

City of Tipton, Iowa

Meeting: Tipton City Council Meeting
Place: Tipton Fire Station, 301 Lynn Street, Tipton, Iowa 52772
Date/Time: Monday, June 5, 2023, 5:30 p.m.
Web Page: www.tiptoniowa.org
Posted: Friday, June 2, 2023 (Front door of City Hall & City Website)

Please join my meeting from your computer, tablet, or smartphone.

<https://meet.goto.com/642904677>

You can also dial in using your phone.

Access Code:

642-904-677

United States (Toll Free):

[1 866 899 4679](tel:18668994679)

Mayor: Bryan Carney

Council at Large:	Abby Cummins-VanScoy	Council At Large:	Jason Paustian
Council Ward #1	Ron Hembry	Council Ward #2	Mike Helm
Council Ward #3	Tim McNeill	City Attorney:	Lynch Dallas, P.C.
City Manager:	Brian Wagner	Gas Utilities Supt:	Adam Fitch
Finance Director:	Melissa Armstrong	Electric Supt:	Jon Walsh
City Clerk:	Amy Lenz	Water & Sewer Supt:	Brian Brennan
Dir. Of Public Works:	Steve Nash	Ambulance Svc Dir:	Brad Ratliff
Police Chief:	Lisa DuFour	Economic Dev. Dir.	Linda Beck
Park & Recreation:	Adam Spangler	Library Director:	Denise Smith

A. Call to Order

B. Roll Call

C. Pledge of Allegiance

D. Agenda Additions/Agenda Approval

E. Communications:

If you wish to address the City Council regarding an issue, whether on the agenda or something not on the agenda, please approach the lectern at this time and give your name and address for the public record before discussing your item. Scheduled communications are allowed to speak up to five minutes. Unscheduled communications are allowed to speak up to three minutes.

1. Resolution to rectifying the damage caused to front lawn after the North Avenue construction project. (*Pamela Bisbee*)

F. Consent Agenda

Note: These are routine items and will be enacted by one motion without separate discussion unless a Council Member requests separate consideration.

1. Approval – Council Meeting Minutes, April 17, 2023
2. Approval – Council Meeting Minutes, May 15, 2023
3. Approval – Special Council Meeting Minutes, May 22, 2023
4. Approval – Special Council Meeting Minutes, May 24, 2023

5. Approval – Airport Minutes, May 17, 2023
6. Approval – Garbage exemption at 810 West 1st Street, Bob Pruess
7. Approval - Temporary Relocation Voucher, Housing Rehabilitation Program, John Lange, 59 Mulberry Street
8. Approval – Tipton Revitalization Incentive Program (TRIP) reimbursement, Rhonda Taylor, DBA: Taylor Tots Childcare Center, \$7,500
9. Approval – Annual Tiger Prowl 5K, June 17th, 6:00 p.m.
10. Approval – Clifton Larson Allen engagement letter for the audit.
11. Approval – Pay Application No. 2, Replace Hwy 38 South Street to IA 130, Triple B Construction, \$45,100.73
12. Approval – Cemetery cost increase for grave digging from \$500 to \$600 (\$650 on weekends).
13. Approval – Township Contracts for EMS and Fire Services for Cass Township, Center Township, Red Oak Township, Rochester Township and Springfield Township
14. Approval – Claims Register which includes claims paid under the current Purchase Policy

G. City Business

1. Discussion and possible action concerning update on possible redesign of James Kennedy Family Aquatic Center dehumidifier unit installation. (*Dan Strain/KPE will join electronically.*)
2. Resolution No. 060523A: Resolution to approve drainage easement agreement between David and Amy Fraseur, Grantor, and the City of Tipton, Iowa, Grantee
3. Resolution No. 060523B: Resolution authorizing and approving a loan agreement, providing for the issuance of \$4,020,000 General Obligation Corporate Purpose Bonds, Series 2023, and providing for the levy of taxes to pay the same.
4. Resolution No. 060523C: Resolution in support of “Rosh Properties 113 Lemon Street Housing Project” and its application to the Workforce Housing Tax-Credit Program and affirming the City’s financial support for the project.
5. Discussion and possible action approving authorization of FAA form to send \$150,000 to Humboldt Airport
6. Discussion and possible action concerning allowing food trucks to park in designated area on the Green Space
7. Discussion and possible action recommending approval of Hinson Consulting’s proposal to update the City’s compensation plan.

H. Reports of Mayor/ Council/ Manager/ Department Heads

1. Mayor's Report
2. Council Reports
3. Committee Reports
4. City Manager's Report
5. Department Heads

I. Adjournment

Pursuant to §21.4(2) of the Code of Iowa, the City has the right to amend this agenda up until 24 hours before the posted meeting time.

If anyone with a disability would like to attend the meeting, please call City Hall at 886-6187 to arrange for accommodations/transportation.

April 17, 2023
 Tipton Fire Station
 301 Lynn Street
 Tipton, Iowa

The City Council of the City of Tipton, Cedar County, Iowa, met in regular session at 5:30 p.m. Mayor Carney called the meeting to order. Upon roll being called the following named council members were present: Cummins, Paustian and Helm. Absent: Hembry and McNeill. Also present: Wagner, Armstrong, Lenz, Nash, DuFour, Walsh, B. Brennan, Beck, other visitors, and the press.

Agenda:

Motion by Cummins, second by Helm to approve the agenda as presented. Following the roll call vote the motion passed unanimously.

Council member Tim McNeill joined electronically at 5:35 p.m.

Consent Agenda:

Motion by Cummins, second by Paustian to approve the consent agenda which includes the April 3rd Council Meeting Minutes, March 2023 Investment and Treasurer’s Report, Pay Application No. 1, Hwy 38 Project, Triple B Construction, \$29,100, Change Order No. 3, North Avenue Reconstruction, \$1,294.25, Pay Application No. 4, North Avenue Reconstruction, All American Concrete, \$5,029.54, Pay Request, Housing Rehabilitation Program, 601 Lynn Street, Aavantis Construction, \$1,080.00, Pay Request, Housing Rehabilitation Program, 59 Mulberry Street, Aavantis Construction, \$7,293.60, Pay Request, Housing Rehabilitation Program, 711 Sycamore Street, Aavantis Construction, \$9,705.00, Change Order No. 2, Housing Rehabilitation Program, 711 Sycamore Street, Aavantis Construction, \$1,075.00, and the following claims list. Following the roll call vote the motion passed unanimously.

ACCESS SYSTEMS LEASING	COPIER CHARGES	433.01
AFLAC	AFLAC AFTER TAX PY W/HOLDING	593.31
AT&T MOBILITY	WIRELESS	247.27
AUCA CHICAGO LOCKBOX	MATS	144.38
AUREON COMMUNICATIONS	PHONE, INTERNET, CIRCUIT	1330.85
AXA EQUI-VEST PROCESSING O	DEF. COMP PRETAX	175.00
BAKER & TAYLOR	BOOKS	1182.94
BARRON MOTOR SUPPLY	SHOP SUPPLIES	3.48
BOUND TREE MEDICAL LLC	LIFTING CUSHION	1311.23
CARRICO AQUATIC RESOURCES	OPERATING SUPPLIES	1549.44
CEDAR COUNTY CO-OP	1002 GL FUEL	3437.71
CEDAR COUNTY ENGINEER	29.3 GL DSL	2455.15
CEDAR COUNTY SOLID WASTE	TRANSFER FEES	4015.00
CEDAR COUNTY VFW POST 2537	4 FLAGS	217.00
CINTAS	UNIFORMS	498.68
CITY OF TIPTON	IPERS EMPLOYEE REIMBURSEMENT	90.29
CITY PETTY CASH	CITY PETTY CASH	77.69
CITY UTILITIES	CITY UTILITIES	29065.51
CLARENCE LOWDEN SUN-NEWS &	POOL SCHEDULE	187.60
COLLECTION SERVICES CENTER	CHILD SUPPORT	96.73
COMMUNITY INSURANCE SERVIC	INSURANCE #11	2289.61
COPY SYSTEMS	COPIER CHARGES	77.15
CRIST ELECTRICAL SERVICES	STORM DAMAGE WORK	3259.73

D & R PEST CONTROL	D & R PEST CONTROL	364.90
DANIEL LILIENTHAL	RESOLE BOOTS,DEP ON BOOTS,SUPP	166.99
DECKER SPORTING GOODS	FIELD PAINT	1042.00
DURANT MUNICIPAL ELECTRIC	MUTUAL AID FOR TORNADOES	1419.60
EASTERN IOWA LIGHT & POWER	UTILITIES	1532.21
ECIA	N AVE WATER IMPROVEMENTS	1151.68
FAMILY FOODS	MISC SUPPLIES	86.93
FIDELITY BANK & TRUST	CD PURCHASE - TIF	82826.35
FILTRATION CORP. OF AMERIC	OPERATING SUPPLIES	192.44
FLETCHER-REINHARDT CO.	OVERHEAD SUPPLIES	5725.70
GRASSHOPPER LAWN CARE DBA	CONTRACT PAY 03/16-04/15	3083.37
H & H AUTO	TIRE REPAIR	19.00
HENRY SCHEIN MEDICAL	MEDICAL SUPPLIES	18.49
I.R.S.	FEDERAL WITHHOLDING	20104.23
INTEGRATED TECHNOLOGY PART	ANNUAL PHONE SYSTEM AGREEMENT	1530.00
IOWA PRISON INDUSTRIES	VENTILATOR	1000.00
IPERS	IPERS WITHHOLDING, FIRE	13722.57
JOHN DEERE FINANCIAL	OPERATING SUPPLIES	596.69
JOHNSON COUNTY AMBULANCE S	ALS INTERCEPT	200.00
KPE ENGINEERING	DEHUMIDIFICATION UNIT DESIGN	7870.00
LATHAM, ERVIN, VOGNSEN & A	SOLAR FEASIBILITY ANALYSIS	3375.00
ELECTRONICS INC	ALARM SERVICE	120.00
LRS PORTABLES OF IOWA	PORT A POTTIE SERVICES	369.09
MECHANICAL SALES IOWA INC	INNOVENT DEHUMIDIFIER RTU	328595.00
MIDWEST BREATHING AIR LLC	QUARTERLY AIR TEST	186.00
MISC. VENDOR	HAWK, KYLE :US REFUND	51390.80
MOCIC	MEMBERSHIP	100.00
MOTOR PARTS & EQUIPMENT CO	PARTS, SUPPLIES, TOOLS	138.38
MUNICIPAL SUPPLY INC	SUPPLIES FOR MAINS	427.60
OFFICE MACHINE CONSULTANTS	COMPUTER	1202.00
ORIGIN DESIGN	CROOKED CREEK TRAIL	25464.25
PLAYAWAY PRODUCTS LLC	PLAYAWAYS	634.91
POWER LINE SUPPLY	9000' INNERDUCT	41505.30
PRINCIPAL	PRINCIPAL DENTAL POLICY	1876.76
QC ANALYTICAL SERVICES LLC	WASTEWATER TESTING	1343.00
RDJ SPECIALTIES INC	MISC SUPPLIES	255.83
REPUBLIC SERVICES OF IOWA	RECYCLING SORT FEES	1058.13
SCHUMACHER ELEVATOR COMPAN	MONTHLY MAINTENANCE	249.64
SECRETARY OF STATE	NOTARY RENEWAL KONNIE	30.00
SHERMCO INDUSTRIES INC	EMERGENCY ENGINEERING SUPPORT	1590.00
SPINUTECH INC	LICENSE, SUPPORT, HOSTING	705.00
STATE HYGIENIC LABORATORY	TESTING	40.50
T & M CLOTHING CO.	OPERATING SUPPLIES SOFTBALL	648.60

TIPTON CONSERVATIVE	MIN,NOT,N PLUM,LEVY,FAC	1233.91
TIPTON ELECTRIC MOTORS	UPS CHARGE	104.10
TIPTON PHARMACY	PHARMACEUTICALS	881.53
TOTAL MAINTENANCE INC	MONTHLY SERVICE	511.00
TREASURER, STATE OF IOWA	STATE WITHOLDING	2748.00
TYLER TECHNOLOGIES INC	UB NOTIFICATION CALLS	21.60
VERIZON	CELL & DATA	1511.93
WINDSTREAM	MONTHLY SERVICES	83.82
ZOLL MEDICAL CORPORATION	LITHIUM ION BATTERY	426.19
** TOTAL **		664219.78
FUND TOTALS		
001 GENERAL GOVERNMENT		40863.64
110 ROAD USE TAX FUND		234.44
121 LOCAL OPTION TAX		336465.00
125 TIF SPECIAL REVENUE FUND		82826.35
160 ECONOMIC/INDUSTRIAL DEV		50042.99
317 HWY 38 PROJCT		24734.50
319 INDUSTRIAL FEEDER PROJECT		41505.30
600 WATER OPERATING		6078.91
610 WASTEWATER/AKA SEWER REV		7549.13
630 ELECTRIC OPERATING		27053.16
640 GAS OPERATING		2392.15
660 AIRPORT OPERATING		832.10
670 GARBAGE COLLECTION		6055.55
740 STORM WATER		69.20
810 CENTRAL GARAGE		10479.71
835 ADMINISTRATIVE SERVICES		3382.30
860 PAYROLL ACCOUNT		23655.35
GRAND TOTAL		664219.78

City Business:

1. Resolution No. 041723A: Resolution approving Home Loan Fund Agreement Amendment between City of Tipton and Julie Roman (100 East 7th Street)
 Motion by Cummins, second by Helm to approve Resolution No. 041723A, the resolution approving Home Loan Fund Agreement Amendment between City of Tipton and Julie Roman (100 East 7th Street). Following the roll call vote the motion passed unanimously.

