

City of Tipton, Iowa

Meeting: Tipton City Council Meeting
Place: Tipton Fire Station, 301 Lynn Street, Tipton, Iowa 52772
Date/Time: Monday, August 7, 2023, 5:30 p.m.
Web Page: www.tiptoniowa.org
Posted: Friday, August 4, 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	Interim Gas Supt:	Virgil Penrod
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.

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, July 10, 2023
2. Approval – Council Meeting Minutes, July 17, 2023
3. Approval – Airport Minutes, July 19, 2023
4. Approval – Library Minutes, June 26, 2023
5. Approval – Library Director’s Report, June 2023
6. Approval – Library Annual Report 22-23

7. Approval – Liquor License Renewal, L & B’s Pour House
8. Approval – Liquor License, A & J Entertainment/The Red Pin
9. Approval – Downtown Revitalization Incentive Program (DRIP) request, County Automotive Services, 306 Lynn Street
10. Approval – Tipton Revitalization Incentive Program (TRIP) reimbursement request, The Groom Station, 101 Cedar Street, \$7,500
11. Approval – Downtown Revitalization Incentive Program (DRIP) reimbursement request, Tiffany’s Tipton Bakery, 405 Cedar Street, \$7,500
12. Approval – Updated three-year renewal with Office Machine Consultants for managed services.
13. Approval – Purchase of 10 transformers from Resco, \$34,712.94
14. Approval – Claims Register which includes claims paid under the current Purchase Policy

G. City Business

1. Resolution No. 080723A: Resolution Authorizing Economic Development Grant
2. Resolution No. 080723B: Resolution setting a public hearing regarding the James Kennedy Family Aquatic Center Pool Dehumidification Project 2023
3. Discussion and possible action authorizing the mayor’s signature approving Mechanical Sales’ July 25, 2023, proposal to “field modify” the Innovent Pool Unit for the James Kennedy Family Aquatic Center so that it will not require a transformer at a cost of \$5,770.

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.

July 10, 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, Helm, Hembry and McNeill. Also present: Wagner, Armstrong, Lenz, Nash, DuFour, Walsh, other visitors, and the press.

Agenda:

Motion by Cummins, second by Helm to approve the agenda with the removal of Item No. 6 under City Business. Following the roll call vote the motion passed unanimously.

Communications:

1. Rectifying the damage caused to front lawn after the North Avenue construction project. (*Pamela Bisbee, 1320 Cedar Street*)

This item was tabled.

2. Progress of sidewalks along Plum Street. (*Eric Kruse*)

Eric Kruse was not in attendance at the meeting.

Consent Agenda:

Motion by Cummins, second by Hembry to approve the consent agenda which includes the June 19th Council Meeting Minutes, June 5th Library Minutes, May 2023 Library Director's Report, June 1st Planning and Zoning Minutes, June 15th Planning and Zoning Minutes, Downtown Revitalization Incentive Program (DRIP) reimbursement, Nicole Rock, DBA: Nicole Rock's School of Dance, 323 Cedar Street, \$7,500, street closure on East 5th Street between Cedar Street and Meridian Street, for Touch A Truck event on Saturday, August 5th, 8:00 a.m. to 11:00 a.m., Township Contract for Ambulance Services for Rochester Township, and the following claims list. Following the roll call vote the motion passed unanimously.

ACCESS SYSTEMS LEASING	COPIER AGREEMENT	1340.11
AFLAC	AFLAC AFTER TAX PY W/HOLDING	593.31
AT&T MOBILITY	WIRELESS	507.23
ATLANTIC COCA-COLA BOTTLIN	DRINK ORDER	1645.90
AUCA CHICAGO LOCKBOX	MATS	180.15
AXA EQUI-VEST PROCESSING O	DEF. COMP PRETAX	175.00
BAKER & TAYLOR	BOOKS	403.68
BANLEACO	COPIERS CONTRACT	105.60
BOUND TREE MEDICAL LLC	MEDICAL SUPPLIES	335.38
CAPITAL ONE	OPER & MISC SUPPLIES	221.32
CEDAR COUNTY AUDITOR	SOLID WASTE ASSESSMENT	20333.62
CEDAR COUNTY EMERGENCY MAN	ASSESSMENT	14957.75
CINTAS	UNIFORMS	942.80
CINTAS CORPORATION	FIRST AID SUPPLIES	246.44
CITY OF TIPTON	IPERS EMPLOYEE REIMBURSEMENT	165.29
CITY OF TIPTON FUNDS	TRANSFER OF FUNDS	442342.82
CITY OF TIPTON-REVOLVING C	CENTRAL GARAGE REPAY	28556.15
CITY OF WEST BRANCH	TOURNEY IN WEST BRANCH 062423	50.00
CITY UTILITIES	CITY UTILITIES	14075.25
CLIFTON LARSON ALLEN LLP	AUDIT	1575.00

COLLECTION SERVICES CENTER	CHILD SUPPORT	96.73
COMMUNITY INSURANCE SERVIC	ANNUAL PREMIUM/AUDIT	418243.75
COPY SYSTEMS	BASE AND COPIES	86.89
CORE-MARK MIDCONTINENT INC	CONCESSIONS	2203.19
CRIST ELECTRICAL SERVICES	HWY 38 LIGHT PROJECT	4430.00
D & R PEST CONTROL	D & R PEST CONTROL	324.90
DAYSMART SOFTWARE	KEY TAGS FOR MEMBERSHIPS	700.00
DR DARLENE A EHLERS	JULY RENT	500.00
EASTERN IOWA TIRE	TIRES FOR AERIAL FIRE TRUCK	7134.00
ECIA	1ST INSTALLMENT DUES	2005.90
ECONO SIGNS LLC	42 SIGNS	1624.40
ELECTRIC PUMP	SERVICE CALL	958.02
ERIC STORJOHANN	1 BURIAL	600.00
FELD FIRE	AMKUS TOOLS/RAM	8400.00
FLETCHER-REINHARDT CO.	METER SEALS	12817.40
HASTY AWARDS	118 MEDALS	300.75
HAWKINS INC	CHEMICALS	2433.34
I.R.S.	FEDERAL WITHHOLDING	23363.14
INTEGRATED TECHNOLOGY PART	PHONE SERVICES	792.23
IOWA ASSOCIATION OF	TRAINING	446.25
IOWA LEAGUE OF CITIES	DUES	2077.00
IOWA ONE CALL	LOCATES	92.70
IOWA PRISON INDUSTRIES	SIGNS	418.00
IPERS	IPERS WITHHOLDING, FIRE	13606.37
LASER TECH USA INC	MISC SUPPLIES	95.90
LAWSON PRODUCTS INC	SHOP SUPPLIES	137.15
LIFEMED SAFETY INC	POWERLOAD BATTERIES	6066.00
LRS PORTABLES OF IOWA	PORT A POTTIE SERVICES	375.00
LYNCH DALLAS PC	LEGAL SERVICES	6707.22
MARCIA MEYERS	JULY RENT	600.00
MICHEL'S TREE SERVICE	BUCKET TRUCK RENTAL	1950.00
MIDAMERICAN ENERGY COMPANY	JULY CASH REQUEST	34000.00
MIDWEST BREATHING AIR LLC	SERVICES ON AIR COMPRESSOR	776.31
MISC. VENDOR	MISC VENDORS	1480.93
MITCHELL 1	WEB SUBSCRIPTION	282.08
MOTOR PARTS & EQUIPMENT CO	REPAIR PARTS & OPERATING SUPP	729.59
MUNICIPAL SUPPLY INC	OPERATING SUPPLIES	2171.59
NEWCOM TECHNOLOGIES INC	LICENSE SERVICE AGREEMENT	995.00
O'ROURKE MOTORS INC	REPAIR PARTS #66	491.72
ORIGIN DESIGN	CEDAR STREET IMPROVEMENTS	67556.50
OVERDRIVE INC	E BOOK CONTENT FEE	961.29
QUADIENT FINANCE USA INC	POSTAGE	2000.00
RESCO	OVERHEAD SUPPLIES	536.07

SHOTTENKIRK	REPAIR PARTS #51	299.72
SPINUTECH INC	LICENSE, SUPPORT, HOSTING	705.00
SWANK MOVIE LICENSING USA	MOVIE LICENSE RENEWAL	104.00
T & M CLOTHING CO.	MISC SUPPLIES	422.00
TERRY AND SONS INC	PAINTING INDOOR POOL	12300.00
THOMPSON TRUCK & TRAILER	STOCK PARTS	579.96
TIPTON CHAMBER OF COMMERCE	CHAMBER BUCKS FOR 4TH PARADE	490.00
TREASURER, STATE OF IOWA	STATE WITHOLDING	3093.00
TYLER TECHNOLOGIES INC	ANNUAL SOFTWARE MAINTENANCE	27452.19
ULINE	YARD WASTE BAGS	4511.15
UNITED STATES TREASURY	2022-2023 PCORI FEE	90.00
USA BLUE BOOK	OPERATING SUPPLIES	833.79
WENDLING QUARRIES INC	27.56 TN WASHED CHIPS	420.29
WESCO RECEIVABLES CORP	UNDERGROUND SUPPLIES	87884.15
WINDSTREAM	MONTHLY SERVICES	1088.15
WING PC	MEDICAL DIRECTOR	500.00
WRIGHT LAWN CARE	CONTRACT PAY JULY 2023	358.33
** TOTAL **		1301451.84
FUND TOTALS		
001 GENERAL GOVERNMENT		261232.51
110 ROAD USE TAX FUND		18216.88
112 TRUST AND AGENCY FUND		42923.75
119 Emergency Fund		2829.58
121 LOCAL OPTION TAX		25000.00
125 TIF SPECIAL REVENUE FUND		16185.25
160 ECONOMIC/INDUSTRIAL DEV		674.25
192 FIRE ENTERPRISE TRUST		7178.08
317 HWY 38 PROJCT		286296.50
600 WATER OPERATING		41621.48
610 WASTEWATER/AKA SEWER REV		56960.47
630 ELECTRIC OPERATING		275086.97
640 GAS OPERATING		31079.06
660 AIRPORT OPERATING		12130.54
670 GARBAGE COLLECTION		46250.20
740 STORM WATER		1132.72
810 CENTRAL GARAGE		114308.84
820 PSF HEALTH INSURANCE		90.00
835 ADMINISTRATIVE SERVICES		37103.43
860 PAYROLL ACCOUNT		25151.33
GRAND TOTAL		1301451.84

Debt Service Payments – May & June 2023

\$1,370,380.25

Payroll Amount for June 2023

\$282,299.33

City Business:

1. Change order to school's bleacher retaining wall project due to conflict with existing city manhole. This item was tabled.

2. Resolution No. 071023A: Resolution waiving right to review the final plat of "Werling's First Addition", Cedar County, Iowa
Motion by Helm, second by Cummins to approve Resolution No. 071023A, the resolution waiving right to review the final plat of "Werling's First Addition", Cedar County, Iowa. Following the roll call vote the motion passed unanimously.

3. Resolution No. 071023B: Resolution to assess nuisance charge due to non-payment of property owner.
Motion by Cummins, second by Helm to approve Resolution No. 071023B, the resolution to assess nuisance charge due to non-payment of property owner. Following the roll call vote the motion passed unanimously.

4. Three-year renewal with Office Machine Consultants for managed services.
Motion by Cummins, second by Helm to approve three-year renewal with Office Machine Consultants for managed services. Following the roll call vote the motion passed unanimously.

5. Purchase of decorative LED streetlights.
Motion by Cummins, second by Hembry to approve purchase of decorative LED streetlights. 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 Helm. Following the roll call vote the motion passed unanimously.
Meeting adjourned at 6:05 p.m.

Mayor _____

Attest: _____
City Clerk

July 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, Helm, Hembry and McNeill. Also present: Wagner, Armstrong, Lenz, Nash, DuFour, Spangler, Penrod, Walsh, other visitors, and the press.

Agenda:

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

Consent Agenda:

Motion by McNeill, second by Cummins to approve the consent agenda which includes the June 14th Airport Minutes, June 2023 Investment and Treasurer's Report, Pay Application No. 4, Replace Hwy 38 South Street to IA 130, Triple B Construction, \$489,270.19, Change Order No.1, Hwy 38 Project, Triple B Construction, Radon Mitigation for Housing Rehabilitation Program, Randy Phelps, 711 Sycamore Street, \$2,300, Pay Request, Housing Rehabilitation Program, Gail Fleming, 601 Lynn Street, Aavantis LLC, \$9,960, Pay Request, Housing Rehabilitation Program, John Lange, 59 Mulberry Street, Aavantis LLC, \$4,400, purchase of LED light and poles for Hwy 38, and the following claims list. Following the roll call vote the motion passed unanimously.

AUCA CHICAGO LOCKBOX	MATS	180.15
AUREON COMMUNICATIONS	PHONE, INTERNET, CIRCUIT	1570.99
BAKER & TAYLOR	BOOKS	305.49
BARRON MOTOR SUPPLY	SHOP SUPPLIES	17.48
BOUND TREE MEDICAL LLC	MEDICAL SUPPLIES	1455.88
CCL SUPPLY LLC	SHOP SUPPLIES	138.33
CEDAR COUNTY CO-OP	957 GL FUEL	4064.00
CEDAR COUNTY ENGINEER	23.3 GL DSL	2229.52
CEDAR COUNTY RECORDER	EASEMENT	27.00
CEDAR COUNTY SOLID WASTE	TRANSFER FEES	4409.00
CINTAS	UNIFORMS	348.76
CITY PETTY CASH	CITY PETTY CASH	67.47
CITY UTILITIES	CITY UTILITIES	3183.36
CLARENCE LOWDEN SUN-NEWS &	POOL SCHEDULE	375.20
CORE-MARK MIDCONTINENT INC	CONCESSIONS	2260.23
EASTERN IOWA LIGHT & POWER	UTILITIES	1195.73
ENVIRONMENTAL SYSTEMS RESE	ARCGIS PRIMARY	
ERIC STORJOHANN	MAINTENANCE	440.00
FAMILY FOODS	1 BURIAL	600.00
FIDELITY BANK & TRUST	MISC SUPPLIES	129.65
FLUENT IMS	CD PURCHASE	100466.25
GRASSHOPPER LAWN CARE DBA	ANNUAL SUBSCRIPTION	854.28
H & H AUTO	CONTRACT PAY 06/16-07/15	3583.33
HAWKINS INC	TIRE REPAIR #54	19.00
IA LEIN	CHEMICALS	927.50
	CONFERENCE	225.00

IOWA ASSOCIATION OF	SGCIS DUES	2919.44
IOWA COUNTY ATTORNEYS ASSO	REGISTRATION	75.00
IOWA DEPT OF NATURAL RESOU	ANNUAL WATER SUPPLY FEE	346.49
IOWA LAW ENFORCEMENT ACADE	TRAINING	60.00
JOHN DEERE FINANCIAL	OPERATING SUPPLIES	1402.46
JOHNSON COUNTY AMBULANCE S	ALS INTERCEPT	400.00
KIRKWOOD COMMUNITY COLLEGE	TRAINING	9.00
KONNIE DAUFELDT	SUMMER SHIRTS	115.33
ELECTRONICS INC	ALARM SERVICE	120.00
LINDE GAS & EQUIPMENT INC	OXYGEN	390.53
MISC. VENDOR	MISC VENDORS	8695.36
MOTOR PARTS & EQUIPMENT CO	SUPPLIES AND PARTS	407.19
OFFICE EXPRESS	PAPER	449.50
OFFICE MACHINE CONSULTANTS	MANAGEMENT SERVICES	3015.00
PCC	BILLING	3110.24
REPUBLIC SERVICES OF IOWA	RECYCLING SORT FEES	1040.27
STATE HYGIENIC LABORATORY	TESTING	67.50
STUART C IRBY CO	SAFTEY SUPPLIES	325.28
THOMPSON TRUCK & TRAILER	STOCK PARTS	60.72
TIPTON CONSERVATIVE	TREES,MIN,4TH,POOL,ZONING	1366.63
TIPTON ELECTRIC MOTORS	UPS CHARGES	394.92
TOTAL MAINTENANCE INC	MONTHLY SERVICE	524.00
VERIZON	CELL & DATA	1606.27
WINDSTREAM	MONTHLY SERVICES	96.44
** TOTAL **		156071.17
FUND TOTALS		
001 GENERAL GOVERNMENT		25090.05
160 ECONOMIC/INDUSTRIAL DEV		21383.19
600 WATER OPERATING		1567.72
610 WASTEWATER/AKA SEWER REV		2334.60
630 ELECTRIC OPERATING		1868.57
633 ELECTRIC RESERVE		86607.13
640 GAS OPERATING		1113.09
660 AIRPORT OPERATING		67.63
670 GARBAGE COLLECTION		5720.34
740 STORM WATER		88.00
810 CENTRAL GARAGE		7804.55
835 ADMINISTRATIVE SERVICES		2426.30
GRAND TOTAL		156071.17
CITY CREDIT CARD STATEMENT		
City Card	Card Ttl	-
Uniforms/Equipment	Lands End	106.95

7,171.94

Miscellaneous	Tipton Motel	974.40	
			1,081.35
Finance Director			
Telecommunications	GoTo Technologies	30.35	
Office Supplies	Amazon	42.14	
			72.49
Library			
Training	Iowa Library Association	185.00	
Materials	Walmart	206.98	
Programming	Walmart, Amazon	17.89	
Office Supplies	Walmart, Demco	146.20	
Miscellaneous	Walmart, Amazon	197.82	
CIP Reserve	Amazon	293.16	
			1,047.05
Ambulance			
Dues/Fees	Active Screening	99.05	
Op Equip Maint & Repair	Live Action Safety, Coast Biomedical Equip.	573.46	
Telecommunications	JAMF	6.00	
		16.00	
		6.00	
		2.00	
Other Capital Equipment	Newegg Inc., Newegg Marketplace	683.90	
Building Maint & Repair	True Cable	222.60	
Advertising	Indeed	195.00	
Office Supplies	E-bay	32.06	
			1,836.07
Fire			
Fuel	Walmart, Amazon	361.23	
			361.23
Police			
Dues/Fees	Iowa Secretary of State	30.00	
Training -	Drake University Continuing Ed.	174.95	
Travel Training -	Hyatt Regency, Holiday Inn	531.60	
Uniforms/Equipment	Galls	84.79	
			821.34
Electric			
Uniforms/Equipment	Quality Cobbler Inc, Boot Barn	556.67	
			556.67
Public Works			
Training	Iowa DNR, Kirkwood Cont Educ	134.54	
Miscellaneous	The Flying Wienie	28.19	
			162.73

REC / Aquatic Center

Fuel	Cedar County	40.75
Dues/Fees	Amazon Prime	16.04
Operational Equip & Repair	Poolweb	410.38
Advertising	Canva	12.99
Concession Supplies	Amazon	161.92
Operating Supplies	Walmart, Amazon, Dollar General, Swim Outlet	590.93
		1,233.01
Statement Total		7,171.94

Public Hearing:

1. Public hearing on the rezoning of 113 Lemon Street

Motion by McNeill, second by Cummins to open the public hearing at 5:41 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 McNeill to close the public hearing at 5:54 p.m. Following the roll call vote the motion passed unanimously.

