



City of Muscatine

CITY COUNCIL

Thursday, June 6, 2024

Brad Bark, Mayor

Don Lampe, 1st Ward
Jeff Osborne, 2nd Ward
Peggy Gordon, 3rd Ward
Nadine Brockert, 4th Ward
John Jindrich, 5th Ward

Angie Lewis, At Large
Matt Conard, At Large
Carol Webb, City Administrator
Cinda Hilger, Admin. Professional
Brent Hinders, City Attorney

City Council meetings are held at 6:00 p.m. on the 1st and 3rd Thursday of each month. In-depth sessions are held at 6:00 p.m. on the 2nd Thursday of each month. All meetings are available for review on the City of Muscatine YouTube page.

June 6, 2024, 6:00 PM

AGENDA

1. CALL TO ORDER
2. INVOCATION-Arturo Barrientos, Calvary Church
3. ROLL CALL
4. PLEDGE OF ALLEGIANCE

5. FROM THE MAYOR

- A. Request to Appoint Kent Jurgersen to the Airport Advisory Commission.
Request to Appoint Sara Fitzer to the Art Center Board of Directors.
Request to Appoint Krista Regennitter to the Public Art Advisory Commission
Request to Reappoint Mark Seaman and Geri Kent to the Art Center Board of Directors.
Request to Appoint Tammi Drawbaugh to the Board of Water, Electric and Communications Board.
Request to Reappoint Jim Hetzler to the Historic Preservation Committee.
Request to Appoint Mario Lebron to the Parks and Recreation Advisory Commission
Request to Appoint Christine Boar to the Parks and Recreation Advisory Commission.
Request to Reappoint Kayla Bendorf to the Planning and Zoning Commission.
Request to Reappoint Julie Wolf to the Zoning Board of Adjustments.
- B. Proclamation for D-Day

6. APPROVAL OF AGENDA AS PRESENTED AND/OR AS AMENDED

7. COMMUNICATIONS - CITIZENS

8. COUNCILMEMBER FOLLOW UP TO CITIZEN COMMUNICATION

9. CONSENT AGENDA * (ITEMS 10-14)

The following items are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered separately.

10. * REVIEW AND POTENTIAL VOTE TO APPROVE MINUTES

- A. May 16, 2024 City Council Meeting Minutes

11. * PETITIONS AND COMMUNICATIONS

A. Cigarette/Tobacco Permits - July 1, 2024 - June 30, 2025

- 1. Alex Tobacco & Vape, 839 Park Avenue – Alex Tobacco & Vape
- 2. Casey's General Store #1484, 1111 Oregon Street – Casey's Marketing Company

3. Casey's General Store #2906, 3509 Steamboat Way – Casey's Marketing Company
4. Casey's General Store #2944, 3010 University Drive – Casey's Marketing Company
5. Casey's General Store #4025, 4701 South Highway 61 – Casey's Marketing Company
6. Circle K #6600, 802 Cypress Street – Mac's Convenience Stores LLC
7. Dollar General Store #7027, 2000 Cedar Plaza Drive – DolgenCorp, LLC
8. Dollar General Store #21855, 901 Cypress Street – DolgenCorp, LLC
9. Dollar General Store #19625, 807 A Grandview Avenue – DolgenCorp, LLC
10. Dollar General Store #18711, 3614 Grandview Avenue – DolgenCorp, LLC
11. Express Mart, 4804 S. Grandview Avenue – RP Brothers LLC
12. Fareway Stores, Inc. #998, 2100 Cedar Plaza Drive – Fareway Stores, Inc.
13. Fast Avenue One Stop, 2111 Park Avenue – Gurung, LLC
14. GM Food Mart, 1814 E Avenue, Thapa Investment LLC
15. GM Mini Mart, 2307 Lucas Street – Malka 13, Inc.
16. Grandview Mart, 714 Grandview Avenue – Malka 13, Inc.
17. Greenleaf Tobacco & Vapor, 3414 Northport Drive #7 – IA Trade, Inc.
18. Greenleaf Tobacco & Vapor, 1608 Grandview Avenue – IA Trade, Inc.
19. Greenleaf Tobacco & Vapor, 2016 Cedar Plaza Drive #6 – IA Trade, Inc.
20. Home Base LLC, 1201 Grandview Avenue – Tonia McCullough
21. Hubble's Tap, 214 East 2nd Street – Hubble's Glenda LLC
22. Hy-Vee Food Store, 2400 Second Avenue – Hy-Vee, Inc.
23. Hy-Vee Fast & Fresh, 2600 Second Avenue – Hy-Vee, Inc.
24. Hy-Vee Mainstreet, 510 E. 6th Street – Hy-Vee, Inc.
25. Hy-Vee Wine & Spirits, 522 Mulberry Avenue, Suite A – Hy-Vee, Inc.
26. Kum & Go #1436, 416 Cedar Street – Kum & Go LC
27. Kum & Go #438, 1429 Park Avenue – Kum & Go LC
28. KWIK Star #1064, 3605 University Drive – KWIK Trip, Inc.
29. Loos' Inc., 711 Park Avenue – Loos Inc.
30. Love's Travel Stop #882, 2417 Grandview Avenue – Love's Travel Stops & Country Store's, Inc
31. Muscatine Citgo Fast Break, 2603 Second Avenue – Reif Oil Company
32. Muscatine County Sheriff's Office, 400 Walnut Street – Muscatine County Sheriff
33. New York Dollar Store, 109 East 2nd Street – Antonio Sosa
34. No More Butts Vapor Lounge, 127 East 2nd Street – No More Butts Vapor Lounge LLC
35. Pearl City Tobacco and Liquor Outlet, 200 Green Street – Shaurya, LLC
36. The Smoke Stop, 211 East 2nd Street – TAR, LLC
37. The Smokin Things, 2506 Park Avenue – TAR, LLC

- 38. Smokin Joe's #16, 1504 Park Avenue – The Outlet Inc.
- 39. Super Saver Liquor of Muscatine, 1510 Isett Avenue, Suite A – MAP Family LLC
- 40. Variety Tobacco and Vape, 2104 A Park Avenue – Variety LLC
- 41. Wal-Mart Supercenter #559, 3003 N. Highway 61 – Wal-Mart Stores, Inc.
- 42. Walgreens #5885, 1703 Park Avenue – Walgreen Co.
- 43. West Side Houser Mart, 2201 Houser Street – West Side Houser Mart, LLC

- B. Request on first and second reading on a new Special Class "C" Retail Alcohol License for
Skinny's Barbeque, 208 West 2 nd Street – Skinny's LLC (pending inspections)
- C. Request for renewal of a Class "E" Retail Alcohol License for Smokin' Joe's Tobacco and
Liquor Outlet #16, 1504 Park Avenue – The Outlet Inc. (pending inspections)
- D. Request for renewal of a Class "B" Retail Alcohol License for Hy-Vee Mainstreet, 510 East
6 th Street – Hy-Vee, Inc. (pending inspections)
- E. Request for renewal of a Class "C" Retail Alcohol License and Outdoor Service for El
Allende, 1107 Grandview Avenue – El Allende, Inc. (pending inspections)
- F. Request for renewal of a Class "C" Retail Alcohol License for Jody's Corner Tap, 226
Walnut Street – Jody's Corner Tap, Inc. (pending inspections and insurance)
- G. Request for renewal of a Class "C" Retail Alcohol License for Home Base LLC, 1201
Grandview Avenue – Home Base, LLC (pending inspections and insurance)
- H. Request for Use of City Property from Mark Seaman with the Stanley Center for Peace and
Security for a Community Paint Day to be held on June 28, 2024
- I. Request for Use of City Property from Dawn Hull with Bridgestone Bandag for a
Company
Picnic to be held on July 27, 2024
- J. Request for Use of City Property from Michael Kleist with Proof Social for a block
party on
2 nd Street between Chestnut and Pine streets to be held on August 17, 2024

12. * COMMUNICATION – RECEIVE AND FILE

- A. Muscatine County Board of Supervisors Meeting Minutes - May 13, 2024
- B. Muscatine County Board of Supervisors Meeting Minutes - May 20, 2024

13. * PURCHASE ORDERS AND AGREEMENTS

- A. Request to Approve the Issuance of a Purchase Order, in the amount of \$6,300.00, to MUSCO Lighting, LLC for the Installation of Power and Lighting at Musser Park, as Part of the Community Foundation of Greater Muscatine South End Improvement Projects.

14. * APPROVAL OF BILLS

It is recommended bills totaling \$5,791,289.24, be approved and that the City Council authorize the Mayor and City Clerk to issue warrants for the same. It should be noted that this listing is subject to the approval of any related agenda item(s).

- A. June 6, 2024 Bills for Approval

15. PUBLIC HEARING

16. BOARDS AND COMMISSIONS

17. FROM THE CITY ADMINISTRATOR

- A. Third and Final Reading of an Ordinance Amending the Zoning Ordinance of the City of Muscatine, Iowa (Rezoning at 910 E. 2nd St)
- B. Third and Final Reading of an Ordinance Amending Title 10, Chapter 12, Section 1 Of City Code Allowing for a Portion of the Ground Floor to be Used for Residential Purposes in the C-2 Zoning District, Outside the Downtown Core
- C. Resolution to Amend Resolution 2024-0223, Supporting an Application to the Iowa Economic Development Authority by BTS Development, LLC., for Workforce Housing Credits for the Proposed Redevelopment of the Former Hawkeye Lumberyard at 910 E. 2nd Street.
- D. Resolution Accepting Completed Work by Heuer Construction of Muscatine for the Grandview Avenue Sidewalk Extension Project, and Authorizing Release of Retainage in the Amount of \$6,136.58.
- E. Resolution Setting a Public Hearing on June 20, 2024, at 6:00 p.m., for the purpose of hearing community comments regarding revisions to Title 7, Chapter 5 of City Code - Automated Traffic Enforcement.
- F. Resolution to Award Contract for Wayfinding Sign Fabrication and Installation to Geograph Industries for an Amount Not to Exceed \$243,204.00, for Phase 1 of Implementation of the Wayfinding Master Plan.
- G. Resolution Setting a Public Hearing on June 20, 2024, for the purpose of hearing community comments regarding the Muscatine Indoor Sports Complex.

- H. Resolution Awarding a Contract to Valley Construction in the Amount of \$65,500.00, for the Demolition of a Structure Located at 417 Mulberry Avenue.
- I. Resolution Awarding a Contract to Sulzco, LLC, in the amount of \$442,172.25 for the Weed Park Lagoon Project.
- J. Resolution Accepting Completed Work by General Contractors, Inc. for the Replacement UV Disinfection System Project at the Water and Resource Recovery Facility and Authorizing Final Payment in the amount of \$27,748.17.
- K. Request to Approve a Contract with the Community Foundation of Greater Muscatine for \$26,250.00, to support the Community Grant Writer position.
- L. Request to Approve an Agreement with Muscatine Center for Social Action in the Amount of \$30,000.00, to Provide Housing Stabilization Services for Fiscal Year 2025.
- M. Request to Approve the Issuance of a Purchase Order to Midwest Breathing Air LLC, in the amount of \$60,853.81, for a Mako BAM07HE3 Breathing Air Fill Station and Compressor.
- N. Request to Approve a Secondary Driveway Entrance at 408 Parham Street
- O. Request to Issue a Purchase Order to Modern Companies, Inc. in the Amount of \$60,932.16 to Replace the Air Conditioning System in the City Council Chambers.
- P. Request to Approve a Letter of Understanding with Bohnsack & Frommelt LLP for the Fiscal Year 2023/2024 Audit
- Q. A Request to Approve an Agreement between the City of Muscatine and the City of Fruitland to Provide Law Enforcement and Emergency Services Conducted by the Muscatine Police Department.
- R. A Request to Approve an Agreement between the City of Muscatine and the Muscatine Humane Society to support the City's provision of Animal Control Services for Fiscal Year 2024/2025
- S. Request to Approve a Docking Agreement between the City of Muscatine and American Cruise Lines

18. MAYOR AND COUNCIL REPORTS

- A. Discussion regarding the Muscatine Trolley
- B. Merge Urban Development on Carver Corner
- C. Discussion Regarding Next Steps for Parking

19. ADJOURNMENT

PROCLAMATION

BY MAYOR BRAD BARK

WHEREAS, Today June 6, 2024, marks the 80th anniversary of D-Day and honors the bravery and sacrifices of veterans in the United States who served in World War II, the deadliest war in history; and

WHEREAS, on June 6, 1944, brave Allied soldiers commenced the D-Day operation as part of Operation Overlord, which drove the successful liberation of Nazi-occupied Europe; and

WHEREAS, D-Day is the largest amphibious invasion in military history and included more than 7,000 ships, 12,000 aircraft, and 156,000 Allied troops who landed in Normandy by air, land, and sea; and

WHEREAS, brave Allied soldiers fought for peace, security, and freedom along a 50-mile stretch on the Normandy coastline, sacrificing their lives; and

WHEREAS, the City of Muscatine is eternally grateful for all of its veterans, and with this proclamation, will continue to acknowledge and celebrate their dedication to maintaining our freedom in the past, the present, and the future of our country; and

WHEREAS, “The Girl Who Wore Freedom,” a documentary sharing the stories of men, women, and children of Normandy, France, will be playing tonight at 7:00pm and Saturday at 3:30pm, at the Fridley Theatre in Muscatine, Iowa for the 80th anniversary of D-Day; and

WHEREAS, the City of Muscatine seeks to acknowledge all World War II liberating veterans of Muscatine, Iowa and veterans who followed in their footsteps for their sacrifices and contributions to securing liberty for their country; and

NOW, THEREFORE, I, Brad Bark, Mayor of Muscatine, Iowa, proclaim June 6, 2024, as:

June 6, 2024

D-Day Remembrance Day in the City of Muscatine, IA

IN WITNESS WHEREOF, I have hereunto set my hand and caused my seal to be affixed on this 14th day of September, 2023.

Dr. Brad Bark, Mayor
City of Muscatine



City of Muscatine

CITY COUNCIL MINUTES

Thursday, May 16, 2024

1. **CALL TO ORDER**

Mayor Bark called the City Council meeting for May 16, 2024 to order at 06:00 PM.

2. **INVOCATION**

3. **ROLL CALL**

Councilmembers Present: John Jindrich, Jeff Osborne, Angie Lewis, Don Lampe, Matt Conard. Councilmembers Absent: Nadine Brockert, Peggy Gordon.

4. **PLEDGE OF ALLEGIANCE**

5. **FROM THE MAYOR**

- A. Proclamation Declaring May 19 -25, 2024 as "National Public Works Week"
- B. Proclamation Declaring May as Historic Preservation Month
- C. Police Officer Life Saving Award presentation to Detective Britt Jameson
- D. Proclamation for EMS Week

6. **APPROVAL OF AGENDA AS PRESENTED AND/OR AS AMENDED**

Councilmember Jeff Osborne, seconded by Councilmember Don Lampe moved to approve the agenda as presented. Vote: Ayes -5, Nays - 0, Motion Passed.

7. **COMMUNICATIONS - CITIZENS**

Ben Eversmeyer, 1737 Devitt Avenue was present to thank the City for the efforts being put forth on Devitt regarding traffic and parking and stated he looks forward to continued efforts on this issue.

8. **COUNCILMEMBER FOLLOW UP TO CITIZEN COMMUNICATION**

9. CONSENT AGENDA * (ITEMS 10-14)

Councilmember Jeff Osborne, seconded by Councilmember Don Lampe, moved to approve the Consent Agenda including Items 10-14. Ayes - 5 , Nays - 0, Motion Passed.

10. * REVIEW AND POTENTIAL VOTE TO APPROVE MINUTES

- A. May 2, 2024 City Council Regular Meeting Minuts
- B. May 9, 2024 City Council In-Depth Meeting Minutes

11. * PETITIONS AND COMMUNICATIONS

- A. Request for Use of City Property from Denise Greenhaw with NextGen Motors for the Annual Mental Health Awareness 5K run/walk to be held on September 21, 2024
- B. Request for Use of City Property from Jamie Orr for the 5K Santa Run to be held on November 23, 2024
- C. Request to Approve a Revitalization Property Tax Abatement Application for 906 1/2 E. 9th Street
- D. Request on first and second reading on a Special Class "C" Retail Alcohol License for Keep Muscatine Beautiful, Harbor Drive - Community Foundation of Iowa (pending inspections and insurance)

12. * COMMUNICATION – RECEIVE AND FILE

- A. April 29, 2024 Muscatine County Board of Supervisors Meeting Minutes
- B. May 6, 2024 Muscatine County Board of Supervisors Meeting Minutes

13. * PURCHASE ORDERS AND AGREEMENTS

- A. Request to Approve Temporary Golf Cart Rental Agreement
- B. Request to Issue a Purchase Order to AccuJet Sewer and Drain Cleaning in the Amount of \$19,966.92 for the Purpose of Lining Sewer Manholes.

14. * APPROVAL OF BILLS

- A. May 16, 2024 Bills for Approval

15. PUBLIC HEARING

- A. Public Hearing on the Review of the Plans, Specifications, Form of Contract and Cost Estimate, and Setting a Bid Date for the Airport Fuel System Relocation Project.

There were no written or oral comments regarding this public hearing.
Councilmember Lewis, seconded by Councilmember Conard, moved for the

public hearing to be closed. Vote: Ayes - 5, Nays - None, Motion Passed.

- B. Public Hearing Regarding Amendment #2 to the Fiscal Year 2023/2024 City Budget

There were no written or oral comments regarding this public hearing.

Councilmember Angie Lewis, seconded by Councilmember Jeff Osborne, moved for the public hearing to be closed. Vote: Ayes - 5, Nays - None, Motion Passed.

16. BOARDS AND COMMISSIONS

17. FROM THE CITY ADMINISTRATOR

- A. Resolution Approving the Plans and Specifications, Form of Contract, and Cost Estimate for the Muscatine Airport Fuel System Relocation Project
Councilmember Don Lampe, seconded by Councilmember John Jindrich moved to Adopt the Resolution.

Vote: Ayes - 5, Nays - 0, Motion Passed.

- B. Resolution Approving Amendment #2 to the Fiscal Year 2023/2024 City Budget
Councilmember Angie Lewis, seconded by Councilmember Matt Conard moved to Adopt the Resolution.

Vote: Ayes - 5, Nays - 0, Motion Passed.

- C. Second Reading of an Ordinance Amending the Zoning Ordinance of the City of Muscatine, Iowa (Rezoning at 910 E. 2nd St)
Councilmember Lewis, Seconded by Councilmember Osborne, moved to Approve the second reading of the ordinance. Vote: Ayes - 5, Nays - 0, Motion Passed.

- D. Second Reading of an Ordinance Amending Title 10, Chapter 12, Section 1 Of City Code Allowing for a Portion of the Ground Floor to be Used for Residential Purposes in the C-2 Zoning District, Outside the Downtown Core
Councilmember Lewis, Seconded by Councilmember Jindrich, moved to Approve the second reading of the ordinance. Vote: Ayes - 5, Nays - 0, Motion Passed.

- E. Request to Waive Third Reading and to Adopt on Second Reading, an Ordinance Repealing Title 1-10-2.E (1)(b) of the Muscatine City Code - Elected Official Communication with City Department Heads and Employees
Councilmember Lewis, Seconded by Councilmember Lampe, moved to waive the third reading and adopt on second and final reading and to direct for its publication as required by law.

Vote: Ayes - 5, Nays - 0, Motion Passed.

- F. Resolution Authorizing Special Assessments for Unpaid Abatement Service Fees and Rental Housing Fees to Private Properties
Councilmember Jindrich, seconded by Councilmember Lewis moved to Adopt the Resolution. Vote: Ayes - 5, Nays - 0, Motion Passed.

- G. Resolution to Write Off Debts of Former Housing Tenants

Councilmember Osborne, seconded by Councilmember Lewis moved to Adopt the Resolution. Vote: Ayes - 5, Nays - 0, Motion Passed.

- H. Resolution to Award Contract for Fulliam Avenue Reconstruction Phase 2 to Heuer Construction in the Amount of \$702,915.00
Councilmember Osborne, seconded by Councilmember Lewis moved to Adopt the Resolution.
Vote: Ayes - 5, Nays - 0, Motion Passed.

- I. Resolution Approving Contract and Bond with Heuer Construction for the Fulliam Avenue Reconstruction Project Phase 2
Councilmember Lewis, seconded by Councilmember Conard moved to Adopt the Resolution. Vote: Ayes - 0, Nays - 0, Motion .

- J. A Resolution Authorizing the Execution of a Special Warranty Deed to Said Described Real Estate Located at 6208 41st St S.
Councilmember Osborne, seconded by Councilmember Lampe moved to Adopt the Resolution. Vote: Ayes - 5, Nays - 0, Motion Passed.

- K. Resolution Accepting Completed Work for the Taylor Park Pickleball Court Project.
Councilmember Lewis, seconded by Councilmember Conard moved to Adopt the Resolution.
Vote: Ayes - 5, Nays - 0, Motion Passed.

- L. Resolution authorizing and approving a Loan Agreement, providing for the sale and issuance of \$4,880,000 General Obligation Corporate Purpose Bonds, Series 2024 and providing for the levy of taxes to pay the same
Councilmember Lewis, seconded by Councilmember Lampe moved to Adopt the Resolution. Vote: Ayes - 5, Nays - 0, Motion Passed.

- M. Resolution Supporting an Application to the Iowa Economic Development Authority by Build to Suit, LLC for Workforce Housing Credits for the Proposed Redevelopment of the Former Hawkeye Lumberyard at 910 E. 2nd Street
Councilmember Lewis, seconded by Councilmember Osborne moved to Adopt the Resolution. Vote: Ayes - 0, Nays - 0, Motion .

- N. Request to Approve the Certified Local Government (CLG) Grant Agreement for an Intensive Survey and Host the 2025 Preserve Iowa Summit
Councilmember Lewis, seconded by Councilmember Osborne moved to Approve the Request. Vote: Ayes - 5, Nays - 0, Motion Passed.

- O. Request to Execute a Memorandum of Understanding with the Iowa Department of Inspections, Appeals, and Licensing
Councilmember Jindrich, seconded by Councilmember Lewis moved to Approve the Request. Vote: Ayes - 5, Nays - 0, Motion Passed.
- P. Request to Approve Declaration of Items as Surplus and Authorize Sale of Items at Public Surplus Auction
Councilmember Lewis, seconded by Councilmember Osborne moved to Approve the Request. Vote: Ayes - 5, Nays - 0, Motion Passed.
- Q. Request to Approve the Greenwood Cemetery Office Operations and Retail Sales Agreements to Amy Laue and Leyda, Burrus and Metz dba LBM, Inc. in the amount of \$25,000.00 to be paid to the City annually with a 5% escalator after the first year of the 3-year proposed agreement.
Councilmember Lampe, seconded by Councilmember Conard moved to Approve the Request. Vote: Ayes - 5, Nays - 0, Motion Passed.
- R. Request to Approve Change Order #2 for the Replacement UV Disinfection System Project in the amount of \$1,392.73.
Councilmember Lewis, seconded by Councilmember Conard moved to Approve the Request. Vote: Ayes - 5, Nays - 0, Motion .
- S. Request to Approve and Purchase Easements for West Hill Sewer Separation Phase 6 C Construction in the amount of \$14,014.70.
Councilmember Jindrich, seconded by Councilmember Lewis moved to Approve the Request. Vote: Ayes - 5, Nays - 0, Motion Passed.

18. MAYOR AND COUNCIL REPORTS

Councilmember Jindrich had questions regarding the use of a stop sign at Bidwell and Leroy that were addressed by Public Works Director Stineman.

Councilmember Lampe had suggestion to look into the Muscatine Trolley to be used during special events.

Councilmember Webb stated zoom meetings would be discontinued and only be

- A. Request by Councilmember Lampe to discuss no parking signage on Devitt Avenue
Councilmember Lampe moved to delay indefinitely the Devitt Sidewalk project, transfer the funds to a different project, monitor the area for the need for signs and reevaluate next year. Council consented to the request.

19. ADJOURNMENT

Councilmember Lewis moved the meeting be adjourned at 7:16.

License # _____
Wallet # _____
Sticker # _____
Receipt # _____
Issued _____
Expires _____

CITY OF MUSCATINE

**APPLICATION FOR USE OF ANY STREET, SIDEWALK, ROADWAY, ALLEY,
PARK, PUBLIC WAY, PROPERTY OR FACILITY**

1. Name and address of applicant and sponsoring organization, if any:

Stanley Center for Peace and Security / Mark Seaman

Address: 304 Iowa Avenue

Telephone Number: 563.770.6669

E-mail Address: mseaman@stanleycenter.org

2. Type of event that is planned:

The Stanley Center commissioned local artist Drew Etienne to paint a mural on the center's north wall (in the alley we share with MCSA). We would like to invite the community to participate with a Community Paint Day on Friday, June 28 from 1-5 PM. The Stanley Center will also offer tours and an Open House during this time.

3. Proposed location:

Alley between the Stanley Center and MCSA.

4. Date(s)/Time(s): Friday, June 28 from 1-5 PM.

5. Expected length of use: 5 hours, including setup; alley closure may be necessary for the entire week

6. Expected size of group: 100-200

7. Names of any person or persons in charge of the proposed use at the specified location:

Mark Seaman, Dane Lovell, Patty Papke, Krista Regennitter

Address(es): 304 Iowa Avenue

Telephone Number(s): 563.770.6669

E-mail Address(es): mseaman@stanleycenter.org

8. Names and addresses of any persons to be featured as entertainers or speakers:

Drew Etienne, 413 4th Avenue, Iowa City, IA 52245

9. List mechanical or electronic equipment to be used:

We plan to rent a portable handwashing station.

10. Number and type of any motor vehicles or other forms of transportation to be used, including bicycles, boats, carriages and golf carts:

We would like to invite an ice cream truck to remain parked near the alley for the duration of the event, likely on Iowa Avenue.

11. Number and types of animals to be used:

n/a

12. A description of any sound amplification to be used:

n/a

13. Proposed monitoring of the group and/or activity including the number of people who will direct traffic, set up, clean up and maintain order, if necessary:

Several volunteers from the Stanley Center's staff will be responsible for setup, clean up, and maintaining order.

14. All plans for the provision of security:

We do not anticipate any security needs for this family-friendly event, and will call police if that is necessary for any reason.

15. Beer or wine consumption? Yes _____ No X

16. Describe any items to be sold or distributed:

n/a

17. Is water connection requested: Yes _____ No X

18. Is electricity requested: Yes _____ No X

19. Have you provided a layout site plan for your proposed activity or event? Yes _____ No X

If yes, please attach.

If no, please explain:

The location of the event is the alley between the Stanley Center and MCSA. We would like to close the portion of the alley running the length of the Stanley Center building to traffic.

20. Do you understand that you will be financially responsible for all site restoration needed to restore the site to pre-event status? Yes x _____ No _____

The applicant agrees to indemnify, defend and save harmless the City of Muscatine, together with its agents, officers and employees, from any and all claims, lawsuits, damages, losses and expenses, of whatever nature, which may result from or arise from the activity or event covered by the permit, including but not limited to the use of public ways, irrespective of whether said claims are frivolous or meritorious.

Mark Seaman

Authorized Representative



May 17, 2024

Date

EVENT: _____

TO BE COMPLETED BY CITY DEPARTMENTS:

I have reviewed the attached application with the following recommendations:

Recommend
Approval

☒
YES

☐
NO

Richard Klimes May 23, 2024
Richard Klimes (May 23, 2024 10:55 CDT)
Parks & Recreation Date

Comments:

Approval subject to attendance at pre-event mtg.

☒
YES

☐
NO

Jodi Royal-Goodwin May 23, 2024
Jodi Royal-Goodwin (May 23, 2024 05:36 CDT)
Community Development Date

☒
YES

☐
NO

Brian Steinman May 23, 2024
Brian Steinman (May 23, 2024 09:58 CDT)
Public Works Date

☒
YES

☐
NO

Jim May 23, 2024
Anthony Sims (May 23, 2024 08:56 CDT)
Police Chief Date

☒
YES

☐
NO

Jerry Ewers May 23, 2024
Jerry Ewers (May 23, 2024 09:51 CDT)
Fire Chief Date

FINAL APPROVAL:

☒
YES

☐
NO

Carol May 23, 2024
Carol Smith (May 23, 2024 09:51 CDT)
City Administrator Date

EVENT: Bridgestone-Bandag Picnic

TO BE COMPLETED BY CITY DEPARTMENTS:

I have reviewed the attached application with the following recommendations:

Recommend
Approval

☒
YES

☐
NO

Richard Klimes
Richard Klimes (May 24, 2024 12:05 CDT)
Parks & Recreation

May 24, 2024

Date

Comments:

Approval subject to attendance at pre-event mtg.

☒
YES

☐
NO

Jodi Royal-Goodwin
Jodi Royal-Goodwin (May 20, 2024 12:18 CDT)
Community Development

May 20, 2024

Date

☒
YES

☐
NO

Brian Steinman
Brian Steinman (May 20, 2024 12:29 CDT)
Public Works

May 20, 2024

Date

☒
YES

☐
NO

A.R. Kies
A.R. Kies (May 23, 2024 08:04 CDT)
Police Chief

May 24, 2024

Date

☒
YES

☐
NO

Jerry Curren
Jerry Curren (May 20, 2024 09:33 CDT)
Fire Chief

May 24, 2024

Date

FINAL APPROVAL:

☐
YES

☐
NO

Carol Smith
Carol Smith (May 24, 2024 09:09 CDT)
City Administrator

May 24, 2024

Date

License # _____
Wallet # _____
Sticker # _____
Receipt # _____
Issued _____
Expires _____

CITY OF MUSCATINE

**APPLICATION FOR USE OF ANY STREET, SIDEWALK, ROADWAY, ALLEY,
PARK, PUBLIC WAY, PROPERTY OR FACILITY**

1. Name and address of applicant and sponsoring organization, if any:

Dawn Hull - Bridgestone Bandag

Address: 2000 Bandag Drive, Muscatine, IA 52761

Telephone Number: 563-260-7895

E-mail Address: hulldawn@bfusa.com

2. Type of event that is planned:

Company picnic with food, games, bouncy houses, etc.

3. Proposed location:

Weed Park grassy area (upper loop).

4. Date(s)/Time(s): 7-27-24

5. Expected length of use: 3-5 hours

6. Expected size of group: 200-250

7. Names of any person or persons in charge of the proposed use at the specified location:

Chris Daniel

Address(es): 2000 Bandag Drive, Muscatine, IA 52761

Telephone Number(s): 563-262-2586

E-mail Address(es): danielchris@bfusa.com

8. Names and addresses of any persons to be featured as entertainers or speakers:

n/a

9. List mechanical or electronic equipment to be used:

Possibly a PA system/microphone.

10. Number and type of any motor vehicles or other forms of transportation to be used, including bicycles, boats, carriages and golf carts:

n/a

11. Number and types of animals to be used:

n/a

12. A description of any sound amplification to be used:

microphone

13. Proposed monitoring of the group and/or activity including the number of people who will direct traffic, set up, clean up and maintain order, if necessary:

Small committee, those that set-up food/games will tear down and clean up.

14. All plans for the provision of security:

n/a

15. Beer or wine consumption? Yes _____ No x

16. Describe any items to be sold or distributed:

No items to be sold. Food and some small prizes will be distributed.

17. Is water connection requested: Yes _____ No x not sure

18. Is electricity requested: Yes x No _____

19. Have you provided a layout site plan for your proposed activity or event? Yes _____ No x

If yes, please attach.

If no, please explain:

No, beginning planning stages.

20. Do you understand that you will be financially responsible for all site restoration needed to restore the site to pre-event status? Yes x No _____

The applicant agrees to indemnify, defend and save harmless the City of Muscatine, together with its agents, officers and employees, from any and all claims, lawsuits, damages, losses and expenses, of whatever nature, which may result from or arise from the activity or event covered by the permit, including but not limited to the use of public ways, irrespective of whether said claims are frivolous or meritorious.



Authorized Representative

Chris Daniel

5/15/24

Date

EVENT: Proof Social Block Party

TO BE COMPLETED BY CITY DEPARTMENTS:

I have reviewed the attached application with the following recommendations:

Recommend
Approval

☒
YES

☐
NO

Richard Klimes
Richard Klimes (May 24, 2024 10:44 CDT)
Parks & Recreation

May 24, 2024

Date

Comments:

Approval subject to attendance at pre-event mtg.
Approval subject to approval of event map.

☒
YES

☐
NO

Jodi Royal-Goodwin
Jodi Royal-Goodwin (May 20, 2024 12:26 CDT)
Community Development

May 20, 2024

Date

☒
YES

☐
NO

Brian Steinman
Brian Steinman (May 20, 2024 12:31 CDT)
Public Works

May 20, 2024

Date

Need a pre-event meeting and a map of the
proposed layout.

☒
YES

☐
NO

A.R. Kies
A.R. Kies (May 23, 2024 08:05 CDT)
Police Chief

May 24, 2024

Date

☒
YES

☐
NO

Jerry Curren
Jerry Curren (May 20, 2024 09:33 CDT)
Fire Chief

May 24, 2024

Date

FINAL APPROVAL:

☒
YES

☐
NO

Carol Smith
Carol Smith (May 24, 2024 09:09 CDT)
City Administrator

May 24, 2024

Date

License # _____
Wallet # _____
Sticker # _____
Receipt # _____
Issued _____
Expires _____

CITY OF MUSCATINE

APPLICATION FOR USE OF ANY STREET, SIDEWALK, ROADWAY, ALLEY,
PARK, PUBLIC WAY, PROPERTY OR FACILITY

1. Name and address of applicant and sponsoring organization, if any:

Mike Kleist - Proof Social
Address: 208 W. 2nd St Muscatine IA 52761
Telephone Number: 563-650-8961
E-mail Address: proofsocialmuscatine@gmail.com

2. Type of event that is planned: booniz @ madlink.com

Block party

3. Proposed location:

200 block of ~~2nd~~ 2nd St Muscatine

4. Date(s)/Time(s): August 17, 2024 / 3pm-1am band will play 5pm-11pm
5. Expected length of use: Noon - 2am
6. Expected size of group: estimate 200-300 people
7. Names of any person or persons in charge of the proposed use at the specified location:

Mike Kleist - Proof Social

Address(es): 208 W. 2nd St Muscatine IA 52761
Telephone Number(s): 563-650-8961
E-mail Address(es): proofsocialmuscatine@gmail.com
booniz@madlink.com

8. Names and addresses of any persons to be featured as entertainers or speakers:

Room 212 - Don Fuller 563-209-0642	Spoiler Alert - Terry Osborn 563-770-0881
---------------------------------------	--

9. List mechanical or electronic equipment to be used:

Professional PA and some stage lighting

10. Number and type of any motor vehicles or other forms of transportation to be used, including bicycles, boats, carriages and golf carts:

N/A

11. Number and types of animals to be used:

N/A

12. A description of any sound amplification to be used:

Professional PA - any questions please call Terry Osborn 563-770-0881
--

13. Proposed monitoring of the group and/or activity including the number of people who will direct traffic, set up, clean up and maintain order, if necessary:

Set up and clean up - 15 people maintain order - 2 police officers proof social staff plus 10-15 volunteers all night.
--

14. All plans for the provision of security:

2 police officers plus volunteers

15. Beer or wine consumption? Yes X No

16. Describe any items to be sold or distributed:

Button / Pass to get into the event.
Local restaurants for food
Proof social for drinks

17. Is water connection requested: Yes No X

18. Is electricity requested: Yes X No

19. Have you provided a layout site plan for your proposed activity or event? Yes No

If yes, please attach.

If no, please explain:

The stage will be on Pine St end of the block
Ticket sales will be on Chestnut St end of the block
Seating will be on the block between Chestnut & Pine St.

20. Do you understand that you will be financially responsible for all site restoration needed to restore the site to pre-event status? Yes X No

The applicant agrees to indemnify, defend and save harmless the City of Muscatine, together with its agents, officers and employees, from any and all claims, lawsuits, damages, losses and expenses, of whatever nature, which may result from or arise from the activity or event covered by the permit, including but not limited to the use of public ways, irrespective of whether said claims are frivolous or meritorious.

Michael W. Kew
Authorized Representative

5-11-24
Date

Muscatine County Board of Supervisors
Monday, May 13, 2024

The Muscatine County Board of Supervisors met in regular session at 9:00 A.M. with Chick, Kirchner, Mather, Sauer and Sorensen present. Chairperson Sorensen presiding.

On a motion by Sauer, second by Mather, the agenda was approved as presented. Ayes: All.

On a motion by Sauer, second by Kirchner, the Board approved claims dated May 13, 2024 in the amount of \$567,251.51. Ayes: All.

A Public Hearing was called to order by Chairperson Sorensen at 9:01 A.M. on a request from Kevin Phillips, Record Owner, to rezone approximately 8.10 acres, located in Sweetland Township, in the SW ¼ of Sec. 4-T77N-R1W, Parcel #09-04-300- 006, from A-1 Agricultural District to R-1 Residential District. Sorensen stated Planning and Zoning Administrator Eric Furnas is unable to attend the public hearing today due to illness.

Carol Schlueter of the Muscatine County Zoning Commission spoke in favor of the zoning request to construct a single-family dwelling. Schlueter stated she voted in favor of the rezoning from A-1 Agricultural District to R-1 Residential District. Schlueter stated the parcels in the area currently include houses and farm ground however the Board may consider the parcels be sold as commercial land use in the future.

Jayme Hazen, 6703 51st Street South, Muscatine, stated her father, Kevin Phillips, has offered to allow her family to build a house on Parcel #09-04-300- 006, in order to build a handicap accessible home for their severely handicapped child. Hazen stated by obtaining the parcel from her father it will help curb some of the costs for building a handicap accessible home. Hazen stated the parcel is generational land that was previously owned by her grandfather. Hazen stated she works in a building on the adjacent parcel, which is a commercial enterprise. Hazen stated living next to her work will be convenient to attend to her child, who does not have childcare available, due to his handicap. On a motion by Mather, second by Sauer, the public hearing was closed at 9:06 A.M. Roll call vote: Ayes: All.

The Board held discussion and possible action to approve an ordinance rezoning approximately 8.10 acres in Sweetland Township from A-1 Agricultural District to R-1 Residential District on the first of three readings. Sorensen stated his concerns on the rezoning request and would recommend action be tabled until Furnas can be present. On a motion by Mather, second by Kirchner, the Board tabled the request from Kevin Phillips, Record Owner, to rezone approximately 8.10 acres, located in Sweetland Township, in the SW ¼ of Sec. 4-T77N-R1W, Parcel #09-04-300- 006, from A-1 Agricultural District to R-1 Residential District. Ayes: All.

On a motion by Mather, second by Chick, the Board set a public hearing for June 10, 2024 at 9:00 A.M. on a request to re-zone approximately 3.42 acres in Moscow Township in Section 2-T78N-R2W from A-1 Agricultural District to R-1 Residential District. Ayes: All.

On a motion by Chick, second by Sauer, the Board approved Resolution #05-13-24-01 Approval of Combined Preliminary and Final Plat of Heuer Subdivision. Roll call vote: Ayes: All.

**RESOLUTION #05-13-24-01
APPROVAL OF THE COMBINED PRELIMINARY AND FINAL PLAT OF
HEUER SUBDIVISION**

WHEREAS, there has been presented before the Board of Supervisors of Muscatine County, Iowa, a dedication and plat of the proposed subdivision “Heuer Subdivision”; and

WHEREAS, said plat has heretofore been approved by the Zoning Commission of Muscatine County, Iowa; and

WHEREAS, said dedication and plat fully conform with all laws of the State of Iowa and all ordinances of Muscatine County, Iowa, applicable thereto; and

WHEREAS, the platting of said subdivision is conducive to orderly development within Muscatine County, Iowa, is not in conflict with any extensions of the established road systems of Muscatine County, Iowa, and is in harmony with the comprehensive plan of zoning now in effect within Muscatine County, Iowa.

WHEREAS, the subdivision of said real estate and the plat thereof were accepted and approved by the Muscatine County Board of Supervisors following a public meeting on May 13, 2024.

NOW, THEREFORE, be it resolved by the Board of Supervisors of Muscatine County, Iowa, as follows:

- Section 1. The said subdivision is hereby designated as “Heuer Subdivision”, a subdivision in Muscatine County, Iowa, and that the descriptions of lots and parcels of land located therein shall be according to the number and designation thereof as set forth on said plat.
- Section 2. The Chairperson of the Board of Supervisors and the Auditor of Muscatine County, Iowa, are hereby authorized and directed to certify this Resolution in order that the same and all other matters material to said subdivision may be recorded in the Office of the Recorder of Muscatine County, Iowa.

PASSED and APPROVED this 13th day of May, 2024.

ATTEST:

/s/Tibe Vander Linden
Muscatine County Auditor

/s/Jeff Sorensen, Chairperson
Muscatine County Board of Supervisors

On a motion by Sauer, second by Mather, the Board approved the minutes of the May 6, 2024 regular meeting. Ayes: All.

Correspondence:

Chick had a discussion with two residents regarding the 245th Street bridge, Conesville, Iowa. County Attorney Jim Barry stated there is a meeting scheduled for May 20, 2024 at 11:00 A.M. Barry stated the process is moving forward as four meetings have occurred with their attorney within in the past two weeks. The final information from the attorney was received on May 11, 2024.

Committee Reports:

All Supervisors attended a joint meeting with the Muscatine County Conservation Board on May 8, 2024.

Sorensen attended a Bi-State Regional Finance meeting on May 8, 2024.

Mather attended the signing of Senate File 2430 at the Iowa State Capital with Veteran's Affairs Director Eric Sanders and Community Services Director Jessica Bopes on May 8, 2024. The legislation brings relief to families and survivors of Veterans who have passed away from service-connected conditions and extends the window to initiate changes or amendments to death certificates.

Sauer attended a meeting regarding the 245th Street bridge on May 8, 2024.

On a motion by Chick, second by Mather, the Board approved a hiring request from the Administration Office for Shelly Kirkpatrick for the Payroll/Accounts Payable Administrator position at Grade 10/Step 5, \$44,783 annual salary, with a proposed start date of May 14, 2024. Ayes: All.

Administrative Services Director Nancy Schreiber stated there are three vacant employee positions that were reviewed as part of the salary study and a two-grade increase was recommended. Schreiber requested authorization from the Board to post the job openings at the higher rate for the following positions: Information Services Technician, Building and Zoning Environmental Inspector and Financial Office Support Specialist for Community Services. The Board consensus was to authorize Schreiber to post the job openings for the three positions at the higher rate.

Schreiber reminded the Board she will be on vacation starting Friday, May 17, 2024 and will return on Monday, June 3, 2024.

County Engineer Bryan Horesowsky stated Canadian Pacific Railroad moved a project start date/road closure to Wednesday, May 15, 2024, for a railroad crossing repair between Stewart Road and 41st Street on Pettibone Avenue near Northern Gravel Company. Canadian Pacific Railroad had previously announced the project was to start last week. Horesowsky stated the project is projected to take one week to complete.

Laura Curtis Kramer, 1670 North Mulberry Road, Muscatine, questioned the Board regarding how to locate public notices on the county website. Kramer stated in her research, she determined there are no public notices or minutes posted under the heading public notice on the county website. Kramer stated she is wanting to be more involved in the community and was unaware there was an opening for the zoning commission that was recently filled. Kramer stated she does not

subscribe to the Muscatine Journal so she uses the website called iowanoticesbycounty.org to look for public notices. Kramer stated she reviewed the Muscatine County notices on the site back to March 2024 and of the 16 public notices she found, nine of the notices did not contain a legal notice and one of the notices was too blurry to read. Kramer stated she feels the site must not be a reliable source. Chick stated the agenda and the minutes are both accessible to the public on the county website, with the minutes being posted after approval is completed. Schreiber stated the public notices, such as an opening for a commission are posted on the website under “Volunteer Opportunities” and all public notices are posted in the three legal newspapers. Schreiber stated once the close date for an application for a volunteer opportunity has occurred, then the posting is taken down. Sorensen stated the state has been looking into a statewide site for all counties. Sorensen stated perhaps all job openings and volunteer opportunities should be placed in just one area of the county website. Schreiber stated she can look into this possible change to the website.

The meeting was adjourned at 9:28 A.M.

ATTEST:

Tibe Vander Linden
County Auditor

Jeff Sorensen, Chairperson
Board of Supervisors

Muscatine County Board of Supervisors
Monday, May 20, 2024

The Muscatine County Board of Supervisors met in regular session at 9:00 A.M. with Chick, Kirchner, Mather, Sauer and Sorensen present. Chairperson Sorensen presiding.

On a motion by Sauer, second by Mather, the agenda was approved as presented. Ayes: All.

On a motion by Sauer, second by Kirchner, the Board approved claims dated May 20, 2024 in the amount of \$1,995,881.52. Ayes: All.

Planning and Zoning Administrator Eric Furnas held discussion with the Board regarding possible action to approve an ordinance rezoning approximately 8.10 acres in Sweetland Township from A-1 Agricultural District to R-1 Residential District on the first of three readings. The property for discussion is located in Sweetland Township, in the SW1/4 of Section 4-T77N-R1W, Parcel #09-04-300-006. Sorensen stated the land area for discussion is primarily zoned as commercial with anticipated future development. Sorensen stated a concern is the land use restrictions if a R-1 Residential property is permitted. Furnas stated the issues with this proposal, according to the zoning ordinance, are that residential zoning districts are intended to provide regulations for those areas that are designated for subdivisions and the future land base map does not show any additional residential development or expansion. Furnas stated 49% of land in this area is zoned for commercial use and given the C2-Commercial Districts are not necessarily compatible with residential development; the planned and practiced growth practices would strongly suggest the area to have expected commercial growth not residential. Discussion was held with the Board involving concerns with spot zoning, commercial and industrial setbacks, hardship precedence that could be established, variances, and special use permits reviewed on a case by case basis for rural residents.

Jayne Hazen, 6703 51st Street South, Muscatine, stated her father, Kevin Phillips, has offered to allow her family to build a house on Parcel #09-04-300-006 in order to build a handicap accessible home for their severely handicapped child. Hazen stated the parcel is generational land that was previously acquired by her grandfather in the 1970's. Hazen stated she works with her sister for their business, K & R, LLC and the business office is located on the parcel and their families spends the weekends riding dirt bikes and four wheelers on the lot. Hazen stated within a half mile radius circle from the parcel there are 22 residential homes, three businesses with two of them having homesteads on them, an ag center and a church. Hazen stated she believes it is an ambitious assumption that the entire area will be commercial lots. Hazen stated if Mr. Sauer wanted to build more storage units on his lot it would likely work out for him to expand his business. Hazen stated her request is so her family would have the same opportunity as other residents have had in that area to live next to their business. Hazen stated by obtaining the parcel from her father it will help curb some of the costs for building a handicap accessible home. Hazen stated by building a handicap home on her father's lot it would save them approximately \$40,000-\$60,000 which would allow money for handicap adaptations needed for her child. Hazen stated living next to her work will be convenient to attend to her child, who does not have childcare available, due to his handicap. Hazen stated she does not want to hinder commercial growth but wants the same opportunity to build a home as the other residents within a half mile have done so.

Furnas provided an explanation on buffering recommendations between R-1 Residential zoning for C-1 and C-2 Commercial zoning districts. Chick questioned if the house was built on the far east corner of the parcel if the commercial setbacks would be affected. Mather questioned if a subsequent owner could then build anywhere on the lot if it were zoned R-1 Residential. Furnas stated yes. Furnas stated the burden is that the adjacent commercial properties to the west would have larger setbacks. Mather questioned how many years the area parcels were re-zoned as commercial and why the Shepherd parcel has a home on the property. Furnas stated the rezoning for the Shepherd parcel and the storage units to the east were rezoned commercial in the past 20 to 25 years. Furnas stated the Shepherd residence has a sunset on it as it was rezoned commercial and the home was a replacement for a farmstead home.

On a motion by Chick, second by Mather, the Board moved to approve an ordinance rezoning approximately 8.10 acres in Sweetland Township from A-1 Agricultural District to R-1 Residential District on the first of three readings. Roll call vote: Ayes: Chick. Nays: Kirchner, Mather, and Sorensen. Sauer abstained from the vote due to owning commercial ground adjacent to the parcel. Motion failed.

On a motion by Sauer, second by Mather, the Board approved the minutes of the May 13, 2024 regular meeting and the amended minutes of the May 8, 2024 special meeting. Ayes: All.

Correspondence:

All Supervisors received an email from Jayme Hazen regarding a proposed ordinance rezoning request.

Sauer and Kirchner received a call from Bill Furlong regarding potential land use changes in reference to the upcoming County Comprehensive Plan public hearing to be held in West Liberty on Wednesday, May 22, 2024.

Mather received an email from Planning and Zoning Administrator Eric Furnas regarding the County Comprehensive Plan updates.

Chick had a call from a resident with concerns with Sweetland Road and New Era Road. Chick forwarded the information to County Engineer Bryan Horesowsky.

Committee Reports:

Kirchner attended a Lower Cedar Watershed Management Authority meeting on May 14, 2024.

Kirchner attended a MUSCOM meeting on May 15, 2024.

Kirchner attended a Muscatine County Fair Board meeting on May 16, 2024.

Kirchner attended a West Liberty Economic Area Development meeting on May 17, 2024.

Chick attended a Mississippi Valley Workforce Area Board meeting on May 13, 2024.

Chick attended a Greater Muscatine Chamber of Commerce and Industry Economic Development meeting on May 15, 2024.

Chick attended a Mississippi Valley Workforce Area CEO meeting on May 16, 2024.

Sorensen attended a Muscatine County Joint Communications Commission meeting on May 15, 2024.

Mather attended a Decategorization Board meeting on May 13, 2024.

Sauer attended a Riverbend Transit Board of Directors meeting on May 15, 2024.
Sauer attended a Muscatine County Board of Health meeting on May 15, 2024.

On a motion by Mather, second by Sauer, the Board authorized the Chair to sign an amendment to the ARPA grant agreement, with the City of Muscatine for the Indoor Sports Complex, to extend the expenditure deadline from June 30, 2024, to December 31, 2024. Chick stated he is in support of the project but is not in favor of using ARPA funds. Ayes: Kirchner, Sorensen, Sauer and Mather. Nay: Chick. Motion passed.

On a motion by Chick, second by Kirchner, the Board authorized the County Attorney to sign a settlement agreement and release with Rusbel Calderon. Mather abstained to vote due to a possible conflict of interest. Ayes: Kirchner, Chick, Sorensen and Sauer. Nays: 0. Motion passed.

Tara Hogan, 104 Pine Street, Fruitland, Iowa, stated she is the Union Steward for the AFSME Council 61, Local 606, representing union members in response to the county's recent counter proposal submitted on May 14, 2024. Hogan stated the union representative, James Sindler, gave the initial proposal in writing on or about April 12, 2024 and again on May 10, 2024. The union membership asked for an 8% wage increase across the board and implementation of step increases to honor the longevity of employees. Hogan stated over the course of several months, Sindler has repeatedly reached out to Administrative Services Director Nancy Schreiber and the county's representation, Ann Smisek, for the purpose of rescheduling wage reopener negotiations, only to be told the county would prefer to extend the existing contract. Hogan stated as of May 10, 2024, we still had not received a counter proposal, proposed meeting date or any other form of progression from the county, at which time, James drafted an email grievance to all Board of Supervisor members, Schreiber and Smisek, voicing our frustration. Hogan stated on May 14, 2024, we received a counter offer of 3.25% wage adjustment to the current scale, step advancements continued at 1% at a time and a payment in December 2024 for employees at top scale as of July 1, 2024. Hogan stated the total cost of this proposal is 4.28%. Hogan stated as a union we feel this counter offer is not acceptable as our union members are significantly underpaid including but not limited to nursing staff. Hogan stated that currently there is only one full-time RN Nurse who yields \$58,000.00 per year. Hogan stated the county has paid two different staffing agencies more than \$160,000.00 for contracted nurses since September 2023 and our food service members are the lowest paid members with one of them being employed for 13 years, yet only is paid \$40,000.00 annually. Hogan stated the records clerk has been employed for nearly 25 years and her annual salary is right under \$40,000.00. Hogan stated cost of living, housing, groceries, utilities and health insurance have all significantly increased so our current salaries do not keep up with the rising cost of inflation. Hogan stated the employees receive IPERS and decent health insurance, it is becoming increasingly impossible for county employees to save for retirement or their savings. Hogan stated the employees are dedicated and value their service to the county, however, the rising cost of living have led many of us to consider other means of employment. Hogan stated we are respectfully requesting relief from the county which will likewise promote retention and recruitment of new employees. Hogan thanked the Board for their time.

Eric Lindle, Muscatine County Jail Correctional Officer and Union Steward for Teamsters Union 238. Lindle stated the jail correctional officers' are dedicated to their position and strive day in and day out to fulfill our duties, which makes the community safer. Lindle stated correctional officers have a wide variety of skills ranging from de-escalating tactics for hostile or suicidal inmates, searching for drugs/weapons, processing court paperwork, responding to medical emergencies and dangerous situations. Lindle stated the jail houses local inmates in addition to housing for several other counties and federal inmates from three districts. Lindle stated the county has made millions of dollars with housing federal inmates; however, the county has used the funds on other things and not reinvesting in their employees, which is very disappointing. Lindle stated the number of federal inmate assaults on correctional officers has risen each year and yet this is not recognized by the Board. Lindle stated the union and the citizens have witnessed the board consistently raise the wages for certain positions in the county but have failed to address the wages for correctional officers, deputies and jail administrative support staff. Lindle stated Administrative Services Director Nancy Schreiber makes approximately an annual salary of \$139,130.44, which is currently more than the Iowa Governor makes. Lindle stated they find this appalling considering that some employees are struggling to find adequate support for our families at this time. Lindle stated businesses such as Kwik Star, Walmart, and Panda Express have increased their starting wages to a few dollars less than our starting wage and our staff puts their lives on the line every day. Lindle stated the Board has offered a 3.25% wage increase which is shocking to say the least, as it does not cover the cost of inflation over the past four years when other businesses have increased wages. Lindle stated the previous governor passed legislation which allowed language to be removed from the union contract which then prevented the union from bargaining with the county. Lindle stated once the legislative change was in place, the county took away the longevity pay and all other contract language, which no other Iowa county near us has done. Lindle stated we are asking the Board to reconsider the offer and show us we are valued for our training, years of service and dedication. Lindle thanked the Board for their time and consideration.