2. Adding stop signs to intersections along Plum Street

Motion by Helm, second by Cummins to approve adding stop signs to intersections along Plum Street. Following the roll call vote the motion passed unanimously.

Adjourn:

With no further business to come before the council a motion to adjourn was made by Cummins, second by Helm. Following the roll call vote the motion passed unanimously.

Meeting adjourned at 5:42 p.m.

Mayor _____

Attest: _____
City Clerk

May 15, 2023
Tipton Fire Station
301 Lynn Street
Tipton, Iowa

The City Council of the City of Tipton, Cedar County, Iowa, met in regular session at 5:30 p.m. Mayor Carney called the meeting to order. Upon roll being called the following named council members were present: Cummins, Paustian, Helm, Hembry and McNeill. Also present: Wagner, Armstrong, Lenz, Nash, DuFour, Spangler, Walsh, B. Brennan, Ratliff, Beck, other visitors, and the press.

Agenda:

Motion by Paustian, second by Helm to approve the agenda as presented. Following the roll call vote the motion passed unanimously.

Communications:

Larry Hodgden shared his concerns on the ordinance placing stop/yield signs on north Plum Street.

Consent Agenda:

Motion by Paustian, second by Cummins to approve the consent agenda which includes the April 24th Council Meeting Minutes, May 1st Council Meeting Minutes, May 3rd Cemetery Minutes, April 2023 Investment and Treasurer's Report, Casey's liquor license renewal, special event liquor license for Lucky Wife Wine Slushies on June 10th, Tipton Revitalization Incentive Program (TRIP) reimbursement, KMAC Properties, LLC, Duane Webb, 46 Spruce Street, \$7,500, purchase of wildland PPE gear for the Fire Department with DNR matching grant, restocking of supplies for the electric department used in storm clean-up not to exceed \$30,000, mayoral appointment of Brett Eggert and Annie Schroder to Planning and Zoning Commission, and the following claims list. Following the roll call vote the motion passed unanimously.

ACCESS SYSTEMS LEASING	COPIER AGREEMENT	104.99
AFLAC	AFLAC AFTER TAX PY W/HOLDING	593.31
ASCENT AVIATION GROUP INC	2000 GL AVIATION FUEL	10430.84
AT&T MOBILITY	WIRELESS	247.12
AUCA CHICAGO LOCKBOX	MATS	158.82
AUREON COMMUNICATIONS	PHONE, INTERNET, CIRCUIT	1352.73
AXA EQUI-VEST PROCESSING O	DEF. COMP PRETAX	175.00
BARRON MOTOR SUPPLY	SHOP SUPPLIES	52.12
BOUND TREE MEDICAL LLC	MEDICAL SUPPLIES	829.68
CEDAR COUNTY CO-OP	DSL DYED FIELDMASTER	12502.08
CEDAR COUNTY ENGINEER	43.7 GL DSL	2320.57
CEDAR COUNTY REPAIR INC	OPERATING SUPPLIES	155.14
CEDAR COUNTY SOLID WASTE	TRANSFER FEES	5341.00
CINTAS	UNIFORMS	777.30
CITIZENS SAVINGS BANK	CD PURCHASE	207524.68
CITY OF TIPTON	IPERS EMPLOYEE REIMBURSEMENT	165.29
CITY OF TIPTON-REVOLVING C	CENTRAL GARAGE REPAY	36448.15
CITY UTILITIES	CITY UTILITIES	2831.48
CLARENCE LOWDEN SUN-NEWS &	POOL SCHEDULE	187.60
COLLECTION SERVICES CENTER	CHILD SUPPORT	96.73
D & R PEST CONTROL	D & R PEST CONTROL	165.00
EASTERN IOWA LIGHT & POWER	UTILITIES	1218.15
EASTERN IOWA TIRE	TIRES #138	2497.52

ENERGY ECONOMICS INC	METER TRANSFER PROVING	1345.02
FAMILY FOODS	MISC SUPPLIES	143.24
FLETCHER-REINHARDT CO.	OVERHEAD SUPPLIES	174.96
GRASSHOPPER LAWN CARE DBA	CONTRACT PAY 04/16-05/15	3083.33
HASTY AWARDS	312 SOCCER MEDALS	766.13
HOLIDAY INN DES MOINES AIR	TRAVEL TRAINING	277.50
I.R.S.	FEDERAL WITHHOLDING	19727.30
IPERS	IPERS WITHHOLDING, FIRE	13549.78
JOHN DEERE FINANCIAL	OPERATING SUPPLIES	686.93
JOHNSON COUNTY AMBULANCE S	ALS SUPPORT	200.00
KPE ENGINEERING	DESIGN SERVICES	9500.20
LATHAM, ERVIN, VOGNSEN & A	SOLAR ANALYSIS	3125.00
LAWSON PRODUCTS INC	SMALL TOOLS	61.30
ELECTRONICS INC	ALARM SERVICE	120.00
LINDE GAS & EQUIPMENT INC	OXYGEN	75.83
LRS PORTABLES OF IOWA	PORT A POTTIE SERVICES	375.00
MACQUEEN EQUIPMENT	REPAIR PARTS #25	277.01
MISC. VENDOR	MISC VENDORS	1854.77
MITCHELL 1	WEB SUBSCRIPTION	282.08
MOELLER TIPTON TIRE & AUTO	TIRE REPAIR #29	62.33
MOTOR PARTS & EQUIPMENT CO	REPAIR PARTS & SHOP SUPPLIES	2037.36
MUNICIPAL SUPPLY INC	160 METERS	13920.00
O'ROURKE MOTORS INC	OPERATING SUPPLIES	6.50
OFFICE EXPRESS	OFFICE SUPPLIES	594.84
OFFICE MACHINE CONSULTANTS	MANAGEMENT SERVICES	2985.00
OFFICE OF AUDITOR OF STATE	2021 AUDIT FILING FEE	1250.00
ORIGIN DESIGN	CEDAR STREET IMPROVEMENTS	25268.00
PCC	BILLING	1718.01
PEDIATRIC EMERGENCY STANDA	TRAINING	105.00
POWER LINE SUPPLY	OVERHEAD SUPPLIES	832.28
PRINCIPAL	PRINCIPAL DENTAL POLICY	1876.76
QUAD CITY TESTING LABORATO	OVERHEAD CRANE INSPECTION	646.00
QUADIENT LEASING USA INC	POSTAGE MACHINE LEASE	969.84
RAPTOR TURF LANDSCAPING	FLOWER BED WALL	5977.42
REPUBLIC SERVICES OF IOWA	RECYCLING SORT FEES	984.73
SENECA COMPANIES	FUEL TANK NECK REPAIR	11742.70
SHOTTENKIRK	REPAIR PARTS #66	282.28
STATE HYGIENIC LABORATORY	TESTING	54.00
STOREY KENWORTHY/MATT PARR	BILLING ENVELOPES	630.00
T & M CLOTHING CO.	88 BALL SHIRTS, 88 HATS	2037.00
TARRA VOSS PAINTING	PAINT STUDY ROOM	900.00
THOMPSON TRUCK & TRAILER	REPAIR PARTS	209.86
TIPTON CHAMBER OF COMMERCE	CHAMBER BUCKS	60.00

TIPTON CONSERVATIVE	ADS & PUBLISHING	1756.06
TIPTON ELECTRIC MOTORS	UPS CHARGE	120.64
TIPTON GREENHOUSE & FLORIS	43 TREES	9210.15
TIPTON PHARMACY	PHARMACEUTICALS	527.10
TITAN MACHINERY INC	REPAIR PARTS #138 & #2	135.00
TREASURER, STATE OF IOWA	STATE WITHOLDING	2708.00
TUBE PRO INC	LAZY RIVER INNER TUBES	599.00
VERIZON	CELL & DATA	1690.25
WINDSTREAM	MONTHLY SERVICES	96.40
ZOLL MEDICAL CORPORATION	CPR PADZ	153.94
** TOTAL **		433947.13

FUND TOTALS

001 GENERAL GOVERNMENT		55153.42
110 ROAD USE TAX FUND		41848.74
121 LOCAL OPTION TAX		9500.20
160 ECONOMIC/INDUSTRIAL DEV		59.72
317 HWY 38 PROJCT		25268.00
600 WATER OPERATING		1978.35
610 WASTEWATER/AKA SEWER REV		3800.43
630 ELECTRIC OPERATING		163311.39
633 ELECTRIC RESERVE		60580.51
640 GAS OPERATING		4439.66
660 AIRPORT OPERATING		10618.09
670 GARBAGE COLLECTION		15864.69
740 STORM WATER		158.19
810 CENTRAL GARAGE		12339.64
835 ADMINISTRATIVE SERVICES		5670.94
860 PAYROLL ACCOUNT		23355.16
GRAND TOTAL		433947.13

CITY CREDIT CARD STATEMENT

City Card

Travel Training -	Sub-Way,Tokyo Grill, Caribou Coffee Applebee's, Arby's, Cobblestone Hotel	489.72
Fuel	Kwik Trip	131.53

Card Ttl **4,342.46**

621.25

Finance Director

Telecommunications	Go To Meeting	30.35
Miscellaneous	Adobe	254.27

284.62

Economic Development

Miscellaneous	1000 Bulbs	179.65
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179.65

Library

Technology	Microsoft Office	106.99
Materials	Amazon, Walmart	118.24
Programming	Amazon, Walmart	187.81
Office Supplies	Amazon, Walmart, Demco	388.67
Miscellaneous	Amazon	21.28

822.99**Ambulance**

Building Maint & Repair	Lenoch & Cilek, Walmart	275.74
Telecommunications	JAMF	6.00
		16.00
		6.00
		2.00
Miscellaneous	Indeed, Iowa Gov Volunteer Awards, Presidents Vol Srv Award, Hobby Lobby	185.54
Advertising	Indeed	60.00
Technology	ADI	193.99
Building Maint & Repair	ADI	243.05

988.32**Fire**

Small Tools	Heiman Fire Equipment	377.85
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377.85**Police**

Training -	Iowa Chiefs Assoc.	205.00
DARE Equip/Supplies	DARE Catalog	34.15
Postage/Shipping	USPS	13.05
Miscellaneous	Walmart	149.37

401.57**Gas**

Safety	Ariat	212.65
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212.65**REC / Aquatic Center**

Building Maint. & Repair		41.00
Operating Supplies	Direct Sports	266.86
Dues/Fees	Amazon	16.04
Advertising	Canva	12.99
Uniforms/Equipment	The Lifeguard Store	114.67
Miscellaneous	City of Davenport	2.00

453.56**Statement Total****4,342.46**

Public Hearing:

1. Public hearing regarding the James Kennedy Family Aquatic Center Pool Dehumidification Project 2023

Motion by Hembry, second by Paustian to open the public hearing at 5:36 p.m. Following the roll call vote the motion passed unanimously.

Dan Strain with KPE Engineering explained the reasoning for the location of the dehumidification unit. After much discussion it is the consensus of the council to seek a different location because of the size (8' x 32') and possible noise of the unit.

Motion by McNeill, second by Helm to close the public hearing at 6:00 p.m. Following the roll call vote the motion passed unanimously.

2. Public hearing regarding the North-North Plum Street Improvements Project 2023

Motion by McNeill, second by Paustian to open the public hearing at 6:01 p.m. Following the roll call vote the motion passed unanimously.

There was some discussion and questions between the engineer, council, and property owners.

With no written or oral objections, a motion was made by McNeill, second by Hembry to close the public hearing at 6:19 p.m. Following the roll call vote the motion passed unanimously.

3. Public hearing regarding fourth amendment to Antenna Site Agreement (*cell tower in the park*)

Motion by McNeill, second by Paustian to open the public hearing at 6:20 p.m. Following the roll call vote the motion passed unanimously.

With no written or oral objections, a motion was made by McNeill, second by Hembry to close the public hearing at 6:22 p.m. Following the roll call vote the motion passed unanimously.

4. Public hearing for the purpose of soliciting written and oral comments on the city's proposed Fiscal Year 2022-2023 budget amendment.

Motion by McNeill, second by Helm to open the public hearing at 6:22 p.m. Following the roll call vote the motion passed unanimously.

With no written or oral objections, a motion was made by Paustian, second by Helm to close the public hearing at 6:22 p.m. Following the roll call vote the motion passed unanimously.

City Business:

1. ECIA proposal for agreement to write workforce housing tax-credit application for a potential housing project.

Motion by Cummins, second by McNeill to accept the ECIA proposal for agreement to write workforce housing tax-credit application for a potential housing project. Following the roll call vote the motion passed unanimously.