City Business:

1. Rectifying the damage caused to front lawn at 1320 Cedar Street after the North Avenue construction project. Motion by McNeill, second by Helm to deny paying for the bill to repair Pamela Bisbee's yard at 1320 Cedar Street due to the construction project. Following the roll call vote the motion passed unanimously.

2. Change order to school's bleacher retaining wall project due to conflict with the existing manhole.

Motion by Paustian, second by McNeill to direct city staff to consult with school staff. The motion passed with the following vote:

Aye: Helm, McNeill, Paustian

Nay: Cummins, Hembry

3. Engineering update for dehumidifier unit at James Kennedy Family Aquatic Center and amendment to engineering agreement.

Motion by Cummins, second by Paustian to approve amendment to engineering agreement for placement of dehumidifier unit at James Kennedy Family Aquatic Center on the roof. The motion passed with the following vote:

Aye: Cummins, McNeill, Paustian, Helm

Nay: Hembry

4. Ordinance No. 590: Ordinance amending the official zoning map of the City of Tipton, Iowa, by rezoning and changing the district classification of certain real estate property located at 113 Lemon Street from "M-1, Light Industrial District" to "R-2, Two- and Multiple-Family Residential District"

Motion by Paustian, second by Hembry to pass the first reading. Following the roll call vote the motion passed unanimously.

Motion by Paustian, second by Helm to suspend the rules. Following the roll call vote the motion passed unanimously.

Motion by Paustian, second by Helm to pass the second reading. Following the roll call vote the motion passed unanimously.

Motion by Paustian, second by Hembry to pass the third and final reading. Following the roll call vote the motion passed unanimously.

Motion by Paustian, second by McNeill to reinstate the rules. Following the roll call vote the motion passed unanimously.

5. Mounting a veteran bench on the sidewalk by the freedom rock.

Motion by Paustian, second by Helm to approve mounting a veteran bench on the sidewalk by the freedom rock. Following the roll call vote the motion passed unanimously.

6. Gas and electric purchase rate adjustments.

Motion by Hembry, second by Cummins to allow for an extension to continue the repayment option until the deficit has been fully repaid. 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 Paustian, second by McNeill. Following the roll call vote the motion passed unanimously.

Meeting adjourned at 6:33 p.m.

Mayor _____

Attest: _____

City Clerk

REVENUE RECEIVED

Jun-23

Property Taxes	34,173.69
Local Option Sales Tax	37,023.90
Licenses & Permits	4,760.00
Use of Money and Property	36,768.98
Intergovernmental	57,153.87
Charge for Services	734,473.05
Special Assessment	0.00
Miscellaneous	150,694.38
Sale of Fixed Assets	0.00
TOTAL	\$1,055,047.87

Tipton Airport Committee Meeting

Wednesday, July 19, 2023, at 5:10 PM, at the terminal, Mathews Memorial Airport, Tipton, Iowa.

Max Coppess called the meeting to order with a roll call. Those present: Max Coppess, Rick Sawyer, Mike Moes and Leanne Boots. Adam Thompson, with McClure, was present. Brian Wagner, City Manager, and Abby Cummins-VanScoy, Council Representative, were also in attendance.

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

Adam, from McClure, reported that the draft proposal on the Terminal Grant has been approved. The next step will be DOT approval. Discussion was held on the process to follow.

An update was given on the status of progress by Ryan Gurwell, A & R Land Services, on the current phase of land acquisition. The Committee reached a consensus to recommend tabling the current negotiations and authorize Ryan to move on to the next prospective purchase. Brian will e-mail all parties of the recommendation.

The current airport ground leases were discussed. Mike moved to not do anything with the current leases at this time. Second by Rick. Motion carried.

Young Eagles has been lined up for September. With Scott not present, the matter was tabled until August.

There was no unscheduled business.

Manager's Report

There are 2000 gallons of fuel in the tank. Current price is \$6.20/gal.
Max reported everything at the airport is working at this time.

Meeting adjourned at 5:40 PM with a motion by Mike and a second by Leanne. 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.

Tipton Library Board of Trustees

June 26th, 2023

Call to order- meeting was called to order at 6:28 pm. Members present- Amanda Fonteyne, Jillian Paustian, Maggie Helmold, Laura Woods, Dale Jedlicka, and Head Librarian Denise Smith. Also present was Jacob McFadon- new board member in July.

Approval of Agenda -Jillian moved; Amanda 2nd- motion passed

Approval of last month's minutes- Moved by Amanda, 2nd by Maggie- motion passed

Director's Report- A) June 29th is the last day of the summer reading program. Pool party on June 29th as well.

B) Come Read with us was SRP theme; well attended

C) Preparing end of the year report

D) CedarCounty Library Association is moving meeting to the 3rd Wednesday of March and Oct at 10:00am.

E) Tables and Chair in new room almost all assembled; Room has been used daily.

Education- Planning for Library's Future

Finance Committee- No Report

Personnel Committee- Evaluation is due in September; will start preparing for it

Maintenance Committee- Bricks on south side put back in; Tree on the back of the library removed; Weeds sprayed.

Old Business- None

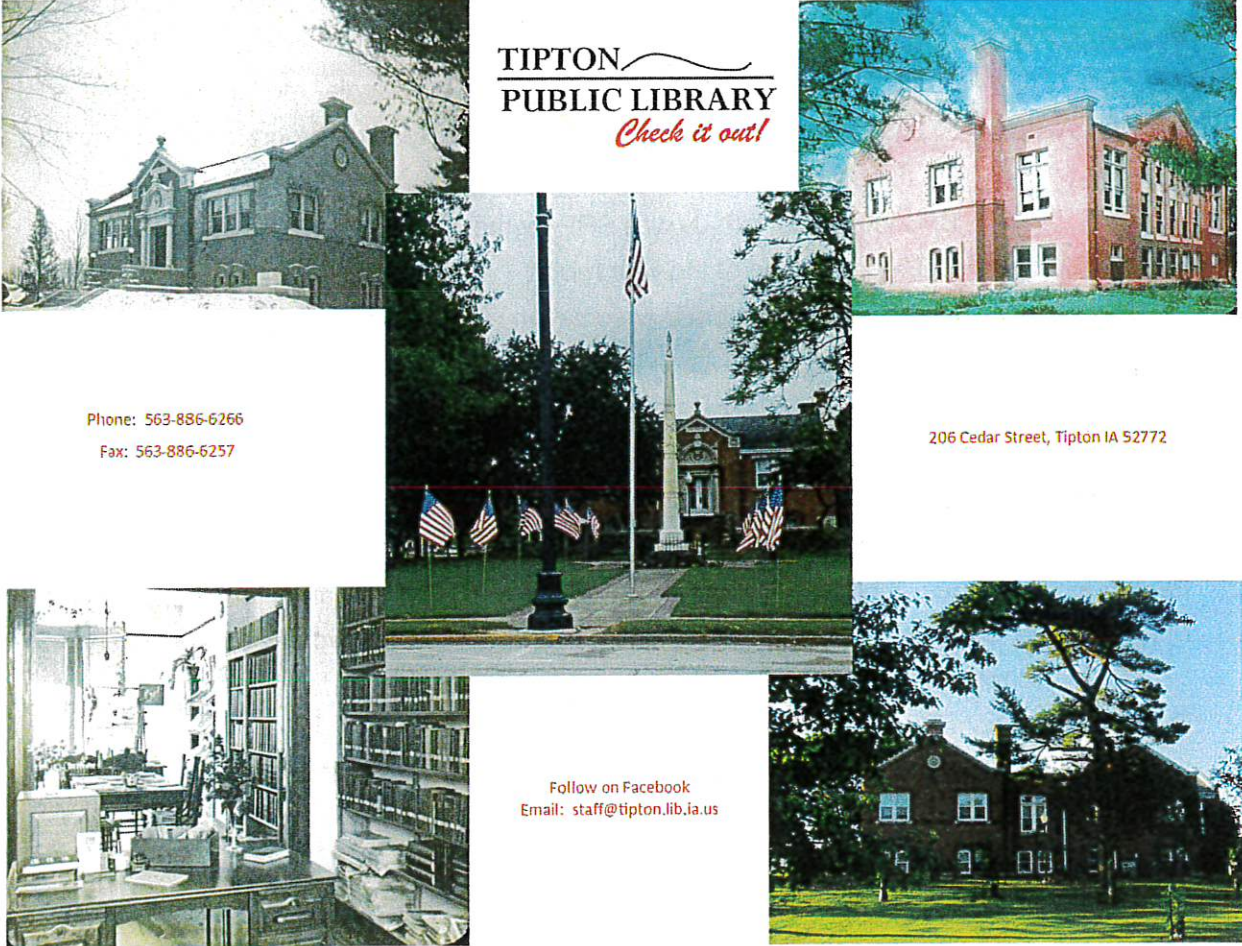
New Business- A)Reviewed Library Meeting Room Policy; as well as Political meeting policy; Amanda moved to accept; Laura 2nd- motion passed

B)Has some discussion on SRP- possibly more programs; get patron input

Next meeting July 17th at 6:30

Meeting adjourned- Maggie moved Amanda 2nd motion passed

June 2023 Director's Report



TIPTON
PUBLIC LIBRARY
Check it out!

Phone: 563-886-6266
Fax: 563-886-6257

206 Cedar Street, Tipton IA 52772

Follow on Facebook
Email: staff@tipton.lib.ia.us

Prepared by Denise Smith

Library Director

To

Library Board, Mayor, Council Members and City Manager

July 2023

Statistics

	June	YTD
Total Circulation	1,886	14,827
Bridges Circ	493	5,163
Tipton Residents Circ.	1,336	9,404
Cedar County Residents Circ.	385	3,450
Computer Use	114	1,020
WiFi Usage	227	1,637
Transactions for Copies made	123	1,059
Transactions for Faxes Sent	9	100
Transactions for Keurig Drinks	5	71
Transactions for Friends of Library	34	332
Door Count	2,194	19,576

Circulation

	June	YTD
Adult	469	4,581
Teen	70	379
Children	999	6,426
DVDs	212	2,421
Audios	63	463
Magazines	8	103



MISSION STATEMENT

The Tipton Public Library will provide all the people of its community, a welcoming place where access to a balanced collection, technology, programming and other resources will serve their educational, cultural and recreational needs.

LIBRARY STAFF

Denise Smith
Director
Tanya Demmel
Library Assistant
James Stratton
Library Assistant
John Barnum
Custodian

LIBRARY BOARD

Dale Jedlicka-President
Amanda Fonteyne-V. President
Jim McCollough
Laura Woods
Holly Kerns-Secretary
Jillian Paustian
Maggie Helmold



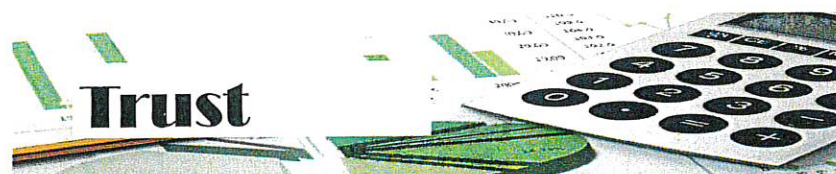
Revenues

	June	YTD
Grants	\$0	\$0
Rural Funding	\$0	\$22,550.06
Fines and Fees	\$0	\$273.50
Donations	\$18.71	\$1,568.97
Enrich Iowa	\$0	\$2,620.12
Reimbursements	\$0	\$7.05
Refunds	\$0	\$237.87
Miscellaneous	\$132.18	\$2,029.19
Utility Reim.	\$450.12	\$5,401.40
Total Revenues	\$601.01	\$34,688.16



Expenses

	June	YTD
Staff	\$10,375.59	\$90,571.83
Staff Benefits	\$1,625.17	\$15,738.66
Materials	\$2,551.92	\$28,837.78
B. Maintenance	\$0	\$1,236.62
G. Maintenance	\$256.05	\$7,843.94
Technology	\$199.00	\$3,673.40
Programming	\$362.88	\$1,106.08
Miscellaneous	\$3,166.36	\$49,407.41
Software	\$0	\$1,441.00
CIP	\$1,186.95	\$16,573.19
Total Expenses	\$19,723.92	\$213,242.41

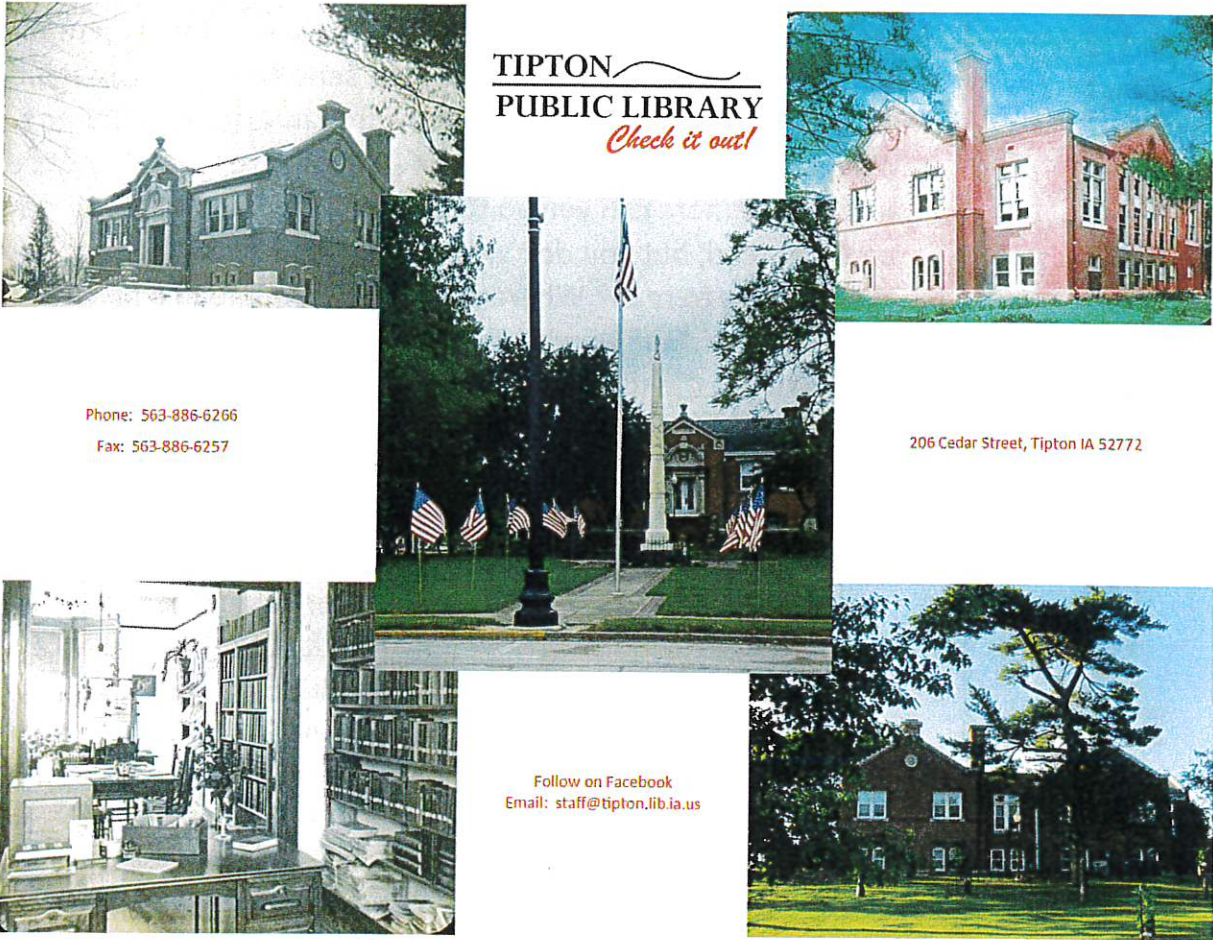


Trust

Trust Fund Revenue- \$18.32

Trust Fund Balance- \$16,489.85

2022-2023 Annual Report



TIPTON
PUBLIC LIBRARY
Check it out!

