

AGENDA
Regular City Council Meeting
City Hall
Webster City, Iowa
January 6, 2020
6:00 p.m.

Call to order by City Clerk.

(City Clerk presides until Mayor and Mayor Pro Tem are elected)

ROLL CALL

Motion on Approval of Agenda

Pledge of Allegiance

A. ELECTIONS AND APPOINTMENTS OF OFFICERS

1. Motion on Election of Mayor by the City Council (Two Year Term)
2. Motion on Election of Mayor Pro Tem by the City Council (Two Year Term)
3. Qualify Mayor and Mayor Pro Tem by City Clerk administering oath.

Mayor will take over meeting.

Current is in italics

1. Appointment of the City Manager by the City Council (Two Year Term) *(D. Jeffrey Sheridan)*
2. Appointment of a representative and alternate representative to the North Iowa Municipal Electric Cooperative Association. *(Adam Dickinson, representative; Ken Wetzler, alternate)*
3. Appointment of Right To Know Coordinator. *(Brian Stroner)*
4. Appointment of a representative to the Hamilton County Communication Service Advisory Board (E911) *(City Manager or Designee)*
5. Appointment of a representative and alternate representative to the Hamilton County Emergency Management Agency. *(John Hawkins, representative; Charles Stansfield, alternate)*
6. Appointment to the Hamilton County Resource Enhancement Committee. *(John Hawkins)*

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7. Appointment of a representative and alternate representative to the MIDAS Transportation Advisory Committee.
(*Matt Alcazar, representative*) (*D. Jeffrey Sheridan, alternate*)
8. Appointment of a representative to serve on the board of the Webster City Day Care (*Brian Miller*)
9. Appointment of a representative to serve on the board of the Riverview Early Childhood Center (*Logan Welch*)
10. Appointment of Official Newspaper. Letter
11. Resolution authorizing the City Finance Director to invest City funds.
12. Resolution authorizing City Clerk to issue warrants in payment of certain types of expenditures.
13. Resolution authorizing City Clerk to issue and deliver warrants for the payroll upon receiving approval by the City Manager.
14. Resolution of purpose providing for expenditures of Economic Development funds.
15. Resolution setting dates and time for regular meetings of the City Council for 2020.

B. PETITIONS – COMMUNICATIONS – REQUESTS

This is the time of the meeting that a citizen may address the Council on a matter not on the Agenda.

Except in cases of emergency, the City Council will not take any action at this meeting, but may ask the City Staff to research the matter or have the matter placed on the Agenda for a future meeting.

1. Public Information

C. MINUTES AND CLAIMS

The following items have been deemed to be non-controversial, routine actions to be approved by the Council in a single motion.

If a Council member, or a member of the audience wishes to have an item removed from this list, it will be considered in its normal sequence on the Agenda.

1. Minutes of December 16 and December 31, 2019.
2. Resolution on Payroll for the period ending December 21, 2019 and paid on December 27, 2019.
3. Resolution on Bills Fund List

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D. GENERAL AGENDA

1. Presentation by Williams & Company P.C. on the 2018-2019 City of Webster City Audit.
 1. a. Motion accepting and placing on file the 2018-2019 City of Webster City Audit.

PUBLIC HEARING (6:05 pm) MEDIA RELEASE

2. Public hearing on a proposed offer to buy City owned property located within the 1100 block of Superior Street, Webster City, Iowa.
 - a. Resolution authorizing execution of a Purchase and Sale Contract and subsequent Warranty Deed conveying City owned property in the 1100 Block of Superior Street, Webster City, Iowa to The Overland Group, L.L.C., Birmingham, Alabama. EXHIBIT A CONTRACT
3. Resolution authorizing and approving execution of a Purchase Agreement between the City of Webster City, Iowa and First Congregational Church. (1104 Willson Avenue) AGREEMENT
4. Resolution accepting and approving acquisition of property generally located at 940 Third Street in the City of Webster City, Hamilton County, Iowa. COURT ORDER
5. Recommend approval for issuance of Beer and Liquor Licenses for the Iowa Department of Commerce for the following:
 - a. Transfer of Class C Liquor License - TTMM Promotions, LLC/Hamilton County Speedway to Show Arena at Hamilton County Fairgrounds for event to be held January 18th, 2020.
6. COUNCIL MEMORANDUM: Resolution accepting work, authorizing Change Order No. 3 and Pay Request No. 2 in the amount of \$2,375.00 and \$6,617.88 retainage in 30 days to Summers' Enterprise Inc., Masonville, Iowa for completion of contract for the Ingraham Watermain Replacement Project. DOCUMENTS

E. REPORTS AND RECOMMENDATIONS OF OFFICERS, BOARDS AND COMMISSIONS

1. Council Committee Reports.
2. Other reports and recommendations

F. OTHER ITEMS SENT TO COUNCIL

1. City Attorney update/report 1-2-20.

G. CLOSED SESSION

1. Meet in closed session to discuss information relevant to the provision of electric service by the City Utility as per Iowa Code Chapters 21.5 a, 22.7 3 & 6, and 388.9 pertaining to confidential and competitive information in records.

RETURN TO OPEN SESSION

H. ADJOURN

NOTE: The Council may act by motion, resolution or ordinance on items listed on the Agenda.

The Daily Freeman-Journal

TERRY CHRISTENSEN, GENERAL MANAGER

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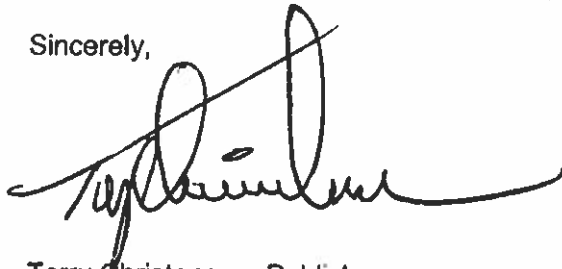
Ms. Karyl Bonjour, City Clerk
City of Webster City
PO Box 217
Webster City, IA 50595

Dear Ms. Bonjour:

Please accept this letter as The Daily Freeman-Journal's formal request to be designated as the Official Legal Newspaper for the City of Webster City for the 2020 calendar year.

Thank you for acting upon this request at your next City Council meeting.

Sincerely,

A handwritten signature in black ink, appearing to read 'Terry Christensen', written over a horizontal line.

Terry Christensen, Publisher
THE DAILY FREEMAN-JOURNAL

RESOLUTION NO. 2020-

**RESOLUTION AUTHORIZING THE CITY FINANCE DIRECTOR
TO INVEST CITY FUNDS**

WHEREAS, the City of Webster City, Iowa has statutory authority to delegate its investment authority to the City Finance Director; and,

WHEREAS, it is necessary from time to time to invest City funds.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Webster City, Iowa that the City Finance Director be and she is hereby authorized to invest City Funds in such manner as may be authorized by law and the City of Webster City Investment Policy.

Passed and adopted this 6th day of January, 2020.

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

RESOLUTION NO. 2020 –

RESOLUTION AUTHORIZING CERTAIN TYPES OF EXPENDITURES' WARRANTS

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

That the City Clerk of said City be and she is hereby authorized to issue warrants in payment of the following expenditures prior to Council approval, to-wit:

1. All freight, express and postage bills when said bills are approved for payment by the City Manager.
2. Bonds and principal representing bonded indebtedness of the City, when said bonds and principal are due and the contracted Bond Registrar requests payment.
3. All interest on bonded indebtedness of the City when the same is due and the contracted Bond Registrar requests payment.
4. All Sales Tax and Use Tax due the State of Iowa.
5. Refunds to customers on deposits made by them on utility accounts.
6. All refunds to customers having credit balances on their accounts.
7. All Water and Sewage testing bills.
8. All medical, dental and vision insurance payments from Wellmark or Employee Benefit Systems, Inc. (EBS).
9. Transfers of funds budgeted in Special Funds for specific purposes when the payments for the specific commodities or services or debt have been paid.
10. Expenses in connection with City meetings and functions provided for in the 2019-2020 and 2020-2021 City Budgets, and approved by the City Manager.
11. All monthly power bills due North Iowa Municipal Electric Cooperative Association.
12. Any other bill needing payment before the City Council can act on them that are approved prior to payment by the City Manager.

Passed and adopted this 6th day of January, 2020.

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

RESOLUTION NO. 2020-

RESOLUTION AUTHORIZING PAYROLL WARRANTS

WHEREAS, it is desirable that the City Payroll should be paid regularly, immediately after the 80 hour period having accrued; and,

WHEREAS, the regular bi-monthly meeting of the City Council often falls too early or too late to approve the payroll for immediate payment.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Webster City, Iowa that the City Clerk be and she is hereby authorized to draw, issue and deliver warrants for the Payroll upon receiving it duly approved in writing by the City Manager.

Passed and adopted this 6th day of January, 2020.

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

RESOLUTION NO. 2020 –

**RESOLUTION OF PURPOSE PROVIDING FOR
EXPENDITURES OF ECONOMIC DEVELOPMENT FUNDS**

WHEREAS, it is the desire of the City Council of the City of Webster City to help promote economic development in Webster City; and,

WHEREAS, the City of Webster City, Iowa has as one of its' primary goals the creation of new jobs and investment in the community; and,

WHEREAS, the City of Webster City, Iowa wishes to assist existing and new businesses; and has created economic development projects as well; and,

WHEREAS, industries to date have asked for financial assistance in expansion and such assistance is consistent with both City and State policies, as well as the City initiating some of the projects, all of which will be ongoing.

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

1. The City Clerk be authorized to issue warrants in payment of grants and projects, upon approval by the City Manager.
2. The Finance Director will keep a statement of income and expenses on the Economic Development Funds as documentation.

Passed and adopted this 6th day of January, 2020.

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

RESOLUTION NO. 2020 -

**RESOLUTION SETTING DATES AND TIME FOR
REGULAR MEETINGS OF THE CITY COUNCIL FOR 2020**

WHEREAS, the Code of Ordinances of the City of Webster City, Iowa 2019 Chapter 2, Section 2-37 (a) states the time and place of the regular meetings of the Council shall be fixed by resolution of the Council; and,

WHEREAS, Council adopted by Resolution No. 2008-61 on May 5, 2008 to set the fourth Monday night of each month for a utility meeting as needed and determined by City Council also; and,

WHEREAS, it is the desire of the City Council to set the meeting dates for the year 2020.

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

That the first and third Mondays of each month at 6:00 p.m. at City Hall be set for regular meetings of the City Council for the year 2020 **except** for

Tuesday, **September 8th** due to the Labor Day Holiday

That the fourth Monday of each month at City Hall be set for a Council Utility meeting as needed.

Passed and adopted this 6th day of January, 2020.

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

CITY COUNCIL MEETING MINUTES
Webster City, Iowa December 16, 2019

The City Council met in regular session at the City Hall, Webster City, Iowa at 6:00 p.m. on December 16, 2019 upon call of the Mayor and the advance agenda. Prior to calling the regular meeting to order, the Oath of Office was given by City Clerk Karyl Bonjour to Council Members Katelin Hartmann and Brian Miller for the term commencing January 1, 2020 through December 31, 2023. The meeting was called to order by Mayor John Hawkins and roll being called there were present John Hawkins, Mayor in the chair, and the following Council Members: Matt McKinney, Brian Miller, Jim Talbot and Logan Welch.

It was moved by Talbot and seconded by Miller to approve the agenda.
ROLL CALL: Hawkins, McKinney, Miller, Talbot and Welch voting aye.

Mayor John Hawkins led the Pledge of Allegiance

PETITIONS – COMMUNICATIONS – REQUESTS

None brought forth.

PUBLIC INFORMATION

Mayor Hawkins thanked all those who organized Hometown Holiday held in Webster City on Saturday, December 14, 2019.

Council Member Jim Talbot mentioned that donations are being accepted to help with the cost of placing a Veterans Memorial at the Avenue of Flags Building on Ohio Street. Donations can be mailed to the Avenue of Flags, P.O. Box 491, Webster City, Iowa 50595.

Mayor Hawkins read Resolution No. 2019-207, a Resolution of Appreciation, for Council Member Jim Talbot, whose term will be concluding on December 31, 2019. Mayor Hawkins called for a Roll Call vote on the passage of the resolution with the following results: Hawkins, McKinney, Miller and Welch voting aye. Talbot Abstain.

MINUTES AND CLAIMS

It was moved by Welch and seconded by McKinney that the following motion and Resolutions be approved and adopted collectively:

1. That the December 2, 2019 Regular Meeting Minutes be approved.
2. That Resolution No. 2019-208 approving Payroll for the period ending December 7, 2019 and paid on December 13, 2019 in the amount of \$166,561.44 be passed and adopted.
3. That Resolution No. 2019-209 approving Bills paid in the amount of \$1,535,381.73 be passed and adopted and the Fund List be approved.

ROLL CALL: McKinney, Miller, Talbot, Welch and Hawkins voting aye.

GENERAL AGENDA

1. December 16, 2019 at 6:05 p.m., Council Chambers at City Hall, Webster City, Iowa, being the time and place for a Public Hearing on proposed plans, specifications, form of contract and estimate of cost for the 2019 Building Demolition Project, the same was held. No written objections were received and no oral objections were presented.

a. It was moved by Miller and seconded by Talbot that Resolution No. 2019-210 finally approving and confirming plans, specifications and form of contract for the 2019 Building Demolition Project be passed and adopted.

ROLL CALL: Miller, Talbot, Welch, Hawkins and McKinney voting aye.

City Council Meeting Minutes, December 16, 2019

b. It was moved by McKinney and seconded by Miller that Resolution No. 2019-211 awarding contract for the 2019 Building Demolition Project, Webster City, Iowa to Mid Iowa Site Services, Fort Dodge, Iowa in the amount of \$38,940.00 be passed and adopted.

ROLL CALL: Talbot, Welch, Hawkins, McKinney and Miller voting aye.

2. Andy Sowle, Chairman of the Hotel/Motel Tax Board provided a Report/Recommendations from Hotel/Motel Tax Board Round 24 Grant Applications for Council to consider. The current balance in the Hotel/Motel Fund is \$67,147.45 and the the Hotel/Motel Board is recommending grant awards in the amount of \$50,460.00 leaving a balance in the fund of \$16,687.45 if all recommended grants are approved.

a. The following action was taken on the report/recommendations from the Hotel/Motel Tax Board on Round 24 Grant Applications:

It was moved by Welch and seconded by Talbot that the Hotel/Motel Grant for Career Ag Academy, Inc., in the amount of \$12,000.00 be approved.

ROLL CALL: Welch, Hawkins, McKinney, Miller and Talbot voting aye.

It was moved by Welch and seconded by Miller that the Hotel/Motel Grant for Hamilton County Exposition in the amount of \$5,000 be approved.

ROLL CALL: Hawkins, McKinney, Miller, Talbot and Welch voting aye.

It was moved by Miller and seconded by McKinney that the Hotel/Motel Grant for Jane Young House Foundation in the amount of \$3,750.00 be approved.

ROLL CALL: McKinney, Miller, Welch and Hawkins voting aye.
Talbot voting nay.

It was moved by Miller and seconded by Welch that the Hotel/Motel Grant for Webster City Area Chamber of Commerce in the amount of \$27,800.00 be approved.

ROLL CALL: Miller, Talbot, Welch, Hawkins and McKinney voting aye.

It was moved by Welch and seconded by Talbot that the Hotel/Motel Grant for Webster City Fire Department in the amount of \$1,910.00 be approved.

ROLL CALL: Talbot, Welch, Hawkins, McKinney and Miller voting aye.

Council Members thanked the Board for their time throughout the grant process. Council Member Talbot inquired if it was possible to put guidelines in place determining how often an entity can make requests/applications for the Hotel/Motel grants.

3. It was moved by Welch and seconded by Talbot that the issuance of Beer and Liquor Licenses by the Iowa Department of Commerce be approved for the following:

a. Renewal of Class C Liquor License, Catering privilege, Outdoor Service and Sunday Sales - Seneca Street Saloon, 919 Seneca Street

b. Renewal of Class C Beer Permit and Sunday Sales - Hy-Vee, Inc - Webster City Fast and Fresh Express - 819 Second Street

ROLL CALL: Welch, Hawkins, McKinney, Miller and Talbot voting aye.

4. It was moved by Miller and seconded by McKinney that Resolution No. 2019-212 setting January 20, 2020 at 6:05 p.m. in the Council Chambers at City Hall, Webster City, Iowa, for a Public Hearing on proposal to enter into a General Obligation Corporate Purpose Loan Agreement and to borrow money thereunder in a principal amount not to exceed \$9,500,000.00 be passed and adopted.

ROLL CALL: Hawkins, McKinney, Miller, Talbot and Welch voting aye.

5. It was moved by Miller and seconded by Welch that Resolution No. 2019-213 setting February 3, 2020 at 6:05 p.m. in the Council Chambers at City Hall, Webster City, Iowa, for a Public Hearing on proposed plans and specifications and proposed form of contract and estimate of cost for construction of 2020 Second Street Reconstruction Project be passed and adopted.

ROLL CALL: McKinney, Miller, Talbot, Welch and Hawkins voting aye.

City Council Meeting Minutes, December 16, 2019

6. It was moved by Miller and seconded by Welch that Resolution No. 2019-214 setting February 3, 2020 at 6:05 p.m. in the Council Chambers at City Hall, Webster City, Iowa, for a Public Hearing on proposed plans and specifications and proposed form of contract and estimate of cost for **construction** of the 2020 Electrical Underground Conversion Project be passed and adopted.

ROLL CALL: Miller, Talbot, Welch, Hawkins and McKinney voting aye.

7. It was moved by Miller and seconded by McKinney that Resolution No. 2019-215 setting February 3, 2020 at 6:05 p.m. in the Council Chambers at City Hall, Webster City, Iowa, for a Public Hearing on proposed plans and specifications and proposed form of contract and estimate of cost for **furnishing materials** for the 2020 Electrical Underground Conversion Project be passed and adopted.

ROLL CALL: Talbot, Welch, Hawkins, McKinney and Miller voting aye.

8. It was moved by Welch and seconded by Talbot that the Third Reading of a proposed Ordinance, an ordinance amending the Code of Ordinances of the City of Webster City, Iowa, 2019 by adding Article XIII to Chapter 42 Pertaining to Encroachment of Public Right-Of-Way within the Corporate Limits of the City of Webster City, Iowa be approved.

ROLL CALL: Welch, Hawkins, McKinney, Miller and Talbot voting aye.

a. It was moved by Welch and seconded by McKinney that Ordinance No. 2019-1833, an ordinance amending the Code of Ordinances of the City of Webster City, Iowa, 2019 by adding Article XIII to Chapter 42 Pertaining to Encroachment of Public Right-Of-Way within the Corporate Limits of the City of Webster City, Iowa be passed and adopted.

ROLL CALL: Hawkins, McKinney, Miller, Talbot and Welch voting aye.

9. It was moved by Miller and seconded by Welch that Resolution No. 2019-216 authorizing the Mayor and City Clerk to enter into an agreement with Robb's Tree & Stump Service, Story City, Iowa in the amount of \$122,000.00 for 2020 Tree Trimming and Removal Services be passed and adopted.

ROLL CALL: McKinney, Miller, Talbot, Welch and Hawkins voting aye.

10. It was moved by Talbot and seconded by Miller that Resolution No. 2019-217 authorizing the Mayor and City Clerk to enter into an Agreement for Engineering Services with Bolton & Menk, Inc., Ames, Iowa, for the Wastewater Treatment Facility Improvement Project be passed and adopted.

ROLL CALL: Miller, Talbot, Welch, Hawkins and McKinney voting aye.

11. It was moved by Welch and seconded by Miller that request from Engineering Tech/Project Coordinator to seek bids for 2020 Stump Removal Services be approved.

ROLL CALL: Talbot, Welch, Hawkins, McKinney and Miller voting aye.

12.a. Michael Hart and Chip Schultz from Northland Public Finance provided a presentation on the Water and Sanitary Sewer Utilities Rate Study that was completed for the City of Webster City, Iowa. At the conclusion of their report, three rate increase scenarios were given to Council for consideration.

12.b. City Manager Jeffrey Sheridan gave a summary on research he had done on the Water and Sanitary Sewer Systems and provided Council Members his evaluations on both. His recommendation to Council was Scenario number three (3) from Northland Public Finance, which would be an immediate 28% increase on both, with a 3% percent increase annually. This would enable the City to make much needed improvements sooner to both systems. Although this would give the City a good start on the funding of a new Wastewater Treatment Facility, it would not fund the total cost of the new facility.

After both reports were heard, Council discussed the scenarios at length and asked if additional scenarios where rates would only increase on the usage of the services and not the base rate could be drafted. City Manager Sheridan suggested the Council take a few days to absorb the information provided and forward any further questions to him. A work session will be scheduled in the near future to continue the discussion on the suggested rate increases.

REPORTS AND RECOMMENDATIONS OF OFFICERS, BOARDS AND COMMISSIONS

It was moved by Welch and seconded by Talbot that the following items (1-5) be accepted and placed on file:

1. November 2019 Financial Reports including Financial Report, Bank Reconciliation Report, Public Funds Checking Account, Public Funds Sweep Account, Public Funds USDA Revolving Loan Account, Receipts and Summary of Investments;
2. November 2019 City Manager Reports including Electric, Wastewater, Water, Electric Year-to-Date, Water Year-to-Date and Inspection Report;
3. The November 2019 Police Department Report;
4. The November 2019 Fire Department Report; and
5. The Hamilton County Solid Waste Commission December Agenda Packet

ROLL CALL: Welch, Hawkins, McKinney, Miller and Talbot voting aye.

COUNCIL COMMITTEE REPORTS

None brought forth.

OTHER REPORTS AND RECOMMENDATIONS

Council Member Jim Talbot took this time to offer his appreciation to the members of City Council and City Staff for assisting him with his questions and providing information to him throughout his term.

It was moved by McKinney and seconded by Miller that Council meet in Closed Session to discuss the purchase/sale of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property, as provided by Chapter 21.5 j. of the Code of Iowa

ROLL CALL: Hawkins, McKinney, Miller, Talbot and Welch voting aye.

The Council went out of Regular Session at 7:16 p.m.

A short recess was taken.

The Council went into Closed Session at 7:24 p.m.

The Council returned to Regular Session at 7:55 p.m.

It was moved by Welch and seconded by Miller that Council adjourn.

ROLL CALL: McKinney, Miller, Talbot, Welch and Hawkins voting aye.

The December 16, 2019 Regular City Council Meeting stood adjourned at 7:56 p.m.

John Hawkins, Mayor

Karyl K. Bonjour, City Clerk

CITY COUNCIL MEETING MINUTES
Special Session
December 31, 2019 **Webster City, Iowa**

The City Council met in a special session in the Council Chambers at City Hall, Webster City, Iowa at 1:00 p.m. on December 31, 2019.

1. The special session was called to order by Mayor John Hawkins and roll being called there were present Mayor John Hawkins and the following named Council Members: Brian Miller, Jim Talbot and Logan Welch. Council Member Matt McKinney was absent.

Also present were D. Jeffrey Sheridan, City Manager and Karyl Bonjour, City Clerk.

2. It was moved by Miller and seconded by Talbot to approve the agenda.

ROLL CALL: Hawkins, Miller, Talbot, and Welch voting aye.

3. Mayor John Hawkins led the Pledge of Allegiance.

4. It was moved by Miller and seconded by Talbot that Resolution No. 2019-218 setting January 6, 2020 at 6:05 p.m. at City Hall Council Chambers for a Public Hearing on a proposed offer to buy City owned property located in the 1100 Block of Superior Street be passed and adopted.

ROLL CALL: Miller, Talbot, Welch and Hawkins voting aye.

Prior to the passing of the Resolution, much discussion was held on the purpose of the Public Hearing. Jerry Klobberdanz, 820 Cedar Street, was present and inquired about the timeline of scheduling the Public Hearing as well as the purpose of the hearing. City Manager Sheridan read a summary he had prepared regarding the proposed offer and upon consensus of Council will provide this in the form of a press release on Thursday morning to the newspaper, the radio station, and have it placed on the City Website and Facebook page.

5. It was moved by Talbot and seconded by Welch to meet in Closed Session to discuss the purchase/sale of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property, as provided by Chapter 21.5 j. of the Code of Iowa.

ROLL CALL: Talbot, Welch, Hawkins and Miller voting aye.

The Council went out of Open Session at 1:39 p.m.

The Council took a short recess.

The Council went into Closed Session at 1:45 p.m.

The Council returned to Open Session at 2:06 p.m.

It was moved by Welch and seconded by Talbot to adjourn the council special session.

ROLL CALL: Welch, Hawkins, Miller and Talbot voting aye.

The December 31st, 2019 Special Session stood adjourned at 2:07 p.m.

John Hawkins, Mayor

Attest: Karyl K. Bonjour, City Clerk

RESOLUTION NO. 2019 -

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WEBSTER CITY,
IOWA:**

That the payroll for the 80 hour period ending December 21, 2019 and paid on
December 27, 2019 aggregating the sum of \$158,972.49 herewith presented,
be and the same is hereby approved.

Passed and adopted this 6th day of January, 2020.