Mike Channon, Corporal with Muscatine County Sheriff's office, stated today we address a significant concern that affects not only our members but the entire community of Muscatine County. Channon stated there have been growing frustrations with delays and communication failures in our negotiation process. Channon stated in no means does this letter or our opinion of our unit reflect negatively on the job performance of Sheriff Riess, as he is doing a great job. Channon stated approximately one month ago, the county suggested an extension to our union contract and we agreed to consider the extension provided that it includes fair adjustments, a 10% pay increase and a reduction of from the top step from fourteen years to ten years. Channon stated while dropping the steps would not affect the county financially next year at all. Channon stated the proposal was based on your own salary study which highlighted our deputies are underpaid compared to much smaller counties like Cedar and Louisa County, where the cost of living and occupational demands are much lower. Channon stated the counter offer we received was a mere 3.25% which falls short and feels dismissive of the contributions our members make, especially in light of the rise in inflation since 2020 which has severely affected our members' living standards. Channon stated the counties budget shows all non-bargaining employees are slated to receive a 5% wage increase and bargaining employees are offered 3.25%, why the difference? Channon stated our willingness to engage has been met with a lack of urgency by the county administration, most troubling has been the role of

the unelected Administrative Services Director Nancy Schreiber. Channon stated in these negotiations, essential details about our position were not fully communicated to the Board, leading to further delays in mismanagement in the negotiation process and consequently members of our union have lost all confidence in her ability to do her job on behalf of the county. Channon stated given these challenges we find ourselves compelled to insist on further adjustments to reflect the economic reality our members face. Channon stated we urge the Board take a more direct role with the on-going issues with HR Management which has severely impacted our confidence in the negotiation process and delays and excuses will no longer be tolerated. Channon stated we are prepared to take all necessary legal measures to expedite these positions toward a fair resolution and resolve these issues cooperatively but we stand ready to protect our members' interest and with all available resources. Channon stated let us proceed with urgency and seriousness this matter warrants to insure our deputies are acknowledged for their dedication but are compensated fairly reflected by the findings of your own salary study. Channon stated on March 12, 2024, the county posted a job opening for a Building and Zoning Environmental Inspector position with a salary range of \$48,991 to \$59,583 and then again on May 16, 2024, the county re-posted the same position with a salary range of \$59,280 to \$65,568. Channon stated the position was re-posted with a 21% salary increase due to the salary study. Channon stated the Board is offering a 21% salary increase for the posted position but is offering our union members 3.25% when the salary study shows we are 11% down. Channon thanked the Board for addressing these pressing issues.

Chick stated he has been friends with Channon for 10 years and asked Channon if he has ever given any indication on where he personally stands on union negotiations or where the Board stands on union negotiations in their personal conversations? Channon stated never.

County Engineer Bryan Horesowsky updated the Board on secondary road projects. Horesowsky stated last week he attended a County Engineers Association meeting. Horesowsky stated the meeting addressed the Iowa DOT grants for a new safety action plan grant and an upcoming meeting has been scheduled for October 22, 2024. to discuss the "Safe Streets for All" grant. Horesowsky also stated the Region 9-STGB projects will be discussed at a meeting later this week for the ranking of road projects.

Furnas gave an update on the courthouse roof project as he attended a pre-construction meeting last week. Furnas stated within the next two weeks, scaffolding will be set up and the courthouse lawn sprinkler system will be mapped with flags. Furnas stated he had a meeting with Sheriff Quinn Riess and Captain Matt McCleary and discussed restricting access to some of the sidewalks leading to the courthouse to account for public safety and discussed the possibility of re-opening the Third Street entrance for public access. The courthouse roof project is projected to last all summer. Mather asked if there have been any updates with potential courthouse security improvements. Sauer stated Riess was to report back to the Board but no updates have been stated. Chick asked if there are any updates on the sewer issues at M & W Mobile Home Park. Furnas stated contractors have been contacted to replace a sewer section, currently there are no issues with the sewer.

County Auditor Tibe Vander Linden announced today is the deadline to submit an Absentee Ballot Request form by 5:00 p.m. if you are requesting to have your Primary Election ballot mailed. Vander Linden stated today is also the Pre-Voter Registration deadline, however, you can register to vote on

election day or during the early voting process as Iowa allows for election day voter registrations. Vander Linden stated early voting will continue in the Auditor's office Monday through Friday until June 3rd at 4:30 P.M. and the office will be open on Saturday, June 1, 2024 from 7:00 A.M. to 3:00 P.M. for early voting. Vander Linden stated absentee voting has been a low count as of today with 24 mailed ballots and a total of 82 absentee ballots.

The meeting was adjourned at 10:10 A.M.

ATTEST:

Tibe Vander Linden
County Auditor

Jeff Sorensen, Chairperson
Board of Supervisors



City of Muscatine

ITEM NUMBER 2024-0233

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Richard Klimes, Parks and Recreation Director
Melissa Baker, Parks Supervisor

SUBJECT

Request to Approve the Issuance of a Purchase Order, in the amount of \$6,300.00, to MUSCO Lighting, LLC for the Installation of Power and Lighting at Musser Park, as Part of the Community Foundation of Greater Muscatine South End Improvement Projects.

EXECUTIVE SUMMARY

Request to Approve the Issuance of a Purchase Order in the Amount of \$6,300.00, to MUSCO Lighting, LLC for the Installation of Power and Lighting in Musser Park.

STAFF RECOMMENDATION

At this time, the City staff would recommend that the Muscatine City Council approve a purchase order to MUSCO Lighting, LLC for the installation of power and lighting at Musser Park for \$6,300.00.

BACKGROUND/DISCUSSION

As part of the Community Foundation of Greater Muscatine South End Improvement Fund Projects, the installation of a power source and security lighting was included in the overall project plans. The new light system will be located between the basketball court and the playground. This project component will help to make the park safer for the community kids using the park.

CITY FINANCIAL IMPACT

As part of the Community Foundation of Greater Muscatine South End Improvement Fund Projects, this component is covered in the overall project budget. MUSCO Lighting, LLC is donating the lights valued at \$26,858.00 if the City will cover the \$6,300.00 power supply and installation expenses. Additional quotes were not solicited as this project component is being funded by a substantial donation from a local business.

ATTACHMENTS

1. Musco Lighting: Musser Park Lighting

Musco Lighting, LLC.
2107 Stewart Road
Muscatine, Iowa 52761
800/756-1205
Web Site: www.musco.com



Date: May 23rd, 2024

To: Richard Klimes

From: Jason Schillig

Cc: Brett Nelson

Project: Musser Park Lighting

Musco Lighting has prepared the following proposal to provide a lighting system for the referenced facility. This system will be Musco's state of the art Light Structure TLC for LED. Included with the equipment is an industry leading 25-year warranty. Musco will monitor this system for the 25 years with Control Link™.

Musco Scope

1. Provide design, layout, submittal, structural loads, and as-built drawings for lighting system.
2. Complete survey of existing facility.
3. Manufacture and deliver lighting system to job site.
3. Install new foundation, assemble, stand pole, change out control cabinet, and trench power.

Materials List

1. Quantity of (1) concrete foundations.
2. Quantity of (1) galvanized steel poles.
3. Quantity of (4) 550 Watt Fixtures
4. All attachment hardware and fasteners.
5. All conductors from the pole top luminaires to the ballast enclosures at base of poles.
6. Contactor cabinets and Control Link system for Internet based on/off and monitoring control of the lighting system.

Owner's Responsibility

1. Provide access to the facility to determine placement of pole structures.
2. Locate and mark private underground utilities.
3. Costs associated with building permits and licenses.

Cost

Standard price for goods and services as outlined.....\$33,158 plus applicable taxes.

Musco has agreed to donate \$26,858 to this project.

The revised price for the goods and services as outlined....\$6,300 plus applicable taxes.

Invoice due net 30 days.

Summary

Musco appreciates the opportunity to be involved with this project. Please call me if you have any questions or concerns.

Sincerely,

Jason Schillig
Iowa Sales
563-260-1334
jason.schillig@musco.com

Accounts Payable

Transactions by Account

User: SMeyer
 Printed: 06/04/2024 - 2:47PM
 Batch: 00006.05.2024



City of
MUSCATINE
 City Hall
 215 Sycamore St
 Muscatine, Iowa 52761
www.muscatineiowa.gov
 (563) 264-1550

Account Number	Vendor	Description	GL Date	Check No	Amount	PO No
1000-00-0000-23150	ILLINOIS DEPARTMENT OF REVENUE	PR Batch 00001.05.2024 State Income Tax	05/10/2024	0	85.38	
1000-00-0000-23150	ILLINOIS DEPARTMENT OF REVENUE	PR Batch 00002.05.2024 State Income Tax	05/24/2024	0	81.59	
		Vendor Subtotal:			166.97	
1000-01-1111-69200	PETTY CASH	Postage	05/31/2024	0	0.24	
		Vendor Subtotal:			0.24	
1000-01-1131-51400	AMAZON.COM	Weather Radio	05/31/2024	0	29.99	
		Vendor Subtotal:			29.99	
1000-01-1131-62310	XEROX CORPORATION	May Copies	05/30/2024	0	8.34	
		Vendor Subtotal:			8.34	
1000-01-1131-64400	BI-STATE REGIONAL COMMISSION	Meal - C Webb	05/31/2024	0	23.30	
		Vendor Subtotal:			23.30	
1000-01-1131-69200	PETTY CASH	Postage	05/31/2024	0	0.68	
		Vendor Subtotal:			0.68	
1000-01-1132-52600	STEPHANIE ROMAGNOLI	Reimb Food for Training	05/22/2024	0	38.21	
		Vendor Subtotal:			38.21	

1000-01-1132-61220	LAW OFFICES OF HOPKINS & HUBBARD	April Legal	05/22/2024	0	447.50
		Vendor Subtotal:			447.50
1000-01-1132-62310	XEROX CORPORATION	May Copies	05/30/2024	0	2.38
		Vendor Subtotal:			2.38
1000-01-1132-62530	CROSSROADS INC.	Shredding	05/22/2024	0	22.00
		Vendor Subtotal:			22.00
1000-01-1132-64120	STEPHANIE ROMAGNOLI	Reimb Travel 4/8/24 - 4/10/24	05/22/2024	0	351.33
		Vendor Subtotal:			351.33
1000-01-1132-65100	QUAD CITY TIMES & MUSC JOURNAL	Firefighter Ad	05/31/2024	0	1,056.25
		Vendor Subtotal:			1,056.25
1000-01-1144-52840	DAKOTA MULLEN	Reimb Safety Glasses - D Mullen	05/31/2024	0	75.00
		Vendor Subtotal:			75.00
1000-01-1144-52840	DRJ GROUP, LLC	First Aid Cabinet Refill	05/31/2024	0	46.34
		Vendor Subtotal:			46.34
1000-01-1144-52840	ZACH MULLEN	Reimb Safety Glasses	05/30/2024	0	75.00
		Vendor Subtotal:			75.00
1000-01-1144-61550	DSI Medical Services	Randoms - Starkweather/Chambliss	05/22/2024	0	97.00
		Vendor Subtotal:			97.00
1000-01-1144-69500	MUSCATINE POWER & WATER	Light Pole Bloomington Lane	05/31/2024	0	1,764.20

			Vendor Subtotal:		1,764.20
1000-01-1144-69500	JEFF GARVEY	Damages - J Garvey	05/31/2024	0	160.50
			Vendor Subtotal:		160.50
1000-05-1141-65100	QUAD CITY TIMES & MUSC JOURN.	Minutes 5/2/24	05/31/2024	0	440.89
1000-05-1141-65100	QUAD CITY TIMES & MUSC JOURN.	Bills/Minutes 4/18/24	05/22/2024	0	519.67
			Vendor Subtotal:		960.56
1000-05-1143-51100	STAPLES ADVANTAGE	Labels	05/30/2024	0	29.96
			Vendor Subtotal:		29.96
1000-05-1143-51300	PAPER 101	8 1/2 x 11 Blue Paper 1 Case 5,000 Sheet	05/22/2024	0	55.65 00026941
			Vendor Subtotal:		55.65
1000-05-1143-62310	XEROX CORPORATION	May Copies	05/30/2024	0	21.46
1000-05-1143-62310	XEROX CORPORATION	May Copier	05/30/2024	0	118.55
1000-05-1143-62310	XEROX CORPORATION	May Copies	05/30/2024	0	46.82
			Vendor Subtotal:		186.83
1000-05-1143-62370	LUPTON & TOYNE PRINTERS	Permit Books	05/31/2024	0	75.00
			Vendor Subtotal:		75.00
1000-05-1145-62370	LUPTON & TOYNE PRINTERS	MPW Discount Cards	05/31/2024	0	98.00
			Vendor Subtotal:		98.00
1000-05-1145-63300	XEROX CORPORATION	May Copier	05/30/2024	0	166.47
			Vendor Subtotal:		166.47

1000-05-1146-61330	WINSOR CONSULTING	Consulting	05/22/2024	0	1,290.00
1000-05-1146-61330	WINSOR CONSULTING	Consulting	05/30/2024	0	45.00
		Vendor Subtotal:			1,335.00
1000-05-1146-61340	AMAZON.COM	02-SSC-6649 SonicWall Advanced Prote	05/31/2024	0	371.51 00027555
		Vendor Subtotal:			371.51
1000-05-1146-61340	WINSOR CONSULTING	ConnectWise	05/22/2024	0	703.00
		Vendor Subtotal:			703.00
1000-05-1146-65240	MUSCATINE POWER & WATER	April Internet - PW	05/31/2024	0	387.00
1000-05-1146-65240	MUSCATINE POWER & WATER	April - May Machlink	05/30/2024	0	1,057.84
		Vendor Subtotal:			1,444.84
1000-10-1221-32530	CHRIS BUTLER	Refund Permit EP0055-2024	05/31/2024	0	50.00
		Vendor Subtotal:			50.00
1000-10-1221-61340	POINT & PAY	Service Fee April	05/31/2024	0	15.00
		Vendor Subtotal:			15.00
1000-10-1221-62310	ADVANCED BUSINESS SYSTEMS IN	April Copier	05/22/2024	0	25.75
1000-10-1221-62310	ADVANCED BUSINESS SYSTEMS IN	April Copier	05/31/2024	0	25.75
1000-10-1221-62310	ADVANCED BUSINESS SYSTEMS IN	April Copies	05/31/2024	0	48.48
		Vendor Subtotal:			99.98
1000-10-1221-62310	XEROX CORPORATION	May Copies	05/30/2024	0	4.77
		Vendor Subtotal:			4.77
1000-10-1221-62370	LUPTON & TOYNE PRINTERS	Envelopes	05/22/2024	0	94.00

Vendor Subtotal:					94.00
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 1202 E 4th St	05/22/2024	0	70.40	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 519 Main St	05/22/2024	0	143.90	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 801 E 6th St	05/22/2024	0	30.75	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 1901 Oneida Ave	05/22/2024	0	99.80	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 510 Iowa Ave	05/22/2024	0	88.20	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 907 W 4th St	05/22/2024	0	85.10	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 1407 Kansas St	05/22/2024	0	243.70	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 2206 Wallace St	05/22/2024	0	70.40	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 410 Spruce St	05/22/2024	0	55.70	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 812 Pine St	05/22/2024	0	173.30	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 1100 Oakland Dr	05/22/2024	0	232.10	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 1015 Lombard St	05/22/2024	0	99.80	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 510 Iowa Ave	05/22/2024	0	58.80	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 115 W 5th St	05/22/2024	0	129.20	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 402 Evans St	05/22/2024	0	110.25	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 618 E 7th St	05/22/2024	0	148.75	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 512 Iowa Ave	05/22/2024	0	129.50	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 411 Spruce St	05/22/2024	0	129.50	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 1026 Newell Ave	05/22/2024	0	255.00	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 511 W 4th St	05/22/2024	0	206.50	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 1112 W 3rd St	05/22/2024	0	129.50	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 613 Mulberry Ave	05/22/2024	0	129.50	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 892A Newell Ave	05/22/2024	0	374.50	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 615 Mulberry Ave	05/22/2024	0	1,081.50	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 301 W 7th St	05/22/2024	0	45.50	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 1522 Grand Ave	05/22/2024	0	375.25	
1000-10-1221-62470	KELLOR & KELLOR LANDSCAPE INNuisance Abatement - 45 Gas Lantern Sq	05/22/2024	0	49.01	
Vendor Subtotal:					4,745.41
1000-10-1221-64120	JODI ROYAL-GOODWIN	Reimb Parking 5/15/224	05/30/2024	0	5.25
Vendor Subtotal:					5.25
1000-10-1221-64200	IMPACT 7G	Lead Inspector/Risk Assessment Training	05/31/2024	0	3,600.00 00027390
Vendor Subtotal:					3,600.00

1000-10-1221-65100	QUAD CITY TIMES & MUSC JOURN.	Zoning Board of Adjustment	05/31/2024	0	32.44
		Vendor Subtotal:			32.44
1000-10-1221-65275	VERIZON	May GPS	05/30/2024	0	69.80
		Vendor Subtotal:			69.80
1000-10-1221-69800	POINT & PAY	April CC Fees	05/30/2024	0	266.94
		Vendor Subtotal:			266.94
1000-15-1311-52300	PHELPS CUSTOM IMAGE WEAR	JPA Shirts	05/31/2024	0	198.00
		Vendor Subtotal:			198.00
1000-15-1311-52830	MENARDS (MUSC)	Air Hose	05/31/2024	0	47.96
		Vendor Subtotal:			47.96
1000-15-1311-52890	MENARDS (MUSC)	Spray Frosted Glass	05/31/2024	0	6.98
		Vendor Subtotal:			6.98
1000-15-1311-62310	XEROX CORPORATION	May Copies	05/30/2024	0	2.38
		Vendor Subtotal:			2.38
1000-15-1311-62370	LUPTON & TOYNE PRINTERS	Voluntary Confinement	05/31/2024	0	35.00
1000-15-1311-62370	LUPTON & TOYNE PRINTERS	Inventory Seized Property	05/31/2024	0	95.00
1000-15-1311-62370	LUPTON & TOYNE PRINTERS	Auto Impound	05/31/2024	0	95.00
		Vendor Subtotal:			225.00
1000-15-1311-62370	SYCAMORE PRINTING INC	Crime Free Housing Certificates	05/31/2024	0	13.00
		Vendor Subtotal:			13.00

1000-15-1311-62410	TEMP ASSOCIATES	Temp Employee Week Ending 5/5/24	05/31/2024	0	810.80
1000-15-1311-62410	TEMP ASSOCIATES	Temp Employee Week Ending 5/12/24	05/31/2024	0	810.80
1000-15-1311-62410	TEMP ASSOCIATES	Temp Employee Week Ending 5/19/24	05/31/2024	0	810.80
		Vendor Subtotal:			2,432.40
1000-15-1311-62530	STERICYCLE INC	Shredding	05/30/2024	0	38.18
		Vendor Subtotal:			38.18
1000-15-1311-65210	MUSCATINE POWER & WATER	May Phoens - PSB	05/31/2024	0	45.79
		Vendor Subtotal:			45.79
1000-15-1311-67140	SPEED CLEAN CAR WASH	Squad Cars Washes	05/31/2024	0	599.70
		Vendor Subtotal:			599.70
1000-15-1311-67320	ADVANCED BUSINESS SYSTEMS IN	April Copier	05/31/2024	0	61.59
		Vendor Subtotal:			61.59
1000-15-1311-69900	ONE NEVADA CREDIT UNION	Subpeona Research Fee	05/22/2024	0	40.25
		Vendor Subtotal:			40.25
1000-15-1312-61650	PETDATA, INC	Pet Licensing	05/31/2024	0	500.00
		Vendor Subtotal:			500.00
1000-15-1312-68100	MUSCATINE HUMANE SOCIETY	June 2024	06/04/2024	0	7,500.00
		Vendor Subtotal:			7,500.00
1000-15-1317-65260	MUSCATINE CO ADMINISTRATION	DTF April Phones	05/31/2024	0	133.20
		Vendor Subtotal:			133.20

1000-15-1320-61660	REINFORCEMENT CONSULTING LL	Mental Health Consulting	05/31/2024	0	3,837.00
1000-15-1320-61660	REINFORCEMENT CONSULTING LL	Mental Health Consulting	05/31/2024	0	0.50
Vendor Subtotal:					3,837.50
1000-20-1321-51200	AMAZON.COM	Fire Officer Book	05/22/2024	0	83.21
1000-20-1321-51200	AMAZON.COM	Fire Officer Book	05/30/2024	0	98.75
Vendor Subtotal:					181.96
1000-20-1321-52250	MENARDS (MUSC)	Weed Killer	05/31/2024	0	44.98
Vendor Subtotal:					44.98
1000-20-1321-52300	BERLINS PRO SHOP	T-Shirts Fire Explorers	05/30/2024	0	68.50
Vendor Subtotal:					68.50
1000-20-1321-52300	DINGES FIRE COMPANY	Bunker Gear Repair	05/22/2024	0	524.12
1000-20-1321-52300	DINGES FIRE COMPANY	Bunker Gear Repair	05/22/2024	0	0.40
Vendor Subtotal:					524.52
1000-20-1321-52820	PROMOS 911, INC	#30Y - Cylinder Light Key Chain - red (2	05/31/2024	0	330.00 00027441
1000-20-1321-52820	PROMOS 911, INC	Shipping	05/31/2024	0	31.87
Vendor Subtotal:					361.87
1000-20-1321-52830	HEIMAN FIRE EQUIPMENT	#2921-90540 Streamlight Orange Surviv	05/30/2024	0	412.47 00027558
Vendor Subtotal:					412.47
1000-20-1321-53150	MENARDS (MUSC)	Foil Tape/Alum Duct	05/31/2024	0	22.46
1000-20-1321-53150	MENARDS (MUSC)	Post Connector/Hanger Nail	05/22/2024	0	34.95
Vendor Subtotal:					57.41
1000-20-1321-53220	AMAZON.COM	Gear Shift Cable	05/30/2024	0	25.99

Vendor Subtotal:					25.99
1000-20-1321-61520	EQUIAN LLC	Medical Fee M Fleming DOS 4/11/24	05/22/2024	0	1.30
1000-20-1321-61520	EQUIAN LLC	Medical Fee M Fleming DOS 4/18/24	05/22/2024	0	1.30
1000-20-1321-61520	EQUIAN LLC	Medical Fee M Fleming DOS 4/16/24	05/22/2024	0	1.30
1000-20-1321-61520	EQUIAN LLC	Medical Fee - M Fleming DOS 4/25/24	05/31/2024	0	1.30
1000-20-1321-61520	EQUIAN LLC	Medical Fee - M Fleming DOS 4/23/24	05/31/2024	0	1.30
1000-20-1321-61520	EQUIAN LLC	Medical Fee M Fleming DOS 5/3/24	05/30/2024	0	24.00
1000-20-1321-61520	EQUIAN LLC	Medical Fee M Fleming DOS 5/7/24	05/30/2024	0	1.30
Vendor Subtotal:					31.80
1000-20-1321-61520	ORA ORTHOPEDICS PC	Medical M Fleming DOS 5/3/24 Code: 95	05/30/2024	0	172.00
Vendor Subtotal:					172.00
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 5/7/24 Code: 95	05/30/2024	0	127.40
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/25/24 Code: 95	05/31/2024	0	127.40
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/11/24 Code: 95	05/22/2024	0	127.40
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 5/7/24 Code: 95	05/30/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/11/24 Code: 95	05/22/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/25/24 Code: 95	05/31/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/16/24 Code: 95	05/22/2024	0	127.40
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/23/24 Code: 95	05/31/2024	0	127.40
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/16/24 Code: 95	05/22/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/23/24 Code: 95	05/31/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/18/24 Code: 95	05/22/2024	0	127.40
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/18/24 Code: 95	05/22/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/18/24 Code: 95	05/22/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/11/24 Code: 95	05/22/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/25/24 Code: 95	05/31/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 5/7/24 Code: 95	05/30/2024	0	63.70
1000-20-1321-61520	ROCK VALLEY PT	Medical M Fleming DOS 4/16/24 Code: 95	05/22/2024	0	63.70
Vendor Subtotal:					1,528.80
1000-20-1321-61560	CARDIOVASCULAR MEDICINE PC	Medical K McCarthy DOS 3/27/24 Code: 95	05/22/2024	0	361.68
1000-20-1321-61560	CARDIOVASCULAR MEDICINE PC	Medical K McCarthy DOS 3/27/24 Code: 95	05/22/2024	0	18.26
1000-20-1321-61560	CARDIOVASCULAR MEDICINE PC	Medical K McCarthy DOS 3/18/24 Code: 95	05/22/2024	0	1,427.40

1000-20-1321-61560	CARDIOVASCULAR MEDICINE PC	Medical K McCarthy DOS 3/18/24 Code:	05/22/2024	0	716.40
1000-20-1321-61560	CARDIOVASCULAR MEDICINE PC	Medical K McCarthy DOS 3/18/24 Code:	05/22/2024	0	26.10
1000-20-1321-61560	CARDIOVASCULAR MEDICINE PC	Medical J Barnhart DOS 4/5/24	05/30/2024	0	130.00
Vendor Subtotal:					2,679.84
1000-20-1321-61560	EQUIAN LLC	Medical Fee K McCarthy DOS 3/18/24	05/22/2024	0	60.28
1000-20-1321-61560	EQUIAN LLC	Medical Fee K McCarthy DOS 3/27/24	05/22/2024	0	63.27
Vendor Subtotal:					123.55
1000-20-1321-61560	TMESYS LLC	Prescription - K McCarthy	05/31/2024	0	180.27
1000-20-1321-61560	TMESYS LLC	Prescription - J Barnhart	05/31/2024	0	9.07
1000-20-1321-61560	TMESYS LLC	Prescription - J Barnhart	05/31/2024	0	680.62
1000-20-1321-61560	TMESYS LLC	Prescription - M Collins	05/22/2024	0	399.84
1000-20-1321-61560	TMESYS LLC	Prescription - K McCarthy	05/22/2024	0	356.44
1000-20-1321-61560	TMESYS LLC	Prescription - K McCarthy	05/22/2024	0	444.19
1000-20-1321-61560	TMESYS LLC	Prescription - J Barnhart	05/22/2024	0	680.62
1000-20-1321-61560	TMESYS LLC	Prescription - J Hall	05/31/2024	0	299.59
1000-20-1321-61560	TMESYS LLC	Prescription - J Hall	05/31/2024	0	305.40
1000-20-1321-61560	TMESYS LLC	Prescription - J Barnhart	05/31/2024	0	1,649.01
1000-20-1321-61560	TMESYS LLC	Prescription - M Collins	05/31/2024	0	154.29
1000-20-1321-61560	TMESYS LLC	Prescription - J Barnhart	05/31/2024	0	209.34
1000-20-1321-61560	TMESYS LLC	Prescription - J Barnhart	05/31/2024	0	49.89
1000-20-1321-61560	TMESYS LLC	Prescription - T Eagle	05/31/2024	0	250.06
Vendor Subtotal:					5,668.63
1000-20-1321-61560	JAMES BARNHART	Reimb Medical 5/28/24 Code: 583220	05/30/2024	0	45.00
1000-20-1321-61560	JAMES BARNHART	Reimb Medical 4/05/24 Code: 429060	05/30/2024	0	45.00
1000-20-1321-61560	JAMES BARNHART	Reimb Medical 4/23/24 Code: 759498	05/30/2024	0	45.00
Vendor Subtotal:					135.00
1000-20-1321-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Fire	05/22/2024	0	30.39
1000-20-1321-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Fire	05/30/2024	0	30.39
Vendor Subtotal:					60.78
1000-20-1321-62310	XEROX CORPORATION	May Copies	05/30/2024	0	4.77

			Vendor Subtotal:		4.77
1000-20-1321-64200	FIRE INVESTIGATORS STRIKE FOR	(Seminar Registration - T Edwards	05/31/2024	0	85.00
			Vendor Subtotal:		85.00
1000-20-1321-65240	MUSCATINE POWER & WATER	May Phoens - PSB	05/31/2024	0	42.78
			Vendor Subtotal:		42.78
1000-20-1321-67130	CURRY'S RD TRUCK & TRAILER RE	Emergency Repairs to Engine 311 - Estir	05/31/2024	0	20,000.00 00027261
1000-20-1321-67130	CURRY'S RD TRUCK & TRAILER RE	Emergency Repairs Engine #311 Diagnos	05/31/2024	0	10,647.40 00027416
			Vendor Subtotal:		30,647.40
1000-20-1321-69400	FIRE SERVICE TRAINING BUREAU	INVST - M Collins/D Grafton	05/31/2024	0	100.00
1000-20-1321-69400	FIRE SERVICE TRAINING BUREAU	FF2 - D Bartel	05/31/2024	0	50.00
			Vendor Subtotal:		150.00
1000-20-1321-69400	INTERNATIONAL ASSOCIATION OF	Annual Membership - M Hartman	05/22/2024	0	100.00
			Vendor Subtotal:		100.00
1000-25-1411-52300	TRAVIS HAYES	Reimb Shoes - T Hayes	05/30/2024	0	54.98
			Vendor Subtotal:		54.98
1000-25-1411-52740	SINCLAIR	Oil	05/22/2024	0	53.04
1000-25-1411-52740	SINCLAIR	Oil	05/30/2024	0	39.78
			Vendor Subtotal:		92.82
1000-25-1411-52830	SINCLAIR	MSA 60 CHAIN SAW	05/30/2024	0	299.99 00027599
			Vendor Subtotal:		299.99

1000-25-1411-52840	AMAZON.COM	Arm Protectors	05/31/2024	0	21.82
Vendor Subtotal:					21.82
1000-25-1411-53220	MENARDS (MUSC)	Brake Cleaner/Tape	05/22/2024	0	35.41
1000-25-1411-53220	MENARDS (MUSC)	Door Knobs	05/31/2024	0	89.98
1000-25-1411-53220	MENARDS (MUSC)	Clear Hook Value Pack	05/31/2024	0	7.99
Vendor Subtotal:					133.38
1000-25-1411-53220	MUSCATINE LAWN & POWER	O-Ring/Plug	05/31/2024	0	39.66
1000-25-1411-53220	MUSCATINE LAWN & POWER	Seal Kit	05/30/2024	0	59.43
Vendor Subtotal:					99.09
1000-25-1411-53220	SINCLAIR	Trimmer Sevice Kit	05/31/2024	0	57.55
1000-25-1411-53220	SINCLAIR	Rear-Panel Glass Protector	05/31/2024	0	266.43 00026821
Vendor Subtotal:					323.98
1000-25-1411-53330	MANATTS INC.	YARDS OF 4000# CONCRETE	05/31/2024	0	786.50 00027435
1000-25-1411-53330	MANATTS INC.	YARDS OF 4000# CONCRETE	05/31/2024	0	137.25
1000-25-1411-53330	MANATTS INC.	YARDS OF 4000# CONCRETE	05/31/2024	0	943.80 00027476
1000-25-1411-53330	MANATTS INC.	YARDS OF 4000# CONCRETE	05/31/2024	0	144.70
Vendor Subtotal:					2,012.25
1000-25-1411-61660	IOWA MEMORIAL GRANITE COMP/	Management Fee May	05/30/2024	0	610.00
Vendor Subtotal:					610.00
1000-25-1411-61660	ABIGT LETTERING	VENGHOUS NICHE:	05/31/2024	0	215.00 00027227
1000-25-1411-61660	ABIGT LETTERING	PAINTER NICHE: DAVE 1940-2022 PA	05/31/2024	0	215.00 00027077
1000-25-1411-61660	ABIGT LETTERING	GRETSINGER NICHE: JAMES R. 1952	05/31/2024	0	215.00 00027077
Vendor Subtotal:					645.00
1000-25-1411-65310	ALLIANT ENERGY	April Gas - Greenwood	05/31/2024	0	100.04
1000-25-1411-65310	ALLIANT ENERGY	April Gas - Greenwood	05/31/2024	0	35.77

			Vendor Subtotal:		135.81
1000-25-1421-51300	QUILL CORPORATION	Toner	05/30/2024	0	142.19
			Vendor Subtotal:		142.19
1000-25-1421-51300	SHI INTERNATIONAL CORP	106R03480 Xerox WorkCentre 6515 Blac	05/22/2024	0	139.79 00027478
1000-25-1421-51300	SHI INTERNATIONAL CORP	Shipping	05/22/2024	0	7.50 00027478
			Vendor Subtotal:		147.29
1000-25-1421-62310	XEROX CORPORATION	May Copies	05/30/2024	0	2.38
			Vendor Subtotal:		2.38
1000-25-1421-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	70.55
			Vendor Subtotal:		70.55
1000-25-1422-38620	BRITTANY LUETH	Refund	05/31/2024	0	25.00
			Vendor Subtotal:		25.00
1000-25-1423-38620	CINDY AXTELL	Refund	05/30/2024	0	40.00
			Vendor Subtotal:		40.00
1000-25-1423-52400	GRAINGER DEPT 802675066	Filter	05/30/2024	0	80.64
			Vendor Subtotal:		80.64
1000-25-1423-52400	MENARDS (MUSC)	Gloves	05/22/2024	0	56.95
1000-25-1423-52400	MENARDS (MUSC)	Dish Soap/Gloves	05/31/2024	0	43.70
			Vendor Subtotal:		100.65
1000-25-1423-52400	PLUMB SUPPLY COMPANY	Filter	05/30/2024	0	99.50

			Vendor Subtotal:		99.50
1000-25-1423-52740	SINCLAIR	Oil	05/30/2024	0	48.20
			Vendor Subtotal:		48.20
1000-25-1423-52830	ARNOLD MOTOR SUPPLY	Retriever Claw	05/31/2024	0	3.99
			Vendor Subtotal:		3.99
1000-25-1423-52830	MENARDS (MUSC)	Ratchet/Bit	05/22/2024	0	34.97
1000-25-1423-52830	MENARDS (MUSC)	Pliers/Pick Set	05/22/2024	0	20.96
			Vendor Subtotal:		55.93
1000-25-1423-52890	MENARDS (MUSC)	Paint Can/Hose Clamp/Batteries	05/22/2024	0	35.26
1000-25-1423-52890	MENARDS (MUSC)	Key Chain/Broom/Buggins	05/30/2024	0	93.63
			Vendor Subtotal:		128.89
1000-25-1423-52890	PLUMB SUPPLY COMPANY	Battery	05/22/2024	0	18.12
			Vendor Subtotal:		18.12
1000-25-1423-53110	PLETCHER ENTERPRISES INC	Steel	05/22/2024	0	48.24
			Vendor Subtotal:		48.24
1000-25-1423-53120	MENARDS (MUSC)	Insert Coupling	05/22/2024	0	26.97
			Vendor Subtotal:		26.97
1000-25-1423-53120	VAN METER INDUSTRIAL INC	Conduit	05/31/2024	0	9.31
			Vendor Subtotal:		9.31
1000-25-1423-53130	PLUMB SUPPLY COMPANY	O Ring/Breaker Repair Kit	05/30/2024	0	83.77

1000-25-1423-53130	PLUMB SUPPLY COMPANY	Override Button	05/31/2024	0	37.83
1000-25-1423-53130	PLUMB SUPPLY COMPANY	Override Button	05/31/2024	0	37.83
Vendor Subtotal:					159.43
1000-25-1423-53220	ARNOLD MOTOR SUPPLY	Battery Protect/Seal	05/30/2024	0	10.68
1000-25-1423-53220	ARNOLD MOTOR SUPPLY	Connector/Kt Pack	05/31/2024	0	22.11
Vendor Subtotal:					32.79
1000-25-1423-53220	FASTENAL COMPANY	T-Rod	05/22/2024	0	89.53
Vendor Subtotal:					89.53
1000-25-1423-53220	MENARDS (MUSC)	Putty Knife/Lock Nut	05/22/2024	0	17.01
1000-25-1423-53220	MENARDS (MUSC)	Ratchet Binder/Nozzle	05/31/2024	0	46.97
Vendor Subtotal:					63.98
1000-25-1423-53220	MTI DISTRIBUTING INC	VENTRAC BLADES	05/31/2024	0	109.08 00027475
1000-25-1423-53220	MTI DISTRIBUTING INC	SHIPPING	05/31/2024	0	20.00 00027475
1000-25-1423-53220	MTI DISTRIBUTING INC	SHIPPING	05/31/2024	0	2.27
Vendor Subtotal:					131.35
1000-25-1423-53220	MUSCATINE LAWN & POWER	Blade	05/31/2024	0	37.99
1000-25-1423-53220	MUSCATINE LAWN & POWER	Trim Line	05/31/2024	0	84.16
1000-25-1423-53220	MUSCATINE LAWN & POWER	Filter	05/31/2024	0	12.97
Vendor Subtotal:					135.12
1000-25-1423-53220	NAPA OF MUSCATINE	Credit on Account	04/25/2024	0	-31.45
1000-25-1423-53220	NAPA OF MUSCATINE	Credit on Account	04/25/2024	0	-21.18
Vendor Subtotal:					-52.63
1000-25-1423-53220	SINCLAIR	Rear-Panel Glass Protector	05/31/2024	0	266.43 00026821
1000-25-1423-53220	SINCLAIR	Chain Saw Bar	05/31/2024	0	90.99
1000-25-1423-53220	SINCLAIR	Chain Sprocket	05/31/2024	0	28.49

			Vendor Subtotal:		385.91
1000-25-1423-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Weed Park	05/30/2024	0	9.20
1000-25-1423-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Weed Park	05/31/2024	0	9.20
1000-25-1423-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Weed Park	05/31/2024	0	9.20
			Vendor Subtotal:		27.60
1000-25-1423-62530	SCOTT COUNTY HEALTH DEPARTM	Pool Inspection	05/31/2024	0	370.00
			Vendor Subtotal:		370.00
1000-25-1423-65210	CENTURYLINK	May Phones - Marina	05/31/2024	0	74.13
			Vendor Subtotal:		74.13
1000-25-1423-65320	MUSCATINE POWER & WATER	April Electric - Levee	05/31/2024	0	35.94
			Vendor Subtotal:		35.94
1000-25-1423-67200	GODDARD HEATING & COOLING	DIAGNOSE/REPAIR SHOP AC	05/30/2024	0	400.00 00027517
1000-25-1423-67200	GODDARD HEATING & COOLING	DIAGNOSE/REPAIR SHOP AC	05/30/2024	0	11.16
			Vendor Subtotal:		411.16
1000-25-1424-52400	MENARDS (MUSC)	Bleach/Rain Suit/Gloves	05/31/2024	0	93.87
			Vendor Subtotal:		93.87
1000-25-1424-52400	AMAZON.COM	Toilet Paper	05/31/2024	0	75.66
1000-25-1424-52400	AMAZON.COM	Toilet Paper	05/31/2024	0	83.88
			Vendor Subtotal:		159.54
1000-25-1424-52810	AMAZON.COM	Twine/Rope	05/30/2024	0	59.39
			Vendor Subtotal:		59.39

1000-25-1424-52810	EPIC SPORTS, INC	Shipping	05/31/2024	0	54.28 00027308
1000-25-1424-52810	EPIC SPORTS, INC	L Screen (7 x 7) sku # E10631	05/31/2024	0	206.78 00027308
Vendor Subtotal:					261.06
1000-25-1424-52810	BREEDLOVES SPORTING GOOD	4-WAY MOUNDS	05/31/2024	0	248.00 00027523
1000-25-1424-52810	BREEDLOVES SPORTING GOOD	YOUTH MOUNDS	05/31/2024	0	64.00 00027523
1000-25-1424-52810	BREEDLOVES SPORTING GOOD	Foam Base Plugs	05/30/2024	0	75.20
Vendor Subtotal:					387.20
1000-25-1424-52890	ARNOLD MOTOR SUPPLY	Return	05/31/2024	0	-16.64
1000-25-1424-52890	ARNOLD MOTOR SUPPLY	Battery Terminal	05/31/2024	0	16.64
Vendor Subtotal:					0.00
1000-25-1424-53220	ARNOLD MOTOR SUPPLY	Fuse	05/31/2024	0	13.23
Vendor Subtotal:					13.23
1000-25-1424-53220	FASTENAL COMPANY	Mach Lift Eye	05/31/2024	0	22.85
Vendor Subtotal:					22.85
1000-25-1424-53220	AMAZON.COM	Buddy Mini Kit	05/30/2024	0	34.11
Vendor Subtotal:					34.11
1000-25-1424-65210	CENTURYLINK	May Phones - Kent Stein	05/31/2024	0	82.37
Vendor Subtotal:					82.37
1000-25-1424-67130	PEARL CITY MAINTENANCE LLC	TROUBLESHOOT SECURITY LIGHT .	05/31/2024	0	450.00 00027414
Vendor Subtotal:					450.00
1000-25-1424-67320	DAN'S ADVANCED AWNINGS WINT	TEMPORARY FIX ON GARAGE DOOR	05/31/2024	0	200.00 00027436

Vendor Subtotal:					200.00
1000-25-1427-51300	AMAZON.COM	Toner	05/22/2024	0	84.89
Vendor Subtotal:					84.89
1000-25-1427-52250	SIMPLY SOOTHING	SHIPPING	05/31/2024	0	19.82 00027488
1000-25-1427-52250	SIMPLY SOOTHING	CASE OF BUG SOOTHER	05/31/2024	0	50.28 00027488
1000-25-1427-52250	SIMPLY SOOTHING	CASE OF BUG SOOTHER - MAX	05/31/2024	0	57.48 00027488
Vendor Subtotal:					127.58
1000-25-1427-52250	MIDWEST TURF SUPPORT	PREVADE	05/31/2024	0	720.00 00027522
Vendor Subtotal:					720.00
1000-25-1427-52720	SPRATT OIL SALES	REGULAR UNLEADED	05/31/2024	0	355.00 00027463
1000-25-1427-52720	SPRATT OIL SALES	REGULAR UNLEADED	05/31/2024	0	99.40
Vendor Subtotal:					454.40
1000-25-1427-52730	SPRATT OIL SALES	RED-DYE DIESEL	05/31/2024	0	600.00 00027463
1000-25-1427-52730	SPRATT OIL SALES	RED-DYE DIESEL	05/31/2024	0	51.00
Vendor Subtotal:					651.00
1000-25-1427-52860	AMAZON.COM	Defibrillator Sign	05/31/2024	0	18.98
Vendor Subtotal:					18.98
1000-25-1427-53210	MUSCATINE LAWN & POWER	Belt	05/31/2024	0	28.07
Vendor Subtotal:					28.07
1000-25-1427-53220	ARNOLD MOTOR SUPPLY	Filter	05/31/2024	0	16.75
1000-25-1427-53220	ARNOLD MOTOR SUPPLY	End Cap	05/31/2024	0	8.82

			Vendor Subtotal:		25.57
1000-25-1427-53220	DAVIS EQUIP CORPORATION	Belt	05/31/2024	0	87.10
			Vendor Subtotal:		87.10
1000-25-1427-53220	GRAINGER DEPT 802675066	CRACK STIX ITEM# 39H820	05/30/2024	0	269.32 00027415
1000-25-1427-53220	GRAINGER DEPT 802675066	CRACK STIX ITEM# 39H820	05/30/2024	0	21.10
			Vendor Subtotal:		290.42
1000-25-1427-53220	MENARDS (MUSC)	Simple Green Cleaner/Tape Measure	05/22/2024	0	84.68
			Vendor Subtotal:		84.68
1000-25-1427-53220	MTI DISTRIBUTING INC	Shaft	05/31/2024	0	84.52
1000-25-1427-53220	MTI DISTRIBUTING INC	Bearings	05/30/2024	0	94.99
			Vendor Subtotal:		179.51
1000-25-1427-53220	SINCLAIR	PARTS FOR REAR DDDRIE AXILES E	05/31/2024	0	389.66 00026702
			Vendor Subtotal:		389.66
1000-25-1427-53220	AMAZON.COM	Safety Glasses	05/30/2024	0	40.88
1000-25-1427-53220	AMAZON.COM	Off Road Wash	05/31/2024	0	69.99
			Vendor Subtotal:		110.87
1000-25-1427-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Soccer	05/30/2024	0	24.00
1000-25-1427-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Soccer	05/31/2024	0	24.00
1000-25-1427-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Soccer	05/30/2024	0	24.00
			Vendor Subtotal:		72.00
1000-25-1427-63300	PS3 Enterprises Inc.	Temp Sanitation	05/31/2024	0	92.86

Vendor Subtotal:					92.86
1000-25-1427-65210	MUSCATINE POWER & WATER	April Phones - Soccer	05/31/2024	0	64.59
Vendor Subtotal:					64.59
1000-25-1427-74200	NEVCO SPORTS, LLC	WIRELESS HANDHELD CONTROL	05/31/2024	0	750.00 00027220
1000-25-1427-74200	NEVCO SPORTS, LLC	FREIGHT	05/31/2024	0	596.75 00027220
1000-25-1427-74200	NEVCO SPORTS, LLC	MPX/MPX2 CONTROL CARRYING	05/31/2024	0	70.00 00027220
1000-25-1427-74200	NEVCO SPORTS, LLC	DISCOUNT	05/31/2024	0	-1,299.00 00027220
1000-25-1427-74200	NEVCO SPORTS, LLC	SOCCER SCOREBOARD AMBER/REE	05/31/2024	0	10,900.00 00027220
1000-25-1427-74200	NEVCO SPORTS, LLC	IN-BOARD WIRELESS RECEIVER KIT	05/31/2024	0	1,270.00 00027220
Vendor Subtotal:					12,287.75
1000-25-1428-38620	KAYLA ANDREWS	Refund	05/31/2024	0	325.00
Vendor Subtotal:					325.00
1000-25-1431-36120	AMBER SCHULTE	Refund	05/31/2024	0	20.00
Vendor Subtotal:					20.00
1000-25-1431-62310	XEROX CORPORATION	May Copies	05/30/2024	0	2.38
Vendor Subtotal:					2.38
1000-25-1432-52250	ACCO UNLIMITED CORP	Conditioner 100# Grandular	05/31/2024	0	27.95 00027384
1000-25-1432-52250	ACCO UNLIMITED CORP	Shipping	05/31/2024	0	85.00 00027384
1000-25-1432-52250	ACCO UNLIMITED CORP	Bags of Sodium Bicarb	05/31/2024	0	562.50 00027384
1000-25-1432-52250	ACCO UNLIMITED CORP	Gallons of Acid	05/31/2024	0	1,443.20 00027384
1000-25-1432-52250	ACCO UNLIMITED CORP	Calcium Hypo Grandular	05/31/2024	0	275.00 00027384
1000-25-1432-52250	ACCO UNLIMITED CORP	Chemical Reagents	05/31/2024	0	118.60 00027384
1000-25-1432-52250	ACCO UNLIMITED CORP	Gallons of Liquid Chlorine	05/31/2024	0	2,304.00 00027384
Vendor Subtotal:					4,816.25
1000-25-1432-53130	MENARDS (MUSC)	Rubber Washer	05/31/2024	0	4.95

		Vendor Subtotal:			4.95
1000-25-1432-53130	PLUMB SUPPLY COMPANY	Spray Head	05/30/2024	0	10.10
		Vendor Subtotal:			10.10
1000-25-1432-53130	ASC PUMPING EQUIPMENT	LARGE BORE SEAL KIT	05/31/2024	0	432.00 00027554
1000-25-1432-53130	ASC PUMPING EQUIPMENT	SHIPPING	05/31/2024	0	254.16 00027554
		Vendor Subtotal:			686.16
1000-25-1432-53220	ACCO UNLIMITED CORP	Pool Ladder Female Bumper 1.90"	05/31/2024	0	90.60 00027477
1000-25-1432-53220	ACCO UNLIMITED CORP	Shipping- Speedee	05/31/2024	0	15.00 00027477
1000-25-1432-53220	ACCO UNLIMITED CORP	Shipping- Speedee	05/31/2024	0	0.63
		Vendor Subtotal:			106.23
1000-25-1432-53220	FASTENAL COMPANY	Hardware	05/30/2024	0	23.08
		Vendor Subtotal:			23.08
1000-25-1432-53220	MENARDS (MUSC)	Washer/Screw/Hex Nut	05/31/2024	0	11.58
		Vendor Subtotal:			11.58
1000-25-1432-53220	UTILITY EQUIPMENT CO	8" SOVAL FIG. 826 CHECK VALVE	05/31/2024	0	2,300.00 00027387
1000-25-1432-53220	UTILITY EQUIPMENT CO	FREIGHT	05/31/2024	0	100.00 00027387
1000-25-1432-53220	UTILITY EQUIPMENT CO	FREIGHT	05/31/2024	0	63.24
		Vendor Subtotal:			2,463.24
1000-25-1432-62370	LUPTON & TOYNE PRINTERS	Pool Passes	06/04/2024	0	51.00
		Vendor Subtotal:			51.00
1000-30-1511-51300	AMAZON.COM	CF410X HP #410X Black Toner Cartridg	05/22/2024	0	180.89 00027429

Vendor Subtotal:					180.89
1000-30-1511-51300	SHI INTERNATIONAL CORP	Shipping	05/31/2024	0	7.49 00027536
1000-30-1511-51300	SHI INTERNATIONAL CORP	CF413A HP #410A Magenta Toner Cartr	05/31/2024	0	113.75 00027536
Vendor Subtotal:					121.24
1000-30-1511-52890	AMAZON.COM	6 ft Folding Banquet Table (2) Black	05/31/2024	0	155.28 00027498
1000-30-1511-52890	AMAZON.COM	6 ft Folding Banquet Table (2) Black	05/31/2024	0	23.34
1000-30-1511-52890	AMAZON.COM	Cable Cord Sleeve	05/31/2024	0	19.99
Vendor Subtotal:					198.61
1000-30-1511-62460	AMAZON.COM	Stainless Steel Hook Knife/Carving Knife	05/31/2024	0	65.70
1000-30-1511-62460	AMAZON.COM	Nino Book - Ring Backdrop Color Flag	05/31/2024	0	81.89
1000-30-1511-62460	AMAZON.COM	Squishy Toys	05/31/2024	0	23.39
Vendor Subtotal:					170.98
1000-30-1511-64500	FRAN DONELSON	Reimb Mileage 3/12/24 - 3/29/24	05/31/2024	0	51.60
Vendor Subtotal:					51.60
1000-30-1511-65100	SYCAMORE PRINTING INC	Summer Reading Program Brochures Qua	05/30/2024	0	286.78 00027501
Vendor Subtotal:					286.78
1000-30-1511-65210	MUSCATINE POWER & WATER	May Phones - Library	05/30/2024	0	203.89
Vendor Subtotal:					203.89
1000-30-1511-65240	MUSCATINE POWER & WATER	May Internet	05/30/2024	0	570.00
Vendor Subtotal:					570.00
1000-30-1511-65240	T-MOBILE	May Hot Spots	05/30/2024	0	65.16

			Vendor Subtotal:		65.16
1000-30-1511-74500	LIBRARY SYSTEMS & SERVICES	LJBooks/Materials	05/22/2024	0	4,482.51
			Vendor Subtotal:		4,482.51
1000-40-1151-52400	MENARDS (MUSC)	Lysol/Pine Cleaner	05/31/2024	0	99.17
1000-40-1151-52400	MENARDS (MUSC)	Pine Cleaner/Lysol	05/31/2024	0	95.15
1000-40-1151-52400	MENARDS (MUSC)	Pine Cleaner	05/31/2024	0	34.45
1000-40-1151-52400	MENARDS (MUSC)	Disinfectant Wipes	05/22/2024	0	19.92
1000-40-1151-52400	MENARDS (MUSC)	Bleach/Duster Refill	05/31/2024	0	100.60
			Vendor Subtotal:		349.29
1000-40-1151-52400	OFFICE EXPRESS	Item #C205, 20-30 Gallon Clear Rolls (25	05/30/2024	0	437.40 00026970
			Vendor Subtotal:		437.40
1000-40-1151-52890	MENARDS (MUSC)	Heavy Duty Door Closer	05/31/2024	0	99.99
1000-40-1151-52890	MENARDS (MUSC)	Tape/Smart Straw	05/31/2024	0	18.46
1000-40-1151-52890	MENARDS (MUSC)	Cone Diffuser	05/22/2024	0	44.99
1000-40-1151-52890	MENARDS (MUSC)	Return	05/22/2024	0	-44.99
1000-40-1151-52890	MENARDS (MUSC)	Lawn Mower Wheel	05/22/2024	0	33.98
			Vendor Subtotal:		152.43
1000-40-1151-52890	SMITH SALES & SERVICE	Filters	05/22/2024	0	25.00
			Vendor Subtotal:		25.00
1000-40-1151-53120	MENARDS (MUSC)	Bulbs	05/22/2024	0	37.96
1000-40-1151-53120	MENARDS (MUSC)	Bulbs	05/22/2024	0	17.97
			Vendor Subtotal:		55.93
1000-40-1151-53120	VAN METER INDUSTRIAL INC	Bulbs	05/31/2024	0	82.17
1000-40-1151-53120	VAN METER INDUSTRIAL INC	Bulbs	05/31/2024	0	82.17
1000-40-1151-53120	VAN METER INDUSTRIAL INC	Terminal	05/31/2024	0	10.51