2. Resolution No. 051523A: Resolution approving the plans, specifications, cost estimates, and form of contract for the James Kennedy Family Aquatic Center Pool Dehumidification Project 2023

Motion by Helm, second by Paustian to table this item. Following the roll call vote the motion passed unanimously.

3. Resolution No. 051523B: Resolution approving the plans, specifications, cost estimates, and form of contract for the North-North Plum Street Improvements Project 2023

Motion by McNeill, second by Hembry to approve Resolution No. 051523B, the resolution approving the plans, specifications, cost estimates, and form of contract for the North-North Plum Street Improvements Project 2023 with the curb and gutter alternate. Following the roll call vote the motion passed unanimously.

4. Resolution No. 051523C: Resolution to approve fourth amendment to Antenna Site Agreement

Motion by Helm, second by McNeill to approve Resolution No. 051523C, the resolution to approve fourth amendment to Antenna Site Agreement (cell tower in the park), with stipulation of checking on who is responsible for maintenance. Following the roll call vote the motion passed unanimously.

5. Resolution No. 051523D: Resolution amending the current budget for fiscal year ending June 30, 2023

Motion by McNeill, second by Hembry to approve Resolution No. 051523D, the resolution amending the current budget for fiscal year ending June 30, 2023. Following the roll call vote the motion passed unanimously.

6. Resolution No. 051523E: Resolution to authorize the transfer of funds.
Motion by McNeill, second by Paustian to approve Resolution No. 051523E, the resolution to authorize the transfer of funds. Following the roll call vote the motion passed unanimously.

7. Ordinance No. 589: Ordinance amending Chapter 65, stop or yield required, Section 65.01, of the City Code of Ordinances (*Final Reading*)

Motion by Helm, second by Paustian to approve the third and final reading of Ordinance No. 589. Following the roll call vote the motion passed unanimously.

8. Request of special meeting on May 22nd for James Kennedy Family Aquatic Center GO and Airport GAVI Grant
It is the consensus of the council to schedule a special meeting on Monday, May 22nd.

Adjourn:

With no further business to come before the council a motion to adjourn was made by Helm, second by McNeill.

Following the roll call vote the motion passed unanimously.

Meeting adjourned at 6:45 p.m.

Mayor_____

Attest:_____

City Clerk

May 22, 2023
Tipton Fire Station
301 Lynn Street
Tipton, Iowa

The City Council of the City of Tipton, Cedar County, Iowa, met in special session at 5:30 p.m. Mayor Carney called the meeting to order. Upon roll being called the following named council members were present: McNeill, Cummins, Hembry, Paustian and Helm. Also present: Wagner, Armstrong, Lenz, DuFour, Coppess, other visitors, and the press.

Agenda:

Motion by Hembry, second by Cummins to approve the agenda with the addition of scheduling a special meeting this week. Following the roll call vote the motion passed unanimously.

Communications:

1. Small fireworks show on June 3rd behind the Tipton Motel

Motion by Hembry, second by Cummins to approve David Bisbee having a small fireworks show on June 3rd behind the Tipton Motel. It will last approximately 10 minutes. Following the roll call vote the motion passed unanimously.

City Business:

1. Resolution No. 052223A: Resolution awarding General Obligation Purpose Bonds, Series 2023

Motion by McNeill, second by Cummins to approve Resolution No. 052223A, the resolution awarding General Obligation Purpose Bonds, Series 2023. It is the opinion of Speer Financial to award the bid to Northland Securities at a price of \$4,054,875.40, being at a true interest rate of 3.8903%. Following the roll call vote the motion passed unanimously.

2. Resolution No. 052223B: Resolution authorizing the submittal of the grant application and certifies local match is available.

Motion by Hembry, second by Cummins to approve Resolution No. 052223B, the resolution authorizing the submittal of the grant application and certifies local match is available (for Mathews Memorial Airport terminal building rehabilitation). Following the roll call vote the motion passed unanimously.

3. Tipton Revitalization Incentive Program (TRIP) request for Dr. John Prickett, DBA: Circle P Veterinary Services, 102 Cedar Street

Motion by Hembry, second by Cummins to approve a Tipton Revitalization Incentive Program (TRIP) request for Dr. John Prickett, DBA: Circle P Veterinary Services, 102 Cedar Street. Following the roll call vote the motion passed unanimously.

4. Set up Special Council Meeting

Motion by Paustian, second by Cummins to schedule a special council meeting on Wednesday, May 24th, 12:00 p.m., to appoint Dave Hill to the Planning and Zoning Commission. Following the roll call vote the motion passed unanimously.

Adjourn:

With no further business to come before the council a motion to adjourn was made by Hembry, second by Paustian. Following the roll call vote the motion passed unanimously.
Meeting adjourned at 5:52 p.m.

Mayor _____

Attest: _____
City Clerk

May 24, 2023
Go To Meeting
Tipton, Iowa

The City Council of the City of Tipton, Cedar County, Iowa, met in special session at 12:00 p.m. Mayor Pro-tem Cummins called the meeting to order. Upon roll being called the following named council members were present: Cummins, Hembry and Paustian. Absent: Helm and McNeill. Also present: Wagner, Armstrong and Lenz.

Agenda:

Motion by Paustian, second by Hembry to approve the agenda as presented. Following the roll call vote the motion passed unanimously.

City Business:

1. Mayoral appointment of Dave Hill to Planning and Zoning Commission

Motion by McNeill, second by Cummins to approve the appointment of Dave Hill to Planning and Zoning Commission. Following the roll call vote the motion passed unanimously.

2. Waive Council Pay for this Special Meeting

Motion by Paustian, second by Cummins to approve waiving the council pay for this special council meeting. Following the roll call vote the motion passed unanimously.

Adjourn:

With no further business to come before the council a motion to adjourn was made by Hembry, second by Paustian. Following the roll call vote the motion passed unanimously.
Meeting adjourned at 12:11 p.m.

Mayor_____

Attest: _____
City Clerk

Tipton Airport Committee Meeting

Wednesday, May 17, 2023, at 5:03 PM, at the terminal, Mathews Memorial Airport, Tipton, Iowa.

Max Coppess called the meeting to order with a roll call. Those present: Max Coppess, Jamie Meyer, Rick Sawyer, Mike Moes and Leanne Boots. Adam Thompson, with McClure, was present, and George Kasowski, from Muscatine, was there as a guest. Brian Wagner, City Manager, and Jay Pudenz, with McClure, were on speaker phone.

Meeting agenda and minutes were approved with motion by Rick and second by Jamie. Motion carried.

The Application for State Funding was reviewed. Explanations of cost estimates by McClure were given. Mike Moes made the motion to recommend to the Council to pursue the Grant Application. There was a second by Jamie. Motion carried. The Resolution will be part of the Council packet at a Special Meeting to be held on May 22nd. Adam, from McClure, will take care of paperwork needed.

An update was given on the status of progress by Ryan Gurwell, A & R Land Services, on the current phase of land acquisition.

Unscheduled

Max, Scott and Rick attended this year's Airport Convention. They were able to touch base with Shane Wright, Aviation Program Manager - IDOT, on the funding for the rehabilitation of the Airport Terminal.

Brian Wagner received a message from Shane Wright about the need for Council action June 5th to shift this year's \$150,000 allotment from the FAA to Humboldt.

Manager's Report

2000 gallons of fuel were received on April 29th, bringing the total gallons in the tank to 2594. Pricing was reviewed and compared to area airports. The decision on pricing is at the discretion of the Airport Manager.

The fuel filter was changed on May 6th.

Max repaired lighting at the Airport and various types of lighting were discussed.

Reminder that elections are scheduled for July. The Airport Manager is the only one to be voted on this year.

Meeting adjourned at 5:40 PM with a motion by Mike and a second by Rick. Motion carried.

Respectfully submitted by Leanne Boots.

This meeting is held at the airport terminal and is always open to the public. Minutes are posted on the bulletin board inside the terminal.

RECEIVED MAY 15 2023

Date

To Whom it may Concern
I do not use my
garbage at 810 West
1st St. I do have garage
at my Home 1300 Parkview
Drive. I was wanting
an exemption for not
using garbage at 810.

Thank you
Bob Brown

CITY OF TIPTON
HOUSING REHABILITATION PROGRAM

NOTICE OF TEMPORARY RELOCATION / VOUCHER

Date: 5/17/2023

OWNER: John Lange

ADDRESS: 59 Mulberry Street – Tipton, IA

TEMPORARY RELOCATION ARRANGEMENTS: John will be staying at Motel Tipton (319-600-2495). Contact # for John is cell #319-899-7523.

As per Temporary Relocation Agreement signed by Owner, Owner acknowledges that he has been notified that he will not have any access to the house until Program Administrator has notified him that testing has cleared. This is also applicable to any family, friends or representative of his. Violation of this may result in termination and possible reimbursement of any previously processed construction and/or relocation assistance.

TEMPORARY RELOCATION PERIOD: Sunday afternoon (6/4/23) through Saturday morning (6/10/23). This includes estimate of time from Contractor to complete only the interior lead work plus testing and results response time.

PAYMENT FOR TEMPORARY RELOCATION: Motel Tipton will send invoice to City upon John's checkout.

PAYMENT FOR FOOD ALLOWANCE DURING RELOCATION: Homeowner is eligible for allowance towards meals in the amount of \$20.00/day x 5 days - \$100.00.

Payment will be through City of Tipton and reimbursed through CDBG Housing Rehabilitation Program Funding.

Cc: John Lange

Melanie Mitchell

From: reservations@thinkreservations.com
Sent: Wednesday, May 17, 2023 11:15 AM
To: Melanie Mitchell
Subject: John Lange, your reservation has been confirmed!

MOTEL TIPTON

Tipton, Iowa ★ A Happy Place

Dear John,

Thank you for choosing to stay with us! Your reservation has been confirmed. Please save or print this email as your receipt.

You can find your confirmation details below:

Name: John Lange
Confirmation ID: 8Q32268J

Room: Deluxe ADA Single King (Sunday, June 4, 2023 - Saturday, June 10, 2023) 2 adults

Best Available Rate

06/04/2023	Room	\$145.00
06/05/2023	Room	\$145.00
06/06/2023	Room	\$145.00
06/07/2023	Room	\$145.00
06/08/2023	Room	\$145.00
06/09/2023	Room	\$145.00

Subtotal:	\$870.00
Hotel Tax:	\$43.50
State Tax:	\$60.90
Total:	\$974.40
Amount Paid:	\$0.00
Remaining Balance:	\$974.40

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	6/5/2023
AGENDA ITEM:	TRIP Reimbursement Request
ACTION:	Motion to approve, deny or table

SYNOPSIS:

Tipton Revitalization Incentive Program (TRIP) Reimbursement Request

Applicant: Rhonda Taylor DBA: Taylor Tots Childcare Center, LLC, located at 1325 Cedar Street

Commission corresponded via email (but couldn't legally vote). However, there weren't any objections via email to proceed with granting approval with this project. The Commission is asking the City Council to make final decision regarding this application.

Project:

- Carpet Installation
- Tac Strip Install
- Sheet Vinyl Installation
- Vinyl Plank Installation

Reimbursement Request:

Applicant: Rhonda Taylor DBA: Taylor Tots Childcare Center, LLC

- **Project cost: \$16,281.69**
- **Reimbursement amount: \$7,500.00**
- **Recommendation: The project has met its requirements and is recommended for reimbursement in the amount of \$7,500.00**