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

Employee Number	Name	Total Gross Amount	Total Gross Hours	3-00 OT no pen Emp Amt	4-00 OT pension Emp Amt	5-00 DBL OT np Emp Amt	6-00 DBL OT pen Emp Amt	23-00 OTHER pen Emp Amt	24-00 OTHER np Emp Amt	85-00 NET PAY Emp Amt	86-00 DIRECT DEP Emp Amt
61171	ROE, DONALD J.	1,458.40	80.00	.00	.00	.00	.00	.00	.00	.00	606.01
Total BUILDING:											
		1	1,458.40	80.00	.00	.00	.00	.00	.00	.00	606.01
60722	CHELESVIG, BETH A.	2,886.40	80.00	.00	.00	.00	.00	.00	.00	.00	1,881.19
61220	HENDERSON, LINDSAY E.	2,355.20	80.00	.00	.00	.00	.00	.00	.00	.00	1,731.19
20030	SHERIDAN, DAVID JEFFREY	4,598.20	80.00	.00	.00	.00	.00	.00	175.00	.00	3,155.46
60003	SMITH, ELIZABETH A.	2,034.40	80.00	.00	.00	.00	.00	.00	.00	.00	1,357.34
Total CITY MANAGER:											
		4	11,874.20	320.00	.00	.00	.00	.00	175.00	.00	8,125.18
30980	STRONER, BRIAN M.	2,607.20	80.00	.00	.00	.00	.00	.00	.00	.00	1,818.20
Total ENVIRONMENTAL/SAFETY:											
		1	2,607.20	80.00	.00	.00	.00	.00	.00	.00	1,818.20
61164	BONJOUR, KARYL K.	2,092.00	80.00	.00	.00	.00	.00	.00	.00	.00	1,370.32
61180	GRIMSHAW, STACY M.	1,500.00	80.00	.00	.00	.00	.00	.00	.00	.00	912.61
61190	NERLAND, DEDRA R.	1,542.40	80.00	.00	.00	.00	.00	.00	.00	.00	1,077.29
61163	PEVESTORF, ELIZABETH J.	1,770.40	80.00	.00	.00	.00	.00	.00	.00	.00	1,282.98
30329	WOLFGAM, DOREEN A.	2,881.60	80.00	.00	.00	.00	.00	.00	.00	.00	1,980.91
Total FINANCE OFFICE:											
		5	9,786.40	400.00	.00	.00	.00	.00	.00	.00	6,624.11
41215	CASEY, DANA R	20.00	.00	.00	.00	.00	.00	20.00	.00	.00	17.15
41263	ESTLLUND, JEROMY J.	2,304.00	112.00	.00	.00	.00	.00	.00	153.60	.00	1,569.05
41410	FEICKERT, BRENT R.	336.00	16.00	.00	.00	.00	.00	112.00	.00	.00	299.47
41395	FEICKERT, DAKOTA L.	434.00	29.00	.00	.00	.00	.00	28.00	.00	.00	336.19
41038	FERGUSON, WILLIAM M.	20.00	.00	.00	.00	.00	.00	20.00	.00	17.15	.00
41300	FOX, JEFFREY A.	84.00	4.00	.00	.00	.00	.00	28.00	.00	.00	77.57
41438	FRAKES, JUSTIN M.	20.00	.00	.00	.00	.00	.00	20.00	.00	.00	18.47
41260	FRAZIER, LOGAN W.	20.00	.00	.00	.00	.00	.00	20.00	.00	.00	18.47
41431	HARTNETT, JORDAN T.	20.00	.00	.00	.00	.00	.00	20.00	.00	18.47	.00
40971	HAYES, BRANDON W.	2,465.68	115.00	.00	.00	.00	.00	.00	82.88	.00	1,760.13
41445	HAYES, HARRISON W.	40.00	.00	.00	.00	.00	.00	40.00	.00	36.94	.00
41441	HAYES, HUNTER W.	20.00	.00	.00	.00	.00	.00	20.00	.00	18.47	.00
40031	HOLST, RONALD W.	20.00	.00	.00	.00	.00	.00	20.00	.00	17.15	.00
41192	JESSEN, PHILLIP N.	476.00	30.00	.00	.00	.00	.00	56.00	.00	367.29	.00
41460	LEHMAN, MICHEAL L.	20.00	.00	.00	.00	.00	.00	20.00	.00	.00	13.47
41219	SOWLE JR., ANDREW W.	2,444.26	115.00	.00	.00	.00	.00	.00	82.16	.00	1,641.06
41400	STANSFIELD, CHARLES T.	2,842.40	80.00	.00	.00	.00	.00	.00	.00	.00	1,941.10
41436	STENSLAND, CALEB W.	20.00	.00	.00	.00	.00	.00	20.00	.00	18.47	.00
41029	STEWART, EARL L	20.00	.00	.00	.00	.00	.00	20.00	.00	.00	18.47
41088	TÖLLE, PAUL A.	40.00	.00	.00	.00	.00	.00	40.00	.00	34.30	.00
41216	WEINSCHENK, KENRIC J	20.00	.00	.00	.00	.00	.00	20.00	.00	.00	18.47
41213	WILLIAMS, ZACHARY W.	40.00	.00	.00	.00	.00	.00	40.00	.00	.00	34.30
40815	WILLS, DON H.	40.00	.00	.00	.00	.00	.00	40.00	.00	34.30	.00
41340	YOUNGDALE, COLE C.	20.00	.00	.00	.00	.00	.00	20.00	.00	18.47	.00
41270	ZEHNER, DONALD F.	40.00	.00	.00	.00	.00	.00	40.00	.00	.00	36.94
Total FIRE DEPARTMENT:											
		25	11,826.34	501.00	.00	.00	.00	664.00	318.64	581.01	7,800.31

Employee Number	Name	Total Gross Amount	Total Gross Hours	3-00 OT no pen Emp Amt	4-00 OT pension Emp Amt	5-00 DBL OT np Emp Amt	6-00 DBL OT pen Emp Amt	23-00 OTHER pen Emp Amt	24-00 OTHER np Emp Amt	85-00 NET PAY Emp Amt	86-00 DIRECT DEP Emp Amt
61235	SIMPSON, CORY L.	1,680.00	80.00	.00	.00	.00	.00	.00	.00	.00	1,169.39
Total INSPECTION:											
		1	1,680.00	80.00	.00	.00	.00	.00	.00	.00	1,169.39
31210	BARNES, DERRICK S.	2,316.16	88.00	.00	.00	.00	.00	.00	.00	.00	1,572.04
31185	CASEY, DANA R.	2,608.00	80.00	.00	.00	.00	.00	.00	.00	.00	1,779.61
31190	DAYTON, BRYAN K.	2,589.61	80.00	.00	.00	.00	.00	.00	.00	.00	1,802.35
30678	DICKINSON, ADAM L.	3,396.80	88.00	.00	.00	.00	.00	.00	.00	.00	2,277.40
31208	HUGHES, NATHAN R.	2,105.60	80.00	.00	.00	.00	.00	.00	.00	.00	1,463.47
31184	MOURTON, RUSSELL E.	2,608.00	80.00	.00	.00	.00	.00	.00	.00	.00	1,463.69
31186	ORTON, RYAN D.	2,868.80	88.00	.00	.00	.00	.00	.00	.00	.00	1,865.04
30918	PARKHILL, MARTY E.	2,840.80	80.00	.00	.00	.00	.00	.00	.00	.00	1,943.92
31077	PETERSBURG, RYAN W.	2,840.80	80.00	.00	.00	.00	.00	.00	.00	.00	1,622.16
Total LINE DEPARTMENT:											
		9	24,174.57	744.00	.00	.00	.00	.00	.00	.00	15,789.68
30976	MADSEN, TODD M.	1,640.00	80.00	.00	.00	.00	.00	.00	.00	.00	1,183.46
31188	PASCHKE, RODNEY A.	1,580.01	80.00	.00	.00	.00	.00	.00	.00	.00	1,133.29
Total METER DEPARTMENT:											
		2	3,220.01	160.00	.00	.00	.00	.00	.00	.00	2,316.75
60421	WETZLER, KARLA J.	2,669.60	80.00	.00	.00	.00	.00	.00	.00	.00	1,924.31
Total PLANNING/ZONING:											
		1	2,669.60	80.00	.00	.00	.00	.00	.00	.00	1,924.31
40540	ARENDS, PEGGY J.	2,266.40	80.00	.00	.00	.00	.00	.00	.00	.00	1,398.89
41435	ARONSON, ALISSA A.	1,749.40	88.00	.00	226.20	.00	.00	.00	.00	.00	1,259.31
41360	DURNELL, KAYCE J.	1,516.80	80.00	.00	.00	.00	.00	.00	.00	.00	1,078.61
41390	NOWELL, TANNER J.	1,757.64	88.00	.00	226.44	.00	.00	.00	.00	.00	1,265.47
41475	RUSH, DEBORAH G.	752.00	40.00	.00	.00	.00	.00	.00	.00	.00	494.03
41074	SCHULZ, RHONDA F.	2,037.12	88.00	.00	.00	.00	339.52	.00	.00	.00	1,307.59
41207	WINDSCHITL, JOAN E.	1,694.40	80.00	.00	.00	.00	.00	.00	.00	.00	1,074.62
Total POLICE DEPARTMENT-D:											
		7	11,773.76	544.00	.00	452.64	.00	339.52	.00	.00	7,878.52
41430	BASINGER, RYAN A.	2,751.68	96.00	.00	.00	608.64	.00	.00	.00	.00	2,009.97
41191	HOUGE, CLINTON J.	2,406.36	84.00	.00	.00	.00	.00	.00	.00	.00	1,674.75
41453	LEHMAN, MICHEAL L.	2,611.86	96.00	455.94	.00	.00	.00	.00	.00	.00	1,947.36
41465	LOWE, ANDREW T.	2,515.44	96.00	441.36	.00	.00	.00	.00	.00	.00	1,783.72
41230	MCKINLEY, ERIC K.	3,002.42	96.00	527.58	.00	.00	.00	.00	.00	.00	2,162.87
41110	MORK, SHILOH B.	3,019.20	80.00	.00	.00	.00	.00	.00	.00	.00	2,000.97
41471	MOURLAM, DALTON G.	1,851.64	84.00	.00	.00	.00	.00	.00	.00	.00	1,382.36
41225	PRITCHARD, BRANDON D.	2,910.48	96.00	497.52	.00	.00	.00	.00	.00	.00	2,043.52
41426	ROSE, DYLAN M.	2,195.44	84.00	.00	.00	.00	.00	.00	.00	.00	1,547.76
41450	THUMMA, STEVEN L.	2,195.72	84.00	.00	.00	.00	.00	.00	.00	.00	1,150.41
Total POLICE DEPARTMENT-O:											
		10	25,460.24	896.00	1,922.40	.00	608.64	.00	.00	.00	17,703.69
50891	BAUER, LANNY R.	2,287.22	80.00	.00	.00	.00	.00	.00	.00	.00	1,551.49
70980	HARMS, BRIAN K.	1,546.41	80.00	.00	.00	.00	.00	.00	.00	.00	1,124.18

Employee Number	Name	Total Gross Amount	Total Gross Hours	3-00 OT no pen Emp Amt	4-00 OT pension Emp Amt	5-00 DBL OT np Emp Amt	6-00 DBL OT pen Emp Amt	23-00 OTHER pen Emp Amt	24-00 OTHER np Emp Amt	85-00 NET PAY Emp Amt	86-00 DIRECT DEP Emp Amt
70975	LESHER, BREANNE M.	1,908.82	80.00	.00	.00	.00	.00	111.20	.00	.00	1,306.40
Total PUBLIC GROUNDS:											
		3	5,742.45	240.00	.00	.00	.00	111.20	.00	.00	3,982.07
61200	ALCAZAR, MATTHEW D.	1,957.60	80.00	.00	.00	.00	.00	.00	.00	.00	1,369.25
61068	HISLER, KATHY J.	525.00	35.00	.00	.00	.00	.00	.00	.00	.00	389.24
20025	WETZLER, KENNETH L.	3,268.80	80.00	.00	.00	.00	.00	.00	.00	.00	1,989.16
Total PUBLIC WORKS:											
		3	5,751.40	195.00	.00	.00	.00	.00	.00	.00	3,747.65
81653	BINDER, MEREDITH K.	29.25	3.25	.00	.00	.00	.00	.00	.00	27.02	.00
81679	CROY, BRYNNA N.	70.00	8.00	.00	.00	.00	.00	.00	.00	64.64	.00
81674	CRUTCHER, JACIE M.	100.00	12.00	.00	.00	.00	.00	.00	.00	92.35	.00
81669	DRAEGER, MAKAYLEE M.	87.50	10.00	.00	.00	.00	.00	.00	.00	.00	80.80
81684	DRAEGER, MALLORY L.	171.19	20.75	.00	.00	.00	.00	.00	.00	153.60	.00
81575	FLAWS, HALEY M.	140.00	14.00	.00	.00	.00	.00	.00	.00	129.29	.00
70100	FLAWS, LARRY J.	2,236.80	80.00	.00	.00	.00	.00	116.80	.00	.00	1,468.20
81649	GALLENINE, MORGAN R.	88.00	10.00	.00	.00	.00	.00	.00	.00	81.26	.00
81688	GARDALEN, ALEXIS R.	31.57	3.75	.00	.00	.00	.00	.00	.00	29.15	.00
70107	GLASCOCK, MARK A.	1,585.60	80.00	.00	.00	.00	.00	.00	.00	.00	1,067.52
81667	LAMB, MITCHELL S.	30.00	3.00	.00	.00	.00	.00	.00	.00	.00	25.81
81651	LINDSTROM, SARAH J.	45.00	5.00	.00	.00	.00	.00	.00	.00	41.56	.00
81479	MC KENZIE, JERRY L.	700.00	56.00	.00	.00	.00	.00	.00	.00	.00	445.43
81594	MCBURNIEY, SONYA L.	487.38	42.50	.00	.00	.00	.00	.00	.00	376.37	.00
81673	MCKEE, BRONWYN E.	155.63	18.50	.00	.00	.00	.00	.00	.00	142.77	.00
81585	MITCHELL, MCKENNA K.	320.25	29.00	.00	.00	.00	.00	.00	.00	294.49	.00
81689	NELSEN, DENISE L.	623.50	43.00	.00	.00	.00	.00	.00	.00	.00	503.54
81665	PRUISMANN, LINDA A.	714.56	46.25	.00	.00	.00	.00	.00	.00	.00	537.60
81630	SCOTT, MAKAYLEE R.	37.00	4.00	.00	.00	.00	.00	.00	.00	34.17	.00
81470	SPELLMEYER, WILLIAM C.	175.50	13.00	.00	.00	.00	.00	.00	.00	125.04	.00
81675	STANLEY, KYZER R.	35.00	4.00	.00	.00	.00	.00	.00	.00	32.32	.00
81643	WHITEHILL, AUDRIANA G.	54.00	6.00	.00	.00	.00	.00	.00	.00	49.87	.00
81650	WILLSON, JACOB B.	76.50	8.50	.00	.00	.00	.00	.00	.00	70.65	.00
Total RECREATION:											
		23	7,994.23	520.50	.00	.00	.00	116.80	.00	1,744.55	4,128.90
51187	BAHRENFUSS, BRANDON D.	2,928.58	87.00	.00	339.78	.00	.00	.00	.00	.00	2,009.68
51189	MACRUNNEL, MATTHEW A.	1,736.00	80.00	.00	.00	.00	.00	.00	.00	.00	1,236.83
51200	MCKIBBAN, JACOB D.	1,732.01	80.00	.00	.00	.00	.00	.00	.00	.00	1,229.60
31195	PETERSON, RICK E.	1,808.59	82.00	.00	65.37	.00	.00	.00	.00	.00	1,246.21
51190	RATCLIFF, BRETT D.	1,900.80	80.00	.00	.00	.00	.00	.00	.00	.00	1,251.11
51195	RODEN, JACOB J.	1,796.95	82.00	.00	64.95	.00	.00	.00	.00	.00	1,228.90
51184	WILLIAMS, ZACHARY W.	2,158.00	82.00	.00	78.00	.00	.00	.00	.00	.00	1,465.39
51124	ZIEGENBEIN, TIMOTHY L.	2,283.03	82.50	.00	102.23	.00	.00	.00	.00	.00	1,511.78
Total STREET DEPARTMENT:											
		8	16,343.96	655.50	.00	650.33	.00	.00	.00	.00	11,179.50
30772	DINGMAN, CHAD M.	2,101.60	80.00	.00	.00	.00	.00	.00	.00	.00	1,553.76
30977	JACKSON, JEFFREY S.	1,876.00	80.00	.00	.00	.00	.00	.00	.00	.00	1,280.79
31179	WEST, JOHN A.	3,065.40	117.00	.00	982.80	.00	.00	.00	.00	.00	2,153.22

Employee Number	Name	Total Gross Amount	Total Gross Hours	3-00 OT no pen Emp Amt	4-00 OT pension Emp Amt	5-00 DBL OT np Emp Amt	6-00 DBL OT pen Emp Amt	23-00 OTHER pen Emp Amt	24-00 OTHER np Emp Amt	85-00 NET PAY Emp Amt	86-00 DIRECT DEP Emp Amt
Total WASTEWATER:											
		3	7,043.00	277.00	.00	982.80	.00	.00	.00	.00	4,987.77
31189	CHAMBERS, TODD A.	2,132.80	80.00	.00	.00	.00	.00	.00	.00	.00	1,421.06
31191	DANIELSON, TIMOTHY E.	3,341.36	88.00	.00	.00	.00	.00	.00	.00	.00	2,279.40
30358	JOHNSTON, GEORGE A.	1,932.57	81.75	.00	.00	.00	.00	.00	.00	.00	1,214.16
31215	KNOWLES, NICHOLAS A.	2,160.00	80.00	.00	.00	.00	.00	.00	.00	.00	1,473.53
Total WATER PLANT:											
		4	9,566.73	329.75	.00	.00	.00	.00	.00	.00	6,388.15
Grand Totals:											
		110	158,972.49	6,102.75	1,922.40	2,085.77	608.64	339.52	892.00	493.64	2,325.56

RESOLUTION NO. 2019 -

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

That we, the City Council of the City of Webster City, Iowa, having examined bills aggregating the sum of \$833,432.21 presented herewith, hereby approve said bills, and the City Clerk is hereby authorized to issue warrants in payment of the same.

Passed and adopted this 6th day of January, 2020.

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
HY-VEE ACCOUNTS RECEIVABLE (424)							
4809780787	2	Adjustmen	HALLOWEEN CANDY FOR PARTIES	10/24/2019	250.17-	07/20	100-22-42-5233-318
Total 4809780787:					250.17-		
4809986368	2	Adjustmen	COFFEE/FILTERS	11/06/2019	28.94-	07/20	100-21-21-5110-318
Total 4809986368:					28.94-		
Total HY-VEE ACCOUNTS RECEIVABLE (424):					279.11-		
Total 11/18/2019:					279.11-		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
PEOPLES CREDIT UNION (4140)							
121719	1	Invoice	PURCHASE 12 MO CD	12/17/2019	400,000.00	06/20	100-11003
121719	2	Invoice	PURCHASE 12 MO CD	12/17/2019	100,000.00	06/20	228-11003
Total 121719:					500,000.00		
Total PEOPLES CREDIT UNION (4140):					500,000.00		
Total 12/17/2019:					500,000.00		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
3DK ENTERPRISES, LLC (6213)							
112519	1	Invoice	DEC 2019 TIF PYMT-3DK ENTERPRISES, LLC	11/25/2019	4,665.49	06/20	290-23-98-5395-910
Total 112519:					4,665.49		
Total 3DK ENTERPRISES, LLC (6213):					4,665.49		
MACHINE SHED (6803)							
123019	1	Invoice	MEAL EXP/ACADEMY/MOURLAM	12/30/2019	675.00	06/20	100-21-21-5110-231
Total 123019:					675.00		
Total MACHINE SHED (6803):					675.00		
Total 12/30/2019:					5,340.49		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
RUAN, INCORPORATED (6862)							
37866	1	Invoice	T10610 - MONTHLY VEHICLE LEASE	01/01/2020	1,547.23	07/20	100-41-21-5110-510
37866	2	Invoice	T10611 - MONTHLY VEHICLE LEASE	01/01/2020	1,212.49	07/20	100-41-21-5110-510
37866	3	Invoice	T10612 - MONTHLY VEHICLE LEASE	01/01/2020	1,230.61	07/20	100-41-21-5110-510
Total 37866:					3,990.33		
Total RUAN, INCORPORATED (6862):					3,990.33		
SECRETARY OF STATE (2610)							
010220	1	Invoice	NOTARY RENEWAL-DEBORAH RUSH	01/02/2020	30.00	07/20	100-21-21-5180-231
Total 010220:					30.00		
Total SECRETARY OF STATE (2610):					30.00		
Total 01/03/2020:					4,020.33		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
ADVANCED SYSTEMS, INC. (18)							
717563	1	Invoice	COPIER-CANON/IR C350IF	12/12/2019	8.06	07/20	100-24-14-5435-225
717563	2	Invoice	COPIER-CANON/IR C350IF	12/12/2019	58.22	07/20	601-23-80-5931-225
717563	3	Invoice	COPIER-CANON/IR C350IF	12/12/2019	17.92	07/20	602-23-80-5931-225
717563	4	Invoice	COPIER-CANON/IR C350IF	12/12/2019	5.37	07/20	603-23-80-5931-225
Total 717563:					89.57		
720296	1	Invoice	XEROX ALTA LINK COPIER	12/30/2019	11.40	07/20	100-24-12-5430-225
720296	2	Invoice	XEROX ALTA LINK COPIER	12/30/2019	31.35	07/20	601-23-81-5931-225
720296	3	Invoice	XEROX ALTA LINK COPIER	12/30/2019	7.13	07/20	602-23-81-5931-225
720296	4	Invoice	XEROX ALTA LINK COPIER	12/30/2019	7.13	07/20	603-23-81-5931-225
720296	5	Invoice	XEROX ALTA LINK COPIER	12/30/2019	5.13	07/20	100-24-14-5435-225
720296	6	Invoice	XEROX ALTA LINK COPIER	12/30/2019	37.05	07/20	601-23-80-5931-225
720296	7	Invoice	XEROX ALTA LINK COPIER	12/30/2019	11.40	07/20	602-23-80-5931-225
720296	8	Invoice	XEROX ALTA LINK COPIER	12/30/2019	3.42	07/20	603-23-80-5931-225
720296	9	Invoice	XEROX ALTA LINK COPIER	12/30/2019	4.85	07/20	100-24-30-5380-225
720296	10	Invoice	XEROX ALTA LINK COPIER	12/30/2019	4.84	07/20	601-24-30-5380-225
720296	11	Invoice	XEROX ALTA LINK COPIER	12/30/2019	4.84	07/20	602-24-30-5380-225
720296	12	Invoice	XEROX ALTA LINK COPIER	12/30/2019	4.84	07/20	603-24-30-5380-225
720296	13	Invoice	XEROX ALTA LINK COPIER	12/30/2019	18.81	07/20	100-21-18-5190-225
720296	14	Invoice	XEROX ALTA LINK COPIER	12/30/2019	18.81	07/20	100-24-18-5470-225
Total 720296:					171.00		
Total ADVANCED SYSTEMS, INC. (18):					260.57		
ANDRES, CHARLES (3592)							
1010360202	1	Invoice	CUSTOMER DEPOSIT REFUND	12/19/2019	112.94	07/20	601-21011
Total 1010360202:					112.94		
Total ANDRES, CHARLES (3592):					112.94		
AVAILA BANK (6318)							
010220	1	Invoice	FULLER HALL PRINCIPAL PYMT	01/02/2020	4,607.81	07/20	300-22-98-5295-910
010220	2	Invoice	FULLER HALL INTEREST PYMT	01/02/2020	4,546.49	07/20	300-22-98-5295-911
Total 010220:					9,154.30		
Total AVAILA BANK (6318):					9,154.30		
BLACK HILLS ENERGY (3466)							
0976116930	1	Invoice	GAS UTILITY/LINE DEPT	12/10/2019	114.31	07/20	601-23-52-5586-234
0976116930	2	Invoice	GAS UTILITY/LINE DEPT	12/10/2019	114.30	07/20	601-23-52-5588-234
0976116930	3	Invoice	GAS UTILITY/LINE DEPT	12/10/2019	114.31	07/20	601-23-51-5566-234
Total 0976116930 12/10/19:					342.92		
2074931097	1	Invoice	GAS UTILITY/CEMETERY	12/20/2019	460.80	07/20	100-23-42-5371-234
Total 2074931097 12/20/19:					460.80		
4752063290	1	Invoice	GAS UTILITY/DEPOT	12/16/2019	171.27	07/20	100-22-42-5221-234
Total 4752063290 12/16/19:					171.27		
5470536360	1	Invoice	GAS UTILITY/FULLER HALL	12/16/2019	304.43	07/20	100-22-42-5233-234