Vendor Subtotal:					174.85
1000-40-1151-53150	PLUMB SUPPLY COMPANY	Filter	05/31/2024	0	85.85
Vendor Subtotal:					85.85
1000-40-1151-62250	MENARDS (MUSC)	Pesticide	05/22/2024	0	33.94
Vendor Subtotal:					33.94
1000-40-1151-65210	MUSCATINE POWER & WATER	April Phones - PW	05/31/2024	0	22.39
1000-40-1151-65210	MUSCATINE POWER & WATER	April Phones - PW	05/31/2024	0	43.59
1000-40-1151-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	60.67
1000-40-1151-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	181.40
1000-40-1151-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	70.55
1000-40-1151-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	22.39
1000-40-1151-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	22.39
Vendor Subtotal:					423.38
1000-40-1151-65310	ALLIANT ENERGY	April Gas - Art Center	05/31/2024	0	845.39
1000-40-1151-65310	ALLIANT ENERGY	April Gas - Lot 8	05/22/2024	0	47.74
1000-40-1151-65310	ALLIANT ENERGY	April Gas - Art Center	05/31/2024	0	59.34
1000-40-1151-65310	ALLIANT ENERGY	April Gas - City Hall	05/22/2024	0	259.09
1000-40-1151-65310	ALLIANT ENERGY	April Gas - PSB	05/31/2024	0	69.94
Vendor Subtotal:					1,281.50
1000-40-1151-67200	PEARL CITY MAINTENANCE LLC	Electrical - Breakers/Panels/Poles for Parl	05/22/2024	0	3,450.00 00027238
Vendor Subtotal:					3,450.00
1000-40-1151-67330	MUSCATINE POWER & WATER	May Internet - PSB	05/31/2024	0	82.97
Vendor Subtotal:					82.97
1000-40-1151-67330	STATE OF IOWA - ELEVATOR SAFE Permit #4841	Art Center	05/30/2024	0	175.00
1000-40-1151-67330	STATE OF IOWA - ELEVATOR SAFE Permit #4840	Art Center	05/30/2024	0	175.00

		Vendor Subtotal:			350.00
1000-40-1151-67330	MODERN	Circulation Pump PSB	05/22/2024	0	3,252.09
		Vendor Subtotal:			3,252.09
1000-40-1611-52840	MENARDS (MUSC)	Buggins	05/22/2024	0	12.98
		Vendor Subtotal:			12.98
1000-40-1611-52840	ULINE	Safety Vests	05/31/2024	0	63.60
		Vendor Subtotal:			63.60
1000-40-1611-65260	US CELLULAR	May Phones	05/22/2024	0	132.00
		Vendor Subtotal:			132.00
1000-40-1611-69200	PETTY CASH	Postage	05/31/2024	0	8.56
		Vendor Subtotal:			8.56
1000-40-1621-52100	MENARDS (MUSC)	Grass Seed	05/22/2024	0	33.99
		Vendor Subtotal:			33.99
1000-40-1621-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - S Longhurst	05/31/2024	0	126.66
1000-40-1621-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - A Kral	05/31/2024	0	64.90
		Vendor Subtotal:			191.56
1000-40-1621-52720	SMITH SALES & SERVICE	Fuel	05/22/2024	0	88.00
		Vendor Subtotal:			88.00
1000-40-1621-52750	LINDE GAS & EQUIPMENT INC	Welder/Torch Tank Rentals	05/30/2024	0	223.09

		Vendor Subtotal:			223.09
1000-40-1621-52830	MOTION INDUSTRIES INC	Belts for Concrete Saw for Machine #17	05/22/2024	0	254.10 00027464
1000-40-1621-52830	MOTION INDUSTRIES INC	Belts for Concrete Saw for Machine #17	05/22/2024	0	2.24
		Vendor Subtotal:			256.34
1000-40-1621-52840	MENARDS (MUSC)	Rain Suit	05/22/2024	0	69.98
1000-40-1621-52840	MENARDS (MUSC)	Buggins	05/22/2024	0	64.90
		Vendor Subtotal:			134.88
1000-40-1621-53150	MENARDS (MUSC)	Concrete Blocks	05/31/2024	0	8.43
1000-40-1621-53150	MENARDS (MUSC)	Mortar Mix	05/31/2024	0	35.96
1000-40-1621-53150	MENARDS (MUSC)	8x8x16 Construction Block	05/31/2024	0	54.90 00027534
1000-40-1621-53150	MENARDS (MUSC)	5/8" x 20' Rebar	05/31/2024	0	22.30 00027534
1000-40-1621-53150	MENARDS (MUSC)	Mortar Mix type S	05/31/2024	0	89.90 00027534
		Vendor Subtotal:			211.49
1000-40-1621-53310	RIVER STONE GROUP	Hox Mix	05/22/2024	0	513.03
1000-40-1621-53310	RIVER STONE GROUP	Hot Mix	05/31/2024	0	512.30
1000-40-1621-53310	RIVER STONE GROUP	Hot Mix Asphalt - 28 Tons	05/31/2024	0	2,057.27 00027552
		Vendor Subtotal:			3,082.60
1000-40-1621-53330	HAHN READY MIX INC	C-4 5/5 cu.yds Concrete for Northwood	05/22/2024	0	924.11 00027471
		Vendor Subtotal:			924.11
1000-40-1621-53340	WENDLING QUARRIES INC	Class A Road Stone	05/22/2024	0	1,362.77 00027380
		Vendor Subtotal:			1,362.77
1000-40-1621-64200	DAVID HARRIS	Logen Conklin/Scott Longhurst	05/31/2024	0	1,218.18 00027557
		Vendor Subtotal:			1,218.18

1000-40-1621-65260	US CELLULAR	May Phones	05/22/2024	0	150.56
		Vendor Subtotal:			150.56
1000-40-1621-65275	VERIZON	May GPS	05/30/2024	0	191.95
1000-40-1621-65275	VERIZON	May GPS	05/30/2024	0	34.90
		Vendor Subtotal:			226.85
1000-40-1621-65310	ALLIANT ENERGY	May Gas - DOT Building	05/31/2024	0	114.47
		Vendor Subtotal:			114.47
1000-40-1622-67150	PETTY CASH	Light Adapter	05/31/2024	0	14.99
		Vendor Subtotal:			14.99
1000-40-1624-52890	SMITH SALES & SERVICE	Chains	05/22/2024	0	35.20
		Vendor Subtotal:			35.20
1000-40-1641-51100	AMAZON.COM	Wall Charger Block	05/22/2024	0	8.49
		Vendor Subtotal:			8.49
1000-40-1641-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	40.29
		Vendor Subtotal:			40.29
		Subtotal for FUND: 1000			135,981.71
3981-30-3981-62460	DAN CHAPMAN	Presenter Movie Channel 5	05/31/2024	0	100.00
		Vendor Subtotal:			100.00
3981-30-3981-62460	SCHOOL LIFE	Custom Heart Brag Tags	05/31/2024	0	105.00 00027284
3981-30-3981-62460	SCHOOL LIFE	Custom Star Brag Tags	05/31/2024	0	105.00 00027284
3981-30-3981-62460	SCHOOL LIFE	Hypoallergenic 24" Ball Chain	05/31/2024	0	157.50 00027284

3981-30-3981-62460	SCHOOL LIFE	Custom Inline Brag Tags	05/31/2024	0	105.00 00027284
3981-30-3981-62460	SCHOOL LIFE	Cable Rings (Blue)	05/31/2024	0	62.50 00027284
3981-30-3981-62460	SCHOOL LIFE	Custom Tree Brag Tags	05/31/2024	0	62.50 00027284
3981-30-3981-62460	SCHOOL LIFE	Shipping & Handling	05/31/2024	0	37.78 00027284
3981-30-3981-62460	SCHOOL LIFE	Custom Ballon Brag Tags	05/31/2024	0	105.00 00027284
3981-30-3981-62460	SCHOOL LIFE	Custom 2" Circle Brag Tags	05/31/2024	0	105.00 00027284
3981-30-3981-62460	SCHOOL LIFE	Custom Dog Brag Tags	05/31/2024	0	105.00 00027284
3981-30-3981-62460	SCHOOL LIFE	Custom Heart Brag Tags	05/31/2024	0	0.04
		Vendor Subtotal:			950.32
3981-30-3983-52890	AMAZON.COM	Outdoor Ethernet Cable	05/31/2024	0	39.98
		Vendor Subtotal:			39.98
3981-30-3983-65240	MUSCATINE POWER & WATER	May Channel 5	05/30/2024	0	330.83
		Vendor Subtotal:			330.83
		Subtotal for FUND: 3981			1,421.13
4180-40-4180-52100	CR LANDSCAPING	1..5" Sugar Maple Tree	05/22/2024	0	300.00 00027157
4180-40-4180-52100	CR LANDSCAPING	1..5" Honey Locust	05/22/2024	0	325.00 00027157
4180-40-4180-52100	CR LANDSCAPING	1..5" Red Oak	05/22/2024	0	335.00 00027157
		Vendor Subtotal:			960.00
		Subtotal for FUND: 4180			960.00
4195-40-4197-73300	HEUER CONSTRUCTION	Grandview Ave Pay App #3	05/30/2024	0	15,730.98
		Vendor Subtotal:			15,730.98
		Subtotal for FUND: 4195			15,730.98
4205-50-4205-73900	TROJAN TECHNOLOGIES GROUP	UV Disinfection Project	05/30/2024	0	20,766.50
		Vendor Subtotal:			20,766.50

Subtotal for FUND: 4205					20,766.50
4276-40-4276-65310	ALLIANT ENERGY	April Gas - Juniper	05/22/2024	0	73.40
Vendor Subtotal:					73.40
4276-40-4276-71200	MICHAEL MCGLOTHLEN	Easement 712 Roscoe	05/30/2024	0	29.58
Vendor Subtotal:					29.58
4276-40-4276-71200	MICHAEL HOUTZ	Easement 1100 Iowa Ave	05/30/2024	0	52.24
Vendor Subtotal:					52.24
4276-40-4276-71200	FABIOLA SANCHEZ-JIMENEZ	Easmenet 700 Roscoe	05/30/2024	0	21.02
Vendor Subtotal:					21.02
4276-40-4276-71200	TERESA SHARAR	Easement 1100 Sycamore	05/30/2024	0	51.84
Vendor Subtotal:					51.84
4276-40-4276-71200	JOSEPH OR ANNETTE ROHAN	Permanent Easement 1028 Sycamore	05/30/2024	0	414.46
Vendor Subtotal:					414.46
4276-40-4276-71200	JOSE ALVIDREZ JR	Easement - 115 E 11th St	05/30/2024	0	33.46
Vendor Subtotal:					33.46
4276-40-4276-71200	KIMBERLY MCNEELY	Easement 916 Iowa	05/30/2024	0	94.49
Vendor Subtotal:					94.49
4276-40-4276-71200	DALE OR KATHLEEN SHOPPA	Easement 1107 Iowa	05/30/2024	0	31.25
Vendor Subtotal:					31.25

4276-40-4276-71200	NOEL OR KAREN HENNEMAN	Easement 1108 Iowa Ave	05/30/2024	0	49.02
4276-40-4276-71200	NOEL OR KAREN HENNEMAN	Easement 1110 Iowa Ave	05/30/2024	0	44.52
		Vendor Subtotal:			93.54
4276-40-4276-71200	NICKLAS OR LORI NIETZEL	Easement 1114 Iowa Ave	05/30/2024	0	48.97
		Vendor Subtotal:			48.97
4276-40-4276-71200	TIMMOTHY OR SARA STORR	Easement 1116 Iowa	05/30/2024	0	34.19
		Vendor Subtotal:			34.19
4276-40-4276-71200	HANNAH OR KELVIN MACKEY	Easement 1155 Iowa Ave	05/30/2024	0	49.78
		Vendor Subtotal:			49.78
4276-40-4276-71200	KIMBERLY OR JASON THEOBALD	Easement 1211 Iowa	05/30/2024	0	23.32
		Vendor Subtotal:			23.32
4276-40-4276-71200	MICHAEL ALLEN OR SARAH MARTIN	Easement 1215 Iowa Ave	05/30/2024	0	27.77
		Vendor Subtotal:			27.77
4276-40-4276-71200	SCOTT OR DIANE DAY	Permanent Easement Parcel 0835326001	05/30/2024	0	62.96
		Vendor Subtotal:			62.96
4276-40-4276-71200	DALE PAHLKE	Easement 212 Roscoe	05/30/2024	0	18.47
		Vendor Subtotal:			18.47
4276-40-4276-71200	LARRY STRAUSE OR JULIA HINES	Easement 308 Roscoe Ave	05/30/2024	0	62.43
		Vendor Subtotal:			62.43

4276-40-4276-71200	JASLIN LUNA	Easement 405 Roscoe	05/30/2024	0	272.83
		Vendor Subtotal:			272.83
4276-40-4276-71200	DEREK BATES	Easement 704 Roscoe	05/30/2024	0	45.70
		Vendor Subtotal:			45.70
4276-40-4276-71200	KENNETH OR DONNA MIDDLE	Easement 708 Roscoe	05/30/2024	0	73.14
		Vendor Subtotal:			73.14
4276-40-4276-71200	CARLOS OR CUPERTINA PENA-BEN	Easement 101 W 11th St	05/30/2024	0	32.31
		Vendor Subtotal:			32.31
4276-40-4276-71200	PATRIC OR PAMELA GRIMM	Easement 207 W 11th St	05/30/2024	0	12.85
		Vendor Subtotal:			12.85
4276-40-4276-71200	JESSICA OR DANIEL JACKSON	Easement 209 W 11th St	05/30/2024	0	4.61
		Vendor Subtotal:			4.61
4276-40-4276-71200	JULIA ELLIOT	Easement 224 W 11th St	05/30/2024	0	35.56
		Vendor Subtotal:			35.56
4276-40-4276-71200	JOHN OR SUSAN MUIR	Easement 511 Hagerman	05/30/2024	0	56.24
		Vendor Subtotal:			56.24
4276-40-4276-73100	LANGMAN CONSTRUCTION INC	West Hill Phase 6C Pay App #1	05/30/2024	0	433,114.58
		Vendor Subtotal:			433,114.58
4276-40-4276-73100	KE FLATWORK INC	West Hill Phase 6A/B Pay App #19	05/30/2024	0	76,408.32

Vendor Subtotal:					76,408.32
Subtotal for FUND: 4276					511,279.31
4298-40-4298-61420	WATERSMITH ENGINEERING	Enginner/FEMA Review Fee	05/31/2024	0	745.50
Vendor Subtotal:					745.50
Subtotal for FUND: 4298					745.50
4443-25-4443-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	1,618.00
Vendor Subtotal:					1,618.00
4443-25-4443-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	1,517.00
Vendor Subtotal:					1,517.00
4443-25-4443-61420	MARTIN & WHITACRE SURVEYORS	Weed Park Lagoon Engineering Services	05/30/2024	0	1,568.00
Vendor Subtotal:					1,568.00
Subtotal for FUND: 4443					4,703.00
4488-25-4488-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	716.29
Vendor Subtotal:					716.29
4488-25-4488-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	672.00
Vendor Subtotal:					672.00
Subtotal for FUND: 4488					1,388.29
4498-25-4498-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	2,265.00

			Vendor Subtotal:		2,265.00
4498-25-4498-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	2,124.00
			Vendor Subtotal:		2,124.00
			Subtotal for FUND: 4498		4,389.00
4499-25-4499-61420	MARTIN & WHITACRE SURVEYORS	Miracle Field Engineering Services	05/30/2024	0	2,981.25
			Vendor Subtotal:		2,981.25
			Subtotal for FUND: 4499		2,981.25
4554-10-4554-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	647.00
			Vendor Subtotal:		647.00
4554-10-4554-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	607.00
			Vendor Subtotal:		607.00
			Subtotal for FUND: 4554		1,254.00
4638-15-4638-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	2,265.00
			Vendor Subtotal:		2,265.00
4638-15-4638-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	2,124.00
			Vendor Subtotal:		2,124.00
			Subtotal for FUND: 4638		4,389.00
4639-40-4639-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	663.00

			Vendor Subtotal:		663.00
4639-40-4639-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	622.00
			Vendor Subtotal:		622.00
			Subtotal for FUND: 4639		1,285.00
4658-40-4658-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	841.00
			Vendor Subtotal:		841.00
4658-40-4658-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	789.00
			Vendor Subtotal:		789.00
4658-40-4658-73900	BRYANT CONTRACTING LLC	Airport Roof Hanger Replacement	05/30/2024	0	43,099.00
			Vendor Subtotal:		43,099.00
			Subtotal for FUND: 4658		44,729.00
4664-40-4664-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	1,618.00
			Vendor Subtotal:		1,618.00
4664-40-4664-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	1,517.00
			Vendor Subtotal:		1,517.00
			Subtotal for FUND: 4664		3,135.00
4835-20-4835-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	2,970.00
			Vendor Subtotal:		2,970.00

4835-20-4835-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	2,786.00
		Vendor Subtotal:			2,786.00
		Subtotal for FUND: 4835			5,756.00
4837-20-4837-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	906.00
		Vendor Subtotal:			906.00
4837-20-4837-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	850.00
		Vendor Subtotal:			850.00
		Subtotal for FUND: 4837			1,756.00
4842-00-0001-74200	DONALD CONSULTING GROUP	50 % of Install Cost	05/31/2024	0	14,381.27
		Vendor Subtotal:			14,381.27
4842-00-4847-68300	PROOF SOCIAL	Sign Grant	05/30/2024	0	5,000.00
		Vendor Subtotal:			5,000.00
		Subtotal for FUND: 4842			19,381.27
4862-10-4862-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	158.00
		Vendor Subtotal:			158.00
4862-10-4862-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	149.00
		Vendor Subtotal:			149.00
		Subtotal for FUND: 4862			307.00
4863-10-4863-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	323.00

4863-10-4863-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	259.00
		Vendor Subtotal:			582.00
4863-10-4863-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	303.00
4863-10-4863-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	243.00
		Vendor Subtotal:			546.00
4863-10-4863-65100	QUAD CITY TIMES & MUSC JOURN.	Public Hearing Airport Fuel System Relo	05/22/2024	0	17.87
		Vendor Subtotal:			17.87
		Subtotal for FUND: 4863			1,145.87
4865-40-4865-61110	PFM Financial Advisors LLC	Municipal Advisor Services 2024 Bond Is	05/30/2024	0	210.00
		Vendor Subtotal:			210.00
4865-40-4865-61150	MOODY'S INVESTORS SERVICE INC	Bond Rating Fees	05/30/2024	0	197.00
		Vendor Subtotal:			197.00
		Subtotal for FUND: 4865			407.00
5211-40-5211-52890	PETTY CASH	Steering Wheel Cover	05/31/2024	0	14.99
		Vendor Subtotal:			14.99
5211-40-5211-64120	AMY FORTENBACHER	Reimb Travel 5/8/24	05/22/2024	0	30.84
		Vendor Subtotal:			30.84
5211-40-5211-64200	DAVID HARRIS	Mike Doyle	05/31/2024	0	609.09 00027557
		Vendor Subtotal:			609.09
5211-40-5211-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	70.55

Vendor Subtotal:					70.55
Subtotal for FUND: 5211					725.47
5311-05-5311-38650	KATELYNN DUNLAP	Remb Plate BPL751	05/22/2024	0	10.00
Vendor Subtotal:					10.00
5311-05-5311-38650	BRITTANY COX	Reimb Plate DJ111168	05/31/2024	0	10.00
Vendor Subtotal:					10.00
5311-05-5311-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - K Murdock	05/31/2024	0	23.00
Vendor Subtotal:					23.00
5311-05-5311-62310	XEROX CORPORATION	May Copies	05/30/2024	0	0.60
Vendor Subtotal:					0.60
5311-05-5311-69900	PETTY CASH	Postage	05/31/2024	0	1.54
Vendor Subtotal:					1.54
Subtotal for FUND: 5311					45.14
5451-25-5451-52100	RIVER CITY TURF & ORNAMENTAL	18-4-24	05/31/2024	0	385.00 00026988
Vendor Subtotal:					385.00
5451-25-5451-52100	SITEONE LANDSCAPE SUPPLY	NOZZLES	05/31/2024	0	255.00 00027331
5451-25-5451-52100	SITEONE LANDSCAPE SUPPLY	NOZZLES	05/31/2024	0	23.43
Vendor Subtotal:					278.43
5451-25-5451-52860	SIGN PRO	Pesticide Application Disclosure Sign	05/30/2024	0	75.00

			Vendor Subtotal:		75.00
5451-25-5451-52890	MENARDS (MUSC)	Annuals/Hose Repair Mender/Sand	05/22/2024	0	35.71
			Vendor Subtotal:		35.71
5451-25-5451-52890	NAPA OF MUSCATINE	FILTERS	05/31/2024	0	138.98 00027486
			Vendor Subtotal:		138.98
5451-25-5451-52890	SITEONE LANDSCAPE SUPPLY	Valve Box	05/31/2024	0	11.32
			Vendor Subtotal:		11.32
5451-25-5451-53140	SITEONE LANDSCAPE SUPPLY	MARKING PAINT	05/31/2024	0	168.00 00027518
5451-25-5451-53140	SITEONE LANDSCAPE SUPPLY	MARKING PAINT	05/31/2024	0	18.48
			Vendor Subtotal:		186.48
5451-25-5451-53220	SINCLAIR	Service Kit/Filter Element	05/31/2024	0	52.23
			Vendor Subtotal:		52.23
5451-25-5451-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Golf	05/22/2024	0	90.81
5451-25-5451-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Golf	05/30/2024	0	90.81
			Vendor Subtotal:		181.62
5451-25-5451-65240	MUSCATINE POWER & WATER	April - May Machlink	05/30/2024	0	61.99
			Vendor Subtotal:		61.99
5451-25-5451-67130	VAN WALL GOLF	BELTS FOR REELS	05/30/2024	0	114.00
5451-25-5451-67130	VAN WALL GOLF	SHIPPING	05/30/2024	0	20.00 00027229
5451-25-5451-67130	VAN WALL GOLF	BELTS FOR REELS	05/30/2024	0	120.00 00027229
5451-25-5451-67130	VAN WALL GOLF	BELTS FOR REELS	05/30/2024	0	5.79

Vendor Subtotal:					259.79
5451-25-5452-51300	DELL MARKETING L.P.	106R03480 Xerox WorkCentre 6515 Bla	05/30/2024	0	144.75 00027126
5451-25-5452-51300	DELL MARKETING L.P.	106R03692 Xerox WorkCentre 6515 Yell	05/30/2024	0	183.29 00027126
5451-25-5452-51300	DELL MARKETING L.P.	106R03690 Xerox WorkCentre 6515 Cya	05/30/2024	0	183.29 00027126
Vendor Subtotal:					511.33
5451-25-5452-52851	7G DISTRIBUTING LLC	Beer for Resale	05/31/2024	0	1,381.40
5451-25-5452-52851	7G DISTRIBUTING LLC	Beer for Resale	05/31/2024	0	1,235.15
5451-25-5452-52851	7G DISTRIBUTING LLC	Beer for Resale	05/30/2024	0	1,252.70
Vendor Subtotal:					3,869.25
5451-25-5452-52851	IOWA BEVERAGE	Beer for Resale	05/31/2024	0	406.85
5451-25-5452-52851	IOWA BEVERAGE	Beer for Resale	05/31/2024	0	687.50
5451-25-5452-52851	IOWA BEVERAGE	Beer for Resale	05/30/2024	0	349.50
Vendor Subtotal:					1,443.85
5451-25-5452-52852	COCA-COLA BOTTLING COMPANY	Soda for Resale	05/31/2024	0	129.29
5451-25-5452-52852	COCA-COLA BOTTLING COMPANY	Soda for Resale	05/31/2024	0	346.23
5451-25-5452-52852	COCA-COLA BOTTLING COMPANY	Soda for Resale	05/30/2024	0	657.53
Vendor Subtotal:					1,133.05
5451-25-5452-52852	PERFORMANCE FOOD SERVICE	Food for Resale	05/31/2024	0	544.00
5451-25-5452-52852	PERFORMANCE FOOD SERVICE	Food for Resale	05/31/2024	0	692.51
5451-25-5452-52852	PERFORMANCE FOOD SERVICE	Food for Resale	05/30/2024	0	449.94
Vendor Subtotal:					1,686.45
5451-25-5452-52853	CALLAWAY GOLF COMPANY	CALLAWAY REVA BOX SET	05/31/2024	0	916.76 00027480
5451-25-5452-52853	CALLAWAY GOLF COMPANY	SHIPPING	05/31/2024	0	15.00 00027480
5451-25-5452-52853	CALLAWAY GOLF COMPANY	SuperSoft Dozen	05/30/2024	0	374.94 00026377
5451-25-5452-52853	CALLAWAY GOLF COMPANY	SHIPPING	05/31/2024	0	21.65 00027474
5451-25-5452-52853	CALLAWAY GOLF COMPANY	CALLAWAY PARADYM SMOKE DRI	05/31/2024	0	424.84 00027474
5451-25-5452-52853	CALLAWAY GOLF COMPANY	Soft Dozen	05/31/2024	0	186.84
5451-25-5452-52853	CALLAWAY GOLF COMPANY	ERC Soft Dozen	05/31/2024	0	179.34 00026377

5451-25-5452-52853	CALLAWAY GOLF COMPANY	Freight	05/31/2024	0	7.50
5451-25-5452-52853	CALLAWAY GOLF COMPANY	CALLAWAY BIG BERTHA IRONS	05/31/2024	0	816.14 00027481
5451-25-5452-52853	CALLAWAY GOLF COMPANY	SuperSoft Dozen	05/30/2024	0	1,261.17
5451-25-5452-52853	CALLAWAY GOLF COMPANY	CALLAWAY PARADYM SMOKE FAI	05/30/2024	0	268.99 00027571
Vendor Subtotal:					4,473.17
5451-25-5452-52853	TAYLOR MADE GOLF COMPANY	TAYLOR MADE TOUR RESPONSE ST	05/31/2024	0	140.00 00027521
5451-25-5452-52853	TAYLOR MADE GOLF COMPANY	SHIPPING	05/31/2024	0	0.91 00027521
5451-25-5452-52853	TAYLOR MADE GOLF COMPANY	TAYLOR MADE Qi10 DRIVER	05/30/2024	0	501.09 00027317
Vendor Subtotal:					642.00
5451-25-5452-52853	TITLEIST	Resale Merch	05/31/2024	0	70.59
5451-25-5452-52853	TITLEIST	Pro V1 Dozen Balls	05/31/2024	0	481.49 00025868
5451-25-5452-52853	TITLEIST	TruFeel Dozen Balls	05/30/2024	0	114.00 00025868
5451-25-5452-52853	TITLEIST	AVX Dozen Balls	05/30/2024	0	114.00 00025868
5451-25-5452-52853	TITLEIST	AVX Dozen Balls	05/30/2024	0	273.52
Vendor Subtotal:					1,053.60
5451-25-5452-65240	MUSCATINE POWER & WATER	April - May Machlink	05/30/2024	0	61.99
Vendor Subtotal:					61.99
Subtotal for FUND: 5451					16,541.24
5461-25-5461-62260	PS3 Enterprises Inc.	Temp Sanitation	05/31/2024	0	100.00
Vendor Subtotal:					100.00
Subtotal for FUND: 5461					100.00
5642-45-5642-52840	S.J. SMITH CO.	Gloves	05/31/2024	0	87.72
Vendor Subtotal:					87.72
5642-45-5642-52890	ARNOLD MOTOR SUPPLY	Mud Flap	05/31/2024	0	41.98
5642-45-5642-52890	ARNOLD MOTOR SUPPLY	Filters	05/31/2024	0	61.00

5642-45-5642-52890	ARNOLD MOTOR SUPPLY	Blue Washer Fluid	05/22/2024	0	23.88
5642-45-5642-52890	ARNOLD MOTOR SUPPLY	Mouse Repellant	05/22/2024	0	31.98
		Vendor Subtotal:			158.84
5642-45-5642-52890	AMAZON.COM	Loose Lug Nut Indicators	05/22/2024	0	62.99
		Vendor Subtotal:			62.99
5642-45-5642-61310	MUSCATINE POWER & WATER	May Sanitation	05/31/2024	0	2,110.00
		Vendor Subtotal:			2,110.00
5642-45-5642-62245	REPUBLIC SERVICES #400	April Recycling	05/22/2024	0	33,708.01
		Vendor Subtotal:			33,708.01
5642-45-5642-62285	MICHAEL WEIKERT JR	Scrap Appliance	05/31/2024	0	192.00
		Vendor Subtotal:			192.00
5642-45-5642-65240	MUSCATINE POWER & WATER	April - May Machlink	05/30/2024	0	61.99
		Vendor Subtotal:			61.99
5642-45-5642-65260	US CELLULAR	April Phones	05/22/2024	0	67.31
		Vendor Subtotal:			67.31
5642-45-5642-65275	VERIZON	May GPS	05/30/2024	0	139.60
		Vendor Subtotal:			139.60
5642-45-5642-65310	ALLIANT ENERGY	April Gas - Transfer Garage	05/22/2024	0	540.34
		Vendor Subtotal:			540.34
5642-45-5642-65410	MUSCATINE POWER & WATER	April Water - Recycle	05/31/2024	0	39.08

Vendor Subtotal:					39.08
5642-45-5642-65420	MUSCATINE POWER & WATER	April Sewer - Recycle	05/31/2024	0	14.07
5642-45-5642-65420	MUSCATINE POWER & WATER	April Sewer - Recycle	05/31/2024	0	28.93
Vendor Subtotal:					43.00
Subtotal for FUND: 5642					37,210.88
5652-45-5652-53340	HARSCO METALS AMERICAS	2-1" Slag 200 Tons	05/22/2024	0	600.00 00027310
5652-45-5652-53340	HARSCO METALS AMERICAS	2-1" Slag 200 Tons	05/22/2024	0	20.55
Vendor Subtotal:					620.55
5652-45-5652-61420	SCS ENGINEERS	FY 23/24 On-Call Support	05/22/2024	0	153.75
5652-45-5652-61420	SCS ENGINEERS	2024 Environmental Compliance	05/22/2024	0	76.50
5652-45-5652-61420	SCS ENGINEERS	SCADA System Managment	05/22/2024	0	416.67
5652-45-5652-61420	SCS ENGINEERS	Groundwater Corrective Action Requirem	05/22/2024	0	255.00
Vendor Subtotal:					901.92
5652-45-5652-62520	JON BRAUNS	Haul Slag	05/22/2024	0	1,034.25
5652-45-5652-62520	JON BRAUNS	May 2024 Leachate Hauling	05/30/2024	0	5,440.00
Vendor Subtotal:					6,474.25
5652-45-5652-65320	EASTERN IOWA LIGHT & POWER C	April Power - Ward	05/22/2024	0	152.32
5652-45-5652-65320	EASTERN IOWA LIGHT & POWER C	April Power - Landfill	05/22/2024	0	548.99
Vendor Subtotal:					701.31
Subtotal for FUND: 5652					8,698.03
5658-45-5658-51100	AMAZON.COM	College Ruled Paper/Sprial Notebook	05/31/2024	0	53.67
Vendor Subtotal:					53.67

5658-45-5658-52750	S.J. SMITH CO.	Propane	05/22/2024	0	41.90
5658-45-5658-52750	S.J. SMITH CO.	Propane	05/22/2024	0	79.80
Vendor Subtotal:					121.70
5658-45-5658-52830	ARNOLD MOTOR SUPPLY	Socket Set	05/31/2024	0	35.99
Vendor Subtotal:					35.99
5658-45-5658-52890	ARNOLD MOTOR SUPPLY	Fittings/Plug Tap	05/22/2024	0	35.43
Vendor Subtotal:					35.43
5658-45-5658-52890	FSS INC	Emergency Repair	05/31/2024	0	200.00
Vendor Subtotal:					200.00
5658-45-5658-52890	MENARDS (MUSC)	Supplies	05/22/2024	0	26.99
Vendor Subtotal:					26.99
5658-45-5658-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Transfer	05/31/2024	0	12.19
5658-45-5658-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Transfer	05/22/2024	0	12.19
5658-45-5658-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Transfer	05/31/2024	0	12.19
5658-45-5658-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Transfer	05/22/2024	0	11.51
5658-45-5658-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - Transfer	05/22/2024	0	12.19
Vendor Subtotal:					60.27
5658-45-5658-62250	LAJEK PEST CONTROL SOLUTIONS	Pest Control	05/31/2024	0	45.00
Vendor Subtotal:					45.00
5658-45-5658-62280	LIBERTY TIRE SERVICE OF OHIO LI	Tire Recycling	05/31/2024	0	3,823.56
Vendor Subtotal:					3,823.56
5658-45-5658-62285	MICHAEL WEIKERT JR	Scrap Appliance	05/31/2024	0	792.00

Vendor Subtotal:					792.00
5658-45-5658-62310	GORDON FLESCH COMPANY	Copier	05/31/2024	0	31.64
Vendor Subtotal:					31.64
5658-45-5658-62410	TEAM STAFFING SOLUTIONS INC	Temp Employee Week Ending 4/7/24	05/22/2024	0	182.70
5658-45-5658-62410	TEAM STAFFING SOLUTIONS INC	Temp Employee Week Ending 4/14/24	05/22/2024	0	90.00
5658-45-5658-62410	TEAM STAFFING SOLUTIONS INC	Temp Employee Week Ending 5/5/24	05/22/2024	0	72.00
5658-45-5658-62410	TEAM STAFFING SOLUTIONS INC	Temp Employees Week Ending 5/19/24	05/31/2024	0	182.70
5658-45-5658-62410	TEAM STAFFING SOLUTIONS INC	Temp Employee Week Ending 4/28/24	05/22/2024	0	182.70
Vendor Subtotal:					710.10
5658-45-5658-62520	JON BRAUNS	May 2024 Solid Waste Hauling	05/30/2024	0	23,598.00
5658-45-5658-62520	JON BRAUNS	May 2024 Fuel Surcharge	05/30/2024	0	1,679.55
Vendor Subtotal:					25,277.55
5658-45-5658-64200	DAVID HARRIS	Jimmy McKiddy	05/31/2024	0	609.09 00027557
5658-45-5658-64200	DAVID HARRIS	Jennifer Calcott	05/31/2024	0	609.09 00027557
Vendor Subtotal:					1,218.18
5658-45-5658-65210	MUSCATINE POWER & WATER	April Phones - Transfer	05/31/2024	0	124.96
Vendor Subtotal:					124.96
5658-45-5658-65220	MUSCATINE POWER & WATER	April Phones - Transfer	05/31/2024	0	2.36
Vendor Subtotal:					2.36
5658-45-5658-65275	VERIZON	May GPS	05/30/2024	0	34.90
Vendor Subtotal:					34.90
5658-45-5658-65310	ALLIANT ENERGY	April Gas - Transfer	05/22/2024	0	1,132.41

			Vendor Subtotal:		1,132.41
5658-45-5658-65320	MUSCATINE POWER & WATER	April Electric - Transfer	05/31/2024	0	2,333.18
			Vendor Subtotal:		2,333.18
5658-45-5658-65410	MUSCATINE POWER & WATER	April Water - Transfer	05/31/2024	0	87.17
			Vendor Subtotal:		87.17
5658-45-5658-65420	MUSCATINE POWER & WATER	April Sewer - Transfer	05/31/2024	0	14.07
5658-45-5658-65420	MUSCATINE POWER & WATER	April Sewer - Transfer	05/31/2024	0	181.21
			Vendor Subtotal:		195.28
			Subtotal for FUND: 5658		36,342.34
5660-50-5661-51100	AMAZON.COM	Sprial Notebook/Earth Magnets	05/31/2024	0	16.95
5660-50-5661-51100	AMAZON.COM	Office Supplies	05/30/2024	0	55.27 00027520
5660-50-5661-51100	AMAZON.COM	Office Supplies	05/30/2024	0	24.70
			Vendor Subtotal:		96.92
5660-50-5661-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - J Koch	05/31/2024	0	38.50
			Vendor Subtotal:		38.50
5660-50-5661-61310	MUSCATINE POWER & WATER	May Sewer	05/31/2024	0	2,132.00
			Vendor Subtotal:		2,132.00
5660-50-5661-61420	STANLEY CONSULTANTS INC	Professional Services Agreement for Odo	05/30/2024	0	5,357.50 00026935
			Vendor Subtotal:		5,357.50
5660-50-5661-65240	MUSCATINE POWER & WATER	April - May Machlink	05/30/2024	0	61.99

		Vendor Subtotal:			61.99
5660-50-5662-52100	MENARDS (MUSC)	Mulch	05/22/2024	0	33.67
		Vendor Subtotal:			33.67
5660-50-5662-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - J Dahnke	05/31/2024	0	16.54
		Vendor Subtotal:			16.54
5660-50-5662-52400	MENARDS (MUSC)	Scratch Sponges/Disinfectant Wipes	05/31/2024	0	12.67
		Vendor Subtotal:			12.67
5660-50-5662-52830	AMAZON.COM	Chainsaw Blades	06/04/2024	0	50.06 00027622
5660-50-5662-52830	AMAZON.COM	Chainsaw Case	06/04/2024	0	133.99 00027622
		Vendor Subtotal:			184.05
5660-50-5662-52840	AMAZON.COM	Return	05/30/2024	0	-283.20
5660-50-5662-52840	AMAZON.COM	Fendal Eye Wash Refills	05/30/2024	0	283.20 00027587
		Vendor Subtotal:			0.00
5660-50-5662-52840	DRJ GROUP, LLC	First Aid Supplies	05/31/2024	0	15.66
		Vendor Subtotal:			15.66
5660-50-5662-52890	MENARDS (MUSC)	Storage/Disinfectant Wipes/Napkins	05/22/2024	0	22.56
5660-50-5662-52890	MENARDS (MUSC)	Plastic Forks/Freeze Pops	05/31/2024	0	18.03
		Vendor Subtotal:			40.59
5660-50-5662-53130	MENARDS (MUSC)	Drain	05/30/2024	0	19.99
		Vendor Subtotal:			19.99

5660-50-5662-53130	PLUMB SUPPLY COMPANY	Return	05/30/2024	0	-295.19
5660-50-5662-53130	PLUMB SUPPLY COMPANY	Plumbing Supplies for Hot Water Heater	05/30/2024	0	295.19 00027545
Vendor Subtotal:					0.00
5660-50-5662-53130	AMAZON.COM	Cam and Groove Hose Fitting	05/31/2024	0	85.50
5660-50-5662-53130	AMAZON.COM	Fittings	05/31/2024	0	13.98
5660-50-5662-53130	AMAZON.COM	Brass Hose Nozzle	05/31/2024	0	19.97
Vendor Subtotal:					119.45
5660-50-5662-53210	DELL MARKETING L.P.	OptiPlex Micro	05/30/2024	0	983.32 00027291
5660-50-5662-53210	DELL MARKETING L.P.	MFS22 Dell Micro AIO Stand	05/30/2024	0	96.19 00027291
Vendor Subtotal:					1,079.51
5660-50-5662-53210	GRAINGER DEPT 802675066	Flat Bar	05/31/2024	0	79.77
5660-50-5662-53210	GRAINGER DEPT 802675066	Wheel Brush/Screws	05/30/2024	0	58.14
5660-50-5662-53210	GRAINGER DEPT 802675066	Fittings	05/30/2024	0	31.69
5660-50-5662-53210	GRAINGER DEPT 802675066	Dayton 120v Lab Oven Exhaust Fan Mot	05/30/2024	0	284.48 00027548
Vendor Subtotal:					454.08
5660-50-5662-53210	MENARDS (MUSC)	Hoses	05/31/2024	0	99.98
Vendor Subtotal:					99.98
5660-50-5662-53210	VULCAN INDUSTRIES INC	Wiper Assembly/Drive Rollers for Bar Sc	05/31/2024	0	3,624.00 00027293
5660-50-5662-53210	VULCAN INDUSTRIES INC	Wiper Assembly/Drive Rollers for Bar Sc	05/31/2024	0	234.42
Vendor Subtotal:					3,858.42
5660-50-5662-53210	AMAZON.COM	High Bay Light	05/30/2024	0	269.99 00027482
5660-50-5662-53210	AMAZON.COM	HCFM 36" Industrial Fan	05/31/2024	0	410.88 00027542
5660-50-5662-53210	AMAZON.COM	LED Bulbs	05/22/2024	0	39.98
Vendor Subtotal:					720.85
5660-50-5662-53220	ARNOLD MOTOR SUPPLY	Silicone Gasket	05/22/2024	0	16.98
5660-50-5662-53220	ARNOLD MOTOR SUPPLY	Belt	05/22/2024	0	10.36

		Vendor Subtotal:			27.34
5660-50-5662-53220	GRAINGER DEPT 802675066	Aluminum Flat Stock for DAF Building	05/30/2024	0	103.05 00027496
5660-50-5662-53220	GRAINGER DEPT 802675066	Aluminum Flat Stock for DAF Building	05/30/2024	0	129.75
		Vendor Subtotal:			232.80
5660-50-5662-53220	MENARDS (MUSC)	Air Filter/Mr Clean	05/22/2024	0	64.91
		Vendor Subtotal:			64.91
5660-50-5662-53220	MOTION INDUSTRIES INC	Pump for DCB	05/22/2024	0	318.46 00027465
		Vendor Subtotal:			318.46
5660-50-5662-53220	PLUMB SUPPLY COMPANY	Water Heater for Shop	05/30/2024	0	1,592.69 00027539
5660-50-5662-53220	PLUMB SUPPLY COMPANY	Tape	05/30/2024	0	14.13
		Vendor Subtotal:			1,606.82
5660-50-5662-53220	ULINE	Badge Holders	05/22/2024	0	70.60
		Vendor Subtotal:			70.60
5660-50-5662-53340	HAHN READY MIX INC	Rock	05/31/2024	0	688.82 00027439
		Vendor Subtotal:			688.82
5660-50-5662-62210	PHELPS THE UNIFORM SPECIALIST	Laundry - WPCP	05/31/2024	0	272.67
5660-50-5662-62210	PHELPS THE UNIFORM SPECIALIST	WPCP - Lab Rugs	06/04/2024	0	272.67
		Vendor Subtotal:			545.34
5660-50-5662-62530	BOB'S CRANE SERVICE L C	Mixer Removal	05/22/2024	0	570.00 00027438
		Vendor Subtotal:			570.00

5660-50-5662-64200	DAVID HARRIS	Jacob Ott	05/31/2024	0	609.09 00027557
		Vendor Subtotal:			609.09
5660-50-5662-65210	MUSCATINE POWER & WATER	April Phones - WPCP	05/22/2024	0	20.99
		Vendor Subtotal:			20.99
5660-50-5662-65310	ALLIANT ENERGY	May Gas - Grit Bldg	05/30/2024	0	2,785.43
5660-50-5662-65310	ALLIANT ENERGY	May Gas - WPCP Plant	05/30/2024	0	5,719.44
		Vendor Subtotal:			8,504.87
5660-50-5662-65320	MUSCATINE POWER & WATER	April Electric - W Bank	05/22/2024	0	13,997.02
5660-50-5662-65320	MUSCATINE POWER & WATER	April Electric - E Bank	05/22/2024	0	12,289.19
		Vendor Subtotal:			26,286.21
5660-50-5662-65410	MUSCATINE POWER & WATER	April Water - WPCP Plant	05/22/2024	0	236.21
		Vendor Subtotal:			236.21
5660-50-5662-65510	MUSCATINE POWER & WATER	April Interent - WPCP	05/22/2024	0	62.97
		Vendor Subtotal:			62.97
5660-50-5662-67130	SULZCO	Treatment Plant PCC Repairs #1	05/30/2024	0	3,250.00
		Vendor Subtotal:			3,250.00
5660-50-5662-67130	IOWA PUMP WORKS, INC	Mixer Repairs	05/22/2024	0	1,715.25 00027479
		Vendor Subtotal:			1,715.25
5660-50-5663-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - C Williams	05/31/2024	0	129.50
		Vendor Subtotal:			129.50

5660-50-5663-52830	ARNOLD MOTOR SUPPLY	Bit Set	05/31/2024	0	51.99
		Vendor Subtotal:			51.99
5660-50-5663-52830	AMAZON.COM	Tap and Die Set	05/31/2024	0	69.49
5660-50-5663-52830	AMAZON.COM	Tubing Cutter	05/30/2024	0	26.99
		Vendor Subtotal:			96.48
5660-50-5663-53120	VAN METER INDUSTRIAL INC	Conduit	05/31/2024	0	15.61
		Vendor Subtotal:			15.61
5660-50-5663-53130	MENARDS (MUSC)	Elbow/Adapter/Shut Off Valve	05/31/2024	0	31.92
		Vendor Subtotal:			31.92
5660-50-5663-53210	MOTION INDUSTRIES INC	Drive Belts ADB Mixers	05/22/2024	0	253.38 00027451
5660-50-5663-53210	MOTION INDUSTRIES INC	Freight	05/22/2024	0	25.50
		Vendor Subtotal:			278.88
5660-50-5663-53220	MENARDS (MUSC)	Foam	05/30/2024	0	15.94
		Vendor Subtotal:			15.94
5660-50-5663-64200	DAVID HARRIS	Zach Anderson	05/31/2024	0	609.10 00027557
		Vendor Subtotal:			609.10
5660-50-5663-65310	ALLIANT ENERGY	May Gas - Stewart	05/31/2024	0	84.16
5660-50-5663-65310	ALLIANT ENERGY	May Gas - Schley	05/30/2024	0	39.73
5660-50-5663-65310	ALLIANT ENERGY	May Gas - Progress	05/30/2024	0	39.05
5660-50-5663-65310	ALLIANT ENERGY	April Gas - 57th	05/22/2024	0	37.56
5660-50-5663-65310	ALLIANT ENERGY	April Gas - Bond	05/31/2024	0	130.23
5660-50-5663-65310	ALLIANT ENERGY	May Gas - Bond	05/31/2024	0	38.63
		Vendor Subtotal:			369.36

5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Sampson	05/22/2024	0	240.80
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Mad Creek	05/22/2024	0	2,203.22
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Stormwater	05/31/2024	0	137.70
5660-50-5663-65320	MUSCATINE POWER & WATER	May Electric - Canon	05/30/2024	0	322.14
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Slough	05/22/2024	0	118.20
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Sunset	05/22/2024	0	189.01
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Papoose	05/22/2024	0	4,329.43
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Isett	05/22/2024	0	2,195.25
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Miles	05/31/2024	0	173.59
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - 57th Ave	05/22/2024	0	112.32
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Progress	05/22/2024	0	363.43
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Tipton	05/22/2024	0	240.91
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Love's	05/22/2024	0	303.65
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Hershey	05/31/2024	0	67.49
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Hershey BU	05/31/2024	0	26.78
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Bond	05/31/2024	0	216.61
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Schley	05/31/2024	0	133.16
5660-50-5663-65320	MUSCATINE POWER & WATER	April Electric - Magnolia	05/31/2024	0	29.23
Vendor Subtotal:					11,402.92
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Sampson	05/22/2024	0	21.28
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Mad Creek	05/22/2024	0	95.50
5660-50-5663-65410	MUSCATINE POWER & WATER	May Water - Canon	05/30/2024	0	42.54
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Papoose	05/22/2024	0	97.27
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Isett	05/22/2024	0	156.88
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Miles	05/31/2024	0	21.28
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - 57th Ave	05/22/2024	0	21.28
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Progress	05/22/2024	0	26.37
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Tipton	05/22/2024	0	21.28
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Love's	05/22/2024	0	34.03
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Hershey	05/31/2024	0	22.12
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Bond	05/31/2024	0	22.12
5660-50-5663-65410	MUSCATINE POWER & WATER	April Water - Schley	05/31/2024	0	28.01
Vendor Subtotal:					609.96
5660-50-5663-67130	DAVENPORT ELECTRIC CONTRACT	Troubleshoot Problem with Mad Creek Pt	05/22/2024	0	1,732.50 00027459
Vendor Subtotal:					1,732.50
5660-50-5663-74200	ZIMMER & FRANCESCON INC	Bolts	05/30/2024	0	450.00

Vendor Subtotal:					450.00
5660-50-5665-51300	AMAZON.COM	Toner	05/31/2024	0	175.73 00027520
Vendor Subtotal:					175.73
5660-50-5665-52210	ACCUSTANDARD INC.	Yttrium ICP Standard	05/30/2024	0	54.00 00027614
5660-50-5665-52210	ACCUSTANDARD INC.	Calibration Standard Set	05/30/2024	0	280.00 00027614
5660-50-5665-52210	ACCUSTANDARD INC.	Hazard Fees	05/30/2024	0	128.00
5660-50-5665-52210	ACCUSTANDARD INC.	Shipping	05/30/2024	0	63.90
Vendor Subtotal:					525.90
5660-50-5665-52210	COLE-PARMER INSTRUMENT CO	EW-04568-25 SPEX CertiPrep Inter-18-	06/04/2024	0	453.00 00027617
5660-50-5665-52210	COLE-PARMER INSTRUMENT CO	EW-04568-21 SPEX CertiPrep Inter5-10	06/04/2024	0	304.00 00027617
5660-50-5665-52210	COLE-PARMER INSTRUMENT CO	Freight	06/04/2024	0	64.03
Vendor Subtotal:					821.03
5660-50-5665-52210	FISHER SCIENTIFIC	Tuttnauer Printer Paper	05/31/2024	0	167.35 00027533
Vendor Subtotal:					167.35
5660-50-5665-52210	MENARDS (MUSC)	Lab Water	05/31/2024	0	18.12
Vendor Subtotal:					18.12
5660-50-5665-52210	MIDLAND SCIENTIFIC INC	EMD Sodium Hydroxide	05/30/2024	0	332.65 00027399
Vendor Subtotal:					332.65
5660-50-5665-52210	USA BLUE BOOK	Lab Supplies	05/22/2024	0	423.90 00027398
5660-50-5665-52210	USA BLUE BOOK	Lab Supplies	05/22/2024	0	68.95
5660-50-5665-52210	USA BLUE BOOK	Sodium Hydroxide	05/22/2024	0	62.70
Vendor Subtotal:					555.55
5660-50-5665-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - P Fuller- Bloechl	05/31/2024	0	64.72

			Vendor Subtotal:		64.72
5660-50-5665-62510	PHENOVA INC	Testing	05/22/2024	0	1,887.04
5660-50-5665-62510	PHENOVA INC	Testing	05/31/2024	0	736.00 00027162
5660-50-5665-62510	PHENOVA INC	Testing	05/31/2024	0	267.62
			Vendor Subtotal:		2,890.66
5660-50-5665-62530	PSA LAB FURNITURE & FUME HOO	Fume Hood Certification	05/31/2024	0	545.00 00027240
			Vendor Subtotal:		545.00
5660-50-5665-63500	PHELPS THE UNIFORM SPECIALIST	Laundry - WPCP	05/31/2024	0	28.40
5660-50-5665-63500	PHELPS THE UNIFORM SPECIALIST	WPCP - Lab Coats	06/04/2024	0	28.40
			Vendor Subtotal:		56.80
5660-50-5665-67140	A-1 QUALITY TIRE & CAR CARE	Tire Repair	05/31/2024	0	28.50
			Vendor Subtotal:		28.50
5660-50-5665-69200	PACK-N-SHIP	Shipping	05/30/2024	0	134.39
5660-50-5665-69200	PACK-N-SHIP	Shipping	05/30/2024	0	50.00
			Vendor Subtotal:		184.39
5660-50-5666-53120	AMAZON.COM	DEMILARE 150W Parking Lot Lights	05/31/2024	0	260.00 00027490
			Vendor Subtotal:		260.00
5660-50-5666-53210	AMAZON.COM	Sump Pump	05/30/2024	0	24.69
			Vendor Subtotal:		24.69
5660-50-5666-53220	SINCLAIR	Filler Cap	05/31/2024	0	36.94
			Vendor Subtotal:		36.94

5660-50-5666-67150	SINCLAIR	Bolt	05/22/2024	0	96.66
		Vendor Subtotal:			96.66
5660-50-5668-52750	MENARDS (MUSC)	Degreaser	05/30/2024	0	109.40 00027639
		Vendor Subtotal:			109.40
5660-50-5668-52830	ARNOLD MOTOR SUPPLY	Stethscope	05/31/2024	0	28.99
		Vendor Subtotal:			28.99
5660-50-5668-52830	GRAINGER DEPT 802675066	Socket	05/22/2024	0	53.25
		Vendor Subtotal:			53.25
5660-50-5668-53220	MENARDS (MUSC)	Socket Set	05/22/2024	0	152.94 00027466
5660-50-5668-53220	MENARDS (MUSC)	Garden Hose	05/22/2024	0	19.98
5660-50-5668-53220	MENARDS (MUSC)	Bee Killer	05/22/2024	0	19.19
5660-50-5668-53220	MENARDS (MUSC)	Sprayer	05/30/2024	0	119.99 00027611
5660-50-5668-53220	MENARDS (MUSC)	Hardware, Misc. Supplies	05/30/2024	0	47.96 00027639
		Vendor Subtotal:			360.06
5660-50-5668-62530	ALS GROUP USA, CORP	Testing	05/30/2024	0	1,030.00
		Vendor Subtotal:			1,030.00
5660-50-5668-64200	DAVID HARRIS	Shawn Jacobs	05/31/2024	0	609.09 00027557
		Vendor Subtotal:			609.09
		Subtotal for FUND: 5660			83,922.69
5664-40-5664-52830	MENARDS (MUSC)	Cutting Pliers/Wire Stripper	05/22/2024	0	13.27
		Vendor Subtotal:			13.27

5664-40-5664-52830	ENVIRONMENTAL PRODUCTS LLC Hydrant Fill Hose		05/22/2024	0	155.99 00027468
5664-40-5664-52830	ENVIRONMENTAL PRODUCTS LLC Freight		05/22/2024	0	45.71
	Vendor Subtotal:				201.70
5664-40-5664-52840	NORTHERN SAFETY CO INC	Hand Sanitizer	05/31/2024	0	75.36
	Vendor Subtotal:				75.36
5664-40-5664-52890	PETTY CASH	4" Duck Cleat	05/31/2024	0	5.99
5664-40-5664-52890	PETTY CASH	Generator Supplies	05/31/2024	0	13.97
	Vendor Subtotal:				19.96
5664-40-5664-64200	DAVID HARRIS	Chip Calcott/Eric Evans	05/31/2024	0	1,218.18 00027557
	Vendor Subtotal:				1,218.18
5664-40-5664-65240	IOWA ONE CALLS	April One Calls	05/31/2024	0	246.60
	Vendor Subtotal:				246.60
5664-40-5664-65260	US CELLULAR	May Phones	05/22/2024	0	61.72
	Vendor Subtotal:				61.72
5664-40-5664-65275	VERIZON	May GPS	05/30/2024	0	10.95
	Vendor Subtotal:				10.95
5664-40-5664-67150	REEVES BATTERY SALES	Battery for 648	05/31/2024	0	150.00 00027574
	Vendor Subtotal:				150.00
5664-50-5667-52890	MENARDS (MUSC)	Canopy	05/22/2024	0	164.98 00027494
	Vendor Subtotal:				164.98