BUDGET ITEM: 160-5-599-2-64995

RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

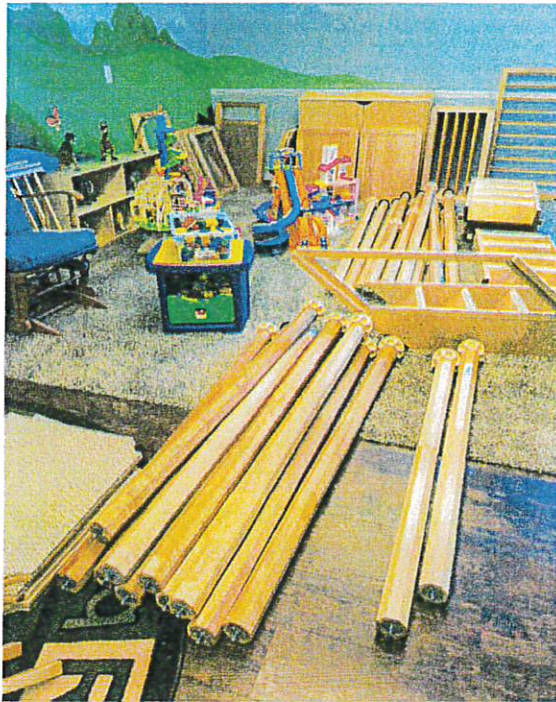
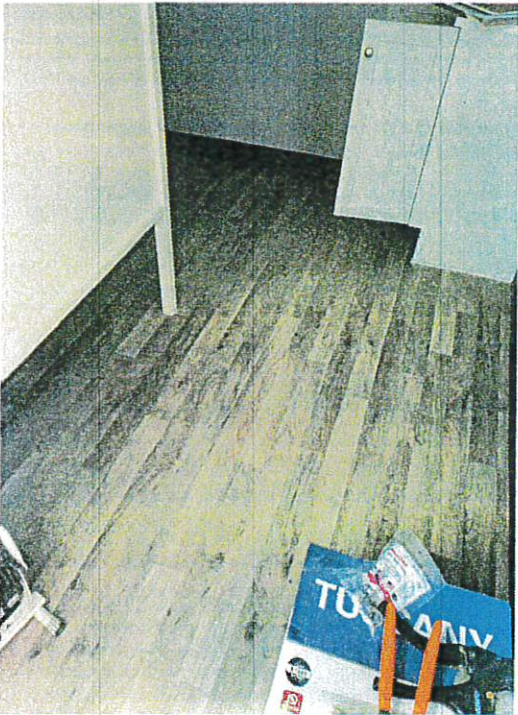
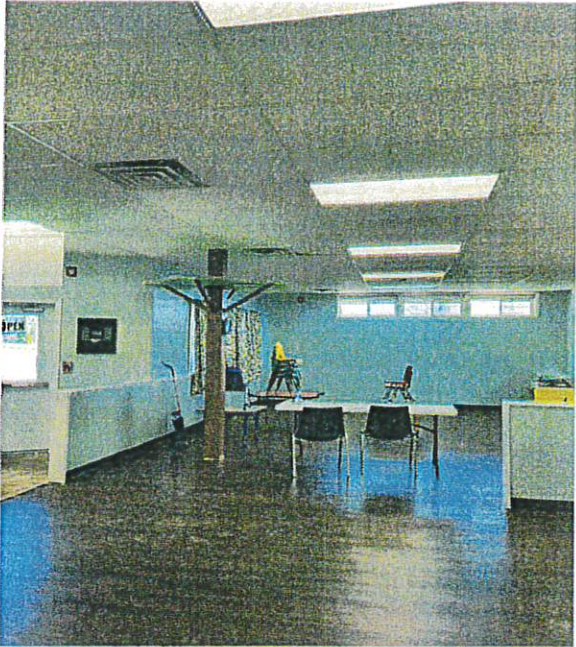
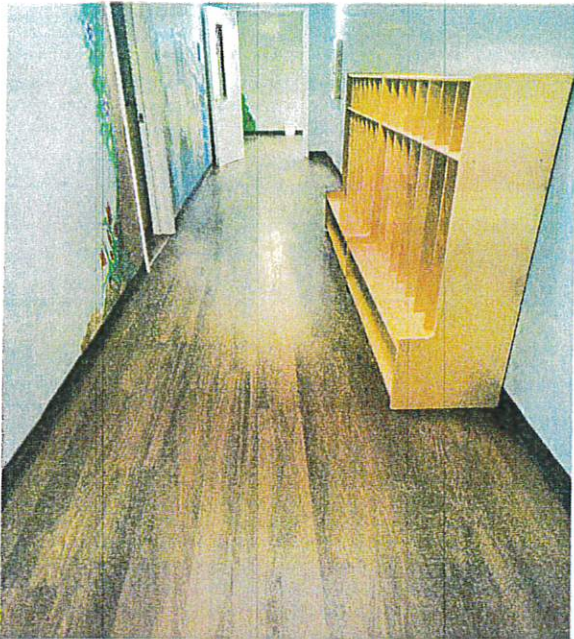
MAYOR/COUNCIL ACTION: Approve, deny or Table

ATTACHMENTS: Pictures

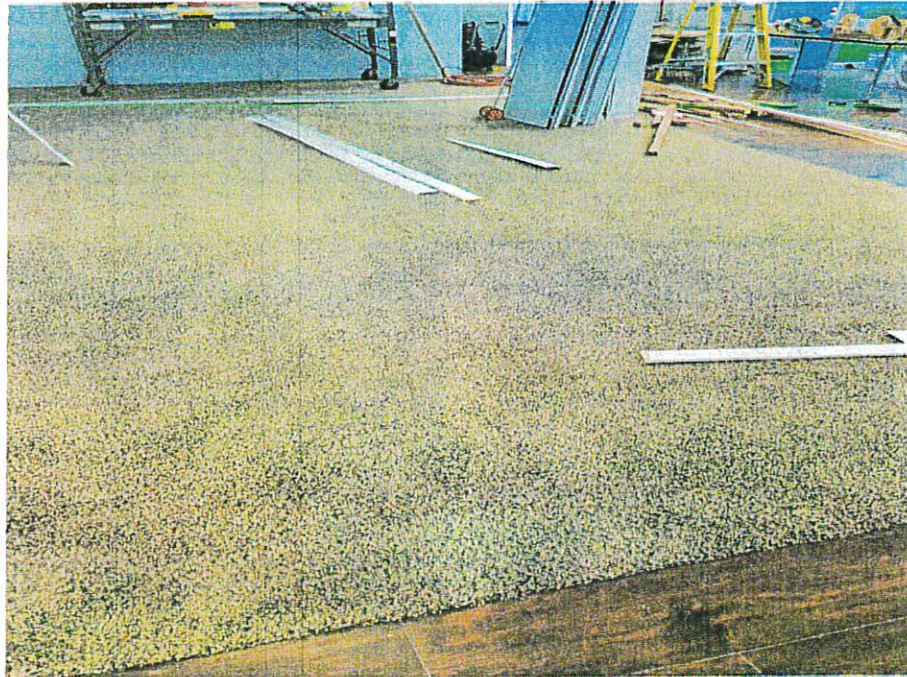
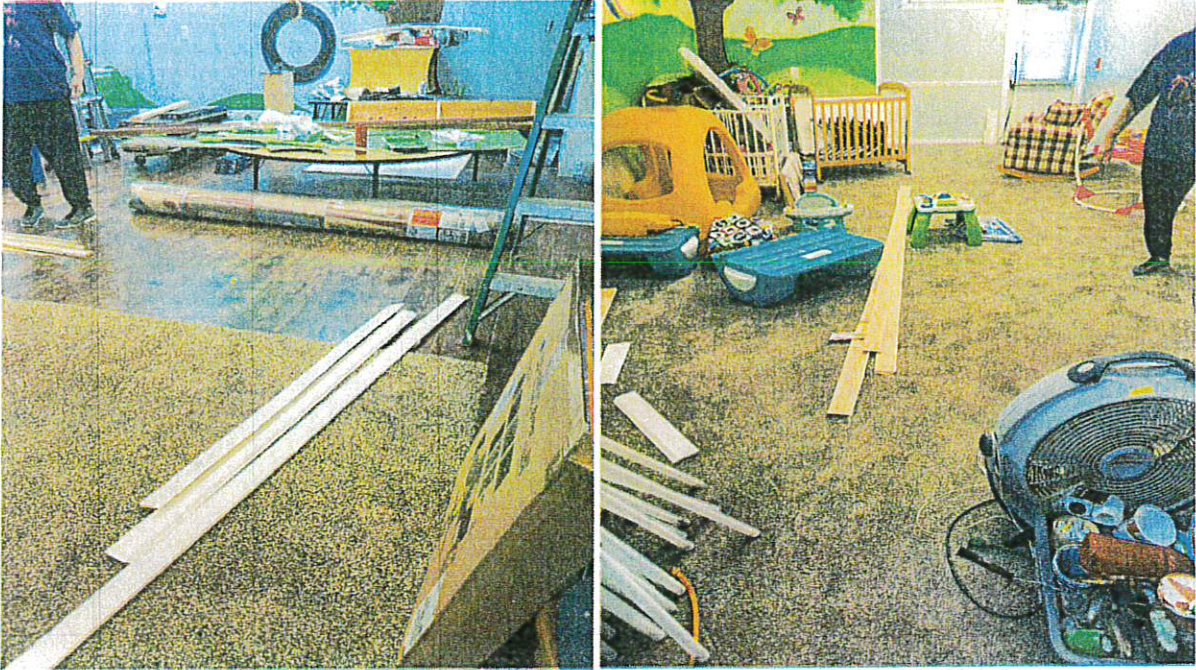
PREPARED BY: Linda Beck

DATE PREPARED: 5/26/2023

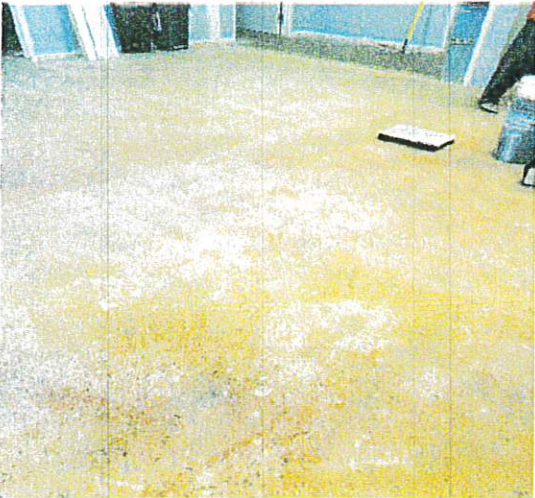
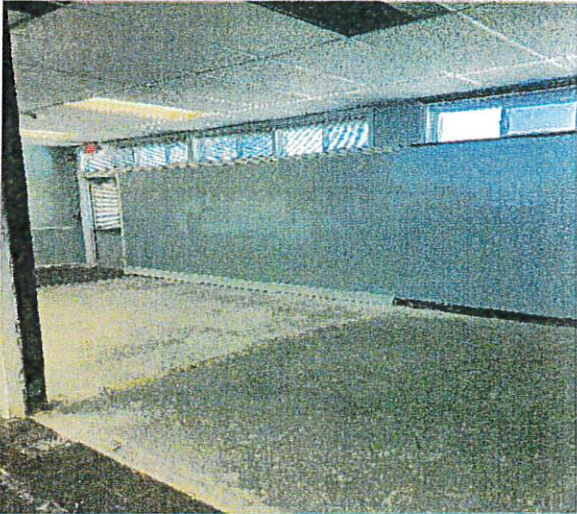
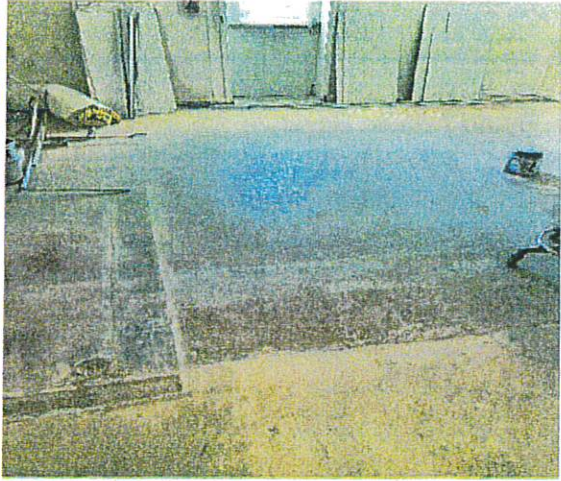
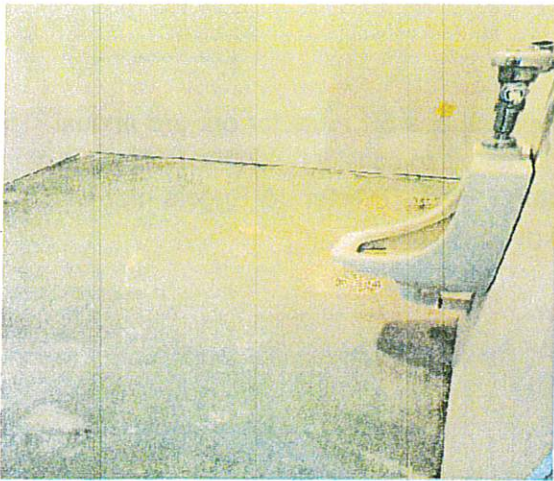
Rhonda Taylor
After Pictures



Rhonda Taylor
After Pictures



Rhonda Taylor DBA Taylor Tots Family Childcare Center, LLC
1325 Cedar Street
Before pictures of flooring



May 22, 2023

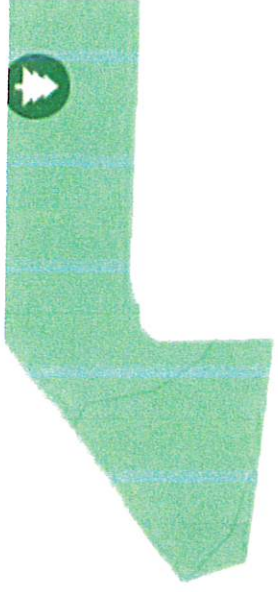
Tipton City Council,

The Tipton Athletic Boosters are seeking your approval of a 5K route for our 3rd annual Tiger Prowl 5K. This year the route has been adjusted to take into consideration the traffic flow of the Highway Construction Project going through Tipton. Race Director Jill Engels met with Lisa DuFour last week and was able to come up with a good option.

Attached is the map with the route. Please Review.