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 5470636360 12/16/19:					304.43		
5542531803	1	Invoice	GAS UTILITY/FIRE DEPT	12/16/2019	369.60	07/20	100-21-22-5140-234
Total 5542531803 12/16/19:					369.60		
5978424719	1	Invoice	GAS UTILITY/WATER PLANT SHED	12/10/2019	231.85	07/20	602-23-61-5642-234
Total 5978424719 12/10/19:					231.85		
6506969580	1	Invoice	GAS UTILITY/WATER PLANT	12/10/2019	282.97	07/20	602-23-61-5642-234
Total 6506969580 12/10/19:					282.97		
6886529163	1	Invoice	GAS UTILITY/OD POOL	12/23/2019	33.75	07/20	100-22-42-5242-234
Total 6886529163 12/23/19:					33.75		
7824805624	1	Invoice	GAS UTILITY/WWTP	12/23/2019	982.93	07/20	603-23-70-5642-234
Total 7824805624 12/23/19:					982.93		
8081102404	1	Invoice	GAS UTILITY/SENIOR CENTER	12/16/2019	259.42	07/20	100-22-42-5280-234
Total 8081102404 12/16/19:					259.42		
9634407409	1	Invoice	GAS UTILITY/STREET DEPT	12/23/2019	182.66	07/20	204-23-30-5310-234
Total 9634407409 12/23/19:					182.66		
Total BLACK HILLS ENERGY (3466):					3,622.60		
BOLTON & MENK INC. (106)							
0243299	1	Invoice	ENG - WASTEWATER DESIGN-FACILITY IMP	11/29/2019	6,130.53	07/20	603-23-70-5652-860
Total 0243299:					6,130.53		
Total BOLTON & MENK INC. (106):					6,130.53		
BOMGAARS (5165)							
62534109	1	Invoice	POLY INTAKE FOR TRAIL BEHIND 7B	11/25/2019	59.99	07/20	100-22-42-5210-318
Total 62534109:					59.99		
62537115	1	Invoice	SAW BLADES & GLOVES	12/04/2019	34.97	07/20	204-23-30-5310-318
Total 62537115:					34.97		
62539837	1	Invoice	GLOVES-BATTERIES-TRIGGER NOZZLE	12/13/2019	45.97	07/20	602-23-61-5642-318
62539837	2	Invoice	TRUCK BATTERY	12/13/2019	115.99	07/20	602-23-61-5935-314
Total 62539837:					161.96		
62539915	1	Invoice	PARTS FOR E-34 REPAIR	12/13/2019	12.22	07/20	100-21-22-5140-227
Total 62539915:					12.22		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
62540015	1	Invoice	PROTIES.CABLE TIES GALVANIZED CABLE,	12/13/2019	91.51	07/20	204-23-30-5310-318
Total 62540015:					91.51		
62541084	1	Invoice	USB CHARGER FOR VAN	12/16/2019	39.99	07/20	601-23-52-5588-318
62541084	2	Invoice	TOGGLE SWITCH (FULLER HALL)	12/16/2019	4.99	07/20	100-22-42-5233-318
Total 62541084:					44.98		
62541233	1	Invoice	ANTIFREEZE/1236 BEACH STREET	12/17/2019	5.97	07/20	525-23-30-5310-299
Total 62541233:					5.97		
62543334	1	Invoice	ICE MELT - VALVE - PIPE BUSHING & NIPPLE	12/23/2019	70.36	07/20	602-23-61-5642-318
Total 62543334:					70.36		
62543410	1	Invoice	1/2" SPRAYER HOSE	12/23/2019	25.99	07/20	100-22-42-5210-314
Total 62543410:					25.99		
62543991	1	Invoice	TRUCK BATTERY RETURN	12/26/2019	16.00-	07/20	602-23-61-5935-314
Total 62543991:					16.00-		
62543992	1	Invoice	TRAILER TIRE & GLOVES	12/26/2019	30.98	07/20	602-23-61-5642-318
Total 62543992:					30.98		
62544025	1	Invoice	RETURN TRAILER TIRE & PURCHASE WHEEL	12/26/2019	10.00-	07/20	602-23-61-5642-318
Total 62544025:					10.00-		
Total BOMGAARS (5165):					512.93		
BORDER STATES INDUSTRIES INC (6530)							
919028942	1	Invoice	HARD HAT	11/27/2019	48.15	07/20	601-23-52-5588-312
Total 919028942:					48.15		
Total BORDER STATES INDUSTRIES INC (6530):					48.15		
BROKAW SUPPLY (6676)							
ORDER #03	1	Invoice	PARTS FOR 3pt SPRAYER	12/19/2019	125.49	07/20	100-22-42-5210-314
Total ORDER #033034 02:					125.49		
Total BROKAW SUPPLY (6676):					125.49		
BROWN SUPPLY COMPANY, INC. (122)							
98759	1	Invoice	6" & 8" HYMAX	12/09/2019	556.00	07/20	602-23-62-5662-318
Total 98759:					556.00		
98917	1	Invoice	6"X15" REPAIR CLAMP	12/17/2019	182.00	07/20	602-23-62-5662-318
Total 98917:					182.00		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total BROWN SUPPLY COMPANY, INC. (122):					738.00		
CAPITAL SANITARY SUPPLY (6096)							
C295436	1	Invoice	AIR FRESHNER-DRAIN CLEANER-TRASH BA	12/04/2019	156.43	07/20	204-23-30-5310-318
Total C295436:					156.43		
C295785	1	Invoice	GARBAGE BAGS/MISC	12/11/2019	20.45	07/20	100-24-36-5480-318
C295785	2	Invoice	GARBAGE BAGS/MISC	12/11/2019	14.61	07/20	601-23-36-5480-318
C295785	3	Invoice	GARBAGE BAGS/MISC	12/11/2019	11.69	07/20	602-23-36-5480-318
C295785	4	Invoice	GARBAGE BAGS/MISC	12/11/2019	11.69	07/20	603-23-36-5480-318
Total C295785:					58.44		
C295790	1	Invoice	PERF PAPER	12/11/2019	146.00	07/20	100-21-21-5180-316
Total C295790:					146.00		
C296153	1	Invoice	COPY PAPER	12/11/2019	7.19	07/20	100-21-22-5140-316
C296153	2	Invoice	COPY PAPER	12/11/2019	7.19	07/20	204-23-30-5310-316
C296153	3	Invoice	COPY PAPER	12/11/2019	7.19	07/20	603-23-70-5921-316
C296153	4	Invoice	COPY PAPER	12/11/2019	7.19	07/20	100-23-42-5371-316
C296153	5	Invoice	COPY PAPER	12/11/2019	7.19	07/20	602-23-61-5921-316
C296153	6	Invoice	COPY PAPER	12/11/2019	7.19	07/20	100-21-18-5190-316
C296153	7	Invoice	COPY PAPER	12/11/2019	7.19	07/20	100-23-43-5361-316
C296153	8	Invoice	COPY PAPER	12/11/2019	7.19	07/20	601-24-16-5921-316
C296153	9	Invoice	COPY PAPER	12/11/2019	7.19	07/20	100-22-42-5233-316
C296153	10	Invoice	COPY PAPER	12/11/2019	7.19	07/20	601-23-52-5921-316
C296153	11	Invoice	COPY PAPER	12/11/2019	7.19	07/20	100-21-21-5110-316
C296153	12	Invoice	COPY PAPER	12/11/2019	7.19	07/20	100-24-18-5470-316
C296153	13	Invoice	COPY PAPER	12/11/2019	7.43	07/20	100-24-12-5430-316
C296153	14	Invoice	COPY PAPER	12/11/2019	13.89	07/20	602-23-81-5921-316
C296153	15	Invoice	COPY PAPER	12/11/2019	3.23	07/20	603-23-81-5921-316
C296153	16	Invoice	COPY PAPER	12/11/2019	19.13	07/20	601-23-81-5921-316
C296153	17	Invoice	COPY PAPER	12/11/2019	3.88	07/20	100-24-14-5435-316
C296153	18	Invoice	COPY PAPER	12/11/2019	8.62	07/20	602-23-80-5921-316
C296153	19	Invoice	COPY PAPER	12/11/2019	2.59	07/20	603-23-80-5921-316
C296153	20	Invoice	COPY PAPER	12/11/2019	17.51	07/20	601-23-80-5921-316
C296153	21	Invoice	COPY PAPER	12/11/2019	1.79	07/20	100-24-30-5380-316
C296153	22	Invoice	COPY PAPER	12/11/2019	1.80	07/20	601-24-30-5380-316
C296153	23	Invoice	COPY PAPER	12/11/2019	1.80	07/20	602-24-30-5380-316
C296153	24	Invoice	COPY PAPER	12/11/2019	1.80	07/20	603-24-30-5380-316
Total C296153:					169.75		
C296505	1	Invoice	CAR WASH	12/18/2019	49.95	07/20	100-21-21-5110-314
Total C296505:					49.95		
C296636	1	Invoice	TRASH LINERS	12/18/2019	81.90	07/20	100-22-42-5210-318
C296636	2	Invoice	TERI WIPES	12/18/2019	153.90	07/20	100-23-42-5371-318
Total C296636:					235.80		
C296642	1	Invoice	SUPPLIES FOR FULLER HALL	12/18/2019	451.56	07/20	100-22-42-5233-318
Total C296642:					451.56		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
C296671	1	Invoice	SUPPLIES FOR FULLER HALL	12/18/2019	143.55	07/20	100-22-42-5233-318
Total C296671:					143.55		
Total CAPITAL SANITARY SUPPLY (6096):					1,411.48		
CASADY BROTHERS IMP. (145)							
58278W	1	Invoice	LIFT ARM FOR KUBOTA	12/12/2019	578.98	07/20	100-22-42-5210-314
58278W	2	Invoice	BOLTS FOR EARTH AUGER	12/12/2019	22.90	07/20	100-23-42-5371-314
Total 58278W:					601.88		
58279W	1	Invoice	CHAIN & SUPPLIES FOR POLE SAW	12/12/2019	57.28	07/20	100-22-42-5210-314
58279W	2	Invoice	CHAIN & SUPPLIES FOR POLE SAW	12/12/2019	57.31	07/20	100-23-42-5371-314
Total 58279W:					114.59		
58280W	1	Invoice	FILTERS & FLUID	12/12/2019	98.56	07/20	100-22-42-5210-314
58280W	2	Invoice	FILTERS & FLUID	12/12/2019	103.12	07/20	100-22-42-5210-315
Total 58280W:					201.68		
58319W	1	Invoice	PARTS FOR KUBOTA "F" MOWERS	12/19/2019	226.96	07/20	100-22-42-5210-314
Total 58319W:					226.96		
58343W	1	Invoice	FINAL PARTS FOR REAREND DIFFERENTIAL	12/26/2019	77.26	07/20	100-22-42-5210-314
58343W	2	Invoice	OIL & FILTER FOR RTV KUBOTA W/ SPREAD	12/26/2019	9.80	07/20	100-22-42-5210-315
Total 58343W:					87.06		
Total CASADY BROTHERS IMP. (145):					1,232.17		
CEMSTONE CONCRETE MATERIALS, LLC (6320)							
C2134310	1	Invoice	CONCRETE - STORM UPDATES 310 FIRST S	11/18/2019	352.00	07/20	204-23-30-5330-318
Total C2134310:					352.00		
Total CEMSTONE CONCRETE MATERIALS, LLC (6320):					352.00		
CENTRAL IOWA BLDG SUPPLY (1298)							
10080907	1	Invoice	FORMED ANGLE 3/16"	12/04/2019	49.85	07/20	204-23-30-5310-318
Total 10080907:					49.85		
Total CENTRAL IOWA BLDG SUPPLY (1298):					49.85		
CENTURY LINK (4614)							
1482311534	1	Invoice	TELEPHONE SERVICE	12/11/2019	9.39	07/20	100-24-12-5430-230
1482311534	2	Invoice	TELEPHONE SERVICE	12/11/2019	18.78	07/20	602-23-81-5921-230
1482311534	3	Invoice	TELEPHONE SERVICE	12/11/2019	31.30	07/20	601-23-81-5921-230
1482311534	4	Invoice	TELEPHONE SERVICE	12/11/2019	3.13	07/20	603-23-81-5921-230
1482311534	5	Invoice	TELEPHONE SERVICE	12/11/2019	5.63	07/20	100-24-14-5435-230
1482311534	6	Invoice	TELEPHONE SERVICE	12/11/2019	12.52	07/20	602-23-80-5921-230
1482311534	7	Invoice	TELEPHONE SERVICE	12/11/2019	3.76	07/20	603-23-80-5921-230
1482311534	8	Invoice	TELEPHONE SERVICE	12/11/2019	40.69	07/20	601-23-80-5903-230
1482311534	9	Invoice	TELEPHONE SERVICE	12/11/2019	34.43	07/20	100-24-30-5380-230
1482311534	10	Invoice	TELEPHONE SERVICE	12/11/2019	12.52	07/20	100-24-18-5470-230

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
1482311534	11	Invoice	TELEPHONE SERVICE	12/11/2019	15.65	07/20	100-21-18-5190-230
1482311534	12	Invoice	TELEPHONE SERVICE	12/11/2019	31.08	07/20	204-23-30-5320-230
1482311534	13	Invoice	TELEPHONE SERVICE	12/11/2019	72.96	07/20	100-21-22-5140-230
1482311534	14	Invoice	TELEPHONE SERVICE	12/11/2019	72.96	07/20	100-23-42-5371-230
1482311534	15	Invoice	TELEPHONE SERVICE	12/11/2019	72.95	07/20	601-23-52-5588-230
1482311534	16	Invoice	TELEPHONE SERVICE	12/11/2019	72.95	07/20	100-22-42-5233-230
1482311534	17	Invoice	TELEPHONE SERVICE	12/11/2019	72.95	07/20	204-23-30-5310-230
1482311534	18	Invoice	TELEPHONE SERVICE	12/11/2019	72.95	07/20	603-23-70-5642-230
1482311534	19	Invoice	TELEPHONE SERVICE	12/11/2019	72.95	07/20	602-23-61-5642-230
Total 1482311534:					729.55		
832-2525 12/	1	Invoice	PHONE SERVICE-SENIOR CENTER	12/22/2019	123.84	07/20	100-22-42-5280-230
Total 832-2525 12/22/19:					123.84		
832-9133 12/	1	Invoice	FIRE DEPT FAX LINE	12/22/2019	62.18	07/20	100-21-22-5140-230
Total 832-9133 12/22/19:					62.18		
832-9166 12/	1	Invoice	PHONE SERVICE - POLICE DEPT	12/22/2019	293.88	07/20	100-21-21 5110-230
Total 832-9166 12/22/19:					293.88		
832-9190 12/	1	Invoice	PHONE SERVICE-OD POOL	12/22/2019	54.18	07/20	100-22-42-5242-230
Total 832-9190 12/22/19:					54.18		
E65-4065 12/	1	Invoice	ALARM CIRCUIT LINE	12/01/2019	148.00	07/20	100-21-22-5140-230
Total E65-4065 12/01/19:					148.00		
Total CENTURY LINK (4614):					1,411.63		
CHAMNESS TECHNOLOGY INC. (159)							
009880-IN	1	Invoice	HAULED 749,000 gal BIO-SOLIDS & LAND AP	12/17/2019	20,281.72	07/20	603-23-70-5653-299
Total 009880-IN:					20,281.72		
Total CHAMNESS TECHNOLOGY INC. (159):					20,281.72		
CHIZEK LAW OFFICE (5715)							
010220	1	Invoice	CITY ATTORNEY FEES/JANUARY 2020	01/02/2020	1,083.33	07/20	100-24-13-5460-212
010220	2	Invoice	CITY ATTORNEY FEES/JANUARY 2020	01/02/2020	2,979.17	07/20	601-24-13-5460-212
010220	3	Invoice	CITY ATTORNEY FEES/JANUARY 2020	01/02/2020	677.08	07/20	602-24-13-5460-212
010220	4	Invoice	CITY ATTORNEY FEES/JANUARY 2020	01/02/2020	677.08	07/20	603-24-13-5460-212
Total 010220:					5,416.66		
Total CHIZEK LAW OFFICE (5715):					5,416.66		
CITY OF WEBSTER CITY (176)							
12/26/19	1	Invoice	CITY UTILITIES	12/26/2019	998.60	07/20	100-24-36-5480-233
12/26/19	2	Invoice	CITY UTILITIES	12/26/2019	713.30	07/20	601-23-36-5480-233
12/26/19	3	Invoice	CITY UTILITIES	12/26/2019	570.64	07/20	602-23-36-5480-233
12/26/19	4	Invoice	CITY UTILITIES	12/26/2019	570.64	07/20	603-23-36-5480-233
12/26/19	5	Invoice	CITY UTILITIES	12/26/2019	1,165.94	07/20	100-21-22-5140-233
12/26/19	6	Invoice	CITY UTILITIES	12/26/2019	844.67	07/20	204-23-30-5310-233

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
12/26/19	7	Invoice	CITY UTILITIES	12/26/2019	1,049.28	07/20	100-21-30-5120-233
12/26/19	8	Invoice	CITY UTILITIES	12/26/2019	190.39	07/20	602-23-62-5662-233
12/26/19	9	Invoice	CITY UTILITIES	12/26/2019	729.60	07/20	603-23-71-5662-233
12/26/19	10	Invoice	CITY UTILITIES	12/26/2019	15,907.82	07/20	603-23-70-5642-233
12/26/19	11	Invoice	CITY UTILITIES	12/26/2019	10,486.05	07/20	100-21-30-5160-233
12/26/19	12	Invoice	CITY UTILITIES	12/26/2019	324.12	07/20	100-22-42-5221-233
12/26/19	13	Invoice	CITY UTILITIES	12/26/2019	214.33	07/20	100-22-42-5210-233
12/26/19	14	Invoice	CITY UTILITIES	12/26/2019	18.64	07/20	100-22-42-5210-233
12/26/19	15	Invoice	CITY UTILITIES	12/26/2019	427.48	07/20	100-22-42-5222-233
12/26/19	16	Invoice	CITY UTILITIES	12/26/2019	5,112.10	07/20	100-22-42-5233-233
12/26/19	17	Invoice	CITY UTILITIES	12/26/2019	410.42	07/20	100-23-42-5371-233
12/26/19	18	Invoice	CITY UTILITIES	12/26/2019	7,506.35	07/20	602-23-60-5601-233
12/26/19	19	Invoice	CITY UTILITIES	12/26/2019	300.05	07/20	601-23-51-5566-233
12/26/19	20	Invoice	CITY UTILITIES	12/26/2019	309.15	07/20	601-23-52-5588-233
12/26/19	21	Invoice	CITY UTILITIES	12/26/2019	300.05	07/20	601-23-52-5586-233
12/26/19	22	Invoice	CITY UTILITIES	12/26/2019	136.28	07/20	100-22-42-5242-233
12/26/19	23	Invoice	CITY UTILITIES	12/26/2019	1,701.50	07/20	602-23-61-5642-233
12/26/19	24	Invoice	CITY UTILITIES	12/26/2019	507.63	07/20	100-23-43-5361-233
12/26/19	25	Invoice	CITY UTILITIES	12/26/2019	590.23	07/20	100-22-42-5280-233
12/26/19	26	Invoice	CITY UTILITIES	12/26/2019	361.14	07/20	100-21-22-5140-233
Total 12/26/19:					51,446.40		
12/26/19	PLA	1 Invoice	CITY UTILITIES/PLAZA	12/26/2019	43.84	07/20	100-23-36-5393-233
12/26/19	PLA	2 Invoice	CITY UTILITIES/PLAZA	12/26/2019	43.84	07/20	601-23-36-5393-233
Total 12/26/19 PLAZA:					87.68		
12/26/19	WE	1 Invoice	CITY UTILITIES - WELL #8	12/26/2019	1,373.58	07/20	602-23-60-5601-233
Total 12/26/19 WELL#8:					1,373.58		
Total CITY OF WEBSTER CITY (176):					52,907.66		
CORN BELT POWER COOP, INC. (197)							
13977	1	Invoice	TAPE READINGS & REPORTS	12/13/2019	40.00	07/20	601-23-51-5566-299
Total 13977:					40.00		
Total CORN BELT POWER COOP, INC. (197):					40.00		
COUNSEL OFFICE & DOCUMENT (3995)							
34AR439185	1	Invoice	LEASE AGREEMENT & COPY CHARGE-STRE	12/11/2019	62.26	07/20	204-23-30-5310-225
Total 34AR439185:					62.26		
34AR439485	1	Invoice	COPY CHARGES/SP5300DN	12/12/2019	6.61	07/20	100-24-14-5435-225
34AR439485	2	Invoice	COPY CHARGES/SP5300DN	12/12/2019	47.74	07/20	601-23-80-5931-225
34AR439485	3	Invoice	COPY CHARGES/SP5300DN	12/12/2019	14.69	07/20	602-23-80-5931-225
34AR439485	4	Invoice	COPY CHARGES/SP5300DN	12/12/2019	4.41	07/20	603-23-80-5931-225
Total 34AR439485:					73.45		
Total COUNSEL OFFICE & DOCUMENT (3995):					135.71		
CULLIGAN FORT DODGE (207)							
122019	1	Invoice	AIRPORT-SOFT WATER SERVICE	12/20/2019	131.51	07/20	205-23-45-5372-299

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 122019					131.51		
Total CULLIGAN FORT DODGE (207):					131.51		
DAILY FREEMAN JOURNAL, INC. (211)							
000111	1	Invoice	DISPATCHER ADV	11/30/2019	925.00	07/20	100-21-21-5180-210
000111	2	Invoice	POLICE OFFICER ADV	11/30/2019	700.00	07/20	100-21-21-5110-210
Total 000111:					1,625.00		
L5619	1	Invoice	CM 12/02/2019	12/20/2019	250.50	07/20	100-24-14-5435-210
Total L5619:					250.50		
Total DAILY FREEMAN JOURNAL, INC. (211):					1,875.50		
DELL MARKETING L.P. (221)							
1036241769	1	Invoice	REPLACEMENT Pc's	12/17/2019	295.32	07/20	100-24-16-5420-317
1036241769	2	Invoice	REPLACEMENT Pc's	12/17/2019	1,082.84	07/20	601-24-16-5921-317
1036241769	3	Invoice	REPLACEMENT Pc's	12/17/2019	295.32	07/20	602-24-16-5921-317
1036241769	4	Invoice	REPLACEMENT Pc's	12/17/2019	295.32	07/20	603-24-16-5921-317
Total 10362417697:					1,968.80		
1036241770	1	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/17/2019	295.32	07/20	100-24-16-5420-317
1036241770	2	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/17/2019	1,082.84	07/20	601-24-16-5921-317
1036241770	3	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/17/2019	295.32	07/20	602-24-16-5921-317
1036241770	4	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/17/2019	295.32	07/20	603-24-16-5921-317
Total 10362417700:					1,968.80		
1036241771	1	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/17/2019	295.32	07/20	100-24-16-5420-317
1036241771	2	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/17/2019	1,082.84	07/20	601-24-16-5921-317
1036241771	3	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/17/2019	295.32	07/20	602-24-16-5921-317
1036241771	4	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/17/2019	295.32	07/20	603-24-16-5921-317
Total 10362417718:					1,968.80		
1036338769	1	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/20/2019	295.32	07/20	100-24-16-5420-317
1036338769	2	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/20/2019	1,082.84	07/20	601-24-16-5921-317
1036338769	3	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/20/2019	295.32	07/20	602-24-16-5921-317
1036338769	4	Invoice	WIN 7 TO WIN 10 REPLACEMENT PC'S	12/20/2019	295.32	07/20	603-24-16-5921-317
Total 10363387692:					1,968.80		
Total DELL MARKETING L.P. (221):					7,875.20		
DESIGNER GRAPHIX PLUS, INC (1214)							
2019-0281	1	Invoice	SILK SCREEN CITY LOGO ON ST EMPLOYE	12/19/2019	57.27	07/20	204-23-30-5310-312
2019-0281	2	Invoice	SILK SCREEN CITY LOGO ON ST EMPLOYE	12/19/2019	17.43	07/20	602-23-62-5662-312
2019-0281	3	Invoice	SILK SCREEN CITY LOGO ON ST EMPLOYE	12/19/2019	8.30	07/20	603-23-71-5662-312
Total 2019-0281:					83.00		
Total DESIGNER GRAPHIX PLUS, INC (1214):					83.00		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
DINSDALE, ASHLEY (5339)							
072719	1	Invoice	LED LIGHTING REBATE	07/27/2019	213.95	07/20	601-23-36-5930-979
072719	2	Invoice	CORN BELT LED LIGHTING REBATE	07/27/2019	20.00	07/20	601-23-53-5930-979
Total 072719:					233.95		
Total DINSDALE, ASHLEY (5339):					233.95		
DOOLITTLE OIL COMPANY, INC. (243)							
38292	1	Invoice	FUEL #1 FOR E-34	12/18/2019	29.37	07/20	100-21-22-5140-315
Total 38292:					29.37		
Total DOOLITTLE OIL COMPANY, INC. (243):					29.37		
DR. ANTHONY TATMAN (6856)							
12/16/2019	1	Invoice	POLICE OFFICER TESTING	12/16/2019	10.00	07/20	100-21-21-5110-319
Total 12/16/2019:					10.00		
Total DR. ANTHONY TATMAN (6856):					10.00		
ECHO GROUP, INC. (6306)							
S8170127 00	1	Invoice	REPLACEMENT POLE (ACCIDENT 2nd & SEN	12/10/2019	3,989.00	07/20	100-21-30-5120-318
Total S8170127 005:					3,989.00		
Total ECHO GROUP, INC (6306):					3,989.00		
ELECTRICAL ENGINEERING & EQUIP (257)							
6636432-01	1	Invoice	1 AMP CONTROL FUSES (Barnes)	12/09/2019	76.26	07/20	603-23-70-5642-318
Total 6636432-01:					76.26		
6636432-02	1	Invoice	2 GANG BELL COVER	12/09/2019	3.76	07/20	601-23-52-5588-318
Total 6636432-02:					3.76		
Total ELECTRICAL ENGINEERING & EQUIP (257):					80.02		
FARWELL, RHONDA (6624)							
112719	1	Invoice	ENERGY EFFICIENCY REBATE	11/27/2019	150.00	07/20	601-23-36-5930-979
112719	2	Invoice	CORN BELT EE RESIDENTIAL REBATE	11/27/2019	25.00	07/20	601-23-53-5930-979
112719	3	Invoice	CORN BELT EE RESIDENTIAL REBATE	11/27/2019	25.00	07/20	601-23-53-5930-979
Total 112719:					200.00		
Total FARWELL, RHONDA (6624):					200.00		
FIRE SERVICE TRAINING BUREAU (294)							
200850	1	Invoice	FF1 TEST/STENSLAND 1/15/20	12/09/2019	50.00	07/20	100-21-22-5140-231
Total 200850:					50.00		
200864	1	Invoice	FF1 TEST/HARTNETT 1/15/2020	12/10/2019	50.00	07/20	100-21-22-5140-231
Total 200864:					50.00		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total FIRE SERVICE TRAINING BUREAU (294):					100.00		
FLETCHER-REINHARDT COMPANY (305)							
S1211433.00	1	Invoice	1/0 PREFORM SPLICES	12/20/2019	214.00	07/20	601-23-52-5588-318
Total S1211433.003:					214.00		
S1211433.00	1	Invoice	LB 1-1/2"	12/19/2019	103.00	07/20	601-23-52-5588-318
Total S1211433.004:					103.00		
S1212566.00	1	Invoice	8' WOODEN CROSSARMS	12/18/2019	1,670.00	07/20	601-23-52-5588-318
Total S1212566.001:					1,670.00		
Total FLETCHER-REINHARDT COMPANY (305):					1,987.00		
FLOWER CART (308)							
87155	1	Invoice	MEMORIAL FLOWERS	12/27/2019	42.80	07/20	100-21-21-5110-318
Total 87155					42.80		
Total FLOWER CART (308):					42.80		
GALLS, LLC - DBA CARPENTER UNIFORM (331)							
014449251	1	Invoice	RETURN SWEATER	12/05/2019	34.99	07/20	100-21-21-5110-312
Total 014449251:					34.99		
014451102	1	Invoice	TROUSERS/STRIPES-MOURLAM	12/06/2019	121.45	07/20	100-21-21-5110-312
Total 014451102:					121.45		
014465983	1	Invoice	UNIFORM SUPPLIES	12/09/2019	209.82	07/20	100-21-21-5110-312
Total 014465983:					209.82		
014575035	1	Invoice	UNIFORM SUPPLIES (685)	12/20/2019	271.10	07/20	100-21-21-5110-312
Total 014575035:					271.10		
014575061	1	Invoice	UNIFORM SUPPLIES (685)	12/20/2019	153.24	07/20	100-21-21-5110-312
Total 014575061:					153.24		
014575065	1	Invoice	UNIFORM SUPPLIES (625)	12/20/2019	145.88	07/20	100-21-21-5110-312
Total 014575065:					145.88		
14874246	1	Invoice	BOOTS (682)	01/02/2020	93.60	07/20	100-21-21-5110-312
Total 14874246					93.60		
Total GALLS, LLC - DBA CARPENTER UNIFORM (331):					960.10		
GERBER AUTO ELECTRIC (342)							
122317	1	Invoice	ALIGNMENT/2013 TAHOE	12/11/2019	79.95	07/20	100-21-21-5110-314

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 122317					79.95		
Total GERBER AUTO ELECTRIC (342)					79.95		
GLOBAL EQUIPMENT COMPANY INC. (6952)							
115339310	1	Invoice	OPTIMA BENCH DIGITAL SCALE	12/23/2019	277.70	07/20	602-23-61-5642-318
Total 115339310					277.70		
Total GLOBAL EQUIPMENT COMPANY INC (6952):					277.70		
HAMILTON COUNTY (366)							
122719	1	Invoice	2019 CITY ELECTION EXPENSE	12/27/2019	1,786.72	07/20	100-24-14-5436-213
Total 122719:					1,786.72		
2369 & 2640	1	Invoice	DEDICATION BC 5th & 6th	11/07/2019	34.00	07/20	100-24-18-5470-214
Total 2369 & 2640:					34.00		
2762	1	Invoice	UNDERGROUND CONVERSION (INGRAHAM)	11/22/2019	22.00	07/20	601-23-52-5588-871
Total 2762					22.00		
Total HAMILTON COUNTY (366):					1,842.72		
HAWKINS, INC. (3668)							
4631224	1	Invoice	SODIUM ALUMINATE-CHLORINE-PHOSPHAT	12/13/2019	7,122.64	07/20	602-23-61-5641-318
Total 4631224:					7,122.64		
Total HAWKINS, INC. (3668):					7,122.64		
HOLLINGSHEAD, LUANA (6929)							
010220	1	Invoice	JANITORIAL SVC-SR CTR-JAN 2020	01/02/2020	240.00	07/20	100-22-42-5280-299
Total 010220:					240.00		
Total HOLLINGSHEAD, LUANA (6929):					240.00		
HY-VEE ACCOUNTS RECEIVABLE (424)							
4809790787	1	Invoice	HALLOWEEN CANDY FOR PARTIES	10/24/2019	250.17	07/20	100-22-42-5233-318
Total 4809790787:					250.17		
4809986368	1	Invoice	COFFEE/FILTERS	11/06/2019	28.94	07/20	100-21-21-5110-318
Total 4809986368+:					28.94		
4812909003	1	Invoice	COFFEE/FILTERS	01/03/2020	26.25	07/20	100-21-21-5180-318
Total 4812909003:					26.25		
Total HY-VEE ACCOUNTS RECEIVABLE (424):					305.36		
IMAGE SOLUTIONS USA (6953)							
111207	1	Invoice	3 PR INSULATED FR BIBS	10/15/2019	697.67	07/20	601-23-52-5588-312