5664-50-5667-62530	PS3 Enterprises Inc.	Temp Sanitation	05/31/2024	0	170.00
		Vendor Subtotal:			170.00
		Subtotal for FUND: 5664			2,332.72
5711-10-5711-61650	CARVER AERO INC	June 2024	06/04/2024	0	3,875.00
		Vendor Subtotal:			3,875.00
5711-10-5711-62250	LAJEK PEST CONTROL SOLUTIONS	Pest Control	05/31/2024	0	90.00
		Vendor Subtotal:			90.00
5711-10-5711-65320	MUSCATINE POWER & WATER	April Electric - Airport Comm	05/22/2024	0	55.62
5711-10-5711-65320	MUSCATINE POWER & WATER	April Electric - Airport Lights	05/22/2024	0	37.14
5711-10-5711-65320	MUSCATINE POWER & WATER	April Electric - Airport Comm	05/22/2024	0	63.63
5711-10-5711-65320	MUSCATINE POWER & WATER	April Electric - Airport Runway	05/22/2024	0	41.41
5711-10-5711-65320	MUSCATINE POWER & WATER	April Electric - Airport Gate	05/22/2024	0	40.77
		Vendor Subtotal:			238.57
		Subtotal for FUND: 5711			4,203.57
5811-20-5811-35150	IOWA MEDICAID ENTERPRISE (IME)	June 2024 State Share GEMT	06/04/2024	0	11,784.11
		Vendor Subtotal:			11,784.11
5811-20-5811-35160	WELLMARK BLUE CROSS & BLUE	Refund Claim #540383128802 Sloat	05/31/2024	0	0.42
		Vendor Subtotal:			0.42
5811-20-5811-35160	WELLPOINT	Refund Dup Pay Check #3199232480 D	05/31/2024	0	305.46
		Vendor Subtotal:			305.46
5811-20-5811-35160	ROBERT HALLING	Refund Overpayment Amulance Run DC	05/31/2024	0	727.00

Vendor Subtotal:					727.00
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#2021-14650 Curaplex Select Nasophary	05/31/2024	0	29.90 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#2615-16011 Reusable NIBP Blood Pres	05/31/2024	0	39.29 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#NARZZ-0056 ARS Needle Decompress	05/31/2024	0	130.90 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#2021-14655 Curaplex Select Nasophary	05/31/2024	0	29.90 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1612-84250 Curaplex CuraSlide XC Saf	05/31/2024	0	88.00 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1015-47145 Curaplex TritonGrip EP X	05/31/2024	0	359.80 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#021008 Curaplex Berman Airway Kit, F	05/31/2024	0	29.45 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#2615-16013 Reusable NIBP Blood Pres	05/31/2024	0	43.29 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1612-84220 Curaplex CuraSlide XC Saf	05/31/2024	0	88.00 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#13027 Curaplex Berman Oral Airway K	05/31/2024	0	19.35 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#023314 Rusch Fixed Nasopharyngeal Ai	05/31/2024	0	51.90 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1612-84245 Curaplex CuraSlide XC Saf	05/31/2024	0	89.00 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#G2291 Cynch-Lok with Tamper Eviden	05/31/2024	0	119.24 00027194
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1214-35034 QuikClot Combat Hemosta	05/31/2024	0	97.58 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1121-30052 NAR Compressed Gauze C	05/31/2024	0	16.45 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1015-47145 Curaplex TritonGrip EP X	05/31/2024	0	179.90 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1714-31081 Curaplex IV Extension Set	05/31/2024	0	71.00 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#2743-01811 ECG Trunk Cable 4 Wire I	05/31/2024	0	534.19 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#G2291 Cynch-Lok with Tamper Eviden	05/31/2024	0	149.05 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#230005 Ambu BlueSensor SP Adult 10	05/31/2024	0	458.00 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#2530-14018 FASPLINT Carry Case Re	05/31/2024	0	58.80 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1841-14000 Curaplex Tourniquet Blue	05/31/2024	0	40.64 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#2745-10108 Curaplex ECG Chart Paper	05/31/2024	0	15.92 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1612-84245 Curaplex CuraSlide XC Sa	05/31/2024	0	178.00 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1431-20000 Rapid Cold Disposable Ice	05/31/2024	0	12.09 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1612-84230 Curaplex CuraSlide XC Sa	05/31/2024	0	178.00 00027512
5811-20-5811-52840	BOUND TREE MEDICAL LLC	#1071-10204 Curaplex Emesis Bag Stand	05/31/2024	0	155.94 00027512
Vendor Subtotal:					3,263.58
5811-20-5811-52840	S.J. SMITH CO.	Oxygen	05/30/2024	0	466.35
Vendor Subtotal:					466.35
5811-20-5811-53220	ARNOLD MOTOR SUPPLY	Spin-On	05/22/2024	0	63.88
Vendor Subtotal:					63.88

5811-20-5811-53220	FOSTER COACH SALES INC	Parts to Repair Back Bumper/Plate - Aml	05/30/2024	0	271.40 00027289
		Vendor Subtotal:			271.40
5811-20-5811-61140	PCC INC	Ambulance Charges March	05/31/2024	0	15,802.04
		Vendor Subtotal:			15,802.04
5811-20-5811-61630	CLIA LABORATORY PROGRAM	Annual User Fees	05/31/2024	0	150.00
		Vendor Subtotal:			150.00
5811-20-5811-62220	STERICYCLE INC	June Medical Waste Hauling	06/04/2024	0	235.36
		Vendor Subtotal:			235.36
5811-20-5811-62290	STERICYCLE INC	Shredding	05/30/2024	0	38.19
		Vendor Subtotal:			38.19
5811-20-5811-64120	GARY RONZHEIMER	Reimb Travel 4/29/24 - 5/5/24	05/31/2024	0	106.89
		Vendor Subtotal:			106.89
5811-20-5811-65240	MUSCATINE POWER & WATER	April Internet - Fire #2	05/31/2024	0	255.00
		Vendor Subtotal:			255.00
5811-20-5811-65260	T-MOBILE	May Phones	05/30/2024	0	207.26
		Vendor Subtotal:			207.26
5811-20-5811-67310	ADVANCED BUSINESS SYSTEMS INC	June Copier	06/04/2024	0	37.66
		Vendor Subtotal:			37.66
5811-20-5811-67320	FELD FIRE	Seat Repair #354	05/30/2024	0	195.00

			Vendor Subtotal:		195.00
5811-20-5811-69200	ARNOLD MOTOR SUPPLY	Shipping Charges	05/22/2024	0	29.02
			Vendor Subtotal:		29.02
			Subtotal for FUND: 5811		33,938.62
7625-40-7625-52400	ARNOLD MOTOR SUPPLY	Gloves	05/22/2024	0	17.69
			Vendor Subtotal:		17.69
7625-40-7625-52400	AMAZON.COM	Underpayment on Invoice	05/22/2024	0	18.00
			Vendor Subtotal:		18.00
7625-40-7625-52720	BLICK & BLICK OIL INC	Gas for Tank 3	05/30/2024	0	4,611.00 00027590
7625-40-7625-52720	BLICK & BLICK OIL INC	Gas for Tank 3	05/30/2024	0	28.04
			Vendor Subtotal:		4,639.04
7625-40-7625-52740	RAINBO OIL CO-JET BULK OIL	AF for Refuse	05/22/2024	0	459.45
7625-40-7625-52740	RAINBO OIL CO-JET BULK OIL	Ow20 Dexos	05/31/2024	0	675.40 00027509
			Vendor Subtotal:		1,134.85
7625-40-7625-52740	RILCO INC	Universal hyd Fluid for Transfer Station	05/31/2024	0	465.00 00027511
			Vendor Subtotal:		465.00
7625-40-7625-52830	AMAZON.COM	Shop TPMS Scan Tool	05/22/2024	0	189.00 00027467
			Vendor Subtotal:		189.00
7625-40-7625-53210	RAINBO OIL CO-JET BULK OIL	DEF for Stock	05/31/2024	0	90.00 00027509
			Vendor Subtotal:		90.00

7625-40-7625-53210	RDO TRUCK CENTERS	Oil Dri	05/31/2024	0	92.94
7625-40-7625-53210	RDO TRUCK CENTERS	R134a Freon for Stock	05/31/2024	0	245.00 00027537
Vendor Subtotal:					337.94
7625-40-7625-53210	CARQUEST OF MUSCATINE	Filters	05/22/2024	0	33.76
7625-40-7625-53210	CARQUEST OF MUSCATINE	Filters	05/30/2024	0	55.85
7625-40-7625-53210	CARQUEST OF MUSCATINE	Filters for Stock	05/30/2024	0	19.83
Vendor Subtotal:					109.44
7625-40-7625-53220	ALTORFER INC	Freight on Hose	05/30/2024	0	17.81
7625-40-7625-53220	ALTORFER INC	Hose for 418	05/30/2024	0	147.66 00027460
Vendor Subtotal:					165.47
7625-40-7625-53220	ARNOLD MOTOR SUPPLY	Drain Plug	05/22/2024	0	3.36
7625-40-7625-53220	ARNOLD MOTOR SUPPLY	Washer Pump	05/22/2024	0	16.08
7625-40-7625-53220	ARNOLD MOTOR SUPPLY	Arm Bushing Kit	05/31/2024	0	45.08
7625-40-7625-53220	ARNOLD MOTOR SUPPLY	Shocks for 257	05/22/2024	0	300.98 00027484
7625-40-7625-53220	ARNOLD MOTOR SUPPLY	Hose for 440	05/22/2024	0	143.44 00027527
7625-40-7625-53220	ARNOLD MOTOR SUPPLY	Filter	05/31/2024	0	46.25
7625-40-7625-53220	ARNOLD MOTOR SUPPLY	Power Belt	05/31/2024	0	13.02
7625-40-7625-53220	ARNOLD MOTOR SUPPLY	Steering Stabilizer	05/30/2024	0	41.36
Vendor Subtotal:					609.57
7625-40-7625-53220	ELLIOTT EQUIPMENT COMPANY	Hyd Filters for 439	05/22/2024	0	720.00 00027472
Vendor Subtotal:					720.00
7625-40-7625-53220	HENDERSON PRODUCTS INC.	Hardware for 153 Wing Plow	05/22/2024	0	230.66 00027437
7625-40-7625-53220	HENDERSON PRODUCTS INC.	Brackets for Spreaders	05/22/2024	0	412.06 00027452
7625-40-7625-53220	HENDERSON PRODUCTS INC.	Sprockets, Bearings for Spreaders	05/31/2024	0	182.34 00027553
7625-40-7625-53220	HENDERSON PRODUCTS INC.	Sprockets, Bearings for Spreaders	05/31/2024	0	1.34
Vendor Subtotal:					826.40
7625-40-7625-53220	PLETCHER ENTERPRISES INC	Side Boards for 402	05/22/2024	0	2,317.00 00027060

7625-40-7625-53220	PLETCHER ENTERPRISES INC	Steel for 439	05/22/2024	0	903.77 00027457
		Vendor Subtotal:			3,220.77
7625-40-7625-53220	MENARDS (MUSC)	Utility Lock Key/Toggle Bolt	05/22/2024	0	12.62
7625-40-7625-53220	MENARDS (MUSC)	Tubing/Nozzle/Adapter	05/31/2024	0	19.29
		Vendor Subtotal:			31.91
7625-40-7625-53220	MOTION INDUSTRIES INC	Bearings #139A	05/22/2024	0	83.56
		Vendor Subtotal:			83.56
7625-40-7625-53220	NAPA OF MUSCATINE	Drivers Side Beam/Filter	05/31/2024	0	42.70
		Vendor Subtotal:			42.70
7625-40-7625-53220	GTG PETERBILT - DAVENPORT	RR Axle Housing for 439	05/22/2024	0	1,280.79 00027473
		Vendor Subtotal:			1,280.79
7625-40-7625-53220	TRUCK COUNTRY OF IOWA	Water Pump for 440	05/31/2024	0	339.50 00027530
		Vendor Subtotal:			339.50
7625-40-7625-53220	TRUCKS UNLIMITED INC	Long Stroke Chamber	05/22/2024	0	69.99
		Vendor Subtotal:			69.99
7625-40-7625-53220	AMAZON.COM	Bushings	05/31/2024	0	30.20
7625-40-7625-53220	AMAZON.COM	Arm Bushing	05/31/2024	0	39.07
		Vendor Subtotal:			69.27
7625-40-7625-53220	RDO TRUCK CENTERS	Filters	05/31/2024	0	99.95
7625-40-7625-53220	RDO TRUCK CENTERS	Filters Return	05/31/2024	0	-99.95
		Vendor Subtotal:			0.00

7625-40-7625-53220	CARQUEST OF MUSCATINE	Radial Seal Outer	05/22/2024	0	29.32
7625-40-7625-53220	CARQUEST OF MUSCATINE	Filters	05/22/2024	0	38.05
		Vendor Subtotal:			67.37
7625-40-7625-53220	SHUR CO	Tarps for RC13,14,15	05/30/2024	0	992.84 00027448
		Vendor Subtotal:			992.84
7625-40-7625-62530	CENTRAL PETROLEUM EQUIP CO	3 Year Cathodic Inspection	05/22/2024	0	500.00 00027470
		Vendor Subtotal:			500.00
7625-40-7625-62530	SAFETY-KLEEN, INC	Clean Parts for Washer	05/22/2024	0	390.94
		Vendor Subtotal:			390.94
7625-40-7625-63700	LINDE GAS & EQUIPMENT INC	Welder/Torch Tank Rentals	05/30/2024	0	549.80
		Vendor Subtotal:			549.80
7625-40-7625-64200	DAVID HARRIS	Tyler Chapman	05/31/2024	0	609.09 00027557
		Vendor Subtotal:			609.09
7625-40-7625-65275	VERIZON	May GPS	05/30/2024	0	17.45
		Vendor Subtotal:			17.45
7625-40-7625-67130	ALTORFER INC	Repairs for 418	05/31/2024	0	1,258.39 00027450
		Vendor Subtotal:			1,258.39
7625-40-7625-67130	ELLIOTT EQUIPMENT COMPANY	Diagnose Electrical Issue with 437	05/30/2024	0	663.42 00027567
		Vendor Subtotal:			663.42

7625-40-7625-67130	EMAG MUSCATINE CBG LLC	Program Keys for 756	05/22/2024	0	135.00 00027319
		Vendor Subtotal:			135.00
7625-40-7625-67140	A-1 QUALITY TIRE & CAR CARE	Repairs for RC15,436	05/22/2024	0	147.50 00027453
7625-40-7625-67140	A-1 QUALITY TIRE & CAR CARE	Repairs for RC15	05/22/2024	0	101.45 00027461
7625-40-7625-67140	A-1 QUALITY TIRE & CAR CARE	Mount Tires on 106	05/22/2024	0	340.00 00027500
7625-40-7625-67140	A-1 QUALITY TIRE & CAR CARE	Tire Repair	05/22/2024	0	78.90
7625-40-7625-67140	A-1 QUALITY TIRE & CAR CARE	Tire Repair	05/31/2024	0	29.07
7625-40-7625-67140	A-1 QUALITY TIRE & CAR CARE	Tires for 708	05/30/2024	0	408.00 00027541
7625-40-7625-67140	A-1 QUALITY TIRE & CAR CARE	Tires for 708	05/30/2024	0	18.00
7625-40-7625-67140	A-1 QUALITY TIRE & CAR CARE	Tire Repairs	05/30/2024	0	78.50
		Vendor Subtotal:			1,201.42
7625-40-7625-67140	EASTERN IOWA TIRE INC	11R22.5 Caps for Stock	05/30/2024	0	2,029.60 00027585
		Vendor Subtotal:			2,029.60
7625-40-7625-69900	IOWA DEPARTMENT OF NATURAL	Fuel Tank Registration Fee	05/31/2024	0	195.00
		Vendor Subtotal:			195.00
		Subtotal for FUND: 7625			23,071.21
7635-00-7635-51100	STAPLES ADVANTAGE	Folders	05/30/2024	0	27.12
		Vendor Subtotal:			27.12
		Subtotal for FUND: 7635			27.12
7921-00-7921-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - E Cruz	05/31/2024	0	38.30
		Vendor Subtotal:			38.30
7921-00-7921-69900	BETTENDORF PUBLIC LIBRARY	Reimb - Blaine Cook Up A Plan	05/31/2024	0	11.00
		Vendor Subtotal:			11.00

7921-00-7921-69900	PETTY CASH	Postage	05/31/2024	0	4.32
		Vendor Subtotal:			4.32
7921-00-7921-69900	SCOTT COUNTY RIVERSHARE LIBR	Reimb - Alternative Medicine for Pets	05/31/2024	0	15.00
		Vendor Subtotal:			15.00
		Subtotal for FUND: 7921			68.62
7940-00-7940-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - K Watson	05/31/2024	0	101.72
7940-00-7940-52300	PHELPS CUSTOM IMAGE WEAR	Uniforms - R Awbrey	05/31/2024	0	74.40
		Vendor Subtotal:			176.12
7940-00-7940-62310	XEROX CORPORATION	May Copies	05/30/2024	0	4.17
7940-00-7940-62310	XEROX CORPORATION	May Copies	05/30/2024	0	0.60
7940-00-7940-62310	XEROX CORPORATION	May Copies	05/30/2024	0	0.60
7940-00-7940-62310	XEROX CORPORATION	May Copies	05/30/2024	0	4.77
		Vendor Subtotal:			10.14
7940-00-7940-65210	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	70.55
		Vendor Subtotal:			70.55
7940-00-7940-65240	MUSCATINE POWER & WATER	April - May Machlink	05/30/2024	0	123.98
		Vendor Subtotal:			123.98
7940-00-7940-65275	VERIZON	May GPS	05/30/2024	0	34.90
		Vendor Subtotal:			34.90
		Subtotal for FUND: 7940			415.69
8142-10-8142-65100	QUAD CITY TIMES & MUSC JOURN.	RFP For Engineering Services	05/31/2024	0	159.54

8142-10-8142-65100	QUAD CITY TIMES & MUSC JOURN.RFP Playground		05/31/2024	0	154.25
	Vendor Subtotal:				313.79
	Subtotal for FUND: 8142				313.79
8148-10-8148-64200	IMPACT 7G	Lead Inspector/Risk Assessment Training	05/31/2024	0	5,400.00 00027390
	Vendor Subtotal:				5,400.00
8148-10-8148-64500	ARTHUR BELL	Reimb Mileage to CR for Testing	05/22/2024	0	72.60
	Vendor Subtotal:				72.60
	Subtotal for FUND: 8148				5,472.60
8370-00-8370-73700	SILBERHORN CONCRETE & MASON	Tuckpointing Greenwood Chapel	05/30/2024	0	15,000.00
	Vendor Subtotal:				15,000.00
8370-00-8370-74200	BOXHUB	40-ft Standard Conex Containers (2qty)	05/22/2024	0	5,910.00 00027280
	Vendor Subtotal:				5,910.00
	Subtotal for FUND: 8370				20,910.00
8450-05-8450-74250	DELL MARKETING L.P.	330-BCVV Riser for Dell PowerEdge R3	05/22/2024	0	65.33 00027519
	Vendor Subtotal:				65.33
8450-05-8450-74250	AMAZON.COM	HP LaserJet Pro M227fdw	05/30/2024	0	280.00 00027540
8450-05-8450-74250	AMAZON.COM	Internal Solid State Drive SSD	05/22/2024	0	79.98
8450-05-8450-74250	AMAZON.COM	Ubiquiti UniFi Dream Router	05/22/2024	0	320.00 00027495
8450-05-8450-74250	AMAZON.COM	Desktop Memory	05/22/2024	0	34.98
8450-05-8450-74250	AMAZON.COM	USB Printer Cable - 25'	05/30/2024	0	7.66 00027540
8450-05-8450-74250	AMAZON.COM	Digital AnswerSystem	05/31/2024	0	14.97
8450-05-8450-74250	AMAZON.COM	Ethernet Cable	05/22/2024	0	51.88

		Vendor Subtotal:			789.47
8450-05-8450-74250	SHI INTERNATIONAL CORP	PowerPDF Advanced 5.0	05/22/2024	0	148.34 00027422
		Vendor Subtotal:			148.34
		Subtotal for FUND: 8450			1,003.14
8451-30-8451-74250	AMAZON.COM	Microsoft Surface Pro Signature Keyboar	05/22/2024	0	139.99 00027374
8451-30-8451-74250	AMAZON.COM	Microsoft Surface Pro 9, i5, 16GB, 256Gb	05/22/2024	0	958.88 00027374
8451-30-8451-74250	AMAZON.COM	Kensington Surface Pro 9 Rugged Case	05/22/2024	0	29.98 00027374
8451-30-8451-74250	AMAZON.COM	ProCase Surface Pro 9 Screen Protector	05/22/2024	0	15.19 00027374
		Vendor Subtotal:			1,144.04
		Subtotal for FUND: 8451			1,144.04
8750-01-8750-68300	Riverview Hotel Development	Reinvestment District January - March 20	05/30/2024	0	53,936.95
		Vendor Subtotal:			53,936.95
		Subtotal for FUND: 8750			53,936.95
9002-90-9020-41100	CITY OF MUSCATINE HOUSING RE'	Admin Full-Time Wages 5/24/2024	05/31/2024	0	3,018.68
9002-90-9020-41100	CITY OF MUSCATINE HOUSING RE'	Admin Part-Time Wages 5/24/2024	05/31/2024	0	91.51
9002-90-9020-41100	CITY OF MUSCATINE HOUSING RE'	Admin Longevity 5/24/2024	05/31/2024	0	2.28
		Vendor Subtotal:			3,112.47
9002-90-9020-41500	JOCEE MCFATE	Reimb Meals	05/31/2024	0	18.38
		Vendor Subtotal:			18.38
9002-90-9020-41902	LUPTON & TOYNE PRINTERS	Business Cards - McFate	05/30/2024	0	30.00
		Vendor Subtotal:			30.00

9002-90-9020-41904	CITY OF MUSCATINE HOUSING RE'	Mobile Phone Allowance	05/31/2024	0	4.50
		Vendor Subtotal:			4.50
9002-90-9020-41904	MUSCATINE POWER & WATER	April Phones - Clark House	05/31/2024	0	86.76
		Vendor Subtotal:			86.76
9002-90-9020-41910	STEPHANIE STEWART	Yard Work May	05/30/2024	0	150.00
		Vendor Subtotal:			150.00
9002-90-9020-41914	MUSCATINE POWER & WATER	April Internet - Clark House	05/31/2024	0	82.97
		Vendor Subtotal:			82.97
9002-90-9020-43100	MUSCATINE POWER & WATER	April Water - Clark House	05/31/2024	0	314.85
		Vendor Subtotal:			314.85
9002-90-9020-43200	MUSCATINE POWER & WATER	April Electric - Clark House	05/31/2024	0	3,968.95
		Vendor Subtotal:			3,968.95
9002-90-9020-43900	MUSCATINE POWER & WATER	April Sewer - Clark House	05/31/2024	0	950.20
		Vendor Subtotal:			950.20
9002-90-9020-44100	CITY OF MUSCATINE HOUSING RE'	Maint Full-Time Wages 5/24/2024	05/31/2024	0	2,112.30
9002-90-9020-44100	CITY OF MUSCATINE HOUSING RE'	Maint Part-Time Wages 5/24/2024	05/31/2024	0	1,145.50
9002-90-9020-44100	CITY OF MUSCATINE HOUSING RE'	Maint Longevity 5/24/2024	05/31/2024	0	7.80
		Vendor Subtotal:			3,265.60
9002-90-9020-44201	MENARDS (MUSC)	Bounty	05/31/2024	0	46.18
		Vendor Subtotal:			46.18

9002-90-9020-44201	AMAZON.COM	Cordless Vacuum Cleaner	05/22/2024	0	46.99
9002-90-9020-44201	AMAZON.COM	Spin Scrubber	05/31/2024	0	59.98
Vendor Subtotal:					106.97
9002-90-9020-44203	AMAZON.COM	Fast Charging Transfer Cable/Battery Ch	05/31/2024	0	47.66
9002-90-9020-44203	AMAZON.COM	Tool Battery	05/31/2024	0	25.98
Vendor Subtotal:					73.64
9002-90-9020-44206	HD SUPPLY FACILITIES MAINT	Showerhead	05/31/2024	0	71.04
Vendor Subtotal:					71.04
9002-90-9020-44207	MENARDS (MUSC)	Foam Brushes/Wall Texture Touch Up	05/31/2024	0	52.95
Vendor Subtotal:					52.95
9002-90-9020-44207	SHERWIN WILLIAMS	CH Paint Stock per Gallon: Color Natural	05/31/2024	0	402.15 00027503
Vendor Subtotal:					402.15
9002-90-9020-44210	MENARDS (MUSC)	Tomato Cage/Bracket	05/31/2024	0	54.45
9002-90-9020-44210	MENARDS (MUSC)	Mulch/Garden Feeder/Sprinkler	05/31/2024	0	45.38
Vendor Subtotal:					99.83
9002-90-9020-44301	CITY OF MUSCATINE	June Refuse	06/04/2024	0	182.32
Vendor Subtotal:					182.32
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #404	05/22/2024	0	20.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #408	05/22/2024	0	20.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #204	05/22/2024	0	20.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #604	05/31/2024	0	20.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-29-2024 CH 700	05/30/2024	0	100.00 00027581
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #701	05/31/2024	0	20.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #403	05/31/2024	0	20.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #408	05/31/2024	0	20.00

9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-30-24 CH 605 Removal of Bed at	05/30/2024	0	400.00 00027584
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-30-24 CH 605 Bed Bug Initial	05/30/2024	0	250.00 00027584
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 3-14-24 Bed Bug Treatments CH 70	05/31/2024	0	500.00 00026898
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-9-24 CH 1105/1103/1002/700/601	05/22/2024	0	700.00 00027389
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-23-24 CH 1105, 1103, 703, 601, 4	05/31/2024	0	700.00 00027531
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-23-24 CH 1000 Bed Bug Initial	05/31/2024	0	434.00 00027550
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #205	05/31/2024	0	100.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-1-24 CH 407 - Removal of Decea:	05/22/2024	0	400.00 00027375
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Trash Area	05/31/2024	0	5.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #301	05/31/2024	0	75.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #511	05/31/2024	0	50.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #601	05/31/2024	0	361.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 4-4-24 CH 403 & 201 Bed Bug Tre:	05/31/2024	0	200.00 00027108
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #403	05/31/2024	0	100.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-1-24 CH 1105 Bed Bug Treatmen	05/22/2024	0	100.00 00027375
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Monthly Pest Control	05/22/2024	0	100.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Monthly Pest Control	05/22/2024	0	600.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-9-24 CH 201 Removal of Bed Bu	05/22/2024	0	400.00 00027389
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	Pest Control #701	05/22/2024	0	20.00
9002-90-9020-44303	SPANN'S PEST CONTROL LLC	DOS 5-9-24 CH 703 Bed Bug Initial	05/22/2024	0	320.00 00027425
Vendor Subtotal:					6,055.00
9002-90-9020-44305	JOHNSON CONTROLS SECURITY SC	Alarm Service	05/31/2024	0	28.00
9002-90-9020-44305	JOHNSON CONTROLS SECURITY SC	Alarm Service	05/31/2024	0	221.87
9002-90-9020-44305	JOHNSON CONTROLS SECURITY SC	Security	05/30/2024	0	6,085.59
Vendor Subtotal:					6,335.46
9002-90-9020-44306	CITY OF MUSCATINE HOUSING RE	Verizon - April GPS	05/31/2024	0	11.63
Vendor Subtotal:					11.63
9002-90-9020-44309	DEPT OF INSPECTIONS & APPEALS	Boiler Inspection	05/30/2024	0	280.00
Vendor Subtotal:					280.00
9002-90-9020-44311	KELLY HEATING COOLING & PLBGCH	5th Floor Recirculation Line Leak Re	05/31/2024	0	14.02 00027560
9002-90-9020-44311	KELLY HEATING COOLING & PLBGCH	5th Floor Recirculation Line Leak Re	05/31/2024	0	59.30 00027560
9002-90-9020-44311	KELLY HEATING COOLING & PLBGCH	5th Floor Recirculation Line Leak Re	05/31/2024	0	17.50 00027560
9002-90-9020-44311	KELLY HEATING COOLING & PLBGCH	5th Floor Recirculation Line Leak Re	05/31/2024	0	120.00 00027560

			Vendor Subtotal:		210.82
9002-90-9020-44313	ZACK STUMBO	May Lawn	05/30/2024	0	120.00
			Vendor Subtotal:		120.00
9002-90-9020-44318	BURNS & SON'S DIRECT APPLIANC	CH 4th Floor Dryer Repair Per Quote: La	05/31/2024	0	72.00 00027370
9002-90-9020-44318	BURNS & SON'S DIRECT APPLIANC	CH 4th Floor Dryer Repair Per Quote: Se	05/31/2024	0	39.50 00027370
9002-90-9020-44318	BURNS & SON'S DIRECT APPLIANC	CH 4th Floor Dryer Repair Per Quote: Dr	05/31/2024	0	43.99 00027370
9002-90-9020-44318	BURNS & SON'S DIRECT APPLIANC	CH 4th Floor Dryer Repair Per Quote: Dr	05/31/2024	0	52.99 00027370
			Vendor Subtotal:		208.48
9002-90-9020-45103	CITY OF MUSCATINE HOUSING RE'	Unemployment 5/24/2024	05/31/2024	0	11.37
			Vendor Subtotal:		11.37
9002-90-9020-45401	CITY OF MUSCATINE HOUSING RE'	FICA 5/24/2024	05/31/2024	0	450.90
			Vendor Subtotal:		450.90
9002-90-9020-45402	CITY OF MUSCATINE HOUSING RE'	IPERS 5/24/2024	05/31/2024	0	602.10
			Vendor Subtotal:		602.10
9002-90-9020-45403	CITY OF MUSCATINE HOUSING RE'	Health Insurance	05/31/2024	0	3,948.87
			Vendor Subtotal:		3,948.87
9002-90-9020-45404	CITY OF MUSCATINE HOUSING RE'	Life Insurance	05/31/2024	0	18.87
			Vendor Subtotal:		18.87
9002-90-9020-45405	CITY OF MUSCATINE HOUSING RE'	Dental Insurance	05/31/2024	0	59.62
			Vendor Subtotal:		59.62

9002-90-9020-45406	CITY OF MUSCATINE HOUSING RE'LTD Insurance		05/31/2024	0	24.44
9002-90-9020-45406	CITY OF MUSCATINE HOUSING RE'LTD BW Insurance		05/31/2024	0	3.19
Vendor Subtotal:					27.63
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 1005 Rehab Blinds: Graber 1 Inch St	05/31/2024	0	37.50 00025225
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 1005 Rehab Blinds: Graber 1 Inch St	05/31/2024	0	555.87 00025225
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Flooring: N	05/31/2024	0	827.40 00026879
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Flooring: T	05/31/2024	0	450.00 00026879
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Flooring: A	05/31/2024	0	72.99 00026879
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Flooring: C	05/31/2024	0	486.00 00026879
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Vinyl Plank	05/31/2024	0	65.98 00026880
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Flooring: In	05/31/2024	0	722.75 00026880
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Vinyl Plank	05/31/2024	0	100.00 00026880
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Vinyl Plank	05/31/2024	0	94.50 00026880
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Vinyl Plank	05/31/2024	0	280.00 00026880
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Vinyl Plank	05/31/2024	0	59.97 00026880
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Flooring: T	05/31/2024	0	84.00 00026880
9002-90-9020-75200	CARRIAGE HOUSE CARPET ONE	CH 2nd Floor Common Area Vinyl Plank	05/31/2024	0	350.00 00026880
Vendor Subtotal:					4,186.96
Subtotal for FUND: 9002					35,547.47
9004-00-0000-11220	CONNIE WADE	Balance on Pet Deposit	05/31/2024	0	-10.00
Vendor Subtotal:					-10.00
9004-00-0000-21140	CONNIE WADE	Pet Deposit Refund	05/31/2024	0	250.00
Vendor Subtotal:					250.00
9004-90-9040-41100	CITY OF MUSCATINE HOUSING RE'Admin Full-Time Wages 5/24/2024		05/31/2024	0	1,171.20
9004-90-9040-41100	CITY OF MUSCATINE HOUSING RE'Admin Longevity 5/24/2024		05/31/2024	0	5.20
Vendor Subtotal:					1,176.40
9004-90-9040-41904	MUSCATINE POWER & WATER	April Phone - Hershey	05/31/2024	0	93.45

			Vendor Subtotal:		93.45
9004-90-9040-41914	MUSCATINE POWER & WATER	April Internet - Hershey	05/31/2024	0	83.18
			Vendor Subtotal:		83.18
9004-90-9040-43100	MUSCATINE POWER & WATER	April Water - Hershey	05/31/2024	0	132.42
			Vendor Subtotal:		132.42
9004-90-9040-43200	MUSCATINE POWER & WATER	April Electric - Hershey	05/31/2024	0	4,212.26
			Vendor Subtotal:		4,212.26
9004-90-9040-43700	ALLIANT ENERGY	April Gas - Hershey	05/31/2024	0	302.82
			Vendor Subtotal:		302.82
9004-90-9040-43900	MUSCATINE POWER & WATER	April Sewer - Hershey	05/31/2024	0	292.48
			Vendor Subtotal:		292.48
9004-90-9040-44100	CITY OF MUSCATINE HOUSING RE'	Maint Full-Time Wages 5/24/2024	05/31/2024	0	1,056.15
9004-90-9040-44100	CITY OF MUSCATINE HOUSING RE'	Maint Part-Time Wages 5/24/2024	05/31/2024	0	1,182.00
9004-90-9040-44100	CITY OF MUSCATINE HOUSING RE'	Maint Longevity 5/24/2024	05/31/2024	0	13.65
			Vendor Subtotal:		2,251.80
9004-90-9040-44203	MENARDS (MUSC)	Ratchet Lopper	05/22/2024	0	24.99
			Vendor Subtotal:		24.99
9004-90-9040-44301	CITY OF MUSCATINE	June Refuse	06/04/2024	0	98.20
			Vendor Subtotal:		98.20
9004-90-9040-44303	SPANN'S PEST CONTROL LLC	Pest Control #103	05/31/2024	0	20.00

9004-90-9040-44303	SPANN'S PEST CONTROL LLC	Monthly Pest Control	05/22/2024	0	300.00
9004-90-9040-44303	SPANN'S PEST CONTROL LLC	Monthly Pest Control	05/22/2024	0	50.00
		Vendor Subtotal:			370.00
9004-90-9040-44305	JOHNSON CONTROLS SECURITY SC	Security	05/30/2024	0	338.65
9004-90-9040-44305	JOHNSON CONTROLS SECURITY SC	Security	05/30/2024	0	10,969.05
		Vendor Subtotal:			11,307.70
9004-90-9040-44306	CITY OF MUSCATINE HOUSING RE	Verizon - April GPS	05/31/2024	0	11.63
		Vendor Subtotal:			11.63
9004-90-9040-44312	NELSON ELECTRIC INC	HM 304 Range Outlet/Wiring Repair	05/31/2024	0	240.00 00027440
		Vendor Subtotal:			240.00
9004-90-9040-44313	ZACK STUMBO	May Lawn	05/30/2024	0	650.00
		Vendor Subtotal:			650.00
9004-90-9040-45103	CITY OF MUSCATINE HOUSING RE	Unemployment 5/24/2024	05/31/2024	0	6.84
		Vendor Subtotal:			6.84
9004-90-9040-45401	CITY OF MUSCATINE HOUSING RE	FICA 5/24/2024	05/31/2024	0	245.95
		Vendor Subtotal:			245.95
9004-90-9040-45402	CITY OF MUSCATINE HOUSING RE	IPERS 5/24/2024	05/31/2024	0	323.60
		Vendor Subtotal:			323.60
9004-90-9040-45403	CITY OF MUSCATINE HOUSING RE	Health Insurance	05/31/2024	0	1,518.80
		Vendor Subtotal:			1,518.80

9006-90-9060-41100	CITY OF MUSCATINE HOUSING RE'	Admin Full-Time Wages 5/24/2024	05/31/2024	0	1,599.07
9006-90-9060-41100	CITY OF MUSCATINE HOUSING RE'	Admin Part-Time Wages 5/24/2024	05/31/2024	0	91.53
9006-90-9060-41100	CITY OF MUSCATINE HOUSING RE'	Admin Longevity 5/24/2024	05/31/2024	0	1.95
		Vendor Subtotal:			1,692.55
9006-90-9060-41904	CITY OF MUSCATINE HOUSING RE'	Mobile Phone Allowance	05/31/2024	0	3.00
		Vendor Subtotal:			3.00
9006-90-9060-41904	MUSCATINE POWER & WATER	April Phones - Sunset	05/31/2024	0	49.46
		Vendor Subtotal:			49.46
9006-90-9060-41914	MUSCATINE POWER & WATER	April Internet - Sunset	05/31/2024	0	82.97
		Vendor Subtotal:			82.97
9006-90-9060-43100	MUSCATINE POWER & WATER	April Water - 2806 Apt F	05/31/2024	0	24.58
9006-90-9060-43100	MUSCATINE POWER & WATER	April Water - 2700 Apt D	05/31/2024	0	13.01
		Vendor Subtotal:			37.59
9006-90-9060-43200	MUSCATINE POWER & WATER	April Electric - Sunset	05/31/2024	0	54.37
9006-90-9060-43200	MUSCATINE POWER & WATER	April Electric - 2806 Apt F	05/31/2024	0	83.49
9006-90-9060-43200	MUSCATINE POWER & WATER	April Electric - 2700 Apt D	05/31/2024	0	16.83
		Vendor Subtotal:			154.69
9006-90-9060-43700	ALLIANT ENERGY	April Gas - Sunset Office	05/31/2024	0	57.09
9006-90-9060-43700	ALLIANT ENERGY	April Gas - Sunset Garage	05/31/2024	0	44.37
		Vendor Subtotal:			101.46
9006-90-9060-43900	MUSCATINE POWER & WATER	April Sewer - 2806 Apt F	05/31/2024	0	33.28
9006-90-9060-43900	MUSCATINE POWER & WATER	April Sewer - 2700 Apt D	05/31/2024	0	25.52
		Vendor Subtotal:			58.80

9006-90-9060-44100	CITY OF MUSCATINE HOUSING RE'	Maint Full-Time Wages 5/24/2024	05/31/2024	0	2,355.51
9006-90-9060-44100	CITY OF MUSCATINE HOUSING RE'	Maint Longevity 5/24/2024	05/31/2024	0	7.80
Vendor Subtotal:					2,363.31
9006-90-9060-44201	MENARDS (MUSC)	Gloves/Wood Filler/Scour Pad	05/31/2024	0	79.54
Vendor Subtotal:					79.54
9006-90-9060-44204	MENARDS (MUSC)	Lumber	05/31/2024	0	54.00
9006-90-9060-44204	MENARDS (MUSC)	Screw/Lumber/Sheeting	05/22/2024	0	67.28
9006-90-9060-44204	MENARDS (MUSC)	SS 2700D Mastercraft® 1/2 x 2-1/4 x 7' F	05/31/2024	0	299.98 00027497
9006-90-9060-44204	MENARDS (MUSC)	Door	05/31/2024	0	54.00
9006-90-9060-44204	MENARDS (MUSC)	Trim	05/31/2024	0	38.22
Vendor Subtotal:					513.48
9006-90-9060-44205	PLUMB SUPPLY COMPANY	Wire Whip	05/31/2024	0	55.18
Vendor Subtotal:					55.18
9006-90-9060-44205	AMAZON.COM	Recessed Lighting	05/31/2024	0	79.99
Vendor Subtotal:					79.99
9006-90-9060-44206	PLUMB SUPPLY COMPANY	Drain Cleaner	05/31/2024	0	55.40
9006-90-9060-44206	PLUMB SUPPLY COMPANY	Drain Cleaner	05/31/2024	0	55.40
9006-90-9060-44206	PLUMB SUPPLY COMPANY	Seats	05/31/2024	0	59.61
Vendor Subtotal:					170.41
9006-90-9060-44207	SHERWIN WILLIAMS	SS Paint Stock per Gallon: Color Natural	05/31/2024	0	402.15 00027505
Vendor Subtotal:					402.15
9006-90-9060-44218	AMAZON.COM	Ductless Range Hood	05/31/2024	0	89.00
9006-90-9060-44218	AMAZON.COM	Range Hood	05/31/2024	0	89.00
9006-90-9060-44218	AMAZON.COM	Range Hood	05/31/2024	0	89.20

			Vendor Subtotal:		267.20
9006-90-9060-44301	CITY OF MUSCATINE	June Refuse	06/04/2024	0	320.00
			Vendor Subtotal:		320.00
9006-90-9060-44303	SPANN'S PEST CONTROL LLC	Pest Control #2900E	05/22/2024	0	20.00
9006-90-9060-44303	SPANN'S PEST CONTROL LLC	Pest Control #2900 E	05/31/2024	0	20.00
			Vendor Subtotal:		40.00
9006-90-9060-44306	CITY OF MUSCATINE HOUSING RE'	Verizon - April GPS	05/31/2024	0	11.64
			Vendor Subtotal:		11.64
9006-90-9060-44310	CARVER CONSTRUCTION	SS 2800A Rear Entry Door Installation L	05/31/2024	0	350.00 00027372
			Vendor Subtotal:		350.00
9006-90-9060-44311	KELLY HEATING COOLING & PLBG	Plugged Kitchen Drain 2708C	05/22/2024	0	160.00
			Vendor Subtotal:		160.00
9006-90-9060-44315	RIVERBEND MAINTENANCE LLC	SS 2700D Paint Rehab (4 bedroom)	05/31/2024	0	1,200.00 00027392
			Vendor Subtotal:		1,200.00
9006-90-9060-45103	CITY OF MUSCATINE HOUSING RE'	Unemployment 5/24/2024	05/31/2024	0	7.16
			Vendor Subtotal:		7.16
9006-90-9060-45401	CITY OF MUSCATINE HOUSING RE'	FICA 5/24/2024	05/31/2024	0	287.67
			Vendor Subtotal:		287.67
9006-90-9060-45402	CITY OF MUSCATINE HOUSING RE'	IPERS 5/24/2024	05/31/2024	0	382.86

			Vendor Subtotal:		382.86
9006-90-9060-45403	CITY OF MUSCATINE HOUSING RE'	Health Insurance	05/31/2024	0	2,709.45
			Vendor Subtotal:		2,709.45
9006-90-9060-45404	CITY OF MUSCATINE HOUSING RE'	Life Insurance	05/31/2024	0	12.18
			Vendor Subtotal:		12.18
9006-90-9060-45405	CITY OF MUSCATINE HOUSING RE'	Dental Insurance	05/31/2024	0	50.45
			Vendor Subtotal:		50.45
9006-90-9060-45406	CITY OF MUSCATINE HOUSING RE'	LTD Insurance	05/31/2024	0	13.02
9006-90-9060-45406	CITY OF MUSCATINE HOUSING RE'	LTD BW Insurance	05/31/2024	0	11.17
			Vendor Subtotal:		24.19
9006-90-9060-75200	TRI CITY ELECTRIC CO	Sunet Park Site Lighting Project	05/31/2024	0	49,733.92
			Vendor Subtotal:		49,733.92
9006-90-9060-75200	CARVER CONSTRUCTION	SS 2800A Cabinet Install Per Hour	05/31/2024	0	1,875.00 00026950
			Vendor Subtotal:		1,875.00
			Subtotal for FUND: 9006		63,276.30
9007-90-9070-41100	CITY OF MUSCATINE HOUSING RE'	Admin Full-Time Wages 5/24/2024	05/31/2024	0	4,730.06
9007-90-9070-41100	CITY OF MUSCATINE HOUSING RE'	Admin Part-Time Wages 5/24/2024	05/31/2024	0	732.16
9007-90-9070-41100	CITY OF MUSCATINE HOUSING RE'	Admin Longevity 5/24/2024	05/31/2024	0	10.73
			Vendor Subtotal:		5,472.95
9007-90-9070-41901	AMAZON.COM	Envelopes/Sticky Notes	05/31/2024	0	69.92

			Vendor Subtotal:		69.92
9007-90-9070-41902	ADVANCED BUSINESS SYSTEMS IN	April Copies	05/31/2024	0	24.74
			Vendor Subtotal:		24.74
9007-90-9070-41902	CITY OF MUSCATINE HOUSING RE'	Xerox - Dec - Apr Copies	05/31/2024	0	60.75
			Vendor Subtotal:		60.75
9007-90-9070-41902	LUPTON & TOYNE PRINTERS	Envelope	05/30/2024	0	87.00
			Vendor Subtotal:		87.00
9007-90-9070-41904	CITY OF MUSCATINE HOUSING RE'	Mobile Phone Allowance	05/31/2024	0	1.50
			Vendor Subtotal:		1.50
9007-90-9070-41904	MUSCATINE POWER & WATER	May Phones	05/30/2024	0	22.39
			Vendor Subtotal:		22.39
9007-90-9070-45103	CITY OF MUSCATINE HOUSING RE'	Unemployment 5/24/2024	05/31/2024	0	10.48
			Vendor Subtotal:		10.48
9007-90-9070-45401	CITY OF MUSCATINE HOUSING RE'	FICA 5/24/2024	05/31/2024	0	374.73
			Vendor Subtotal:		374.73
9007-90-9070-45402	CITY OF MUSCATINE HOUSING RE'	IPERS 5/24/2024	05/31/2024	0	516.66
			Vendor Subtotal:		516.66
9007-90-9070-45403	CITY OF MUSCATINE HOUSING RE'	Health Insurance	05/31/2024	0	4,127.00
			Vendor Subtotal:		4,127.00

9007-90-9070-45404	CITY OF MUSCATINE HOUSING RE'	Life Insurance	05/31/2024	0	20.58
		Vendor Subtotal:			20.58
9007-90-9070-45405	CITY OF MUSCATINE HOUSING RE'	Dental Insurance	05/31/2024	0	71.85
		Vendor Subtotal:			71.85
9007-90-9070-45406	CITY OF MUSCATINE HOUSING RE'	LTD Insurance	05/31/2024	0	10.46
9007-90-9070-45406	CITY OF MUSCATINE HOUSING RE'	LTD Insurance	05/31/2024	0	32.93
		Vendor Subtotal:			43.39
9007-90-9071-41100	CITY OF MUSCATINE HOUSING RE'	Admin Full-Time Wages 5/24/2024	05/31/2024	0	1,856.80
		Vendor Subtotal:			1,856.80
9007-90-9071-41911	PETTY CASH	April Bus Pass - Behrends	05/31/2024	0	32.00
9007-90-9071-41911	PETTY CASH	Bus Pass - Fonner/Swinscal	05/31/2024	0	64.00
		Vendor Subtotal:			96.00
9007-90-9071-45103	CITY OF MUSCATINE HOUSING RE'	Unemployment 5/24/2024	05/31/2024	0	3.72
		Vendor Subtotal:			3.72
9007-90-9071-45401	CITY OF MUSCATINE HOUSING RE'	FICA 5/24/2024	05/31/2024	0	121.56
		Vendor Subtotal:			121.56
9007-90-9071-45402	CITY OF MUSCATINE HOUSING RE'	IPERS 5/24/2024	05/31/2024	0	175.29
		Vendor Subtotal:			175.29
9007-90-9071-45403	CITY OF MUSCATINE HOUSING RE'	Health Insurance	05/31/2024	0	2,025.06
		Vendor Subtotal:			2,025.06

9007-90-9071-45404	CITY OF MUSCATINE HOUSING RE'Life Insurance	05/31/2024	0	6.13
	Vendor Subtotal:			6.13
9007-90-9071-45405	CITY OF MUSCATINE HOUSING RE'Dental Insurance	05/31/2024	0	30.57
	Vendor Subtotal:			30.57
	Subtotal for FUND: 9007			15,219.07
	Report Total:			1,255,989.76

BILLS FOR APPROVAL SUMMARY
June 7, 2024

Computer Bill Lists

Regular Bills 6/7/24		\$	1,255,989.76
Payroll Vendor Checks 5/24/24			44,217.40
Payroll Vendor ACH 5/24/24			97,734.55
Grandbridge	Hershey		20,232.34
Special Cks 5/28/24	Operating		2,235.20
Special Cks 5/31/24	Operating		234,900.00
	Subtotal	\$	<u>1,655,309.25</u>

ACH Debit Memo Payments

Wellmark Insurance	Health/Dental Insurance May	\$	82,000.00
Wellmark Insurance	Health/Dental Insurance May		82,000.00
Wellmark Insurance	Health/Dental Insurance June		82,000.00
UMB	Bonds/Interest Due Jun 1		2,600,615.00
Iowa Finance Authority	SRF Principle & Interest		887,912.50
Treasurer State of Iowa	State Tax Withholding		28,414.68
Payroll Account	Transfer		451,530.85
Internal Revenue Service	Federal Withholding		114,902.42
Iowa Finance Authority	SRF Interest		28,516.41
State of Iowa	Sales Tax		27,680.33
	Subtotal	\$	<u>4,385,572.19</u>

Voucher Program

Various Landlords	Actual June Rent	\$	(12,457.00)
		\$	<u>(12,457.00)</u>

Voids

Void Checks 5/28/24	Operating	\$	(2,235.20)
Void Checks 5/31/24	Operating		(234,900.00)
	Subtotal	\$	<u>(237,135.20)</u>

Total Expenditures	\$	<u><u>5,791,289.24</u></u>
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5/26/2024 PAYROLL ACH	MISSION SQUARE ICMA RETIRE	11,430.22
5/26/2024 PAYROLL ACH	MISSION SQUARE ICAM RC	1,619.53
5/26/2024 PAYROLL ACH	MUNICIPAL FIRE & POLICE RETIRE	78,748.80
5/26/2024 PAYROLL ACH	NATIONWIDE	5,936.00
5/26/2024 PAYROLL CHECKS	AFA FLEX BILLING	5,224.21
5/26/2024 PAYROLL CHECKS	AFLAC	560.98
5/26/2024 PAYROLL CHECKS	ALLSTATE	14.94
5/26/2024 PAYROLL CHECKS	AMERICAN FIDELITY	3,256.69
5/26/2024 PAYROLL CHECKS	CITY OF MUSCATINE	33,038.96
5/26/2024 PAYROLL CHECKS	CLERK OF COURT	70.00
5/26/2024 PAYROLL CHECKS	POLK COUNTY SHERIFF	63.32
5/26/2024 PAYROLL CHECKS	STATE OF IL	198.40
5/26/2024 PAYROLL CHECKS	UNITED WAY	93.00
5/26/2024 PAYROLL CHECKS	ATTN: REVENUE ADMIN	1,696.90
5/16/2024 ACH PAYMENT	GRANDBRIDGE	20,232.34
5/28/2024 SPECIAL CHECKS	DEZUIRK	2,235.20
5/31/2024 SPECIAL CHECKS	ELLIOTT EQUIPMENT	234,900.00



City of Muscatine

ITEM NUMBER 2024-0192

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Andrew Fangman, Assistant Community Development Director

SUBJECT

Third and Final Reading of an Ordinance Amending the Zoning Ordinance of the City of Muscatine, Iowa (Rezoning at 910 E. 2nd St)

EXECUTIVE SUMMARY

On April 9, 2024, the Planning and Zoning Commission voted 5-0 to recommend approval of this rezoning. A public hearing was held on May 2, 2024. Staff recommends approval.

STAFF RECOMMENDATION

Staff recommends Council approve the rezoning of 2.75 acres of City-owned property located at 910 E. 2nd Street (southwest corner of 2nd Street and Highway 92), from M-2 General Industrial & M-1 Lights Industrial to C-2 Central Commercial.

BACKGROUND/DISCUSSION

The Hawkeye Site is a 2.75-acre city-owned parcel on the banks of the Mississippi River at the mouth of Mad Creek. The City dewateres spoil generated by harbor dredging operations at this site. The site was previously used as a lumberyard for over 100 years before it was acquired by the City in 2004. The site is located in the floodplain and is occasionally impacted by flooding.

In 2004, as part of a larger package of riverfront improvements, the City assumed full control and responsibility, including dredging for the Harbor from the Federal Government. As part of this, the City purchased a dredge and the Hawkeye Site at this time, to be used as a location to dewater the spoils generated by dredging the Harbor.

The harbor is dredged using a floating hydraulic dredge operated by Water & Resource Recovery staff. The dredge spoil is pumped directly from the dredge to the Hawkeye Site through a permanently installed underground pipe. At the Hawkeye Site, large geotextile bags are filled with the spoil. The water slowly seeps out of the bags, leaving the solid dredge spoil behind. The bags are then cut open, and the dried-out spoil is piled up and eventually removed from the site.

The Hawkeye Site's unique combination of size, riverfront location, and proximity to downtown and major employment centers, creates the potential for significantly more beneficial use of this site. However, realizing the full potential of this site would first require relocating the dredge spoil dewatering operations. By extending the existing underground pipe further up Mad Creek, to the public works yard or another upstream location, it would become possible to relocate dewater operations.

The relocation of dredge spoil dewatering operation would open up the Hawkeye Site for a use that is more impactful and beneficial to the community. It would also remove a highly visible eyesore from a gateway into the community and downtown. In addition, construction of an extension of the dredge spoil pipe could coincide with construction of a trail along Mad Creek extending upstream from the existing riverfront trail.

For these reasons, the City is actively a plan to relocate the dredge spoil dewatering operations which would make this site available for a more beneficial use. Currently, this site is primarily zoned M-2 General Industrial. The M-2 does not permit residential use. Any future redevelopment of this parcel would ideally include a mix of commercial and residential uses. As such, the City is proposing to rezone this area as C-2 Central Commercial, a zoning district that would support such a redevelopment.

Attracting more people to live in Muscatine, where they work, is a key strategy for spurring growth and maintaining community vibrancy. Developing housing to make this possible is critical. The Hawkeye Site's size and proximity to the riverfront, downtown, major employment centers, and the trail network create a unique opportunity for such development.