Thank you,

Tipton Athletic Boosters
Jill Engels, Race Director



Middle School

VFW Bar

W 8th St

Rhino's Tavern

Dairy Queen

North Ave

Tipton

China Garder

Pizza Hut

1st St

3rd

More St

1st St

Cedar St

6th St

Orange

E

N

N



Master Services Agreement

City of Tipton
407 Lynn Street
Tipton, IA 52772
MSA Date: May 30, 2023

This master service agreement (“MSA”) documents the terms, objectives, and the nature and limitations of the services CliftonLarsonAllen LLP (“CLA,” “we,” “us,” and “our”) will provide for City of Tipton (“you,” or “your”). The terms of this MSA will apply to the initial and each subsequent statement of work (“SOW”), unless the MSA is changed in a communication that you and CLA both sign or is terminated as permitted herein.

1. Scope of Professional Services

CLA will provide services as described in one or more SOW that will reference this MSA. The SOW will describe the scope of professional services; the nature, limitations, and responsibilities related to the specific services CLA will provide; and the fees for such services.

If modifications or changes are required during CLA’s performance of requested services, or if you request that we perform any additional services, we will provide you with a separate SOW for your signature. Such SOW will advise you of the additional fee and time required for such services to facilitate a clear understanding of the services.

Our services cannot be relied upon to disclose all errors, fraud, or noncompliance with laws and regulations. Except as described in the scope of professional services section of this MSA or any applicable SOW, we have no responsibility to identify and communicate deficiencies in your internal controls as part of any services.

2. Management responsibilities

You acknowledge and understand that our role is to provide the services identified in an SOW and that management, and any other parties engaging CLA, have responsibilities that are fundamental to our undertaking to perform the identified services.

3. Fees and terms

See the applicable SOW for the fees for the services.

Work may be suspended if your account becomes 90 days or more overdue and will not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our

engagements will be deemed to have been completed even if we have not completed the services. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket expenditures through the date of termination.

Payments may be made utilizing checks, Bill.com, your online banking platform, CLA's electronic payment platform, or any other client-initiated payment method approved by CLA. CLA's electronic online bill pay platform claconnect.com/billpay accepts credit card and Automated Clearing House (ACH) payments. Instructions for you to make direct bank to bank wire transfers or ACH payments will be provided upon request.

4. Other Fees

You agree to compensate us for reasonable time and expenses, including time and expenses of outside legal counsel, we may incur in responding to a subpoena, a formal third-party request for records or information, or participating in a deposition or any other legal, regulatory, or other proceeding relating to services we provide pursuant to a SOW.

5. Finance charges and collection expenses

You agree that if any statement is not paid within 30 days from its billing date, the unpaid balance shall accrue interest at the monthly rate of one and one-quarter percent (1.25%), which is an annual percentage rate of 15%. In the event that any collection action is required to collect unpaid balances due us, reasonable attorney fees and expenses shall be recoverable.

6. Dispute Resolution

Any disagreement, controversy, or claim ("Dispute") that may arise out of any aspect of our services or relationship with you shall be submitted to non-binding mediation by written notice ("Mediation Notice") to the other party. In mediation, we will work with you to resolve any differences voluntarily with the aid of an impartial mediator.

The mediation will be conducted as specified by the mediator and agreed upon by the parties (i.e., you and CLA). The parties agree to discuss their differences in good faith and to attempt, with the assistance of the mediator, to reach an amicable resolution of the Dispute.

Each party will bear its own costs in the mediation. The fees and expenses of the mediator will be shared equally by the parties.

7. Limitation of remedies

These limitation of remedies provisions are not applicable for any audit or examination services provided to you.

Our role is strictly limited to the services described in an SOW, and we offer no assurance as to the results or ultimate outcomes of any services or of any decisions that you may make based on our communications with you. You agree that it is appropriate to limit the liability of CLA, its partners, principals, directors, officers, employees, and agents (each a "CLA party").

You further agree that you will not hold CLA or any other CLA party liable for any claim, cost, or

damage, whether based on warranty, tort, contract, or other law, arising from or related to this MSA, the services provided under an SOW, the work product, or for any plans, actions, or results of an SOW, except to the extent authorized by this MSA. In no event shall any CLA party be liable to you for any indirect, special, incidental, consequential, punitive, or exemplary damages, or for loss of profits or loss of goodwill, costs, or attorney fees.

The exclusive remedy available to you shall be the right to pursue claims for actual damages that are directly caused by acts or omissions that are breaches by a CLA party of our duties owed under this MSA and the specific SOW thereunder, but any recovery on any such claims shall not exceed the fees actually paid by you to CLA pursuant to the SOW that gives rise to the claim.

8. Governing Laws, Jurisdiction, and Venue

The MSA is made under and shall be governed by the laws of the state of Minnesota, without giving effect to choice-of-law principles. This includes dispute resolution and limitation of remedies.

9. Time limitations

The nature of our services makes it difficult, with the passage of time, to gather and present evidence that fully and fairly establishes the facts underlying any dispute that may arise between you and any CLA party. The parties (you and CLA) agree that, notwithstanding any statute or law of limitations that might otherwise apply to a dispute, including one arising out of this MSA or the services performed under an SOW, for breach of contract or fiduciary duty, tort, fraud, misrepresentation or any other cause of action or remedy, any action or legal proceeding by you against any CLA party must be commenced as provided below, or you shall be forever barred from commencing a lawsuit or obtaining any legal or equitable relief or recovery. An action to recover on a dispute shall be commenced within these periods (“Limitation Period”), which vary based on the services provided, and may be modified as described in the following paragraph:

Service	Time after the date we deliver the services or work product*
Audit, review, examination, agreed-upon procedures, compilation, and preparation services other than those related to prospective financial information	24 months
All Other Services	12 months

* pursuant to the SOW on which the dispute is based

If the MSA is terminated or your ongoing relationship with CLA is terminated, then the applicable Limitation Period is the lesser of the above periods or 12 months after termination of MSA or your ongoing relationship with CLA. The applicable Limitation Period applies and begins to run even if you have not suffered any damage or loss, or have not become aware of the existence or possible existence of a dispute.

10. Confidentiality

Except as permitted by the “Consent” section of this MSA, CLA will not disclose any of your

confidential, proprietary, or privileged information to any person or party, unless you authorize us to do so, it is published or released by you, it becomes publicly known or available other than through disclosure by us, or disclosure is required by law, regulation, or professional standard. This confidentiality provision does not prohibit us from disclosing your information to one or more of our affiliated companies in order to provide services that you have requested from us or from any such affiliated company. Any such affiliated company shall be subject to the same restrictions on the use and disclosure of your information as apply to us. You also consent to our disclosure of information regarding the nature of services we provide to you to another independent network member of CLA Global, for the limited purpose of complying with professional obligations regarding independence and conflicts of interest.

The Internal Revenue Code contains a limited privilege for confidentiality of tax advice between you and our firm. In addition, the laws of some states likewise recognize a confidentiality privilege for some accountant-client communications. You understand that CLA makes no representation, warranty or promise, and offers no opinion with respect to the applicability of any confidentiality privilege to any information supplied or communications you have with us, and, to the extent that we follow instructions from you to withhold such information or communications in the face of a request from a third party (including a subpoena, summons or discovery demand in litigation), you agree to hold CLA harmless should the privilege be determined not to apply to particular information or communications.

The workpapers and files supporting the services we perform are the sole and exclusive property of CLA and constitute confidential and proprietary information. We do not provide access to our workpapers and files to you or anyone else in the normal course of business. Unless required by law or regulation to the contrary, we retain our workpapers and files in accordance with our record retention policy that typically provides for a retention period of seven years. After this period expires, our workpapers and files will be destroyed. Furthermore, physical deterioration or catastrophic events may shorten the time our records are available. The workpapers and files of our firm are not a substitute for your records.

Pursuant to authority given by law, regulation, or professional standards we may be requested to make certain workpapers and files available to a regulator for its regulatory oversight purposes. We will notify you of any such request, if permitted by law. Access to the requested workpapers and files will be provided to the regulator under the supervision of CLA personnel and at a location designated by our firm. Furthermore, upon request, we may provide copies of selected workpapers and files to such regulator. The regulator may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies.

11. Other provisions

You agree that CLA will not be assuming any fiduciary responsibility on your behalf during the course of this MSA, except as may be assumed in an SOW.

CLA may, at times, utilize external web applications to receive and process information from our clients; however, any sensitive data, including protected health information and personally

identifiable information, must be redacted by you to the maximum extent possible prior to uploading the document or file. In the event that you are unable to remove or obscure all sensitive data, please contact us to discuss other potential options for transmitting the document or file.

CLA and certain owners of CLA are licensed by the California State Board of Accountancy. However, CLA has owners not licensed by the California State Board of Accountancy who may provide services under this MSA. If you have any questions regarding licensure of the personnel performing services under this MSA, please do not hesitate to contact us.

During the course of the engagement, there may be communication via fax or email. You are responsible to ensure that communications received by you or your personnel are secured and not shared with unauthorized individuals.

12. Consent to use financial information

We regularly aggregate anonymized client data and perform a variety of analyses using that aggregated data. Some of these analyses are published to clients or released publicly. However, we are always careful to preserve the confidentiality of the separate information that we obtain from each client, as required by the AICPA Code of Professional Conduct and various laws. Your acceptance of this MSA will serve as your consent to our use of City of Tipton anonymized data in performing and reporting on these cost comparison, performance indicator and/or benchmarking analyses.

Unless authorized by law or the client consents, we cannot use a client's tax return information for purposes other than the preparation and filing of the client's tax return. By signing and dating this MSA, you authorize CLA to use any and all information furnished to CLA for or in connection with the preparation of the tax returns under this MSA, for a period of up to six (6) years from the date of this MSA, in connection with CLA's preparation of the types of reports described in the foregoing paragraph.

13. Consent to send you publications and other materials

For your convenience, CLA produces a variety of publications, hard copy and electronic, to keep you informed about pertinent business and personal financial issues. This includes published articles, invitations to upcoming seminars, webinars and webcasts, newsletters, surveys, and press releases. To determine whether these materials may be of interest to you, CLA will need to use your tax return information. Such tax information includes your name and address as well as the business and financial information you provided to us.

By signing and dating this MSA, you authorize CLA to use the information that you provide to CLA during the preparation of your tax returns to determine whether to offer you relevant materials. Your consent is valid until further notice.

14. Technology

CLA may, at times, use third-party software applications to perform services under this MSA. You acknowledge the software vendor may have access to your data.

15. Termination of MSA

This MSA shall continue for five years from May 30, 2023, unless terminated earlier by giving appropriate notice. Either party may terminate this MSA at any time by giving 30 days written notice to the other party.

Upon termination of the MSA, the provisions of this MSA shall continue to apply to all services rendered prior to termination.

16. Agreement

We appreciate the opportunity to be of service to you and believe this MSA accurately summarizes the significant terms of our relationship. This MSA, along with the applicable addendum(s) and SOW(s), constitute the entire agreement regarding services to be performed and supersedes all prior agreements (whether oral or written), understandings, negotiations, and discussions between you and CLA. If you have any questions, please let us know. If you agree with the terms of our relationship as described in this MSA, please sign, date, and return.

CliftonLarsonAllen LLP

Adam M. Pulley

Principal

309-495-8767

adam.pulley@claconnect.com

Response:

This MSA correctly sets forth the understanding of City of Tipton.

CLA
CLA

Adam M. Pulley

Adam M. Pulley, Principal

SIGNED 5/30/2023, 2:48:00 PM CDT

Client
City of Tipton

SIGN: _____

Melissa Armstrong

DATE: _____



Statement of Work - Audit Services

May 30, 2023

This document constitutes a statement of work ("SOW") under the master service agreement ("MSA") dated May 30, 2023, or superseding MSA, made by and between CliftonLarsonAllen LLP ("CLA," "we," "us," and "our") and City of Tipton ("you," "your," or "the entity"). We are pleased to confirm our understanding of the terms and objectives of our engagement and the nature and limitations of the services CLA will provide for the entity as of and for the year ended June 30, 2023.

Adam Pulley is responsible for the performance of the audit engagement.

Scope of audit services

We will audit the cash basis financial statements of the governmental activities, business-type activities, each major fund, and the aggregate remaining fund information, which collectively comprise the basic financial statements of City of Tipton, and the related notes to the financial statements.

We will also evaluate and report on the presentation of the supplementary information accompanying the financial statements in relation to the financial statements as a whole.

Nonaudit services

We will also provide the following nonaudit services:

- Preparation of your financial statements and the related notes.
- Preparation of the supplementary information.
- Preparation of adjusting journal entries, if necessary

Audit objectives

The objectives of our audit are to obtain reasonable assurance about whether the basic financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditors' report that includes our opinions about whether your basic financial statements are fairly presented, in all material respects, in conformity with the cash basis of accounting (a special purpose framework), which is a basis of accounting other than accounting principles generally accepted in the United States of America (U.S. GAAP). Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with auditing standards generally accepted in the United States of America (U.S. GAAS) will always detect a material misstatement when it exists.

Misstatements, including omissions, can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

Our audit will be conducted in accordance with U.S. GAAS and the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require us to be independent of the entity and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. Our audit will include tests of your accounting records and other procedures we consider necessary to enable us to express such an opinions.

We will issue a written report upon completion of our audit of your financial statements.