Phone: 563-886-6266
Fax: 563-886-6257

206 Cedar Street, Tipton IA 52772

Follow on Facebook
Email: staff@tipton.lib.ia.us

*Prepared by Denise Smith
Library Director
To
Library Board, Mayor Carney,
Council Members and City Manager
July 2023*

Tipton Public Library FY 22-23

Several questions could be asked of someone of the community such as: Where can one go to make copies, send faxes, or scan important documents to email? Where is there free internet/computer access? Where can you go to get the latest DVD releases that do not cost you anything? Where can you go to get that "old" book that no one else wants to read, but you do? Where can you pick up the new and hottest titles to read? Where do you go if you need a place to meet with either a friend or with set up supervised visits? Where does one go to get the daily news or browse through their favorite magazine if one prefers not have to purchase their own subscription? The answer would be the Tipton Public Library. The library offers many services for free or minimum charge.

For the 2022-2023 fiscal year, the Tipton Public Library had....

- ◆ 1,059 Transactions written down for copies made
- ◆ 100 Transactions written down for faxes sent
- ◆ 71 Transactions written down for drinks from the Keurig
- ◆ 332 Transactions written down for book sale for Friends
- ◆ 19,576 people came through the door.

To truly get an understanding of what the library means to the community of Tipton and surrounding counties, the library invites you to attend a program, spend an afternoon at the library, visit our website at www.tipton.lib.ia.us or find us on Facebook.

Please look over the following information to see how the library serves you and our community. If you have any questions or concerns, please contact the library. Thank you for your time, attention and continued support of the Tipton Public Library.

Denise Smith
Library Director
(563)886-6266
denises@tipton.lib.ia.us

Statistics FY 22/23

Total Circulation	14,827
Bridges Circ	5,163
Tipton Circ	9,404
Cedar County Circ	3,450
Computer Use	1,020
WiFi Usage	1,637
Door Count	19,858

Circulation of Materials

	FY 21/22	FY 22/23
Books	11,512	11,389
Magazine	76	100
DVDs	2,278	2,421
Audios	249	463
Other	307	454

Inventory Medium Report as of 7/1/2023

Books	12,316
DVDs	977
Audios	305
Magazines	132
Other	36
Total	13,534

MISSION STATEMENT

The Tipton Public Library will provide all the people of its community a welcoming place where access to a balanced collection, technology, programming and other resources will serve their educational, cultural and recreational needs.

Library Staff

Denise Smith - *Director*
Tryeann Schultz - *Library Assistant*
Tanya Demmel - *Library Assistant*
James Stratton - *Library Assistant*
Rachel Plate - *Library Assistant*
John Barnum - *Custodian*

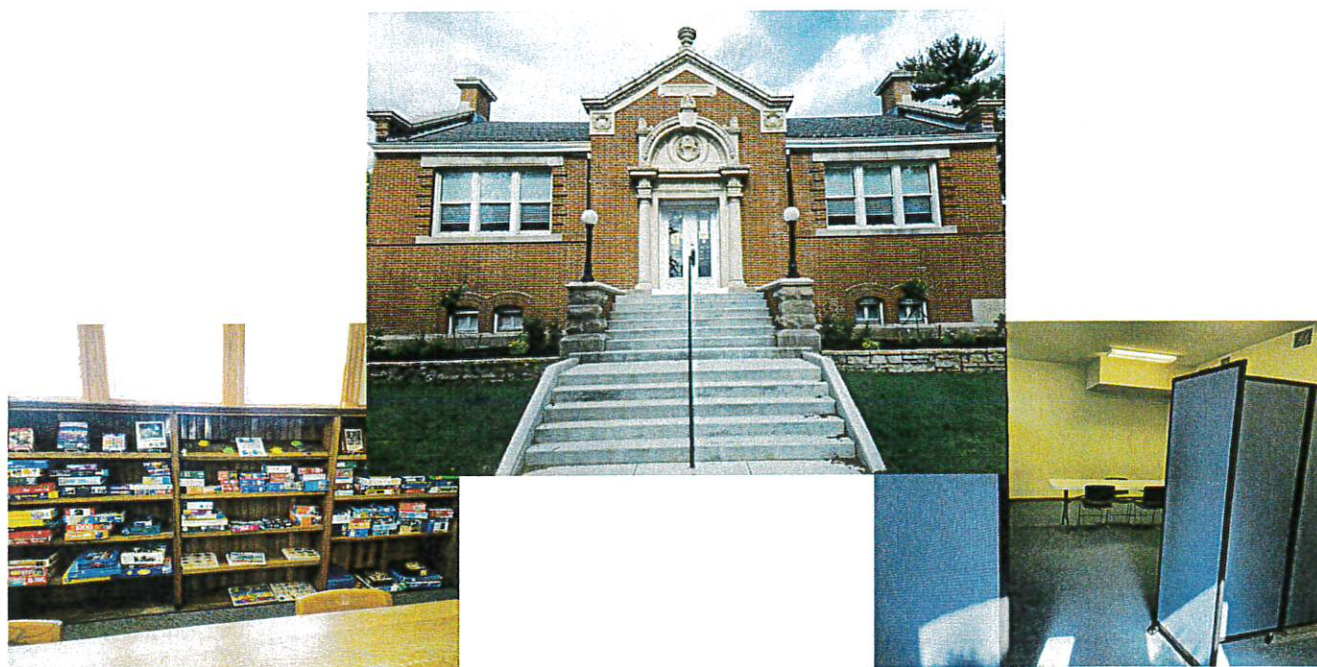


Library Board of Trustees

Dale Jedlicka
Jim McCollough
Sherry Hall
Matt McCall
Holly Kerns
Jillian Paustian
Amanda Fonteyne

Highlights for FY 22/23

- 2023 Summer Reading Program had 253 people of all ages register to do the reading log - 129 kids (age 0 thru entering 5th grade), 28 teens (entering 6th thru 12th grade) and 96 adults. 173 completed the reading log. The library partnered with the Cedar County Extension Office to provide lunch, stories, games and crafts each Wednesday morning. In June. Sarah Subbert from the Cedar County Conservation did a program on prairies. Author and storyteller Allen McCully read his books for the kids. The Friends of the Library purchased the t-shirts for those going into 6th grade and older. The Tipton Rotary purchased books to give to each finisher. The annual pool party was postponed a week due to poor air quality. Approximately 734 people of all ages attended the programs.
- Direct State Aid monies were used for replacing the sidewalks.
- New study area was created by redoing the small meeting room downstairs and has someone using it on a daily basis.
- The puzzle/game exchange has grown and has become popular with library users.
- New landscaping was added to the front of the library.

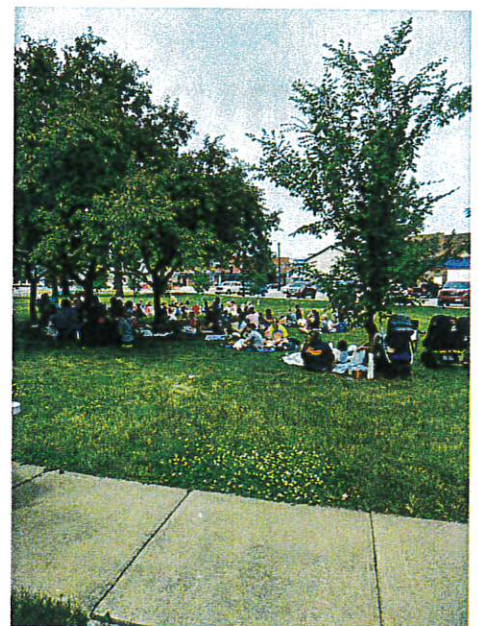
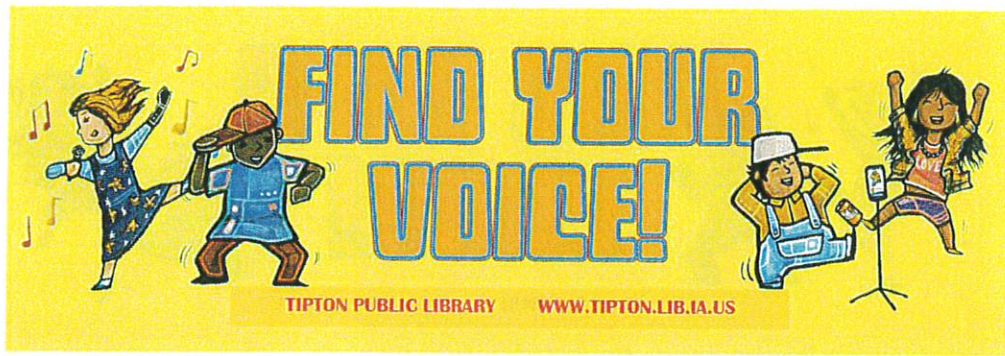


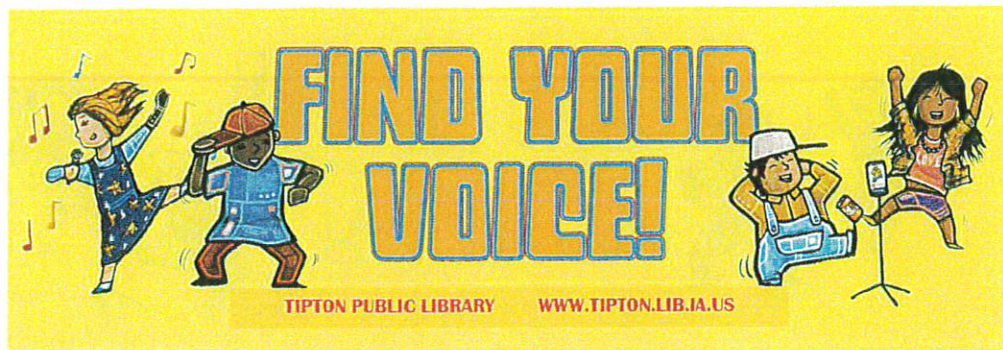
Upcoming Events

You can learn about all the events at
the library from our website

www.tipton.lib.ia.us or

find us on Facebook





Registered for reading goal: 253

Tipton Public Library
 Summer Reading Program 2023
 June 1 - June 29
Find Your Voice

Ages 3 Years - 2nd Grade
 Reading Log

Name: _____

Cross out ALL 25 and receive a free book and admittance to the pool party on Thursday, June 29th at the James Kennedy Family Aquatic Center. Bring this sheet to the Tipton Public Library prior to 4 PM on Thursday, June 29th to receive your prize and your pool party ticket. Your ticket must be presented for entrance to the pool party on Thursday, June 29th.

Completed reading goal: 173

Tipton Public Library Summer Reading Program 2023

at the James Kennedy Family Aquatic Center on Thursday, June 29th
 from 6:00-8:00 p.m. (pending pool renovation/weather) This ticket
 must be presented for entrance to the pool party. All children must
 be accompanied by an adult.

Tipton Public Library - 206 Cedar Street (563) 886-6266

Friends of the Tipton Public Library

How does becoming a member of the Friends of the Library help the library? When one becomes a member of the Friends of the Library, the membership goes towards special programming and events at the Library. The Friends are a very important part of the special programming that is provided by the library and the library staff throughout the year. We as a library staff are VERY thankful for the wonderful Friends as they have so graciously supported us in our endeavor of providing the community with the best programming possible. We can never thank our Friends enough for the financial and moral support over the years!

October is Membership Month

Name: _____ Date: _____

Address: _____

City: _____ State: _____ Zip Code: _____

Telephone: _____

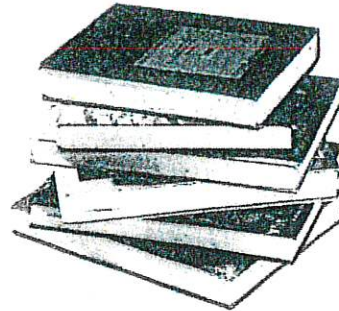
Check here for type of member you'd like to become:

Supporting—\$25.00 or more per year

Family—\$10.00 per year

Individual—\$5.00 per year

Volunteer



Mail to: Friends of the Tipton Public Library
% Sandy Childs
211 Walnut St.
Tipton, IA 52772
Or drop off at the Tipton Public Library

Upcoming Events for 2023-2024

- 2023 Fall Book Sale
- 2023 Membership Drive
- 2024 Spring Book Sale

Join the Friends

Stop by the library and pick up a membership form to fill out. Memberships are just \$5.00 for an individual, \$10.00 for a family and \$25.00 for a supporting membership.

REVENUES

Grants	\$0
Rural Funding	\$22,550.06
Fines and Fees	\$273.50
Donations	\$1,568.97
Enrich Iowa	\$2620.12
Reimbursements	\$7.05
Refunds	\$237.87
Miscellaneous	\$2,029.19
Utility Reim.	\$5,401.40
Total Revenues	\$34,688.16

EXPENSES

Staff	\$90,571.83
Staff Benefits	\$15,738.66
Materials	\$28,837.78
B. Maintenance	\$1,236.62
G. Maintenance	\$7,843.94
Technology	\$3,673.40
Programming	\$1,106.08
Miscellaneous	\$49,407.41
Software	\$1,441.00
CIP	\$16,573.19
Total Expenses	\$213,242.41


*Monies from General Fund to cover deficit: \$178,554.25

Trust Fund

Revenue: \$1,718.24
Balance: \$16,489.85

TIPTON
PUBLIC LIBRARY
Check it out!

206 Cedar Street
Phone: 563-896-6266
Fax: 563-896-6257
Email: staff@tiptonlib.us
www.tiptonlib.us
[Like us on Facebook](#)



Hours: M-Th 10-6, Fri 10-5, Sat 10-1, Sun Closed

Get a Library Card

Your tax dollars entitle you to a free library card. With it, you can take home books, DVDs, videos, compact discs and access Bridges **FREE** (if you are a resident of Tipton or live in rural Cedar County.) Just stop in at the library circulation desk and ask for your free library card.

Amy Lenz

From: noreply@salesforce.com on behalf of IOWA ABD Licensing Support
<elaps@iowaabd.com>
Sent: Tuesday, July 25, 2023 9:32 AM
To: Amy Lenz
Cc: licensingnotification@iowaabd.com
Subject: Application App-185483 Ready for Review

Hello,

Application Number App-185483 has been set to "Submitted to Local Authority" status and is currently ready for your review.

Corp Name: L&B's Pour House, LLC

DBA: L&B's Pour House

License Number: BW0096851

Application Number: App-185483

Tentative Effective Date: 9/1/2023

License Type: Special Class C Retail Alcohol License (BW)

Application Type: Renewal

Amendment Type:

Thank you.

Amy Lenz

From: noreply@salesforce.com on behalf of IOWA ABD Licensing Support
<elaps@iowaabd.com>
Sent: Thursday, August 3, 2023 10:03 AM
To: Amy Lenz
Cc: licensingnotification@iowaabd.com
Subject: Application App-184039 Pending Dramshop Review

Hello,

Application Number App-184039 has been set to "Pending Dramshop Review" status and is currently awaiting verification from the Applicant's designated Insurance Company. Once that has happened, you will receive a notification indicating that this Application will be ready for your review.

Corp Name: A & J ENTERTAINMENT LLC

DBA: THE RED PIN

License Number:

Application Number: App-184039

Tentative Effective Date: 8/1/2023

License Type: Class C Retail Alcohol License (LC)

Application Type: New

Amendment Type:

Thank you.

AGENDA ITEM

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	8/7/2023
AGENDA ITEM:	DRIP Program Request
ACTION:	Motion to approve, deny or table

SYNOPSIS:

Downtown Revitalization Incentive Program (DRIP) request to begin project

Applicant: County Automotive Services – Bart Montgomery and Jon Zobel
Building location 306 Lynn 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.

Total amount of project: \$10,324.56 for a Commercial Grant

Amount suggested to approve by the Commission: \$\$5,162.28 to begin project and reimbursement after project is completed.