Redevelopment of the Hawkeye Site would require filling the site to 1 foot above base flood elevation, which is feasible and allowable with the appropriate permits. There has been active and credible interest in developing housing on the Hawkeye Site. However, without relocating the dredge spoil dewatering operations, any alternate use of the site is not possible.

Redevelopment of the Hawkeye Site would help achieve and advance multiple goals contained within the adopted Comprehensive Plan, Strategic Plan, Capital Improvement Plan, and Bike and Pedestrian Plan. These goals relate to workforce housing, gateway beautification and enhancement, infill development, and trail development.

Comprehensive Plan

Goal H.5 - Downtown Housing

"A strong residential component to downtown which provides residents an attractive lifestyle that includes the opportunity to bike or walk to meet their daily needs and carry out other activities. This lifestyle is attractive to people of all ages and incomes and facilitates a vibrant Downtown environment."

Goal LU.3 - Infill

"Increase new development (housing and commercial) on vacant lots in portions of the City already served by public infrastructure."

Goal T.13.F

"A trail running along Mad Creek from Washington Street connecting to the existing trail network at the riverfront."

Goal C.4 - Gateways

"Gateways into Muscatine will be attractive, contribute to improving the city's identity and help implement the master community image/appearance plan."

Goal ED.16 - Retain Within the Muscatine Economy a Greater Percentage of the Wages Paid by Muscatine Employers

"Grow the Muscatine economy by retaining within Muscatine more of the wages paid by Muscatine business establishments. By increasing the percentage of those who work in Muscatine also living in Muscatine over the next decade, a higher percentage of those dollars earned in Muscatine should be spent in Muscatine."

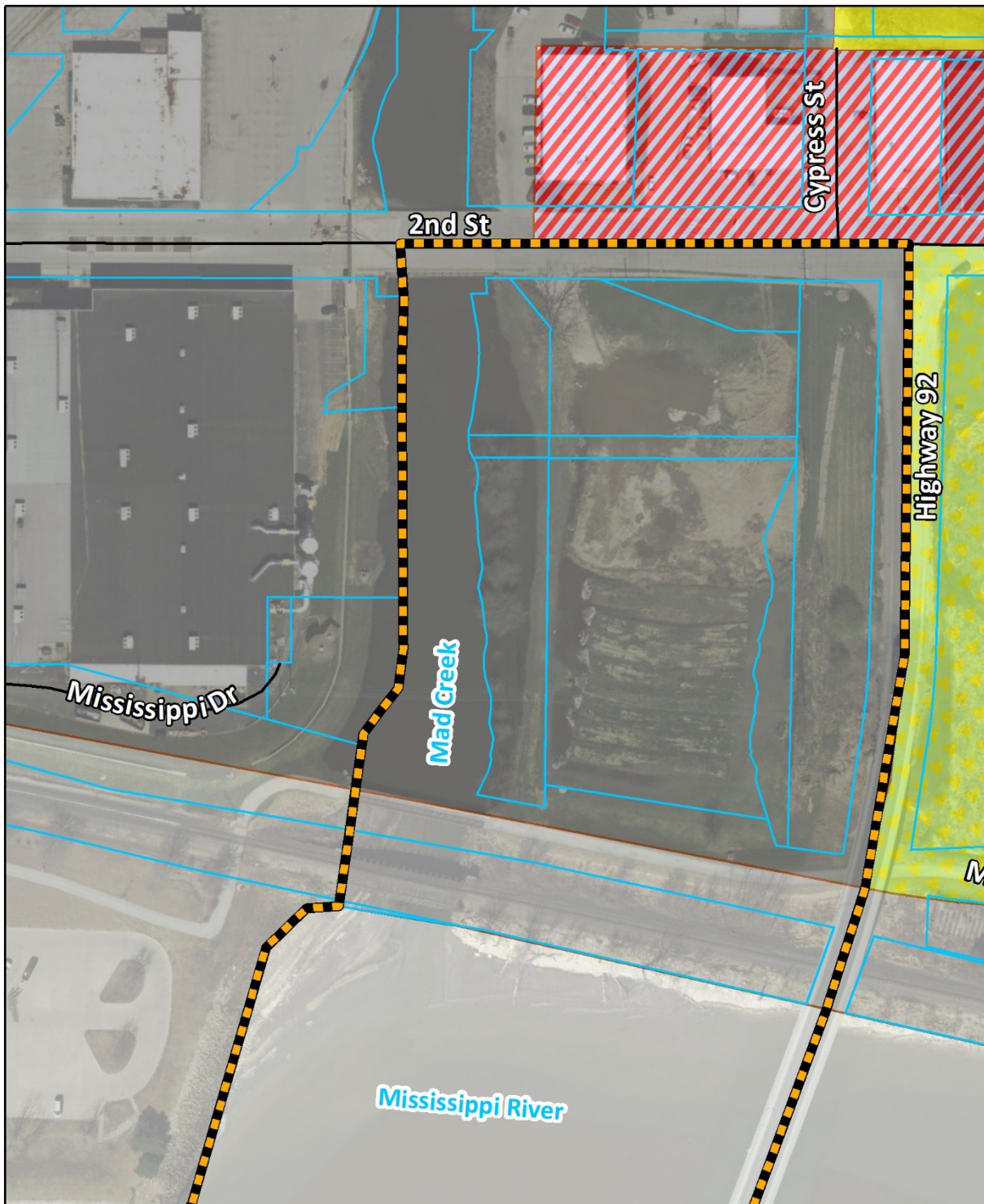
2021 Strategic Plan

Vibrant Community

"Enhance and improve the vitality of our community core and gateways including the Grandview Avenue Corridor, Park Avenue Corridor, Riverfront, and Downtown areas to support a thriving economy, vibrant neighborhoods, and a high quality of life and place."

Healthy Community

"Enhance Support a healthy community through the availability of quality affordable housing, outstanding recreational amenities, collaboration with community and healthcare partners, and opportunities for lifelong learning."



 Area Proposed for Rezoning to C-2

 Parcels

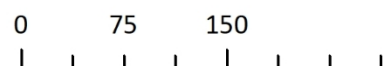
Current Zoning Districts

-  C-1 Neighborhood & General Commercial
-  M-1 Light Industrial
-  M-2 General Industrial
-  R-3 Single Family Residential
-  R-4 Two Family Residential



Rezoning Case #PZZ

Date Source: Muscatine Area Geographic Information Consortium, City of Muscatine
 Prepared by: Andrew Fangman,
 Assistant Community Development Director
 Date: April 3, 2024



CITY FINANCIAL IMPACT

The redevelopment facilitated by this rezoning will ultimately create a positive financial impact on the City by increasing the tax base.

ATTACHMENTS

1. 910 E. 2nd St Rezoning Ordinance

ORDINANCE NO. 2024-0192

**AN ORDINANCE AMENDING THE ZONING ORDINANCE
OF THE CITY OF MUSCATINE, IOWA (REZONING AT 910 E. 2ND ST)**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MUSCATINE,
IOWA AS FOLLOWS:

Section 1. That the boundaries of the District Map, being a part of the Zoning Ordinance, which is Title Ten of the Ordinance of the City of Muscatine, Iowa, be and the same are, hereby amended to rezone the following described real estate, situated in the City and County of Muscatine, and State of Iowa, to-wit:

That territory bounded by a line extended as follows: beginning at a point of the intersection of the centerline of 2nd Street and the east bank of Mad Creek; thence easterly along the centerline of 2nd Street to an intersection with the centerline of Highway 92; thence southerly along the centerline of Highway 92 to an intersection with west bank of the Mississippi River; thence westerly along the west bank of the Mississippi River to an intersection with the east bank of Mad Creek; and thence northerly along the east bank of Mad Creek to the point of beginning.

Said real estate shall be rezoned from M-2 General Industrial and M-1 Light Industrial to C-2 Central Commercial District.

Section 2. That all ordinances or parts of ordinances in conflict herewith are hereby repealed and this Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED, APPROVED, AND ADOPTED this 6th day of June, 2024.

CITY COUNCIL OF THE CITY OF
MUSCATINE, IOWA

Attest:

By _____
Brad Bark, Mayor

Carol Webb, City Clerk

1st Reading May 2, 2024

2nd Reading May 16, 2024

3rd Reading June 6, 2024

Publication _____



City of Muscatine

ITEM NUMBER 2024-0193

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Andrew Fangman, Assistant Community Development Director

SUBJECT

Third and Final Reading of an Ordinance Amending Title 10, Chapter 12, Section 1 Of City Code Allowing for a Portion of the Ground Floor to be Used for Residential Purposes in the C-2 Zoning District, Outside the Downtown Core

EXECUTIVE SUMMARY

This is the third and final reading of an amendment to City Code to allow for a portion of the ground floor of structures to be used for residential purposes, for properties located in the C-2 zoning district outside the downtown core. If approved, the ordinance will be published for as required.

STAFF RECOMMENDATION

On April 9, 2024, the Planning and Zoning Commission voted 5-0 to recommend approval of this amendment. Staff recommends approval of the amendment and that Council direct for its publication.

BACKGROUND/DISCUSSION

Mixed use buildings, which include using a portion of the ground floor for residential purposes have become more common in recent years. Currently, Muscatine's zoning ordinance does not include a zoning district that would allow for such a structure by right. Either a variance or the approval of a specific development plan is required for zoning approval for such a building to be constructed.

Muscatine's zoning code currently restricts residential uses in C-2 Central Commercial zones to the second floor and above (Section 10-12-1(A)). This amendment proposes to address this by allowing some ground-floor areas to be used for residential purposes in designated areas, specifically outside the downtown core. This would facilitate redevelopment of key locations near the downtown core, such as the Hawkeye Site and Carver Corner, while preserving the character of the downtown itself.

The proposed amendment allows a portion, but not all, of the ground floor in C-2 zoned areas

to be used for residential purposes. This targets areas near but outside of the downtown core, promoting mixed-use development at locations like the Hawkeye Site or Carver Corner. It would only apply to future development in areas outside the downtown core, which is defined as the area bounded by Mississippi Drive, Oak Street, 5th Street, and Pine Street. Notably, all existing C-2 parcels already fall within this downtown core area and would not be affected by this amendment.

This amendment would accomplish this by adding the following as a permitted use in the C-2 zoning district (Section 10-12-1(l))

"Except for in the area bounded by Mississippi Drive, Oak Street, 5th Street, and Pine Street, a portion of the ground floor of a structure may be used for residential purposes, so long as another portion of the ground floor is being used for a permitted commercial use which is not solely composed of storage, parking, or any combination of the two. The commercial space must be of a size and configuration to make the commercial use of such space viable."

CITY FINANCIAL IMPACT

None.

ATTACHMENTS

1. Ord_2024-0193 (4) (2)

**CITY OF MUSCATINE
ORDINANCE 2024-0193**

**AN ORDINANCE AMENDING SECTION 1, CHAPTER 12, TITLE 10 OF CITY
CODE ALLOWING FOR A PORTION OF THE GROUND FLOOR TO BE USED
FOR RESIDENTIAL PURPOSES IN THE C-2 ZONING DISTRICT, OUTSIDE THE
DOWNTOWN CORE**

WHEREAS, Mixed use buildings, which include using a portion of the ground floor for residential purposes have become more common in recent years. Currently, Muscatine’s zoning ordinance does not include a zoning district that would allow for such a structure by right. Either a variance, or the approval of a specific development plan is required for zoning approval for such a building to be constructed

WHEREAS, , Muscatine's zoning code currently restricts residential uses in C-2 Central Commercial zones to the second floor and above (Section 10-12-1(A)). This amendment proposes to address this by allowing some ground-floor areas to be used for residential purposes in designated areas, specifically outside the downtown core. This would facilitate redevelopment of key locations near the downtown core, such as the Hawkeye Site and Carver Corner, while preserving the character of the downtown itself;

WHEREAS, The proposed amendment allows a portion, but not all, of the ground floor in C-2 zoned areas to be used for residential purposes. This targets areas near, but outside, the downtown core, promoting mixed-use development at locations like the Hawkeye Site or Carver Corner. It would only apply through future rezoning processes for areas outside the downtown core, defined as the area bounded by Mississippi Drive, Oak Street, 5th Street, and Pine Street. Notably, all existing C-2 parcels already fall within this downtown core area and would not be affected by this amendment;

WHEREAS, , the Planning and Zoning Commission on April 9, 2024 voted to recommend approval this proposed amendment to the C-2 zoning district; and

WHEREAS, a public hearing, on May 2, 2024, was conducted by the City Council of Muscatine prior to the adoption this ordinance.

NOW THEREFORE, be it ordained by the City Council of the City of Muscatine, in the State of Iowa, as follows:

SECTION 1: **AMENDMENT** “10-12-1 Permissive Uses” of the Muscatine Municipal Code is hereby *amended* as follows:

A M E N D M E N T

10-12-1 Permissive Uses

- A. Any permissive use in the C-1 District.
- B. Printing or newspaper publishing plant.
- C. Hotel or motel.
- D. Laundry.
- E. Auto service station or automobile repair shop.
- F. Wholesale merchandising or storage warehouse.
- G. Public parking lot, customer, and other accessory parking area.
- H. Private club, fraternity, sorority, or lodge.
- I. Except for in the area bounded by Mississippi Drive, Oak Street, 5th Street, and Pine Street, a portion of the ground floor of a structure may be used for residential purposes, so long as another portion of the ground floor is being used for a permitted commercial use which is not solely composed of storage, parking, or any combination of the two. The commercial space must be of a size and configuration to make the commercial use of such space viable

SECTION 2: REPEALER CLAUSE All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

SECTION 3: SEVERABILITY CLAUSE Should any part or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinances a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION 4: EFFECTIVE DATE This Ordinance shall be in full force and effect from and after the required approval and publication according to law.

First Reading: May 2, 2024
Second Reading: May 16, 2024
Third Reading: June 6, 2024
Publication:

PASSED AND ADOPTED BY THE CITY OF MUSCATINE CITY COUNCIL
JUNE 6, 2024.

Presiding Officer

Attest

Dr. Brad Bark, Mayor, City of
Muscatine

Carol Webb, City Clerk, City of
Muscatine



City of Muscatine

ITEM NUMBER 2024-0239

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Jodi Royal-Goodwin, Community Development Director

SUBJECT

Resolution to Amend Resolution 2024-0223, Supporting an Application to the Iowa Economic Development Authority by BTS Development, LLC., for Workforce Housing Credits for the Proposed Redevelopment of the Former Hawkeye Lumberyard at 910 E. 2nd Street.

EXECUTIVE SUMMARY

Presented for Council consideration is an amended resolution of support for an application to the Iowa Economic Development Authority (IEDA) by BTS Development, LLC (BTS) for redevelopment of the former Hawkeye Lumberyard site at 910 E 2nd Street. The amended resolution identifies BTS as the City's preferred developer and outlines the terms of support required to meet IEDA requirements for consideration under the Workforce Housing Tax Credit Program. Resolution 2024-0223 adopted by City Council on May 16, will be replaced by the amended resolution to reinforce the City's commitment to sell the property upon receipt of Workforce Housing Tax Credits and mutual agreement on conditions identified in a development agreement between the two parties. The amended language is highlighted in red in the attached resolution.

STAFF RECOMMENDATION

Staff recommends Council adopt the resolution as submitted.

BACKGROUND/DISCUSSION

The City assumed control of 910 E 2nd Street ("The Hawkeye Site") in 2004. Located on the banks of the Mississippi River at the mouth of Mad Creek, the site was previously used as a lumberyard for over 100 years before it was acquired by the City and today is used to dewater the dredge spoils from harbor dredging operations. The Hawkeye Site is the entrance to Muscatine on Highway 92 from Illinois and into our downtown from the east. Unfortunately, the dewatering operations do not leave it in the most welcoming state.

The Hawkeye Site's unique combination of size, riverfront location, and proximity to downtown and major employment centers, creates the potential for significantly more beneficial use of

this site. The site is also within the area identified for Workforce Housing Tax Credits preference points as a result of the City being Designated an Iowa Thriving Community.

Council has recently approved actions necessary to make the site development ready, including approving an engineering contract to evaluate the feasibility of relocating the dewatering operation (September 14) and hiring a survey firm to prepare documents required to pursue a conditional letter of map revision (CLOMR) from the Federal Emergency Management Agency (FEMA) to confirm the placement of fill on the site would allow for its removal from the floodplain (April 4).

Subsequently, staff prepared and released a request for proposals (RFP) for the redevelopment of the site. The RFP was published on the City's website and sent directly to 53 individuals representing developers in the region. A non-mandatory pre-proposal meeting was held April 25, with 4 developers in attendance. However, only 1 response was received.

BTS is proposing to construct a \$11.55 million mixed use building that will include 65 market rate apartments and limited first floor commercial space. If BTS is awarded tax credits for the project in the 2024 cycle, they anticipate construction beginning in April 2025 and be completed within 12 months. The proposed purchase is proposed not to exceed \$500,000 and to reimburse the City for raising the site out of the flood plain, but will be negotiated upon an award of tax credits. The developer is also requesting Tax Increment Financing at 90% for 15 years, an estimated value of \$1.5 million.

The proposed project will support Council's goal to create attractive entryways into the City and provide workforce housing to support a vibrant community.

CITY FINANCIAL IMPACT

There is no immediate impact to the general fund. If the project is awarded Workforce Housing Tax Credits a portion of the property taxes would be rebated to the developer to off-set development expenses.

ATTACHMENTS

1. Resolution of Support - BTS Hawkeye Redevelopment amended (1)
2. BTS RFP Response 5-10-24 - Narrative
3. BTS RFP Response 5-10-24 - Drawings
4. Resolution of Support - BTS Hawkeye Redevelopment amended For signature

**RESOLUTION 2024-0239
SUPPORTING AN APPLICATION TO THE
IOWA ECONOMIC DEVELOPMENT AUTHORITY BY
BTS DEVELOPMENT, LLC FOR
WORKFORCE HOUSING TAX CREDITS FOR THE
PROPOSED REDEVELOPMENT OF THE HAWKEYE LUMBERYARD**

WHEREAS, the City of Muscatine released a request for proposals (RFP) for the redevelopment of the former Hawkeye Lumberyard site at 910 E 2nd Street; and

WHEREAS, BTS Development, LLC (the “Developer”) submitted a proposal to construct a 3-story mixed-use building including 65 residential units and 2,500 square feet of first-floor commercial space; and

WHEREAS, the Developer anticipates applying to the Iowa Economic Development Authority for 2024 Workforce Housing Tax Credits; and

WHEREAS, the project was found to be responsive to the RFP, addresses needs identified in the 2024 Housing Market Analysis, and furthers the City’s goals to provide attractive gateways, a vibrant community, and housing support our workforce.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MUSCATINE, IOWA, that the Muscatine City Council:

- 1) Select BTS Development, LLC (BTS) as the preferred developer of 910 E 2nd Street;
- 2) Formally supports an application by BTS for Workforce Housing funding for this project;
- 3) The City will sell the property at 910 E 2nd Street to BTS upon receipt of an award of Workforce Housing Tax Credits and mutual agreement on conditions identified in a Development Agreement between the two parties; and
- 4) Is committed to provide financial assistance in the form of Tax Increment Financing estimated at 90% of incremental taxes for a 15-year period. The amount of support will be finalized based on the assessed valuation if the application for tax credits is successful and is estimated at \$1.5 million. This commitment is contingent upon closing by June 30, 2025.

- 5) The City hereby agrees to use its best efforts to complete the statutory requirements of Chapter 403 of the Code of Iowa in order to authorize a development agreement pursuant to which the City will offer the Tax Increment Financing support to BTS. The City's commitment herein is merely a present statement of intent, and the City Council must exercise its ordinary political discretion in the completion of such statutory processes. The City will not be held liable in the event that the City Council, through the exercising of its ordinary political discretion, determines to not approve any of the actions outlined herein.
- 6) Nothing in this Resolution shall prevent the parties from negotiating additional terms, not set forth herein, for inclusion in the development agreement.

PASSED, APPROVED AND ADOPTED this June 6, 2024.

**BY THE CITY COUNCIL OF THE
CITY OF MUSCATINE, IOWA**

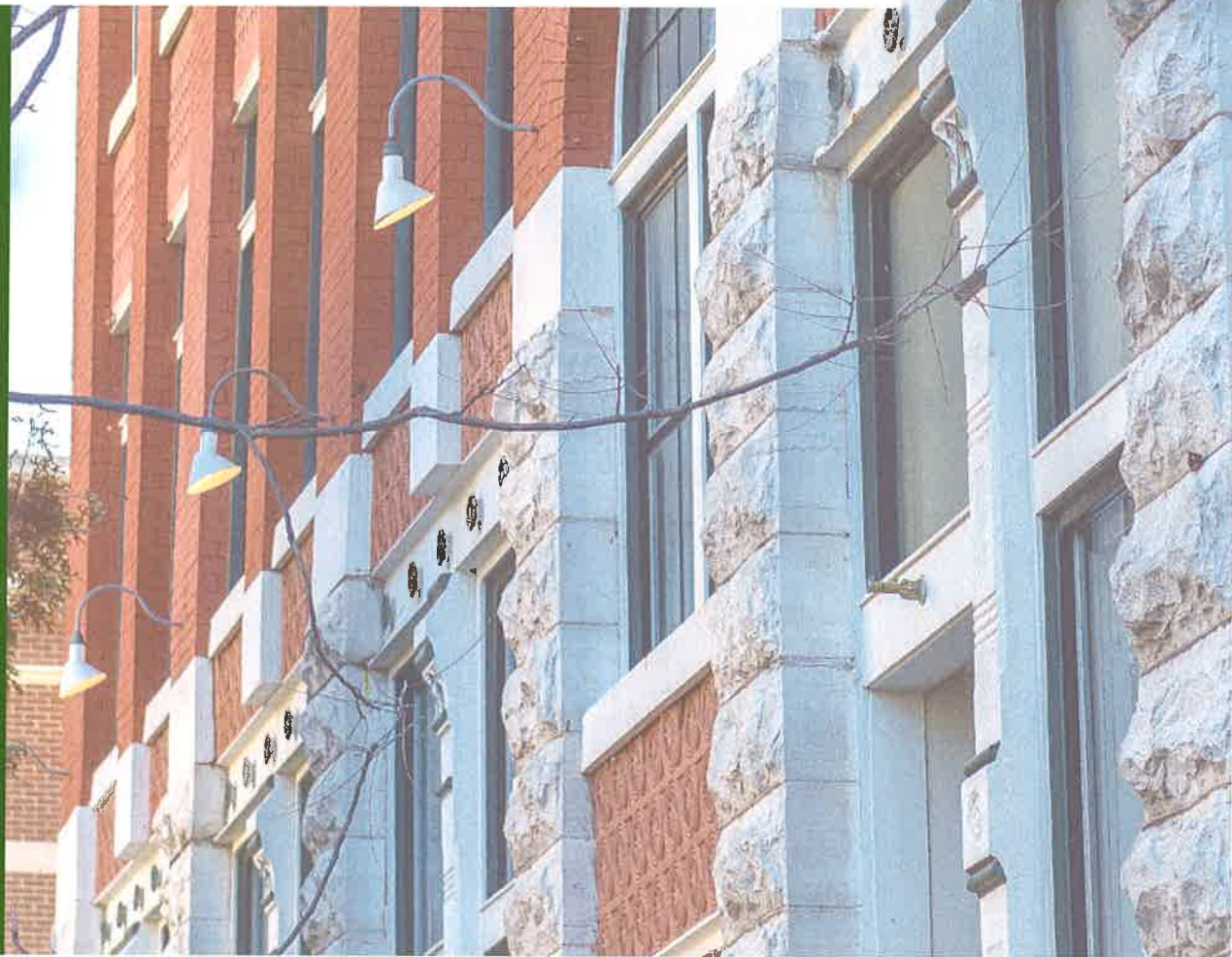
Attest:

Dr. Brad Bark, Mayor

Carol Webb, City Clerk

Hawkeye Lumberyard Redevelopment **PROPOSAL**

MAY 10, 2024





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Exhibit A**Proposal Submittal Signature Form**

The undersigned attests to his/her authority to submit this proposal and to bind the firm herein named to perform if the firm is selected by the City of Muscatine. The undersigned further certifies that he/she has read the Request for Proposal, terms and conditions, and any other documentation relating to this request; has complied in all respects with all conditions hereof, and this proposal is submitted with full knowledge and understanding of the requirements and time constraints noted herein.

The undersigned hereby further acknowledges that it accepts the terms of the Request for Proposals in its entirety and by the submission of its proposal hereby waives any claims or claims to irregularities that arise out of such RFP, the process employed by the City to solicit and develop proposals, or the RFP evaluation process described in the RFP, and agrees to release and hold harmless the City, its employees, agents, and consultants from any claim, loss, or damage arising therefrom.

The undersigned hereby authorizes any person, firm or corporation to furnish any credit history and financial condition or other information required by the City to verify information related to the firm's submission to the City.

I hereby certify on behalf of the undersigned firm, that the above information is true and correct to the best of my knowledge and that the City may rely on the information provided.

Firm Name: BTS Development, LLC

Home Office Address: 1805 State Street, Suite 101

City, State, Zip: Bettendorf, IA 52722

Name and Title of Representative

Name: Paul Boffell

Signature: Paul Boffell

Date: 4/18/2024



April 18, 2024

Jodi Royal-Goodwin
City of Muscatine
215 Sycamore Street
Muscatine, IA 52761

RE: RFP Response – Hawkeye Lumberyard Redevelopment

Dear Jodi,

On behalf of BTS Development, LLC, I would like to express our interest in redeveloping the former Hawkeye Lumberyard site, located at 910 E 2nd St Muscatine, IA 52761.

Sincerely,
BUILD TO SUIT, INC.

Jon Davidshofer
Director of Development

Contact & Development ENTITY

BTS Development, LLC is owned by four Build to Suit employees: Paul Boffeli, Corey Higgins, Randy Parks, and Jon Davidshofer. Paul, Corey, and Randy are also owners of Build to Suit and the company has completed numerous commercial, residential, and mixed-use projects over the last 20+ years.

PRIMARY CONTACT:**JON DAVIDSHOFER**

DIRECTOR OF DEVELOPMENT
JOND@BUILDTOSUITINC.COM
(319) 540-1375

**LEGAL NAME AND
ADDRESS:****BTS DEVELOPMENT, LLC**

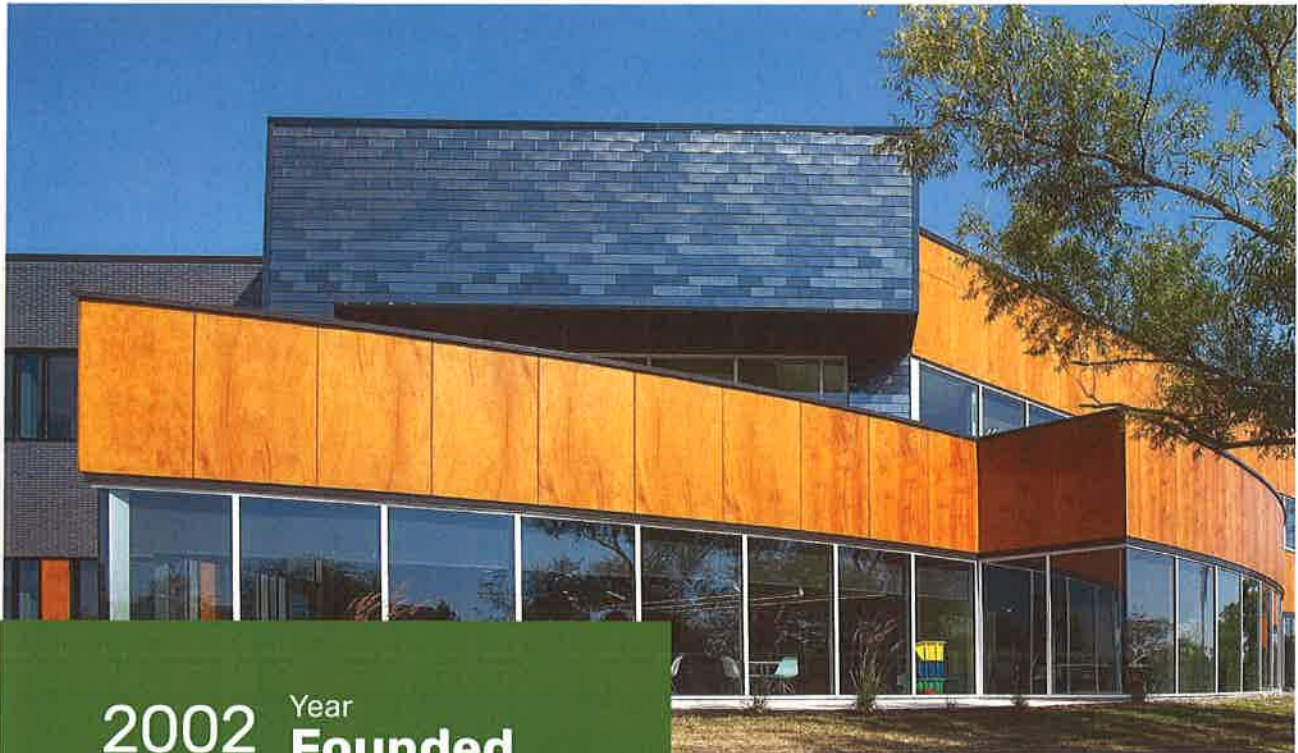
1805 STATE STREET, STE 101
BETTENDORF, IA 52722

PARENT COMPANY:**BUILD TO SUIT, INC.**

BUILD TO SUIT

OFFICERS/PRINCIPALS

- PAUL BOFFELI
- KELLI MAERE
- CHUCK MEYER
- COREY HIGGINS
- RANDY PARKS



2002 ^{Year} **Founded**

30+ ^{Total} **Employees**

2 ^{Office} **Locations**

\$100M/YR ^{Managed} **Projects**

About Build to Suit

Build to Suit, Inc. (BTS) is a design-build commercial general contractor and real estate development firm founded in the Quad Cities in 2002 and has since grown to a company of 30+ employees with a second office in the Iowa City area.

Annually, we manage \$100MM worth of construction and development projects on behalf of third-party clients and BTS principals. The majority of our projects are in the eastern Iowa region, but we also manage projects on behalf of Takeda and BioLife Plasma Services across the United States.



EXHIBIT B

EXHIBIT B

LISTING OF LAWSUITS OR LITIGATION WITHIN THE PAST FIVE YEARS

Lawsuit or Litigation

Build to Suit, Inc. has been involved in two lawsuits in the last five years:

- (1) Green State Credit Union v. Resysta North America, Inc., Build to Suit, Inc. and Westech Building Products, Inc., in the Iowa District Court in and for Dallas County, Case No. LACV044214. This case arises out of allegations that the siding installed on the credit union “failed to meet warranty because the product waved, rippled, buckled and/or warped and thus was not fit for its intended use.” Build to Suit was the general contractor on the project. The other named defendants are the manufacturers of the siding product.
- (2) Riverview West, LLC and Kevin Hanick v. Design Dynamics, Inc., Robert Peck, Build to Suit, Inc., Northern Winds Insulation, LLC and DBH Holdings, Inc. f/k/a LADCO, Inc., in the Iowa District Court in and for Johnson County, Case No. LACV083110. This case arises out of allegations that the design of a condominium building by Design Dynamics/Robert Peck was defective and that there were certain construction defects. Plaintiffs initially filed suit against only Design Dynamics/Peck and only added Build to Suit and two of its subcontractors as defendants recently.

Status or Outcome

- (1) Green State Credit Union – this case is still in the early stages of litigation, with the parties waiting on a ruling on one co-defendant’s pre-answer motion to dismiss. No written has been conducted at this time.
- (2) Riverview West – certain discovery was conducted before Build to Suit was added as a defendant. Discovery is ongoing.

Comments

- (1) Green State Credit Union – all of the claims against Build to Suit arise out of the alleged negligent acts or omissions of its subcontractors. Build to Suit intends to pursue claims against the contractors for their alleged act or omissions.
- (2) Riverview West – this case largely revolves around allegations of poor design by Design Dynamics/Robert Peck, who was retained directly by the property owner. The claims against Build to Suit involve allegations that certain Build to Suit’s subcontractors (also named as defendants) were negligent in the performance of their work.

MEET THE TEAM

DEVELOPER BTS DEVELOPMENT, LLC.



Jon Davidshofer

DIRECTOR OF DEVELOPMENT

CONTACT

jond@buildtosuitinc.com
(319) 540-1375

EDUCATION

B.A. Economics
University of Iowa

Former banker turned developer, Jon brings a wealth of experience and expertise to the table and has been involved in more than \$50MM worth of real estate projects. He recognizes unique potential inherent in every development endeavor - no matter if it's new construction or historic preservation. He's dedicated to fulfilling the client's needs while also making a positive contribution to the economic prosperity of the community.

CONTRACTOR BUILD TO SUIT INC.



Paul Boffeli

CO-FOUNDER & OWNER
PRESIDENT/SENIOR PM

CONTACT

paulb@buildtosuitinc.com
(563) 529-4755

EDUCATION

Bachelor of Technology,
Construction Management
University of Northern Iowa

Paul has a record of success overseeing all phases of multi-million dollar Retail, Multi-Family, Industrial, Office and Medical projects. With his experience in the design-build delivery, he understands the importance of working as a team. Owning real estate himself, he views every project as a developer/owner/ builder and delivers the most cost efficient project possible with great attention to detail.

IA Mutual Lofts
Dewitt, IA

Hotel Ottumwa
Ottumwa, IA

Courier Block
Waterloo, IA

Renaissance Goldman Lofts
Rock Island, IA

Wilson Lofts
Clinton, IA

Shimer Square Phase 1
Mount Carroll, IL

Shimer Square Phase 2
Mount Carroll, IL

Main Street Apartments
Davenport, IA

4 West Apartments
Davenport, IA

400 River Apartments
Davenport, IA

Pierce School Lofts
Davenport, IA

The Democrat Lofts
Davenport, IA

Deer Valley Apartments
Silvis, IL

Glenbrook Apartments
Peoria, IL

MEET THE TEAM

DESIGN/ARCHITECTURE ASPECT ARCHITECTURE



Ryan Kremer

ARCHITECT

CONTACT

rkremer@aspectinc.net
(319) 364-7444

EDUCATION

Bachelor of Architecture,
Iowa State University

Ryan is a licensed Architect, registered in Iowa, Illinois, and Missouri. Graduating from Iowa State University in 2005, he brings nearly nineteen years of experience on a multitude of public and private sector project types including Federal, Civic, Commercial, Religious, Healthcare and Multi-Family housing. Ryan strives to produce architecture with integrity that builds upon and enhances the surrounding environment. He thrives at translating project goals and parameters into creative and effective design solutions balancing the needs of the client and responding to the unique context in which the structure will exist.

**Mainstreet Legacy
Mixed-Use**
Ely, IA

**Cedar Rapids Brickstone
Apartments**
Cedar Rapids, IA

Center Point Apartments
Cedar Point, IA

Unity Point Clinic
Marion, IA

Timpte Trailers
Cedar Rapids, IA

Rexco
Cedar Rapids, IA

LEGAL CONTACT

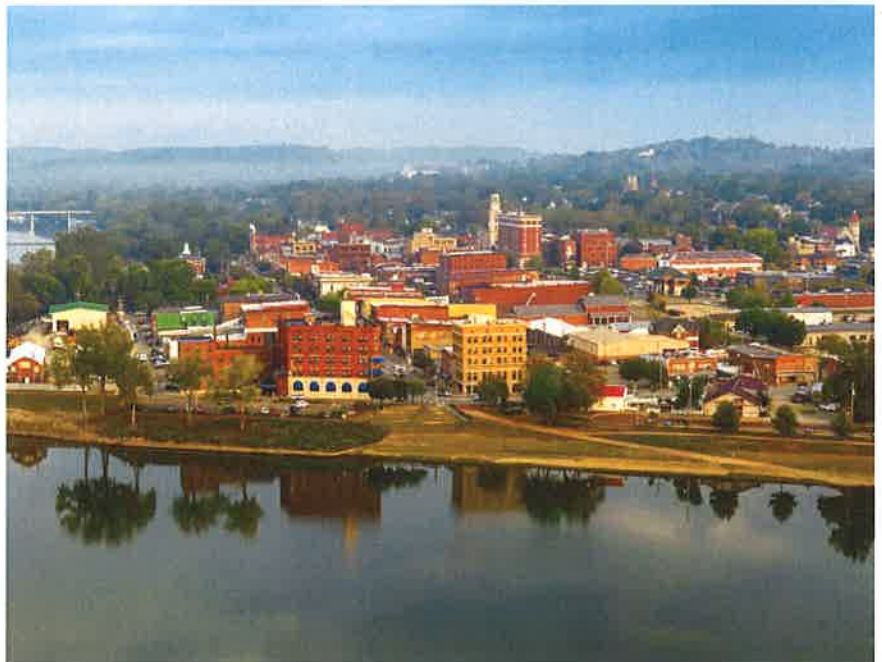
LANE AND WATERMAN

JOE JUDGE

PARTNER

CONTACT

JJUDGE@L-WLAW.COM
(563) 333-6660



Our Exceptional PROJECTS



THE BRIDGES LOFTS

Project Summary

Located within scenic proximity to the Mississippi River, The Bridges Lofts is a 132 unit complex offering luxury accommodations and upscale amenities. Noted as the catalyst of downtown Bettendorf's revitalization, its location captures the vibrancy of the city and is within walking distance to many employers, restaurants, gyms, nightly entertainment, music venues and much more.

Build to Suit served as the General Contractor, partnering with ASK Studio on the design and was completed in 2018.

The Bridges Lofts boast top-notch amenities, including a top-floor community room that features an outdoor deck with a fire pit, fully-equipped gym, and convenient parking garage. On the lower level there is a community room overlooking an outdoor pool, hot tub, and patio.



PROJECT LOCATION

1501 State St., Bettendorf, IA

COMPLETION DATE

December 2018

GSF

146, 635 SF
132 Units

REFERENCE

Jeff Reiter, City of Bettendorf

More Exceptional PROJECTS



WILSON LOFTS

Project Summary

Wilson Lofts stands tall as a six-story, dynamic mixed-use development that blends historic charm with contemporary amenities. Featuring 33 units, they are designed to fit diverse lifestyles, units ranging from cozy townhome-style residences to expansive lofts and one to two bedroom apartments. The ground floor is home to two commercial incubator spaces: Clinton Culinary & Makers on 5th.

Residents are treated to lofty ceilings, generous windows inviting natural light, and awe-inspiring panoramic vistas. Embracing the historical essence of the building, select units feature private entrances and mezzanines but also ensure consistency and excellence across all floor plans.

Jon Davidshofer was the project lead at Economic Growth Corporation when this project was in pre-development, closing, and during a portion of construction.



PROJECT LOCATION

217 5th Ave., S. Clinton, IA

COMPLETION DATE

2023

GSF

53,000 SF

33 Units, 2 commercial incubator spaces

REFERENCE

Matt Brooke, City of Clinton

Jon Davidshofer Housing Experience

While Employed by Bush Construction/Bush Real Estate Development

IA Mutual Lofts – Dewitt, IA (PID 22-WHTIP-069)

The former Iowa Mutual Insurance building is located at 509 9th St Dewitt, IA. This historic renovation will exceed \$16MM in total project costs and will create 53 units of downtown housing. I have a contract with Bush Construction/Bush Real Estate Development to assist in project closing, oversight of construction, and lease up. The closing and commencement of construction occurred in April 2024 and this project received an allocation of Workforce Housing Tax Credits, Brownfield/Grayfield Tax Credits, State Historic Tax Credits, and IA Downtown Housing Grant dollars.

Hotel Ottumwa – Ottumwa, IA (PID 24-WHTIP-028)

I was able to secure a 1MM allocation of Workforce Housing Tax Credits in 2023 so that this historic building, located at 107 E Second St Ottumwa, IA, could be converted into 68 units of housing along with first floor commercial space. As of April 2024, Bush Real Estate Development is still in the process of securing the necessary SHPO & NPS Approvals. Total project costs are expected to be \$18MM.

Courier Block – Waterloo, IA (PID 24-WHTIP-001)

Partnered with FDP OC, LLC & John Bradley to apply for Workforce Housing Tax Credits, which successfully received a 1MM allocation in 2023. These credits will help to renovate the Courier Stanley – Montgomery Wards Buildings, which are located at 501-503 Commercial St Waterloo, IA. This project will create more than 65 units of housing and has total project costs of nearly \$20MM. FDP OC, LLC has elected to continue to work with me at Build to Suit/BTS Development, LLC and we intend to start construction in 2024.

While Employed by Economic Growth Corporation

Renaissance Goldman Lofts – Rock Island, IL

Renaissance Goldman Lofts (52 units) is located at 126 18th Street & 1625 2nd Avenue Rock Island, IL. This project had surpassed the 15-year LIHTC Compliance period but needed a significant amount of updating as well as a refinance of the current 1st mortgage. Construction was completed in 2021. The total project costs for this transaction were \$4.87 million and included the following funding sources:

- Housing Trust Fund Loan – Illinois Housing Development Authority (IHDA)
- Subordination of existing loan – City of Rock Island
- Community Development Block Grant (CDBG) – City of Rock Island

Wilson Lofts – Clinton, IA

Wilson Lofts is 33 residential units with commercial space on the lower level and is located at 211-219 5th Avenue S Clinton, IA. This project was in its predevelopment stage for roughly 7 years, and I was able to play a vital role in securing the necessary financing for this downtown historic restoration. The \$15MM development was completed in 2023. Sources of Funds included:

- 1st mortgage debt – IHMVCU
- TIF Loan – BankOrion
- New Markets Tax Credits
- Federal and State Historic Tax Credits
- IEDA Downtown Housing Grant
- IEDA Brownfield/Grayfield Tax Credits
- Local Grants

Shimer Square Phase 1 - Mount Carroll, IL

Shimer Square is a former college campus that Economic Growth Corporation took ownership of in late 2018. While employed by them, I was able to successfully secure numerous tax credits for the redevelopment of two buildings, which created 37 units of housing. The total project costs at that time were over \$13MM and construction began in February 2024. A list of funding sources involved in the project are listed below:

- Illinois Affordable Housing Tax Credits (IAHTC's)- IHDA
- Federal and State Historic Tax Credits
- TIF – City of Mount Carroll
- Additional IHDA Soft Funding
- Rebuild Illinois Grant

Shimer Phase 2 – Mount Carroll, IL

Shimer Phase 2 is a 51-unit LIHTC Project that received an allocation of credits in 2021. Like Phase 1, this closed and started construction in February 2024. A list of funding sources involved for this phase of the project are listed below:

- Low Income Housing Tax Credits
- Federal and State Historic Tax Credits
- Additional IHDA Soft Funding

Financial CAPACITY

BTS Development, LLC intends to partner with trusted and accredited real estate investors. Letters of Interest from lenders and tax credit partners who members of the development have previously worked with are being provided for backup. Funding Sources within the capital stack and their amounts are as followed:

Construction / Perm Loan	\$7,150,000
Workforce Housing Tax Credit Bridge Loan / Tax Credit Equity	\$920,000
Brownfield/Grayfield Tax Credit Bridge Loan / Tax Credit Equity	\$1,380,000
Owner / Investor Equity	\$2,100,000
Total Project Costs	\$11,550,000





April 19, 2024

Mr. Jon Davidshofer
BTS Development, LLC
2451 Oakdale Boulevard, Suite 201
Coralville, IA 52241

**RE: Letter of Commitment to Purchase Iowa Redevelopment and Iowa Workforce Housing Tax Credits
Hawkeye Lumber Yard – Muscatine, IA**

Dear Mr. Davidshofer,

Thank you for sharing information about the new construction of a 65-unit workforce housing development on the former site of Hawkeye Lumber Yard located at 910 E. 2nd Street in Muscatine, Iowa (the "Project"). Clocktower Tax Credits has an interest in facilitating the sale of approximately \$1,000,000 of Iowa Workforce Housing Tax Credits and/or approximately \$1,500,000 of Iowa Redevelopment Tax Credits (together, the "Iowa Tax Credits") generated by the Project to one or more investors.

Based on a total allocation to the Project of approximately \$2,500,000 of Iowa Tax Credits, the Iowa Tax Credits would be sold at a net price-per-credit rate of \$0.92 per dollar of credit sold; the net sale price is expected to be \$2,300,000. All of the proceeds would be paid at the time of the delivery of one or multiple Iowa Tax Credit certificates to the Investor(s), which is expected to occur after placement into service of the Project. Such sale would be subject to all appropriate due diligence on the Project and the Iowa Tax Credits. Furthermore, such sale would be subject to the execution of one or more Purchase Agreements between the development sponsor and the Iowa Tax Credit Investor(s) documenting all of the terms and conditions of the transfers.

Please know that we have completed over fifty state development tax credit transactions, and have the experience and capacity to complete the sale for the Hawkeye Lumber Yard project.

Respectfully,

A handwritten signature in dark ink, appearing to read "Jeff Jacobson".

Jeff Jacobson, President

Agreed and accepted:

A handwritten signature in dark ink, appearing to read "Jon Davidshofer".

By: Jon Davidshofer
Title: Director of Development

Boston • NYC • Naples • Charlotte
Tel: 978.823.0200 • Fax: 978.823.0328 • www.ClocktowerTC.com

Financial CAPACITY



Celebrating 30 years of
People you can bank on.®

April 25, 2024

To Whom It May Concern:

Re: **Build To Suit Inc, Bettendorf, Iowa**

Please accept this letter as confirmation of an established banking relationship with Build To Suit, Inc, its principals, and Quad City Bank & Trust Company since in 2005. Over the years, we have had a satisfactory depository, loan, and treasury management relationship with the Company.

This relationship currently includes a revolving line of credit in the amount of \$5,000,000 to finance projects as well as working capital needs. As of this date, the borrower has availability to borrow up to the entire line of credit amount.

Should you have any questions or concerns, please feel free to contact me directly at (563) 468-6402 or eroethler@qcbt.com.

Sincerely,

Eileen Roethler

Senior Vice President Commercial Banking
Quad City Bank and Trust Company
4500 N. Brady Street, Davenport, Iowa 52806

Project NARRATIVE

PRE-DEVELOPMENT SCHEDULE

BTS Development, LLC intends to submit an application for Workforce Housing Tax Credits by June 10, 2024. Iowa Economic Development Authority (IEDA) is slated to announce awards for Successful Projects Credits, also known as Redevelopment Tax Credits. Award announcements are expected late 2024.

Development, LLC intends to submit an application for Workforce Housing Tax Credits by June 10, 2024. Iowa Economic Development Authority (IEDA) is slated to announce awards for successful projects in August 2024. Before the September 1, 2024 deadline, an application will be submitted for Brownfield/Grayfield Tax Credits, also known as Redevelopment Tax Credits.

Acquisition/Closing/Starting of construction is expected to occur on April 1, 2025. Our acquisition price, not to exceed \$500,000, will be based on costs to raise the site out of the flood plain and installation of retaining wall.

CONSTRUCTION

Construction is expected to take 12 months and we are anticipating an 8 month lease up period, meaning the project will stabilize by December 1, 2026.

MARKETING APPROACH

We intend to take advantage of the site's location to market the property with signs visible from multiple directions. The yet to be selected property management firm will be heavily involved in working with prospective residents once construction is roughly halfway through. We also plan to meet with the local businesses to ensure their employees have information on available rental units, should they be interested.

PROPOSED PURCHASE PRICE

Subject to negotiation and public financial participation.

ENERGY EFFICIENCY

All units will have their own washer and dryer, along with energy efficient/energy star rated appliances. Flooring will be LVP/LVT in wet surfaces and carpeting in the bedrooms. We will work with ComEd to determine if an energy efficient financial incentive package is available and feasible. Solar will also be evaluated and incorporated if financially feasible.

Narrative of Public FINANCIAL PARTICIPATION

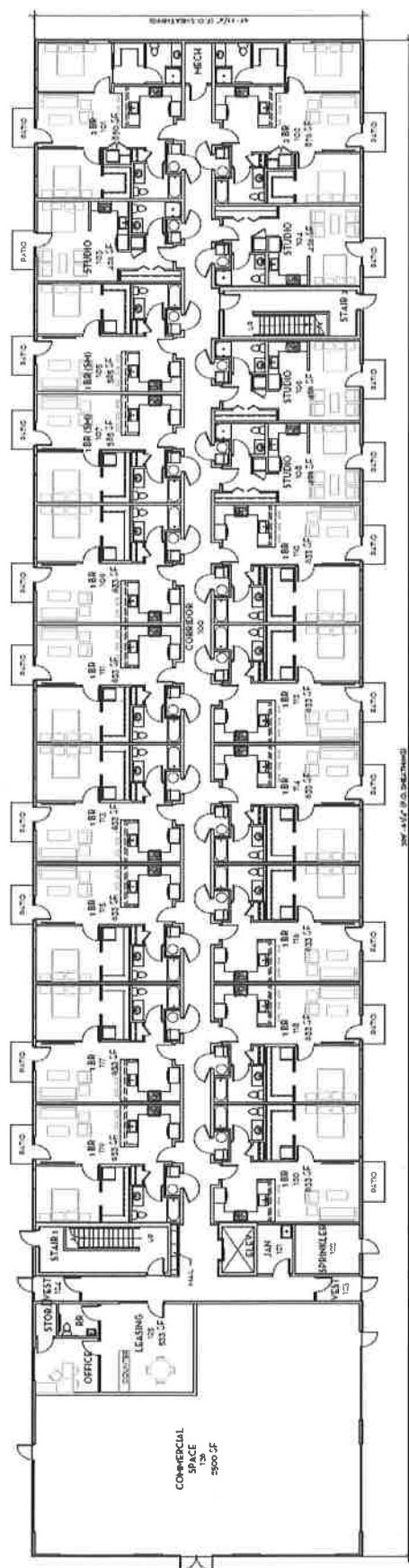
We are requesting a 15 year/90% tax abatement or a 20 year tax abatement with the first 10 years being 100% and years 11-20 as a sliding scale abatement. The 15 year total incentive equates to \$1.5MM.

This project will provide a new housing option in the downtown community, which will incentivize the workforce to live locally. The housing stock is aging and those who make more than \$50,000/ year have limited options so they either commute into Muscatine for work, or they lease other units. Folks with lower incomes then struggle to find adequate and affordable housing, making many of them cost burdened. Our 65 units will help address the nearly 850 unit shortage of affordable units matched to income that is identified in the City of Muscatine's Housing Study.