Circumstances may arise in which our report may differ from its expected form and content based on the results of our audit. Depending on the nature of these circumstances, it may be necessary for us to modify our opinions, add an emphasis-of-matter or other-matter paragraph to our auditors' report, or if necessary, withdraw from the engagement. If our opinions are other than unmodified, we will discuss the reasons with you in advance. If circumstances occur related to the condition of your records, the availability of sufficient, appropriate audit evidence, or the existence of a significant risk of material misstatement of the financial statements caused by error, fraudulent financial reporting, or misappropriation of assets, which in our professional judgment prevent us from completing the audit or forming opinions on the financial statements, we retain the right to take any course of action permitted by professional standards, including declining to express opinions or issue a report, or withdrawing from the engagement.

We will also provide a report (which does not include an opinion) on internal control over financial reporting and on compliance with the provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a material effect on the financial statements, as required by Government Auditing Standards. The report on internal control over financial reporting and on compliance and other matters will include a paragraph that states (1) that the purpose of the report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance, and (2) that the report is an integral part of an audit performed in accordance with Government Auditing Standards in considering the entity's internal control and compliance. The paragraph will also state that the report is not suitable for any other purpose. If during our audit we become aware that the entity is subject to an audit requirement that is not encompassed in the terms of this engagement, we will communicate to management and those charged with governance that an audit conducted in accordance with U.S. GAAS and the standards for financial audits contained in Government Auditing Standards may not satisfy the relevant legal, regulatory, or contractual requirements.

As part of our audit, we will also perform procedures for testing compliance guidelines in the City per the compliance guide published by the Iowa Auditor of the State.

Auditor responsibilities, procedures, and limitations

We will conduct our audit in accordance with U.S. GAAS and the standards for financial audits contained in *Government Auditing Standards*.

Those standards require that we exercise professional judgment and maintain professional skepticism throughout the planning and performance of the audit. As part of our audit, we will:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and evaluate whether audit evidence obtained is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. However, we will communicate to you in writing any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements, including the amounts and disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Conclude, based on our evaluation of audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the entity's ability to continue as a going concern for a reasonable period of time.

Although our audit planning has not been concluded and modifications may be made, we have identified the following significant risk(s) of material misstatement as part of our audit planning:

- Management override of controls
- Revenue recognition

There is an unavoidable risk, because of the inherent limitations of an audit, together with the inherent limitations of internal control, that some material misstatements may not be detected, even though the audit is properly planned and performed in accordance with U.S. GAAS and Government Auditing Standards. Because we will not perform a detailed examination of all transactions, material misstatements, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the entity or to acts by management or employees acting on behalf of the entity, may not be detected. Because the determination of waste and abuse is subjective, Government Auditing Standards do not require auditors to perform specific procedures to detect waste or abuse in financial audits nor do they expect auditors to provide reasonable assurance of detecting waste or abuse.

In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. However, we will inform the appropriate level of management and those charged with governance of any

material errors, fraudulent financial reporting, or misappropriation of assets that come to our attention. We will also inform the appropriate level of management and those charged with governance of any violations of laws or governmental regulations that come to our attention, unless clearly inconsequential.

Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting fraud or errors that are material to the financial statements and to preventing and detecting misstatements resulting from noncompliance with provisions of laws, regulations, contracts, and grant agreements that have a material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*. An audit is not designed to provide assurance on internal control or to identify deficiencies, significant deficiencies, or material weaknesses in internal control. However, we will communicate to you in writing significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we identify during the audit that are required to be communicated under AICPA professional standards and *Government Auditing Standards*.

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the entity's compliance with the provisions of laws, regulations, contracts, and grant agreements that have a material effect on the financial statements. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

We will include in our report on internal control over financial reporting and on compliance relevant information about any identified or suspected instances of fraud and any identified or suspected noncompliance with provisions of laws, regulations, contracts, or grant agreements that may have occurred that are required to be communicated under *Government Auditing Standards*.

Our responsibility as auditors is limited to the period covered by our audit and does not extend to any later periods for which we are not engaged as auditors.

Management responsibilities

Our audit will be conducted on the basis that you (management and, when appropriate, those charged with governance) acknowledge and understand that you have certain responsibilities that are fundamental to the conduct of an audit.

Management is responsible for the preparation and fair presentation of the financial statements in accordance with the cash basis of accounting. Management's responsibilities include the selection and application of accounting principles; recording and reflecting all transactions in the financial statements; determining the reasonableness of significant accounting estimates included in the financial statements; adjusting the financial statements to correct material misstatements; and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

You are responsible for including all informative disclosures that are appropriate for the cash basis of accounting. Those disclosures will include (a) a description of the cash basis of accounting, including a summary of significant accounting policies, and how the cash basis of accounting differs from U.S. GAAP; (b) informative disclosures similar to those required by U.S. GAAP; and (c) additional disclosures beyond those specifically required that may be necessary for the financial statements to achieve fair presentation.

You are responsible for the design, implementation, and maintenance of effective internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, including evaluating and monitoring ongoing activities and safeguarding assets to help ensure that appropriate goals and objectives are met. You are responsible for the design, implementation, and maintenance of internal controls to prevent and detect fraud; assessing the risk that the financial statements may be materially misstated as a result of fraud; and for informing us about all known or suspected fraud affecting the entity involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the entity received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for implementing systems designed to achieve compliance with applicable laws and regulations and the provisions of contracts and grant agreements; identifying and ensuring that the entity complies with applicable laws, regulations, contracts, and grant agreements; and informing us of all instances of identified or suspected noncompliance whose effects on the financial statements should be considered. You are responsible for taking timely and appropriate steps to remedy any fraud and noncompliance with provisions of laws, regulations, contracts, and grant agreements that we may report.

You are responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, including amounts and disclosures, such as records, documentation, identification of all related parties and all related-party relationships and transactions, and other matters, and for the accuracy and completeness of that information (including information from within and outside of the general and subsidiary ledgers); (2) additional information that we may request for the purpose of the audit; and (3) unrestricted access to persons within the entity from whom we determine it necessary to obtain audit evidence.

You agree to inform us of events occurring or facts discovered subsequent to the date of the financial statements that may affect the financial statements.

Management is responsible for the preparation of the supplementary information in accordance with the cash basis of accounting. You agree to include our report on the supplementary information in any document that contains, and indicates that we have reported on, the supplementary information. You also agree to include the audited financial statements with any presentation of the supplementary information that includes our report thereon or make the audited financial statements readily available to users of the supplementary information no later than the date the supplementary information is issued with our report thereon. You agree to provide us written representations related to the presentation of the supplementary information.

Management is responsible for providing us with a written confirmation concerning representations made

by you and your staff to us in connection with the audit. During our engagement, we will request information and explanations from you regarding, among other matters, the entity's operations, internal control, future plans, specific transactions, and accounting systems and procedures. The procedures we will perform during our engagement and the conclusions we reach as a basis for our report will be heavily influenced by the representations that we receive in the representation letter and otherwise from you. Accordingly, inaccurate, incomplete, or false representations could cause us to expend unnecessary effort or could cause a material fraud or error to go undetected by our procedures. In view of the foregoing, you agree that we shall not be responsible for any misstatements in the entity's financial statements that we may fail to detect as a result of misrepresentations made to us by you.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report copies to us of previous financial audits, attestation engagements, performance audits, or other studies related to the objectives discussed in the "Audit objectives" section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or other engagements or studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions for the report, and for the timing and format for providing that information.

Responsibilities and limitations related to nonaudit services

For all nonaudit services we may provide to you, management agrees to assume all management responsibilities; oversee the services by designating an individual, preferably within senior management, who possesses suitable skill, knowledge, and/or experience to understand and oversee the services; evaluate the adequacy and results of the services; and accept responsibility for the results of the services. Management is also responsible for ensuring that your data and records are complete and that you have received sufficient information to oversee the services.

Use of financial statements

Should you decide to include or incorporate by reference these financial statements and our auditors' report(s) thereon in a future private placement or other offering of equity or debt securities, you agree that we are under no obligation to re-issue our report or provide consent for the use of our report in such a registration or offering document. We will determine, at our sole discretion, whether we will re-issue our report or provide consent for the use of our report only after we have performed the procedures we consider necessary in the circumstances. If we decide to re-issue our report or consent to the use of our report, we will be required to perform certain procedures including, but not limited to, (a) reading other information incorporated by reference in the registration statement or other offering document and (b) subsequent event procedures. These procedures will be considered an engagement separate and distinct from our audit engagement, and we will bill you separately. If we decide to re-issue our report or consent to the use of our report, you agree that we will be included on each distribution of draft offering materials and we will receive a complete set of final documents. If we decide not to re-issue our report or decide to withhold our consent to the use of our report, you may be required to engage another firm to audit periods covered by our audit reports, and that firm will likely bill you for its services. While the successor auditor may request access to our workpapers for those periods, we are under no obligation to permit such access.

If the parties (i.e., you and CLA) agree that CLA will not be involved with your official statements related to municipal securities filings or other offering documents, we will require that any official statements or other offering documents issued by you with which we are not involved clearly indicate that CLA is not involved with the contents of such documents. Such disclosure should read as follows:

CliftonLarsonAllen LLP, our independent auditor, has not been engaged to perform and has not performed, since the date of its report included herein, any procedures on the financial statements addressed in that report. CliftonLarsonAllen LLP also has not performed any procedures relating to this offering document.

With regard to the electronic dissemination of audited financial statements, including financial statements published electronically on your website or submitted on a regulator website, you understand that electronic sites are a means to distribute information and, therefore, we are not required to read the information contained in those sites or to consider the consistency of other information in the electronic site with the original document.

We may issue preliminary draft financial statements to you for your review. Any preliminary draft financial statements should not be relied on or distributed.

Engagement administration and other matters

We understand that your employees will prepare all confirmations, account analyses, and audit schedules we request and will locate any documents or invoices selected by us for testing. A list of information we expect to need for our audit and the dates required will be provided in a separate communication.

We will provide copies of our reports to the entity; however, management is responsible for distribution of the reports and the financial statements. Unless restricted by law or regulation, or containing confidential or sensitive information, copies of our reports are to be made available for public inspection.

The audit documentation for this engagement is the sole and exclusive property of CLA and constitutes confidential and proprietary information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to a Regulator, or its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of CLA personnel. Furthermore, upon request, we may provide copies or electronic versions of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies.

The audit documentation for this engagement will be retained for a minimum of seven years after the report release date or for any additional period requested by a Regulator. If we are aware that a federal or state awarding agency, pass-through entity, or auditee is contesting an audit finding, we will contact the party(ies) contesting the audit finding for guidance prior to destroying the audit documentation.

Professional standards require us to be independent with respect to you in the performance of these services. Any discussion that you have with our personnel regarding potential employment with you could impair our independence with respect to this engagement. Therefore, we request that you inform us prior to any such discussions so that we can implement appropriate safeguards to maintain our independence and objectivity. Further, any employment offers to any staff members working on this engagement without our prior knowledge may require substantial additional procedures to ensure our independence. You will be responsible for any additional costs incurred to perform these procedures.

Our audit engagement ends on delivery of our signed report. Any additional services that might be requested will be a separate, new engagement. The terms and conditions of that new engagement will be governed by a new, specific SOW for that service.

Government Auditing Standards require that we make our most recent external peer review report publicly available. The report is posted on our website at www.CLAconnect.com/Aboutus/.

Fees

Our professional fees will be \$34,400. We will also bill for a technology and client support fee of five percent (5%) of all professional fees billed. This estimate does not include any potential additional time related to implementation of GASB 96. This estimate is based on anticipated cooperation from your personnel and their assistance with locating requested documents and preparing requested schedules. If the requested items are not available on the dates required or are not accurate, the fees and expenses will likely be higher. Our invoices, including applicable state and local taxes, will be rendered each month as work progresses and are payable on presentation.

Unexpected circumstances

We will advise you if unexpected circumstances require significant additional procedures resulting in a substantial increase in the fee estimate.

Changes in accounting and audit standards

Standard setters and regulators continue to evaluate and modify standards. Such changes may result in new or revised financial reporting and disclosure requirements or expand the nature, timing, and scope of the activities we are required to perform. To the extent that the amount of time required to provide the services described in the SOW increases due to such changes, our fee may need to be adjusted. We will discuss such circumstances with you prior to performing the additional work.

Agreement

We appreciate the opportunity to provide to you the services described in this SOW under the MSA and believe this SOW accurately summarizes the significant terms of our audit engagement. This SOW and the MSA constitute the entire agreement regarding these services and supersedes all prior agreements (whether oral or written), understandings, negotiations, and discussions between you and CLA related to audit services. If you have any questions, please let us know. Please sign, date, and return this SOW to us to indicate your acknowledgment and understanding of, and agreement with, the arrangements for our audit of your financial statements including the terms of our engagement and the parties' respective responsibilities.

Sincerely,

CliftonLarsonAllen LLP

Response:

This letter correctly sets forth the understanding of City of Tipton.

CLA
CLA

Adam M. Pulley

Adam M. Pulley, Principal

Client
City of Tipton

SIGN: _____

Melissa Armstrong

DATE: _____

CONTRACTOR'S PAYMENT FORM

PREPARED BY: Origin Design Co.