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 111207					697.67		
112248	1	Invoice	RESTOCKING FEE - SWAPPED KHAKI FOR B	11/11/2019	29.90	07/20	601-23-52-5588-312
Total 112248					29.90		
Total IMAGE SOLUTIONS USA (6953):					727.57		
inTANDEM (6526)							
2083	1	Invoice	RETAINER/JANUARY 2020	12/30/2019	312.00	07/20	100-24-12-5430-299
2083	2	Invoice	RETAINER/JANUARY 2020	12/30/2019	1,040.00	07/20	601-23-81-5930-299
2083	3	Invoice	RETAINER/JANUARY 2020	12/30/2019	624.00	07/20	602-23-81-5930-299
2083	4	Invoice	RETAINER/JANUARY 2020	12/30/2019	104.00	07/20	603-23-81-5930-299
Total 2083:					2,080.00		
Total inTANDEM (6526):					2,080.00		
IOWA LAW ENFORCEMENT ACADEMY (480)							
313908	1	Invoice	FIREARMS INSTRUCTOR RECERT/HOUGE	12/16/2019	150.00	07/20	100-21-21-5110-231
Total 313908:					150.00		
Total IOWA LAW ENFORCEMENT ACADEMY (480):					150.00		
IOWA ONE CALL (485)							
217429	1	Invoice	ONE CALL SERVICES	12/11/2019	48.16	07/20	601-23-52-5930-299
217429	2	Invoice	ONE CALL SERVICES	12/11/2019	13.97	07/20	602-23-62-5662-299
217429	3	Invoice	ONE CALL SERVICES	12/11/2019	13.97	07/20	603-23-71-5662-299
Total 217429:					76.10		
Total IOWA ONE CALL (485):					76.10		
IOWA PRISON INDUSTRIES (489)							
953671	1	Invoice	SIGNS FOR DM ST BRIDGE	11/30/2019	131.56	07/20	100-21-30-5120-318
Total 953671:					131.56		
Total IOWA PRISON INDUSTRIES (489):					131.56		
IPI - ILEA UNIFORM WEB SITE (6564)							
141709	1	Invoice	ILEA UNIFORM PKG/#685	12/18/2019	225.00	07/20	100-21-21-5110-312
Total 141709:					225.00		
Total IPI - ILEA UNIFORM WEB SITE (6564):					225.00		
ITsavvy LLC (6472)							
01154917	1	Invoice	REPLACEMENT UPS'S	12/12/2019	35.24	07/20	100-24-16-5420-317
01154917	2	Invoice	REPLACEMENT UPS'S	12/12/2019	129.21	07/20	601-24-16-5921-317
01154917	3	Invoice	REPLACEMENT UPS'S	12/12/2019	35.24	07/20	602-24-16-5921-317
01154917	4	Invoice	REPLACEMENT UPS'S	12/12/2019	35.24	07/20	603-24-16-5921-317
Total 01154917:					234.93		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total ITsavvy LLC (5472):					234.93		
J PETTIECORD (6954)							
48580	1	Invoice	TREE PILE GRINDING @ ST DEPT	12/23/2019	17,400.00	07/20	100-22-42-5210-299
Total 48580:					17,400.00		
Total J PETTIECORD (6954):					17,400.00		
JANE YOUNG HOUSE FOUNDATION (6835)							
121319	1	Invoice	H/M ROUND 22/FINAL	12/13/2019	1,674.07	07/20	208-23-36-5393-299
Total 121319:					1,674.07		
121319+	1	Invoice	H/M ROUND 23/FINAL	12/13/2019	2,000.00	07/20	208-23-36-5393-299
Total 121319+:					2,000.00		
121919	1	Invoice	H/M ROUND 24/50% UPFRONT	12/19/2019	1,875.00	07/20	208-23-36-5393-299
Total 121919:					1,875.00		
Total JANE YOUNG HOUSE FOUNDATION (6835):					5,549.07		
JEO CONSULTING GROUP INC (6285)							
113899	1	Invoice	ENGR AIRPORT AIRFIELD REHAB PROJ	12/11/2019	7,997.50	07/20	205-23-45-5372-880
Total 113899:					7,997.50		
Total JEO CONSULTING GROUP INC (6285):					7,997.50		
KINNETZ SIGNS (547)							
121219	1	Invoice	EQUIPMENT NUMBERS	12/12/2019	212.00	07/20	204-23-30-5310-314
Total 121219:					212.00		
Total KINNETZ SIGNS (547):					212.00		
LINCOLN NATL LIFE INSURANCE CO (3031)							
010220	1	Invoice	LIFE INSURANCE PREMIUMS	01/02/2020	2,786.48	07/20	902-11215
Total 010220:					2,786.48		
Total LINCOLN NATL LIFE INSURANCE CO (3031):					2,786.48		
LYNX SUPPLIES (6300)							
20273	1	Invoice	BATH TISSUE	12/13/2019	44.00	07/20	100-21-22-5140-318
Total 20273:					44.00		
Total LYNX SUPPLIES (6300):					44.00		
MATTHEW'S PLUMBING, DRAIN & (2759)							
5905	1	Invoice	CEMETERY SEWER PROJECT (install sewer li	12/13/2019	16,590.42	07/20	100-23-42-5371-880
Total 5905:					16,590.42		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total MATTHEW'S PLUMBING, DRAIN & (2759):					16,590.42		
MENARDS (622)							
17604	1	Invoice	PLIERS & WRENCH SETS (SHOP TOOLS)	12/19/2019	79.94	07/20	204-23-30-5310-311
Total 17604:					79.94		
Total MENARDS (622):					79.94		
MIDAS COUNCIL OF GOVERNMENT (631)							
MULTIPLE 1	1	Invoice	ADMINISTRATION DEC 2018-OCT 2019 (ING	12/30/2019	1,479.26	07/20	602-23-62-5673-870
Total MULTIPLE 12/18-10/19:					1,479.26		
Total MIDAS COUNCIL OF GOVERNMENT (631):					1,479.26		
MIDLAND NATIONAL LIFE INS CO (1678)							
121819	1	Invoice	MIDLAND PREMIUM	12/18/2019	50.00	07/20	902-11215
Total 121819:					50.00		
Total MIDLAND NATIONAL LIFE INS CO (1678):					50.00		
MIDWEST BREATHING AIR L.L.C. (640)							
23660	1	Invoice	ANNUAL SCBA COMPRESSOR MAINTENANC	12/19/2019	599.40	07/20	100-21-22-5140-299
Total 23660:					599.40		
Total MIDWEST BREATHING AIR L.L.C. (640):					599.40		
MISSISSIPPI LIME COMPANY (652)							
1467903	1	Invoice	QUICKLIME 24.220 T	12/16/2019	4,117.40	07/20	602-23-61-5641-318
Total 1467903:					4,117.40		
Total MISSISSIPPI LIME COMPANY (652):					4,117.40		
MORALEZ, MARIANA ALARCON (6786)							
714726422	1	Invoice	CUSTOMER DEPOSIT REFUND	12/31/2019	10.21	07/20	601-21011
Total 714726422:					10.21		
Total MORALEZ, MARIANA ALARCON (6786):					10.21		
MUNICIPAL SUPPLY, INC. (672)							
0750698-IN	1	Invoice	6"x15" REPAIR CLAMP	12/20/2019	196.00	07/20	602-23-62-5662-318
Total 0750698-IN:					196.00		
0751117-IN	1	Invoice	6"x15" REPAIR CLAMP	12/27/2019	196.00	07/20	602-23-62-5662-318
Total 0751117-IN:					196.00		
Total MUNICIPAL SUPPLY, INC. (672):					392.00		
NAPA AUTO PARTS (677)							
886378	1	Invoice	2.5 DEF	12/05/2019	41.94	07/20	204-23-30-5310-314

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 886378					41.94		
886541	1	Invoice	STOCK PARTS	12/09/2019	207.60	07/20	204-23-30-5310-314
Total 886541					207.60		
886619	1	Invoice	CLAMPS	12/10/2019	62.22	07/20	204-23-30-5310-314
Total 886619					62.22		
886633	1	Invoice	FLEX TUBING & CLAMP	12/10/2019	59.17	07/20	204-23-30-5310-314
Total 886633					59.17		
886639	1	Invoice	CLAMPS RETURNED	12/10/2019	62.22	07/20	204-23-30-5310-314
Total 886639					62.22		
886980	1	Invoice	STOCK PARTS	12/16/2019	333.81	07/20	204-23-30-5310-314
Total 886980					333.81		
886983	1	Invoice	ANTIFREEZE	12/16/2019	174.48	07/20	204-23-30-5310-314
Total 886983					174.48		
887029	1	Invoice	RETURN BULB	12/17/2019	7.08	07/20	204-23-30-5310-314
Total 887029					7.08		
Total NAPA AUTO PARTS (677)					809.92		
O'HALLORAN INTERNATIONAL (718)							
31P58217	1	Invoice	OIL PAN GASKET - ST#21	12/05/2019	69.43	07/20	204-23-30-5310-314
Total 31P58217					69.43		
31P58234	1	Invoice	OIL PAN - ST#21	12/06/2019	530.90	07/20	204-23-30-5310-314
Total 31P58234					530.90		
Total O'HALLORAN INTERNATIONAL (718)					600.33		
ON-HOLD PRODUCTIONS (726)							
6240	1	Invoice	ON HOLD MESSAGE - JAN 2020	12/26/2019	15.20	07/20	100-22-12-5370-210
6240	2	Invoice	ON HOLD MESSAGE - JAN 2020	12/26/2019	41.80	07/20	601-23-81-5930-210
6240	3	Invoice	ON HOLD MESSAGE - JAN 2020	12/26/2019	9.50	07/20	602-23-81-5930-210
6240	4	Invoice	ON HOLD MESSAGE - JAN 2020	12/26/2019	9.50	07/20	603-23-81-5930-210
Total 6240					76.00		
Total ON-HOLD PRODUCTIONS (726)					76.00		
O'REILLY AUTOMOTIVE, INC. (727)							
0357-448989	1	Invoice	2 BUCKET RELEASE HYD HOSE - ST#18	12/12/2019	110.08	07/20	204-23-30-5310-314

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 0357-448989:					110.08		
0357-449003	1	Invoice	80-90 GEAR OIL	12/12/2019	145.98	07/20	204-23-30-5310-314
Total 0357-449003:					145.98		
0357-449013	1	Invoice	BLUE DEF	12/12/2019	59.88	07/20	602-23-61-5935-315
Total 0357-449013:					59.88		
0357-449383	1	Invoice	LEFT INNER DOOR HANDLE - LINE#3	12/18/2019	95.49	07/20	204-23-30-5310-314
Total 0357-449383:					95.49		
Total O'REILLY AUTOMOTIVE, INC. (727):					411.43		
PB ELECTRONICS INC. (5892)							
137566	1	Invoice	SPEED GUN	10/01/2019	915.00	07/20	100-21-21-5110-318
Total 137566:					915.00		
Total PB ELECTRONICS INC. (5892):					915.00		
PETERSON, STEVE (5087)							
091319	1	Invoice	PRE-EMPLOYMENT POLYGRAPHS	09/13/2019	450.00	07/20	100-21-21-5110-319
Total 091319:					450.00		
Total PETERSON, STEVE (5087):					450.00		
PITNEY BOWES-RESERVE ACCT (758)							
010220	1	Invoice	PREPAID POSTAGE	01/02/2020	3,500.00	07/20	100-11210
Total 010220:					3,500.00		
1014475579	1	Invoice	MTC AGMT/POSTAGE MACHINE CONNECT	12/10/2019	14.04	07/20	100-24-14-5435-225
1014475579	2	Invoice	MTC AGMT/POSTAGE MACHINE CONNECT	12/10/2019	101.40	07/20	601-23-80-5931-225
1014475579	3	Invoice	MTC AGMT/POSTAGE MACHINE CONNECT	12/10/2019	31.20	07/20	602-23-80-5931-225
1014475579	4	Invoice	MTC AGMT/POSTAGE MACHINE CONNECT	12/10/2019	9.36	07/20	603-23-80-5931-225
Total 1014475579:					156.00		
1014629189	1	Invoice	FOLDER/INSERTER MAINT AGMT	12/20/2019	64.87	07/20	100-24-14-5435-225
1014629189	2	Invoice	FOLDER/INSERTER MAINT AGMT	12/20/2019	468.54	07/20	601-23-80-5931-225
1014629189	3	Invoice	FOLDER/INSERTER MAINT AGMT	12/20/2019	144.17	07/20	602-23-80-5931-225
1014629189	4	Invoice	FOLDER/INSERTER MAINT AGMT	12/20/2019	43.25	07/20	603-23-80-5931-225
Total 1014629189:					720.83		
Total PITNEY BOWES-RESERVE ACCT (758):					4,376.83		
POWER LINE SUPPLY (6581)							
56424948	1	Invoice	WINTER GLOVES (13 pr)	12/03/2019	320.35	07/20	601-23-52-5588-312
Total 56424948:					320.35		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total POWER LINE SUPPLY (6581):					320.35		
PRAIRIE ENERGY COOPERATIVE (768)							
120919	1	Invoice	AIRPORT ELECTRICITY	12/09/2019	512.60	07/20	205-23-45-5372-237
Total 120919:					512.60		
120919	CEN	1 Invoice	ELECTRICITY/HANGAR - CENTER BAY	12/09/2019	31.34	07/20	205-23-45-5372-237
Total 120919 CENTER:					31.34		
120919	EAS	1 Invoice	ELECTRICITY/HANGAR EAST BAY	12/09/2019	41.65	07/20	205-23-45-5372-237
Total 120919 EAST:					41.65		
120919	WES	1 Invoice	ELECTRICITY/HANGAR - WEST BAY	12/09/2019	34.61	07/20	205-23-45-5372-237
Total 120919 WEST:					34.61		
120919+	1	Invoice	AIRPORT RUNWAY LIGHTING	12/09/2019	176.60	07/20	205-23-45-5372-237
Total 120919+:					176.60		
Total PRAIRIE ENERGY COOPERATIVE (768)					796.80		
PRINTING SERVICES, INC. (1130)							
678451-0	1	Invoice	HANGING DIVIDERS	11/12/2019	32.63	07/20	204-23-30-5310-316
678451-0	2	Invoice	BANDAGES & PAIN RELIEVER	11/12/2019	43.66	07/20	204-23-30-5310-319
Total 678451-0:					76.29		
678594-0	1	Invoice	MISC OFFICE SUPPLIES	11/14/2019	2.97	07/20	100-24-12-5430-316
678594-0	2	Invoice	MISC OFFICE SUPPLIES	11/14/2019	9.92	07/20	601-23-81-5921-316
678594-0	3	Invoice	MISC OFFICE SUPPLIES	11/14/2019	5.95	07/20	602-23-81-5921-316
678594-0	4	Invoice	MISC OFFICE SUPPLIES	11/14/2019	.99	07/20	603-23-81-5921-316
678594-0	5	Invoice	MISC OFFICE SUPPLIES	11/14/2019	18.17	07/20	100-21-18-5190-316
Total 678594-0:					38.00		
678611-0	1	Invoice	MISC OFFICE SUPPLIES	11/15/2019	11.31	07/20	100-24-12-5430-316
678611-0	2	Invoice	MISC OFFICE SUPPLIES	11/15/2019	37.71	07/20	601-23-81-5921-316
678611-0	3	Invoice	MISC OFFICE SUPPLIES	11/15/2019	22.62	07/20	602-23-81-5921-316
678611-0	4	Invoice	MISC OFFICE SUPPLIES	11/15/2019	3.77	07/20	603-23-81-5921-316
Total 678611-0:					75.41		
679298-0	1	Invoice	MISC OFFICE SUPPLIES	12/05/2019	22.43	07/20	100-24-18-5470-316
679298-0	2	Invoice	MISC OFFICE SUPPLIES	12/05/2019	55.87	07/20	100-21-18-5190-316
679298-0	3	Invoice	MISC OFFICE SUPPLIES	12/05/2019	11.87	07/20	100-24-12-5430-316
679298-0	4	Invoice	MISC OFFICE SUPPLIES	12/05/2019	39.58	07/20	601-23-81-5921-316
679298-0	5	Invoice	MISC OFFICE SUPPLIES	12/05/2019	23.75	07/20	602-23-81-5921-316
679298-0	6	Invoice	MISC OFFICE SUPPLIES	12/05/2019	3.96	07/20	603-23-81-5921-316
Total 679298-0:					157.46		
679299-0	1	Invoice	2 DESK CALENDARS	12/05/2019	29.98	07/20	100-22-42-5233-316

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 679299-0:					29.98		
Total PRINTING SERVICES INC (1130):					377.14		
RECIO, SABRINA (6959)							
123119	1	Invoice	ELECTRIC REFUND	12/31/2019	16.00	07/20	601-23-80-5903-980
Total 123119:					16.00		
Total RECIO, SABRINA (6959):					16.00		
REES HYDRAULIC SALES & SVC. (5581)							
14245	1	Invoice	REBUILD HYD CYCL FOR KUBOTA BLADE	12/19/2019	79.68	07/20	100-22-42-5210-227
Total 14245:					79.68		
Total REES HYDRAULIC SALES & SVC. (5581):					79.68		
REGISTER MEDIA (5383)							
0003029521	1	Invoice	POLICE OFFICER ADV	11/30/2019	1,614.05	07/20	100-21-21-5110-210
Total 0003029521:					1,614.05		
Total REGISTER MEDIA (5383):					1,614.05		
REMAX CONCEPTS BOONE (6960)							
1215020105	1	Invoice	CUSTOMER DEPOSIT REFUND	01/02/2020	118.76	07/20	601-21011
Total 1215020105:					118.76		
Total REMAX CONCEPTS BOONE (6960):					118.76		
RICOH USA, INC. (4831)							
103058653	1	Invoice	COPY MACHINE LEASE/COPY CHARGE	12/06/2019	154.46	07/20	100-21-21-5110-225
Total 103058653:					154.46		
Total RICOH USA, INC. (4831):					154.46		
RJ THOMAS MANUFACTURING CO (1760)							
217395	1	Invoice	25 REPLACEMENT PLANKS FOR PICNIC TAB	12/09/2019	845.00	07/20	100-22-42-5210-318
Total 217395:					845.00		
Total RJ THOMAS MANUFACTURING CO (1760):					845.00		
SCHUMACHER ELEVATOR COMPANY (843)							
90482251	1	Invoice	ANNUAL ELEVATOR SAFETY TEST	12/13/2019	500.00	07/20	602-23-61-5642-299
Total 90482251:					500.00		
Total SCHUMACHER ELEVATOR COMPANY (843):					500.00		
SHERIDAN, JEFF (6838)							
111219	1	Invoice	ENERGY EFFICIENCY REBATE	11/12/2019	75.00	07/20	601-23-36-5930-979
111219	2	Invoice	LED LIGHTING REBATE	11/12/2019	28.74	07/20	601-23-36-5930-979
111219	3	Invoice	CORN BELT LED LIGHTING REBATE	11/12/2019	28.74	07/20	601-23-53-5930-979

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 111219:					132.48		
Total SHERIDAN, JEFF (6838):					132.48		
SHIMKAT MOTOR COMPANY (865)							
51616	1	Invoice	FILTER & TRANS LINES - POLICE #8	12/12/2019	128.78	07/20	204-23-30-5310-314
Total 51616:					128.78		
Total SHIMKAT MOTOR COMPANY (865):					128.78		
SIOUX SALES COMPANY (5795)							
188453	1	Invoice	SMITH & WESSON PISTOL	12/19/2019	435.00	07/20	100-21-21-5110-312
Total 188453:					435.00		
Total SIOUX SALES COMPANY (5795):					435.00		
SPARKS, CLINT (6955)							
810620613	1	Invoice	CUSTOMER DEPOSIT REFUND	12/17/2019	66.69	07/20	601-21011
Total 810620613:					66.69		
Total SPARKS, CLINT (6955):					66.69		
STORM FLYING SERVICE, INC. (911)							
010220	1	Invoice	AIRPORT MANAGER FEE - JAN 2020	01/02/2020	3,666.67	07/20	205-23-45-5372-299
Total 010220:					3,666.67		
Total STORM FLYING SERVICE, INC (911):					3,666.67		
STUART C. IRBY COMPANY (3585)							
S011601678	1	Invoice	T-BRACKETS	12/18/2019	438.70	07/20	601-23-52-5588-318
Total S011601678.011:					438.70		
Total STUART C. IRBY COMPANY (3585):					438.70		
SUMMERS' ENTERPRISE INC. (6915)							
PYMT #2-FIN	1	Invoice	INGRAHAM WATERMAIN REPAIR PROJECT -	12/03/2019	2,375.00	07/20	602-23-62-5673-870
Total PYMT #2-FINAL:					2,375.00		
Total SUMMERS' ENTERPRISE INC (6915):					2,375.00		
SVENSON, JOHN K. (5068)							
120919	1	Invoice	ENERGY EFFICIENCY REBATE	12/09/2019	48.07	07/20	601-23-36-5930-979
120919	2	Invoice	ENERGY EFFICIENCY REBATE	12/09/2019	75.00	07/20	601-23-36-5930-979
Total 120919:					123.07		
Total SVENSON, JOHN K (5068):					123.07		
SYNC/AMAZON (6343)							
4376483568	1	Invoice	PAGER BATTERIES	12/03/2019	45.50	07/20	100-21-21-5110-318

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 437648356889					45.50		
4387887546	1	Invoice	UNIFORM EXPENSES - NEW OFFICER	11/17/2019	330.56	07/20	100-21-21-5110-312
Total 438788754677					330.56		
4468687975	1	Invoice	RETURN SUBMERSIBLE WATER PUMP	10/16/2019	274.97	07/20	602-23-62-5662-318
Total 446868797566					274.97		
4474743673	1	Invoice	VEHICLE EXPENSE	10/11/2019	55.96	07/20	100-21-21-5110-314
Total 447474367337					55.96		
4484766677	1	Invoice	REPLACEMENT MONITORS	11/01/2019	102.75	07/20	100-24-16-5420-317
4484766677	2	Invoice	REPLACEMENT MONITORS	11/01/2019	376.72	07/20	601-24-16-5921-317
4484766677	3	Invoice	REPLACEMENT MONITORS	11/01/2019	102.74	07/20	602-24-16-5921-317
4484766677	4	Invoice	REPLACEMENT MONITORS	11/01/2019	102.74	07/20	603-24-16-5921-317
Total 448476667755					684.95		
4555365959	1	Invoice	IPAD COVER	11/19/2019	15.00	07/20	601-23-80-5905-318
4555365959	2	Invoice	IPAD COVER	11/19/2019	14.99	07/20	602-23-80-5903-318
Total 455536595933					29.99		
4565855867	1	Invoice	MONITOR STAND	10/30/2019	22.50	07/20	100-24-16-5420-317
4565855867	2	Invoice	MONITOR STAND	10/30/2019	82.50	07/20	601-24-16-5921-317
4565855867	3	Invoice	MONITOR STAND	10/30/2019	22.50	07/20	602-24-16-5921-317
4565855867	4	Invoice	MONITOR STAND	10/30/2019	22.49	07/20	603-24-16-5921-317
Total 456585586785					149.99		
4598758598	1	Invoice	TONER CARTRIDGE	11/27/2019	12.90	07/20	100-24-16-5420-317
4598758598	2	Invoice	TONER CARTRIDGE	11/27/2019	47.30	07/20	601-24-16-5921-317
4598758598	3	Invoice	TONER CARTRIDGE	11/27/2019	12.90	07/20	602-24-16-5921-317
4598758598	4	Invoice	TONER CARTRIDGE	11/27/2019	12.90	07/20	603-24-16-5921-317
Total 459875859894					86.00		
4648385876	1	Invoice	BLUETOOTH HEADSET	11/25/2019	21.38	07/20	204-23-30-5310-318
4648385876	2	Invoice	BLUETOOTH HEADSET	11/25/2019	6.50	07/20	602-23-62-5662-318
4648385876	3	Invoice	BLUETOOTH HEADSET	11/25/2019	3.10	07/20	603-23-71-5662-318
Total 464838587657					30.98		
4674588597	1	Invoice	UNIFORM EXPENSE	11/12/2019	22.39	07/20	100-21-21-5110-312
Total 467458859764					22.39		
4686439636	1	Invoice	ELECTRIC WATER PUMP	11/26/2019	280.97	07/20	602-23-62-5662-311
Total 468643963636					280.97		
4757633865	1	Invoice	HDMI CABLES	11/25/2019	8.05	07/20	100-24-16-5420-317
4757633865	2	Invoice	HDMI CABLES	11/25/2019	29.55	07/20	601-24-16-5921-317
4757633865	3	Invoice	HDMI CABLES	11/25/2019	8.05	07/20	602-24-16-5921-317