Floor	Bedroom Type	Rent	Unit Count	Total Income
1st Floor	Studio	\$ 887.50	4	\$ 42,600.00
1st Floor	1-Bedroom	\$ 1,092.86	14	\$ 183,600.00
1st Floor	2-Bedroom	\$ 1,337.50	2	\$ 32,100.00
2nd Floor	Studio	\$ 887.50	4	\$ 42,600.00
2nd Floor	1-Bedroom	\$ 1,103.13	16	\$ 211,800.00
2nd Floor	2-Bedroom	\$ 1,331.25	4	\$ 63,900.00
3rd Floor	Studio	\$ 950.00	2	\$ 22,800.00
3rd Floor	1-Bedroom	\$ 1,154.41	17	\$ 235,500.00
3rd Floor	2-Bedroom	\$ 1,400.00	2	\$ 33,600.00
				<u>\$ 868,500.00</u>
93% Occupancy				<u>\$ 807,705.00</u>
Commercial	2500 SF	\$15/SF NNN	1	\$46,500
85% Occupancy				<u>\$39,525.00</u>
Total Income				\$ 847,230.00
Expense Item	Amount			
Management Fee	\$47,391			
Administrative	\$5,000			
Operating	\$9,500			
Maintenance	\$16,000			
Utilities	\$37,000			
RE Taxes*	\$111,729			
Insurance	\$32,500			
Reserves	\$6,500			
Total	<u>\$265,620</u>			
NOI with RE Abatement	\$682,200			
Annual Debt Service	\$528,285			
DSCR	1.29			

*Requesting 15 year/90% Tax



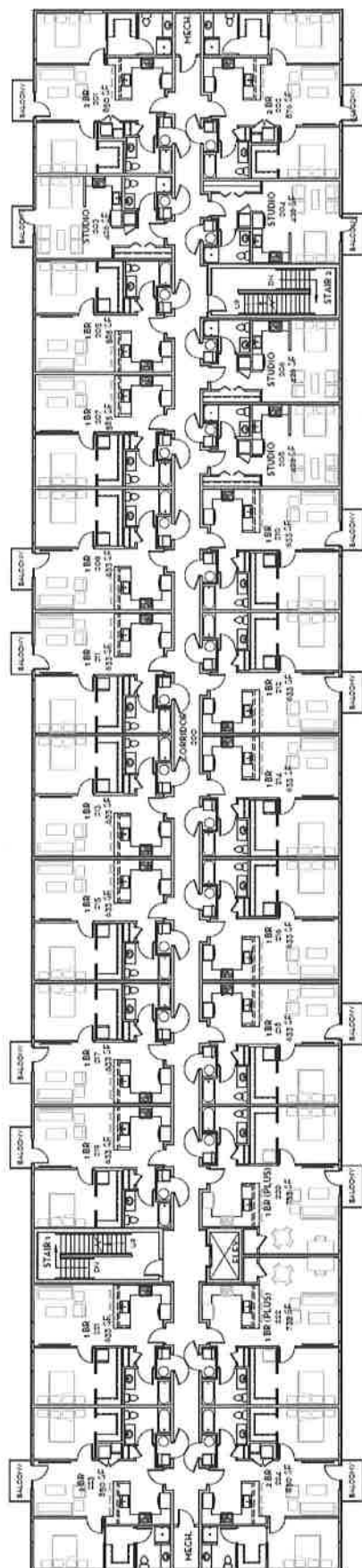


18,913 SF (FOOTPRINT)



1 MAIN LEVEL CONCEPT FLOOR PLAN

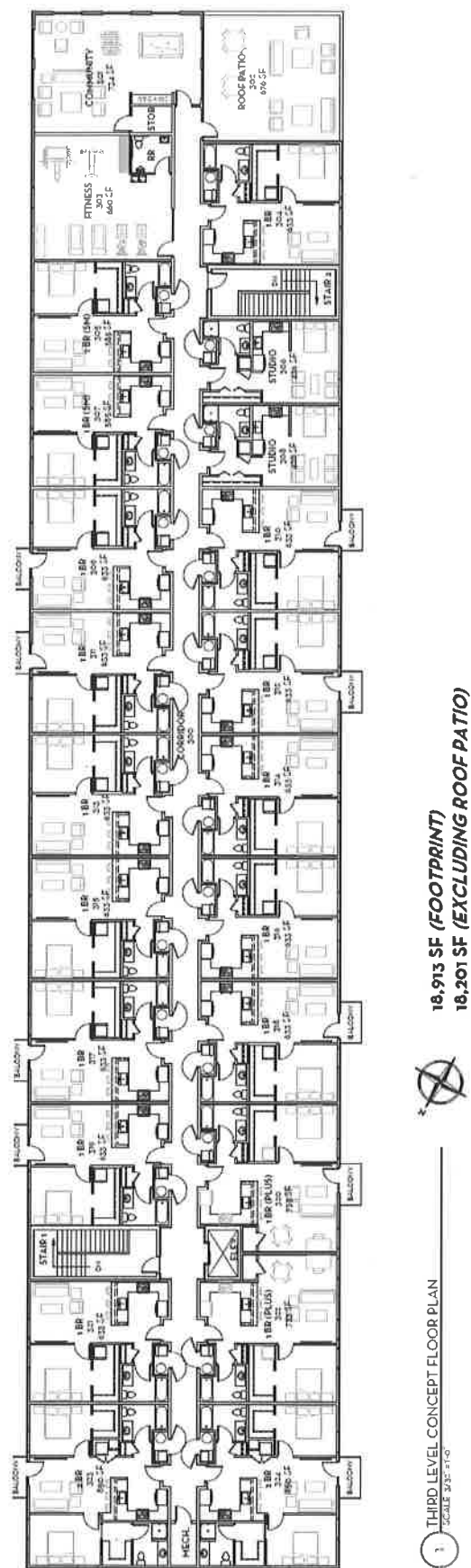
SCALE 3/8"=1'-0"



18,913 SF (FOOTPRINT)

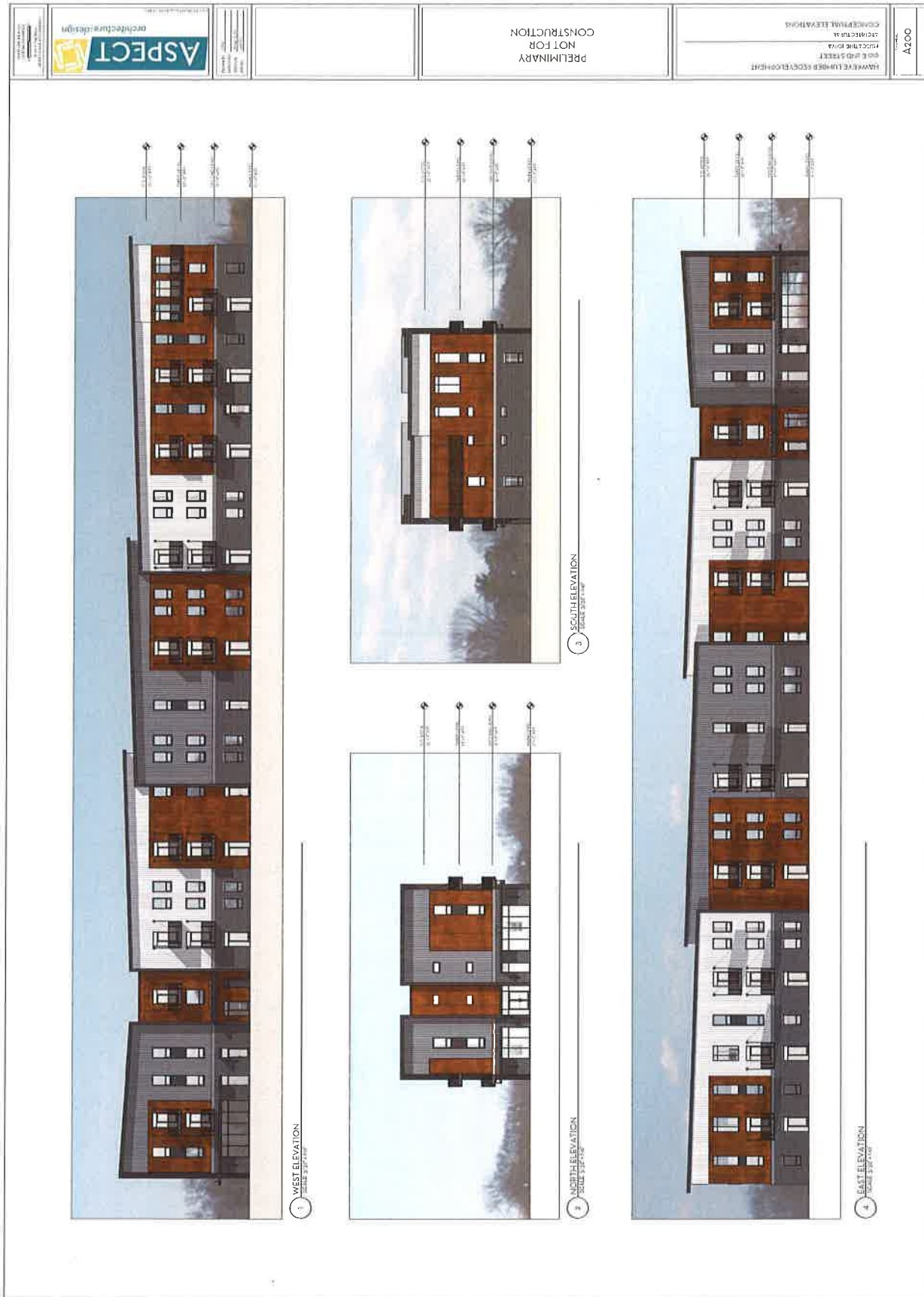


2 SECOND LEVEL CONCEPT FLOOR PLAN
SCALE 3/8" = 1'-0"



18,913 SF (FOOTPRINT)
18,201 SF (EXCLUDING ROOF PATIO)

1 THIRD LEVEL CONCEPT FLOOR PLAN
SCALE 3/32" = 1'-0"





PERSPECTIVE VIEW SOUTH

PRELIMINARY NOT FOR CONSTRUCTION	
HAWKEYE LUMBERYARD REDEVELOPMENT 100 E. 10TH STREET CONCEPT PERSPECTIVE VIEW SOUTH	
A301	



PERSPECTIVE VIEW NORTH

PRELIMINARY NOT FOR CONSTRUCTION	
HAWKEYE LUMBERYARD REDEVELOPMENT 100 E. 10TH STREET CONCEPT PERSPECTIVE VIEW NORTH	
A302	



Office of the City Administrator

Phone: 563-242-2144 Fax: 563-244-3426
 611 South Third Street
 P. O. Box 2958
 Clinton, IA 52733-2958
mattbrooke@cityofclintoniowa.us www.cityofclintoniowa.us

April 19, 2024

To Whom It May Concern:

It is with much enthusiasm that I provide a letter of reference for Jon Davidshofer. I have known Jon for over five years and worked directly with him on four major projects with the City of Clinton. Jon's development acumen is extraordinary, his attention to detail in making projects work financially, his ability to accomplish all tasks but most of all his impeccable word and deeds. He steers clear of assumptions while being exemplary team player.

I have had the opportunity to work with Jon directly on all four development projects. Each and every project have either come to full fruition or is pending action in the near future. He was relied on to work the business development aspect to get the Wilson Building, now the iconic structure that is home to 33 new apartments and two new restaurants. Next worked with him on the Lafayette Lofts, Inc., that now the developer is looking to begin full renovation this year. Most recently worked with him on the city's old YMCA and on a brand-new project that we are currently just starting. Both projects are related to development of Brownfield areas.

Jon strives and reaches the highest levels of professionalism in everything he does. Would not hesitate to place Jon on our team again and again. Knowing that he would execute due diligence and that he genuinely wants to best for community through the development he is working on.

He has a very special spark and I have come to trust he will accomplish anything he sets his mind to and truly will make critical financial decision to see each and every development he tackles succeed.

Sincerely,

Matthew Brooke
 City Administrator



Celebrating 30 years of
People you can bank on.®

April 25, 2024

To Whom It May Concern:

Re: Build To Suit Inc, Bettendorf, Iowa

Please accept this letter as confirmation of an established banking relationship with Build To Suit, Inc, its principals, and Quad City Bank & Trust Company since in 2005. Over the years, we have had a satisfactory depository, loan, and treasury management relationship with the Company.

This relationship currently includes a revolving line of credit in the amount of \$5,000,000 to finance projects as well as working capital needs. As of this date, the borrower has availability to borrow up to the entire line of credit amount.

Should you have any questions or concerns, please feel free to contact me directly at (563) 468-6402 or eroethler@qcbt.com.

Sincerely,

Eileen Roethler

Senior Vice President Commercial Banking
Quad City Bank and Trust Company
4500 N. Brady Street, Davenport, Iowa 52806

THANK YOU

Prepared By: **Jon Davidshofer**

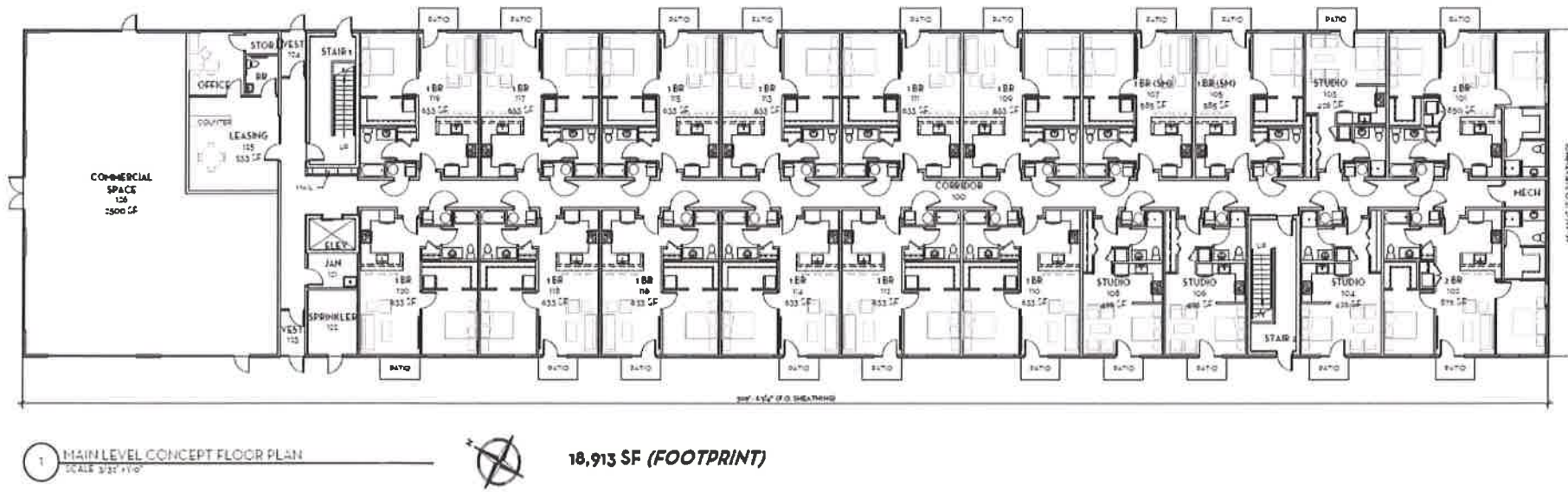
CONTACT:

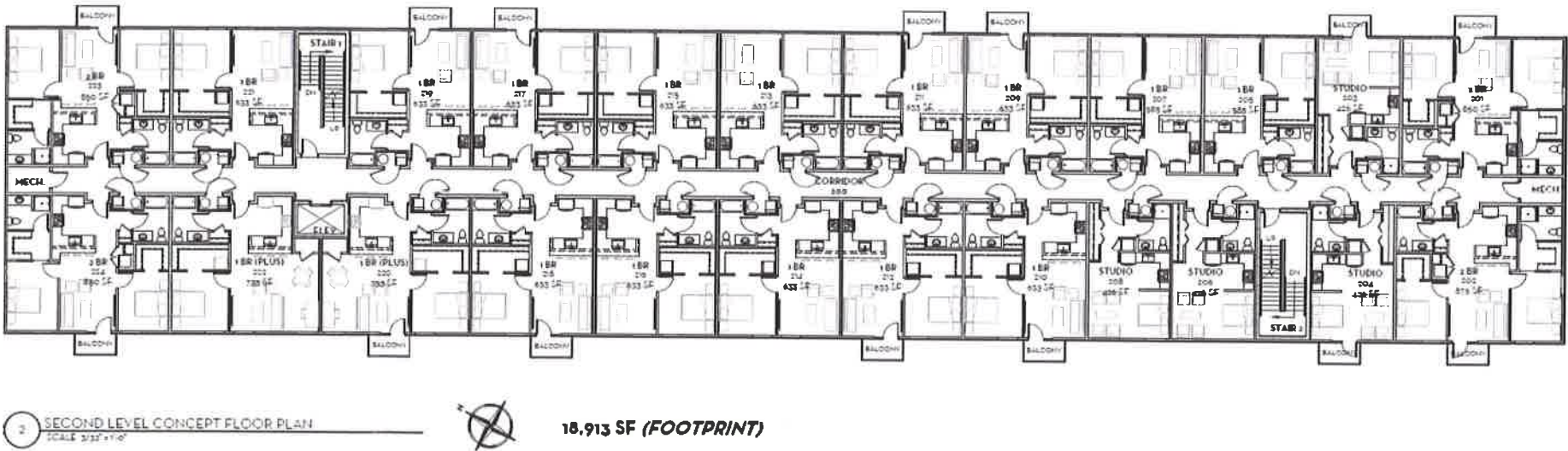
P : (319) 540-1375

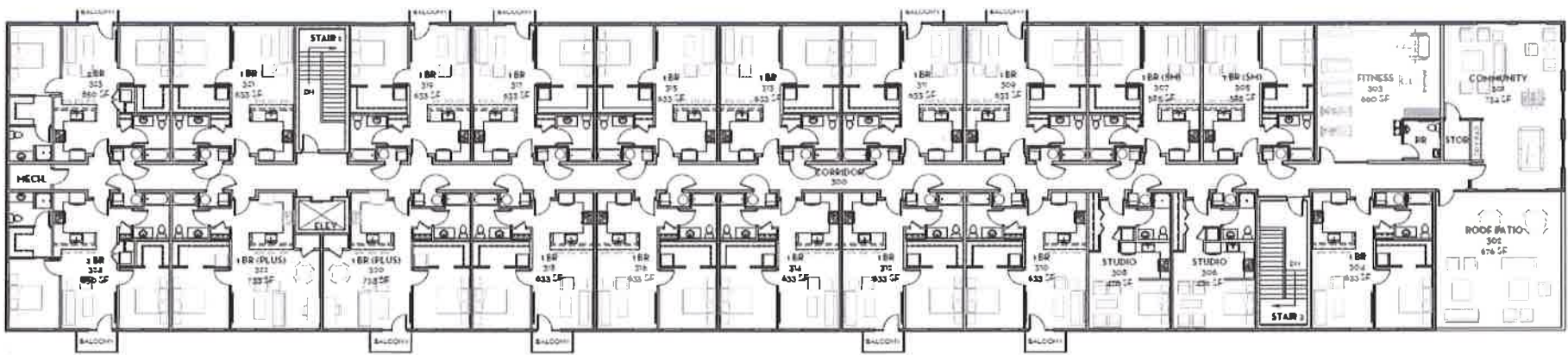
E: jond@buildtosuitinc.com

W : www.buildtosuitinc.com









1 THIRD LEVEL CONCEPT FLOOR PLAN
SCALE 3/32" = 1'-0"

18,913 SF (FOOTPRINT)
18,201 SF (EXCLUDING ROOF PATIO)

BTS Development, LLC

Hawkeye Lumberyard Redevelopment • 23





PERSPECTIVE VIEW SOUTH

 HAWKEYE LUMBER REDEVELOPMENT 100 E 2ND STREET MUSCATINE, IA 52579 CONCEPT PERSPECTIVE VIEW SOUTH	PRELIMINARY NOT FOR CONSTRUCTION	
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PERSPECTIVE VIEW NORTH

 HAWKEYE LUMBER REDEVELOPMENT 100 E 2ND STREET MUSCATINE, IA 52579 CONCEPT PERSPECTIVE VIEW NORTH	PRELIMINARY NOT FOR CONSTRUCTION	
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**RESOLUTION 2024-0239
SUPPORTING AN APPLICATION TO THE
IOWA ECONOMIC DEVELOPMENT AUTHORITY BY
BTS DEVELOPMENT, LLC FOR
WORKFORCE HOUSING TAX CREDITS FOR THE
PROPOSED REDEVELOPMENT OF THE HAWKEYE LUMBERYARD**

WHEREAS, the City of Muscatine released a request for proposals (RFP) for the redevelopment of the former Hawkeye Lumberyard site at 910 E 2nd Street; and

WHEREAS, BTS Development, LLC (the “Developer”) submitted a proposal to construct a 3-story mixed-use building including 65 residential units and 2,500 square feet of first-floor commercial space; and

WHEREAS, the Developer anticipates applying to the Iowa Economic Development Authority for 2024 Workforce Housing Tax Credits; and

WHEREAS, the project was found to be responsive to the RFP, addresses needs identified in the 2024 Housing Market Analysis, and furthers the City’s goals to provide attractive gateways, a vibrant community, and housing support our workforce.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MUSCATINE, IOWA, that the Muscatine City Council:

- 1) Select BTS Development, LLC (BTS) as the preferred developer of 910 E 2nd Street;
- 2) Formally supports an application by BTS for Workforce Housing funding for this project;
- 3) The City will sell the property at 910 E 2nd Street to BTS upon receipt of an award of Workforce Housing Tax Credits and mutual agreement on conditions identified in a Development Agreement between the two parties; and
- 4) Is committed to provide financial assistance in the form of Tax Increment Financing estimated at 90% of incremental taxes for a 15-year period. The amount of support will be finalized based on the assessed valuation if the application for tax credits is successful and is estimated at \$1.5 million. This commitment is contingent upon closing by June 30, 2025.

- 5) The City hereby agrees to use its best efforts to complete the statutory requirements of Chapter 403 of the Code of Iowa in order to authorize a development agreement pursuant to which the City will offer the Tax Increment Financing support to BTS. The City's commitment herein is merely a present statement of intent, and the City Council must exercise its ordinary political discretion in the completion of such statutory processes. The City will not be held liable in the event that the City Council, through the exercising of its ordinary political discretion, determines to not approve any of the actions outlined herein.
- 6) Nothing in this Resolution shall prevent the parties from negotiating additional terms, not set forth herein, for inclusion in the development agreement.

PASSED, APPROVED AND ADOPTED this June 6, 2024.

**BY THE CITY COUNCIL OF THE
CITY OF MUSCATINE, IOWA**

Attest:

Dr. Brad Bark, Mayor

Carol Webb, City Clerk



City of Muscatine

ITEM NUMBER 2024-0242

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Brian Stineman, Public Works Director
Kevin Coon, City Engineer

SUBJECT

Resolution Accepting Completed Work by Heuer Construction of Muscatine for the Grandview Avenue Sidewalk Extension Project, and Authorizing Release of Retainage in the Amount of \$6,136.58.

EXECUTIVE SUMMARY

Resolution Accepting Completed Work by Heuer Construction of Muscatine on the 2nd Street Reconstruction Project and Authorizing Release of Retainage in the Amount of \$6,136.58.

STAFF RECOMMENDATION

Adopt the Resolution

BACKGROUND/DISCUSSION

The City entered into a contract with Heuer Construction of Muscatine Iowa, to construct a sidewalk on the "north" side of Grandview Avenue from Houser to the crossing at the Headquarters restaurant. This construction project took place starting in May of 2024 and substantial completion was reached in May of 2024. There were no delays in this project. Punchlist items have been completed and accepted and staff now recommend accepting the project and releasing the retainage.

CITY FINANCIAL IMPACT

This project was funded from the transfer of jurisdiction funding for the Grandview Avenue Reconstruction Project.

ATTACHMENTS

1. compwork.resolution

RESOLUTION NO. 2024-0242

RESOLUTION ACCEPTING COMPLETED WORK PERFORMED UNDER

**THE GRANDVIEW AVENUE
SIDEWALK EXTENSION PROJECT
AND AUTHORIZING FINAL PAYMENT**

WHEREAS, the City of Muscatine approved the Plans, Specifications, and Form of Contract for the Grandview Avenue Sidewalk Extension Project; and

WHEREAS, the City of Muscatine entered into a contract for said project with Heuer Construction, Inc. for \$166,859.50 with one change order, for a total contract amount of \$205,575.00; and

WHEREAS, all work under the contract has been completed by Heuer Construction, Inc. and approved and accepted by the City Engineer and appears to meet the requirements of the Plans and Specifications heretofore adopted by this Council, as evidenced by the Project Engineer's Certificate; and

WHEREAS, the amount of \$198,416.13 has been previously paid to Heuer Construction, Inc. and a balance of \$6,136.58 including 5% retainage remains due and payable;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MUSCATINE, that the City of Muscatine make immediate payment of \$0.00 to Heuer Construction, Inc. for completed and accepted work under the Grandview Avenue Sidewalk Extension Project, thereafter make an additional payment of \$6,136.58 which represents the 5% retainage thirty (30) days from the date of this acceptance.

PASSED, APPROVED, ADOPTED THIS 6th DAY OF JUNE, 2024.

CITY COUNCIL OF THE CITY OF MUSCATINE, IOWA

BY: _____
Brad Bark, Mayor

Carol Webb, City Clerk



City of Muscatine

ITEM NUMBER 2024-0240

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Anthony Kies, Police Chief
Steve Snider, Assistant Police Chief

SUBJECT

Resolution Setting a Public Hearing on June 20, 2024, at 6:00 p.m., for the purpose of hearing community comments regarding revisions to Title 7, Chapter 5 of City Code - Automated Traffic Enforcement.

EXECUTIVE SUMMARY

Presented for Council consideration is a resolution setting the time and date to conduct a public hearing on revisions to Title 7, Chapter 5 regarding Automated Traffic Enforcement (ATE) to comply with state ATE requirements. Prior to taking action on the proposed ordinance, a public hearing is required. The attached resolution sets the public hearing for June 20, 2024 at 6:00 p.m. during the regular meeting of City Council.

STAFF RECOMMENDATION

Staff recommends adoption of the resolution.

BACKGROUND/DISCUSSION

Iowa House File 2681, relating to Automated Traffic Enforcement, was signed into law by Governor Reynolds on May 17, 2024. With new regulations governing ATE systems, our current City Code needs to be revised to become compliant with the updated law.

CITY FINANCIAL IMPACT

If the City fails to adopt a revised Automated Traffic Enforcement Ordinance in compliance with current state law, ATE citations will continue to not be issued. Therefore, no revenue will be generated.

ATTACHMENTS

1. Resolution Setting a Public Hearing-ATE (1)
2. Notice of Public Hearing 6-20-24 - ATE
3. Draft_Ord_

RESOLUTION NO. 2024-0240

**RESOLUTION SETTING THE TIME AND PLACE TO CONDUCT A
PUBLIC HEARING ON AN ORDINANCE REVISING
TITLE 7, CHAPTER 5 OF CITY CODE
REGARDING AUTOMATED TRAFFIC ENFORCEMENT**

WHEREAS, The City of Muscatine's current regulations regarding Automated Traffic Enforcement can be found in Title 7, Chapter 5 of the City Code of Muscatine; and

WHEREAS, The current City Code of Muscatine does not meet State of Iowa requirements signed into law May 17th, 2024; and

WHEREAS, a revised ordinance has been developed to address regulatory processes for the Automated Traffic Enforcement in the City of Muscatine; and

WHEREAS, a public hearing must be conducted by the City Council of Muscatine prior to the adoption of changes to the ATE ordinance.

NOW, THEREFORE, BE IT RESOLVED, by the City Council for the City of Muscatine, that a Public Hearing is hereby established to review and to allow the public to comment on the proposed ordinance Amending ATE regulations in Title 7, Chapter 5 of the City Code of Muscatine. Said hearing is to be conducted at 6:00 P.M. on Thursday, June 20, 2024, in the City Hall Council Chambers.

PASSED, APPROVED, AND ADOPTED by the City Council for the City of Muscatine, Iowa, on this, the 6th day of June, 2024.

Dr. Brad Bark, Mayor

ATTEST:

Carol Webb, City Clerk

PUBLIC NOTICE
NOTICE OF TIME AND PLACE FOR A PUBLIC HEARING
ON ORDINANCE REVISION
REGULATING AUTOMATED TRAFFIC ENFORCEMENT

Public Notice is hereby given that the City Council of the City of Muscatine, Iowa, will conduct a public hearing on an ordinance revising City Code Title 7 Chapter 5 in regards to Automated Traffic Enforcement, Thursday, June 20, 2024, at 6:00 p.m. in the City Hall Council Chambers, at which time all interested parties are invited to comment. Full text of the proposed ordinance can be viewed at the City Clerk's Office or at www.muscatineiowa.gov.

The hearing will be held during the regular Muscatine City Council meeting. The Muscatine City Council may take action on said proposal without further notice or opportunity for hearing. If you are a person requiring a special accommodation for a disability or language barrier, please contact the City at 563-264-1550 at least three (3) business days in advance of the meeting date.

Carol Webb, City Clerk

SECTION 1: AMENDMENT “7-5-3 Offense” of the Muscatine Municipal Code is hereby *amended* as follows:

BEFORE AMENDMENT

7-5-3 Offense

- A. The vehicle owner shall be liable for a fine as imposed below if such vehicle crosses a marked stop line or the intersection plane at a system location when the traffic signal for that vehicle’s direction is emitting a steady red light or red arrow.
- B. The vehicle owner shall be liable for a fine as provided in Section 7-5-5 of this Code of Ordinances if such vehicle travels at a speed above the posted speed limit. ^v
- C. The citation will in no event be sent or reported to the Iowa Department of Transportation or similar department of any state for the purposes of being added to the vehicle owner’s driving record.

AFTER AMENDMENT

7-5-3 Offense

- A. ~~The vehicle owner shall be liable for a fine as imposed below if such vehicle crosses a marked stop line or the intersection plane at a system location when the traffic signal for that vehicle’s direction is emitting a steady red light or red arrow.~~ If a vehicle is detected crossing a marked stop line or the intersection plane at a system location when the traffic signal for that vehicle's direction is emitting a steady red light or arrow, the Vehicle Owner shall be subject to a civil fine as scheduled below in Section 7-5-5 of this Code of Ordinances.
- B. ~~The vehicle owner shall be liable for a fine~~ If a vehicle is detected traveling at a speed above the posted limit, the Vehicle Owner shall be subject to a fine as scheduled ~~as provided~~ in Section 7-5-5 of this Code of Ordinances. ~~if such vehicle travels at a speed above the posted speed limit.~~ ^v
- C. The citation will in no event be sent or reported to the Iowa Department of Transportation or similar department of any state for the purposes of being added to the vehicle owner’s driving record.

SECTION 2: AMENDMENT “7-5-5 Penalty And Appeal” of the Muscatine Municipal Code is hereby *amended* as follows:

BEFORE AMENDMENT

7-5-5 Penalty And Appeal

- A. Subject to the provisions of 7-5-5 (C), any violation of Subsection 7-5-3(A) shall be considered a notice of violation for which a civil fine of (\$140) shall be imposed, payable to the City of Muscatine.
- B. Subject to the provisions of 7-5-5(C), any violation of Subsection 7-5-3(B) shall be considered a notice of violation for which a civil fine as listed in the tables below shall be imposed, payable to the City of Muscatine.
1. Standard ATE Mobile ATE Penalties.

Speed Over Limit	Civil Fine
1 through 10 mph	\$0
11 through 20 mph	\$140
21 through 25 mph	\$170
26 through 30 mph	\$360
Over 30 mph	\$490

2. Mobile ATE Penalties in School or Construction Zones.

Speed Over Limit	Civil Fine
1 through 5 mph	\$0
6 through 10 mph	\$130
11 through 20 mph	\$140
21 through 25 mph	\$170
26 through 30 mph	\$360
Over 30 mph	\$490

- C. If the recipient of an automated traffic citation admits and pays the citation within thirty (30) days of issuance of the citation, such person shall be subject to the penalty set forth below, rather than the schedule of penalties set forth in subsection B, above.
1. If admitted and paid within thirty (30) days of issuance of the citation, any violation of Subsection 7-5-3 (A) shall be punishable by a civil penalty of (\$75.00)
 2. If admitted and paid within thirty (30) days of issuance of the citation, any violation of Subsection 7-5-3 (B) shall be punishable by a civil fine as listed in the tables below.

Standard ATE Mobile ATE Penalties

Speed Over Limit	Civil Fine
1 through 10 mph	\$0
11 through 20 mph	\$75
21 through 25 mph	\$100
26 through 30 mph	\$250
Over 30 mph	\$350

Mobile ATE Penalties in School or Construction Zones.

Speed Over Limit	Civil Fine
1 through 5 mph	\$0
6 through 10 mph	\$70
11 through 20 mph	\$75
21 through 25 mph	\$100
26 through 30 mph	\$250
Over 30 mph	\$350

Upon payment of the above penalty to the City Clerk or his designee within thirty days of issuance of the citation, the recipient of the citation shall not be further prosecuted or assessed any costs or other expenses for such violation, and the City shall retain all penalties collected pursuant to this action.

- D. Where an automated traffic citation charged upon a simple notice of violation pursuant to this section is not admitted and paid by the person charged within thirty days of issuance of the notice of violation, the City may file a civil municipal infraction citation, which shall be served and filed with the courts in the manner prescribed by the applicable provisions of this Code. In the even that a municipal infraction citation is filed, the municipal citation infract shall be subject to the civil penalty set forth in subsection B above, in addition to the other court costs, service costs, and other relief as may be permitted by law.
- E. A recipient of an automated traffic citation may contact the issuing officer and ask for in in-person review of the citation, the facts surrounding the issuance of the citation and to present any extenuating circumstances that pertain to that violation. Based on this review the issuing officer may sustain or void the citation.

AFTER AMENDMENT

7-5-5 Penalty And Appeal

- A. ~~Subject to the provisions of 7-5-5 (C), any violation of Subsection 7-5-3(A) shall be considered a notice of violation for which a civil fine of (\$140) shall be imposed, payable to the City of Museatine.~~ If the Recipient of an Automated Traffic Citation admits and pays the citation within thirty (30) day of issuance of the citation, such person shall be subject to the penalties as set forth below.
1. Any violation of Subsection 7-5-3(A) shall be punishable by a civil penalty of one hundred dollars (\$100).
 2. Any violation of Subsection 7-5-3(B) shall be punishable by a civil fine as listed in the table below.

<u>1 through 10 mph</u>	<u>\$0</u>
<u>11 through 20 mph</u>	<u>\$75</u>
<u>21 through 25 mph</u>	<u>\$100</u>
<u>26 through 30 mph</u>	<u>\$250</u>
<u>Over 30 mph</u>	<u>\$500</u>

Mobile ATE Penalties in Road Work Zones.

1 through 10 mph	\$0
6 through 10 mph	\$70
11 through 20 mph	\$150
21 through 25 mph	\$200
26 through 30 mph	\$500
over 30 mph	\$1000

~~B.~~
~~C.~~

- A. Upon payment of the above penalty to the City Clerk or his designee within thirty days of issuance of the citation, the recipient of the citation shall not be further prosecuted or assessed any costs or other expenses for such violation, and the City shall retain all penalties collected pursuant to this action.
- B. Where an automated traffic citation charged upon a simple notice of violation pursuant to this section is not admitted and paid by the person charged within thirty days of issuance of the notice of violation, the City may file a civil municipal infraction citation, which shall be served and filed with the courts in the manner prescribed by

the applicable provisions of this Code. In the event that a municipal infraction citation is filed, the municipal citation infractor shall be subject to the civil penalty set forth in subsection B above, in addition to the other court costs, service costs, and other relief as may be permitted by law.

- C. A recipient of an automated traffic citation may contact the issuing officer and ask for in-person review of the citation, the facts surrounding the issuance of the citation and to present any extenuating circumstances that pertain to that violation. Based on this review the issuing officer may sustain or void the citation.



City of Muscatine

ITEM NUMBER 2024-0243

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Brian Stineman, Public Works Director

SUBJECT

Resolution to Award Contract for Wayfinding Sign Fabrication and Installation to Geograph Industries for an Amount Not to Exceed \$243,204.00, for Phase 1 of Implementation of the Wayfinding Master Plan.

EXECUTIVE SUMMARY

Resolution to Award Contract for Wayfinding Sign Creation and Installation to Geograph Industries for an Amount Not to Exceed \$243,204.00

STAFF RECOMMENDATION

Adopt the resolution and award the contract

BACKGROUND/DISCUSSION

At the January 4, 2024 City Council Meeting, the Council adopted the Wayfinding Master Plan as designed by Corbin Design.

On May 17, 2024, bids were received to fabricate and install wayfinding signage per the approved plan. Four bids were received with the bid from Geograph Industries being the lowest cost and most qualified bid.

Due to the amount of the bid from Geograph Industries being less than the amount of available funding, staff recommend installing two monument signs on Highway 61 north and south of Muscatine, to take advantage of lower pricing in the first year of the project phasing.

CITY FINANCIAL IMPACT

Funding is available for this project from Tax Increment Financing Funds

ATTACHMENTS

1. Award Contract Resolution Wayfinding Signage
2. 2024-0524 Bid Recommendation (1)

3. BID FORM_MUSCATINE_FINAL
4. Copy of Bid Tabulation by Supplier Spreadsheet_CORBINMATH
5. MUIA Scoring Matrix

RESOLUTION NO. 2024-0243

AWARD CONTRACT FOR FABRICATION AND INSTALLATION OF WAYFINDING SIGNAGE

It is resolved that the following bid is determined to be the lowest responsible bid for the Rehabilitation of Underground Pipes Project.

<u>NAME & ADDRESS CONTRACTOR</u>	<u>AMOUNT OF BID</u>
Geograph Industries, Inc. 475 Industrial Drive Harrison, OH 45030	\$243,204.00

It is further resolved that the Fabrication and Installation of Wayfinding Signage Project is awarded to the above named contractor for \$243,204.00, and the Mayor and City Clerk are authorized and directed to enter into a written contract with said contractor covering the furnishing of material for, and fabrication and installation of the Wayfinding Signage, such contract not to be binding until approved by resolution of this Council.

It is further resolved that the amount of the contractor's bond is fixed at \$12,160.20, which is five percent of the contract price.

PASSED, APPROVED, AND ADOPTED THIS 6th DAY OF JUNE, 2024.

Brad Bark, Mayor

ATTEST:

Carol Webb, City Administrator



May 24, 2024

Brian Stineman
Public Works Director
City of Muscatine

SUBJECT: Muscatine Wayfinding Bid Assessment

Mr. Stineman,

Corbin Design has conducted an evaluation of the four bid submittals that were received on Ionwave by bid close on Friday, May 17 for the City of Muscatine's wayfinding project (phase 1.) Our scoring evaluation included the review of similar project experience, example shop drawings, pricing and schedule.

Scoring Summary with Phase 1 Bid Price:

- Geograph Industries – 84 points out of 100
 - \$180,468
- Latitude – 78.85 out of 100
 - \$209,011
- ADCON – 78.53 points out of 100
 - \$191,940
- Archetype – 66.73 points out of 100
 - \$208,090

After review, Geograph Industries (Harrison, Ohio) scored the highest. A review of their submitted references confirms that they are qualified for this project. Our firm has worked with Geograph Industries for the campus exterior wayfinding project at the Erie Insurance Headquarters in Erie, Pennsylvania as well as for the citywide South Bend, Indiana project. In February 2024, Geograph completed the fabrication and installation of the city of Plano, Texas wayfinding program (designed by Corbin Design.) This was a \$1 million project with nearly 150 sign locations and required extensive coordination with TxDOT. In all projects with Geograph, we found their attention to detail and craftsmanship to be excellent. We have not heard or experienced any issues, problems or additional change orders beyond the original scope from Geograph Industries on these projects.

We have no objections to awarding the wayfinding project to the highest score, Geograph Industries.

Please let us know if you have any questions.

Thanks,
Jeff Frank, Lead Designer
Moirra O'Polka, Project Manager

BID FORM

Date: 5/17/2024

To: *Brian, Stineman, City of Muscatine*
Public Works Director

From: Geograph Industries, Inc. (name of Bidder)
475 Industrial Drive (address of Bidder)
Harrison, OH 45030
 (phone number of Bidder)

For: *City of Muscatine, Iowa - Vehicular and Pedestrian Wayfinding Phase*
Public Works Department
1459 Washington Street
Muscatine, IA 52761

The undersigned, having familiarized themselves with project conditions and having examined and become fully cognizant of the bid package and all addenda subsequently issued, hereby agrees to furnish all labor, materials, equipment, appliances, fixtures, and incidentals required by the bid package for the construction of the aforementioned project, and to conform to requirements as set forth in the bid package for the amounts set forth in this bid form. The signing of this document and award of contract or purchase order will signify complete understanding by the awarded Bidder of all items detailed in this bid package. The particular items noted herein, detailing fabrication, installation, product and fabricator performance, are understood to be part of any contract(s) from Owner.

Pursuant to the requirements as specified, the undersigned submits the following base bid, which includes all applicable taxes (if any), overhead, and profit.

BID FORM

ADDENDA:

Please acknowledge all addenda received.

Addendum number:	One	Dated:	5/14/2024
Addendum number:	_____	Dated:	_____
Addendum number:	_____	Dated:	_____
Addendum number:	_____	Dated:	_____

DESIGN INTENT PACKAGE:

By initialing here, the Bidder is acknowledging review, understanding and acceptance of the information and specifications provided in the Design Intent Package.

GMF

George M Freudiger 5/17/2024

Name and Company

Date

5/17/2024



Signed

Date

BID FORM

B

BID PROPOSAL
WAYFINDING SIGNAGE FOR
City of Muscatine, Iowa

Please provide unit costs for all sign types in the program							
Sign Type	Description	Quantity	Unit Cost for Fab	Total Fab Cost	Unit Cost for Install	Install Cost	Extended Cost for Bid
G-1	Vehicular Guide, 4" - New Post	6	6429	38,574.00	2033	12198.00	\$50,772.00
G-1a	Vehicular Guide, 4" - Existing Post	0	3831	0.00	650	0.00	\$0.00
G-2	Vehicular Trailblazer, 4" - New Post	3	5984	17,952.00	2033	6099.00	\$24,051.00
G-2a	Vehicular Trailblazer, 4" - Existing Post	7	1786	12,502.00	486	3402.00	\$15,904.00
G-3	Vehicular Guide, 6"	0	6137	0.00	4066	0.00	\$0.00
G-4	Vehicular Trailblazer, 6"	0	8796	0.00	2033	0.00	\$0.00
I-1	Municipal Identification Sign*	0	3052	0.00	1860	0.00	\$0.00
I-2	Welcome ID	0	26680	0.00	4688	0.00	\$0.00
I-2a	Downtown Gateway	2	3187	6,374.00	1040	2080.00	\$8,454.00
Kx-1	Pedestrian Kiosk	7	8308	58,156.00	2033	14231.00	\$72,387.00
Total		25		133,558.00		38,010.00	\$ 171,568.00
						Shipping Costs	6400
						Permitting	2500
TOTAL COST for Signage Package							\$ 180,468.00

What is the unit cost for additional mobilizations?

7040

*List below all items, including their costs, which are not included in the Grand Total Cost above (i.e., engineered drawings, footings, pre-bid site visit, etc.).

Bidder's Initials

GMF

NOTE: For items with a quantity of zero, please provide unit pricing.

BID PROPOSAL
WAYFINDING SIGNAGE FOR
Muscatine, Iowa

1. Bidder's proposed schedule for the work

Signs will be fabricated by:

9/20/2024

date

Signs will be installed by:

11/7/2024

date

2. Please provide references from long-term clients you currently serve.

Type of work	Company, Contact, phone number, email	Length of relationship
SEE ATTACHED		

3. Please describe your organizational hierarchy to depict how this project will be managed within your firm.

SEE ATTACHED

4. Provide details about your shop and staff size, in-house engineering capabilities, project tracking/scheduling, etc.

SEE ATTACHED

5. Bidder's statement of subsequent year pricing

Owner will be able to purchase additional signage for the program during the period of one year from the signing of a contract at the unit prices listed on this bid form. In subsequent years, the percentage increase for unit pricing will be as follows:

BID PROPOSAL
WAYFINDING SIGNAGE FOR
Muscatine, Iowa

Year Two + 8% above bid prices
Year Three + 14% above bid prices

6. Subcontractor's name and purpose

N/A

7. Material substitutions, explanation, and cost differential

N/A

8. Describe any delays or extended lead times you are currently experiencing or expect to experience with your suppliers.

NONE

9. Relevant Litigation/Investigations. Describe any current lawsuit, legal actions or governmental investigations against your company including, but not limited to, parties of dispute, any equipment affected, cause of action, jurisdiction and date of legal complaint. Include in this section any problems that your firm or its personnel have experienced pertaining to training, licensing or certification in the past five (5) years.

NONE

BID PROPOSAL WAYFINDING SIGNAGE FOR Muscatine, Iowa

Bid Submittal Checklist:

Bid Form:

Owner:_____ X

Designer:_____

Shop Drawing Sample:

X

Designer:_____

Experience Questionnaire

X

Designer:_____

Bid Bond:

Owner:_____ X

X

Bidder's Initials

GMF



Exhibits • Signage • Museums

**GEOGRAPH
INDUSTRIES, INC.**

"Turnkey Support. Exceptional Service."

475 INDUSTRIAL DRIVE, HARRISON, OH 45030 | p: 513-202-9200 | f: 513-202-9299

Proposal for:

City of Muscatine Wayfinding Signage

Brian Stineman

Public Works

1459 Washington St.

Muscatine, IA 52761

O: 563-263-8933

F: 563-263-2127

bstineman@muscatineiowa.gov

Bid Due: Friday, May 17, 2024 @ 2PM (CT)

TABLE OF CONTENTS

- 1. Cover
- 2. Table of Contents
- 3. Introduction
- 4. Our Purpose
- 5. Company Profile
 - Departments and Capabilities
- 6. Project Hierarchy
- 7. Client References
 - Asheville, NC
 - Duluth, MN
 - South Bend, IN

INTRODUCTION

Established in 1989, Geograph Industries, Inc. is a privately owned corporation headquartered just outside of Cincinnati, Ohio. Our facility sits on 5.5 acres of property and houses 52,000 sq. ft. of office and manufacturing space, three loading docks, and two on site storage facilities. Our 20+ Employees possess a variety of skills across various in-house departments, including: Project Management, Design, Detailing, Graphics, Carpentry, Painting/Finishing, Metal Fabrication, Packing, Shipping, and Warehousing.

We are a full service firm specializing in the custom fabrication of museum exhibits, interactive exhibits, interior and exterior signage, wayfinding signage, trade show exhibits, and complete graphic capabilities.

In-House Engineering:

We currently have structural Engineers with over 30 years of experience. It is the corroboration between our Engineers, Project Managers, and Michael Brady, Inc. that we produce our signage specs. All of our shop drawings are engineer-stamped by Michael Brady, Inc., as their primary focus and experience is in Exterior Signage and are licensed in all 50 States.

*Michael Brady, Inc.
Darren Antle
299 North Eisgarber Road
Knoxville, TN 37919-4013
O: 844-275-8080
F: 865-584-5213
C: 865-382-6516*

Project Tracking / Scheduling:

The Project Managers hold production meetings weekly to ensure all projects are on schedule and make labor and material adjustments as need to further that goal.



OUR PURPOSE...

- To build a strong relationship with our clients based upon honesty and loyalty.
- To assist our clients in creating functional and exciting environments, allowing for a memorable guest experience - on time and in budget.
- To be technologically current, for the benefit of both of both our clients and our staff.
- To offer our services at reasonable costs, creating a stable long term cooperation available for our clients needs.
- To enhance the quality of life for our staff by providing a challenging, engaging and successful environment geared to service our client needs.



COMPANY PROFILE

Our Employees employ their talents on projects nationwide. We have annual sales of 5 to 6 million, comprising of custom projects between 100K to 1.5 million each. We have three Project Managers that follow an organizational hierarchy that allows for each phase of their project. We assure our clients that our Project Managers are Owners.

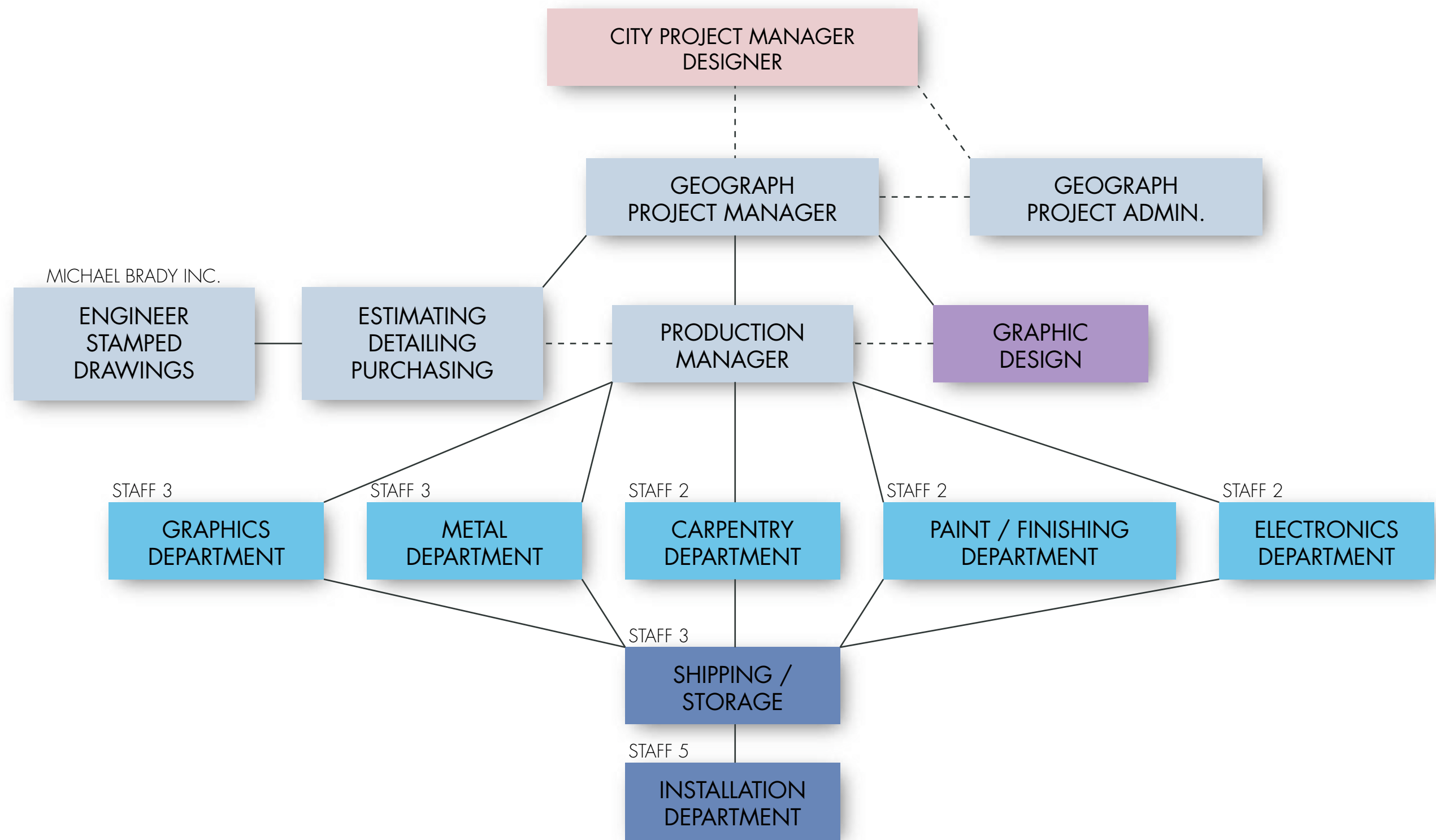
Departments:

- Project Management - 90+ Years Combined Experience
- Graphic Designer - 40+ Years Combined Experience
- Detailing / Auto-CAD - 30+ Years Combined Experience
- Graphics - 35+ Years Combined Experience
- Carpentry - 35+ Years Combined Experience
- Painting / Finishing - 40+ Years Combined Experience
- Metal Fabrication - 40+ Years Combined Experience
- Installation - 90+ Years Combined Experience

Capabilities:

- | | | |
|----------------------------|-----------------------|---------------------------|
| Exhibit | Installation | Shipping |
| Design / Detailing | Storage | Fulfillment |
| Portable Exhibits | Packing / Crating | Acrylic / Plexi Work |
| POP Displays | Museum Services | Signage - ADA, DOT, Other |
| Store Fixtures | Displays | Banners |
| Show Management / Services | Casework | Wayfinding |
| Vinyl | Large Format Graphics | Wallpaper |

PROJECT HIERARCHY



ASHEVILLE, NC

12+ YEARS

Contact

Buncombe Co. Tourism Development Authority
Kimberly Puryear
828-210-2714
kpuryear@exploreasheville.com

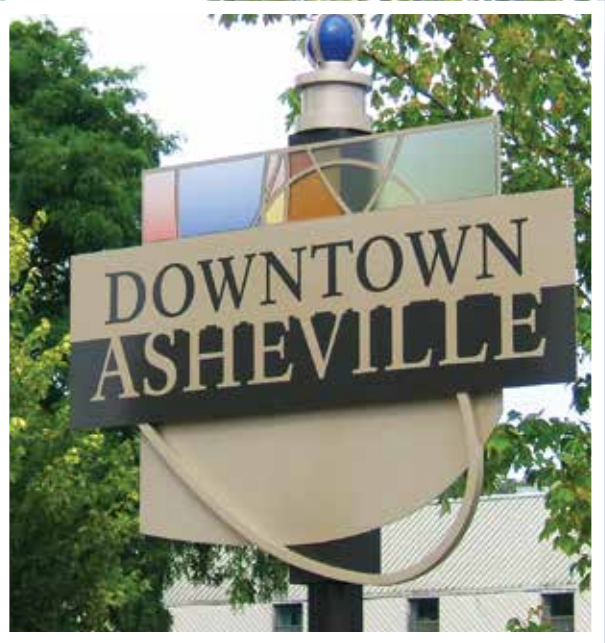
Type of Work

Multi-Phase Custom Wayfinding Signage
Fabrication & Installation of
Vehicular, Pedestrian, Kiosk, Building ID,
Monument, and DOT Signage

Description

Citywide Signage that spans several districts and over a decade on cooperation. From the River Arts District to the African American Heritage Trail, signage for this city range from Vehicular and Kiosk to Monuments and Photo Opportunity Points of Interest. This project contains DOT approved signage and makes use of printed graphics, applied vinyl, aluminum, poured concrete, and is in collaboration with local artists for decorative finials.

Work done in collaboration with the Designer:
Merje Design



CONTINUED...

ASHEVILLE, NC

12+ YEARS



DULUTH, MN

12+ YEARS

Contact

City of Duluth, MN

Matt Andrews

612-272-8271

mandrews@duluthmn.gov

Type of Work

Multi-Phase Custom Wayfinding Signage

Fabrication & Installation of

Vehicular, Pedestrian, Kiosk, and DOT Signage

Description

Designative Park and Trail Signage used for navigation and information for Pedestrians.

Signage is implemented across eight parks and range from Map Panels to Trail Head Markers.

This project contains DOT approved signage and makes use of printed graphics, applied vinyl, cedar wood, aluminum, and poured concrete.



Work done in collaboration with the Designer:
City of Duluth

SOUTH BEND, IN

10+ YEARS

Contact

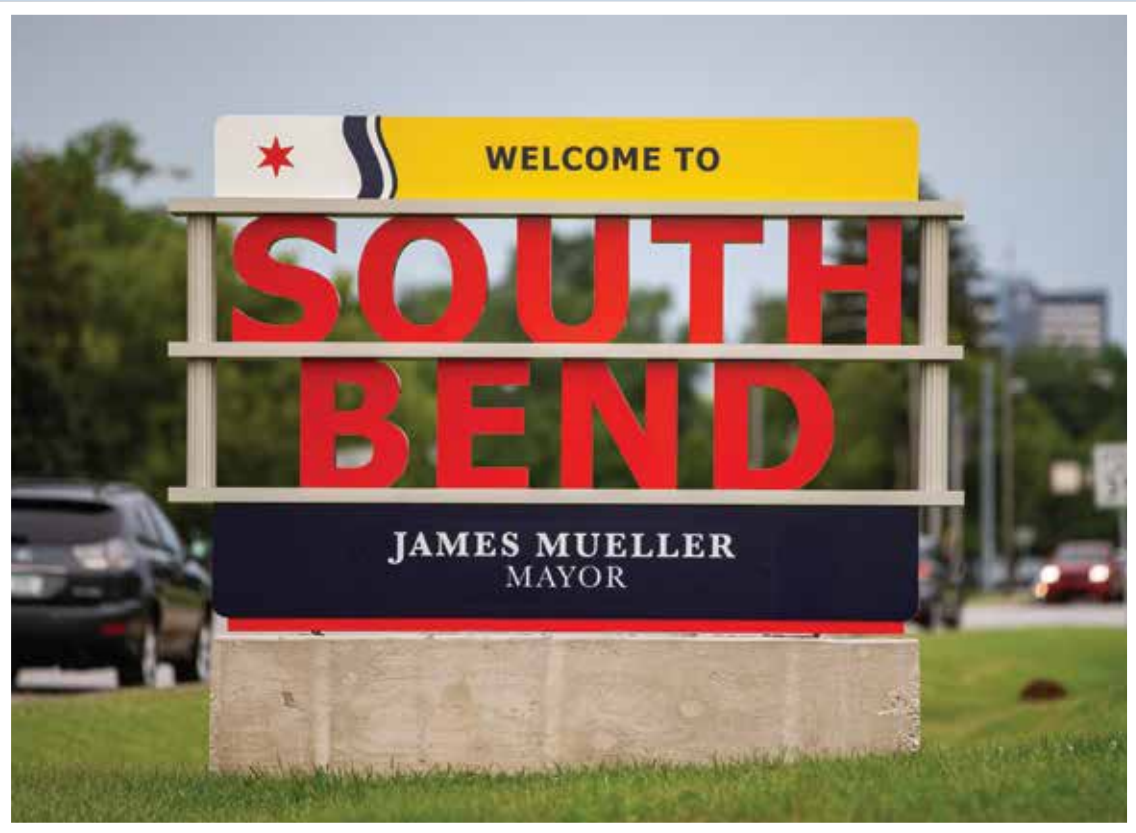
City of South Bend, IN
Leslie Biek, P.E.
574-235-9353
lbiek@southbendin.gov

Type of Work

Multi-Phase Custom Wayfinding Signage
Fabrication & Installation of
Vehicular, Pedestrian, Kiosk, Building ID, and
DOT Signage

Description

Citywide Signage that works to direct
Pedestrians and Vehicles across the city.
Wayfinding for this project spans the outer edge
of the city, to the Downtown area, and around
the University of Notre Dame. This project
contains DOT approved signage and makes use
of applied vinyl, aluminum, and poured
concrete.



