUBLISHING COMPANY publ	162.84
OFFICE TOWNE, INC wrkequip/supl	149.69
PDCM INSURANCE sftytrng	250.00
PROFESSIONAL COMPUTER SOLUTIONS LLC maint	269.00
TRISTAR BENEFIT ADMIN admin	56.00
VISA CARD SERVICES custsv/proj	951.84
ALLIANT ENERGY util	123.56
TYLER BALL cellreimb	96.00
BANKIOWA fndxfer	29,000.00
RYAN DECKER cellreimb	96.00
INDEPENDENCE LIGHT & POWER lbr/rmt/loan	24,750.42
OFFICE TOWNE, INC supl	137.01
PRINT EXPRESS custsv	688.59
JOEL REED cellreimb	96.00
KEVIN SIDLES cellreimb	67.50
NOAH STUDEBAKER cellreimb	96.00
JUDD TAYLOR cellreimb	96.00
KEVYN WERNING cellreimb	96.00
SARA WILSON cellreimb	27.00
MADISON NATIONAL LIFE ins	81.80
LENOVO (US) INC proj	8,678.69
SOUTH FRONT NETWORKS LLC trnsprtsvc	107.00
WASTE MANAGEMENT OF INDEPENDENCE svc	236.13
AUREON NETWORK SERVICES svc	9,519.48
TRISTAR BENEFIT ADMIN ins	136.70
FICA/FWT EFT-ACH fwt	5,200.44
TRISTAR BENEFIT ADMIN ins	35.00
MIDAMERICAN ENERGY COMPANY util	27.58
MIDAMERICAN ENERGY COMPANY util	46.09
NATIONAL CABLE TELEVISION COOP prgm	100,457.02
SALES TAX--ACH tax	8,249.52
UNITED STATES TREASURY fet	211.06
TRISTAR BENEFIT ADMIN ins	212.40
INTERSTATE TRS FUND assess	626.14
WELLMARK BCBS ins	11,552.26
INFOSEND custsv	773.10
ALLEN MEDIA BROADCASTING prgm	7,990.00
AMAZON CAPITAL SERVICES INC wrkequip	25.54
BAKER TILLY VIRCHOW KRAUSE. LLP audit	4,150.00
BANDWIDTH, INC e911	2,015.05
BIG 10 NETWORK pgrm	2,574.50
CALIX INC agrmt	3,470.87
CONSORTIA CONSULTING consult	2,775.00
EVOLUTION DIGITAL, LLC pgrm	63.55
HURRICANE ELECTRIC INTERNET SERVICES trnsprtsvc	2,756.00
IOWA ONE CALL locsvc	65.25
CENTURY LINK access	530.67
CENTURY LINK access	0.73
MID AMERICA COMPUTER CORP svc	3,427.19
MLB NETWORK pgrm	712.50
NEXSTAR BROADCASTING GROUP pgrm	464.80
NEONOVA NETWORK SERVICES email/secrit svc	1,222.89
POWER & TEL wrkequip	580.49
ROVI GUIDES, INC pgrm	1,680.92
SINCLAIR TV GROUP, INC pgrm	1,767.48
TAS COMMUNICATIONS e911	174.37
WINDSTREAM COMMUNICATIONS access	323.52
ZCORUM maint	1,452.00
FICA/FWT EFT-ACH fwt	5,036.68
TREASURER, STATE OF IOWA swt	1,206.00
IPERS ipers	7,236.62
VERIZON WIRELESS cell	296.34
READLYN TELEPHONE COMPANY svc	100.05
VISION SERVICE PLAN ins	190.18
ALTORFER, INC maint	1,615.70
ANPI, LLC svc	258.63
CONSORTIA CONSULTING consult	1,200.00
RaDD NETWORK SOLUTIONS INC proj	546.77
CJ COOPER AND ASSOCIATES, INC admin	52.50
LUMEN aka CENTURY LINK access	431.46
METASWITCH NETWORKS agrmt	1,500.00
PAYROLL lbr	33,386.31
	<b>318,709.50</b>