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
4757633865	4	Invoice	HDMI CABLES	11/25/2019	8.05	07/20	603-24-16-5921-317
Total 475763386566:					53.70		
4989596743	1	Invoice	CAT 7 CABLES	11/28/2019	14.92	07/20	100-24-16-5420-317
4989596743	2	Invoice	CAT 7 CABLES	11/28/2019	54.73	07/20	601-24-16-5921-317
4989596743	3	Invoice	CAT 7 CABLES	11/28/2019	14.92	07/20	602-24-16-5921-317
4989596743	4	Invoice	CAT 7 CABLES	11/28/2019	14.93	07/20	603-24-16-5921-317
Total 498959674394:					99.50		
5365635553	1	Invoice	REPLACEMENT KEYBOARDS/BIT SET	11/10/2019	30.08	07/20	100-24-16-5420-317
5365635553	2	Invoice	REPLACEMENT KEYBOARDS/BIT SET	11/10/2019	110.34	07/20	601-24-16-5921-317
5365635553	3	Invoice	REPLACEMENT KEYBOARDS/BIT SET	11/10/2019	30.08	07/20	602-24-16-5921-317
5365635553	4	Invoice	REPLACEMENT KEYBOARDS/BIT SET	11/10/2019	30.08	07/20	603-24-16-5921-317
Total 536563555344:					200.58		
5373343834	1	Invoice	DRYER SUPPLIES	11/01/2019	14.50	07/20	100-24-36-5480-318
5373343834	2	Invoice	DRYER SUPPLIES	11/01/2019	10.35	07/20	601-23-36-5480-318
5373343834	3	Invoice	DRYER SUPPLIES	11/01/2019	8.29	07/20	602-23-36-5480-318
5373343834	4	Invoice	DRYER SUPPLIES	11/01/2019	8.29	07/20	603-23-36-5480-318
Total 537334383478:					41.43		
5375387893	1	Invoice	UNIFORM BOOTS	11/08/2019	149.95	07/20	100-21-21-5110-312
Total 537538789354:					149.95		
5455445365	1	Invoice	REPLACEMENT CAT7 CABLES	11/28/2019	14.92	07/20	100-24-16-5420-317
5455445365	2	Invoice	REPLACEMENT CAT7 CABLES	11/28/2019	54.74	07/20	601-24-16-5921-317
5455445365	3	Invoice	REPLACEMENT CAT7 CABLES	11/28/2019	14.92	07/20	602-24-16-5921-317
5455445365	4	Invoice	REPLACEMENT CAT7 CABLES	11/28/2019	14.92	07/20	603-24-16-5921-317
Total 545544536558:					99.50		
5594897394	1	Invoice	TONER CARTRIDGE	11/15/2019	49.95	07/20	100-23-42-5371-316
Total 559489739444:					49.95		
5689865979	1	Invoice	REPLACEMENT PC MONITORS/PD	10/18/2019	68.91	07/20	100-24-16-5420-317
5689865979	2	Invoice	REPLACEMENT PC MONITORS/PD	10/18/2019	252.71	07/20	601-24-16-5921-317
5689865979	3	Invoice	REPLACEMENT PC MONITORS/PD	10/18/2019	68.92	07/20	602-24-16-5921-317
5689865979	4	Invoice	REPLACEMENT PC MONITORS/PD	10/18/2019	68.92	07/20	603-24-16-5921-317
Total 568986597976:					459.46		
5773667849	1	Invoice	MISC CABLES/WIRELESS MOUSE-KEYBOAR	10/26/2019	37.82	07/20	100-24-16-5420-317
5773667849	2	Invoice	MISC CABLES/WIRELESS MOUSE-KEYBOAR	10/26/2019	138.69	07/20	601-24-16-5921-317
5773667849	3	Invoice	MISC CABLES/WIRELESS MOUSE-KEYBOAR	10/26/2019	37.82	07/20	602-24-16-5921-317
5773667849	4	Invoice	MISC CABLES/WIRELESS MOUSE-KEYBOAR	10/26/2019	37.82	07/20	603-24-16-5921-317
Total 577366784948:					252.15		
5854434468	1	Invoice	INK CARTRIDGE	12/05/2019	120.00	07/20	603-23-70-5921-316
Total 585443446895:					120.00		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
6398464738	1	Invoice	HAT/#681	10/21/2019	14.24	07/20	100-21-21-5110-312
6398464738	2	Invoice	VEHICLE EXPENSE	10/21/2019	4.99	07/20	100-21-21-5110-314
6398464738	3	Invoice	CAR WAX	10/21/2019	29.95	07/20	100-21-21-5110-314
6398464738	4	Invoice	UNIFORM BOOTS	10/21/2019	139.95	07/20	100-21-21-5110-312
Total 639846473884:					189.13		
6449835736	1	Invoice	VEHICLE EXPENSE	10/30/2019	4.83	07/20	100-21-21-5110-314
Total 644983573647:					4.83		
6574559453	1	Invoice	ROPE LIGHTS	11/23/2019	1,000.00	07/20	260-23-36-5393-318
6574559453	2	Invoice	ROPE LIGHTS	11/23/2019	442.06	07/20	601-23-36-5393-318
Total 657455945338:					1,442.06		
6744393983	1	Invoice	VEHICLE EXPENSE	12/02/2019	129.95	07/20	100-21-21-5110-314
Total 674439398389:					129.95		
7335949787	1	Invoice	TRAINING EXPENSES	11/08/2019	59.95	07/20	100-21-21-5110-231
Total 733594978755:					59.95		
7346875679	1	Invoice	REPLACEMENT MONITORS	11/09/2019	65.99	07/20	100-24-16-5420-317
7346875679	2	Invoice	REPLACEMENT MONITORS	11/09/2019	241.99	07/20	601-24-16-5921-317
7346875679	3	Invoice	REPLACEMENT MONITORS	11/09/2019	65.99	07/20	602-24-16-5921-317
7346875679	4	Invoice	REPLACEMENT MONITORS	11/09/2019	65.99	07/20	603-24-16-5921-317
Total 734687567948:					439.96		
7433696576	1	Invoice	VEHICLE SUPPLIES	11/01/2019	149.56	07/20	100-21-21-5110-314
7433696576	2	Invoice	BOOTS	11/01/2019	139.95	07/20	100-21-21-5110-312
Total 743369657686:					289.51		
7535493896	1	Invoice	OPERATING SUPPLIES	10/12/2019	10.21	07/20	100-21-21-5110-318
Total 753549389699:					10.21		
7566775664	1	Invoice	OFFICE SUPPLIES	11/08/2019	73.32	07/20	204-23-30-5310-316
Total 756677566458:					73.32		
7976939384	1	Invoice	VEHICLE EXPENSE	11/20/2019	54.80	07/20	100-21-21-5110-314
Total 797693938494:					54.80		
8693338739	1	Invoice	VEHICLE EXPENSE	11/19/2019	27.28	07/20	100-21-21-5110-314
Total 869333873967:					27.28		
8793966755	1	Invoice	OFFICE SUPPLIES	10/13/2019	29.79	07/20	100-21-21-5110-316
Total 879396675597:					29.79		
8857868379	1	Invoice	PRINTER CARTRIDGE	11/12/2019	7.20	07/20	100-24-14-5435-316
8857868379	2	Invoice	PRINTER CARTRIDGE	11/12/2019	51.99	07/20	601-23-80-5921-316

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
8857868379	3	Invoice	PRINTER CARTRIDGE	11/12/2019	16.00	07/20	602-23-80-5921-316
8857868379	4	Invoice	PRINTER CARTRIDGE	11/12/2019	4.80	07/20	603-23-80-5921-316
Total 885786837999:					79.99		
9387874956	1	Invoice	REPLACEMENT TONER	11/28/2019	11.64	07/20	100-24-16-5420-317
9387874956	2	Invoice	REPLACEMENT TONER	11/28/2019	42.69	07/20	601-24-16-5921-317
9387874956	3	Invoice	REPLACEMENT TONER	11/28/2019	11.64	07/20	602-24-16-5921-317
9387874956	4	Invoice	REPLACEMENT TONER	11/28/2019	11.64	07/20	603-24-16-5921-317
9387874956	5	Invoice	REPLACEMENT TONER	11/28/2019	77.61	07/20	601-23-52-5921-316
Total 938787495699:					155.22		
9457747486	1	Invoice	BATTERY HOLD DOWN	10/30/2019	6.39	07/20	100-21-21-5110-318
Total 945774748655:					6.39		
9583438934	1	Invoice	OFFICE SUPPLIES	11/08/2019	39.68	07/20	100-21-21-5110-316
Total 958343893455:					39.68		
9678365366	1	Invoice	BATTERIES FOR RADIOS	10/17/2019	199.76	07/20	204-23-30-5310-318
9678365366	2	Invoice	BATTERIES FOR RADIOS	10/17/2019	60.80	07/20	602-23-62-5662-318
9678365366	3	Invoice	BATTERIES FOR RADIOS	10/17/2019	28.94	07/20	603-23-71-5662-318
Total 967836536688:					289.50		
9849599853	1	Invoice	VEHICLE EXPENSE	12/02/2019	110.98	07/20	100-21-21-5110-314
Total 984959985349:					110.98		
9937899455	1	Invoice	REPLACEMENT CABLES	11/27/2019	29.85	07/20	100-24-16-5420-317
9937899455	2	Invoice	REPLACEMENT CABLES	11/27/2019	109.45	07/20	601-24-16-5921-317
9937899455	3	Invoice	REPLACEMENT CABLES	11/27/2019	29.85	07/20	602-24-16-5921-317
9937899455	4	Invoice	REPLACEMENT CABLES	11/27/2019	29.85	07/20	603-24-16-5921-317
Total 993789945555:					199.00		
Total SYNC/AMAZON (6343):					6,600.09		
TEMPUS NOVA, INC. (6657)							
6137	1	Invoice	G-SUITE LICENSES	12/15/2019	6.25	07/20	100-24-16-5420-215
6137	2	Invoice	G-SUITE LICENSES	12/15/2019	22.90	07/20	601-24-16-5930-215
6137	3	Invoice	G-SUITE LICENSES	12/15/2019	6.25	07/20	602-24-16-5930-215
6137	4	Invoice	G-SUITE LICENSES	12/15/2019	6.25	07/20	603-24-16-5930-215
Total 6137:					41.65		
Total TEMPUS NOVA, INC. (6657):					41.65		
THE AMERICAN BOTTLING CO. (4800)							
3446008454	1	Invoice	POP/BEVERAGES FOR RESALE-FULLER HA	12/12/2019	193.68	07/20	100-22-42-5233-323
Total 3446008454:					193.68		
Total THE AMERICAN BOTTLING CO. (4800):					193.68		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
TOLLE AUTOMOTIVE, INC. (3188)							
14825	1	Invoice	LF TIRE REPAIR - ST#17	12/09/2019	116.14	07/20	204-23-30-5310-227
Total 14825:					116.14		
14842	1	Invoice	TIRE REPLACEMENT - ST#27	12/11/2019	364.71	07/20	204-23-30-5310-227
Total 14842:					364.71		
14845	1	Invoice	REPLACE TIRE ON 16' TRAILER - #67	12/11/2019	83.14	07/20	100-22-42-5210-227
Total 14845:					83.14		
14889	1	Invoice	PROPANE TRAILER (REPLACED TIRE W/ US	12/18/2019	37.14	07/20	100-23-42-5371-227
Total 14889:					37.14		
Total TOLLE AUTOMOTIVE, INC. (3188):					601.13		
TRUCK EQUIPMENT, INC. (1630)							
294441	1	Invoice	CUTTING EDGE KIT (2019 RAM W/ PLOW)	12/03/2019	354.50	07/20	100-22-42-5210-314
Total 294441:					354.50		
294444	1	Invoice	6 STROBE WARNING LIGHTS (2019 RAM W/	12/19/2019	242.02	07/20	100-22-42-5210-314
Total 294444:					242.02		
Total TRUCK EQUIPMENT, INC. (1630):					596.52		
UNITED COOPERATIVE (979)							
04921	1	Invoice	GAS REPORT/GASAHOL	12/19/2019	936.10	07/20	100-21-21-5110-315
04921	2	Invoice	GAS REPORT/GASAHOL	12/19/2019	43.61	07/20	100-21-22-5140-315
04921	3	Invoice	GAS REPORT/GASAHOL	12/19/2019	252.04	07/20	204-23-30-5310-315
04921	4	Invoice	GAS REPORT/GASAHOL	12/19/2019	144.16	07/20	603-23-70-5935-315
04921	5	Invoice	GAS REPORT/GASAHOL	12/19/2019	30.99	07/20	602-23-61-5935-315
04921	6	Invoice	GAS REPORT/GASAHOL	12/19/2019	37.65	07/20	100-21-18-5190-315
04921	7	Invoice	GAS REPORT/GASAHOL	12/19/2019	415.94	07/20	601-23-52-5935-315
04921	8	Invoice	GAS REPORT/GASAHOL	12/19/2019	59.91	07/20	601-23-80-5935-315
04921	9	Invoice	GAS REPORT/GASAHOL	12/19/2019	59.91	07/20	602-23-80-5935-315
04921	10	Invoice	GAS REPORT/GASAHOL	12/19/2019	21.12	07/20	100-22-42-5233-315
04921	11	Invoice	GAS REPORT/GASAHOL	12/19/2019	57.39	07/20	100-22-42-5210-315
04921	12	Invoice	GAS REPORT/GASAHOL	12/19/2019	107.20	07/20	100-23-42-5371-315
04921	13	Invoice	GAS REPORT/GASAHOL	12/19/2019	235.57	07/20	100-24-14-5435-315
Total 04921:					2,401.59		
04936	1	Invoice	GAS REPORT/DIESEL	12/27/2019	21.25	07/20	100-21-22-5140-315
04936	2	Invoice	GAS REPORT/DIESEL	12/27/2019	500.92	07/20	204-23-30-5310-315
04936	3	Invoice	GAS REPORT/DIESEL	12/27/2019	58.53	07/20	602-23-61-5935-315
04936	4	Invoice	GAS REPORT/DIESEL	12/27/2019	140.27	07/20	601-23-52-5935-315
04936	5	Invoice	GAS REPORT/DIESEL	12/27/2019	741.54	07/20	100-24-14-5435-315
Total 04936:					1,462.51		
Total UNITED COOPERATIVE (979):					3,864.10		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
UPPER DES MOINES OPPORTUNITY (985)							
123019	1	Invoice	ELECTRIC REFUND/PEREZ	12/30/2019	449.86	07/20	601-23-80-5903-980
Total 123019:					449.86		
Total UPPER DES MOINES OPPORTUNITY (985):					449.86		
US BANK OPERATIONS CENTER (4821)							
010220	1	Invoice	PRIN PYMT-2019 EL REFUND BOND	01/02/2020	50,000.00	07/20	601-21009
010220	2	Invoice	INT PYMT-2019 EL REFUND BOND	01/02/2020	40,262.79	07/20	601-23-98-5938-911
Total 010220:					90,262.79		
Total US BANK OPERATIONS CENTER (4821):					90,262.79		
US CELLULAR (986)							
0348010899	1	Invoice	CELLULAR SERVICE	12/20/2019	230.31	07/20	100-21-21-5110-230
0348010899	2	Invoice	CELLULAR SERVICE	12/20/2019	46.84	07/20	204-23-30-5310-230
0348010899	3	Invoice	CELLULAR SERVICE	12/20/2019	34.81	07/20	601-23-52-5588-230
0348010899	4	Invoice	CELLULAR SERVICE	12/20/2019	34.81	07/20	601-23-51-5566-230
0348010899	5	Invoice	CELLULAR SERVICE	12/20/2019	48.03	07/20	100-21-18-5190-230
0348010899	6	Invoice	CELLULAR SERVICE	12/20/2019	24.01	07/20	100-24-30-5380-230
0348010899	7	Invoice	CELLULAR SERVICE	12/20/2019	24.01	07/20	601-24-30-5380-230
0348010899	8	Invoice	CELLULAR SERVICE	12/20/2019	24.01	07/20	602-24-30-5380-230
0348010899	9	Invoice	CELLULAR SERVICE	12/20/2019	24.01	07/20	603-24-30-5380-230
0348010899	10	Invoice	CELLULAR SERVICE	12/20/2019	15.82	07/20	100-24-16-5420-215
0348010899	11	Invoice	CELLULAR SERVICE	12/20/2019	58.03	07/20	601-24-16-5930-215
0348010899	12	Invoice	CELLULAR SERVICE	12/20/2019	15.83	07/20	602-24-16-5930-215
0348010899	13	Invoice	CELLULAR SERVICE	12/20/2019	15.83	07/20	603-24-16-5930-215
0348010899	14	Invoice	CELLULAR SERVICE	12/20/2019	360.99	07/20	100-21-21-5110-230
0348010899	15	Invoice	CELLULAR SERVICE	12/20/2019	10.79	07/20	100-24-12-5430-230
0348010899	16	Invoice	CELLULAR SERVICE	12/20/2019	29.67	07/20	601-23-81-5921-230
0348010899	17	Invoice	CELLULAR SERVICE	12/20/2019	6.74	07/20	602-23-81-5921-230
0348010899	18	Invoice	CELLULAR SERVICE	12/20/2019	6.74	07/20	603-23-81-5921-230
0348010899	19	Invoice	CELLULAR SERVICE	12/20/2019	53.94	07/20	100-23-43-5361-230
0348010899	20	Invoice	CELLULAR SERVICE	12/20/2019	26.97	07/20	602-23-80-5902-299
0348010899	21	Invoice	CELLULAR SERVICE	12/20/2019	26.97	07/20	601-23-80-5905-299
0348010899	22	Invoice	CELLULAR SERVICE	12/20/2019	53.94	07/20	100-21-22-5140-230
Total 0348010899:					1,173.10		
Total US CELLULAR (986):					1,173.10		
VALUTECH PEST CONTROL (6822)							
010505726	1	Invoice	PEST CONTROL/FULLER HALL	12/16/2019	32.00	07/20	100-22-42-5233-299
Total 010505726:					32.00		
010505738	1	Invoice	PEST CONTROL/SENIOR CENTER	12/16/2019	35.00	07/20	100-22-42-5280-299
Total 010505738:					35.00		
010505751	1	Invoice	PEST CONTROL/CITY HALL	12/16/2019	10.50	07/20	100-24-36-5480-226
010505751	2	Invoice	PEST CONTROL/CITY HALL	12/16/2019	7.50	07/20	601-23-36-5480-226
010505751	3	Invoice	PEST CONTROL/CITY HALL	12/16/2019	6.00	07/20	602-23-36-5480-226
010505751	4	Invoice	PEST CONTROL/CITY HALL	12/16/2019	6.00	07/20	603-23-36-5480-226

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 010505751:					30.00		
Total VALUTECH PEST CONTROL (6822):					97.00		
VANARSDALE, COURTLANDT (6957)							
714100319	1	Invoice	CUSTOMER DEPOSIT REFUND	12/17/2019	66.26	07/20	601-21011
Total 714100319:					66.26		
Total VANARSDALE, COURTLANDT (6957):					66.26		
VANDEMARK, DUSTIN (6956)							
1434900614	1	Invoice	CUSTOMER DEPOSIT REFUND	12/17/2019	21.96	07/20	601-21011
Total 1434900614:					21.96		
Total VANDEMARK, DUSTIN (6956):					21.96		
VERIZON WIRELESS (3812)							
9873975439	1	Invoice	GPS UNIT PHONE	12/10/2019	40.01	07/20	100-23-31-5420-230
9873975439	2	Invoice	GPS UNIT PHONE	12/10/2019	40.01	07/20	601-23-31-5420-230
9873975439	3	Invoice	GPS UNIT PHONE	12/10/2019	40.01	07/20	602-23-31-5420-230
9873975439	4	Invoice	GPS UNIT PHONE	12/10/2019	40.01	07/20	603-23-31-5420-230
9873975439	5	Invoice	CITY MGR/CELL PHONE SVC	12/10/2019	8.58	07/20	100-24-12-5430-230
9873975439	6	Invoice	CITY MGR/CELL PHONE SVC	12/10/2019	23.58	07/20	601-23-81-5921-230
9873975439	7	Invoice	CITY MGR/CELL PHONE SVC	12/10/2019	5.36	07/20	602-23-81-5921-230
9873975439	8	Invoice	CITY MGR/CELL PHONE SVC	12/10/2019	5.36	07/20	603-23-81-5921-230
Total 9873975439					202.92		
Total VERIZON WIRELESS (3812):					202.92		
WEBSTER CITY AUTO CENTER (5731)							
15364	1	Invoice	PROGRAM REMOTE KEY	12/16/2019	138.43	07/20	100-21-21-5110-314
Total 15364					138.43		
Total WEBSTER CITY AUTO CENTER (5731):					138.43		
WEBSTER CITY TRUE VALUE (2155)							
139860	1	Invoice	WIRE HOOK/HOOK VALU PAK	12/03/2019	5.42	07/20	100-24-36-5480-318
139860	2	Invoice	WIRE HOOK/HOOK VALU PAK	12/03/2019	3.87	07/20	601-23-36-5480-318
139860	3	Invoice	WIRE HOOK/HOOK VALU PAK	12/03/2019	3.10	07/20	602-23-36-5480-318
139860	4	Invoice	WIRE HOOK/HOOK VALU PAK	12/03/2019	3.09	07/20	603-23-36-5480-318
Total 139860:					15.48		
140064	1	Invoice	RV ANTIFREEZE FOR DEPOT	12/11/2019	19.16	07/20	100-22-42-5221-318
140064	2	Invoice	BATTERIES OH DOOR & TRAIL CAMERAS	12/11/2019	61.75	07/20	100-22-42-5210-318
Total 140064:					80.91		
140085	1	Invoice	FURNACE PARTS FOR CEMETERY BLDG	12/12/2019	49.96	07/20	100-23-42-5371-310
140085	2	Invoice	9V BATTERIES	12/12/2019	33.98	07/20	100-22-42-5210-318
Total 140085:					83.94		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
140105	1	Invoice	18" PIPE WRENCH	12/12/2019	48.99	07/20	100-23-42-5371-311
140105	2	Invoice	REPAIR PARTS	12/12/2019	26.97	07/20	100-23-42-5371-310
Total 140105:					75.96		
140128	1	Invoice	RETURN FURNACE PART FOR CEMETERY B	12/13/2019	12.99	07/20	100-23-42-5371-310
Total 140128:					12.99		
140133	1	Invoice	SUPPLIES FOR SAMPSON ROOM	12/13/2019	117.16	07/20	100-22-42-5233-318
Total 140133:					117.16		
140196	1	Invoice	UPS SHIPPING FEE	12/16/2019	14.96	07/20	602-23-61-5921-221
Total 140196:					14.96		
140263	1	Invoice	LOCKS FOR CABINS	12/18/2019	19.98	07/20	100-22-42-5221-310
140263	2	Invoice	FURNACE ADP 6-7"	12/18/2019	16.49	07/20	100-23-42-5371-310
140263	3	Invoice	5 BLADE CRIMPER	12/18/2019	35.99	07/20	100-23-42-5371-311
Total 140263:					72.46		
140337	1	Invoice	TOILET CLEANER	12/22/2019	5.58	07/20	100-21-22-5140-318
Total 140337:					5.58		
140346	1	Invoice	CHAIN	12/23/2019	2.97	07/20	100-23-43-5361-318
Total 140346:					2.97		
140456	1	Invoice	BATTERIES/SIZE D	12/30/2019	4.89	07/20	100-24-36-5480-318
140456	2	Invoice	BATTERIES/SIZE D	12/30/2019	3.50	07/20	601-23-36-5480-318
140456	3	Invoice	BATTERIES/SIZE D	12/30/2019	2.80	07/20	602-23-36-5480-318
140456	4	Invoice	BATTERIES/SIZE D	12/30/2019	2.80	07/20	603-23-36-5480-318
Total 140456:					13.99		
Total WEBSTER CITY TRUE VALUE (2155):					470.42		
WELCH, CARLA (6961)							
080119	1	Invoice	ENERGY EFFICIENCY REBATE	08/01/2019	75.00	07/20	601-23-36-5930-979
080119	2	Invoice	LED LIGHTING REBATE	08/01/2019	17.56	07/20	601-23-36-5930-979
080119	3	Invoice	CORN BELT LED LIGHTING REBATE	08/01/2019	17.56	07/20	601-23-53-5930-979
Total 080119:					110.12		
Total WELCH, CARLA (6961):					110.12		
WIEDEMEIR, PATRICK (6962)							
123119	1	Invoice	ELECTRIC REFUND	12/31/2019	39.30	07/20	601-23-80-5903-980
Total 123119:					39.30		
Total WIEDEMEIR, PATRICK (6962):					39.30		
WILLIAMS & COMPANY P.C. (3390)							
137628	1	Invoice	FY19 AUDIT SERVICES	12/11/2019	332.55	07/20	100-24-14-5435-212

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
137628	2	Invoice	FY19 AUDIT SERVICES	12/11/2019	2,401.75	07/20	601-23-80-5923-212
137628	3	Invoice	FY19 AUDIT SERVICES	12/11/2019	739.00	07/20	602-23-80-5923-212
137628	4	Invoice	FY19 AUDIT SERVICES	12/11/2019	221.70	07/20	603-23-80-5923-212
137628	5	Invoice	FY19 AFR	12/11/2019	270.00	07/20	100-24-14-5435-212
137628	6	Invoice	FY19 AFR	12/11/2019	1,950.00	07/20	601-23-80-5923-212
137628	7	Invoice	FY19 AFR	12/11/2019	600.00	07/20	602-23-80-5923-212
137628	8	Invoice	FY19 AFR	12/11/2019	180.00	07/20	603-23-80-5923-212
Total 137628:					6,695.00		
Total WILLIAMS & COMPANY P.C. (3390):					6,695.00		
WOOLSTOCK MUTUAL TELEPHONE ASN (1054)							
839-1086 01/	1	Invoice	INTERNET SERVICE	01/01/2020	3.03	07/20	100-24-14-5435-230
839-1086 01/	2	Invoice	INTERNET SERVICE	01/01/2020	21.90	07/20	601-23-80-5903-230
839-1086 01/	3	Invoice	INTERNET SERVICE	01/01/2020	6.74	07/20	602-23-80-5921-230
839-1086 01/	4	Invoice	INTERNET SERVICE	01/01/2020	2.02	07/20	603-23-80-5921-230
839-1086 01/	5	Invoice	INTERNET SERVICE	01/01/2020	3.61	07/20	100-24-12-5430-230
839-1086 01/	6	Invoice	INTERNET SERVICE	01/01/2020	12.03	07/20	601-23-81-5921-230
839-1086 01/	7	Invoice	INTERNET SERVICE	01/01/2020	7.22	07/20	602-23-81-5921-230
839-1086 01/	8	Invoice	INTERNET SERVICE	01/01/2020	1.20	07/20	603-23-81-5921-230
839-1086 01/	9	Invoice	INTERNET SERVICE	01/01/2020	6.02	07/20	100-24-30-5380-230
839-1086 01/	10	Invoice	INTERNET SERVICE	01/01/2020	6.02	07/20	601-24-30-5380-230
839-1086 01/	11	Invoice	INTERNET SERVICE	01/01/2020	6.02	07/20	602-24-30-5380-230
839-1086 01/	12	Invoice	INTERNET SERVICE	01/01/2020	6.00	07/20	603-24-30-5380-230
839-1086 01/	13	Invoice	INTERNET SERVICE	01/01/2020	14.44	07/20	100-21-22-5140-230
839-1086 01/	14	Invoice	INTERNET SERVICE	01/01/2020	38.50	07/20	100-21-21-5110-230
839-1086 01/	15	Invoice	INTERNET SERVICE	01/01/2020	7.22	07/20	601-23-52-5588-230
839-1086 01/	16	Invoice	INTERNET SERVICE	01/01/2020	7.22	07/20	601-23-51-5586-230
839-1086 01/	17	Invoice	INTERNET SERVICE	01/01/2020	14.44	07/20	602-23-61-5642-230
839-1086 01/	18	Invoice	INTERNET SERVICE	01/01/2020	4.81	07/20	100-23-43-5361-230
839-1086 01/	19	Invoice	INTERNET SERVICE	01/01/2020	19.25	07/20	100-22-42-5233-230
839-1086 01/	20	Invoice	INTERNET SERVICE	01/01/2020	118.62	07/20	601-24-16-5921-230
839-1086 01/	21	Invoice	INTERNET SERVICE	01/01/2020	20.85	07/20	602-24-16-5921-230
839-1086 01/	22	Invoice	INTERNET SERVICE	01/01/2020	20.84	07/20	603-24-16-5921-230
Total 839-1086 01/01/20:					348.00		
839-3034 01/	1	Invoice	INTERNET SERVICE/RSVP	01/01/2020	29.95	07/20	100-22-42-5280-230
Total 839-3034 01/01/20:					29.95		
839-6192 01/	1	Invoice	INTERNET SERVICE/DEPOT	01/01/2020	29.95	07/20	100-22-42-5221-230
Total 839-6192 01/01/20:					29.95		
839-7981 01/	1	Invoice	INTERNET SERVICE/FULLER HALL	01/01/2020	29.95	07/20	100-22-42-5233-230
Total 839-7981 01/01/20:					29.95		
Total WOOLSTOCK MUTUAL TELEPHONE ASN (1054):					437.85		
ZOMPA, SYDNEY (6958)							
1213400820	1	Invoice	CUSTOMER DEPOSIT REFUND	12/18/2019	117.13	07/20	601-21011
Total 1213400820:					117.13		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total ZOMPA, SYDNEY (6958):					117.13		
Total 01/06/2020:					324,350.50		
Grand Totals:					833,432.21		

Report GL Period Summary

GL Period	Amount
07/20	328,091.72
06/20	505,340.49
Grand Totals:	833,432.21

Vendor number hash: 891234
 Vendor number hash - split: 1843880
 Total number of invoices: 256
 Total number of transactions: 557

Terms Description	Invoice Amount	Net Invoice Amount
Open Terms	833,432.21	833,432.21
Grand Totals:	833,432.21	833,432.21

FUND LIST TOTALS FOR BILLS JANUARY 6, 2020

Account	Fund	Total Amount
100	General	494,378.04
204	Road Use Tax Fund	5,776.76
205	Airport Fund	12,592.48
208	Hotel/Motel Tax Fund	5,549.07
228	Low/Moderate Income Revolving	100,000.00
260	SSMID	1,000.00
290	TIF - 3DK	4,665.49
300	Debt Service	9,154.30
525	Street Improvement	5.97
601	Electric Utility	114,925.73
602	Water Utility	34,374.71
603	Sewer Utility	48,173.18
902	Medical/Flex	<u>2,836.48</u>
	Grand Total	833,432.21

MEDIA RELEASE

January 2, 2020

FOR IMMEDIATE RELEASE

Council Public Hearing

The Webster City City Council held a special meeting December 31st for the sole purpose of scheduling a public hearing at the January 6th regular Council meeting. The topic of that public hearing is to consider selling City owned property.