Work done in collaboration with the Designer:
Corbin Design

Event Number	2024-0063 Addendum 1	Organization	City of Muscatine
Event Title	City of Muscatine Wayfinding Signs	Workgroup	Purchasing
Event Description	Overview and Statement of Design Intent -	Event Owner	Eva Birch
Event Type	Request for Proposal	Email	ebirch@muscatineiowa.gov
Issue Date	5/3/2024 09:00:01 AM (CT)	Phone	(563) 263-8933
Close Date	5/17/2024 02:00:00 PM (CT)	Fax	

Responding Supplier	City	State	Response Submitted	Lines Responded	Response Total
Archetype Signmakers	Bloomington	MN	5/17/2024 01:43:21 PM (CT)	20	\$215,000.00
Geograph Industries, Inc.	Harrison	OH	5/17/2024 09:28:26 AM (CT)	20	\$233,361.00
Adcon Signs (Advertising Concep	Fort Collins	CO	5/17/2024 09:26:03 AM (CT)	20	\$240,505.00
Latitude Signage + Design (Latim	Grinnell	IA	5/16/2024 03:09:15 PM (CT)	20	\$267,943.00

Please note: Lines Responded and Response Total only includes responses to specification. No alternate response data is included.

							Archetype Signmakers	
							Total Price	\$215,000.00
Line #	Description	Mfgr	Mfgno	QTY	UOM	Estimated	Unit	Extended
1	Vehicular Guide, 4" - New PostSign Type: G-1			1	EA		\$59,100.00	\$59,100.00
1.1	Unit cost for fabrication.			6	EA		\$7,350.00	
1.2	Unit cost for installation.			6	EA		\$2,500.00	
2	Vehicular Guide, 4" - Existing PostSign Type: G-1a			0	EA		<u>\$0.00</u>	\$0.00
2.1	Unit cost for fabrication.			0	EA		\$0.00	
2.2	Unit cost for installation.			0	EA		<u>\$0.00</u>	
3	Vehicular Trailblazer, 4" - New PostSign Type: G-2			1	EA		\$25,425.00	\$25,425.00
3.1	Unit cost for fabrication.			3	EA		\$6,275.00	
3.2	Unit cost for installation.			3	EA		\$2,200.00	
4	Vehicular Trailblazer, 4" - Existing PostSign Type: G-2			1	EA		\$18,620.00	\$18,620.00
4.1	Unit cost for fabrication.			7	EA		\$2,060.00	
4.2	Unit cost for installation.			7	EA		\$600.00	
5	Vehicular Guide, 6"Sign Type: G-3			1	EA			
5.1	Unit cost for fabrication.			1	EA			
5.2	Unit cost for installation.			1	EA			
6	Vehicular Trailblazer, 6"Sign Type: G-4			1	EA			
6.1	Unit cost for fabrication.			1	EA			
6.2	Unit cost for installation.			1	EA			
7	Municipal Identification SignSign Type: I-1			1	EA			
7.1	Unit cost for fabrication.			1	EA			
7.2	Unit cost for installation.			1	EA			
8	Welcome IDSign Type: I-2			1	EA			
8.1	Unit cost for fabrication.			1	EA			
8.2	Unit cost for installation.			1	EA			
9	Downtown GatewaySign Type: I-2a			1	EA		\$12,440.00	\$12,440.00
9.1	Unit cost for fabrication.			2	EA		\$4,570.00	
9.2	Unit cost for installation.			2	EA		\$1,650.00	
10	Downtown GatewaySign Type: I-2a			1	EA		<u>\$43,540.00</u>	\$85,855.00
10.1	Unit cost for fabrication.			7	EA		<u>\$7,465.00</u>	
10.2	Unit cost for installation.			7	EA		<u>\$4,800.00</u>	

\$201,440.00

4800

1850

\$208,090.00

Line #	Geograph Industries, Inc.		on Signs (Advertising Concepts		Signage + Design (Latimer Associ	
	Total Price	\$233,361.00	Total Price	\$240,505.00	Total Price	\$267,943.00
	Unit	Extended	Unit	Extended	Unit	Extended
1	<u>\$50,772.00</u>	\$50,772.00	\$62,250.00	\$62,250.00	\$60,012.00	\$60,012.00
1.1	<u>\$6,429.00</u>		\$6,975.00		\$9,102.00	
1.2	\$2,033.00		\$3,400.00		<u>\$900.00</u>	
2	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2.1	\$0.00		<u>\$0.00</u>		\$0.00	
2.2	\$0.00		\$0.00		<u>\$0.00</u>	
3	<u>\$24,051.00</u>	\$24,051.00	\$27,225.00	\$27,225.00	\$27,369.00	\$27,369.00
3.1	\$5,984.00		<u>\$5,675.00</u>		\$8,073.00	
3.2	\$2,033.00		\$3,400.00		<u>\$1,050.00</u>	
4	<u>\$15,904.00</u>	\$15,904.00	\$19,705.00	\$19,705.00	\$21,861.00	\$21,861.00
4.1	<u>\$1,786.00</u>		\$1,840.00		\$2,523.00	
4.2	<u>\$486.00</u>		\$975.00		\$600.00	
5						
5.1						
5.2						
6						
6.1						
6.2						
7						
7.1						
7.2						
8						
8.1						
8.2						
9	<u>\$8,454.00</u>	\$8,454.00	\$11,120.00	\$11,120.00	\$14,180.00	\$14,180.00
9.1	<u>\$3,187.00</u>		\$3,710.00		\$6,340.00	
9.2	\$1,040.00		\$1,850.00		<u>\$750.00</u>	
10	\$72,387.00	\$72,387.00	\$56,840.00	\$56,840.00	\$85,589.00	\$85,589.00
10.1	\$8,308.00		\$5,120.00		\$11,477.00	
10.2	\$2,033.00		\$3,000.00		<u>\$750.00</u>	

\$171,568.00	\$177,140.00	\$209,011.00
6400	14800	
2500		
\$180,468.00	\$191,940.00	\$209,011.00

Line	Responding Supplier	Supplier Notes
10.1	Adcon Signs (Advertising Concepts LLC)	Sign KX-1 Ped Kiosk Sign
10.2	Adcon Signs (Advertising Concepts LLC)	Sign KX-1 Ped Kiosk Sign

Line #	Att #	Attribute Name	Attribute Note	Archetype Signmak	Geograph Industrie	Adcon Signs (Adver	Latitude Signage + Design (Latimer Ass
Header	1	Muscatine Wayfinding Ma	Please download the Way	I have read, unders	I have read, unders	I have read, unders	I have read, unders
Header	2	Experience Questionnaire	Please download the Exp	I have read, unders	I have read, unders	I have read, unders	I have read, unders
Header	3	Sample Shop Drawing	Please upload a Sample S	I have read, unders	I have read, unders	I have read, unders	I have read, unders
Header	4	Estimated Project Comple	Please indicate the estima	11/1/24	We will have the Sig	12/20/24	December 15, 2024
Header	5	Phase 1 - 2024	Please download the Phas	I have read, unders	I have read, unders	I have read, unders	I have read, unders
Header	6	Bid Form	Please download the Bid f	I have read, unders	I have read, unders	I have read, unders	I have read, unders
7	1	NOTE	List all items, including th	Site visit \$500Engin	City to run electric t	Pre Bid visit if requi	All costs are include

ociates, Inc.)

Responding Supplier	Signature Full Name	Signature Email	Supplier Notes
Archetype Signmakers	Gary Stemler	garys@archetypesign.com	
Geograph Industries, Inc.	George M Freudiger	mikef@geographind.com	
Adcon Signs (Advertising Concep	Dave Bell	dbell@adcon-signs.com	We appreciate the opportunity to quote this project, very nice-looking
Latitude Signage + Design (Latim Michele Jensen		michele.jensen@latitudesignage.com	Thank you for this opportunity. We look forward to the next step in th

City of Muscatine, Iowa
Scoring Criteria Matrix

Qualification Evaluation Factors	Point Evaluation Description	Total Points Possible
A	A maximum of ten points is possible per project. Bidders are asked to provide three examples for a total of 30 points possible. Project Type: - Community Wayfinding, 3 - Other, City Coordination Required, 2 - Other, No City Coordination, 1 - Interior or Unrelated, 0 Quantities - 60+, 2 - 40-59, 1 - 20-39, .5 - < 20, 0 - No answer, 0 DOT Coordination - Iowa DOT, 2 - DOT, 1 - None, 0 Design/Installation Complexity/Relative to Muscatine - Demonstrates a high level of complexity, 3 - Demonstrates a medium level of complexity, 2 - Demonstrates a low level of complexity, 1 - No image submitted, 0 *Designer to provide individual scores	30
B	Two points given for each item shown for a total of twenty possible points: •Elevations (front, back and side) •Cross-section details •Components/sub-assembly details •Material specifications •Finish call-outs •Fonts, graphics, message fields •Exploded view •Mounting/installation details •Foundation details •Engineering specifications *Designer to provide individual scores	20
C	Price *City of Muscatine to provide individual scores	40
D	Installation Schedule *City of Muscatine provide individual scores	10

LOWEST BID DIVIDED BY BIDDER= X*(100)-100 = POINT DEDUCTION

Fabricator		ADCON		Archetype		Geograph		Latitude	
A) Experience (30 possible)									
Project 1	High Line Canal	7	Minneapolis Airport	2	Asheville, NC	7	Cedar Rapids - Phase 1	8	
Project 2	City of Leadville	6.5	Dakota County Homeland Farm	7	Duluth, MN	6	Cedar Rapids - Phase 2*	10	
Project 3	Copper Mountain	5	North Medical Medical System	6	Copper Mountain	7	Sioux City*	6.5	
Total	18.5		15		20		24.5		
B) Shop Drawing (20 possible)									
Elevations	1		1		1		1		
Cross-Section	1		1		1		1		
Components	1		1		1		1		
Materials	1		1		1		1		
Finishes	1		1		0		1		
Font, graphics, message fields	0		0.5		0		1		
Exploded View	0		0		0		1		
Mounting/Installation Detail	1		1		1		1		
Foundation Details	1		1		1		1		
Engineering Specifications	1		0		1		0		
Total	16		15		14		18		
D) Project Cost (40 possible)									
Total	34.03		26.73		40		26.35		
D) Project Schedule (10) possible)									
Total	10		10		10		10		
		78.53	66.73		84		78.85		

* = Insufficient Information Provided
**= Further Discussion Needed

ADCON

Project Experience 1		
Name:	High Line Canal	
Project Type	2	
Quantities	2	
DOT	0	
Complexity	3	
Total	7	

Project Experience 2

Name:	City of Leadville	
Project Type	3	
Quantities	0.5	
DOT	0	
Complexity	3	
Total	6.5	

Project Experience 3

Name:	Copper Mountain	
Project Type	2	
Quantities	0	
DOT	0	
Complexity	3	
Total	5	

TOTAL 18.5

Archetype

Project Experience 1		
Name:	Minneapolis St. Paul Airport	
Project Type	0	
Quantities	1	
DOT	0	
Complexity	1	
Total	2	

Project Experience 2

Name:	Dakota County Homeland Farms	
Project Type	2	
Quantities	2	
DOT	1	
Complexity	2	
Total	7	

Project Experience 3

Name:	North Memorial Medical System	
Project Type	1	
Quantities	2	
DOT	1	
Complexity	2	
Total	6	

Total 15

Geograph

Project Experience 1		
Name:	Asheville, NC*	
Project Type	3	
Quantities	*	
DOT	1	
Complexity	3	
Total	7	

Project Experience 2

Name:	Duluth, Minnesota*	
Project Type	2	
Quantities	*	
DOT	1	
Complexity	3	
Total	6	

Project Experience 3

Name:	South Bend, Indiana*	
Project Type	3	
Quantities	*	
DOT	1	
Complexity	3	
Total	7	

TOTAL 20

Latitude

Project Experience 1		
Name:	Cedar Rapids, Iowa - Phase 1	
Project Type	3	
Quantities	0	
DOT	2	
Complexity	3	
Total	8	

Project Experience 2

Name:	Cedar Rapids, Iowa - Phase 2**	
Project Type	3	
Quantities	2	
DOT	2	
Complexity	3	
Total	10	

Project Experience 3

Name:	Sioux City, Iowa**	
Project Type	3	
Quantities	0.5	
DOT	0	
Complexity	3	
Total	6.5	

Total 24.5

Notes: Sioux City Project was not installed by Latitude.
Signs have failed.



City of Muscatine

ITEM NUMBER 2024-0244

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Richard Klimes, Parks and Recreation Director
Jeff Limburg, Athletic Facilities Supervisor
Andrew Fangman, Assistant Community Development Director
Kevin Coon, City Engineer

SUBJECT

Resolution Setting a Public Hearing on June 20, 2024, for the purpose of hearing community comments regarding the Muscatine Indoor Sports Complex.

EXECUTIVE SUMMARY

Presented for City Council's consideration is a request to approve setting a public hearing for the Muscatine indoor Sports Complex. City staff, the project engineering firm and members of the Muscatine community have been working on the plans and specifications for the Muscatine Indoor Sports Complex, which will be located west of the Muscatine Soccer Complex. It is now time to hold a public hearing to hear public comments on the plans and specifications. During the June 20, 2024 meeting, there will be an additional request to approve the plans and specifications for the project with the anticipation of the project going out to bid on June 21st.

STAFF RECOMMENDATION

Staff recommends Council set a Public Hearing for the Muscatine Indoor Sports Complex on June 20, 2024, at 6:00 pm in Council Chambers.

BACKGROUND/DISCUSSION

The City of Muscatine staff, the community design team and I & S Group, INC dab ISG engineering has developed the plans and specifications for the Muscatine Indoor Sorts Complex. The proposed new complex will be located at the Muscatine Soccer West site across from the Muscatine Soccer Complex. The project will include the construction of an indoor, temperature-controlled, multi-use facility that will consist of a synthetic turf field, an inflatable year-round dome structure, with restrooms and a concession area on site. The facility will be able to host regulation football, soccer, softball, baseball, pickleball and general group gatherings. It is anticipated that project substantial completion will take place in the Winter of 2024/25.

CITY FINANCIAL IMPACT

The City staff has worked in collaboration with Muscatine County, the State of Iowa, and local businesses and foundations to identify funding for this project. The estimated project cost before bidding is \$6,500,000.00. The actual project cost will not be realized until the project bids are officially received and filed. To date, \$5,400,000.00 has been secured for this project. Once bids are received they will be evaluated by City staff and the project engineer. A value engineering review will be applied to identify potential project savings. The potential project overage is due to the project scope change identified by the design committee for components needed to build a quality facility that the Muscatine community would be able to efficiently and effectively utilize. The areas identified needing change were the size of the playing surface and the convenience areas for guests and spectators.

ATTACHMENTS

1. Resolution Setting Public Hearing Indoor Sports Complex Project
2. Public Notice - Indoor Sports Complex Project

RESOLUTION NO. 2024-0244

**SETTING THE TIME AND PLACE FOR A PUBLIC HEARING ON THE
MUSCATINE INDOOR SPORTS COMPLEX PROJECT**

WHEREAS, the City Council of the City of Muscatine, Iowa has heretofore granted preliminary approval of the plans, specifications, form of contract, and cost estimates for the proposed Muscatine Indoor Sports Complex Project; and

WHEREAS, the proposed project is to be paid for out of funds legally available for that purpose;

NOW, THEREFORE, be it resolved by this Council that:

SECTION I: On June 20, 2024 at 6:00 p.m. in the City Council Chambers at City Hall, Muscatine, Iowa, this Council shall hold a public hearing of the plans, specifications, form of contract, and cost estimates for this proposed project.

SECTION II: The City Clerk shall give notice of such public hearing by publication of a notice in the Muscatine Journal not less than four (4) nor more than twenty (20) days prior to the date set for the hearing. The notice shall be in the following form:

(NOTICE OF PUBLIC HEARING ATTACHED)

PASSED, APPROVED, AND ADOPTED THIS 6th DAY OF JUNE, 2024.

CITY COUNCIL OF THE CITY OF MUSCATINE, IOWA

Dr. Brad Bark, Mayor

ATTEST:

Carol Webb, City Administrator

PUBLIC NOTICE

**NOTICE OF TIME AND PLACE OF PUBLIC HEARING ON THE
MUSCATINE INDOOR SPORTS COMPLEX PROJECT**

Public Notice is hereby given that the City Council of the City of Muscatine, Iowa will hold a Public Hearing to hear objections to the plans, specifications, form of contract, and cost estimate for the proposed MUSCATINE INDOOR SPORTS COMPLEX PROJECT on June 20, 2024 at 6:00 p.m. in the City Council Chambers at Muscatine City Hall.

Carol Webb, City Administrator



City of Muscatine

ITEM NUMBER 2024-0245

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

April Limburg, City Planner

SUBJECT

Resolution Awarding a Contract to Valley Construction in the Amount of \$65,500.00, for the Demolition of a Structure Located at 417 Mulberry Avenue.

EXECUTIVE SUMMARY

Presented for Council's consideration is a resolution awarding a contract to Valley Construction for \$65,500 to demolish the structure at 417 Mulberry Avenue. The long-vacant building has been deemed structurally unsound and poses a public safety hazard, requiring urgent demolition. The property owners have ignored notices to repair or demolish the structure, necessitating the city's intervention to eliminate this hazard. Valley Construction submitted the lowest bid of \$65,500 for the demolition project and this resolution approves a contract to do so.

STAFF RECOMMENDATION

Staff recommends Council adopt the attached resolution awarding a contract to Valley Construction for demolition of an unsafe structure located at 417 Mulberry Avenue.

BACKGROUND/DISCUSSION

The structure, located at 417 Mulberry Ave, has been vacant for more than two decades. In the fall of 2023, an inspection of this structure by Andy Oien, Building Division Manager, found it to be a dangerous and unsafe structure as per City Code Sections 9-3-3(R) and Sections 9-3-3(R)(8).

A notice to demolish or repair the dangerous structure by February 17, 2024, was mailed to the property owner's address on file with the assessor's office on December 19th, but was returned as undeliverable. The notice was resent on January 11th to the address of record and several other associated addresses, with a new deadline of March 11th. In March, the property owners, residing in Texas, contacted the Community Development Department but did not present any plans for repair or demolition, nor did they grant permission for an interior inspection.

Concerns about the deteriorating facade and rear brick decay prompted the City of Muscatine to obtain an administrative search warrant on April 24, 2024, granting access to City staff to assess the building's interior. This inspection identified significant structural damage, including the following conditions which create a hazard to neighboring properties and the community as a whole.

- Crumbling foundation with horizontal & stair-step cracking, open holes, and actively collapsing portions,
- Rotted wood on the exterior, around doors and windows,
- Structural damage from water infiltration,
- Partial collapse of building structure, twisting of structural walls at a high risk of collapse,
- Broken/missing windows,
- A partially collapsed first floor,
- Weakened floors throughout the structure, and
- a large roof opening.

Due to the extent of the damage, which was significantly worse than could be observed from the outside, demolition as expediently as possible was deemed necessary. The condition of the property prohibited an asbestos inspection and, as a result, the contractor must perform the demolition using protocols for regulated asbestos-containing materials. For safety and accessibility during the demolition process, Mulberry Avenue will be closed during the demolition process.

Quotes for the demolition of this structure were solicited and of the two responses received, Valley Construction was the lowest bid at \$65,500. The property owner will be billed the cost of the demolition. If the bill is not paid, demolition and the administrative costs will be assessed to the property.

CITY FINANCIAL IMPACT

Funds to complete the demolition are budgeted from bond proceeds.

ATTACHMENTS

1. 417 Mulberry Ave Resolution Awarding Contract for Demolition Structure
2. 417 mulberry ave RACM
3. VCC 5.28.24
4. Demo Reference Letter
5. Exterior
6. Exterior - rear

7. 1st floor
8. 2nd floor

Prepared by April Limburg, 215 Sycamore St, Muscatine, IA, 52761 (563) 262-4141

RESOLUTION NO. 202-0245

**A RESOLUTION AWARDED CONTRACT FOR THE DEMOLITION OF A
STRUCTURE AT 417 MULBERRY AVE**

WHEREAS, the structure located 417 Mulberry Ave was abandoned and what remains of the structure now needs to be demolished as it is a hazard to public safety; and

WHEREAS, bids have been received for the demolition of the structure on said parcel.

NOW, THEREFORE, BE IT RESOLVED, by the City Council for the City of Muscatine, Iowa that the bid from Valley Construction in the amount of \$65,500 be approved and a contract for demolition be awarded.

PASSED, APPROVED AND ADOPTED this 6th day of June, 2024.

**BY THE CITY COUNCIL OF THE
CITY OF MUSCATINE, IOWA**

Dr. Brad Bark, Mayor

Attest:

Carol Webb City Clerk



1775 Commercial Drive,
PO Box 398, Walford, Iowa 52351

Phone 319-846-8090 Fax 319-846-3351 Date: May 20, 2024

417 MULBERRY AVE RACM DEMO

City of Muscatine RACM
417 Mulberry Ave
Project: Muscatine, Iowa

April Limburg
Attn: 563-262-4141

D.W. Zinser Company proposes to furnish all equipment, labor, and material removal for the above reference project of the structure located at 417 Mulberry Ave Muscatine, Iowa to include and exclude the following.

Proposal Includes:

- permits and notifications necessary to complete the scope of work
- utility locates on property if necessary
- utility disconnects "1 sewer and 1 water"
- building separations
- demolition of the standing structure down to 1 foot below grade
- removal off all debris and hauled away to a "RACM" approved facility
- hauling away all concrete/debris created
- backfilling void created during demolition process with a granular fill
- apply 4" of ¾ road stone over the lot after demolition process has been completed
- Work performed during normal business hours 7am – 5pm Monday – Friday.
- Clean-up of all debris created by contracted demo process
- All Material** to be hauled out and treated at **RACM**

Proposal does not include:

- Hazardous removal "asbestos"
- Underground buried debris (if any) including tanks
- Pumping of septic tank if needed
- Patch to match surface restorations

Total price: **\$145,464**

Aric Kos
Field Operations Manager/Estimator
D.W. Zinser Company
319-400-8602 – Cell
319-846-8090 - Office



May 28, 2024

City of Muscatine

Attn: April Limburg

Re: 417 Mulberry Demolition
Muscatine, IA

Ms. Limburg,

Valley Construction Co. respectfully submits our proposal for the subject project for the lump sum price of **\$65,500.00** as described below. This proposal is based on existing conditions at time of bid.

General:

- Proposal firm 30 days.
- This proposal, including terms and conditions, if accepted will become part of any contract document.
- If not specified otherwise, any time and material work requested in addition to this proposal will be invoiced at our current time and material rates.

Scope of work:

- Provide permits and notifications necessary to complete the scope of work.
- Utility locates on property if necessary
- Utility disconnects - 1 sewer and 1 water
- Building separations.
- Demolition of the standing structure down to 1 foot below grade.
- Removal off all debris and hauled away to a "RACM" approved facility.
- Haul away all concrete/debris created.
- Backfilling void created during demolition process with a granular fill.
- Apply 4" of $\frac{3}{4}$ road stone over the lot after demolition process has been completed.
- Pour back any concrete/asphalt disturbed.
- Work performed during normal business hours 7am – 5pm Monday – Friday.
- Clean-up of all debris created by contracted demo process.

Clarifications:

- All material to be hauled out and treated at RACM.

3610 78th Avenue West, Rock Island, IL 61201
309.787.0292
www.valleyconstruction.com



Exclusions:

- Testing, fees, bond, engineering, construction layout.
- Contractors Pollution Liability Insurance.
- Removal, replacement or remediation of unsuitable soils.
- Undercutting, conditioning, or stabilization of soils.
- Winter provisions of any kind.
- As-built drawings.

If you have any questions or comments regarding this proposal, please call Ken Harris at (309) 333-6144.

Sincerely,

A handwritten signature in blue ink, appearing to read "Ken Harris", is positioned above the printed name.

Ken Harris
Chief Estimator



Project References

a. Davenport Community School District-Washington & Monroe Elementary School Demos

Project \$649,999.00

04/2024

Mark Miller 309-762-0511 (Bray Architects)

Dawn Evans 563-336-7523 (Davenport Community School District)

b. Dutrac Community Credit Union Demo

Project \$198,006.50

04/2024

Kathy Collins 563-459-4600 (Russell Construction)

c. City of Rock Island Bear Manufacturing Demo

Project \$163,350.00

03/2024

Jerad Irvine 309-732-2054 (City of Rock Island-Building Official)

d. City of Rock Island Fire Station #5 Demo

Project \$72,500.00

May 1, 2023

Jeff Laxton-309-732-2906 (City of Rock Island-Construction Officer)

e. Alter-Argonne Building Demo

Project \$250,176.00

January 6, 2023

Jim Bell-314-787-3912 (Alter Trading Corporation)

f. Moline Dispatch-Demo

Project \$262,475.00

October 14, 2022

Cindy Mire-563-650-7669

g. Scott County-Tremont Site Building Demo

Project \$145,575.50

November 8, 2022

Kirsta Ehmke-847-241-6100 (Wold Architects & Engineers)

h. Modern Woodmen Bank Demo

Project \$1,504,263.63

September 23, 2020

Tim Fanella-309-793-5510 (Modern Woodmen)

3610 78th Ave West, Rock Island, IL 61201 ■ Phone 1.309.787.0292

www.valleyconstruction.com















City of Muscatine

ITEM NUMBER 2024-0246

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Richard Klimes, Parks and Recreation Director
Melissa Baker, Parks Supervisor

SUBJECT

Resolution Awarding a Contract to Sulzco, LLC, in the amount of \$442,172.25 for the Weed Park Lagoon Project.

EXECUTIVE SUMMARY

Resolution Awarding a Contract to Sulzco, LLC, in the amount of \$442,172.25 for the Weed Park Lagoon Project.

STAFF RECOMMENDATION

City staff and the project engineer evaluated the submitted proposals and found them to be responsive, responsible and recommend award of the Weed Park Lagoon Project to Sulzco, LLC in the amount of \$442,172.25.

BACKGROUND/DISCUSSION

Weed Park is a 64 acre City of Muscatine Park that was donated to the citizens of Muscatine by Dr. James and Mary Weed in 1899. There are two lagoons located on the north side of the park that are in need of repair. The project involves renovating the two lagoons and repairing and or replacing some of the existing amenities. This will include bank stabilization, observation deck replacement, lagoon dredging, trail development, bench pods, duck island stabilization, repairing lagoon leaks, and addressing the drainage flow into the lagoons.

CITY FINANCIAL IMPACT

The project budget, including engineering fees, is \$500,000.00. The expected total project cost after bidding is roughly \$548,122.25. The engineering fees are \$65,950.00, the deck replacement which is being bid separately to save expenses is set at \$40,000.00, and the proposed current project bid is \$442,172.25. The project expense overage will be covered by other available project funds, recent park donations or future bond proceeds.

ATTACHMENTS

1. Resolution Awarding Contract for Weed Park Lagoon Project
2. Martin & Whitacre

RESOLUTION _2024-0246

A RESOLUTION AWARDING CONTRACT FOR THE WEED PARK LAGOON PROJECT.

WHEREAS, the City Council of the City of Muscatine, Iowa, has approved the design, plans, specifications, and form of contract for the Weed Park Lagoon Project; and

WHEREAS, the City Council released the plans and specifications to the public on April 18, 2024; and

WHEREAS, the City Council established a proposal opening date for the Weed Park Lagoon Project for May 13, 2024 at 2:05 p.m. in the City Council Chambers; and

WHEREAS, said proposals have been opened by the City Clerk and evaluated for compliance with proposal instructions; and

WHEREAS, it is now necessary for the City Council to accept the most qualified proposal and authorize the Mayor and City Clerk to enter into a contract for the Weed Park Lagoon Project,

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF MUSCATINE, IOWA, that the City accept the proposal submitted by Sulzco, LLC for the Weed Park Lagoon Project, as specified and designed, in the amount of \$442,172.25.

BE IT FURTHER RESOLVED, that the Mayor and City Clerk are hereby authorized and directed to execute a contract with Sulzco, LLC for construction of the same.

PASSED, APPROVED, AND ADOPTED by the City Council for the City of Muscatine on this, 6th day of June, 2024.

BY THE CITY COUNCIL OF THE
CITY OF MUSCATINE, IOWA

Dr. Brad Bark, Mayor

ATTEST:

Carol Webb, City Clerk



**Martin & Whitacre
Surveyors & Engineers, Inc.**

May 15, 2024

Mr. Richard Klimes, Parks & Recreation Director
City of Muscatine
215 Sycamore Street
Muscatine, Iowa 52761

**SUBJECT: Weed Park Improvements
Muscatine, IA
Bid Tabulation and Recommendation Letter
MW Job # 9001**

Dear Mr. Klimes:

Bids were received at 2:00 p.m. on Monday, May 13, 2024 for the above referenced project. Eight bids were received. The low base bid bidder was SulzCo, LLC at \$385,807.50. There are 10 alternate bid items that also had to be evaluated for dredging the east lagoon, flexamat instead of riprap, sidewalks, tree removal, and removals and clearing on the island of the west lagoon. Sulzco's alternate bid total was also the lowest based on all possible alternate bid item decisions by the City Council. Martin & Whitacre recommends the base bid be awarded with the alternate bid items for the sidewalks, tree removal, and island removals and clearing for \$442,172.25. If this amount does not work with the City's budget on the project, the City could delete the sidewalks from this amount and award \$391,807.50. If the alternate bid items for the tree removal and removals and clearing at the island are not accepted, then the City will need to do this work themselves. The City has a limited budget for this project to cover the engineering, construction, and deck replacement so it will need to decide which option it wants to go ahead with. See attached bid tabulation for a summary of all bids and the engineer's estimate.

We have examined the Bidding documents and we find the Sulzco, LLC. bid to be responsive and recommend award of this contract to Sulzco, LLC. The base bid of \$385,807.50 was \$70,952.50 lower than the Engineer's Estimate of \$456,760.00, and \$33,314.60 lower than the next lowest bidder (Cornerstone Excavating, Inc.). The recommended alternates bid total of \$56,364.75 was \$23,148.25 lower than the Engineer's Estimate of \$79,513.00, and \$26,538.15 lower than the next lowest base bidder (Cornerstone Excavating, Inc.).

If you should have any questions regarding the bids, please contact me at (309) 314-3600. We look forward to starting construction on this important project as soon as possible.

Sincerely,

MARTIN & WHITACRE SURVEYORS & ENGINEERS, INC.

Michael W. Janecek, P.E.
VP / Sr. Civil Engineer
mjanecek@martin-whitacre.com



City of Muscatine

ITEM NUMBER 2024-0251

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Jon Koch, Water Pollution Control Plant Director

SUBJECT

Resolution Accepting Completed Work by General Contractors, Inc. for the Replacement UV Disinfection System Project at the Water and Resource Recovery Facility and Authorizing Final Payment in the amount of \$27,748.17.

EXECUTIVE SUMMARY

Request approval of the resolution accepting completed work by General Contractors, Inc. under the Replacement UV Disinfection System Project at the Water and Resource Recovery Facility and authorizing final payment. The engineers have certified that the work performed is in substantial accordance with the plans and specifications and that the final amount of the contract is \$554,963.39.

STAFF RECOMMENDATION

Staff recommends approving the resolution for completion of this project.

BACKGROUND/DISCUSSION

The Replacement UV Disinfection Project contract with General Contractors, Inc. was approved by Council in October 2023 and construction started in November 2023 with a deadline for installation and function of the system by March 15th 2024 to meet state requirements. The contractor met that deadline and has been completing other work to finish the job. The engineers from V&K have certified that the work performed is in substantial accordance with the plans and specifications. The original contract price was for \$545,000.00 with two change orders totaling \$9,963.39 for a construction cost total of \$554,963.39. The UV equipment from Trojan Technologies was purchased separately by the City for \$545,000.00 to speed up delivery and reduce the cost of contractor mark-ups. Engineering costs for V&K were \$114,800.00 for a total project cost of \$1,214,763.39. It was funded from the Plant Replacement Reserve and was estimated at \$1,206,000.00

CITY FINANCIAL IMPACT

This was budgeted from the Plant Replacement Reserve and came in just \$8,763.39 over estimates.

ATTACHMENTS

1. Resolution for Closeout UV Project.240606
2. Certificate of Completion UV Proj.240530
3. Certificate of Completion Ltr

RESOLUTION NO. 2024-0251

**RESOLUTION ACCEPTING COMPLETED WORK PERFORMED UNDER
THE REPLACEMENT UV DISINFECTION PROJECT
AND AUTHORIZING FINAL PAYMENT**

WHEREAS, the City of Muscatine approved the Plans, Specifications, and Form of Contract for the Replacement UV Disinfection Project; and

WHEREAS, the City of Muscatine entered into a contract for said project with General Constructors, Inc. with two (2) change orders totaling an additional \$9,963.39, for a total contract amount of \$554,963.39; and

WHEREAS, all work under the contract has been completed by General Constructors, Inc. and approved and accepted by the Water Pollution Control Plant Director and appears to meet the requirements of the Plans and Specifications heretofore adopted by this Council; and

WHEREAS, the amount of \$527,251.22 has been previously paid to General Constructors, Inc. and a balance of \$27,748.17 for the project retainage remains due and payable;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MUSCATINE, IOWA, that the City of Muscatine accept the completed work under the Replacement UV Disinfection Project and thereafter make a payment of \$27,748.17 which represents the remaining retainage thirty (30) days from the date of this acceptance.

PASSED, APPROVED, AND ADOPTED THIS 6th DAY OF JUNE, 2024.

CITY COUNCIL OF THE CITY OF MUSCATINE, IOWA

BY: _____
Dr. Brad Bark, Mayor

ATTEST:

Carol Webb, City Administrator

CERTIFICATE OF COMPLETION

REPLACEMENT UV DISINFECTION SYSTEM PROJECT MUSCATINE, IOWA

May 30, 2024

We hereby certify that we have made an on-site review of the completed construction of the REPLACEMENT UV DISINFECTION SYSTEM PROJECT under the Contract as performed by General Constructors, Inc. of Bettendorf, Iowa.

As Engineers for the project, it is our opinion that the work performed is in substantial accordance with the plans and specifications and that the final amount of the contract is Five Hundred Fifty-Four Thousand Nine Hundred Sixty-Three and 39/100 Dollars (\$554,963.39).

VEENSTRA & KIMM, INC.

Accepted: **CITY OF MUSCATINE, IOWA**

By Emily Pinebaugh

By _____

Title Project Engineer

Title Mayor

Date May 30, 2024

Date _____

Job No. 20821



VEENSTRA & KIMM INC.

2600 University Parkway, Suite 1
Coralville, Iowa 52241

319.466.1000 // 888.241.8001
www.v-k.net

May 30, 2024

Jon Koch
City of Muscatine
Water & Resource Recovery Facility
1202 Musser Street
Muscatine, IA 52761

MUSCATINE, IOWA
REPLACEMENT UV DISINFECTION SYSTEM PROJECT
CERTIFICATE OF COMPLETION

Attached is the Certificate of Completion for the project. The final contract price is \$554,963.39. The certificate should be executed by the Mayor after the City Council has approved acceptance of the project.

Please print and sign two (2) copies of the Certificate of Completion. Forward one copy to our office and keep the other copy for your files.

Pay Application No. 7 in the amount of the retainage is also included with this letter for consideration at the next council meeting. The approved pay application may be paid after 30 days has elapsed from the date of acceptance of the project by the City.

Should you have any questions or comments concerning the enclosed information, please contact us at 319-466-1000.

VEENSTRA & KIMM, INC.

Emily Linebaugh, P.E.
20821
Enclosures



City of Muscatine

ITEM NUMBER 2024-0235

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Jodi Royal-Goodwin, Community Development Director

SUBJECT

Request to Approve a Contract with the Community Foundation of Greater Muscatine for \$26,250.00, to support the Community Grant Writer position.

EXECUTIVE SUMMARY

Presented for Council consideration is a request to approve the FY25 Community Grant Writer Agreement. This Agreement provides \$26,250 to support the grant writer position through June 30, 2025.

STAFF RECOMMENDATION

Staff recommends Council approve the Agreement.

BACKGROUND/DISCUSSION

Recognizing there are a number of grant opportunities that support local goals and needs that the City is unable to pursue due to ongoing workloads, The position is funded in partnership with Muscatine County and the Community Foundation of Greater Muscatine. Each partner contributes 1/3 of the salary and benefits for the position. Council approved the first Community Grant Writer Agreement at the September 16, 2021, meeting.

To date, the Community Grant Writer has:

- Submitted 34 grants
- Received awards for 12 grants
- Total value of grants received exceeds \$8.2 million

This contract continues the grant writer services through FY25.

CITY FINANCIAL IMPACT

Funding for the Community Grant Writer is included in the FY25 budget.

ATTACHMENTS

1. FYE June 30, 2025 Grant Agreement
2. 2024 June Grant Writer Report (Updated 052824)

**AGREEMENT FOR COLLABORATIVE PARTNERSHIP
to Establish a Community Grant Writer Position**

by and between

The City of Muscatine, Iowa, Muscatine County, Iowa,
and the Community Foundation of Greater Muscatine

This Agreement Is entered into between the City of Muscatine, Iowa, an Iowa municipal corporation (hereinafter "City"), Muscatine County (hereinafter "County"), an Iowa County, and the Community Foundation of Greater Muscatine (hereinafter "CFGM"), an Iowa not-for-profit, for the purpose of establishing a collaborative partnership in support of a Community Grant Writer position (hereinafter "Agreement").

WHEREAS, strategic priorities of the parties hereto are often overlapping and mutually beneficial; and

WHEREAS, an increase of resources available to address identified strategic priorities would benefit the parties hereto and residents throughout the County; and

WHEREAS, the parties hereto desire to enter into this Agreement in an effort to coordinate and thereby access funds on an immediate basis and to thereafter determine their respective benefits from this Agreement and adjust the Agreement terms at that time.

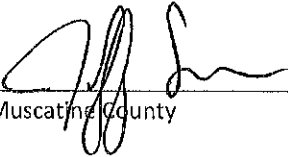
IN EXCHANGE FOR VALUABLE AND ADEQUATE CONSIDERATION, which ALL parties acknowledge and agree, exists at this time and for their respective benefits, it is hereby agreed as follows:

1. **Receipt of Funds.** The City, County, and CFGM each agree to allocate \$26,250 for a twelve (12) month period beginning July 1, 2024, to CFGM and for use as directed within this Agreement. Any additional or future funding obligations, if any, will be determined at the sole discretion of the individual parties at a future date.

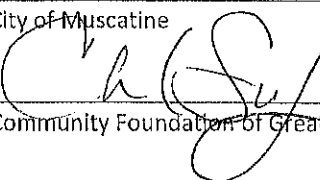
2. **Use of Funds.** As a condition of the receipt of the funds set forth in paragraph 1, CFGM agrees to expend such funds pursuant to the following:
 - A. Funds shall be used for salary, benefit, equipment, space and other operational expenses, travel, and training expenses related to the Community Grant Writer position (hereinafter "Grant Writer").
 - B. All such funds shall be used in conformance with all applicable federal, state, and local laws and shall not be used so as to violate any laws, regulations, or codes applicable to governmental entities for employment.
 - C. CFGM will provide a semi-annual report of activity, as well as a billing invoice in the amount of \$13,125.
 - D. Any funds necessary or needed beyond \$26,250 will be paid solely by CFGM, unless either the City or the County elects to further contribute and then only after they have investigated and determined the benefit to their respective citizens.
3. **Position Establishment.**
 - A. **Employment.** The Grant Writer position will be established as an employee of the CFGM, and in no way shall be construed as an employee of the City or County. CFGM agrees to indemnify and hold the City and County harmless, including defense costs, attorney's fees, expenses, and related costs, and then from all claims that may arise because of the Grant Writer's employment by CFGM.
 - B. **Supervisory and Managerial Control.** One (1) representative from the City, County, and CFGM, hereinafter to be known as the "Grant Collaborative," will review performance.
4. **Grant Identification.** As a condition of the receipt of the City, County, and CFGM funds as set forth in paragraph 1, the parties hereby agree to abide by the following terms and conditions:
 - A. The parties will utilize a prioritization matrix that aligns with community priorities that are mutually established and agreed upon, at least semi-annually, and which will serve as a mechanism to filter grant application opportunities in alignment with timing deadlines and priorities. Grant opportunities may be brought forward for consideration by any of the parties and/or the Grant Writer.

- B. Grant priorities shall include, collaborative, upstream opportunities including, but not limited to the following:
 - a. Creation of or improvement in housing
 - b. Economic development via attraction, retention, and/or expansion of businesses and workforce
 - c. Expansion or enhancement of educational workforce training and upskilling
 - d. Expansion or enhancement of health care services and/or facilities
 - e. Other public purposes that promote the general welfare and prosperity of the community including meeting the challenges of increasingly complex social, economic, equity, and technological opportunities.
 - C. Grants requiring matching funds, prior to or subsequent to award will be evaluated and identified on a case-by-case basis, with communication and agreement by all the parties. When required or appropriate such applications will be brought before the appropriate governing body(ies) for approval prior to submission.
 - D. Grants may be written under the fiscal sponsorship of any of the parties or qualifying collaborative party, but only with prior consent received through the appropriate member of the Grant Collaborative.
5. **Grant Writer Responsibilities.** The Grant Writer is responsible for marshaling resources to our community by researching, drafting, and submitting grant proposals and CFGM acknowledges and agrees that they will hire a duly qualified and capable Grant Writer. The following is a general summary of the Grant Writer's responsibilities:
- A. Developing relationships and collaborating with the Grant Collaborative and key stakeholders.
 - B. Maintaining proficient knowledge of community priorities, data, and programs.
 - C. Identifying grant funding opportunities.
 - D. Writing, submitting, and managing grant proposals.
 - E. Furnishing prospective funders with supporting documents.
 - F. Facilitating collaborative meetings.
 - G. Compiling a semi-annual activity report.
 - H. Maintaining appropriate records.
 - I. Other duties and responsibilities as may be discussed and assigned by the Grant Collaborative and which serve the interests of the citizens of Muscatine County.

6. **Retention and Access to Records.** CFGM will give any authorized representative of the City or County access to, with reasonable notice, the right to examine all records related to the expenditure of the City or County payments. CFGM shall keep financial records and all other records pertaining to these funds for a minimum of five (5) years. The City, County, and CFGM agree to maintain files, correspondence, and other information confidential and in accordance with the Health Insurance Portability and Accountability Act (HIPAA) requirement(s).
7. **Payments.** The City and County shall each send funds to CFGM within ninety (90) days of the contract start date identified above. City and County retain the authority to demand a refund or withhold future payments if it is determined the proposed or continued use of the funds violates the terms of this Agreement, any applicable law, or is contrary to the appropriate use of public funds.
8. **Assignment.** CFGM shall not voluntarily or by operation of law assign, hypothecate, give, transfer, mortgage, sublet, license, or otherwise transfer or encumber all or part of its rights, duties, or other interests in this Agreement or the proceeds thereof without the prior written consent of the City, County, and CFGM. Any attempt to make an assignment in violation of this provision shall be a material default under this Agreement and any assignment in violation of this provision shall be null and void.
9. **Miscellaneous.** This Agreement, and any dispute arising from the relationship between the parties to this Agreement, shall be governed by the laws of the State of Iowa. This Agreement and all other agreements, exhibits, and schedules referred to in this agreement constitutes the final, complete, and exclusive statement of the terms of the agreement between the parties pertaining to the subject matter of this Agreement and supersedes all prior and contemporaneous understandings or agreements of the parties. Any dispute herein by one (1) or more of the parties shall be submitted to binding arbitration and then within thirty days (30) of the submission of written request by one or more of the parties to the Grant Collaborative.
10. **Severability.** If any term or provision of this Agreement is determined to be illegal, unenforceable, or invalid in whole or in part for any reason, such illegal, unenforceable, or invalid provisions or part thereof shall be stricken from this Agreement, and such provision shall not affect the legality, enforceability, or validity of the remainder of this Agreement.


Muscatine County

04/15/24
Date

City of Muscatine

Community Foundation of Greater Muscatine

Date
12/4/23

COMMUNITY GRANT WRITER

Leveraging partnerships in Muscatine County to maximize impact.

Muscatine County | City of Muscatine | Community Foundation of Greater Muscatine

Since January 2024, the grant writer has:

- Submitted seven grant proposals.
- Received two grant awards for \$104,077 and an in-kind paint donation.
- Awaited notification on \$3,123,549 in outstanding requests.
- Monitored and evaluated numerous funding opportunities, submitting 15 to the Grant Collaborative for feedback and scoring.
- Met with representatives from the city, county, and community organizations to learn about their needs and share grant opportunities.
- Held two quarterly Grant Writers Network meetings.
- Maintained the Grant Writers Network web page.

Awarded \$104,077 from the Iowa Department of Education for Jefferson Elementary School

Three grants worth a combined \$3,123,549 remain outstanding

Community Priority Areas



Housing



Economic Development



Workforce Training

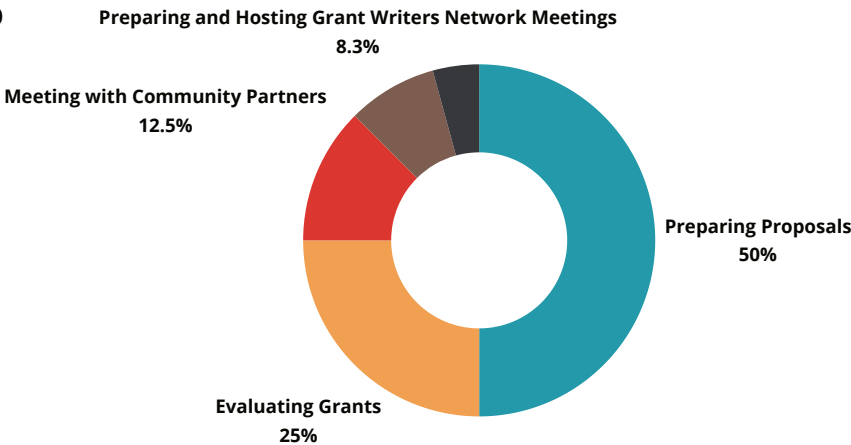


Healthcare



Quality of Life

Over \$3.3 million in funding requested



Lead the community and drive change



Collaborate with area partners



Apply for grants across public and private sources



Evaluate and research grants

ALL GRANTS APPLIED FOR AND AWARDED BY COMMUNITY PRIORITY AREA

Legend:

-  Grants applied for
-  Grants awarded

HOUSING



1. W.K. Kellogg Letter of Inquiry, Ignite Vitality: Mulberry, 2022
2. Telligen Community Initiative, Ignite Vitality: Mulberry, 2022
3. IFA HOME, Six 3D-printed homes, 2022, awarded, \$1,890,000
4. Older Adult Home Modification Program, Senior home repairs, 2022
5. CDBG Community Facilities and Services, Ignite Vitality: Mulberry, 2022, awarded, \$1,850,000
6. Enterprise Challenge, Ignite Vitality: Mulberry, 2023
7. Community Project Funding, Clark House repairs, 2023
8. IFA HOME Down Payment Assistance, First-time homebuyer support, 2023, awarded, \$317,000
9. Thriving Communities, Designation supporting housing development, 2023, awarded
10. W.K. Kellogg Letter of Inquiry, Ignite Vitality: Mulberry, 2023
11. The Standard Letter of Inquiry, Ignite Vitality: Mulberry, 2023
12. State Farm Foundation Letter of Inquiry, Ignite Vitality, Mulberry, 2023
13. Alliant Energy Giving for Good, 3D home printing, 2023
14. The Ivory Prize, Prototyping homebuilding methods, 2023

ECONOMIC DEVELOPMENT



1. RAISE, Isett Avenue reconfiguration planning, 2022, awarded, \$2,002,000
2. Carver Trust, Indoor sports dome, 2022
3. Destination Iowa, Indoor sports dome, 2022, awarded, \$1,000,000
4. Enhance Iowa (CAT), Indoor sports dome, 2023
5. Paul Bruhn Historic Revitalization, Downtown facade rehabilitation, 2023, awarded, \$747,148
6. Community Catalyst, 113 Iowa Avenue rehabilitation, 2024, pending results
7. Paint Iowa Beautiful, 701 Orange Avenue Facade, 2024, awarded, in-kind paint donation

EDUCATION AND WORKFORCE TRAINING



1. Full Service Community Schools, Muskie Connect collaborative leadership, 2022
2. Full Service Community Schools, Close identified learning gaps, 2023
3. Telligen Community Initiative: Health Workforce Development, Fueling the Future, 2024
4. Learning Beyond the Bell, Jefferson elementary School after-school and summer programs, awarded, \$104,077
5. Mutual of America Foundation Community Partnership Award, Fueling the Future, 2024, pending results

HEALTHCARE



1. Prairie Meadows Legacy Program, Mulberry Clinic rebuilding, 2022
2. Prairie Meadows Legacy Program, Mulberry Clinic rebuilding, 2023
3. Max and Victoria Dreyfus Foundation, Mulberry Clinic rebuilding, 2023

QUALITY OF LIFE



1. Affordable Connectivity Program, Low-cost internet access, 2023, awarded, \$83,000
2. Law Enforcement Mental Health, Wellness, and Awareness, Officer mental health program, 2023, awarded, \$200,000
3. Byrne JAG - Criminal Justice Enhancement, Riverfront surveillance equipment, 2023, awarded, \$19,430
4. AARP Community Challenge, Historical walk signage, 2024
5. Community Project Funding, Redundant force main, 2024, pending results



City of Muscatine

ITEM NUMBER 2024-0238

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Jodi Royal-Goodwin, Community Development Director

SUBJECT

Request to Approve an Agreement with Muscatine Center for Social Action in the Amount of \$30,000.00, to Provide Housing Stabilization Services for Fiscal Year 2025.

EXECUTIVE SUMMARY

Presented for Council approval is an Agreement to provide \$30,000 to Muscatine Center for Social Action (MCSA) to provide housing stabilization services through a Housing Navigator position in Fiscal Year (FY) 2025. Funding for this Agreement is included in the City's adopted FY25 budget.

STAFF RECOMMENDATION

Staff recommends approval of the Agreement with MCSA.

BACKGROUND/DISCUSSION

Beginning in Fiscal Year 2017 the City has allocated funding to be used to contract with MCSA for housing stabilization services . These services are provided by a Housing Navigator. The Navigator works with families experiencing housing instability to identify the barriers to stability, increased income, and lease an appropriate unit.

Initially, this Agreement was for MCSA to provide case management to Muscatine Municipal Housing Agency (MMHA) clients at-risk of losing their housing or unable to secure housing with an issued Housing Choice Voucher. MCSA provides this service through the Housing Navigators, and, while services are not exclusively available to MCSA, saves MMHA substantial resources that would otherwise be required to process new voucher participants and turnover in public housing units.

We now also utilize the Housing Navigator to assist families in units that are found to be unsafe or otherwise uninhabitable by Building Inspectors or Community Service Officers. This is typically when a unit must be posted for no utilities, but also includes owner-occupied units that have deteriorated into unsafe conditions and even outreach to individuals identified as being homeless. Referrals from City staff are made when a family is at-risk of losing their

assisted housing or if inspectors must post a unit or identify other families in uninhabitable areas.

CITY FINANCIAL IMPACT

All funding for this contract was allocated in the FY25 budget.

ATTACHMENTS

1. 24-25 MCSA Contract

AGREEMENT FOR THE RECEIPT AND USE OF CITY FUNDS

by and between

The City of Muscatine, Iowa
and
Muscatine Center for Social Action (MCSA)

This Agreement is entered into between the City of Muscatine, Iowa, an Iowa municipal corporation (hereinafter “City”) and Muscatine Center for Social Action (the “Agency” or “MCSA”), an Iowa not-for-profit organization organized in the State of Iowa, on the 1st day of July, 2024, for the purpose of establishing certain conditions on the receipt, expenditure and use of City funds received by the Agency.

I. Receipt of City Funds. The City agrees to allocate \$30,000 for fiscal year 2023/2024 to the Agency for use as directed within this Agreement. Such funds shall be paid as follows: two payments of \$15,000 shall be paid during the funding year, the first in July 2024 and the final payment in January 2025.

II. Use of City Funds. As a condition of the receipt of the City funds set forth in paragraph I, the Agency agrees to expend such funds pursuant to the following:

- A. Funds shall be used for salary and benefit expenses of the Housing Navigator.
- B. The Housing Navigator shall work with Muscatine Municipal Housing Agency clients to obtain or maintain appropriate housing. Clients may be referred by MMHA or seek assistance independently.
- C. All such funds shall be used in conformance with all applicable federal, state and local laws.