Project Summary:

- Repaint exterior and interior
- Replace 6 windows to be more efficient and operational

BUDGET ITEM: 160-5-599-2-64996

RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

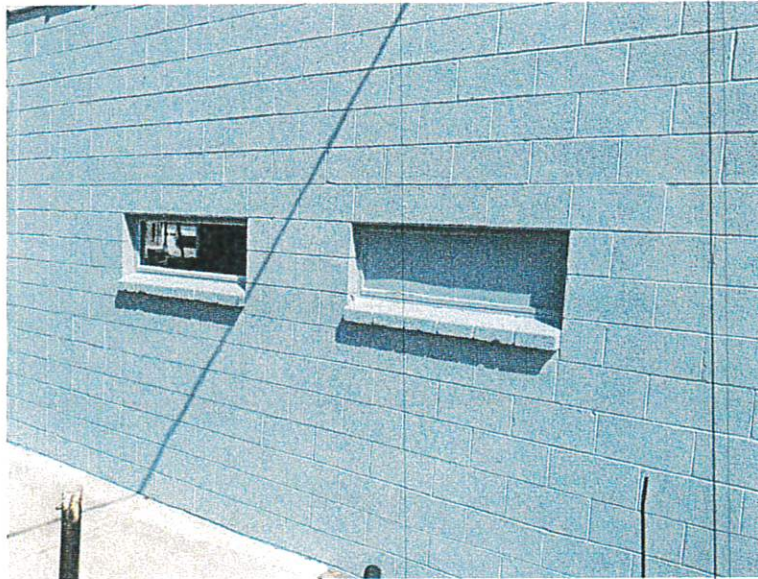
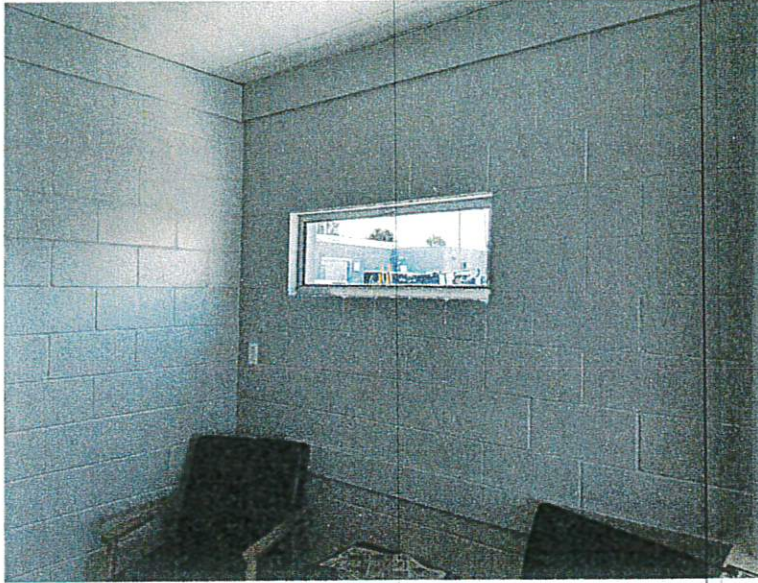
MAYOR/COUNCIL ACTION: Approve, deny or table

ATTACHMENTS: Pictures

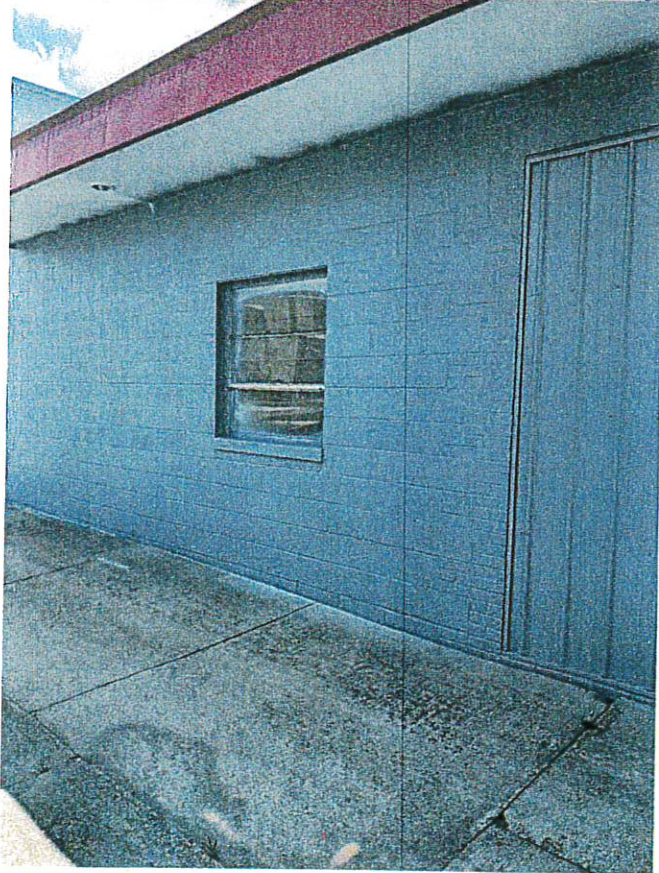
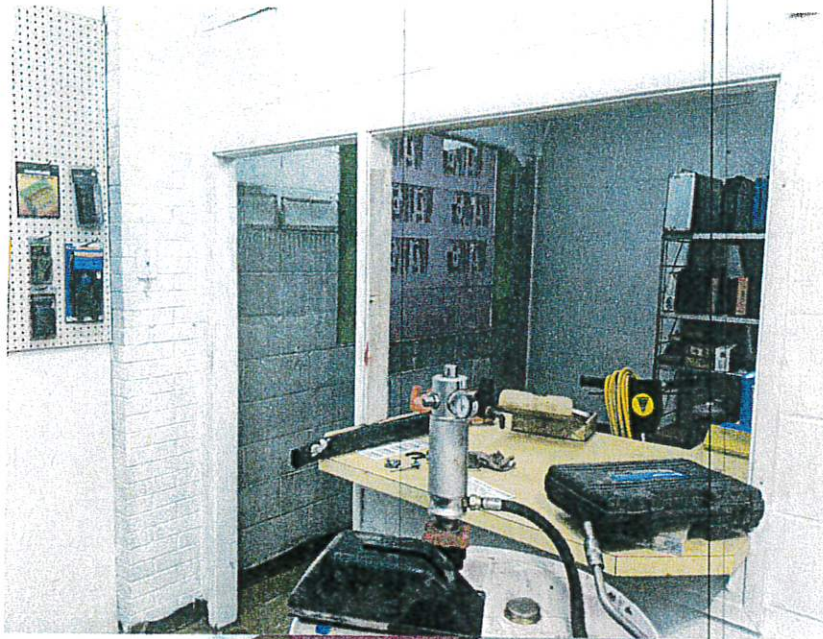
PREPARED BY: Linda Beck

DATE PREPARED: 8/2/2023

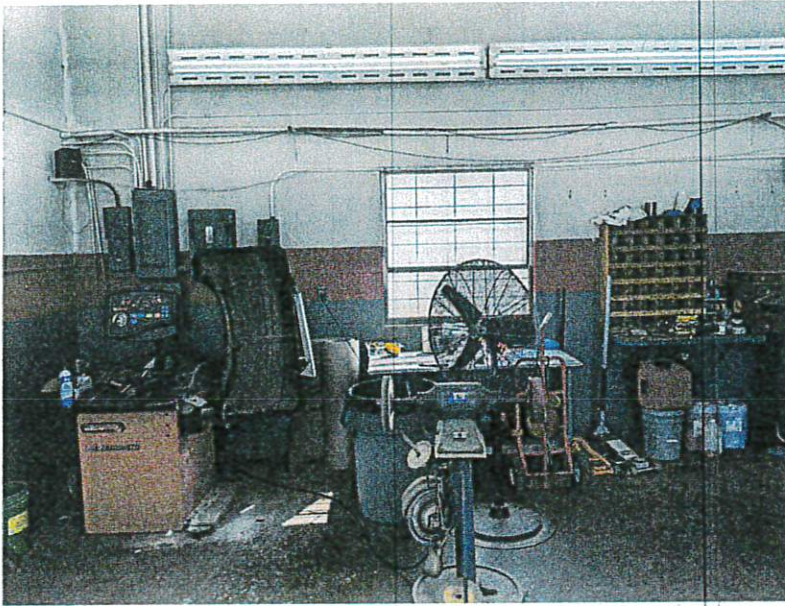
SLIDER WINDOW #1



WINDOW #6



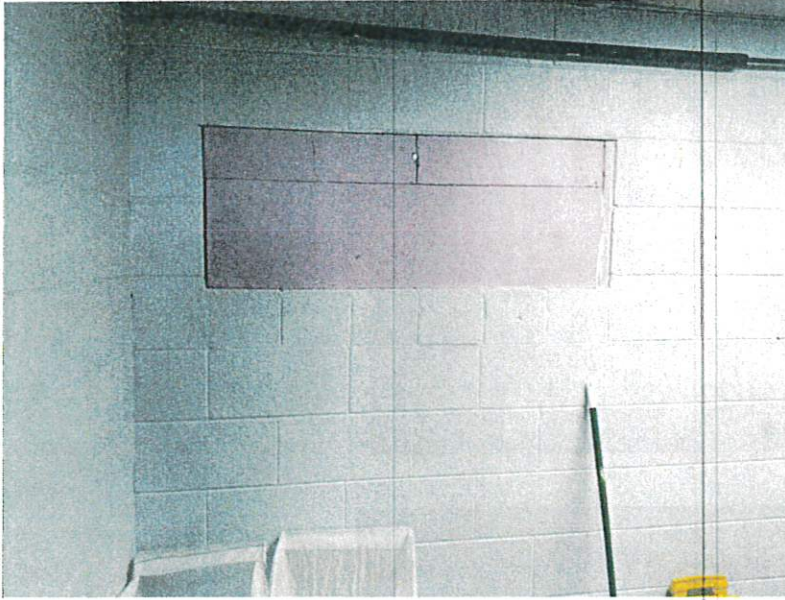
INTERIOR BAY #1



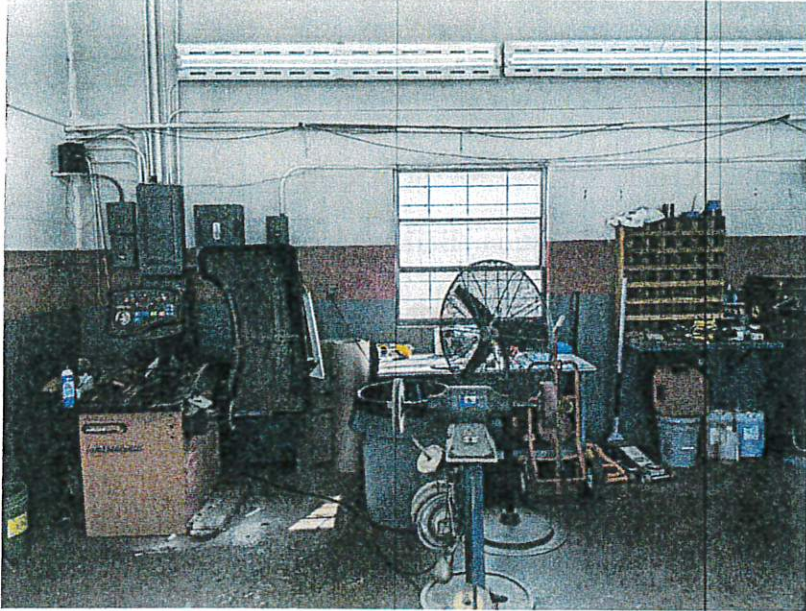
INTERIOR BAYS #2&3 cont.



SLIDER WINDOW #3



WINDOW #4



**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	8/7/2023
AGENDA ITEM:	TRIP Reimbursement Request
ACTION:	Motion to approve, deny or table

SYNOPSIS:

TRIP Revitalization Incentive Program (TRIP) Reimbursement Request

Applicant: Amy Kessler-Lynch DBA The Groom Station. Building location:101 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:

- Underground work – cut concrete, install 2 floor drains, hook up sewer, pour concrete back
- Laundry Tray
- Navien water heater
- Piping, tubing, fittings, hangers, tees, adapter, etc.
- Sioux floor sink
- Toilet

(Installed new flooring)

Reimbursement Request:

Applicant: Amy Kessler-Lynch DBA The Groom Station

- **Project cost: \$17,958.00 (Total cost to update building is \$140,000)**
- **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

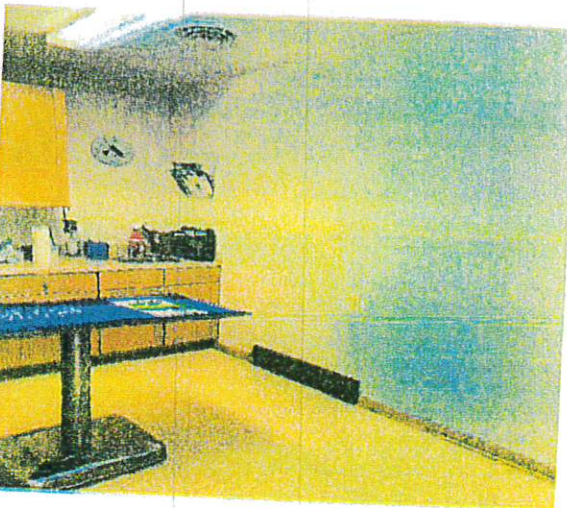
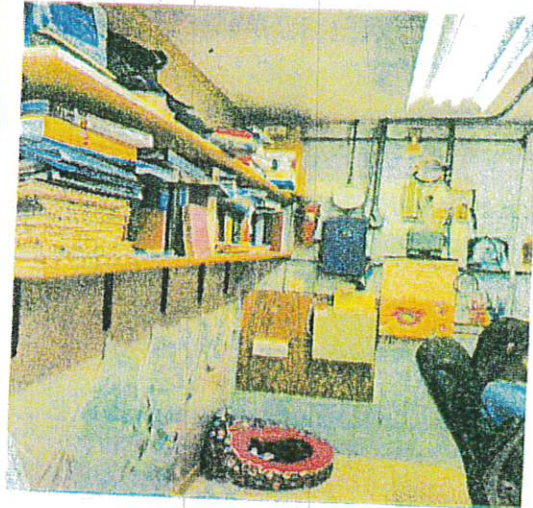
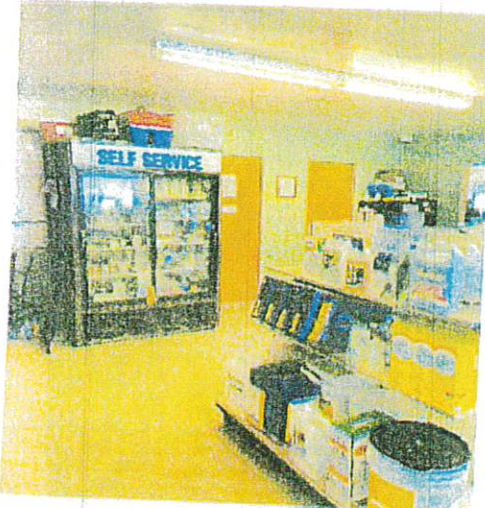
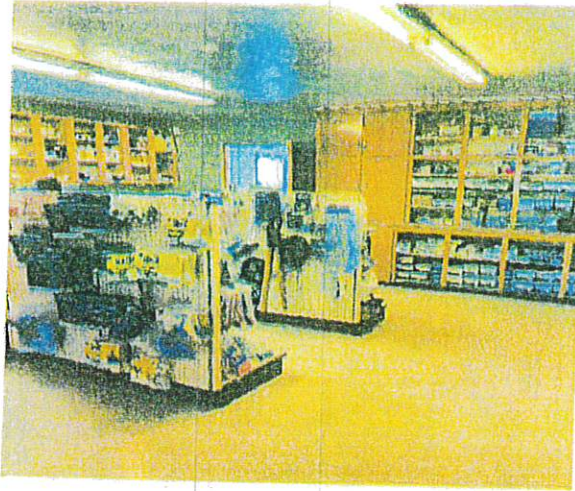
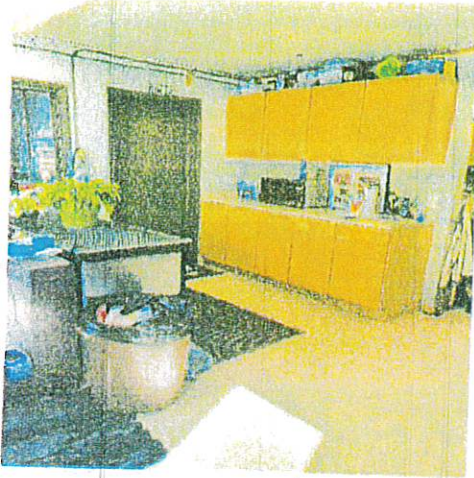
MAYOR/COUNCIL ACTION: Approve, deny or table