In an effort to provide as much information as possible to the public prior to that public hearing, please see the following;

A commercial developer working on behalf of Dollar General has approached the City with an offer to purchase a City owned parcel on Superior Street to construct a new Dollar General. The existing Dollar General is in a leased building and not an option for the new, larger Dollar General. The desired location for the new facility is a portion of East Twin Park. Although the proposal is somewhat unorthodox, we concluded we have a responsibility to thoughtfully and comprehensively consider the offer. As such, we began to research the history of the park and confirmed that the City does have the legal right to sell it in part or whole.

Superior Street is clearly and primarily a commercial corridor and is zoned C-3 (Highway Business) for all except East and West Twin Parks. At this time, we have few alternate greenfield locations to offer for development. The developer rejected all other locations we presented including the other vacant commercial sites or the downtown district as an option for this particular project. Left with no alternatives, we then considered the expected impact on the community were we to proceed with selling a portion of the park for this development.

Furthermore, we considered what other projects might come to fruition if this new project were to locate at the proposed Superior Street site, and how we envision the future of development and redevelopment on Superior Street. The sale of 1.25 acres of

East Twin Park will leave the City an additional .75-acre parcel available. We expect that this parcel, along with the rest of the Superior Street commercial corridor, will see further development as a result of this initial project.

We understand the sensitive nature of selling a public park for commercial development. The City is actively considering alternative locations to relocate the amenities from the park, including the skate ramp and basketball court. We are committed to ensuring that, should this development proceed, they are reconstructed in a new area as soon as possible and that they remain accessible to the entire community.

As part of the negotiation to sell a portion of our City park, we believed it was important that the project would have to meet higher aesthetic standards for architecture, construction, and landscaping than any previous commercial development in the City. We also negotiated a purchase amount that was significantly higher than the initial offer and above the per-acre rate for a typical commercial greenfield parcel. It is important to note that the City is not offering any financial incentives towards this project. Instead, the City expects, should this development proceed, to use the tax increment financing (TIF) revenue generated to reinvest in the City's assets, including downtown revitalization and park improvements. The developer understands the importance and has agreed to all the required terms, as presented in the purchase agreement, should this project proceed as planned.

Based on our due diligence, the City staff recommends that the City Council agrees to sell 1.25 acres of East Twin Park to the developer.

The Mayor, City Council, staff and I are committed to a transparent, open City government. We pledge to keep the citizens informed as soon as the information can be released based on the project. Certain projects, including most economic development projects require some closed door meetings to make the potential project a reality and achieve the greatest benefit for our community.

If you have any questions or require any additional information, please contact;
Jeff Sheridan, City Manager at
515 832 9151 or
citymanager@webstercity.com.

RESOLUTION NO. 2020 -

**AUTHORIZING EXECUTION OF A PURCHASE AND SALE CONTRACT AND
SUBSEQUENT WARRANTY DEED CONVEYING CITY OWNED PROPERTY
IN THE 1100 BLOCK OF SUPERIOR STREET, WEBSTER CITY, IOWA TO
THE OVERLAND GROUP, L.L.C., BIRMINGHAM, ALABAMA.**

WHEREAS, the City Council of the City of Webster City, Iowa, did hold a public hearing on the proposed sale of the following described property:

A portion of East Twin Parks, as shown by Exhibit "A" attached, measuring approximately 195'± of frontage on Superior Street to the West by 265'± of depth for a total of 1.25 acres±, abutting Bank Street to the North, Superior Street to the West, and Union Street to the East, all located within:

Tract designated on the plat of original Webster City, Iowa, recorded in Plat Book 1, page 48 in the Office of the Recorder of Hamilton County, Iowa, as the "Public Square" (known today as the "Twin Parks"), said property being bounded on the North by Bank Street; on the East by Union Street; on the South by Water Street; and on the West by Seneca Street. Subject to streets and highways of record.

The portion referred to as East Twin Parks is located in the SW¼ of NW¼, Section 6, Township 88 North, Range 25 West of the 5th P.M., all being within the Corporate Limits of Webster City, Iowa.

WHEREAS, public notice was given as required by law and a public hearing was held on January 6, 2020, and written and oral objections as presented were heard, on the proposed sale of the City owned property described above; and,

WHEREAS, this Council will enter into a Purchase and Sales Contract with The Overland Group, L.L.C., located in Birmingham, Alabama for the sale of the above-described real estate.

WHEREAS, this Council now proposes to sell this parcel of land for the amount \$199,000.00.

WHEREAS, upon all obligations outlined in the Purchase and Sales Contract being met, this Council will execute a Warranty Deed conveying said City-owned real estate to The Overland Group, L.L.C.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Webster City, Iowa, that the Mayor and City Clerk are hereby authorized and directed to execute a Purchase and Sales Contract and subsequent Warranty Deed, as outlined herein, conveying the above-described City-owned real estate to The Overland Group, L.L.C., located in Birmingham, Alabama.

BE IT FURTHER RESOLVED that said Purchase and Sale Contract and subsequent Warranty Deed is approved upon execution by both parties.

Passed and adopted this 6th day of January, 2020.

CITY OF WEBSTER CITY, IOWA

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

PURCHASE AND SALE CONTRACT

EXHIBIT "A"



Buyer's Initials

SA

Seller's Initials



PURCHASE AND SALE CONTRACT

THIS PURCHASE AND SALE CONTRACT OF REAL PROPERTY (the "Agreement") made and entered into this ____ day of _____ 2020 by and between WEBSTER CITY, IOWA and/or ASSIGNS, (hereinafter "Seller") and THE OVERLAND GROUP, LLC. and/or ASSIGNS, (hereinafter "Buyer").

WITNESSETH:

WHEREAS, Seller is the owner of a certain tract of real property measuring approximately 195' +/- of frontage on Superior St by 265' +/- of depth for a total 1.25± acres, Abutting Bank Street to the North superior street to the West and Union Street to the East, City of Webster, Hamilton County, Iowa, which tract of land is more particularly shown on Exhibit "A" attached hereto and made a part hereof (the "Property"); The Property shall mean net usable acres and shall not include real property burdened by permanent rights-of-way for public roads, drainage or utilities; and

WHEREAS, Buyer desires to purchase the Property upon the terms, provisions and conditions hereinafter set forth, together with all right, title and interest, if any, of Seller in and to any land lying in the bed of any street, road, alley or way, whether opened to, in front of or adjacent to the Property, and together with all appurtenances, improvements, easements and/or hereditaments thereunto belonging; and

NOW THEREFORE, for and in consideration of the mutual covenants and agreements contained herein, Buyer and Seller hereby covenant and agree as follows:

1. PURCHASE PRICE. The total purchase price for the Property shall be ONE HUNDRED NINETY NINE THOUSAND AND NO/100 DOLLARS (\$199,000.00). The Purchase Price, less credit for monies heretofore paid to Seller by Buyer for the Inspection Period and any payments made pursuant to Section 18 herein below, shall be paid to Seller at closing as hereinafter defined (the "Closing").
2. EARNEST MONEY. Buyer shall deposit ONE THOUSAND AND NO/100 (\$1,000.00) into a non-interest bearing escrow account held by David D. Nelson, Whitfield & Eddy, P.L.C., 699 Walnut Street Suite 2000, Des Moines, Iowa 50309, 515-558-0172, Email: baustian@whitfieldlaw.com, within five (5) days after execution of the contract.
3. INSPECTION PERIOD. For a period of one hundred and fifty (150) days from the date of this Agreement (the "Inspection Period"), Buyer shall have the privilege of going upon the Property as needed to confirm zoning, confirm availability of all utilities (including sewer), to inspect, examine, survey, make soil and subsoil tests, percolation tests, arrange financing for the proposed development and to otherwise do what Buyer reasonably deems necessary to determine, to Buyer's sole satisfaction, whether the Property is suitable for Buyer's intended development and use. If Buyer exercises its rights under the provisions of this Section, it shall (1) keep the Property free of any liens or third-party claims resulting therefrom; (2) promptly pay when due the costs of all tests, investigations and examinations done with regard to the Property; (3) indemnify and hold Seller harmless from and against any and all liability, damages, claims, causes of action, costs or other expenses, including without limitation reasonable attorney's fees, paid,

Buyer's Initials

SA

Seller's Initials

PURCHASE AND SALE CONTRACT

incurred or asserted against Seller any lien claims or for injuries to or death of persons or damage to property arising from or caused by Buyer's entry onto the Property or the negligence or willful misconduct of Buyer, its agents, employees and contractors in connection with the exercise by Buyer of the rights hereunder; and (4) if Closing does not occur for any reason, fully restore the Property as nearly as practicable to its condition immediately before such exercise. This Section shall survive the termination of this Agreement or Closing and delivery of the Deed. If Buyer determines, in its sole discretion, that the Property is unsuitable for its proposed development and gives notice of this to Seller prior to the expiration of the Inspection Period, then this Agreement shall terminate and all earnest monies less \$100 to Seller as independent consideration for the right to terminate shall be immediately returned to the Buyer. If Buyer terminates this contract before the end of the initial Inspection Period, Buyer shall be entitled to the immediate return of the Earnest Money without the need of Seller's release. Notwithstanding the foregoing, the Buyer may extend its Inspection Period for an **additional sixty (60) days** by depositing into escrow an additional FIVE THOUSAND AND NO/100 DOLLARS (\$5,000.00) nonrefundable Earnest Money, for a total of SIX THOUSAND AND NO/100 DOLLARS (\$6,000.00), which shall be applicable to the purchase Price but nonrefundable.

4. **SURVEY.** Buyer will secure at Buyer's expense a boundary survey of the Property, prepared by an engineer or land surveyor registered in the state of Iowa, selected by Buyer. This boundary survey shows all easements, rights of way, encroachments and matters of record, together with a certification as to the number of acres.
5. **CONVEYANCE AND PERMITTED EXCEPTIONS.** Upon payment by Buyer of all amounts due at Closing for the Property and Buyer's performance of all other obligations to be performed by Buyer at Closing, Seller shall convey title to the Property to Buyer by general warranty deed subject to any permitted exceptions.
6. **TITLE EVIDENCE AND ABSTRACT.** Within thirty (30) days after execution of this Contract for Purchase and Sale, Seller shall deliver to David D. Nelson, Whitfield & Eddy, P.L.C., 699 Walnut Street Suite 2000, Des Moines, Iowa 50309, **515-558-0172, Email: baustian@whitfieldlaw.com** (the "Title Company") the original abstract of title for the Property. The abstract will be updated for closing at Purchaser's expense. If the original abstract of title cannot be located, Seller shall pay all costs of obtaining a new abstract as required for closing. Notwithstanding anything in this Agreement to contrary, the Inspection Period shall be extended day for day for the duration of the period necessary, if any, to create a new abstract. Within thirty (30) days after receipt of the Abstract, Buyer shall obtain a commitment (the "Commitment") for owner's policy of title insurance from **Iowa Title Guaranty, 1963 Bell Avenue, Suite 200, Des Moines, IA 50315, 515-725-4904, 800-432-7230, Fax: 515-725-4901**, certified to a current date, and at Closing, the title policy referred to in the commitment (the "Title Policy") in the amount of the Purchase Price. If the commitment or survey shows any defects or encumbrances or any covenant, restriction, easement or right-of-way of record or any private road or utility line or facility which in Buyer's reasonable judgment will materially interfere with Buyer's proposed development of the Property, then prior to Closing, Buyer shall notify Seller of its objections to any such matter. Seller shall have a

Buyer's Initials

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Seller's Initials _____

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PURCHASE AND SALE CONTRACT

reasonable time to cure the title defects to which Buyer has objected. If Seller fails to cure the title defects, Buyer shall have the option of either (1) accept title subject to the objections raised by Buyer and such accepted objections become Permitted Exceptions ("Permitted Exceptions") without any adjustment in the Purchase Price, or (2) rescind this Agreement, whereupon the earnest monies less \$100 to Seller as independent consideration for the right to terminate shall be immediately returned to Buyer by Escrow Agent, or (3) work with Seller to satisfy unacceptable matters and postpone the closing date for the same time period as it takes to satisfy these matters.

7. DEVELOPMENT OF TRACT AND CONDITIONS PRECEDENT. Buyer's obligation to close is subject to the satisfaction, as of the Closing Date, of each of the conditions described below (any of which may be waived in whole or in part in writing by Buyer at or prior to the Closing Date). Unless specifically stated as Seller's obligation, the satisfaction of all these conditions shall be at Buyer's sole expense. Buyer shall diligently and in good faith pursue the satisfaction of these conditions and Seller shall promptly cooperate whenever required by Buyer. In the event the conditions below have not been satisfied to the Buyer's satisfaction, the Buyer shall have the right to terminate this Agreement by so notifying Seller in writing. In such event, the Escrow Agent shall return the refundable earnest money to Buyer.

A. Subdivision. In the event a subdivision plat is required pursuant to applicable law in connection with the conveyance of the Property to Buyer and/or the development of the Property, Buyer shall use diligent efforts to cause the Property to be properly subdivided in compliance with applicable law prior to Closing. Without limitation, Seller shall sign subdivision plats and other normal and customary documentation as may be required to comply with applicable laws relating to the subdivision of the Entire Tract.

In the event that the Seller has property adjacent to the Property conveyed hereunder or the Property conveyed hereunder is subdivided out of a larger tract still owned by the Seller the remaining Seller's Property shall be subjected to a DECLARATION OF COVENANTS AND RESTRICTIONS as described on Exhibit "B". Without limitation, Seller shall sign DECLARATION OF COVENANTS AND RESTRICTIONS on or before Closing. Buyer shall pay for subdivision costs.

B. Mutual Cooperation. Buyer and Seller agree to cooperate with one another in all reasonable respects in connection with any approvals, zoning changes or variances, or similar actions or consents which may be necessary or appropriate in connection with use of the Property and to otherwise cooperate in all reasonable respects in connection with the development of the Property. As of the Closing Date the Property shall be properly zoned for commercial real estate with all necessary zoning variances, if any are required, approved for Buyer's intended development. Buyer shall pay all costs incurred by either party in connection with satisfying this condition.

Buyer's Initials

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Seller's Initials _____

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PURCHASE AND SALE CONTRACT

- C. No Moratoriums. There shall be no development or building moratorium in effect with regard to the Property. In the event any such moratorium shall exist, then Buyer shall have the option of either (1) closing the transaction in accordance with the terms of this Agreement, (2) delaying closing until after the moratorium is lifted, or (3) terminating this Agreement by notice to the Seller, in which event the earnest monies shall be returned to Buyer.

- D. Ingress and Egress. There shall be suitable ingress and egress to the Property, including all necessary turning movements and curb cuts for Buyer's proposed development. Buyer and Seller agree that there shall be no shared access.

- E. Sanitary Sewer and Water Facilities. Buyer shall have (1) determined that sanitary sewer and water facilities adequate to serve the Property are available and (2) secured all required governmental approvals for the installations and use of such sanitary sewer and water facilities.

- F. Governmental Approvals. Buyer shall have obtained all necessary governmental approvals from the appropriate authorities for Buyer's proposed development, including without limitation, building permits, site plan approval including parking, and storm water retention. In addition, Buyer shall have received approval of its proposed tenant of the site plan as satisfying all tenants' conditions pursuant to tenant's lease agreement with Buyer. If Buyer's have requests pending before any government body for a permit, license or other approval required to begin the construction Buyer anticipates on the Property, Buyer may, by delivering written notice prior to expiration of this Agreement, extend the closing for thirty (30) days past such time as all applicable government bodies rule on the issuance of any requested permits, not to exceed one hundred twenty (120) days in addition to all other extensions provided for herein.

- G. Taxes/Liens. In the event there are unpaid taxes or liens relating to the Property for any time prior to the execution of the contract, Buyer will give Seller written notice by facsimile transmission or electronic mail of such unpaid taxes or liens effecting the Property and request that Seller pay those taxes or liens. In the event Seller fails to pay the taxes or liens within three (3) calendar days of Seller's receipt, Buyer may pay those taxes or liens directly and Seller shall reimburse Buyer for such paid amounts on or before Closing out of Seller's closing proceeds. The Parties agree that Seller will only be liable for taxes or liens resulting from its use of the Property prior to Closing. For purposes of this Section 7 (G), notice to Seller's agent shall constitute sufficient notice to Seller.

- 8. NON-NEGOTIATION. Seller hereby covenants and agrees that it shall not during the Inspection Period or any extension thereof, nor prior to closing, lease the Property or convey, demise, or otherwise encumber the Property except as specifically provided in this Agreement.

- 9. REPRESENTATIONS AND WARRANTIES OF BUYER. Buyer represents and warrants to Seller that:

Buyer's Initials

SA

Seller's Initials _____

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PURCHASE AND SALE CONTRACT

- A. Buyer is a Missouri Limited Liability Company, duly organized, validly existing, and in good standing under the laws of the State of Missouri and duly authorized to transact business in and in good standing under the laws of the state where the Property is located.
- B. Buyer has full capacity, right, power and authority to execute, deliver and perform this Agreement and all documents to be executed by Buyer pursuant hereto.
10. REPRESENTATIONS AND WARRANTIES OF SELLER. Seller to the best of their knowledge represents and warrants, and covenants with, Buyer as follows:
- A. Seller has good and indefeasible fee simple title to the Property subject to matters of record and affecting the Property and at Closing will have and will convey to Buyer by warranty deed good and indefeasible fee simple title to the Property, free and clear of all liens, defects, encumbrances, conditions, exceptions, restrictions or other matters affecting title except Permitted Exceptions;
- B. Seller has full capacity, right, power and authority to execute, deliver and perform this Agreement and all documents to be executed by Seller pursuant hereto;
- C. Seller has not received any written notice of any current or pending litigation, tax appeals or environmental investigations against Seller or the Property and, to Seller's knowledge, there is no pending litigation, tax appeals or environmental investigations against Seller or the Property;
- D. Seller has not entered into any contracts, subcontracts or agreements affecting the Property which will be binding upon Buyer after the Closing;
- E. Seller has not received any written notice from (or delivered any notice to) any governmental authority regarding any violation of any law applicable to the Property and, to the best of Seller's knowledge, there are no such violations;
- F. There are no occupancy rights, leases or tenancies affecting the Property;
- G. No person or entity has any option, right of first refusal or other right to purchase the Property or any part thereof or interest therein;
- H. To Seller's knowledge, no pending or, to Seller's knowledge, threatened condemnation proceedings affecting the Property and Seller has not received any written notice that there is any pending or threatened condemnation of all or any part of the Property;
- I. To Seller's knowledge, no hazardous substances have been generated, stored, released, or disposed of on or about the Property in violation of any law, rule or regulation applicable to a Property which regulates or controls matters relating to the environment or public health or safety (collectively, "Environmental Laws"). Seller has not received any written notice from (nor delivered any notice to) any federal, state, county, municipal or other governmental department, agency or authority concerning any petroleum product or other hazardous substance discharge or seepage relating to the Property. For purposes of this Agreement, "hazardous substances" shall mean any substance or material that is defined or deemed to be hazardous or toxic pursuant to any Environmental Laws; and
- J. Seller has no knowledge of any hazardous or solid waste placed on the property that would require remediation or disposal.

Buyer's Initials

SA

Seller's Initials

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PURCHASE AND SALE CONTRACT

Should Seller receive notice or actual knowledge of any materially inaccurate information regarding any of the matters set forth in this Section 10 after the date of this Agreement and prior to Closing, Seller will immediately notify Buyer of the same in writing. If Seller is unwilling or unable to correct such inaccuracy on or before Closing of the applicable Property, Buyer may cancel this Agreement and any Earnest Money shall be returned to Buyer. The representations and warranties of Seller shall survive the Closing for a period of one (1) year. Any action based on a breach of any such representations or warranties shall be commenced within such one (1) year period or deemed waived.

11. **NOTICES.** All notices will be in writing and served by postage prepaid certified mail, by next day delivery (such as Federal Express), by facsimile transmission, or by electronic mail to the addresses shown below, until notification of a change of such addresses. All such notices shall be deemed delivered on the date initiated.

For Buyer:
The Overland Group
194 Narrows Drive, Suite 1
Birmingham, AL 35242
Phone: 205-995-2990
Fax: 205-995-2989

With a Copy To:
The Overland Group
1598 Imperial Center, Ste. 2001
P.O. Box 885
West Plains, MO 65775

For Seller:
WEBSTER CITY, IOWA
D. JEFFREY SHERIDAN, CITY MANAGER

Real Estate Agent:
None

12. **AGENCY DISCLOSURE.**

THE BUYERS ARE LICENSED REAL ESTATE BROKERS IN THE STATES OF MISSOURI AND ALABAMA.

There is no listing company.
There is no selling company.

13. **BROKER.** Each party represents and warrants to the other that there are no Brokers in connection with the sale of the Property. Buyer and Seller each warrant and represent to the other that no real estate broker or agent have been used or consulted in connection with the negotiation or execution of this Agreement and each covenants and agrees that it will defend, indemnify and save the other harmless from and against any actions, real estate commissions, fees, costs and /or expenses (including reasonable attorney's fees) resulting or arising from acts of the indemnifying party and resulting in commission, fees, costs and/or expenses being actually found due to any real estate broker or agent by a court of competent jurisdiction in connection with the purchase and sale, if at all, of the Property.

Buyer's Initials

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Seller's Initials _____

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PURCHASE AND SALE CONTRACT

14. **DISCLAIMER.** Seller and Buyer acknowledge that they have not relied upon advice or representations of Broker (or Broker's associated salespersons) relative to the legal or tax consequences of this contract and the sale, purchase or ownership of the Property. Seller and Buyer acknowledge that if such matters are of concern to them in the decision to sell or purchase the Property, they have sought and obtained independent advice relative thereto.
15. **DEFAULT.** In the event Seller breaches its covenant to convey the Property to Buyer or otherwise fails to perform its obligations under this Agreement which are to be performed by Seller at or prior to Closing in accordance with its terms, Buyer shall be entitled to one of the following as Buyer's sole remedy: (a) terminate this Agreement and receive a prompt and complete return of the Earnest and any other monies heretofore paid by Buyer to Seller or for Buyer's out-of-pocket expense: OR (b) obtain specific performance of this Agreement. If Buyer fails to perform as required under this Agreement, then Seller shall receive the earnest monies as liquidated damages, it being agreed between Buyer and Seller that such sum shall be liquidated damages for a default of Buyer hereunder because of the difficulty, inconvenience, and the uncertainty of ascertaining actual damages for such default.
16. **FOREIGN INVESTMENT IN REAL PROPERTY TAX ACT (FIRPTA).** In the Closing of this transaction, Seller and Buyer shall comply with the FIRPTA and the regulations promulgated thereunder by the IRS.
17. **NON-BUSINESS DAYS.** If any date herein set forth for the performance of any obligations by Seller or Buyer or for the delivery of any instrument or Notice or for the satisfaction of any condition precedent, or the expiration of any contingency period, as herein provided should be on a Saturday, Sunday or legal holiday, the compliance with such obligations or delivery or satisfaction of such condition or expiration of such contingency period, shall be extended to the next business day following such Saturday, Sunday or legal holiday. As used herein, the term "legal holiday" means any state or federal holiday for which financial institutions or post offices are generally closed in the State of Iowa for observance thereof.
18. **CLOSING.** In the event Buyer exercises its rights to purchase the Property, the consummation of the purchase and sale, delivery of the deed of conveyance and payment of the Purchase Price (the "Closing") shall take place at a legal office on a date and time mutually agreed to by the parties hereto, but in no event later than sixty (60) days after the end of the Inspection Period, or any extensions of Closing as outlined in Section 18. All federal, state, county and municipal ad valorem real property taxes and assessments with respect to the Property shall be prorated at closing. If the amount of such taxes and assessments is not known as of closing, then the pro-ration of such taxes and assessments shall be made upon the basis of the most recent ascertainable statements, and such prorations shall be adjusted when such taxes and assessments are available.