CONTRACT PAYMENT NO. 2

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OWNER: CITY OF Tipton Iowa PROJECT: PCC PAVEMENT - REPLACEMENT HWY 38 SOUTH STREET TO IA 130 Chain PROJECT NO.: 1723301 IDOT Project No.: HDP-038-2(050)-7-1-16 LATE START DATE: APRIL 17, 2023 WORKING DAYS: 280	CONTRACTOR: TRIPLE B CONSTRUCTION CORP ADDRESS: 710 AVRES PROGRESS DRIVE WILTON, IA 52778 Phone: 563-732-3478 AMOUNT OF CONTRACT Original: \$6,202,939.40 Revised: DATES OF PAYMENT From: April 8, 2023 To: April 28, 2023
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DETAILED ESTIMATE OF CONTRACT WORK COMPLETED TO DATE

REF. NO.	ITEM CODE	CONTRACT ITEM DESCRIPTION	CONTRACT ITEM		PREVIOUS PERIOD		THIS PERIOD		TOTAL TO DATE		PERCENT
			QUANTITY	UNIT	UNIT COST	QUANTITY	UNIT COST	QUANTITY	AMOUNT	QUANTITY	
0010	2102-2710070	EXCAVATION, CLASS 10, ROADWAY AND BORROW	2082	CY	\$10.50	0.00	88.2	\$926.10	88.20	\$926.10	4%
0020	2102-2710090	EXCAVATION, CLASS 10, WASTE	8972	CY	\$9.00	0.00	0.00	\$0.00	0.00	\$0.00	0%
0030	2105-6425005	TOPSOIL, FURNISH AND SPREAD	620	CY	\$55.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0040	2105-6426015	TOPSOIL, STRIP, SALVAGE AND SPREAD	600	CY	\$8.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0050	2109-9300100	CONSTRUCTION OF NATURAL SUBGRADE FOR PAVEMENT, BASE COURSE, PAVEMENT WIDENING, OR SUBBASE	0.62	MILES	\$80,000.00	0.0	0.0	\$2,160.00	0.0	\$2,160.00	4%
0060	2115-0100000	MODIFIED SUBBASE	6776.1	CY	\$45.00	0.0	49.0	\$2,205.00	49.0	\$2,205.00	1%
0070	2123-7450020	SHOULDER FINISHING, EARTH	10.01	STA	\$150.00	0.0	1.4	\$210.00	1.4	\$210.00	7%
0080	2210-0475290	MACADAM STONE BASE	1350	TON	\$26.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0090	2213-6745300	REMOVAL OF CURB	0.32	STA	\$1,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0100	2213-9201065	BASE WIDENING, 6.5 IN. HOT MIX ASPHALT MIXTURE	236	SY	\$75.00	0.0	135.5	\$10,162.50	135.5	\$10,162.50	57%
0110	2214-5145150	PAVEMENT SCARIFICATION	16623.7	SY	\$2.50	0.0	0.0	\$0.00	0.0	\$0.00	0%
0120	2301-1093060	STANDARD OR SLIP FORM PORTLAND CEMENT CONCRETE PAVEMENT, CLASS C, CLASS 3 DURABILITY, 8 IN.	2616.5	SY	\$71.50	0.0	0.0	\$0.00	0.0	\$0.00	0%
0130	2301-1093100	STANDARD OR SLIP FORM PORTLAND CEMENT CONCRETE PAVEMENT, CLASS C, CLASS 3 DURABILITY, 10 IN.	14255.2	SY	\$90.25	0.0	0.0	\$0.00	0.0	\$0.00	0%
0140	2301-6911722	PORTLAND CEMENT CONCRETE PAVEMENT SAMPLES	1	LS	\$3,500.00	0.0	0	\$0.00	0.00	\$0.00	0%
0150	2303-0000100	HOT MIX ASPHALT MIXTURE, COMMERCIAL MIX (INCLUDES ASPHALT BINDER), AS PER PLAN	99.9	TON	\$275.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0160	2303-1133900	HOT MIX ASPHALT STANDARD TRAFFIC, SURFACE COURSE, 1 1/2 IN. MIX, NO SPECIAL FRICTION REQUIREMENT	236	SY	\$25.00	0.0	135.5	\$3,387.50	135.5	\$3,387.50	57%
0170	2401-6750001	REMOVALS, AS PER PLAN	1	LS	\$10,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0180	2414-6444700	STEEL PIPE PEDESTRIAN HAND RAILING	24.4	LF	\$390.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0190	2416-0100042	APRONS, CONCRETE, 42 IN. DIA.	1	EACH	\$4,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0200	2416-1165042	CULVERT, 20000 CONCRETE ENTRANCE PIPE, 42 IN. DIA.	13	LF	\$450.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0210	2435-0130148	MANHOLE, SANITARY SEWER, SW-301, 48 IN.	8	EACH	\$6,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0220	2435-0140146	MANHOLE, STORM SEWER, SW-401, 48 IN.	2	EACH	\$3,700.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0230	2435-0140172	MANHOLE, STORM SEWER, SW-401, 72 IN.	7	EACH	\$8,700.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0240	2435-0140360	MANHOLE, STORM SEWER, SW-403, 84 IN.	1	EACH	\$21,500.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0250	2435-0250100	INTAKE, SW-501	17	EACH	\$3,800.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0260	2435-0250410	INTAKE, SW-504 MODIFIED	3	EACH	\$9,300.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
0270	2435-0400000	EXTERNAL DROP CONNECTION, SW-307	1	EACH	\$6,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
SUBTOTAL WORK COMPLETED - Page 1								\$19,051.10		\$19,051.10	

CONTRACT WORK COMPLETED - CONTINUED

REF. NO.	ITEM CODE	CONTRACT ITEM DESCRIPTION	CONTRACT ITEM			PREVIOUS PERIOD	THIS PERIOD		TOTAL TO DATE		PERCENT
			QUANTITY	UNIT	UNIT COST	QUANTITY	QUANTITY	AMOUNT	QUANTITY	AMOUNT	
0280	2435-0600110	INTAKE ADJUSTMENT MINOR	1	EACH	\$1,500.00	0.0	0.0	\$0.00	\$0.00	0%	
0290	2435-0700010	CONNECTION TO EXISTING MANHOLE	1	EACH	\$2,500.00	0.0	0.0	\$0.00	\$0.00	0%	
0300	2502-8212034	SUBDRAIN LONGITUDINAL (SHOULDER) 4 IN. DIA.	4919	LF	\$6.50	0.0	170.0	\$1,445.00	\$1,445.00	3%	
0310	2502-8221303	SUBDRAIN OUTLET, DR-303	16	EACH	\$250.00	0.0	0.0	\$0.00	\$0.00	0%	
0320	2502-8221306	SUBDRAIN OUTLET, DR-306	1	EACH	\$300.00	0.0	0.0	\$0.00	\$0.00	0%	
0330	2503-0114230	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP)	393	LF	\$146.00	0.0	0.0	\$0.00	\$0.00	0%	
0340	2503-0114242	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP)	480	LF	\$238.00	0.0	0.0	\$0.00	\$0.00	0%	
0350	2503-0114415	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP)	98	LF	\$85.00	0.0	0.0	\$0.00	\$0.00	0%	
0360	2503-0114418	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP)	622	LF	\$100.00	0.0	0.0	\$0.00	\$0.00	0%	
0370	2503-0114436	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP)	1094	LF	\$205.00	0.0	0.0	\$0.00	\$0.00	0%	
0380	2503-0114442	STORM SEWER GRAVITY MAIN, TRENCHED, REINFORCED CONCRETE PIPE (RCP)	474	LF	\$295.00	0.0	0.0	\$0.00	\$0.00	0%	
0390	2503-0200036	REMOVE STORM SEWER PIPE LESS THAN OR EQUAL TO 36 IN.	1113	LF	\$15.00	0.0	0.0	\$0.00	\$0.00	0%	
0400	2503-0200341	STORM SEWER ABANDONMENT, FILL AND PLUG, LESS THAN OR EQUAL TO 36 IN. DIA.	530	LF	\$15.00	0.0	0.0	\$0.00	\$0.00	0%	
0410	2504-0114008	SANITARY SEWER GRAVITY MAIN, TRENCHED, POLYVINYL CHLORIDE PIPE (PVC), 8 IN	1370	LF	\$85.00	0.0	0.0	\$0.00	\$0.00	0%	
0420	2504-0114010	SANITARY SEWER GRAVITY MAIN, TRENCHED, POLYVINYL CHLORIDE PIPE (PVC), 10 IN	437	LF	\$93.00	0.0	0.0	\$0.00	\$0.00	0%	
0430	2504-0200404	SANITARY SEWER SERVICE STUB, POLYVINYL CHLORIDE PIPE (PVC), 4 IN.	291	LF	\$60.00	0.0	0.0	\$0.00	\$0.00	0%	
0440	2504-0200405	SANITARY SEWER SERVICE STUB, POLYVINYL CHLORIDE PIPE (PVC), 6 IN.	1152	LF	\$70.00	0.0	0.0	\$0.00	\$0.00	0%	
0450	2504-0240036	REMOVE SANITARY SEWER PIPE LESS THAN OR EQUAL TO 36 IN.	926	LF	\$1.00	0.0	0.0	\$0.00	\$0.00	0%	
0460	2504-0240236	SANITARY SEWER ABANDONMENT, FILL AND PLUG, LESS THAN OR EQUAL TO 36 IN. DIA.	551	LF	\$10.00	0.0	0.0	\$0.00	\$0.00	0%	
0470	2507-3250005	ENGINEERING FABRIC	29	SY	\$10.00	0.0	0.0	\$0.00	\$0.00	0%	
0480	2507-6600061	REVEALMENT, CLASS E	30	TON	\$65.00	0.0	0.0	\$0.00	\$0.00	0%	
0490	2510-6745890	REMOVAL OF PAVEMENT	14652.2	SY	\$7.50	0.0	151.4	\$1,135.50	\$1,135.50	1%	
0500	2510-6750800	REMOVAL OF INTAKES AND UTILITY ACCESSSES	28	EACH	\$455.00	0.0	0.0	\$0.00	\$0.00	0%	
0510	2511-0302000	RECREATIONAL TRAIL, PORTLAND CEMENT CONCRETE, 6 IN.	1218.5	SY	\$73.00	0.0	0.0	\$0.00	\$0.00	0%	
0520	2511-0310100	SPECIAL COMPACTION OF SUBGRADE FOR RECREATIONAL TRAIL.	17.3	STA	\$175.00	0.0	0.0	\$0.00	\$0.00	0%	
0530	2511-0674590	REMOVAL OF SIDEWALK	4298	SY	\$7.00	0.0	0.0	\$0.00	\$0.00	0%	
0540	2511-0752604	SIDEWALK, P.C. CONCRETE, 4 IN.	621.6	SY	\$75.00	0.0	0.0	\$0.00	\$0.00	0%	
0550	2511-0752605	SIDEWALK, P.C. CONCRETE, 5 IN.	2861.9	SY	\$69.00	0.0	0.0	\$0.00	\$0.00	0%	
0560	2511-0752606	SIDEWALK, P.C. CONCRETE, 6 IN.	470.7	SY	\$82.00	0.0	0.0	\$0.00	\$0.00	0%	
0570	2511-0752810	DETECTABLE WAIRINGS	877	SF	\$50.00	0.0	0.0	\$0.00	\$0.00	0%	
0580	2512-1725256	CURB AND GUTTER, P.C. CONCRETE, 2.5 FT.	32	LF	\$52.00	0.0	0.0	\$0.00	\$0.00	0%	
0590	2512-1859000	CURB SPECIAL, APP	95	LF	\$120.00	0.0	0.0	\$0.00	\$0.00	0%	
0600	2515-2475906	DRIVEWAY, P.C. CONCRETE, 6 IN.	20.7	SY	\$117.00	0.0	0.0	\$0.00	\$0.00	0%	
0610	2515-2475907	DRIVEWAY, P.C. CONCRETE, 7 IN.	661.3	SY	\$88.00	0.0	0.0	\$0.00	\$0.00	0%	
0620	2515-6745600	REMOVAL OF PAVED DRIVEWAY	1110	SY	\$8.50	0.0	0.0	\$0.00	\$0.00	0%	
0630	2516-0825000	COMBINED CONCRETE SIDEWALK AND RETAINING WALL	4.0	CY	\$1,825.00	0.0	0.0	\$0.00	\$0.00	0%	
0640	2519-3300500	SAFETY FENCE	80	LF	\$10.00	0.0	0.0	\$0.00	\$0.00	0%	
									\$2,580.50	\$2,580.50	

CONTRACT PAYMENT NO.