ATTACHMENTS: Before and after Pictures

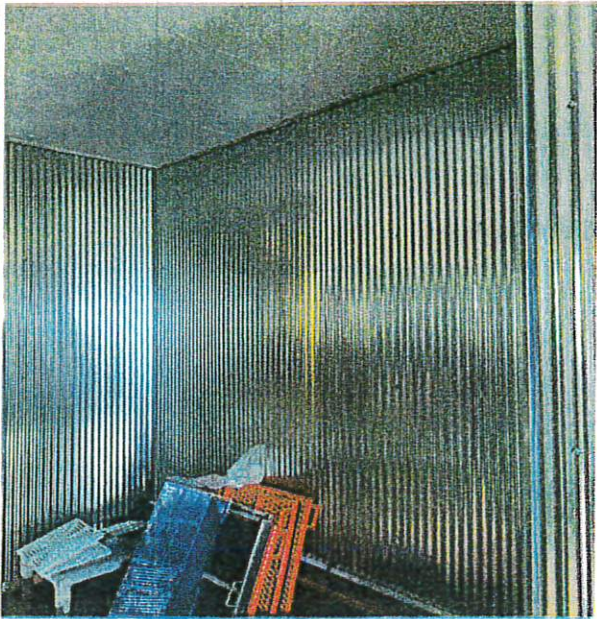
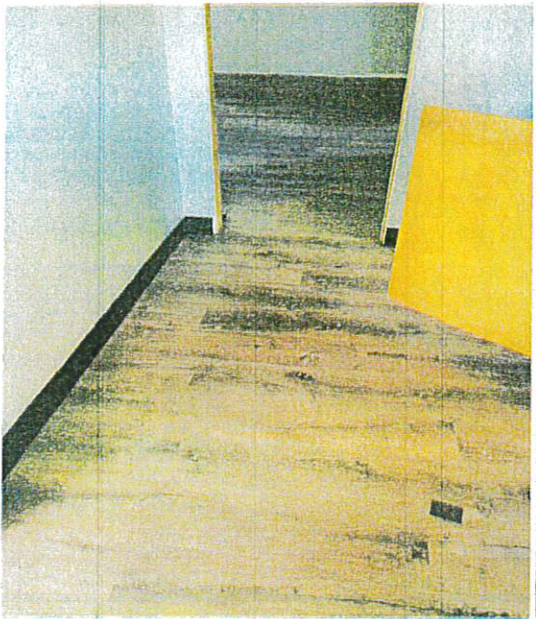
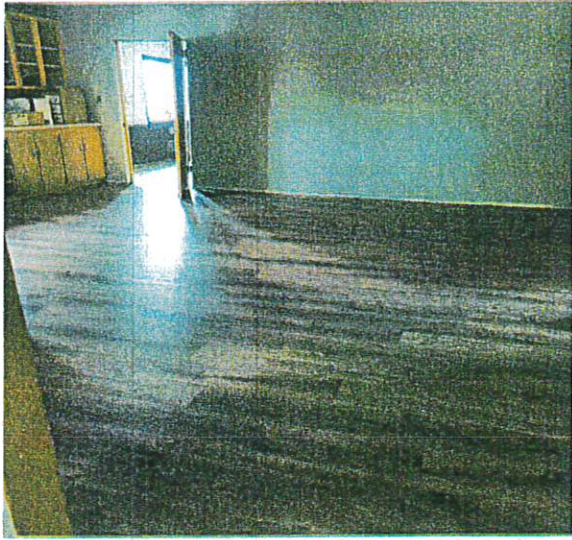
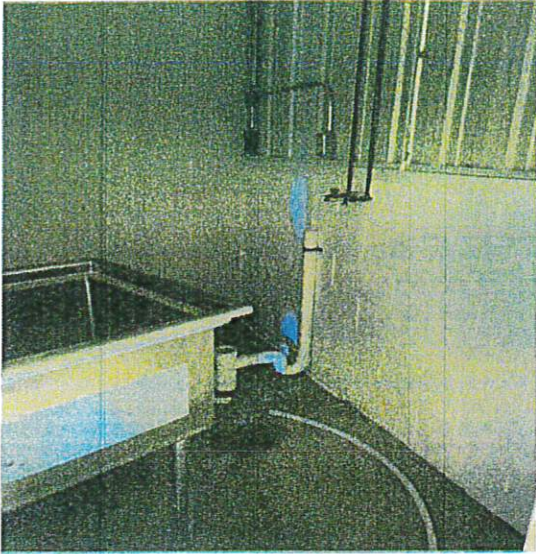
PREPARED BY: Linda Beck

DATE PREPARED: 8/2/2023

The Groom Station 301 Cedar Street – Amy Kessler-Lynch
TRIP Interior Before Pictures



Amy Lynch
After Photos



**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	8/7/2023
AGENDA ITEM:	DRIP Reimbursement Request
ACTION:	Motion to approve, deny or table

SYNOPSIS:

Downtown Revitalization Incentive Program (DRIP) Reimbursement Request

Applicant: Stacy Meinert DBA Meinert Properties (Tiffany's Tipton Bakery)

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:

- Replaced front window
- Replaced storefront awning
- Replaced front door & side window and squared, so it faces Cedar Street directly
- Repainted the front of the building
- Reseal the roof

Reimbursement Request:

Applicant: Stacy Meinert DBA Meinert Properties (Tiffany's Tipton Bakery)

- **Project cost: \$32,409.24 (original estimated cost was \$24,672.00)**
- **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:160-5-599-2-64996

RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

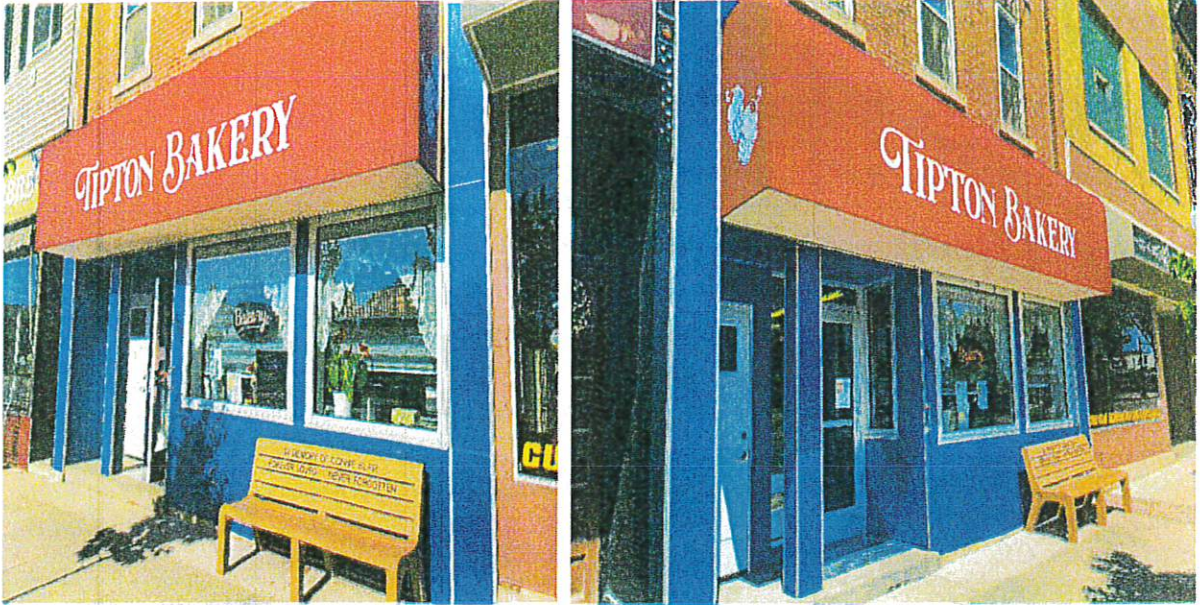
MAYOR/COUNCIL ACTION: Approve, deny or table

ATTACHMENTS: Before and after Pictures

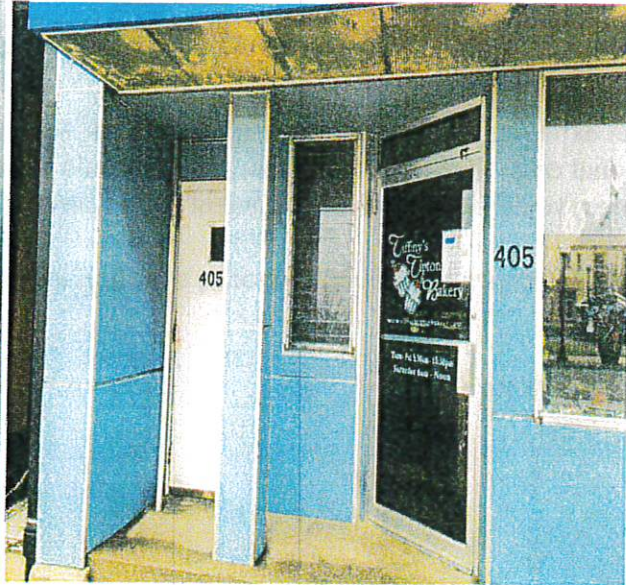
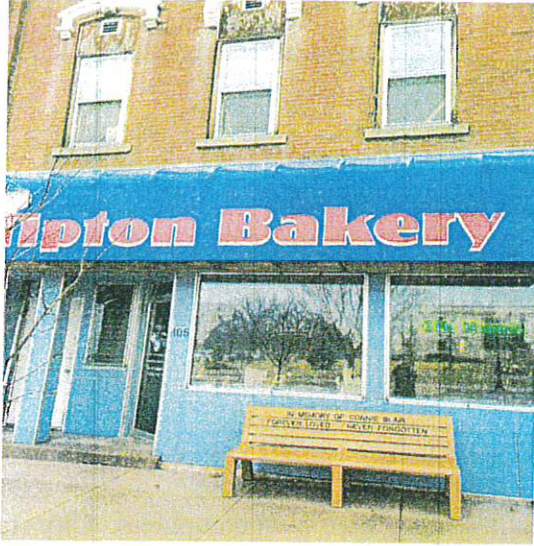
PREPARED BY: Linda Beck

DATE PREPARED: 8/2/2023

Tiffany's Tipton Bakery
After Photos



Meinert Properties 405 Cedar Street
DRIP Application - Before Pictures



AGENDA ITEM

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	August 7, 2023
AGENDA ITEM:	Discussion/possible action concerning an UPDATED three-year renewal with Office Machines Consultant for managed services
ACTION:	Approve, deny, or table to get more info.

SYNOPSIS:

City Council approved a three-year contract with OMC at their July 10, 2023 meeting.

A week ago, it was discovered that the library has been managing their own computers. City staff has worked with the Library and OMC and determined it is best to have them added to the managed services contract so that OMC can take over maintaining their equipment.

OMC has submitted a revised proposal to the city. The addition of the library to the contract will take the monthly cost from **\$2,985 a month to \$3,249 a month** for a three-year term. This is an increase of **\$3,168 annually**.

Project expenses such as computer replacements, server upgrades, wiring projects etc. would be an additional cost. The labor to do this project would be included in the current proposal so the only expenses would be the actual equipment if it is purchased through OMC.

City Staff is requesting council to make a motion to sign the three-year service contract with OMC.

PREPARED BY: MA

DATE PREPARED: 07/31/23



OFFICE MACHINE CONSULTANTS, INC.
3624 BLACKHAWK ROAD, ROCK ISLAND, IL 61201 (309) 786-5534

MANAGED SERVICES AGREEMENT

Customer

Provider

NAME City Of Tipton

NAME Office Machine Consultants

ADDRESS 407 Lynn Street

ADDRESS 3624 Blackhawk Road

CITY Tipton COUNTY Cedar County

CITY Rock Island STATE IL

STATE Ia ZIP 52772

TELEPHONE 309-786-5534

1. MANAGED SERVICES AGREEMENT Office Machine Consultants (Provider) hereby agrees to perform attached listed services for Customer, and Customer hereby agrees to pay fixed monthly sum described below.
2. TERM AND FEES This Managed Services Agreement shall have a term of 36 Months, commencing Dec. 15th 2023 and ending Dec. 15th 2026 For services provided, Customer hereby agrees to pay to Provider the sum of \$ 3249 per month plus applicable tax, beginning on the above commencement date, and the same amount on the same day of each consecutive month thereafter for the term of Managed Services Agreement, provided that the first and last monthly payment(s) totaling \$ N/A shall be paid at the time of the signing of the Managed Services Agreement. **SOW attached.**
3. This Managed Services agreement cannot be canceled or terminated except as expressly provided herein. All payments and other sums payable by Customer to Provider shall be paid to Provider at the address specified above or as Provider may hereafter direct. Customer agrees that on each payment which is not fully paid within thirty (30) days after it is due, Provider may collect a late charge in an amount equal to five percent of the payment.
4. This Managed Services Agreement will automatically renew for additional term as stated above at the same monthly amount unless Customer gives Provider written notice of cancellation of this renewal provision at least thirty (30) days before the expiration of any term. All provisions applicable to the initial term shall apply to the extended term or terms.
5. Time is of the essence in this Managed Services Agreement. Any change or modification to this Managed Services Agreement must be in writing and signed by the parties hereto. All notices shall be sent by certified mail.

The undersigned agrees to all the terms and conditions set forth above and on the reverse side hereof and acknowledges receipt of a copy of the Managed Services Agreement.

ACCEPTED ON _____ 20____ DATED _____ 20____

Office Machine Consultants, Inc
PROVIDER

City of Tipton
CUSTOMERS NAME

BY _____

BY _____

TITLE _____

TITLE _____

(Continued from reverse hereof)

6. **Limitation of Liability**

In no event shall OMC be liable to Customer for any indirect, incidental, consequential, special or punitive damages, including, without limitation, lost profits, loss of goodwill or business interruption, for any matter arising out of or related to any services or goods provided to Customer whether such liability is asserted on the basis of contract, tort or otherwise, even if OMC has been advised of the possibility of such damages by Customer. Customer's damages shall be limited to the total amount paid by the Customer to OMC under the terms of this agreement.

7. **Termination**

If Customer cancels contract, fees (including pre-paid fees) paid to date are non refundable. Notwithstanding any termination hereunder, (a) Customer shall remain liable to pay OMC the costs and fees that have accrued under this Agreement prior to the effective date of termination, and (b) all rights and duties of the parties shall survive the termination of this Agreement.

8. **Force Majeure**

OMC shall not be liable for failure to perform or for delay in performance due to causes beyond OMC reasonable control, including, without limitation, fire, explosion, flood, war, riot, embargo, labor or materials shortages, insurrections, governmental restrictions, limitation or regulations, Acts of God, or any other cause beyond OMC reasonable control. If any such event occurs, OMC shall be granted such additional time within which to perform as may be reasonably necessary under the circumstances.

9. Customer will not solicit employees for employment for private or off-site service after, on, or before normal business hours.

10. Customer agrees to pay, when due, all taxes on or relating to this Agreement.

11. The failure of Customer to pay payment within thirty (30) days after the date on which same shall become due, or any breach or failure of Customer to observe or perform any of its other obligations hereunder shall constitute defaults on the part of Customer. Upon the occurrence of any such default, Provider may, at its option, do any or all of the following:

- (I) accelerate the balance of payments and other sums due hereunder, thereby requiring prepayment of this Managed Services Agreement with all payments and other sums due and payable forthwith;
- (II) terminate this Managed Services Agreement;
- (III) recover from Customer as liquidated damages for the default of this Managed Services Agreement and not as a penalty, an amount equal to all unpaid payments and other sums due hereunder; and three months payments; and
- (IV) pursue any other remedy at law or equity.

In all cases of default, Customer shall also be liable for all costs and expenses incurred by Provider on account of such default and while enforcing any remedy including court costs and reasonable attorneys' fees. The rights granted Provider herein shall be cumulative and action upon one shall not be deemed to constitute an election or waiver of the other rights of action, or any other right to which Provider may be entitled.

12. **Miscellany**

All software must be owned or licensed by Customer. OMC will only support the software and hardware owned or licensed by the Customer. This Agreement constitutes the entire understanding between the parties. Only an instrument in writing signed by both parties can modify the terms of this agreement. A waiver of a breach of any of the provisions of this Agreement shall not be construed as a continuing waiver of other breaches of the same or other provisions hereof. It is intended that each paragraph of this Agreement shall be viewed as separate and divisible, and in the event that any paragraph shall be held to be invalid, the remaining paragraphs shall continue to be in full force and effect. This Agreement shall be binding on, and inure to the benefit of, the parties' heirs, successors, assigns, and personal representatives. This Agreement shall be governed by the laws of the State of Illinois and the venue for all disputes shall be in the state courts located in Rock Island County or the federal courts located in Rock Island, Illinois.

City of Tipton

OMC Managed Services/SOW

The Goal of OMC's Managed Services is to be proactive about the health of your office technology. When you pay for labor by the hour; you're not going to call until there is major problem; that means down time while the issue is resolved. We don't want your people to be without the tools they need to be successful. With managed services from OMC, we are going to be actively monitoring your systems to find and solve issues, often before they cause extensive, time consuming interruptions.

Support: We are here to help. Call us for unlimited support for all the following listed services.

Help Desk Support: Placing a call to the OMC Help Desk allows you to speak directly with a technician and describe the problem at hand. In most cases, the technician is able to remotely access your PC and resolve the issue, saving you time and money. **24x7x365 monitoring.**

On-site Support Services: When on-site technical assistance is needed, OMC will dispatch an IT expert to your location. **Job Sheets signed off on services rendered.**

Software Supported: Your main software program. All Microsoft Office products, all standard email programs, all standard internet web browsers, and all current windows packages. **Reports of services updated on a regular basis will be provided.**

Security: You can't take security for granted these days with competitors, hackers, viruses, and spyware everywhere you turn. Let us manage your workstation security for you. **Reports will also be provided.**

Anti-Virus: OMC provides VIPRE Anti-Virus. It is PC Mag 4 Star top rated anti-virus. It will screen for viruses and manage the removal of all virus files. We can also use your current program if desired.

Anti-Spyware: The internet is full of trackers, profilers, and pop-ups. Get all the use of the internet without all the potential problems.

Software Patch Management: We'll keep all your supported software products listed above up to date with the current service packs and security patches.

Management: OMC has the resources and expertise to keep your workstations operating at their best so your people will be as efficient as possible. **Reports related to the management of your workstations will be provided on a semiannual basis.**

Labtech: This powerful tool has the ability to remotely detect and fix issues on your workstations and servers in the background while you work.

Proactive Maintenance: Management of all your workstations and server: anti-virus, spyware, Microsoft Security Updates and service packs, hard drive cleaning and management.

Asset Management Reports: This report details all hardware and software locations, versions, updates, issues, and suggested resolutions.

System Inventory Management: In addition to keeping track of hardware, software and updating versions, let us be your partner in identifying, removing, and replacing outdated, inefficient, and problem, software, hardware, and processes.

Disaster Recovery as a Service: We specialize in making sure you are prepared for any situation that may arise, from the everyday issues to major disaster recovery. We are here to make sure you are up and running again as quickly as possible. **All DRaaS systems will be true tested on an a fixed basis for continuity.** Backups are ported to OMC's Secure Data Center & cloud based service as well.

Data Back-up: Data is the life-blood of any company. OMC will set up a data back-up system that will insure your data will be protected. Then we will monitor the data back-up system to make sure it is functioning properly.