Buyer's Initials

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Seller's Initials _____

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PURCHASE AND SALE CONTRACT

Seller agrees that it shall deliver sole and exclusive possession of the Property to Buyer at Closing free and clear of all tenancies. Seller further agrees that Buyer shall have the option to set a closing date upon sixty (60) days written notice. Seller shall be able to remove any furniture, buildings, fixtures, or contents prior to closing. Any furniture, buildings, fixtures, or contents remaining on the property after closing shall be owned by the Buyer. In the event that Buyer sets a closing date in accordance with this section and Seller fails or refuses to close on the closing date as set, Buyer may, (1) either waive the default and proceed to close the transaction, or (2) terminate the contract and receive the return of all Earnest Money in which case Buyer shall also be entitled to recover all of Buyer's out of pocket expenses in due diligence and design of its project in an amount not to exceed fifty thousand Dollars (\$50,000). The remedies contained herein shall be in addition and cumulative to those set forth in section 15 above.

Notwithstanding the foregoing, Buyer may extend the closing date **for one (1) additional periods of sixty (60) days** each upon payment of \$5,000 to the Escrow Agent at the time each such extension is requested, which deposits shall be non-refundable (subject only to Seller's ability to convey clear title), and shall be applied towards the Purchase Price at closing.

Seller will pay the costs of Seller's counsel, preparation of the deed and any bill of sale, pay all costs of obtaining a new abstract if original cannot be found, broker commissions, and transfer taxes for the conveyance.

Buyer will pay the cost of Buyer's counsel, the cost of the survey, all loan costs required by Buyer's lender, updating original abstract, title policy, escrow fees, and recording fees for the deed and mortgage, and any applicable mortgage tax.

19. **GOVERNING LAW.** This Agreement shall be construed, and the terms hereof shall be enforceable, in accordance with the internal laws (as distinguished from the conflicts of law provisions) of the state where the Property is located, and in the event any legal proceedings are brought in connection with this Agreement, the parties agree that the venue therefore shall be only state and federal courts located in the state where the Property is located, and the courts to which an appeal therefrom may be taken.
20. **EXPENSES OF ENFORCEMENT.** In the event of litigation between the parties with respect to the Property, this Agreement, the performance of their obligations hereunder or the effect of a termination under this Agreement, the losing party shall pay all costs and expenses incurred by the prevailing party in connection with such litigation, including reasonable attorneys' fees.
21. **SEVERABILITY.** In case any of the provisions of this Agreement shall for any reason be held invalid, illegal, or unenforceable in any respect, the remaining provisions shall remain in effect and the Agreement be performed in a fair and equitable manner as to any uncertainties arising from the unenforceable provisions.
22. **COUNTERPARTS.** This Agreement may be executed in any number of counterparts, each of which shall be deemed an original and all of which together shall constitute one and the same instrument. Signatures may be faxed or e-mailed.

Buyer's Initials

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Seller's Initials

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PURCHASE AND SALE CONTRACT

- 23. AMENDMENTS. Neither this Agreement nor any provisions hereof may be waived, modified, amended, discharged or terminated except by an instrument in writing signed by the party against which the enforcement of such waiver, modification, amendment, discharge or termination is sought, and then only to the extent set forth in such instrument.
- 24. DESTRUCTION OR DAMAGE. Risk of loss by damage or destruction to the Property prior to the Closing shall be borne by Seller. The parties acknowledge that if there are improvements on the Property, and in the event of any damage or casualty to any such improvements on the Property, by fire or other casualty, this Agreement shall continue unaffected, and Buyer shall have no right to any insurance proceeds of Seller with respect to said damage.
- 25. CROPS/FARMING. In the event that the Property is farmed for crops, Seller shall have the right to plant crops on the property, maintain and harvest the crop while Property is under contract. If Buyer closes on the Property and desires to commence construction prior to harvesting the crops, Buyer shall pay Seller the sum of \$2000.00 as compensation for the crop loss. Buyer may also request that Sellers forego planting any crops by written request to Seller, with Buyer paying Seller \$1,000.00 as compensation for the anticipated loss of profit. Any amounts paid pursuant to this paragraph shall be in addition to the purchase price stated in paragraph 1.
- 26. JOINDER BY SELLER'S SPOUSE. Seller's spouse, if not a titleholder immediately preceding acceptance of this agreement, executes this contract only for the purpose of relinquishing all rights of dower, homestead and distributive shares or in compliance with Section 561.13 of the Iowa Code and agrees to execute the deed for this purpose.
- 27. EXPIRATION. If this Agreement is not executed by Seller and Buyer on or before 5:00 P.M., CST/CDT time February 1, 2020, this Agreement shall be null and void and shall have no force and effect and neither Seller nor Buyer shall have any further obligations hereunder. The effective date of this Agreement shall be the date upon which the later of Seller or Buyer executes this Agreement.
- 28. DEVELOPMENT AGREEMENT. Buyer and Seller agree that Buyer shall construct their commercial development project according to the following standards:

Buyer's Initials SA Seller's Initials _____

PURCHASE AND SALE CONTRACT

29. ENTIRE AGREEMENT. This Agreement constitutes the entire agreement between Buyer and Seller regarding the Property, and supersedes all prior discussion, negotiations and agreements between Buyer and Seller, whether oral or written. Neither Buyer, Seller, nor Broker, nor any sales agent shall be bound by any understanding, agreement, promise, or representation concerning the Property, expressed or implied, not specified herein. If any clause or provision of this Agreement, or the application thereof to any entity or circumstance, is or becomes illegal, invalid or unenforceable to any extent because of present or future laws or rules or regulation of any governmental body or entity, the intention of the parties hereto is that the remaining parts of this Agreement shall not be affected thereby and that the same shall otherwise remain enforceable to the fullest extent permitted by law. This Agreement shall be construed under Iowa law, and the parties agree that any action to enforce this Agreement shall not be affected thereby and that the same shall otherwise remain enforceable to the fullest extent permitted by law.

Seller(s)

WEBSTER CITY, IOWA

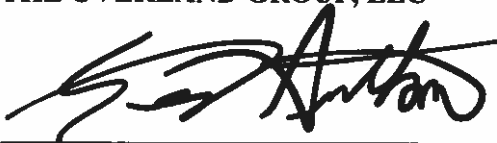
By: _____

As Its:

Date: _____

Buyer:

THE OVERLAND GROUP, LLC



By: Sid Aultman

As Its: Member

Date: 12/26/19

Buyer's Initials

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Seller's Initials _____

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PURCHASE AND SALE CONTRACT

EXHIBIT "A"



Buyer's Initials

SA

Seller's Initials

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PURCHASE AND SALE CONTRACT

EXHIBIT "B"

DECLARATION OF COVENANTS AND RESTRICTIONS

Date: _____, 2020
Owner/Grantor **WEBSTER CITY, IOWA**
When recorded return to: 1598 Imperial Center, Suite 2001, West Plains, MO 65775
Tract: See Exhibit A.

The Owner hereby declares that the Tract shall be held, sold, and conveyed subject to the following restrictions for the purpose of, among other things, insuring the quiet enjoyment of the Tract for the purpose that it is being developed and improved.

1. **Benefited Parties/Binding Effect.** The rights and obligations established in this Declaration of Restrictions (this "Declaration") shall run with the land and be for the benefit of the Tract and any portion of the Tract and shall run with the land and be binding upon the Tract and any use of the Tract.

2. **Use Restrictions on Tract.** Owner hereby further declares that the Tract shall not be used for or used to access any business operated as the following: Family Dollar Store, ~~Bill's Dollar Store, Fred's, Dollar Tree, Dollar Zone, Variety Wholesale, Dollar Express, Ninety Nine Cents Only, Deals, Bonus Dollar, Maxway, Super Ten, Planet Dollar, Big Lots, Walgreens, CVS, Rite Aid,~~ or any Wal-Mart concept including but not limited to Super Wal-Mart, Wal-Mart, Wal-Mart Neighborhood Market, or Walmart Express. Owner also covenants and agrees not to lease, rent, occupy, or allow to be leased, rented or occupied, any part of its Tract to be used or operated for any of the following (a) for any unlawful purpose or in any way which would constitute a legal nuisance to an adjoining owner or occupant; (b) as a discotheque, dance hall or night club; (c) as a massage parlor; (d) funeral parlor; (e) bingo parlor; ~~(f) car wash;~~ (g) any use which emits a strong, unusual, offensive or obnoxious odor, fumes, dust or vapors, or any sound which can be heard outside of any buildings on the A Tract or B Tract, except that any usual paging system be allowed; (h) any assembling, manufacturing, distilling, refining, smelting, ~~agricultural,~~ or mining operation; (i) any "second hand" store or liquidation outlet; ~~(j) any mobile home park, trailer court,~~ labor camp, junk yard, recycling facility or stock yard; (k) any dumping, disposing, incineration or reduction of garbage (exclusive of garbage compactors located near the rear of any building); ~~(l) any dry cleaners performing on-site cleaning services;~~ ~~(m) any automobile, truck, trailer or recreational vehicles sales, leasing, storage, display or body shop repair operation;~~ ~~(n) any living quarters, sleeping apartments or lodging rooms;~~ (o) any veterinary hospital or animal raising facilities (except this provision shall not prohibit pet shops and shall not prohibit the provision of veterinary services in connection with pet shops or pet supplies business); (p) any establishment selling or exhibiting paraphernalia for use with illicit drugs, and establishment selling or exhibiting materials or devices which are adjudicated to be pornographic by a court of competent jurisdiction, and any adult bookstore, adult video store or adult movie theater; (q) any bar or tavern; provided, however, a bar within a restaurant shall be permitted; (r) any pool or billiard hall, gun range or shooting gallery, or amusement or video arcade; (s) any use which creates fire, explosives or other hazards; and (t) facilities for the use of treating addiction including but not limited to inpatient or outpatient substance abuse treatment facilities, pharmacological treatment facilities, safe injection sites and methadone maintenance therapy or clinics.

3. **Enforcement.** Owner acknowledges that monetary damages would be an inadequate remedy for breach of this Declaration, and that any violation of this Declaration will result in immeasurable and irreparable harm to the other party, warranting an injunction.

4. **Duration.** The provisions of this Declaration shall run with and bind the land described herein and shall be and remain in effect so long as any part of the Tract is leased by Dollar General Corporation or its lenders, successors or assigns.

Buyer's Initials

SA

Seller's Initials

12

Required Development Standards

Exhibit "C"

The development is intended to be pedestrian-oriented and compatible with the scale of surrounding residential areas. Parking areas are strictly regulated, to promote compatibility with the character of surrounding residential development and the intended pedestrian orientation of the uses.

1. Architectural Standards.

The following standards shall apply to this development. Additions are excluded from strict compliance based upon existing building and site conditions.

- (a) Exterior Building Materials.
 - a. More than 50% of the total exterior wall surface area shall be constructed of high quality and highly durable materials, such as stone, clay brick and/or pre-cast panels with the appearance to the pedestrian of stone or brick.
 - b. Measurement of the exterior wall area:
 - 1. Does not include windows, doors or their trim; and
 - 2. Includes gable ends of roofs or ends of dormers if they are on the same visual plane as an exterior wall surface.
- (b) The following Exterior Building Materials are prohibited:
 - a. Pre-cast panels with surface appearance other than brick or stone;
 - b. Smooth-faced concrete block; and
 - c. Painted masonry.
- (c) Facade Treatment.
 - a. To diminish the building mass in order to be similar in scale to nearby residential structures and to provide architectural interest and variety, each façade that faces a street shall be subdivided and proportioned with at least two of the following elements so that the façade has an interrupted length at least every 40 feet:
 - 1. Modulation (i.e., change in wall plane or step-backs off-set by at least two feet);
 - 2. Change in material or texture, including masonry brick pattern;
 - 3. Patterns of columns, or pilasters with at least a six-inch depth, or equivalent elements that subdivide the wall;
 - 4. Fenestration, such as storefront windows or doors,
 - 5. Projecting structures such as arcades, arbors, or awnings, with a minimum depth of six-feet.
 - b. Architectural features, such as columns, arcades, arbors, and awnings, shall not protrude into setbacks.
- (d) Roof Design.



- a. In order to be compatible with the scale of surrounding residential uses, and give emphasis to architectural elements that will help divide the mass of a large building into smaller identifiable pieces. All buildings shall incorporate one or more of the following groups of roof forms:
 1. Roof elements commonly found on unattached or attached single-family dwellings, such as pitched roofs equal to or steeper than 6:12, gables, dormers, or cupolas with a durable, high-quality surface, such as architectural shingles, standing seam, metal or tile;
 2. Variations in roof forms and also variation in height of roof elements; and/or
 3. Roof forms that correspond to and bring attention to elements and functions such as entrances, arcades, porches, building corners and/or focal points.
- b. Flat roofs are permitted for commercial buildings, but only if concealed by parapets, sloped roof forms or other architecturally integrated features and also include variation in height of these roof elements.

2. Pedestrian Circulation.

- (a) Site design shall include a pedestrian pathway system on the perimeter and within the site to support neighborhood access from surrounding areas; and
- (b) An on-site sidewalk shall connect the street to a primary pedestrian entrance of the primary structure on the site. On corner lots, on-site sidewalks shall connect both streets to a primary pedestrian entrance of the building; and
- (c) Where two or more buildings are on the same lot or on adjacent lots, on-site sidewalks shall connect at least one pedestrian entrance of each building.

3. Lighting Restrictions.

- (a) The lighting of both wall signs and monument signs shall use external direct or indirect lighting sources, without the use of up lighting or internal illumination directed outward. Types of outdoor lighting prohibited:
 - a. Bare lamps;
 - b. Neon, fiber optics rope, L.E.D. or other types of strip style lighting;
 - c. Illuminated translucent materials;
 - d. Illuminated striping or banding; and
 - e. Pole mounted lights exceeding 25 feet in height.
- (b) General floodlighting of buildings is not permitted. Lighting may be used to highlight specific architectural features, such as building entrances, provided that the light output shall be directed totally to that specific architectural feature.

4. Parking Requirements.



- (a) All parking is required to be provided on-site and shall comply with all requirements as outlined in the City's Code of Ordinances. However, if on-street parking is available on the street immediately adjacent to the site, those on-street stalls may be counted towards the required parking at 1:1 ratio for commercial uses only. For parking to be available it must be designated for on-street parking by the City.
- (b) Provide bicycle parking at locations that do not obstruct the flow of pedestrians and are located adjacent to customer entrances.

5. Landscaping and Screening. Non-residential landscaping standards are designed to be applied on commercial, industrial or other non-residential sites.

- (a) **Front Yard Landscaping:** Front yard landscaping standards are designed to provide decorative and well thought out landscaping between streets and parking lots and between streets and buildings. These landscape standards are a combination of low height decorative plantings and significant trees arranged in a manner that complements and enhances the general site layout. The front yard, for the purposes of calculating front yard landscaping, is the area between any abutting street and any building, parking lot or loading area (see figure below).

- a. **Front Yard Planting Requirements:**

1. The landscaped front yard for parking lots shall be a minimum of 10 feet in depth from the property line to the first edge of paving unless the base zone specifies a greater setback. The maximum depth of a landscaped front yard for the purpose of calculating landscaping is 30 feet.
 2. The Public Works Director may approve a minimum 7-foot front yard depth in certain circumstances in order that a site may achieve dimensional requirements of parking stalls for required parking. When a reduction in depth is approved, the minimum landscaped area plantings shall be calculated by the original 10-foot requirement.
 3. The minimum landscaped front yard for buildings shall conform to the dimensional setback requirements of the base zone. The maximum depth of landscaped front yard for the purpose of calculating landscaping is 30 feet.
- b. The front yard landscaped area requires minimum base plantings of 1 overstory tree per 50 lineal feet of street frontage or part thereof, and for the planting of 8 shrubs and 12 ornamental grasses per 1,000 square feet of front yard area. The front yard area is calculated across the entire frontage of a site regardless of interruptions, such as walkways, encroachments, or driveways.



- c. In some circumstances where screening of residential properties are a priority for the front yard, the Planning Director may require denser planting of materials and for larger planting materials to provide a taller and denser screen of site activities and parking.
 - d. Additionally, if overhead utilities are in place, the Planning Director may approve overstory trees to be substituted with alternative locations for planting of trees or for the planting of smaller trees.
- (b) **Alternative Front Yard Plantings:**
In order to promote design interest and diversity, a property owner may propose substitution of landscaping to enhance the front yard area in accordance with this Section. Substitutions that promote sustainability, color, and texture are desirable. If arrangement of plantings and use of substitution landscaping diminishes any necessary parking lot and loading area the screening will not be approved.
- a. Front yard plantings must contain a minimum of 4 overstory trees within the front yard(s) of a site before allowing for substitutions. For sites that exceed 200 linear feet of frontage, ornamental trees may be substituted at a rate of 2 for every 1 overstory tree for every required tree after the first 4 trees. No more than 50% of the total trees planted to meet 1 per 50 linear foot standard shall be ornamental. For example, a 300-foot frontage would require either 6 overstory trees or as few as 4 overstory trees with 4 ornamental trees. A 500-foot frontage would require 10 overstory trees or as few as 7 overstory trees with 6 ornamental trees.
 - 1. Coniferous trees may be used in place of ornamental trees. No more than 30% of the total required trees shall be coniferous trees unless specifically required to assist in screening of a site.
- (c) **Storm Water Treatment Features:**
When a site includes a landscaped based stormwater treatment feature, e.g. bio-cell, rain garden, or bio-swale, an alternative configuration of ground cover and shrubs and grasses may be approved by the Public Works Director when the landscape design provides for storm water quality treatment and includes plantings with visual interest within and along the feature.
- (d) **Shrub/Grass Substitutions:**
- a. Large landscaped undulations or berms may be incorporated into the landscape design with an allowance for up to a 35% reduction in required plantings of shrubs and grasses.
 - b. Additional ornamental grasses may be substituted for 50% of required shrubs at a rate of 3 grasses for 1 shrub.
 - c. Additional shrubs may be substituted for ornamental grasses at a rate of 1 shrub for 3 grasses.



- (e) Decorative ground covers, flower beds, or similar plantings with interesting color and textures may be substituted at a rate of 60 square feet for 2 shrubs or 6 ornamental grasses for up to 50% of required shrubs and ornamental grasses.
- (f) **Perimeter Parking Lot Planters and Bufferyards:**
 - a. Side and rear perimeter bufferyard landscaping is required for screening of the parking lot and use of a site when it abuts a dissimilar principal use.
 - 1. When abutting a residential zone a high screen must be installed. In some circumstances the base zone or overlay may require additional width or a greater level of buffering.
 - 2. During Site Development Plan review the City may require additional bufferyard depth and plantings when a commercially zoned or industrially zoned lot is used for a dissimilar use.
 - 3. When a perimeter bufferyard is not required, parking lots must be setback a minimum of three feet from all side and rear property lines. Parking lot planters less than 5 feet that are not landscaped do not count towards base zone requirements. Planting areas less than 5 feet in width shall not include turf or lawn, but may have other low maintenance ground cover or ornamental plantings.
- (g) **Parking Lot Landscape Medians:**

In addition to the 10% parking lot landscaped area requirement, a landscaped median is required for every 3 contiguous double loaded parking drive aisles.

 - a. A required median must be a minimum of 15 feet wide with a minimum length equal to the average drive aisle length of the contiguous double loaded aisles.
 - b. A landscaped median must include 1 overstory shade tree for every 50 linear feet of median. The trees must be located within a landscaped area that is a minimum of 7 feet in any one direction and totals 150 sq. ft. of area.
 - c. Landscaped medians must include a minimum of 30% of the area landscaped with ornamental or decorative landscaping that does not include lawn or turf.
 - d. The median may include a walkway when it does not encroach upon the placement of trees or the 30% decorative landscape requirement.
 - e. **Alternative Median Configurations:**
 - 1. Landscape medians may be configured into oversized landscape islands with a minimum size of 400 square feet for each island. The total area of all oversized islands must equal the calculated required area of the median. The oversized islands must be located within the parking lot and may not be configured along the perimeter of a parking lot.
- (h) **Stormwater Treatment Credit in Parking Lots:**



If treating stormwater within a parking lot landscaped area, the required parking lot landscaping in this ordinance may be substituted by up to 20%. To be eligible for this reduction, the storm water treatment features must treat at least 30% of total site storm water volume needed to meet storm water quality standards. The storm water measures must be within or abutting the parking lot as part of a bio-swale, rain garden or other bio-retention treatment process. Detention and retention ponds are not eligible features for reducing landscaping.

(i) Loading Areas:

A loading area shall require landscaping equal to 10% of the loading area. The required landscape area shall be provided adjacent to or within the impervious space where the loading area is located. A loading area is defined as an impervious area used for maneuvering vehicles principally for the purposes of loading or unloading trucks but are not considered parking lots.

DEVELOPMENT STANDARDS	NC ZONE
Maximum FAR	0.70
Maximum Site Development Size	20,000 sf. Greater than 20,000 sf requires a Special Use Permit
Minimum Lot Frontage	50 ft.
Minimum Building Setbacks:	
Primary Façade with a primary public pedestrian entrance	25ft.
Primary or Secondary Façade with no primary public pedestrian entrance	25 ft., may be reduced to 15 ft., where there is enhanced design interest with features such as storefront windows, building relief, high quality textured building materials, e.g. stone, brick, and architectural projections
Side and Rear Interior Lot Line	0
Side and Rear Lot Line Abutting a Residentially Zoned Lot	25ft. side
Maximum Building Setbacks: Front Lot Line	60 ft.
Landscaping in Setbacks Abutting a Residentially Zoned Lot	High Screen
Maximum Building Coverage	40%
Minimum Landscaped Area	15%
Maximum Height	35 ft.
Parking Allowed Between Buildings and Streets	Yes
Drive-Through Facilities Permitted	No
Outdoor Display Permitted	Plants and produce only.
Outdoor Storage Permitted	No
Trucks and Equipment Permitted	No

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6. Site Plan Approval.

A site plan must be submitted that is mutually agreed upon and reflects the afore listed requirements as negotiated.

7. Incentives.

No financial or tax incentives from the City are included in this Agreement. Any Tax Incremental Financing (TIF), should it be collected, will be done so solely for the use of the City for its own benefit and will not be rebated to Dollar General or its property owner.

A handwritten signature consisting of the letters 'S' and 'A' in a cursive, stylized font.

RESOLUTION NO. 2020 -

**AUTHORIZING AND APPROVING EXECUTION OF A
PURCHASE AGREEMENT BETWEEN THE CITY
OF WEBSTER CITY, IOWA AND FIRST CONGREGATIONAL CHURCH**

WHEREAS, First Congregational Church has offered to sell the City of Webster City, Iowa, real estate owned by them and located at 1104 Willson Avenue, Webster City, Iowa; and,

WHEREAS, the property which is proposed to be sold to the City of Webster City, Iowa, is situated in an R-3 (Over Four-Unit Multiple-Family Dwelling) District and described as follows to-wit:

The North Half of Lots Seven and Eight in Block Twenty-five and a Strip of ground fifteen feet wide adjoining said lots on the north side and which strip is a vacated portion of Dubuque Street, all in the Original Town of Webster City, Iowa; AND

The South one-half of Lots 7 and 8, Block 25, Original Town of Webster City, Iowa;
ALSO DESCRIBED AS:

Lots 7 and 8, Block 25, and a strip of ground fifteen feet wide adjoining said lots on the north side and which strip is a vacated portion of Dubuque Street, all in the Original Town of Webster City, Iowa.

WHEREAS, Buyer agrees to purchase the property known as 1104 Willson Avenue, Webster City, Iowa, from the Sellers on or before February 7, 2020, at the agreed purchase price of \$25,000.00, with adjustment for closing costs to be added or deducted from this amount; and,

WHEREAS, a Purchase Agreement between the City of Webster City, Iowa, and the First Congregational Church has been prepared and presented to the City Council to authorize its execution and approval thereof.

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

Section 1. The Purchase Agreement is presented to the City Council, and is hereby approved and the Mayor and City Clerk are hereby authorized and directed to execute the said document on behalf of the City of Webster City, Iowa.

Section 2. This Resolution, together with the Purchase Agreement, shall be effective immediately following its approval and execution.

Passed and adopted this 6th day of January, 2020.

CITY OF WEBSTER CITY, IOWA

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

RESIDENTIAL PURCHASE AGREEMENT

TO: First Congregational Church (SELLERS)

The undersigned BUYERS hereby offer to buy and the undersigned SELLERS by their acceptance agree to sell the real property situated in Hamilton County, Iowa, locally known as **1104 Willson Avenue, Webster City, Iowa 50595** and legally described as:

The North Half of Lots Seven and Eight in Block Twenty-five and a Strip of ground fifteen feet wide adjoining said lots on the north side and which strip is a vacated portion of Dubuque Street, all in the Original Town of Webster City, Iowa; AND

The South one-half of Lots 7 and 8, Block 25, Original Town of Webster City, Iowa; ALSO DESCRIBED AS:

Lots 7 and 8, Block 25, and a strip of ground fifteen feet wide adjoining said lots on the north side and which strip is a vacated portion of Dubuque Street, all in the Original Town of Webster City, Iowa.

together with any easements and appurtenant servient estates, but subject to any reasonable easements of record for public utilities or roads, any zoning restrictions, customary restrictive covenants and mineral reservations of record, if any, herein referred to as the "Property," upon the following terms and conditions provided BUYERS, on possession, are permitted to use the Property for residential purposes:

1. **PURCHASE PRICE.** The Purchase Price shall be **\$ 25,000.00** and the method of payment shall be as follows:

\$ 0.00 with this offer to be deposited upon acceptance of this offer and the balance of the Purchase Price: in cash at the time of closing with adjustment for closing costs to be added or deducted from this amount. This Agreement is not contingent upon BUYERS obtaining such funds.

2. **REAL ESTATE TAXES.** A. SELLERS shall pay all real estate taxes that are due and payable as of the date of possession and constitute a lien against the Property, including any unpaid real estate taxes for any prior years. BUYERS shall pay all subsequent real estate taxes.

B. SELLERS shall pay their prorated share, based upon the date of possession, of the real estate taxes for the fiscal year in which possession is given due and payable in the subsequent fiscal year.

BUYERS shall be given a credit for such proration at closing based upon the last known actual net real estate taxes payable according to public record. However, if such taxes are based upon a partial assessment of the present property improvements or a changed tax classification as of the date of possession, such proration shall be based on the current millage rate, the assessed value, legislative tax rollbacks and real estate tax exemptions that will actually be applicable as

shown by the Assessor's Records on the date of possession.

3. SPECIAL ASSESSMENTS. A. SELLERS shall pay in full all special assessments which are a lien on the Property as of the date of acceptance. Sellers shall also be responsible for any and all charges for solid waste removal, sewage and maintenance that are attributable to SELLERS' possession, including those for which assessments arise after closing.

B. Any preliminary or deficiency assessment which cannot be discharged by payment shall be paid by SELLERS through an escrow account with sufficient funds to pay such liens when payable, with any unused funds returned to SELLERS.

C. BUYERS shall pay all other special assessments.

4. RISK OF LOSS AND INSURANCE. SELLERS shall bear the risk of loss or damage to the Property prior to closing or possession, whichever first occurs. SELLERS agree to maintain existing insurance and BUYERS may purchase additional insurance. In the event of substantial damage or destruction prior to closing, this Agreement shall be null and void; provided, however, BUYERS shall have the option to complete the closing and receive insurance proceeds regardless of the extent of damages. The property shall be deemed substantially damaged or destroyed if it cannot be restored to its present condition on or before the closing date.