IDOT # HDP-038-2(050)-71-16

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REF. NO.	ITEM CODE	CONTRACT ITEM DESCRIPTION	CONTRACT ITEM		PREVIOUS PERIOD		THIS PERIOD		TOTAL TO DATE		PERCENT	
			QUANTITY	UNIT	QUANTITY	UNIT	QUANTITY	UNIT	AMOUNT	QUANTITY		AMOUNT
0660	2520-3350015	FIELD OFFICE	1	LS	\$20,000.00	0.00	0.05	LS	\$1,000.00	0.05	\$1,000.00	5%
0660	2523-0000100	LIGHTING POLE	28	EACH	\$1,500.00	0.0	0.00	EACH	\$0.00	0.0	\$0.00	0%
0670	2523-0000310	HANDHOLES AND JUNCTION BOXES	16	EACH	\$1,000.00	0.0	0.00	EACH	\$0.00	0.0	\$0.00	0%
0690	2525-0000100	TRAFFIC SIGNALIZATION	1	LS	\$105,000.00	0.00	0.00	LS	\$0.00	0.00	\$0.00	0%
0690	2527-9253117	PAINTED PAYEMENT MARKINGS, DURABLE	167.22	STA	\$275.00	0.0	0.00	STA	\$0.00	0.0	\$0.00	0%
0700	2527-9253131	WET RETROREFLECTIVE REMOVABLE TAPE MARKINGS	116.45	STA	\$175.00	0.0	21.2	STA	\$3,710.00	21.2	\$3,710.00	18%
0710	2527-9253143	PAINTED SYMBOLS AND LEGENDS, DURABLE	11	EACH	\$400.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%
0720	2527-9283180	PAVEMENT MARKINGS REMOVED	2.1	STA	\$2,000.00	0.0	0.9	STA	\$1,800.00	0.9	\$1,800.00	43%
0730	2527-9220111	GROOVES CUT FOR PAVEMENT MARKINGS	63.39	STA	\$275.00	0.0	0.0	STA	\$0.00	0.0	\$0.00	0%
0740	2528-2518000	SAFETY CLOSURE	31	EACH	\$200.00	0.0	2.5	EACH	\$500.00	2.5	\$500.00	5%
0750	2528-8400048	TEMPORARY BARRIER RAIL, CONCRETE	2100	LF	\$15.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0760	2528-8445113	FLAGGERS	25	EACH	\$555.00	0.0	4.0	EACH	\$2,220.00	4.0	\$2,220.00	15%
0790	2529-5070111	PATCHES, FULL-DEPTH FINISH, BY AREA (50 FEET OR GREATER IN LENGTH)	498.4	SY	\$65.00	0.0	0.0	SY	\$0.00	0.0	\$0.00	0%
0800	2533-4980005	MOBILIZATION	1	LS	\$300,000.00	0.10	0.00	LS	\$0.00	0.10	\$30,000.00	10%
0810	2554-0000220	REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL	17120	CY	\$91.00	0.0	0.0	CY	\$0.00	0.0	\$0.00	0%
0830	2554-0112004	WATER MAIN, TRENCHED, DUCTILE IRON PIPE (DIP), 4 IN.	15	LF	\$125.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0840	2554-0112006	WATER MAIN, TRENCHED, DUCTILE IRON PIPE (DIP), 6 IN.	105	LF	\$80.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0840	2554-0112008	WATER MAIN, TRENCHED, DUCTILE IRON PIPE (DIP), 8 IN.	1977	LF	\$100.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0850	2554-0112012	WATER MAIN, TRENCHED, DUCTILE IRON PIPE (DIP), 12 IN.	31	LF	\$140.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0860	2554-0114004	WATER MAIN, TRENCHED, POLYVINYL CHLORIDE PIPE (PVC), 4 IN.	19	LF	\$62.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0870	2554-0114008	WATER MAIN, TRENCHED, POLYVINYL CHLORIDE PIPE (PVC), 8 IN.	888	LF	\$80.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0880	2554-0114010	WATER MAIN, TRENCHED, POLYVINYL CHLORIDE PIPE (PVC), 10 IN.	33	LF	\$100.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0880	2554-0203000	FITTINGS BY WEIGHT, DUCTILE IRON	3848	LB	\$22.00	0.0	6.6	LB	\$660.00	6.6	\$660.00	20%
0900	2554-0205110	WATER SERVICE STUB, COPPER, 1 IN.	1228	LF	\$47.50	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0910	2554-0205120	WATER SERVICE STUB, COPPER, 2 IN.	26	LF	\$75.00	0.0	0.0	LF	\$0.00	0.0	\$0.00	0%
0920	2554-0205110	WATER SERVICE CORPORATION, COPPER, 1 IN.	45	EACH	\$1,350.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%
0930	2554-0205120	WATER SERVICE CORPORATION, COPPER, 2 IN.	1	EACH	\$1,800.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%
0940	2554-0205710	WATER SERVICE CURB STOP AND BOX, COPPER, 1 IN.	19	EACH	\$500.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%
0950	2554-0205720	WATER SERVICE CURB STOP AND BOX, COPPER, 2 IN.	1	EACH	\$1,000.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%
0960	2554-0207006	VALVE, GATE, DIP, 6 IN.	1	EACH	\$2,000.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%
0970	2554-0207006	VALVE, GATE, DIP, 8 IN.	19	EACH	\$2,700.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%
0980	2554-0207010	VALVE, GATE, DIP, 10 IN.	2	EACH	\$4,000.00	0.0	2.0	EACH	\$8,000.00	2.0	\$8,000.00	100%
0990	2554-0210201	FIRE HYDRANT ASSEMBLY, WMA-201	6	EACH	\$8,200.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%
1010	2554-0210205	FIRE HYDRANT ASSEMBLY REMOVAL	6	EACH	\$700.00	0.0	0.0	EACH	\$0.00	0.0	\$0.00	0%

SUBTOTAL WORK COMPLETED - Page 3

\$24,364.00

\$54,364.00

CONTRACT WORK COMPLETED - CONTINUED

REF. NO.	ITEM CODE	CONTRACT ITEM DESCRIPTION	CONTRACT ITEM		PREVIOUS PERIOD QUANTITY	THIS PERIOD		TOTAL TO DATE		PERCENT
			QUANTITY	UNIT COST		QUANTITY	AMOUNT	QUANTITY	AMOUNT	
1020	2654-0214000	FIRE HYDRANT ADJUSTMENT	1	\$3,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1030	2565-0000010	DELIVER AND STOCKPILE SALVAGED MATERIALS (non-participating)	1	\$26,000.00	0.00	0.00	\$0.00	0.00	\$0.00	0%
1040	2699-9999005	INSTALL NEW TREE GRATE	5	\$2,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1050	2699-9999005	LIGHT POLE BASE EXTENSION	5	\$1,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1060	2699-9999005	REMOVE & REINSTALL LIGHT POLE BASE	2	\$1,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1070	2699-9999005	REMOVE AND REINSTALL TREE GRATES + INSTALL NEW FRAME	10	\$1,500.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1080	2699-9999007	EXPLORATORY EXCAVATION	40	\$500.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1090	2699-9999009	COMMUNICATION CONDUT. OPEN CUT, HDPE, 2-INCH	1585.4	\$12.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1100	2699-9999009	REMOVE AND REINSTALL HANDRAIL	63.6	\$100.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1110	2699-9999010	VIBRATION MONITORING	1	\$50,000.00	0.00	0.00	\$0.00	0.00	\$0.00	0%
1120	2699-9999014	CONCRETE STEPS	9	\$200.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1130	2699-9999014	CONCRETE UNIT PAVERS WITH SAND SETTING BED	4450	\$18.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1140	2699-9999014	REMOVE DECORATIVE BRICK PAVERS	4450	\$4.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1150	2699-9999020	MILLINGS - PLACE ONLY	312	\$10.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1160	2601-2634100	MULCHING	0.5	\$1,000.00	0.00	0.00	\$0.00	0.00	\$0.00	0%
1170	2601-2634105	MULCHING, BONDED FIBER MATRIX	1.56	\$3,500.00	0.00	0.00	\$0.00	0.00	\$0.00	0%
1180	2601-2636043	SEEDING AND FERTILIZING (RURAL)	0.31	\$3,500.00	0.00	0.00	\$0.00	0.00	\$0.00	0%
1190	2601-2636044	SEEDING AND FERTILIZING (URBAN)	1.25	\$1,400.00	0.00	0.00	\$0.00	0.00	\$0.00	0%
1200	2601-2639352	SLOPE PROTECTION, WOOD EXCELSTOR MAT	14	\$18.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1210	2601-2639010	SODDING	10	\$95.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1220	2601-2642100	STABILIZING CROP - SEEDING AND FERTILIZING	0.5	\$400.00	0.00	0.00	\$0.00	0.00	\$0.00	0%
1230	2601-2643110	WATERING FOR SOD, SPECIAL DITCH CONTROL, OR SLOPE PROTECTION	59	\$60.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1240	2602-0000020	SILT FENCE	380	\$2.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1250	2602-0000030	SILT FENCE FOR DITCH CHECKS	150	\$2.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1260	2602-0000071	REMOVAL OF SILT FENCE OR SILT FENCE FOR DITCH CHECKS	540	\$0.25	0.0	0.0	\$0.00	0.0	\$0.00	0%
1270	2602-0000101	MAINTENANCE OF SILT FENCE OR SILT FENCE FOR DITCH CHECKS	540	\$0.25	0.0	0.0	\$0.00	0.0	\$0.00	0%
1280	2602-0000309	PERIMETER AND SLOPE SEDIMENT CONTROL DEVICE, 9IN. DIA.	1040	\$3.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1290	2602-0000351	REMOVAL OF PERIMETER AND SLOPE OR DITCH CHECK SEDIMENT CONTROL DEVICE	1040	\$0.10	0.0	0.0	\$0.00	0.0	\$0.00	0%
1300	2602-0000530	GRATE INTAKE SEDIMENT FILTER BAG	22	\$140.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1310	2602-0000540	MAINTENANCE OF GRATE INTAKE SEDIMENT FILTER BAG	22	\$30.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1320	2602-0000550	REMOVAL OF GRATE INTAKE SEDIMENT FILTER BAG	22	\$25.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
1330	2602-0010010	MOBILIZATIONS, EROSION CONTROL	20	\$500.00	0.0	1.0	\$500.00	1.0	\$500.00	5%
1340	2602-0010020	MOBILIZATIONS, EMERGENCY EROSION CONTROL	1	\$1,000.00	0.0	0.0	\$0.00	0.0	\$0.00	0%
SUBTOTAL WORK COMPLETED - Page 4							\$500.00	\$500.00	\$500.00	5%

DETAILED ESTIMATE OF CHANGE ORDER WORK COMPLETED TO DATE

CH. ORD. NO.	ITEM CODE	CHANGE ORDER ITEM DESCRIPTION	CHANGE ORDER ITEM			PREVIOUS PERIOD QUANTITY	THIS PERIOD		TOTAL TO DATE		PERCENT
			QUANTITY	UNIT	UNIT COST		QUANTITY	AMOUNT	QUANTITY	AMOUNT	

TOTAL CHANGE ORDER WORK
 TOTAL CONTRACT AND CHANGE ORDER WORK PERFORMED

\$0.00
 \$16,495.60

Less: Amount Retained Per Contract 3%
 Value of Stored Materials (See Attached List)
 Less: Stored Materials Amount, Retained Per Contract 3%
 Net Amount Earned to Date
 Less: Previous Amount Paid
 BALANCE DUE TO CONTRACTOR THIS PAYMENT

\$2,294.87
 \$0.00
 \$0.00
 \$74,200.73
 \$29,100.00
 \$45,100.73

CONTRACT PAYMENT NO.

IDOT # HDP-038-2(050)-7-1-16

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CERTIFICATION OF UNDERSIGNED CONTRACTOR certifies that to the best of his knowledge, information and belief the work covered by this Contract Payment has been completed in accordance with the Contract Documents for this project; that this Contract Payment is a true and correct statement of the amount of the work completed to date of this Contract Payment and that the amounts paid to the Contractor will be utilized by him to pay for labor, materials, equipment and subcontracts involved in the performance of this Contract.

CONTRACTOR: TRIPLE B CONSTRUCTION, CORP.

BY:

TITLE: Resident

Date: 5/10/2023

RECOMMENDATION OF ENGINEER: In accordance with the Contract Documents for this project, the undersigned Engineer recommends payment to the Contractor of the balance due this payment as shown.

BY:

TITLE:

Date:

APPROVAL OF OWNER: CITY OF TIPTON IOWA

BY:

TITLE:

Amount:

Date:

Doc Express® Document Signing History

Contract: 16-0382-050 Document: EST 002

This document is in the process of being signed by all required signatories using the Doc Express® service. Following are the signatures that have occurred so far.

Date	Signed By
05/10/2023	Andrew Goedken Origin Design - Iowa Electronic Signature (Recommended by Engineer)
	(Approved by PIRC (when applicable))

Memo

To: City Council, Mayor Carney
From: Steve Nash, Public Works
cc: Brian Wagner, City Manager & Melissa Armstrong
Date: June 1, 2023
Re: Cemetery cost increase of grave digging

On Tuesday May 30 Eric Storjohann presented me with the following:

To: Steve Nash/Tipton City Council

As of June 1, 2023, I am adjusting my grave digging fees for full graves from \$500 per grave to \$600 per grave (\$650 on weekends). Ash burial charges will remain as before.

In the possible event of my absence, I have a relationship with the Roland Wilbert Vault people, of Marion, Iowa, to stand in and dig graves for me. Their grave digging charge is \$650.

Thank you for letting me serve you.

Sincerely,

Eric Storjohann