Disaster Recovery: If you ever have a server failure OMC is ready to help replace all that data and get you up and running. Data restore is an included service and there are no additional labor expenses during normal business hours. **This will be a tested process.**

Corporate Services: Managed Services isn't just about hardware and support, we want to make your office technology and technology processes run as efficiently as possible. **Annual discussions of long term planning and solutions will aid in your technology updates.**

Vendor Management: Let us handle the support calls and updates to your main ERP software for you. We have the expertise to solve your software problems, saving you time.

Consulting: OMC is here to act as your trusted advisor for all your IT and equipment needs. OMC will attend meetings with the management team to help shape a strategic corporate vision and plan technology investments.

Agreement: This is a 3-year agreement. We believe that agreement is secondary; we want all our business partners to be satisfied to the point of recommendation.

Budgeting: One flat monthly investment covers all your IT needs, excluding special projects. Allowing you to set a technology budget that you can stick to and there are no subscription renewals. There are also no drive time fees and no extra labor fees for covered services during 8-5 M-F hours. OMC best rate for Projects.

63 Devices to include 4 virtual servers with various P/C's & Laptops. All network infrastructure devices that are server related. Management of switches, firewalls, routers, UPC's, Wireless. Hardware not purchased thru OMC could result in additional setup fees.

\$3249

AGENDA ITEM

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE: 8/7/2023

AGENDA ITEM: Transformers

ACTION: Discussion and Possible Approval

SYNOPSIS: These transformers will replace the inventory being used for the North Ave. underground project. I placed the utility in an ordering que back in May of this year with RESCO for ERMCO transformers, we are looking at the end of October for these transformers to be made and then we should receive them by mid-November. There will be a count of 10 total single-phase transformers at the cost of \$34,712.94.

These transformers are what we have typically used in the past 5+ years.

BUDGET ITEM: yes

RESPONSIBLE DEPARTMENT: Electric

MAYOR/COUNCIL ACTION: Discussion and Possible Approval

ATTACHMENTS: yes

PREPARED BY: Jon Walsh

DATE PREPARED: 8/1/2023



Rural Electric Supply Cooperative

Order Acknowledgement - Direct Order

Order #

903095-00

Ack Date

PO #

Page #

07/27/23

VERBAL JON WALSH 6-9

1

Bill To: TIPTON, CITY OF
407 LYNN STREET
Cust # TIPTON, IA 52772

28533

Correspondence To: Resco
PO BOX 44430
MADISON, WI 53744-4430

Ship To: TIPTON, CITY OF
200 WEST 4th
TIPTON, IA 52772

Instructions:
RESCO# 903095

Currency:

Ship Point

Via

Shipped

Terms

** Drop Ship **

Common Carr

.05% 15 N 30

Product And Description	Quantity Ordered	Quantity Backordered	Quantity Shipped	Qty UM	Unit Price	Amount (Net)
ALL DELIVERIES MUST CALL AHEAD 30MINS PRIOR - NO DELIVERIES BETWEEN 12:00-1:00PM CONTACT NUMBERS: JON WALSH 319-331-7712 ***ALL SHIPMENTS MUST MARK "ATTN: ELECTRIC DEPARTMENT"*** Delivery Schedule as follows 7:30 to 12 and 1 to 4 Monday thru Friday *****						
1 88301104ERMCO 25KVA 1P PAD 7.2 x 240 / 120 NT BF W/I Vendor Prod: 25KVA 1P PAD Quote 647285 / 7 PRICE PER QUOTE 647285-7 SLOTTED TO PRODUCE 10-30-23 *****	6		DROP	each	3039.00	18234.00
2 88301105ERMCO 37KVA 1P PAD 7.2 x 240 / 120 NT BF W/I Vendor Prod: 37.5KVA 1P PAD ERMCO #647285 / LINE 8 PRICE PER QUOTE 647285-8 SLOTTED TO PRODUCE 10-30-23 *****	2		DROP	each	3360.00	6720.00
88301106ERMCO 50KVA 1P PAD 7.2 x 240 / 120 NT BF W/I Vendor Prod: 50KVA 1P PAD ERMCO #647285 / 9 PRICE PER QUOTE 647285-9 SLOTTED TO PRODUCE 10-30-23 ***** CALL JON WALSH FOR DELIVERY 1-563-886-4677	2		DROP	each	3744.00	7488.00

3 Lines Total	Qty Shipped Total				Total	32442.00
					Taxes	2270.94
					Order Total	34712.94

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT			
POLICE DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	1,129.14			
			MEDICARE WITHOLDING	202.84			
			MEDICARE WITHOLDING	3.25			
			MEDICARE WITHOLDING	19.55			
			MEDICARE WITHOLDING	11.58			
			MEDICARE WITHOLDING	26.86			
		MISC. VENDOR	DONNELL HOPPES	DONNELL HOPPES:18 PATCHES	72.00		
			DAVID DIERKS	DAVID DIERKS:TRVL TRNG DAR	58.71		
		IPERS		IPERS WITHOLDING POLICE	1,752.76		
		OFFICE MACHINE CONSULTANTS INC		MANAGEMENT SERVICES	213.21		
		PRINCIPAL		GTL_VTL INSURANCE	30.96		
		THOMAS HEATING & AIR		REPLACE FILTER	81.50		
		UNUM LIFE INSURANCE COMPANY OF AMERICA		LONG TERM DISABILITY PAYRO	77.20		
		CITY OF TIPTON FUNDS		Repay Admin Services	4,859.30		
				PSF payment	439.09		
		CITY OF TIPTON-REVOLVING CENTRAL GARAG		vehicle/equipment charges	3,497.63		
		BLUE CROSS/BLUE SHIELD		BCBS HEALTH INS PY CITY	4,826.89		
				TOTAL:	17,302.47		
		FIRE DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	56.45	
					MEDICARE WITHOLDING	13.23	
				IPERS		IPERS WITHOLDING, FIRE	58.40
						IPERS REGULAR EMPLOYEES	9.44
				KOCH ELECTRIC		INSTALL BREAKERS	670.40
LECTRONICS INC				BATTERIES & INSPECTIONS	220.00		
				ALARM SERVICE	30.00		
OFFICE MACHINE CONSULTANTS INC				MANAGEMENT SERVICES	213.21		
CITY OF TIPTON FUNDS				Repay Admin Services	927.34		
CITY OF TIPTON-REVOLVING CENTRAL GARAG				vehicle/equipment charges	1,651.19		
				TOTAL:	3,849.66		
AMBULANCE	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	481.89			
			MEDICARE WITHOLDING	77.77			
			MEDICARE WITHOLDING	30.14			
			MEDICARE WITHOLDING	3.44			
			MEDICARE WITHOLDING	1.35			
		AT&T MOBILITY		WIRELESS	247.09		
		BOUND TREE MEDICAL LLC		MEDICAL SUPPLIES	86.99		
				MEDICAL SUPPLIES	200.52		
				MEDICAL SUPPLIES	137.34		
				MEDICAL SUPPLIES	25.49		
				MEDICAL SUPPLIES	63.92		
				MEDICAL SUPPLIES	31.80		
				MEDICAL SUPPLIES	867.68		
				MEDICAL SUPPLIES	41.85		
				MEDICAL SUPPLIES	10.40		
				MEDICAL SUPPLIES	488.82		
		FAMILY FOODS		MISC SUPPLIES	107.42		
		MISC. VENDOR	EITAN MEDICAL	EITAN MEDICAL:MEDICAL SUPP	509.94		
			PUBLIC CONSULTING GROU	PUBLIC CONSULTING GROUP:GE	2,102.47		
		D & R PEST CONTROL		D & R PEST CONTROL	35.00		
		HAMILTON MEDICAL INC		EQUIPMENT MAINT SUPPLIES	1,013.07		
		IPERS		IPERS WITHOLDING EMT	748.21		
		JOHNSON COUNTY AMBULANCE SERVICE		ALS INTERCEPT	200.00		
KIRKWOOD COMMUNITY COLLEGE		TRAINING	20.00				
		TRAINING	9.00				

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PROGRESSIVE REHABILITATION ASSOCIATES	PHYSICAL	78.00
			PHYSICAL	78.00
		LINDE GAS & EQUIPMENT INC	OXYGEN	60.33
		PRINCIPAL	GTL_VTL INSURANCE	15.48
		TIPTON PHARMACY	PHARMACEUTICALS	633.54
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	29.19
		WING PC	MEDICAL DIRECTOR	500.00
		ZOLL MEDICAL CORPORATION	MEDICAL SUPPLIES	72.00
			MEDICAL SUPPLIES	155.25
			MEDICAL SUPPLIES	99.65
		CITY OF TIPTON FUNDS	Repay Admin Services	2,716.89
			PSF payment	851.12
			TRANSFERS	1,425.00
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	2,199.22
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	1,463.46
			TOTAL:	18,131.94
STREET DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	202.60
			MEDICARE WITHOLDING	33.93
			MEDICARE WITHOLDING	1.29
			MEDICARE WITHOLDING	1.77
			MEDICARE WITHOLDING	9.93
			MEDICARE WITHOLDING	0.46
		CINTAS	UNIFORMS	52.24
			UNIFORMS	52.24
			UNIFORMS	121.83
		IPERS	IPERS REGULAR EMPLOYEES	321.82
		PRINCIPAL	GTL_VTL INSURANCE	6.97
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	15.06
		WOODE'S TOWING	TOWED CAR IN WORK ZONE	75.00
		CITY OF TIPTON FUNDS	Central Stores services pa	2,140.41
			PSF payment	204.11
			TRANSFERS	10,535.50
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	2,282.46
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	1,349.87
			TOTAL:	17,407.49
SIDEWALKS	GENERAL GOVERNMENT	CITY OF TIPTON FUNDS	Central Stores services pa	40.83
			TOTAL:	40.83
TREES	GENERAL GOVERNMENT	CEDAR COUNTY REPAIR INC	OPERATING SUPPLIES	37.50
		CITY OF TIPTON FUNDS	Central Stores services pa	64.71
			TOTAL:	102.21
CEMETERY	GENERAL GOVERNMENT	ERIC STORJOHANN	3 BURIALS	1,500.00
			2 BURIALS	1,200.00
			TOTAL:	2,700.00
GENERAL ADMINISTRATION	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	155.33
			MEDICARE WITHOLDING	35.71
			MEDICARE WITHOLDING	0.27
			MEDICARE WITHOLDING	0.28
			MEDICARE WITHOLDING	0.06
		CINTAS	UNIFORMS	11.66
			UNIFORMS	11.66

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			UNIFORMS	11.66
		IPERS	IPERS REGULAR EMPLOYEES	242.78
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PRINCIPAL	GTL_VTL INSURANCE	2.87
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	12.11
		CITY OF TIPTON FUNDS	Central Stores services pa	1,077.98
			PSF payment	66.10
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	932.27
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	867.16
			TOTAL:	3,641.11
LIBRARY	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	228.18
			MEDICARE WITHOLDING	27.21
			MEDICARE WITHOLDING	23.14
			MEDICARE WITHOLDING	2.32
			MEDICARE WITHOLDING	0.70
		BAKER & TAYLOR	BOOKS	194.12
			BOOKS	271.34
			BOOKS	392.41
			BOOKS	326.67
			BOOKS	71.23
			BOOKS	59.93
		BANLEACO	COPIERS CONTRACT	105.60
		CENTRAL IOWA DISTRIBUTING INC	MISC SUPPLIES	255.00
		COPY SYSTEMS	BASE AND COPIES	74.18
		MISC. VENDOR MARCIA MEYERS	MARCIA MEYERS:MULCH	120.11
		IPERS	IPERS REGULAR EMPLOYEES	347.42
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	0.00
		PRINCIPAL	GTL_VTL INSURANCE	10.32
		THE GAZETTE	ANNUAL SUBSCRIPTION	421.20
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	15.30
		WINDSTREAM	MONTHLY SERVICES	174.29
		CITY UTILITIES	CITY UTILITIES	399.00
			TOTAL:	3,519.67
PARK	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	54.87
			MEDICARE WITHOLDING	2.10
			MEDICARE WITHOLDING	10.73
		ALBAUGH PHC INC	RESTROOM REPAIRS	141.00
		IPERS	IPERS REGULAR EMPLOYEES	13.95
		PRINCIPAL	GTL_VTL INSURANCE	0.13
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	0.71
		CITY OF TIPTON FUNDS	Repay Admin Services	365.40
			PSF payment	1.34
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	95.24
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	44.86
			TOTAL:	730.33
RECREATION DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	73.34
			MEDICARE WITHOLDING	15.44
			MEDICARE WITHOLDING	1.72
		ACCESS SYSTEMS LEASING	COPIER AGREEMENT	54.53
		IPERS	IPERS REGULAR EMPLOYEES	116.23
		PRINCIPAL	GTL_VTL INSURANCE	2.58
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	5.99
		CITY OF TIPTON FUNDS	Repay Admin Services	279.06

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			PSF payment	7.90
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	244.98
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	545.51
			TOTAL:	1,347.28
SUMMER BALL PROGRAMS	GENERAL GOVERNMENT	LRS PORTABLES OF IOWA	PORT A POTTIE SERVICES	375.00
			TOTAL:	375.00
RED CROSS SWIM	GENERAL GOVERNMENT	I.R.S.	FICA WITHHOLDING	83.22
			MEDICARE WITHHOLDING	19.45
			TOTAL:	102.67
FAMILY AQUATIC CENTER	GENERAL GOVERNMENT	I.R.S.	FICA WITHHOLDING	892.16
			MEDICARE WITHHOLDING	35.57
			MEDICARE WITHHOLDING	171.38
			MEDICARE WITHHOLDING	1.71
		ACCESS SYSTEMS LEASING	COPIER AGREEMENT	54.53
		ATLANTIC COCA-COLA BOTTLING CO	DRINK ORDER	413.54
		FAMILY FOODS	CONCESSIONS, OPER SUPPLIES	42.06
		CORE-MARK MIDCONTINENT INC	CONCESSIONS	919.19
			CONCESSIONS	1,324.39
			CONCESSIONS	973.41
		MISC. VENDOR AMANDA HUEBBE	AMANDA HUEBBE:POOL RNTL RE	187.50
		D & R PEST CONTROL	D & R PEST CONTROL	55.00
		HAWKINS INC	HAWKINS INC	1,277.24
			CHEMICALS	905.00
		IPERS	IPERS REGULAR EMPLOYEES	282.35
		FOSTERS KRAUS	INSTALL EXHAUST FAN	2,628.00
		ELECTRONICS INC	BATTERIES & INSPECTIONS	220.00
			ALARM SERVICE	30.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PRINCIPAL	GTL_VTL INSURANCE	7.74
		TIPTON ELECTRIC MOTORS	UPS CHARGES	27.02
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	12.84
		CITY OF TIPTON FUNDS	Repay Admin Services	2,605.05
			PSF payment	122.19
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	244.98
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	792.56
			TOTAL:	14,438.62
ECONOMIC DEVELOPMENT	GENERAL GOVERNMENT	I.R.S.	FICA WITHHOLDING	135.30
			MEDICARE WITHHOLDING	15.82
			MEDICARE WITHHOLDING	15.82
		IPERS	IPERS REGULAR EMPLOYEES	219.27
		ELECTRONICS INC	BATTERIES & INSPECTIONS	220.00
			ALARM SERVICE	30.00
		MARCIA MEYERS	AUGUST RENT	600.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PRINCIPAL	GTL_VTL INSURANCE	5.16
		SPINUTECH INC	EMAIL MARKETING	25.00
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	11.00
		WJ LEEPER CONSTRUCTION LTD	20 X 40 CONCRETE GREEN SPA	6,400.00
		CITY OF TIPTON FUNDS	PSF payment	15.80
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	1,774.38
			TOTAL:	9,680.76

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT				
EXECUTIVE	GENERAL GOVERNMENT	I.R.S.	FICA WITHOLDING	23.25				
			MEDICARE WITHOLDING	5.44				
			IPERS	IPERS ELECTED OFFICIALS	35.40			
			TOTAL:	64.09				
FINANCE & ADMINISTRATI	GENERAL GOVERNMENT	I.R.S.	FICA WITHOLDING	78.64				
			MEDICARE WITHOLDING	4.22				
			MEDICARE WITHOLDING	13.13				
			MEDICARE WITHOLDING	0.01				
			MEDICARE WITHOLDING	1.03				
			IPERS	IPERS REGULAR EMPLOYEES	121.01			
			LRS PORTABLES OF IOWA	PORT A POTTIE SERVICES	320.00			
			LYNCH DALLAS PC	LEGAL SERVICES	49.50			
			OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21			
			PRINCIPAL	GTL_VTL INSURANCE	0.61			
			CAPITAL ONE	4TH OF JULY SUPPLIES	131.76			
			UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	1.79			
			CITY OF TIPTON FUNDS	Repay Admin Services	1,239.10			
				PSF payment	18.37			
			BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	155.56			
			TOTAL:	2,347.94				
			BUILDING MAINTENANCE	GENERAL GOVERNMENT	AUCA CHICAGO LOCKBOX	MATS	180.15	
						CINTAS CORPORATION	FIRST AID SUPPLIES	52.36
						D & R PEST CONTROL	D & R PEST CONTROL	35.00
ELECTRONICS INC	BATTERIES & INSPECTIONS	220.00						
	ALARM SERVICE	30.00						
TOTAL:	517.51							
AMBULANCE TRUST	GENERAL GOVERNMENT	CITY OF TIPTON FUNDS	TRANSFERS	1,425.00				
			TOTAL:	1,425.00				
TRANSFER-COMM/LOCAL AC	GENERAL GOVERNMENT	CITY OF TIPTON FUNDS	TRANSFERS	1,666.63				
			TOTAL:	1,666.63				
STREET DEPARTMENT	ROAD USE TAX FUND	CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	3,901.55				
			TOTAL:	3,901.55				
TRAFFIC SERVICE MAINT.	ROAD USE TAX FUND	I.R.S.	FICA WITHOLDING	4.47				
			MEDICARE WITHOLDING	1.02				
			MEDICARE WITHOLDING	0.03				
			IPERS	IPERS REGULAR EMPLOYEES	7.27			
			PRINCIPAL	GTL_VTL INSURANCE	0.13			
			UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	0.31			
			CITY OF TIPTON FUNDS	Central Stores services pa	25.25			
				PSF payment	0.47			
			BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	35.51			
			TOTAL:	74.46				
SNOW AND ICE REMOVAL	ROAD USE TAX FUND	I.R.S.	FICA WITHOLDING	59.29				
			MEDICARE WITHOLDING	12.72				
			MEDICARE WITHOLDING	0.46				
			MEDICARE WITHOLDING	0.52				
			MEDICARE WITHOLDING	0.15				
			IPERS	IPERS REGULAR EMPLOYEES	94.82			
			PRINCIPAL	GTL_VTL INSURANCE	2.18			