5. POSSESSION AND CLOSING. If BUYERS timely perform all obligations, possession of the Property shall be delivered to BUYERS on February 7, 2020, and any adjustments of rent, insurance, taxes, interest and all charges attributable to the SELLERS' possession shall be made as of the date of possession. Closing shall occur after approval of title by buyers' attorney and vacation of the Property by SELLERS, but prior to possession by BUYERS. SELLERS agree to permit BUYERS to inspect the Property within 48 hours prior to closing to assure that the premises are in the condition required by this Agreement. If possession is given on a day other than closing, the parties shall make a separate agreement with adjustments as of the date of possession. This transaction shall be considered closed upon the filing of title transfer documents and receipt of all funds then due at closing from BUYERS under the Agreement.

6. FIXTURES. Included with the Property shall be all fixtures that integrally belong to, are specifically adapted to or are a part of the real estate, whether attached or detached, such as: attached wall-to-wall carpeting, built-in appliances, light fixtures (including light bulbs), water softeners (except rentals), shutters, shades, rods, blinds, venetian blinds, awnings, storm windows, storm doors, screens, television antennas (including satellite dishes), air conditioning equipment (except window type), door chimes, automatic garage door openers, electrical service cables, attached mirrors, fencing, gates, attached shelving, bushes, trees, shrubs and plants. Also included shall be the following: None

7. CONDITION OF PROPERTY.

A. The property as of the date of this Agreement including buildings, grounds, and all improvements will be preserved by the SELLERS in its present condition until possession, ordinary wear and tear excepted.

8. ABSTRACT AND TITLE. SELLERS, at their expense, shall promptly obtain an abstract of title to the Property continued through the date of acceptance of this Agreement, and deliver it to BUYERS' attorney for examination. It shall show merchantable title in SELLERS in conformity with this Agreement, Iowa law, and Title Standards of the Iowa State Bar Association. The SELLERS shall make every reasonable effort to promptly perfect title. If closing is delayed due to SELLERS' inability to provide marketable title, this Agreement shall continue in force and effect until either party rescinds the Agreement after giving ten days written notice to the other party. The abstract shall become the property of BUYERS when the purchase price is paid in full. SELLERS shall pay the costs of any additional abstracting and title work due to any act or omission of SELLERS, including transfers by or the death of SELLERS or their assignees.

9. SURVEY. BUYERS may, at BUYERS' expense prior to closing, have the property surveyed and certified by a Registered Land Surveyor. If the survey shows any encroachment on the Property or if any improvements located on the Property encroach on lands of others, the encroachments shall be treated as a title defect. If the survey is required under Chapter 354, SELLERS shall pay the cost thereof.

10. ENVIRONMENTAL MATTERS. (a) SELLERS warrant to the best of their knowledge and belief that there are no abandoned wells, solid waste disposal sites, hazardous wastes or substances, or underground storage tanks located on the Property, the Property does not contain levels of radon gas, asbestos or urea-formaldehyde foam insulation which require remediation under current governmental standards, and SELLERS have done nothing to contaminate the Property with hazardous wastes or substances. SELLERS warrant that the Property is not subject to any local, state, or federal judicial or administrative action, investigation or order, as the case may be, regarding wells, solid waste disposal sites, hazardous wastes or substances, or underground storage tanks. SELLERS shall also provide BUYERS with a properly executed GROUNDWATER HAZARD STATEMENT showing no wells, private burial sites, solid waste disposal sites, private sewage disposal system, hazardous waste and underground storage tanks on the Property unless disclosed here:

(b) BUYERS may at their expense, within 14 days after the date of acceptance, obtain a report from a qualified engineer or other person qualified to analyze the existence or nature of any hazardous materials, substances, conditions or wastes located on the Property. In the event any hazardous materials, substances, conditions or wastes are discovered on the Property, BUYERS' obligation hereunder shall be contingent upon the removal of such materials, substances, conditions or wastes or other resolution of the matter reasonably satisfactory to BUYERS. However, in the event SELLERS are required to expend any sum in excess of \$ 0.00 to remove any hazardous materials, substances, conditions or wastes, SELLERS shall have the option to cancel this transaction and refund to BUYER all Earnest Money paid and declare this Agreement null and void. The expense of any inspection shall be paid by BUYERS. The expense of any action necessary to remove or otherwise make safe any hazardous material, substance, conditions or waste shall be paid by SELLERS, subject to SELLERS' right to cancel this transaction as provided above.

11. DEED. Upon payment of the purchase price, SELLERS shall convey the Property to BUYERS by Warranty Deed, free and clear of all liens, restrictions, and encumbrances except as

provided in this Agreement. General warranties of title shall extend to the time of delivery of the deed excepting liens or encumbrances suffered or permitted by BUYERS.

12. STATEMENT AS TO LIENS. If BUYERS intend to assume or take subject to a lien on the Property, SELLERS shall furnish BUYERS with a written statement prior to closing from the holder of such lien, showing the correct balance due.

13. USE OF PURCHASE PRICE. At time of settlement, funds of the purchase price may be used to pay taxes and other liens and to acquire outstanding interests, if any, of others.

14. REMEDIES OF THE PARTIES. A. If BUYERS fail to timely perform this Agreement, SELLERS may forfeit it as provided in the Iowa Code (Chapter 656), and all payments made shall be forfeited; or, at SELLERS' option, upon thirty days written notice of intention to accelerate the payment of the entire balance because of BUYERS' default (during which thirty days the default is not corrected), SELLERS may declare the entire balance immediately due and payable. Thereafter this agreement may be foreclosed in equity and the Court may appoint a receiver.

B. If SELLERS fail to timely perform this Agreement, BUYERS have the right to have all payments made returned to them.

C. BUYERS and SELLERS are also entitled to utilize any and all other remedies or actions at law or in equity available to them and shall be entitled to obtain judgment for costs and attorney fees as permitted by law.

15. NOTICE. Any notice under this Agreement shall be in writing and be deemed served when it is delivered by personal delivery or by certified mail return receipt requested, addressed to the parties at the address given below.

16. CERTIFICATION. Buyers and Sellers each certify that they are not acting, directly or indirectly, for or on behalf of any person, group, entity or nation named by any Executive Order or the United States Treasury Department as a terrorist, "Specially Designated National and Blocked Person" or any other banned or blocked person, entity, nation or transaction pursuant to any law, order, rule or regulation that is enforced or administered by the Office of Foreign Assets Control; and are not engaged in this transaction, directly or indirectly on behalf of, any such person, group, entity or nation. Each party hereby agrees to defend, indemnify and hold harmless the other party from and against any and all claims, damages, losses, risks, liabilities and expenses (including attorney's fees and costs) arising from or related to my breach of the foregoing certification.

17. GENERAL PROVISIONS. In the performance of each part of this Agreement, time shall be of the essence. Failure to promptly assert rights herein shall not, however, be a waiver of such rights or a waiver of any existing or subsequent default. This Agreement shall apply to and bind the successors in interest of the parties. This Agreement shall survive the closing. Paragraph headings are for convenience of reference and shall not limit or affect the meaning of this Agreement. Words and phrases herein shall be construed as in the singular or plural number, and

as masculine, feminine or neuter gender according to the context.

18. INSPECTION OF PRIVATE SEWAGE DISPOSAL SYSTEM. Seller represents and warrants to Buyer that the Property is not served by a private sewage disposal system, and there are no known private sewage disposal systems on the property.

19. ADDITIONAL PROVISIONS: (check if applicable)

[X] A. NO REAL ESTATE AGENT OR BROKER. Neither party has used the services of a real estate agent or broker in connection with this transaction. Each party agrees to indemnify and save harmless the other party from and against all claims, costs, liabilities and expense (including court costs and reasonable attorney's fees) incurred by the other party as a result of a breach of this representation, which shall survive closing.

ACCEPTANCE. When accepted, this Agreement shall become a binding contract. If not accepted and delivered to BUYERS on or before January 7, 2020, this Agreement shall be null and void and all payments made shall be returned immediately to BUYERS.

Accepted _____.

Dated _____.

By: Sign and Print Name and Title
First Congregational Church (SELLER)
Address: 1104 Willson Ave
Webster City, IA 50595

By: John Hawkins, Mayor
City of Webster City, Iowa,
a Municipal Corporation (BUYER)

ATTEST: Karyl Bonjour, City Clerk
City of Webster City, Iowa,
a Municipal Corporation

RESOLUTION NO. 2020 _____

**RESOLUTION ACCEPTING AND APPROVING ACQUISITION OF
PROPERTY GENERALLY LOCATED AT 940 THIRD STREET IN THE CITY
OF WEBSTER CITY, HAMILTON COUNTY, IOWA.**

WHEREAS, Iowa Code Section 657A.10A allows cities to petition the courts for possession of vacant and dilapidated homes, of which no one will take responsibility for its condition, and

WHEREAS, the hereinafter described parcel contains a vacant dwelling that has been deemed dangerous and unsafe and does not meet the City of Webster City's respective municipal code sections, and

WHEREAS, the Iowa District Court for Hamilton County found:

1. That 940 Third Street is legally described as:

West 45 feet of Lot Ten (10), Block Eleven (11), Wilson, Funk and Company's Addition to Webster City, Iowa.

This is a residence and not a commercial building. According to the evidence presented in this case, the property is unoccupied and has been vacant for more than six months and is in a dilapidated and/or deteriorated state. There is a large presence of accumulation of uncut vegetation on the property.

2. That because of the findings of fact made above, the Court determines that the property is an abandoned building pursuant to Section 657A.10A.

WHEREAS, the Iowa District Court for Hamilton County ordered, adjudged and decreed that the above described property is an abandoned property pursuant to Section 657A.10A and awarded title of said property to the City of Webster City, and

NOW THEREFORE BE IT RESOLVED by the City Council of Webster City, Iowa, that the above described property is accepted and approved for the purposes as described in Section 657A.10A.

Passed and adopted this 6th day of January, 2020.

CITY OF WEBSTER CITY, IOWA

Mayor

ATTEST:

Karyl K. Bonjour, City Clerk

IN THE IOWA DISTRICT COURT FOR HAMILTON COUNTY

CITY OF WEBSTER CITY, IOWA,)	No. EQCV029604
Petitioner,)	
)	
vs.)	
)	ORDER
THE UNKNOWN HEIRS OF)	
DONNA J. PETERSON, THE UNKNOWN)	
HEIRS OF BARBARA A. SERNEL,)	
HAMILTON COUNTY, IOWA, ACC 444)	
LLC, and PARTIES-IN-POSSESSION,)	
Respondents.)	

NOW on this 4th day of November, 2019, this matter came before the Court as scheduled for hearing. Present was Attorney Zachary S. Chizek representing the Petitioner, City of Webster City, Iowa and Jon Sernel, brother of now deceased Barbara A. Sernel, a Respondent to this matter. No other attorneys or Respondents appeared.

The Court notes that proof of service on all parties has been shown. The Petition and Original Notice were posted on the property located at 940 Third Street, Webster City, Iowa, by the Hamilton County Sheriff's Office on July 9, 2019. Respondents, Hamilton County, Iowa and ACC 444 LLC, were served by certified mail on or before July 10, 2019. The remaining Respondents were served by publication per the Court's Order on July 18, 2019, July 25, 2019 and August 1, 2019.

THE COURT MAKES THE FOLLOWING FINDINGS OF FACT:

1. That 940 Third Street is legally described as:

West 45 feet of Lot Ten (10), Block Eleven (11), Wilson, Funk and Company's Addition to Webster City, Iowa.

This is a residence and not a commercial building. According to the evidence presented in this case, the property is unoccupied and has been vacant for more than six months and is in a dilapidated and/or deteriorated state. There is a large presence of accumulation of uncut vegetation on the property.
2. That because of the findings of fact made above, the Court determines that the property is an abandoned building pursuant to Section 657A.10A.
3. No one, other than the above-noted Jon Sernel, appeared today to argue on behalf of any Respondents, nor did any of the Respondents appear personally. The Court hereby finds the Respondents to be in default in this matter.

IT IS, THEREFORE, ORDERED, ADJUDGED AND DECREED, that the property cited above is an abandoned property pursuant to Section 657A.10A. Judgment is hereby ordered in favor of the Petitioner, City of Webster City, Iowa, and the Court hereby awards title of this property to the City of Webster City, free and clear from any liens and encumbrances.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED, that as agreed to among the Petitioner and John Sernel, Mr. Sernel shall have thirty (30) days from this Order to remove any remaining personal items from the property. To facilitate such removal of personal property and as agreed to by the present Parties, execution on this Order shall occur on December 4, 2019. After December 4, 2019, the Clerk shall notify the Hamilton County Auditor's Office, Assessor's Office, Recorder's Office and Treasurer's Office, so that these offices may take note of this Order and adjust their records accordingly. Court costs shall be taxed to the Petitioner.

Clerk to provide copies to attorneys and parties of record and John Sernal, Jr., 1749 Lynx Avenue, # 12, Webster City, Iowa.

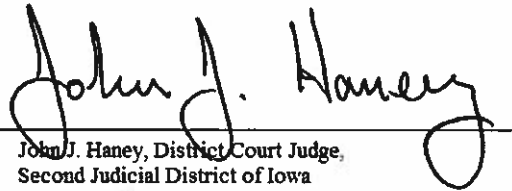


State of Iowa Courts

Type: ORDER FOR JUDGMENT

Case Number EQCV029604
Case Title CITY WEBSTER CITY VS UNKNOWN HEIRS DONNA PETERSON

So Ordered


John J. Haney, District Court Judge,
Second Judicial District of Iowa

Electronically signed on 2019-11-04 10:21:31 page 3 of 3



MEMORANDUM

TO: D. Jeffrey Sheridan, City Manager
Mayor and Council
FROM: Matt Alcazar, Engineering Tech/Project Coordinator
DATE: December 27, 2019
RE: Ingraham Watermain Replacement Project
Summers' Enterprise Inc.

SUMMARY: The Ingraham Watermain Replacement Project has been completed by Summers' Enterprise Inc., Masonville, Iowa to the satisfaction of the Engineer and City Staff. It is recommended that we approve Change Order No. 3 that adjusts the bid tab with the work completed on site, and Pay Request Final No. 2 for \$2,375.00 with the release of the retainage 30 days after final payment in the amount of \$6,617.88.

PREVIOUS COUNCIL ACTION: The City Council entered into a contract with Summer's Enterprise Inc., Masonville, Iowa on February 18, 2019 to complete the Ingraham Watermain Replacement Project.

BACKGROUND/DISCUSSION: Change Order No. 1 decreased the contract cost in the amount of -(\$1,185.44). Change Order No. 2 increased the contract cost in the amount of (\$9,930.56), and Change Order No. 3 decreased the contract cost in the amount of (-\$900.00) with Summers' Enterprise Inc., Masonville, Iowa. This project has been completed to the satisfaction of the Engineer and City Staff.

FINANCIAL IMPLICATIONS: Funding for the project is from CDBG Funds.

Summer's Enterprise Inc.

Original Contract	\$124,512.50
Change Order No. 1, 2	\$ 8,745.12
Change Order No. 3	\$ -900.00
"Quantities Adjustment"	
New Contract Total	\$132,357.62

RECOMMENDATION: It is my recommendation that you approve Change Order No.3 and Pay Request Final No. 2 in the amount of \$2,375.00 and pay Retainage in the amount of \$6,617.88 in 30 days to Summers' Enterprise Inc., Masonville, Iowa.

ALTERNATIVES: Council could explore another alternative, however it is my opinion that both the Change Order and Pay Request Final No. 2 be approved as recommended.

PUBLIC WORKS DIRECTOR COMMENTS: Recommend approval of Change Order No. 3 and Pay Request Final No. 2 with the retainage to be paid in 30 days to Summers' Enterprise Inc., Masonville, Iowa.

CITY MANAGER COMMENTS: I concur with the above recommendation.

RESOLUTION NO. 2020 - ____

**ACCEPTING WORK, AUTHORIZING CHANGE ORDER NO. 3 AND
PAY REQUEST FINAL NO. 2 IN THE AMOUNT OF \$2,375.00, AND
RETAINAGE IN THE AMOUNT OF \$6,617.88 IN 30 DAYS TO
SUMMERS' ENTERPRISE INC., MASONVILLE, IOWA
FOR COMPLETION OF CONTRACT FOR THE
INGRAHAM WATERMAIN REPLACEMENT PROJECT**

WHEREAS, on February 18, 2019, the City of Webster City, Iowa did enter into a contract with Summers' Enterprise Inc., Masonville, Iowa for completion of the Ingraham Watermain Replacement Project; and,

WHEREAS, the project consisted of installing approximately 850 LF of 14" HDPE directional bored pipe under an unnamed tributary south of East Second Street and North of Richardson Drive.

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

1. The Original Contract	\$124,512.50
2. Change Order No. 1 & 2	\$ 8,745.12
3. Change Order No. 3	\$ -900.00
"Quantities Adjustment"	
New Contract Total	\$132,357.62

4. That the work be accepted as recommended by the Project Engineer and City Staff.
5. That Council approve Change Order No.3
6. That the Pay Request Final No. 2 in the amount of \$2,375.00 be paid to Summers' Enterprise, Inc., Masonville, Iowa, upon adoption of this resolution.
7. That the retainage in the amount of \$6,617.88 is authorized to be paid to Summers' Enterprise Inc., Masonville, Iowa in 30 days from the date of this resolution.

Passed and adopted this 6th day of January, 2020.

Mayor

ATTEST: _____
92 of 97 Karyl K. Bonjour, City Clerk

1421 South Bell Ave #103
 Ames, IA 50010
 Phone: 515.663.9997
 Email: ames@whks.com
 Website: www.whks.com



December 12, 2019

Mr. Ken Wetzler
 Public Works Director
 City of Webster City
 400 Second Street
 Webster City, IA 50595

RE: Pay Request #2 – FINAL, and Quantity-Balancing Change Order #3
 Ingraham Watermain Repair Project

Dear Ken:

Enclosed are Pay Request No. 2 – FINAL, and final quantity balancing Change Order #3 for the above referenced project. The balancing change order is required for the project's CDBG funding.

A project walk through was conducted on August 29, 2019 to discuss punch list items. Summers' Enterprise has addressed most punch list items. The outstanding item has been communicated to Summers' Enterprise, the email is attached.

We recommend the City accept the project and make final payment in the amount of \$2,375.00 to:

Summers' Enterprise Inc.
 1776 Buchanan Delaware Ave
 Masonville, IA 50654

Acceptance by the City will initiate the start of the two-year maintenance bond as specified in the contract documents.

Please note that the City is required to wait 30 days after project acceptance before releasing retainage. After 30 days and after all punch list items have been completed to the satisfaction of the City, we recommend the City release the 5% held retainage in the amount of \$6,617.88 to:

Summers' Enterprise Inc.
 1776 Buchanan Delaware Ave
 Masonville, IA 50654

Bid quantities, constructed quantities, and final quantity adjustments are summarized in Table 1 below.

Item No.	Description	Contract Quantity	Contract Amount	Final Quantity	Final Amount	Quantity Adjust.	Unit Price	Adjusted Amount
2.01	CLEARING & GRUBBING	1	\$1,500.00	1	\$1,500.00	0	\$1,500.00	0
2.02	TOPSOIL ON SITE	50	\$1,250.00	50	\$1,250.00	0	\$25.00	0
3.01	TRENCH FOUNDATION	20	\$500.00	20	\$500.00	0	\$25.00	0
3.02	REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL	10	\$300.00	0	\$0.00	-10	\$30.00	(\$300)

**FINAL PAY ESTIMATE
 FOR CONSTRUCTION WORK COMPLETED**

Project: Ingraham Watermain Repair Project
 Project No.: 8417.02
 Location: Webster City, IA
 Contractor: Summers' Enterprise
 Start Date: March 27, 2019

Adjusted Contract Price: \$132,357.62
 Date: December 3, 2019
 Estimate #: 2-FINAL
 % Complete: FINAL

Item No.	Description	Contract Quantity	Unit	Unit Price	Quantity Completed Previous Estimates	Quantity Completed This Estimate	Quantity Completed To Date	Percent Complete	Total
2.01	CLEARING & GRUBBING	1	LS	\$1,500.00	1.0	0	1	100%	\$1,500.00
2.02	TOPSOIL ON SITE	50	CY (P)	\$25.00	50.0	0	50	100%	\$1,250.00
3.01	TRENCH FOUNDATION	20	TON	\$25.00	20.0	0	20	100%	\$500.00
3.02	REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL	10	CY	\$30.00	0.0	0	0	0%	\$0.00
3.03	EXPLORATORY EXCAVATION	4	HR	\$150.00	0.0	0	0	0%	\$0.00
5.01	WATER MAIN, CONNECT TO EXISTING MAIN	2	EA	\$3,000.00	2.0	0	2	100%	\$6,000.00
5.02	WATER MAIN, TRENCHLESS, DR 11 HDPE, 14"	865	LF	\$102.50	865.0	0	865	100%	\$88,662.50
5.03	VALVE, M.J. GATE VALVE & BOX, 44" 12"	1	EA	\$7,800.00	1.0	0	1	100%	\$7,800.00
5.04	FIRE HYDRANT ASSEMBLY WM-201 MOD.	1	EA	\$5,400.00	1.0	0	1	100%	\$5,400.00
8.01	TEMP TRAFFIC CONTROL	1	LS	\$1,500.00	1.0	0	1	100%	\$1,500.00
9.01	HYDRAULIC SEEDING, FERTILIZING & MULCHING	0.1	AC	\$25,000.00	0.0	0.1	0.1	100%	\$2,500.00
9.02	EROSION CONTROL	1	LS	\$1,000.00	1.0	0	1	100%	\$1,000.00
11.01	MOBILIZATION	1	LS	\$5,000.00	1.0	0	1	100%	\$5,000.00
11.02	HDD INADVERTENT RETURN CONTINGENCY PLAN	1	LS	\$2,500.00	1.0	0	1	100%	\$2,500.00
Change Orders									
#1	ITEM 5.03 PRICE DEDUCT FOR 12" VALVE								(\$1,185.44)
#2	EAST END MODIFICATIONS (2ND VALVE & TEE), UNDERGROUND CONDITIONS								\$9,930.56
#3	ADJUSTMENT OF CONTRACT QUANTITIES TO MATCH AS-CONSTRUCTED QUANTITIES, FOR CDBG FUNDING								—

Total Work Completed	\$ 132,357.62
Less Liquidated Damages	\$ (8,500.00)
Less 5% Retainage	\$ -
Less Previous Payments	\$ (114,864.74)
Net Payment this Estimate	\$ 8,992.88

Agreed to by: _____ Date _____
 City _____ Date 12-10-19
 Recommended by: *[Signature]* Date _____
 Engineer _____ Date _____
 Approved by: *[Signature]* Date 12-9-19
 Contractor _____ Date _____

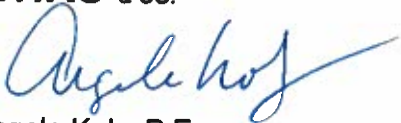
Table 1 Continued:

Item No.	Description	Contract Quantity	Contract Amount	Final Quantity	Final Amount	Quantity Adjust.	Unit Price	Adjusted Amount
3.03	EXPLORATORY EXCAVATION	4	\$600.00	0	\$0.00	-4	\$150.00	(\$600)
5.01	WATER MAIN, CONNECT TO EXISTING MAIN	2	\$6,000.00	2	\$6,000.00	0	\$3,000.00	0
5.02	WATER MAIN, TRENCHLESS, DR 11 HDPE, 14"	865	\$88,662.50	865	\$88,662.50	0	\$102.50	0
5.03	VALVE, M.J. GATE VALVE & BOX, 14" 12"	1	\$7,800.00	1	\$6,614.56	1	(1,185.44)	(\$1,185.44)
5.04	FIRE HYDRANT ASSEMBLY WM-201 MOD.	1	\$5,400.00	1	\$5,400.00	0	\$5,400.00	0
8.01	TEMP TRAFFIC CONTROL	1	\$1,500.00	1	\$1,500.00	0	\$1,500.00	0
9.01	HYDRAULIC SEEDING, FERTILIZING & MULCHING	0.1	\$2,500.00	0.1	\$2,500.00	0	\$25,000.00	0
9.02	EROSION CONTROL	1	\$1,000.00	1	\$1,000.00	0	\$1,000.00	0
11.01	MOBILIZATION	1	\$5,000.00	1	\$5,000.00	0	\$5,000.00	0
11.02	HDD INADVERTENT RETURN CONTINGENCY PLAN	1	\$2,500.00	1	\$2,500.00	0	\$2,500.00	0
Change Orders: #1 Item 5.03 Price Deduct for 12" Valve reflected in lower price of item 5.03 above #2 East End Modifications (2 nd Valve and tee), underground conditions #3 Adjustment of Contract Quantities to Match As-Constructed Qty's reflected in items 3.02 and 3.02 above								\$9,930.56
Total			\$124,512.50		\$132,357.62			\$7,845.12

Please contact us if you have any questions.

Sincerely,

WHKS & CO.



Angela Kolz, P.E.
 Senior Associate

Enclosures: Pay Request #2 – FINAL
 Change Order # 3
 Email summary of punch list item status 12/12/19

cc: Matt Alcazar, City of Webster City
 Todd Summers, Summers' Enterprise
 Shirley Helgevold, MIDAS C.O.G.

1620 Superior Street Unit 1
Webster City, IA 50595
(515) 832-2885
(515) 832-2515 fax

Zachary S. Chizek
zach@groveslaw.net

Gary J. Groves
gary@groveslaw.net



GROVES & CHIZEK LAW OFFICE

January 2, 2020

TO: Members of the City Council

RE: Summary of Professional Services for December 2019

Dear Council Members:

Outlined below is a summary of professional services I have provided for the City of Webster City as City Attorney for the month of December 2019. The main issues I addressed this past month were (a) working on a wastewater treatment agreement with Cactus Family Farms and (b) worked with a developer on the purchase of City-owned property and the necessary documents.

In regards to Cactus Family Farms and their truck washing site located within the City, myself and City staff have been meeting with and working with their representatives on a wastewater treatment agreement to address their discharge needs. Although we prepared a treatment agreement and presented it to them, they have decided to temporarily cease use of their facility and if/when they decide to continue to use said facility, they are aware that they'll need to enter into our agreement.

In regards to the developer who wishes to purchase City-owned property located at East Twin Park, I have reviewed the proposed offer and prepared the necessary documents for the City Council to review and to decide on how/if they wish to move forward with the development. As part of this I worked with City staff in the preparation of development standards to ensure that any such development meets the standards we set for it and what we want to see as a City.

If you have any questions regarding any of the above summary please do not hesitate to contact me.

Respectfully submitted,

Zachary S. Chizek
Attorney at Law