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	4.41
		CITY OF TIPTON FUNDS	Central Stores services pa	807.32
			PSF payment	35.83
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	2,291.38
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	431.30
			TOTAL:	3,740.38
STREET CLEANING	ROAD USE TAX FUND	CITY OF TIPTON FUNDS	Central Stores services pa	213.23
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	931.32
			TOTAL:	1,144.55
TRANSFER/OTHER SOURCES	ROAD USE TAX FUND	CITY OF TIPTON FUNDS	TRANSFERS	2,666.63
			TOTAL:	2,666.63
TRANSFERS/OTHER SOURCE	TRUST AND AGENCY F	CITY OF TIPTON FUNDS	TRANSFERS	42,923.75
			TOTAL:	42,923.75
TRANSFER	Emergency Fund	CITY OF TIPTON FUNDS	TRANSFERS	2,829.62
			TOTAL:	2,829.62
TRANSFERS/OTHER SOURCE	LOCAL OPTION TAX	CITY OF TIPTON FUNDS	TRANSFERS	25,000.00
			TOTAL:	25,000.00
TRANSFERS/OTHER SOURCE	TIF SPECIAL REVENU	CITY OF TIPTON FUNDS	TRANSFERS	6,940.25
			TRANSFERS	9,245.00
			TOTAL:	16,185.25
TRANSFERS/OTHER SOURCE	FIRE ENTERPRISE TR	CITY OF TIPTON FUNDS	TRANSFERS	7,178.12
			TOTAL:	7,178.12
HWY 38 PROJECT	HWY 38 PROJCT	ORIGIN DESIGN	CEDAR STREET IMPROVEMENTS	54,501.81
			TOTAL:	54,501.81
WATER DISTRIBUTION	WATER OPERATING	I.R.S.	FICA WITHOLDING	296.28
			MEDICARE WITHOLDING	46.39
			MEDICARE WITHOLDING	14.90
			MEDICARE WITHOLDING	7.05
			MEDICARE WITHOLDING	0.96
		ALBAUGH PHC INC	OPERATING SUPPLIES	14.85
		BOW TIE AUTOMOTIVE	REPAIRS TO WA/WW DEPT TRUC	2,324.15
		CINTAS	UNIFORMS	10.29
			UNIFORMS	10.29
			UNIFORMS	10.29
		FAMILY FOODS	CONCESSIONS, OPER SUPPLIES	5.40
		HAWKINS INC	CHEMICALS	1,619.84
		IOWA ONE CALL	LOCATES	28.50
		IPERS	IPERS REGULAR EMPLOYEES	469.16
		MUNICIPAL SUPPLY INC	OPERATING SUPPLIES	620.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PRINCIPAL	GTL_VTL INSURANCE	9.62
		RODNEY'S YARD MOWING	MOWING	60.00
			MOWING	90.00
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	23.58
		CITY OF TIPTON FUNDS	Repay Admin Services	5,456.38
			PSF payment	168.61
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	295.91

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	2,085.15
			TOTAL:	13,880.81
WATER BILL/COLLECT	WATER OPERATING	I.R.S.	FICA WITHOLDING	50.91
			MEDICARE WITHOLDING	11.91
		IPERS	IPERS REGULAR EMPLOYEES	84.54
		PRINCIPAL	GTL_VTL INSURANCE	2.58
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	4.46
		CITY OF TIPTON FUNDS	Repay Admin Services	351.72
			PSF payment	45.92
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	779.88
			TOTAL:	1,331.92
TRANSFER/OTHER SOURCES	WATER OPERATING	CITY OF TIPTON FUNDS	TRANSFERS	4,166.63
			TRANSFERS	356.25
			TOTAL:	4,522.88
WASTEWATER/AKA SEWER	WASTEWATER/AKA SEW	I.R.S.	FICA WITHOLDING	303.15
			MEDICARE WITHOLDING	48.87
			MEDICARE WITHOLDING	14.69
			MEDICARE WITHOLDING	6.60
			MEDICARE WITHOLDING	0.72
		BOW TIE AUTOMOTIVE	REPAIRS TO WA/WW DEPT TRUC	2,324.14
		COUNTY MATERIALS CORP	OPERATING SUPPLIES	792.00
		IOWA DEPARTMENT OF NATURAL RESOURCES	NPDES ANNUAL FEE	1,275.00
		IPERS	IPERS REGULAR EMPLOYEES	481.97
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		QC ANALYTICAL SERVICES LLC	WASTEWATER TESTING	1,763.00
		PRINCIPAL	GTL_VTL INSURANCE	9.33
		TIPTON ELECTRIC MOTORS	UPS CHARGES	71.30
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	24.42
		CITY OF TIPTON FUNDS	Repay Admin Services	2,239.30
			PSF payment	308.80
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	930.39
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	2,392.29
			TOTAL:	13,199.18
TRANSFER/OTHER SOURCES	WASTEWATER/AKA SEW	CITY OF TIPTON FUNDS	TRANSFERS	3,866.63
			TRANSFERS	35,290.63
			TOTAL:	39,157.26
ELECTRIC DISTRIBUTION	ELECTRIC OPERATING	I.R.S.	FICA WITHOLDING	643.94
			MEDICARE WITHOLDING	112.66
			MEDICARE WITHOLDING	0.92
			MEDICARE WITHOLDING	25.30
			MEDICARE WITHOLDING	11.70
		CINTAS	UNIFORMS, SHOP TOWELS, MAT	57.69
			UNIFORMS, SHOP TOWELS, MAT	65.24
			UNIFORMS, SHOP TOWELS, MAT	57.69
			UNIFORMS, SHOP TOWELS, MAT	65.24
			UNIFORMS, SHOP TOWELS, MAT	57.69
			UNIFORMS, SHOP TOWELS, MAT	65.24
		CINTAS CORPORATION	FIRST AID SUPPLIES	161.25
		DR DARLENE A EHLERS	AUGUST RENT	500.00
		FLETCHER-REINHARDT CO.	OVERHEAD SUPPLIES	100.90
		IOWA ONE CALL	LOCATES	28.50

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		IPERS	IPERS REGULAR EMPLOYEES	1,031.01
		MUNICIPAL SUPPLY INC	UNDERGROUND SUPPLIES	182.95
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PRINCIPAL	GTL_VTL INSURANCE	16.60
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	44.48
		WESCO RECEIVABLES CORP	TRANSFORMER	31,252.56
		CITY OF TIPTON FUNDS	Repay Admin Services	18,520.68
			PSF payment	312.22
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	1,917.87
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	4,282.24
			TOTAL:	59,727.78
ELECTRIC POWER PLANT	ELECTRIC OPERATING	I.R.S.	FICA WITHOLDING	31.55
			MEDICARE WITHOLDING	7.29
			MEDICARE WITHOLDING	0.09
		D & R PEST CONTROL	D & R PEST CONTROL	37.45
			D & R PEST CONTROL	37.45
		IPERS	IPERS REGULAR EMPLOYEES	51.06
		PRINCIPAL	GTL_VTL INSURANCE	0.91
		STUART C IRBY CO	PROTECTOR GLOVES	523.23
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	2.25
		CITY OF TIPTON FUNDS	Repay Admin Services	1,390.66
			PSF payment	85.00
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	231.07
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	259.24
			TOTAL:	2,657.25
ELECTRIC BILL/COLLECT	ELECTRIC OPERATING	I.R.S.	FICA WITHOLDING	104.77
			MEDICARE WITHOLDING	23.57
			MEDICARE WITHOLDING	0.94
		IPERS	IPERS REGULAR EMPLOYEES	171.48
		PRINCIPAL	GTL_VTL INSURANCE	4.16
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	8.24
		CITY OF TIPTON FUNDS	Repay Admin Services	648.24
			PSF payment	174.21
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	161.75
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	1,215.80
			TOTAL:	2,513.16
LOUISA GENERATING STAT	ELECTRIC OPERATING	MIDAMERICAN ENERGY COMPANY	Est cash request	13,300.00
			Est cash request	22,040.00
			Est cash request	380.00
			Est cash request	2,280.00
			TOTAL:	38,000.00
TRANSFER/OTHER SOURCES	ELECTRIC OPERATING	CITY OF TIPTON FUNDS	TRANSFERS	25,946.63
			TRANSFERS	19,030.00
			TRANSFERS	7,325.08
			TOTAL:	52,301.71
GAS DISTRIBUTION	GAS OPERATING	I.R.S.	FICA WITHOLDING	402.03
			MEDICARE WITHOLDING	76.38
			MEDICARE WITHOLDING	1.21
			MEDICARE WITHOLDING	6.86
			MEDICARE WITHOLDING	9.56
		CINTAS	UNIFORMS, SHOP TOWELS, MAT	83.19

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			UNIFORMS, SHOP TOWELS, MAT	43.19
			UNIFORMS, SHOP TOWELS, MAT	45.14
		GRAINGER	OPERATING SUPPLIES	64.32
		IOWA ONE CALL	LOCATES	28.50
		IPERS	IPERS REGULAR EMPLOYEES	435.98
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PRINCIPAL	GTL_VTL INSURANCE	8.36
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	19.33
		CITY OF TIPTON FUNDS	Repay Admin Services	10,484.15
			PSF payment	61.15
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	316.55
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	2,256.89
			TOTAL:	14,556.00
GAS BILL/COLLECT	GAS OPERATING	I.R.S.	FICA WITHOLDING	66.70
			MEDICARE WITHOLDING	15.55
			MEDICARE WITHOLDING	0.06
		IPERS	IPERS REGULAR EMPLOYEES	110.05
		PRINCIPAL	GTL_VTL INSURANCE	3.04
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	5.59
		CITY OF TIPTON FUNDS	Repay Admin Services	402.43
			PSF payment	88.42
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	909.47
			TOTAL:	1,601.31
TRANSFER/OTHER SOURCES	GAS OPERATING	CITY OF TIPTON FUNDS	TRANSFERS	9,012.00
			TOTAL:	9,012.00
AIRPORT	AIRPORT OPERATING	I.R.S.	FICA WITHOLDING	14.54
			MEDICARE WITHOLDING	3.40
		MISC. VENDOR A & R LAND SERVICES	A & R LAND SERVICES:ROW SR	2,000.00
		IPERS	IPERS REGULAR EMPLOYEES	22.14
		WRIGHT LAWN CARE	CONTRACT PAY AUGUST 2023	358.33
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	133.67
			TOTAL:	2,532.08
TRANSFER/OTHER SOURCES	AIRPORT OPERATING	CITY OF TIPTON FUNDS	TRANSFERS	356.25
			TOTAL:	356.25
GARBAGE COLLECTION	GARBAGE COLLECTION	I.R.S.	FICA WITHOLDING	201.81
			MEDICARE WITHOLDING	38.79
			MEDICARE WITHOLDING	1.29
			MEDICARE WITHOLDING	7.06
			MEDICARE WITHOLDING	0.08
		CINTAS	UNIFORMS	12.93
			UNIFORMS	12.93
			UNIFORMS	12.93
		IPERS	IPERS REGULAR EMPLOYEES	323.55
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PRINCIPAL	GTL_VTL INSURANCE	5.89
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	16.24
		CITY OF TIPTON FUNDS	Repay Admin Services	2,699.50
			Central Stores services pa	3,715.96
			PSF payment	756.19
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	1,959.93
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	1,807.80

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			TOTAL:	11,786.09
RECYCLING	GARBAGE COLLECTION I.R.S.		FICA WITHOLDING	88.25
			MEDICARE WITHOLDING	8.41
			MEDICARE WITHOLDING	9.79
			MEDICARE WITHOLDING	1.09
			MEDICARE WITHOLDING	1.36
		IPERS	IPERS REGULAR EMPLOYEES	75.62
		PRINCIPAL	GTL_VTL INSURANCE	1.04
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	3.70
		CITY OF TIPTON FUNDS	PSF payment	655.43
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	1,306.63
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	636.40
			TOTAL:	2,787.72
TRANSFER OUT/SINKING F	GARBAGE COLLECTION	CITY OF TIPTON FUNDS	TRANSFERS	3,466.63
			TRANSFERS	400.00
			TRANSFERS	1,763.62
			TOTAL:	5,630.25
STORM WATER	STORM WATER	I.R.S.	FICA WITHOLDING	23.37
			MEDICARE WITHOLDING	4.74
			MEDICARE WITHOLDING	0.25
			MEDICARE WITHOLDING	0.36
			MEDICARE WITHOLDING	0.12
		IPERS	IPERS REGULAR EMPLOYEES	37.17
		MANATTS INC	STORM SEWER REPAIR	493.25
		PRINCIPAL	GTL_VTL INSURANCE	0.93
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	1.78
		CITY OF TIPTON FUNDS	Repay Admin Services	573.00
			PSF payment	52.68
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	92.02
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	178.64
			TOTAL:	1,458.31
OTHER SOURCES	STORM WATER	CITY OF TIPTON FUNDS	TRANSFERS	686.63
			TRANSFERS	100.12
			TOTAL:	786.75
INT SRVC-OTHER BUSINES	CENTRAL GARAGE	I.R.S.	FICA WITHOLDING	74.58
			MEDICARE WITHOLDING	17.01
			MEDICARE WITHOLDING	0.43
		CEDAR COUNTY ENGINEER	91.1 GL DSL	305.18
			665 GL DSL	2,155.18
		CINTAS	UNIFORMS	9.27
			UNIFORMS	9.27
			UNIFORMS	9.27
		CINTAS CORPORATION	FIRST AID SUPPLIES	52.32
		EASTERN IOWA TIRE	TIRES #184	7,134.00
		GRAYBILL COMMUNICATIONS	REPAIR PARTS #54	245.00
		H & H AUTO	TIRES #66	910.00
			TIRE REPAIR #145	19.00
			TIRE REPAIR #23	34.96
			TIRE REPAIR #54	19.00
		IPERS	IPERS REGULAR EMPLOYEES	121.11
		KARL CHEVROLET	REPAIR PARTS #54	488.53

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		MIDWEST WHEEL COMPANIES	REPAIR PARTS #145	51.88
		MITCHELL 1	WEB SUBSCRIPTION	282.08
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.21
		PRINCIPAL	GTL_VTL INSURANCE	2.22
		SHOTTENKIRK	REPAIR PARTS #15	264.94
		THOMPSON TRUCK & TRAILER	SUPPLIES & PARTS #35	89.94
			SUPPLIES & PARTS #35	53.88
			STOCK PARTS	91.08
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	5.18
		WEX BANK	FUEL & SETUP	1,502.74
			FUEL & SETUP	100.95
		CITY OF TIPTON FUNDS	Repay Admin Services	2,551.65
			PSF payment	7.90
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	591.89
			TOTAL:	17,413.65
INT SRVC-OTHER BUSINES ADMINISTRATIVE SER I.R.S.			FICA WITHHOLDING	109.25
			MEDICARE WITHHOLDING	23.87
			MEDICARE WITHHOLDING	0.42
			MEDICARE WITHHOLDING	1.26
		AAVANTIS LLC	PAY REQUEST LANGE PROJECT	4,400.00
			PAY REQUEST FLEMING PROJEC	9,960.00
		CLIFTON LARSON ALLEN LLP	AUDIT	3,150.00
		ECIA	PEI DUES	483.15
			KEEP IOWA BEAUTIFUL MATCH	2,000.00
			WORKFORCE HOUSING TAX CRED	1,162.50
		IPERS	IPERS REGULAR EMPLOYEES	174.61
		MELISSA ARMSTRONG	OFFICE SHIRTS REIMBURSEMEN	106.00
		LYNCH DALLAS PC	LEGAL SERVICES	1,303.50
			LEGAL SERVICES	523.50
			LEGAL SERVICES	272.15
		QUADIENNT FINANCE USA INC	POSTAGE	2,000.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	213.27
		PRINCIPAL	GTL_VTL INSURANCE	5.01
		RODNEY'S YARD MOWING	MOWING	160.00
			MOWING	240.00
		SPEER FINANCIAL INC	GENERAL OBLIGATION BONDS	500.00
		UNUM LIFE INSURANCE COMPANY OF AMERICA	LONG TERM DISABILITY PAYRO	8.74
		WINDSTREAM	MONTHLY SERVICES	903.60
		CITY OF TIPTON FUNDS	PSF payment	238.72
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	VEHICLE/EQUIPMENT CHARGES	9.17
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INS PY CITY	1,503.17
			TOTAL:	29,451.89
NON-DEPARTMENTAL	PAYROLL ACCOUNT	I.R.S.	FEDERAL WITHHOLDING	7,413.18
			FICA WITHHOLDING	6,069.26
			MEDICARE WITHHOLDING	1,419.46
		AFLAC	AFLAC AFTER TAX PY W/HOLDI	96.40
			AFLAC PY PRETAX WITHHOLDING	442.61
			AFLAC AFTER TAX DEDUCTION	30.24
		AXA EQUI-VEST PROCESSING OFFICE	DEF. COMP PRETAX	175.00
		CEDAR COUNTY LAW CENTER	SCSC015184	596.60
		COLLECTION SERVICES CENTER	CHILD SUPPORT- SPANGLER-96	96.73
		IPERS	IPERS WITHHOLDING, FIRE	38.95
			IPERS ELECTED OFFICIALS	23.59
			IPERS REGULAR EMPLOYEES	3,575.31

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			IPERS WITHHOLDING EMT	499.06
			IPERS WITHHOLDING POLICE	1,169.13
		PRINCIPAL	GTL_VTL INSURANCE	325.62
			VISION POLICY	290.84
		TREASURER, STATE OF IOWA	STATE WITHHOLDING	2,910.00
		BLUE CROSS/BLUE SHIELD	BCBS HEALTH INSURANCE PYM	2,220.00
		CITY OF TIPTON	MISC. EMPLOYEE REIMBURSEME	225.00
			IPERS EMPLOYEE REIMBURSEME	165.29
			TOTAL:	27,782.27

===== FUND TOTALS =====

001	GENERAL GOVERNMENT	99,391.21
110	ROAD USE TAX FUND	11,527.57
112	TRUST AND AGENCY FUND	42,923.75
119	Emergency Fund	2,829.62
121	LOCAL OPTION TAX	25,000.00
125	TIF SPECIAL REVENUE FUND	16,185.25
192	FIRE ENTERPRISE TRUST	7,178.12
317	HWY 38 PROJCT	54,501.81
600	WATER OPERATING	19,735.61
610	WASTEWATER/AKA SEWER REVE	52,356.44
630	ELECTRIC OPERATING	155,199.90
640	GAS OPERATING	25,169.31
660	AIRPORT OPERATING	2,888.33
670	GARBAGE COLLECTION	20,204.06
740	STORM WATER	2,245.06
810	CENTRAL GARAGE	17,413.65
835	ADMINISTRATIVE SERVICES	29,451.89
860	PAYROLL ACCOUNT	27,782.27
GRAND TOTAL:		611,983.85

August 3, 2023

VIA EMAIL

Brian Wagner
City Manager/City Hall
Tipton, IA

Re: Economic Development Grant Agreement /Rhinos Project
File No. 419554-46

Dear Brian:

We have prepared and attach a Resolution for use by the City Council authorizing the funding of the Economic Development Grant for the Rhinos Project in compliance with Chapter 15A of the Code of Iowa.

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

Please call John Danos or me with any questions.

Sincerely,

Amy Bjork

Attachments

cc: Melissa Armstrong

MINUTES AUTHORIZING
ECONOMIC DEVELOPMENT
GRANT

(Rhinos Project)

Tipton, Iowa

419554-46

August 7, 2023

The City Council of the City of Tipton, Iowa, met on August 7, 2023, at _____ p.m., at the _____, Tipton, Iowa.

The meeting was called to order by the Mayor, and the roll was called showing the following Council Members present and absent:

Present: _____

Absent: _____.

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

Ayes: _____

Nays: _____.

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

RESOLUTION 080723A

Resolution Authorizing Economic Development Grant

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

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

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

WHEREAS, a private developer (the “Developer”) owns certain real property (the “Property”) in the City of Tipton (the “City”); and

WHEREAS, a certain economic development grant agreement (the “Agreement”) between the City and the Developer has been prepared pursuant to which the Developer would undertake the renovation of an existing building (the “Project”) on the Property to include apartment units and a commercial unit (the “Commercial Unit”); and

WHEREAS, under the Agreement, the City would provide an economic development grant (the “Grant”) to the Developer in a total amount not exceeding \$150,000 in order to pay a portion of the costs of the renovation of the Commercial Unit;

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

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

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

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

Section 2. The City Council further finds that a public purpose will reasonably be accomplished by entering into the Agreement and funding the Grant to the Developer.

Section 3. The Grant in an amount not to exceed \$150,000 is hereby approved, subject to the terms and conditions set out in the Agreement to be entered into by the Developer and the City. The City Manager, with advice from bond counsel to the City, is hereby authorized and directed to prepare any additional documentation and to make such changes to the

Agreement as are deemed necessary to carry out the purposes of this Resolution. The Mayor and the City Clerk are hereby authorized execute such documents as may be necessary to implement the Grant approved herein, including the Agreement, in substantially the form as has been presented to this City Council.

Section 4. All resolutions or parts thereof in conflict herewith are hereby repealed.

Passed and approved August 7, 2023.

Mayor

Attest:

City Clerk

•••••

On motion and vote the meeting adjourned.

Mayor

Attest:

City Clerk

STATE OF IOWA
CEDAR COUNTY
CITY OF TIPTON

SS:

I, the undersigned, Clerk of the City of Tipton, Iowa, hereby certify that the foregoing is a true and correct copy of the minutes of the Council of the City relating to adopting a resolution to approve an economic development grant.

WITNESS MY HAND this ____ day of _____, 2023.

City Clerk

DEVELOPMENT AGREEMENT

This Development Agreement ("Agreement") is entered into this day ____ of _____, 2023 (the "Commencement Date") by and between the City of Tipton, Iowa ("City") and [Developer Name] ("Developer").

WHEREAS, the Developer owns an existing building (the "Existing Building") situated at 524 Cedar Street, Tipton, Iowa (the "Property"); and

WHEREAS, the City submitted a grant application to the Iowa Economic Development Authority ("IEDA") for a Community Catalyst Building Remediation Grant (the "Catalyst Grant") for a proposed project consisting of the redevelopment (the "Project") of the Existing Building to include apartment units on the second floor and a commercial unit (the "Commercial Unit") for use in the business operations of a bar and restaurant on the first floor; and

WHEREAS, the Catalyst Grant application was approved for the Project by IEDA and accepted by the City upon the terms and conditions set out by IEDA in the contract and accompanying documents (the "Catalyst Grant Contract") attached hereto as Exhibit A; and

WHEREAS, the City submitted a grant application to IEDA for a Downtown Housing Grant (the "Housing Grant") for the Project; and

WHEREAS, the Downtown Housing Grant application was approved for the Project by IEDA and accepted by the City upon the terms and conditions set out by the City and IEDA in the contract and accompanying documents (the "Housing Grant Contract") attached hereto as Exhibit B; and

WHEREAS, the City will provide matching funds in order for the Developer to receive the Catalyst Grant and the Housing Grant, and the City will provide such matching funds in the form of an economic development grant (the "Economic Development Grant") to the Developer; and

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

NOW THEREFORE, the parties hereto agree as follows:

A. Developer's Covenants

1. Project. The Developer agrees to undertake the Project on the Property. The Developer agrees to construct the Project in accordance with the Catalyst Grant Contract, the Housing Grant Contract and in substantial conformance with the City's zoning, land use, building and safety codes and regulations. The Developer further agrees to substantially complete such construction during the period set forth in the Catalyst Grant Contract and the Housing Grant.

Further, the Developer agrees to maintain, preserve, and keep the Property, including but not limited to the Project, useful and in good repair and working order, ordinary wear and tear excepted, and from time to time will make all necessary repairs, replacements, renewals, and additions.

2. Catalyst Grant Contract; Housing Grant Contract. The Developer agrees to comply with the terms of the Catalyst Grant Contract throughout the Term (as hereinafter defined) of this Agreement. The Developer agrees that the proceeds of the Catalyst Grant will be disbursed in accordance with the Catalyst Grant Contract.

The Developers further agree to comply with the terms of the Housing Grant Contract throughout the Term of this Agreement. The Developer agrees that the proceeds of the Housing Grant will be disbursed in accordance with the Housing Grant Contract.

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

4. Application of Grant Proceeds; Grant Disbursement Requests. The Developer agrees to apply the proceeds of the Economic Development Grant, the Catalyst Grant and the Housing Grant to the payment and/or reimbursement of the costs (the "Project Costs") incurred by the Developer in connection with the Project. The Developer further agrees that the disbursement of the proceeds of the Economic Development Grant is conditioned upon the Developer incurring costs in connection with the completion of the Commercial Unit.

During the development and construction of the Project, the Developer agrees to submit two grant disbursement requests (each, a "Catalyst Grant Disbursement Request") to the City in accordance with the Catalyst Grant Contract for the payment of a portion of the Project Costs. The grant disbursement requests shall be made in accordance with the timing requirements of the Catalyst Grant Contract.

Additionally, during the development and construction of the Project, the Developer agrees to submit two grant disbursement requests (each, a "Housing Grant Disbursement Request") to the City in accordance with the Housing Grant Contract for the payment of a portion of the Project Costs. The grant disbursement requests shall be made in accordance with the timing requirements of the Housing Grant Contract.

Each Catalyst Grant Disbursement Request and Housing Grant Disbursement Request submitted under this Section will be accompanied by invoices, photographs of the progress of the Project and such other documentation as is reasonably requested by the City and required by the Catalyst Grant Contract and the Housing Grant Contract, as applicable, confirming that the Project Costs detailed in such Catalyst Grant Disbursement Request and Housing Grant Disbursement Request, as applicable, were in fact incurred in the completion of the Project and that such Project Costs are of an amount reasonably to have been expected with respect to such Project.

Finally, during the development and construction of the Project, the Developer agrees to submit a grant disbursement request (the "Economic Development Grant Disbursement Request") demonstrating that the Developer has incurred costs in the amount of at least \$150,000 in the completion of the Commercial Unit. The Economic Development Grant Disbursement Request submitted under this Section will be accompanied by invoices, photographs of the progress of the Commercial Unit and such other documentation as is reasonably requested by the City confirming that the Project Costs detailed in such Economic Development Grant Disbursement Request were in fact incurred in the completion of the Commercial Unit and that such Project Costs are of an amount reasonably to have been expected with respect to such Commercial Unit.

5. Default Provisions.

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

- I. Failure by the Developers to complete construction of the Project pursuant to the terms and conditions of this Agreement, the Catalyst Grant Contract and the Housing Grant.
- II. Failure by the Developers to fully and timely remit payment of property taxes when due and owing.
- III. Failure by the Developers to maintain compliance with Sections A.2 and A.4 of this Agreement.
- IV. Failure by the Developers to observe or perform any other material covenant on its part, to be observed or performed hereunder.

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

- I. Pursue any action available to it, at law or in equity, in order to enforce the terms of this Agreement.
- II. Withhold disbursement of the proceeds of the Catalyst Grant, the Housing Grant and/or the Economic Development Grant provided for under Section B.1.

B. City's Obligations

1. **Economic Development Grant; Catalyst Grant; Housing Grant.** Upon receipt from the Developer of an acceptable Catalyst Grant Disbursement Request, the City agrees to submit a request for proceeds (the "Community Catalyst Grant Proceeds") to the Community Catalyst Grant Program, in accordance with the Catalyst Grant Contract. The City

agrees to disburse the Community Catalyst Grant Proceeds to the Developer within fifteen (15) days of receipt thereof.

Upon receipt from the Developer of an acceptable Housing Grant Disbursement Request, the City agrees to submit a request for proceeds (the "Housing Grant Proceeds") to the Downtown Housing Grant Program, in accordance with the Housing Grant Contract. The City agrees to disburse the Housing Grant Proceeds to the Developer within fifteen (15) days of receipt thereof.

Upon receipt from the Developer of an acceptable Economic Development Grant Disbursement Request, the City hereby agrees to fund the Economic Development Grant to the Developer in an amount not to exceed \$150,000 within fifteen (15) days of receipt of such Economic Development Grant Disbursement Request.

In the event that the City or IEDA determines that a Catalyst Grant Disbursement Request, a Housing Grant Disbursement Request or the Economic Development Grant Disbursement Request received from the Developer does not meet the requirements of Section A.4 above, the City shall notify the Developer within fifteen (15) days of such determination in order for the Developer to correct any deficiencies.

C. Administrative Provisions

1. Amendment and Assignment. Neither party may cause this Agreement to be amended, assigned, assumed, sold or otherwise transferred without the prior written consent of the other party.

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

3. Term. The term (the "Term") of this Agreement shall commence on the Commencement Date and end on the date of the Economic Development Grant Disbursement.

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

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

CITY OF TIPTON, IOWA

By: _____
Mayor

Attest:

City Clerk

[NAME OF DEVELOPER]

By: _____
[Name, Title]

EXHIBIT A
CATALYST GRANT CONTRACT

EXHIBIT B
HOUSING GRANT CONTRACT

RESOLUTION NO. 080723B

RESOLUTION SETTING A PUBLIC HEARING REGARDING THE
AQUATIC CENTER POOL DEHUMIDIFICATION PROJECT 2023

WHEREAS, the City Council of the City of Tipton has already ordered, purchased, and received an Innovent Pool Dehumidification Unit w/Energy Recovery, Model NDHU-OU-PL-22000-AC-HG-IF-460, 53-tons of capacity ("Unit") for the Aquatic Center; and

WHEREAS, to bid the Unit's installation, a public hearing shall be conducted to consider the project engineer's (KPE) plans, specifications, cost estimate, and form of contract as follows:

Tipton Pool Dehumidification Project Description

This project consists of the installation of a pool dehumidification unit for the Tipton Aquatic Center. The unit has been pre-purchased by the City. The installation will include mounting the unit on the roof, installation of ductwork to tie into the existing ductwork, installation of electrical to the new unit, removal of the original rooftop equipment and associated piping, and any associated roof repairs.

The public hearing will be held at **5:30 P.M. on August 21, 2023**, at the Council Chambers, Fire Station, 301 Lynn Street, Tipton, Iowa, in accordance with the provisions of Chapter 384, Code of Iowa. The City of Tipton reserves the right to reject any and all bids. At said hearing any interested person may appear and file objections thereto or to the cost of the improvements. At the hearing, the City will receive and consider any objections made by any interested party, to the Plans and Specifications, proposed contract, and the estimate of cost for the project.

AND, WHEREAS, the Project's Plans and Specifications are available to the public at Tipton City Hall; and

WHEREAS, this project's bidding options and estimated costs are:

Base Bid: Installation of pre-purchased pool dehumidification unit to be mounted on the roof. This includes new ductwork to tie into existing on the roof and new gas/electrical to the unit.

Estimate of Cost: \$145,000

Alternate No. 1: Pool dehumidification unit shall be added to existing Direct Digital Control system.

Estimate of Cost: \$6,200

AND, WHEREAS, the bidding schedule is currently planned as:

Aug 7:	Set Public Hearing
Aug 21:	Public Hearing. Consider resolution to approve plans/specs.
Aug 30:	Pre-bid meeting.

Sept 15: Bid opening.
Sept 18: Possible resolution making an award.
(Upon Notice to Proceed: Project is estimated to take 8-10 weeks.)

NOW, THEREFORE, Be It Resolved, the City Council of the City of Tipton does hereby set Monday, August 21, 2023 at 5:30 p.m. at the Tipton Fire Station, 301 Lynn Street as the public hearing's date and location.

PASSED AND APPROVED this 7th day of August 2023.

Bryan Carney, Mayor

ATTEST:

Amy Lenz, City Clerk

CERTIFICATION

I, Amy Lenz, City Clerk, do hereby certify the above is a true and correct copy of Resolution No. _____ which was passed by the Tipton City Council this 7th day of August 2023.

Amy Lenz, City Clerk

Discussion and possible action authorizing the Mayor's signature approving Mechanical Sales' July 25, 2023 proposal to "field modify" the Innovent Pool Unit for the Aquatic Center so that it will not require a transformer at a cost of \$5770.00.

PASSED AND APPROVED this 7th day of August 2023.

Bryan Carney, Mayor

From: Derek VerHeecke
Sent: Tuesday, July 25, 2023 11:18 AM
To: Dan Strain <dstrain@kpe-inc.com>
Subject: RE: TIPTON - PDU SCCR Rating

Dan,

I finally was able to get pricing and list of parts required for the upgrade to the SCCR Rating for the Innovent Pool Unit.

Parts List for Items we need to change out:

Description
CS Disconnect, Shaft, 6mm x 6mm, 16.9in, Type P
CS Disconnect Pistol Handle Nema 4 ABB
CS Disconnect ABB 200A
Fuse, Class J, 175 A, Delay, 600 VAC
Label, Fuse Replacement, 600V, 175A, Class J
Bracket Disconnect 200A Off-Set TS 8
CS Lug Kit ABB 200A
Terminal Shroud, OS200 Fusible Disconnect Long

Lead Time: 7-10 days from release of order

TOTAL NET PRICING (Includes Time, Labor, Travel for technician): \$5,770.00

Let me know if you have any questions and sorry this took so long for the factory to get back to us.

Thank you,

Derek VerHeecke | Sr. Sales Engineer
Mechanical Sales, Inc.