III. Reporting Requirements. As a condition of the receipt of the City funds set forth in paragraph I, the Agency hereby agrees to abide by the following reporting guidelines:

- A. MCSA staff will contact the client referred by Muscatine Municipal Housing Agency (“MMHA”) within one (1) business day of receiving a referral.
- B. MCSA will provide reports of the following figures to the City on a bi-annual basis (July and January):
 - a. MCSA will report the number of new referrals that are MMHA clients.
 - b. MCSA will report how long, on average, clients are served with each referral.
 - c. MCSA will report the number of referrals (MMHA clients) receiving financial assistance and/or supportive services.
 - d. MCSA will report the number of MMHA clients retaining their housing (Section 8 HCV, public housing, or Hershey Manor).

- e. MCSA will report the number of clients assisted to lease up on MMHA programs.

C. MCSA shall provide copies of the following documents within nine (9) months of the end of the Agency's last fiscal year:

- a. The Agency's current IRS form 990 as well as a copy of the current corporate annual report filed with the Iowa Secretary of State.
- b. A copy of the Agency's current financial audit.
- c. A summary of how the City funds were used and an assessment of the Agency's annual accomplishments and outcomes.
- d. A copy of the Agency's budget for the next fiscal year.

IV. Independent Contractor. The Agency agrees that it is an independent contractor of the City, and that the employees, agents, and vendors of the Agency are not employees of the City.

V. Retention and Access to Records. The Agency will give the City, the City Administrator, or any authorized representative of the City access to and the right to examine all records related to the expenditure of City funds. The Agency shall keep financial records and all other records pertaining to these funds for a minimum of three (3) years. The City may, at its sole option, conduct an audit related to this Agreement. The Agency shall, upon City's request, make its records, employees, and property related to the homeless prevention program, MMHA clients, or the use of City funds available within a reasonable timeframe. The City and MMHA agree to maintain files, correspondence and other information confidential and in accordance with the Health Insurance Portability and Accountability Act (HIPAA) requirements.

VI. Withholding of Payment. The City shall retain the authority to withhold any and all payments to the Agency if, in the sole judgment of the City, the proposed or continued use of the funds violates the terms of this Agreement, any applicable law, or is contrary to the appropriate use of public funds.

VII. Assignment. The Agency shall not voluntarily or by operation of law assign, hypothecate, give, transfer, mortgage, sublet, license, or otherwise transfer or encumber all or part of its rights, duties, or other interests in this Agreement or the proceeds thereof without the prior written consent of the City. Any attempt to make an assignment in violation of this provision shall be a material default under this Agreement and any assignment in violation of this provision shall be null and void.

VIII. Miscellaneous. This Agreement, and any dispute arising from the relationship between the parties to this Agreement, shall be governed by the laws of the State of Iowa. This Agreement and all other agreements, exhibits, and schedules referred to in this Agreement constitute(s) the final, complete, and exclusive statement of the terms of the agreement between the parties pertaining to the subject matter of this Agreement and supersedes all prior and contemporaneous understandings or agreements of the parties. If any term or provision of this Agreement is determined to be illegal, unenforceable, or invalid in whole or in part for any reason, such illegal, unenforceable, or invalid provisions or part thereof shall be stricken from this

Agreement, and such provision shall not affect the legality, enforceability, or validity of the remainder of this Agreement.

SIGNED this 4th day of June, 2024.

Dr. Brad Bark, Mayor
City of Muscatine



Angela Johnson, Board President
Muscatine Center for Social Action

ATTEST:

Carol Webb
City Clerk



City of Muscatine

ITEM NUMBER 2024-0247

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Joe Timmsen, Battalion Chief
Mike Hartman, Assistant Fire Chief

SUBJECT

Request to Approve the Issuance of a Purchase Order to Midwest Breathing Air LLC, in the amount of \$60,853.81, for a Mako BAM07HE3 Breathing Air Fill Station and Compressor.

EXECUTIVE SUMMARY

The purpose of this item is to fill SCBA bottles with clean breathing air so we can enter hazardous environments that pose a risk to life or health. This is also the only way to fill our portable air trailer and portable breathing air cylinders mounted on our Hazmat Truck, as neither of those vehicles has a mounted air compressor. Mechanical failures and increased maintenance with our current compressor have increased over the last several years. The breathing air utilized by our staff is required by OSHA to meet the Grade D breathing air standard and this new compressor will help to ensure proper air quality.

The current air compressor was purchased in 2007 from a Federal (AFG) grant with a 10% City match. This is a planned replacement now that it's 17 years old; the department has historically replaced our breathing air compressors at about 15 years. An amount of \$68,000 for this purchase was approved in the 2023 FY budget. The purchase was postponed in July 2023 in an attempt to obtain grant funding. We were not awarded the grant so we are moving forward with this purchase.

The department obtained several quotes for new compressors, which included enclosed system and open system compressors. With an enclosed system, the parts are contained and protected from dirt and dust, the noise levels are reduced, and the safety factor is higher due to all moving parts being enclosed within a housing. In an open system, the parts are exposed and there is a large fan exposed that creates significant airflow. Our present compressor room is also used for air pack maintenance, records, and storage. An open system would cause issues with these other activities and increase exposure to dirt, debris, and create additional everyday wear and tear. An open system is also much louder and would amplify the noise in the area of the compressor. We are unable to move these other tasks to a different room due to lack of space at the PSB. Due to safety, maintenance, and space, the recommendation is for

an enclosed system design.

The lowest bid for an enclosed system is the Mako BAM07HE3 through Midwest Breathing Air LLC for the amount of \$60,853.81. This is a newer model of our current system and the quote is from the vendor we presently use for ongoing maintenance and air quality testing. This compressor is also used by several mutual aid partners and has received excellent recommendations.

The department received quotes from three vendors. The lowest bid for an enclosed system is the one we recommend.

STAFF RECOMMENDATION

We recommend purchasing the Mako BAM07HE3 enclosed breathing air system through Midwest Breathing Air LLC for \$60,853.81.

BACKGROUND/DISCUSSION

This was approved for purchase in the current fiscal year. Quotes for the enclosed system were the Mako BAM07HE3 through Midwest Breathing Air LLC for \$60,853.81 and \$76,994 for a Bauer enclosed system. The open system quotes were \$62,279 Bauer system through Alex Air and \$58,643 (shipping not included) from Dinges Fire. Due to our needs, an open system is not recommended.

CITY FINANCIAL IMPACT

This item was budgeted for purchase in the current fiscal year for \$68,000. We are recommending spending \$60,853.81, which is \$7146.19 under the budgeted amount.

ATTACHMENTS

1. Best Quote Midwest Breathing Air Encapsulated
2. Bauer Quote 1
3. Bauer Quote 1 pt 2
4. stallion qoute 2

Midwest Breathing Air L.L.C.

25854 Garland St
Morning Sun, IA 52640

Web Site: www.midwestbreathingair.com
E-mail mindyfrench@midwestbreathin...
Phone # 800-517-6455

**Quotation**

Date	Proposal #
5/6/2024	14067

BILL TO:

Muscatine Fire Department
312 East 5th St.STE.#2
Muscatine, IA 52761

SHIP TO:

Muscatine Fire Department
312 East 5th St.
Muscatine, IA 52761

			Terms	P.O. No.
			Net 30	
Item	Description	Qty	Unit Price	Total
BAM07HE3	Estimate for new Compressor System for New Station Mako model BAM07HE3 Breathing Air Module compressor package including: -Four stage, air-cooled compressor (20.7 cfm @ 6000 psi) -15 Horsepower electric motor (208/230V/ 3 phase) -UL listed electric panel -Direct online IEC starter package -PLC controller -Instrumentation / controls: -High air temperature switch -Low oil pressure switch -Start/stop air pressure switch -Overtime timer -Gauge panel including: -Hour meter -High air temperature warning light -Low oil pressure warning light -High air pressure light -Emergency stop button -Final stage pressure gauge -MK5C purification system (processes 82,000 cf w/ a 70 F inlet) -Automatic condensate drain with muffler reservoir -Enclosed, insulated, vertical cabinet -Hinged access door in front -Removable, hinged access doors on sides -1/4" JIC male outlet fitting	1	40,462.09	40,462.09
Thank You For Your Business			Subtotal	
			Sales Tax (7.0%)	
			Total	

Customer Acceptance _____ Date _____ PO# _____

Midwest Breathing Air L.L.C.

25854 Garland St
Morning Sun, IA 52640

Web Site: www.midwestbreathingair.com
E-mail mindyfrench@midwestbreathin...
Phone # 800-517-6455

**Quotation**

Date	Proposal #
5/6/2024	14067

BILL TO:

Muscatine Fire Department
312 East 5th St.STE.#2
Muscatine, IA 52761

SHIP TO:

Muscatine Fire Department
312 East 5th St.
Muscatine, IA 52761

			Terms	P.O. No.
			Net 30	
Item	Description	Qty	Unit Price	Total
	-Weight: 1193 lb			
Thank You For Your Business			Subtotal	
			Sales Tax (7.0%)	
			Total	

Customer Acceptance _____ Date _____ PO# _____

Midwest Breathing Air L.L.C.

25854 Garland St
Morning Sun, IA 52640

Web Site: www.midwestbreathingair.com
E-mail mindyfrench@midwestbreathin...
Phone # 800-517-6455

**Quotation**

Date	Proposal #
5/6/2024	14067

BILL TO:

Muscatine Fire Department
312 East 5th St.STE.#2
Muscatine, IA 52761

SHIP TO:

Muscatine Fire Department
312 East 5th St.
Muscatine, IA 52761

			Terms	P.O. No.
			Net 30	
Item	Description	Qty	Unit Price	Total
CO Monitor	CO Monitor with Auto Calibration	1	5,308.58	5,308.58
MBAS8ft hose per f...	HP 3/16" Paraflex hose 8 foot w/ 2 female ends, 6000 working/24000 burst	1	115.34	115.34
SSCFS3-4HP	Mako model SSCFS3-4HP Three position, SCBA/Scuba, containment fill station including: -Three position, front loading, containment fill station capable of holding a 120 cf 3500 psi Scuba cylinder -Latching front door with safety interlock -Three fill whips with isolation valves, bleed valves and SCBA fill adapters -Fill panel including: -Regulator complete with push action valve -Inlet and outlet gauges -Color zoned gauges -Safety relief valve on outlet of regulator set at 4700* psi -One fill control valve and gauge -Four bank cascade control with "to" and "from" valves -Bypass valve -Regulated auxiliary outlet with valve and high pressure male coupler -Embedded silk screen air flow schematic -Weight: 1077 lbs	1	16,308.27	16,308.27
SHP586C	ISO/UN 6000 psi cylinder	4	1,884.25	7,537.00
N-702	CGA 702 6000psi Reg inlet nut	4	44.90	179.60
NP-843	Inlet Nipple 702 Brass 6000 PSI	4	39.99	159.96
2404-4-4	Male Connector	4	12.85	51.40
Thank You For Your Business			Subtotal	
			Sales Tax (7.0%)	
			Total	

Customer Acceptance _____ Date _____ PO# _____

Midwest Breathing Air L.L.C.

25854 Garland St
Morning Sun, IA 52640

Web Site: www.midwestbreathingair.com
E-mail mindyfrench@midwestbreathin...
Phone # 800-517-6455

**Quotation**

Date	Proposal #
5/6/2024	14067

BILL TO:

Muscatine Fire Department
312 East 5th St.STE.#2
Muscatine, IA 52761

SHIP TO:

Muscatine Fire Department
312 East 5th St.
Muscatine, IA 52761

			Terms	P.O. No.
			Net 30	
Item	Description	Qty	Unit Price	Total
MBAS4fhose per f...	HP 3/16" Paraflex hose 4 foot w/ 2 female ends, 6000 working/24000 burst	4	67.62	270.48
Freight	Freight	1	1,200.00	1,200.00
Air Test Start Up	Air Test at Initial Start up	1	0.00	0.00
Installation	Installation and Instruction on operation	1	0.00	0.00
discount	15% Discount off list price	1	-10,738.91	-10,738.91
Options: 5 year Extended Warranty Add \$850 Price includes moving existing system to another station				
Thank You For Your Business			Subtotal	\$60,853.81
<i>Fittings to connect the fill stations/cascade to compressor may be charged in addition to the above estimate due to unknown variants in your station equipment, logistics, etc.</i> <i>Prices are subject to change.</i>			Sales Tax (7.0%)	\$0.00
			Total	\$60,853.81

Customer Acceptance _____ Date _____ PO# _____



312 Oak St S
 New London, MN 56273
 Phone: 800-264-2320
 Fax: 320-763-9077
 Email: orders@alexairapparatus.com
 Web Site: www.alexairapparatus.com

QUOTE

Date	Customer PO
4/2/2024	

BILL TO
Muscatine Fire Department Address on File Muscatine, Iowa Attn: BC Joe Timmsen

SHIP TO

S.O. #	Promise Date	Terms	Sales Rep
		N30	Karl Leslein

QTY	STOCK ORDER	PART NUMBER	DESCRIPTION	PRICE (Each)	PRICE (Extended)
1	ORDER	LEGACY2/13-E3	Bauer - Legacy 13 Open Design 6000psi Compressor	\$28,280.00	\$28,280.00
			13 scfm, 4-Stage, 10hp, Automatic Drain System,		
			Interstage Gauges, Grade E Purification, and Three		
			Phase 208v		
1	ORDER	CFS5.5/3S-PACKAGE	Bauer Three Position Fill Station with Base and	\$19,749.00	\$19,749.00
			Dual Function Top Mount Cascade Panel and Remote		
			Fill Hose Connection. Includes: Bulkhead fitting,		
			adjustable regulator (for up to 6000psi), gauges, isolation		
			valve, and Quick Connect/Disconnect.		
1	ORDER	CSCD-6-4	Alex Air, Cascade System, 6000psi, 4 Cylinder	\$9,650.00	\$9,650.00
			Includes: (4) ISO 6000psi Cascade Cylinder, Fittings,		
			Hose Connectors, and Mounting Hardware		
1	SERVICE	INSTALLATION	Installation of New System (Excludes Electrical Hook-up)	\$1,200.00	\$1,200.00
			Includes, Labor, Travel, Fittings, Airline, & Mounting		
			Equipment.		
1	SERVICE	INSTALLATION	Moving Current System from Current Station to New	\$1,200.00	\$1,200.00
			Location & Hooking it up. (Excludes Electrical Hook-Up)		

*CUSTOMERS THAT HAVE NOT PROVIDED TAX EXEMPT
 FORMS WILL BE CHARGED APPLICABLE SALES TAX

*FREIGHT PREPAID & ADDED

*F.O.B SHIPPING POINT

*THIS IS NOT AN INVOICE

Tax Rate

SHIPPING: \$2,200.00

SUB: \$60,079.00

TAX:

TOTAL: \$62,279.00

 Authorized Signature of Approval



312 Oak St S
 New London, MN 56273
 Phone: 800-264-2320
 Fax: 320-763-9077
 Email: orders@alexairapparatus.com
 Web Site: www.alexairapparatus.com

QUOTE

Date	Customer PO
4/2/2024	

BILL TO
Muscatine Fire Department Address on File Muscatine, Iowa Attn: BC Joe Timmsen

SHIP TO

S.O. #	Promise Date	Terms	Sales Rep
		N30	Karl Leslein

QTY	STOCK ORDER	PART NUMBER	DESCRIPTION	PRICE (Each)	PRICE (Extended)
1	ORDER	VAC13H-E3	Bauer Verticus 13 Enclosed Design 6000psi Compressor	\$42,995.00	\$42,995.00
			13 scfm, 4-Stage, 10hp, Automatic Drain System,		
			Interstage Gauges, Grade E Purification, and Three		
			Phase 208v		
1	ORDER	CFS5.5/3S-PACKAGE	Bauer Three Position Fill Station with Base and	\$19,749.00	\$19,749.00
			Dual Function Top Mount Cascade Panel and Remote		
			Fill Hose Connection. Includes: Bulkhead fitting,		
			adjustable regulator (for up to 6000psi), gauges, isolation		
			valve, and Quick Connect/Disconnect.		
1	ORDER	CSCD-6-4	Alex Air, Cascade System, 6000psi, 4 Cylinder	\$9,650.00	\$9,650.00
			Includes: (4) ISO 6000psi Cascade Cylinder, Fittings,		
			Hose Connectors, and Mounting Hardware		
1	SERVICE	INSTALLATION	Installation of New System (Excludes Electrical Hook-up)	\$1,200.00	\$1,200.00
			Includes, Labor, Travel, Fittings, Airline, & Mounting		
			Equipment.		
1	SERVICE	INSTALLATION	Moving Current System from Current Station to New	\$1,200.00	\$1,200.00
			Location & Hooking it up. (Excludes Electrical Hook-Up)		

*CUSTOMERS THAT HAVE NOT PROVIDED TAX EXEMPT
 FORMS WILL BE CHARGED APPLICABLE SALES TAX

*FREIGHT PREPAID & ADDED

*F.O.B SHIPPING POINT

*THIS IS NOT AN INVOICE

Tax Rate

SHIPPING: \$2,200.00

SUB: \$74,794.00

TAX:

TOTAL: \$76,994.00

 Authorized Signature of Approval



Dinges Fire Company

243 E Main St.
Amboy, IL 61310
Phone: 815.857.2000
www.DingesFire.com

Bill To:

Muscatine Fire Department (Muscatine, IA)
C/O: Oien, Stephanie
312 East 5th Street
312 E Fifth St.
Muscatine, IA 52761

Ship To:

Joe Timmsen
312 East 5th Street
Muscatine, IA 52761

Quantity	Item	Description	Price	Total
1	Stallion-ENB-153DD	ENBARR Open Vertical Design - 15 HP 230/3/60 Vac - 20 Cfm - 6000 psi - 4 Stage 4 Cylinder - Pressure Lubricated with all Standard Features	\$27,948.00	\$27,948.00
1	Stallion-COM	INTERGRATED CARBON MONOXIDE MONITOR FITS, CENTAUR2 / CENTAUR2-4 / CENTAUR3 / ENBARR / GIDRAN / PERCHERON / PEGASUS / SAT	\$3,273.00	\$3,273.00
1	Stallion-55-010-3E	HOSE 10' 7000 PSI	\$164.00	\$164.00
1	Stallion-SACF3G2	STATIONARY THREE POSITION CONTAINMENT FILL STATION G2, ACCEPTS 5500 PSI SCBA 110 CFU FT AND SCUBA CYLINDERS 80 CU FT COMPLETE WITH REGULATOR, SHUT OFF VALVE AND SCBA GAUGE. INDIVIDUAL SHUTOFF VALVE FOR EACH POINT OF FILL. OPTIONAL BANK FEATURES AVAILABLE.	\$13,062.00	\$13,062.00
1	Stallion-SACF-4BK	4 BANK AIR CONTROL PANEL OPTION FOR THE SACF CONTAINMENT FILL STATION ONLY.	\$2,338.00	\$2,338.00
1	Stallion-6000I4C	4 BOTTLE ISO CASCADE STORAGE	\$9,758.00	\$9,758.00

* Sales tax will be applied to customers who have not provided a tax exempt certificate.

Sub Total \$56,543.00

* Quote Created on 01/26/2024. Pricing valid for no more than 30 days, unless noted otherwise.

Shipping TBD

* Financing options may be available. Please contact your sales rep for more information and a payment estimate.

Total \$56,543.00

This is a quotation only. Please do not make payment based off this quotation. An invoice will be sent to you when product is ready for delivery. Contact your local sales representative with any questions or requests.

Notes:

*** Start up and Training Included ***

*** Est. Freight: \$2100.00 ***

*** Electrical hook up needs to be performed by a certified tech according to local codes ***



City of Muscatine

ITEM NUMBER 2024-0249

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Kevin Coon, City Engineer
Brian Stineman, Public Works Director

SUBJECT

Request to Approve a Secondary Driveway Entrance at 408 Parham Street

EXECUTIVE SUMMARY

Request to approve a secondary entrance at 408 Parham Street to help alleviate potential traffic delays and assist the homeowner with more safely entering and exiting their property.

STAFF RECOMMENDATION

Staff does not have a recommendation.

BACKGROUND/DISCUSSION

Per city code 10-27-8 G. "there shall not be more than one entrance and one exit, or one combined entrance or exit, along any one street, unless the same is deemed necessary by the City Council for the alleviation of traffic congestion and interference of traffic movement along such street." The addition of another driveway off of Parham for this property would fall under a second access off of the same street. Typically we do not allow second access points off of the same street on residential homes due to the elimination of snow storage and the elimination of available area for utilities, among other concerns. However, the hillside of Parham is steep making it difficult to see oncoming traffic when backing out of the driveway and potentially causing interference with traffic leaving the hospital. The planned second entrance would be on the southwest side of the property and is roughly shown on the attached image.

CITY FINANCIAL IMPACT

No financial impact.

ATTACHMENTS

1. 408 Parham





City of Muscatine

ITEM NUMBER 2024-0250

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Brian Stineman, Public Works Director
Stan O'Brien, Building and Grounds Supervisor

SUBJECT

Request to Issue a Purchase Order to Modern Companies, Inc. in the Amount of \$60,932.16 to Replace the Air Conditioning System in the City Council Chambers.

EXECUTIVE SUMMARY

Request to Issue a Purchase Order to Modern Companies, Inc. in the Amount of \$60,932.16 to Replace the Air Conditioning System in the City Council Chambers.

STAFF RECOMMENDATION

Approve the request

BACKGROUND/DISCUSSION

The central air conditioning unit in the city hall council chambers is over 40 years old and is no longer working properly. Staff requested quotes from three HVAC companies to replace the system with a new roof-mounted unit. Modern Companies, Inc. provided the lowest bid price for this system. The bid tabulation is in the agenda attachments.

CITY FINANCIAL IMPACT

Funds for this work are available in the Building & Grounds Budget.

ATTACHMENTS

1. Bid Tab Table Council AC
2. Modern Companies, Inc
3. Kelly Quote



1459 Washington St.
Muscatine, IA 52761-5040
(563) 263-8933
Fax (563) 263-2127

Public Works

City Transit 263-8152
Equipment Maintenance
Roadway Maintenance
Collection & Drainage
Building & Grounds
Engineering
Solid Waste

Public Works Quote Table

Project/Item Name: City Hall Council Chambers Air Conditioning

Vendor	Item	Dollar Amount
Modern Companies, Inc.	Council Chambers AC provide air conditioner and installation	\$60,932.16
Kelly Heating, Cooling & Plumbing, Inc	Council Chambers AC provide air conditioner and installation	\$98,000 to \$100,000
TMI	Council Chambers AC provide air conditioner and installation	No quote received

"I remember Muscatine for its sunsets. I have never seen any
on either side of the ocean that equaled them" — Mark Twain



Modern Companies, Inc.

City Of Muscatine

Mechanical Investment Service Proposal

Date:

5/20/2024

Proposal Number:

P03545

Prepared for:

Muscatine City Hall
215 Sycamore Street
Muscatine, Iowa 52761

Prepared by:

Jody Sampson
(563) 299-7927
jody.sampson@moderncompaniesinc.com



PROJECT PROPOSAL

Company

Modern Companies, Inc.
5571 Carey Avenue
Davenport, IA 52807
Ph: (563) 299-7927 Fax:

Proposal Date: 5/20/2024

Proposal Number: P03545

Bill To Identity

City Of Muscatine
1459 Washington Street
Muscatine, Iowa 52761
Stan O'brien

Agreement Location

Muscatine City Hall
215 Sycamore Street
Muscatine, Iowa 52761
Stan O'brien

WE ARE PLEASED TO SUBMIT OUR PROPOSAL TO PERFORM THE FOLLOWING:

OUR PRICE FOR THIS PROPOSAL IS

.....\$60,932.16

OUR PROPOSAL INCLUDES:

We propose to furnish labor, equipment, and material to perform the work described below:

1. Carrier 10T cooling only RTU (9-11-week lead time) and digital programmable thermostat
- 2.. Fabricate and install supply and return air distribution ductwork and associated roof supports connecting between the new 10T RTU to the existing associated ductwork
 - a. Outside ductwork shall be double wall ductwork thru the penetration into the building and transition to single wall ductwork thereafter
 - b. Inside supply and return air ductwork shall be lined
3. Install one (1) RTU curb
 - a. RTU curb to be installed to roof deck and rubber roofing to seal.

We have included the following:

1. Field measuring and ticketing
2. Delivery of materials to the job site, removal and disposal of existing equipment
3. Labor during regular business hours
4. Crane and rigging (**Subcontractor**)
5. Brick cutting, lintel, and repair (**Subcontractor**)
6. Roof patching and repair (**Subcontractor**)
7. Electrical work including line voltage and control wiring (**Subcontractor**)
8. Relocation of plumbing vent stacks.



Exclusions:

1. All work not specifically stated in this proposal
2. Asbestos abatement or hazardous waste disposal
3. Duct wrap insulation or lagging

WARRANTY: Our warranty on work performed is one (1) year, parts and labor.

TERMS OF PAYMENT: Monthly Progress Billing. Material and equipment furnished under this proposal shall remain the property of the seller until final payment has been received.

NOTE: Unless stated otherwise, prices do not include taxes and freight. Prices in this proposal are honored for 30 days from the quote date.

Upon execution as provided below, this agreement, including the following pages attached hereto (collectively, the "Agreement"), shall become a binding and enforceable agreement against both parties hereto. Customer, by execution of this Agreement, acknowledges that it has reviewed and understands the attached terms and conditions and has the authority to enter into this Agreement.

Contractor

Signature (Authorized Representative)

Jody Sampson

Name (Print/ Type)

(563) 299-7927

Phone

5/20/2024

P03545

Date

Proposal #

Customer

Signature (Authorized Representative)

Name (Print/ Type)

Title

Date

PO#



Project Agreement Terms and Conditions

The following terms and conditions are incorporated into and a part of the agreement between Contractor and Customer (the "Agreement"):

1. Customer shall permit Contractor free and timely access to areas and equipment, and allow Contractor to start and stop the equipment as necessary to perform required services. All planned work under this Agreement will be performed during the Contractor's normal working hours.
2. Contractor warrants that the workmanship hereunder shall be free from defects for thirty (30) days from date of installation. If any replacement part or item of equipment proves defective, Contractor will extend to Customer the benefits of any warranty Contractor has received from the manufacturer. Removal and reinstallation of any equipment or materials repaired or replaced under a manufacturer's warranty will be at Customer's expense and at the rates in effect. CONTRACTOR MAKES NO OTHER WARRANTIES, EXCEPT AS DESCRIBED HEREIN, AND EXPRESSLY DISCLAIMS ALL OTHER WARRANTIES WHETHER EXPRESS, IMPLIED OR STATUTORY, INCLUDING THE WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE.
3. Contractor may invoice Customer on a monthly basis. Customer will promptly pay invoices within thirty (30) days of receipt. Should a payment become thirty (30) days or more delinquent, Contractor may stop all work under this Agreement without notice and/or cancel this Agreement, and the entire Agreement amount shall become due and payable immediately without notice or demand. In addition, if Contractor does not receive payment of a properly submitted invoice within thirty (30) days, Customer shall accrue a late charge on the balance outstanding at the lesser of (a) 1 1/2% per month or (b) the highest rate allowed by law, in each case compounded monthly to the extent allowed by law.
4. Any alteration to, or deviation from, this Agreement involving extra work, cost of materials or labor will become an extra charge (fixed price amount to be negotiated or on a time-and-materials basis at Contractor's rates then in effect) over the sum stated in this Agreement.
5. In the event Contractor must commence legal action in order to recover any amount payable or owed to Contractor under this Agreement, Customer shall pay Contractor all court costs and attorneys' fees incurred by Contractor.
6. In the event of a breach by Contractor of the terms of this Agreement, including without limitation Section 2, or in the event Customer incurs any liability in connection with the rendering of services by Contractor, Customer's sole remedy against Contractor shall be for Contractor to re-perform the services in accordance with the warranty or, if such services cannot be re-performed or such re-performance does not cure the breach or the liability, to refund to Customer the amount paid to Contractor under this Agreement, up to Customer's direct damages caused by such breach or liability. Notwithstanding the foregoing, in no event shall the liability of Contractor in connection with any products or services, whether by reason of breach of contract, tort (including without limitation negligence), statute or otherwise exceed the amount of fees paid by Customer to Contractor for those products or services. Further, in no event shall Contractor have any liability for loss of profits, loss of business, indirect, incidental, consequential, special, punitive, indirect or exemplary damages, even if Contractor has been advised of the possibility of such damages. In furtherance and not in limitation of the foregoing, Contractor shall not be liable in respect of any decisions made by Customer as a result of Contractor's services. Any action, regardless of form, against the Contractor relating to this Agreement, or the breach thereof, must be commenced within one (1) year from the date of the work.
7. Contractor shall not be liable for any delay, loss, damage or detention caused by acts or circumstances beyond its control including, without limitation, unavailability of machinery, equipment or materials, delay of carriers, strikes, including those by Contractor's employees, lockouts, civil or military authority, priority regulations, insurrection or riot, war, acts of terrorism, action of the elements, forces of nature, or by any cause beyond its control.



8. To the fullest extent permitted by law, Customer shall indemnify and hold harmless Contractor, its agent and employees from and against all claims, liabilities, damages, losses and expenses (including but not limited to attorneys' fees) arising out of or resulting from the performance of work hereunder or any act or omission arising out of or related to this Agreement, provided that such claim, damage, loss or expense is caused in whole or in part by an active or passive act or omission of Customer, anyone directly or indirectly employed by Customer, or anyone for whose acts Customer may be liable, regardless of whether it is caused in part by the negligence of Contractor. Further, and notwithstanding the preceding sentence, Contractor shall be held harmless and shall not be liable to Customer for any claims, liabilities, damages, losses and expenses related to mold or to the creation of mold at Customer's location(s) and shall have no obligation to treat, identify or remove such mold.

9. Customer shall make available to Contractor's personnel all pertinent Material Safety Data Sheets (MSDS) pursuant to OSHA'S Hazard Communication Standard Regulations.

10. Contractor's obligation under this proposal and any subsequent contract does not include the identification, abatement or removal of asbestos, mold or any other toxic or hazardous substances, hazardous wastes or hazardous materials. In the event such substances, wastes and materials are encountered, Contractor shall have the right thereafter to suspend its work until such substances, wastes or materials and the resultant hazards are removed. The time for completion of the work shall be extended to the extent caused by the suspension and the contract price equitably adjusted. As previously provided, Contractor shall be held harmless and shall not be liable for any claims, liabilities, damages, losses and expenses related to such substances, wastes and materials, including the failure to identify or notify Customer of such substances, wastes and materials.

11. This Agreement is between Contractor and Customer alone, and neither intends that there be any third party beneficiaries to this Agreement. Without limiting the generality of the foregoing, by entering into this Agreement and providing services on Customer's behalf, Contractor is not assuming any duty or obligation to any of Customer's employees, vendors, clients, subcontractors, agents, shareholders, partners or members. Customer agrees to indemnify and hold Contractor harmless from and against any and all liabilities, losses, claims, costs, expenses and damages (including without limitation reasonable attorneys' fees) incurred by Contractor by reason of a claim brought against Contractor by any of Customer's employees, vendors, clients, subcontractors, agents, shareholders, partners or members with respect to the services provided by Contractor on Customer's behalf.

12. Each of the parties hereto is an independent contractor and neither party is, nor shall be considered to be, an agent, distributor or representative of the other. Neither party shall act or present itself, directly or indirectly, as an agent of the other or in any manner assume or create any obligation on behalf of, or in the name of, the other.

13. These terms and conditions, together with the attached documents, constitutes the entire agreement and understanding among the parties hereto and supersedes any and all prior agreements and understandings, oral or written, relating to the subject matter hereof. It sets forth the terms for the provision of any products or services Contractor may provide Customer, whether in connection with the particular engagement that is identified as the subject of this Agreement or otherwise, unless and until a written instrument is signed by an authorized representative of Contractor agreeing to different terms. This Agreement shall not be assignable by Customer and Contractor without the express prior written consent of either party. This Agreement shall be governed by and construed in accordance with the laws of the State of the Contractor's headquarters are located, without giving effect to that State's conflicts of laws principles.

14. If paying with credit card a 3% surcharge will be added to total project price.

KELLY HEATING, COOLING & PLUMBING, INC.

Heating * Air Conditioning * Plumbing

913 W. Mississippi Drive * Muscatine, Iowa 52761 * 563-264-1913

kellyheating52761@hotmail.com

May 31, 2024

City Of Muscatine
ATTN: Stan O'Brien
215 Sycamore
Muscatine IA 52761

Phone # 563- 571-4060 (Stan)
Email sobrien@muscatineia.gov

Estimate is to install a Rooftop at City Hall

Carrier Weathermaker 15 Ton Packaged Gas Heat & Electric Cool Rooftop Unit

Up to 15 SEER Standard Efficiency

Voltage (208/230-3-60)

Medium Gas Heat, Standard One Stage Cooling

(48FCEM16A2A5-0A0A0)

Vertical Economizer
Curb Stop
2 Stage Programmable Thermostat
Electrical
Crane
Roofing
Ductwork
Holes in Wall, Misc. Materials, and Labor

\$98,000.00 - \$100,000.00

PAYMENT DUE UPON COMPLETION

(A 3% charge will be added to the total if paying with credit card.)

Thank you,

Mike Battey
Tim Kelly

Acceptance of Proposal The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. To secure payment of this purchase price herein, I hereby grant to Kelly's Heating, Cooling & Plumbing Inc, a security interest in the items described above. This proposal and acceptance of this proposal contains the entire agreement between the parties and there are no other representations or conditions other than those expressed herein, either oral or written. If payment is not made as outlined above, I agree to pay all costs and expenses, including reasonable attorney fees in collection of payment. I have carefully read this document and I agree to all the terms and specifications contain herein. This proposal may be withdrawn if not accepted within 30 days.

Authorized Signature _____ Date _____



City of Muscatine

ITEM NUMBER 2024-0255

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

SUBJECT

Request to Approve a Letter of Understanding with Bohnsack & Frommelt LLP for the Fiscal Year 2023/2024 Audit

EXECUTIVE SUMMARY

Audit procedures require that a Letter of Understanding be signed by the Auditor and the City each year documenting responsibilities for specific areas of the audit including (1) audit objectives, (2) management responsibilities, (3) audit procedures for general, internal control, and compliance purposes, and (4) engagement administration, fees, and other. The attached Letter of Understanding includes this information and reflects the fee of \$47,900 for the 2023/2024 audit.

STAFF RECOMMENDATION

Staff recommends Approval of the Letter of Understanding with Bohnsack & Frommelt LLP for the Fiscal Year 2023/2024 Audit

BACKGROUND/DISCUSSION

In December of 2019 the City entered into a new agreement with Bohnsack & Frommelt LLP for audit services for a five-year period from fiscal year 2019/2020 through fiscal year 2023/2024. The audit for fiscal year 2023/2024 will be the 5th year of this five-year agreement.

Audit procedures require that a Letter of Understanding be signed by the Auditor and the City each year documenting responsibilities for specific areas of the audit including (1) audit objectives, (2) management responsibilities, (3) audit procedures for general, internal control, and compliance purposes, and (4) engagement administration, fees, and other. The attached Letter of Understanding includes this information and reflects the fee of \$47,900 for the 2023/2024 audit.

CITY FINANCIAL IMPACT

The City is required to have an annual audit and each year's budget includes an allocation for audit fees.

ATTACHMENTS

1. FY 24 Audit - Letter of Understanding with Bohnsack & Frommelt LLP



1500 River Drive, Suite 200
Moline, Illinois 61265
563.343.9595
www.governmentalservice.com

May 8, 2024

To the Honorable Mayor and
Members of City Council
City of Muscatine, Iowa
215 Sycamore Street
Muscatine, Iowa 52761

Attention: Nancy Lueck, Finance Director

We are pleased to confirm our understanding of the services we are to provide for City of Muscatine, Iowa for the year ending June 30, 2024.

Audit Scope and Objectives

We will audit the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information, including the disclosures, which collectively comprise the basic financial statements, of City of Muscatine, Iowa as of and for the year ending June 30, 2024.

We will not audit the financial statements of Muscatine Power & Water which is a discretely presented component unit. The Muscatine Power & Water will be audited by other auditors and we will make reference to the Muscatine Power & Water's auditor in our report on your financial statements.

Accounting standards generally accepted in the United States of America (GAAP) provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the City of Muscatine, Iowa's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to City of Muscatine, Iowa's RSI in accordance with auditing standards generally accepted in the United States of America (GAAS). These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance. The following RSI is required by GAAP and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis
- 2) Budgetary Comparison Schedule
- 3) Schedule of Changes in Total Other Post-Employment Benefit Liability and Related Ratios
- 4) Schedule of the City's Proportionate Share of the Net Pension Liability of the Iowa Public Employees Retirement System and Municipal Fire and Police Retirement System

5) Schedule of City Contributions to the Iowa Public Employees Retirement System and Municipal Fire and Police Retirement System

We have also been engaged to report on supplementary information other than RSI that accompanies City of Muscatine, Iowa's financial statements. We will subject the following supplementary information to the auditing procedures applied in our audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with GAAS, and we will provide an opinion on it in relation to the financial statements as a whole.

- 1) Schedule of expenditures of federal awards
- 2) Combining nonmajor fund statements and other schedules

In connection with our audit of the basic financial statements, we will read the following other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

- 1) Introductory section
- 2) Statistical section

The objectives of our audit are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and issue an auditor's report that includes our opinions about whether your financial statements are fairly presented, in all material respects, in conformity with GAAP, and report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as whole. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS and Government Auditing Standards will always detect a material misstatement when it exists. Misstatements, including omissions, can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgement of a reasonable user made based on the financial statements. The objectives also include reporting on—

- Internal control over financial reporting and compliance with the provisions of laws, regulations, contracts and award agreements, noncompliance with which could have a material effect on the financial statements in accordance with Government Auditing Standards.
- Internal control over compliance related to major programs and an opinion (or disclaimer of opinion) on compliance with federal statutes, regulations, and the terms and conditions of federal awards that could have a direct and material effect on each major program in accordance with the Single Audit Act Amendments of 1996 and Title 2 U.S. Code of Federal Regulations (CFR) Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards (Uniform Guidance).

Auditor's Responsibilities for the Audit of the Financial Statements and Single Audit

We will conduct our audit in accordance with GAAS; the standards for financial audits contained in Government Auditing Standards, issued by the Comptroller General of the United States; the Single Audit Act Amendments of 1996; and the provisions of the Uniform Guidance, and will include tests of accounting records, a determination of major programs in accordance with Uniform Guidance, and other

procedures we consider necessary to enable us to express such opinions. As part of an audit in accordance with GAAS and Government Auditing Standards, we exercise professional judgement and maintain professional skepticism throughout the audit.

We will evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management. We will also evaluate the overall presentation of the financial statements, including the disclosures, and determine whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation. We will plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of waste and abuse is subjective, Government Auditing Standards do not expect auditors to perform specific procedures to detect waste or abuse in financial audits nor do they expect auditors to provide reasonable assurance of detecting waste or abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is an unavoidable risk that some material misstatements or noncompliance may not be detected by us, even though the audit is properly planned and performed in accordance with GAAS and Government Auditing Standards. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements or on major programs. However, we will inform the appropriate level of management of any material errors, any fraudulent financial reporting, or misappropriation of assets that come to our attention. We will also inform the appropriate level of management of any violations of laws or governmental regulations that come to our attention, unless clearly inconsequential. We will include such matters in the reports required for a Single Audit. Our responsibility as auditors is limited to the period covered by our audit and does not extend to any later periods for which we are not engaged as auditors.

We will also conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the government's ability to continue as a going concern for a reasonable period of time.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and direct confirmation of receivables and certain assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will also request written representations from your attorneys as part of the engagement. We have identified the following significant risk(s) of material misstatement as part of our audit planning:

- Revenue recognition
- Management override of controls

We may, from time to time and depending on the circumstances, use third-party service providers in serving your account. We may share confidential information about you with these service providers but remain committed to maintaining the confidentiality and security of your information. Accordingly, we maintain internal policies, procedures, and safeguards to protect the confidentiality of your personal information. In addition, we will secure confidentiality agreements with all service providers to maintain the confidentiality of your information and will take reasonable precautions to determine that they have appropriate procedures in place to prevent the unauthorized release of your confidential information to others. In the event that we are unable to secure an appropriate confidentiality agreement, you will be asked to provide your consent prior to the sharing of your confidential information with the third-party service provider. Furthermore, we will remain responsible for the work provided by any such third-party service providers.

Our audit of financial statements does not relieve you of your responsibilities.

Audit Procedures-Internal Control

We will obtain an understanding of the government and its environment including internal control relevant to the audit, sufficient to identify and assess the risks of material misstatement of the financial statements, whether due to error or fraud, and to design and perform audit procedures responsive to those risks and obtain evidence that is sufficient and appropriate to provide a basis for our opinions. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentation, or the override of internal control. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to Government Auditing Standards.

As required by Uniform Guidance, we will perform tests of controls over compliance to evaluate the effectiveness of the design and operation of controls that we consider relevant to preventing or detecting material noncompliance with compliance requirements applicable to each major federal award program. However, our tests will be less in scope than would be necessary to render an opinion on those controls and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to Uniform Guidance.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. Accordingly, we will express no such opinion. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards, Government Auditing Standards, and Uniform Guidance.

Audit Procedures-Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of City of Muscatine, Iowa's compliance with provisions of applicable laws, regulations, contracts and agreements, including grant agreements. However, the objective of those procedures will not be to provide an opinion on overall compliance, and we will not express such an opinion in our report on compliance issued pursuant to Government Auditing Standards.

The Uniform Guidance requires that we also plan and perform the audit to obtain reasonable assurance about whether the auditee has complied with federal statutes, regulations, and the terms and conditions of federal awards applicable to major programs. Our procedures will consist of tests of transactions and other applicable procedures described in the OMB Compliance Supplement for the types of compliance requirements that could have a direct and material effect on each of City of Muscatine, Iowa's major programs. For federal programs that are included in the Compliance Supplement, our compliance and internal control procedures will relate to the compliance requirements that the Compliance Supplement identifies as being subject to audit. The purpose of these procedures will be to express an opinion on City of Muscatine, Iowa's compliance with requirements applicable to each of its major programs in our report on compliance issued pursuant to Uniform Guidance.

Other Services

We will also assist in preparing the financial statements, schedule of expenditures of federal awards, and related notes of City of Muscatine, Iowa in conformity with accounting principles generally accepted in the United States of America and the Uniform Guidance based on information provided by you. These

nonaudit services do not constitute an audit under Government Auditing Standards and such services will not be conducted in accordance with Government Auditing Standards. We will perform the services in accordance with applicable professional standards.

The other services are limited to the financial statements, schedule of expenditures of federal awards, and related notes services previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

You agree to assume all management responsibilities relating to the financial statements, schedule of expenditures of federal awards, and related notes and any other nonaudit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements, the schedule of expenditures of federal awards, and related notes that you have reviewed and approved the financial statements and related notes prior to their issuance and have accepted responsibility for them. Further, you agree to oversee the nonaudit services by designating an individual, preferably from senior management, with suitable skill, knowledge, or experience; evaluate the adequacy and results of those services and accept responsibility for them.

Responsibilities of Management for the Financial Statements and Single Audit

Our audit will be conducted on the basis that you acknowledge and understand your responsibility for (1) designing, implementing, establishing, and maintaining effective internal controls relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, including internal controls over federal awards, and for evaluating and monitoring ongoing activities to help ensure that appropriate goals and objectives are met; (2) following laws and regulations; (3) ensuring that there is reasonable assurance that government programs are administered in compliance with compliance requirements and (4) ensuring that management and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles; for the preparation and fair presentation of the financial statements, schedule of expenditures of federal awards, and all accompanying information in conformity with accounting principles generally accepted in the United States of America, and for compliance with applicable laws and regulations including federal statutes, rules, and the provisions of contracts and grant agreements including award agreements. Your responsibilities also include identifying significant contractor relationships in which the contractor has responsibility for program compliance and for the accuracy and completeness of that information.

You are also responsible for making drafts of financial statements, schedule of expenditures of federal awards, all financial records, and related information available to us and for accuracy and completeness of that information including information from outside of the general and subsidiary ledger. You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation, identification of all related parties and all related-party relationships and transactions, and other matters; (2) access to personnel, accounts, books, records, supporting documentation, and other information as needed to perform an audit under the Uniform Guidance; (3) additional information that we may request for the purpose of the audit; and (4) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence. At the conclusion of our audit, we will require certain written representations from you about the financial statements; schedule of expenditures of federal awards; federal award programs; compliance with laws, regulations, contracts, and grant agreements; and related matters.

Your responsibilities include adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected

misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements of each opinion unit taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws, regulations, contracts, agreements, and grants. You are also responsible for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, contracts, and grant agreements that we report. Additionally, as required by the Uniform Guidance, it is management's responsibility to evaluate and monitor noncompliance with federal statutes, regulations, and the terms and conditions of federal awards; take prompt action when instances of noncompliance are identified including noncompliance identified in audit findings; promptly follow up and take corrective action on reported audit findings; and prepare a summary schedule of prior audit findings and a separate corrective action plan. The summary schedule of prior findings should be available for our review on the first day of fieldwork.

You are responsible for identifying all federal awards received and understanding and complying with the compliance requirements, and for preparation of the schedule of expenditures of federal awards including notes and noncash assistance received, and COVID-19 related concepts, such as lost revenues, if applicable in conformity with the Uniform Guidance. You agree to include our report on the schedule of expenditures of federal awards in any document that contains and indicates that we have reported on the schedule of expenditures of federal awards. You also agree to include the audited financial statements with any presentation of the schedule of expenditures of federal awards that includes our report thereon or make the audited financial statements readily available to intended users of the schedule of expenditures of federal awards no later than the date the schedule of expenditures of federal awards is issued with our report thereon. Your responsibilities include acknowledging to us in the written representation letter that (1) you are responsible for presentation of the schedule of expenditures of federal awards in accordance with the Uniform Guidance; (2) you believe the schedule of expenditures of federal awards, including its form and content, is stated fairly in accordance with Uniform Guidance; (3) the methods of measurement or presentation have not changed from those used in the prior period or, if they have changed, the reasons for such changes; and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the schedule of expenditures of federal awards.

You are also responsible for the preparation of the other supplementary information, which we have been engaged to report on, in conformity with U.S. generally accepted accounting principles. You agree to include our report on the supplementary information in any document that contains, and indicates that we have reported on, the supplementary information. You also agree to include the audited financial statements with any presentation of the supplementary information that includes our report thereon or make the audited financial statements readily available to users of the supplementary information no later than the date the supplementary information is issued with our report thereon. Your responsibilities include acknowledging to us in the written representation letter that (1) you are responsible for presentation of the supplementary information in accordance with GAAP; (2) you believe the supplementary information, including its form and content, is fairly presented in accordance with GAAP; (3) the methods of measurement or presentation have not changed from those used in the prior period or, if they have changed, the reasons for such changes; and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the supplementary information.

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

The City agrees that it will not associate us with any public or private securities offering without first obtaining our consent. Therefore, the City agrees to contact us before it includes our reports or otherwise makes reference to us in any public or private securities offering. We may conclude that we are not otherwise associated with the proposed offering and that our association with the proposed offering is not necessary, providing the City agrees to clearly indicate that we are not associated with the contents of the official statement. The City agrees that the following disclosure will be prominently displayed in the official statement: Bohnsack & Frommelt LLP, our independent auditor, has not been engaged to perform, and has not performed, since the date of its report included herein, any procedures on the financial statements addressed in that report. Bohnsack & Frommelt LLP also has not performed any procedures relating to this official statement.

If you intend to publish or otherwise reproduce the financial statements and make reference to our firm, you agree to provide us with printers' proofs or masters for our review and approval before printing. You also agree to provide us with a copy of the final reproduced material for our approval before it is distributed.

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

Engagement Administration, Fees, and Other

We understand that your employees will prepare all cash, accounts receivable, debt or other documents selected by us for testing.

The Dropbox for Business portal is used solely as a method of exchanging information and is not intended to store City of Muscatine's information. Upon completion of the engagement, data and other content will either be removed from the portal or become unavailable.

At the conclusion of the engagement, we will complete the appropriate sections of the Data Collection Form that summarizes our audit findings. It is management's responsibility to electronically submit the reporting package including financial statements, schedule of expenditures of federal awards, summary schedule of prior audit findings, auditors' reports, and corrective action plan along with the Data Collection Form to the federal audit clearinghouse. We will coordinate with you the electronic submission and certification. The Data Collection Form and the reporting package must be submitted within the earlier of 30 days after receipt of the auditors' reports or nine months after the end of the audit period.

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

The audit documentation for this engagement is the property of Bohnsack & Frommelt LLP and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and

appropriate individuals will be made available upon request and in a timely manner to any cognizant or oversight agency or its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Bohnsack & Frommelt LLP personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies.

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

Sarah Bohnsack is the engagement partner and is responsible for supervising the engagement and signing the reports or authorizing another individual to sign them.

Our fees for these services are based on the amount of time required at various levels of responsibility, plus actual out-of-pocket expenses. Interim billings will be submitted as work progresses and as expenses are incurred. Billings are due upon submission. Our fee for the services described in this letter will not exceed \$47,900 unless the scope of the engagement is changed, the assistance the City has agreed to furnish is not provided, or unexpected conditions are encountered, in which case we will discuss the situation with you before proceeding. All other provisions of this letter will survive any fee adjustment.

In accordance with our firm policies, work may be suspended if your account becomes 90 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our reports. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination.

Reporting

We will issue written reports upon completion of our Single Audit. Our reports will be addressed to the governing board of City of Muscatine, Iowa. Circumstances may arise in which our report may differ from its expected form and content based on the results of our audit. Depending on the nature of these circumstances, it may be necessary for us to modify our opinions, add a separate section, or add an emphasis-of-matter or other-matter paragraph to our auditor's report, or if necessary, withdraw from this engagement. If our opinions are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or issue reports, or we may withdraw from this engagement.

If circumstances occur related to the condition of your records, the availability of sufficient, appropriate audit evidence, or the existence of a significant risk of material misstatement of the financial statements caused by error, fraudulent financial reporting, or misappropriation of assets, which in our professional judgment prevent us from completing the audit or forming an opinion on the financial statements, we retain the right to take any course of action permitted by professional standards, including declining to express an opinion or issue reports, or withdrawing from the engagement.

The Government Auditing Standards report on internal control over financial reporting and on compliance and other matters will state the (1) the purpose of the report is solely to describe the scope of testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance, and (2) the report is an integral part of an audit performed in accordance with Government Auditing Standards in considering the entity's internal control and compliance. The Uniform Guidance report on internal control over compliance will state that the purpose of the report on internal control over compliance is solely to describe the scope of testing of internal

City of Muscatine, Iowa

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control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Both reports will state the report is not suitable for any other purpose.

We appreciate the opportunity to be of service to City of Muscatine, Iowa and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,

A handwritten signature in black ink that reads "Mia Frommelt". The signature is written in a cursive, flowing style.

Mia Frommelt, Partner

Bohnsack & Frommelt LLP

RESPONSE:

This letter correctly sets forth the understanding of City of Muscatine, Iowa.

Management signature: _____

Title: _____

Date: _____

Governance signature: _____

Title: _____

Date: _____



City of Muscatine

ITEM NUMBER 2024-0256

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Anthony Kies, Police Chief

SUBJECT

A Request to Approve an Agreement between the City of Muscatine and the City of Fruitland to Provide Law Enforcement and Emergency Services Conducted by the Muscatine Police Department.

EXECUTIVE SUMMARY

Presented for City Council's consideration is a request to approve a 3 year agreement between the City of Muscatine and the City of Fruitland to provide law enforcement and emergency services conducted by the Muscatine Police Department.

STAFF RECOMMENDATION

Staff recommends approving the agreement.

BACKGROUND/DISCUSSION

The City of Fruitland has contracted Police Services from the City of Muscatine for the last 20 years. The current contract will expire on June 30, 2024. The term of the new Agreement shall begin on July 1, 2024 and continue through June 30, 2027. The first year of the Agreement the City of Fruitland will pay the City of Muscatine the amount of \$61,848. This will be paid in quarterly payments of \$15,462.00. For each of the remaining years of the Agreement, the amount paid will increase based on the wage increase through the police union contract, with a maximum increase of 4.0% per year.

CITY FINANCIAL IMPACT

The City will receive \$61,848 for fiscal year 24/25, with FY 25/26 and FY 26/27 amounts increasing up to 4.0% per year.

ATTACHMENTS

1. Fruitland 28E Agreement 2024

LAW ENFORCEMENT AND EMERGENCY SERVICE AGREEMENT BETWEEN THE CITY OF MUSCATINE, IOWA, AND THE CITY OF FRUITLAND, IOWA

This Agreement is made pursuant to Chapter 28E of the Iowa Code between the City of Muscatine, Iowa, and the City of Fruitland, Iowa.

SECTION 1. AUTHORITY. The City of Muscatine, Iowa, acting through its city council, and the City of Fruitland, Iowa, acting through its city council, enter into this Agreement by virtue of the powers granted to them by Chapter 28E of the Iowa Code, the relevant provisions of which are hereby incorporated by reference.

SECTION 2. PURPOSE. The purpose of this Agreement is to provide law enforcement and emergency services conducted by the Muscatine Police Department within the corporate city limits of the City of Fruitland, Iowa, as designated in this agreement.

SECTION 3. SERVICE AREA. The service area of this Agreement is within the corporate city limits of the City of Fruitland, Iowa.

SECTION 4. TERM. The term of this Agreement shall begin on July 1, 2024 and continue through June 30, 2027.

SECTION 5. COMPENSATION. The City of Fruitland agrees to pay the City of Muscatine, Iowa, for the service rendered under this Agreement, the amount of \$61,848 to be paid in quarterly payments of \$15,462.00 payable on July 1, 2024, October 1, 2024, January 1, 2025, and April 1, 2025, payments to be made at City Hall, 215 Sycamore Street, Muscatine, Iowa.

For each of the remaining two years of Agreement, the amount to be paid for the services rendered will increase based upon the wage increase through the police union contract with the City of Muscatine, with a maximum increase of 4.0% per year. This amount will be paid in quarterly payments on the same date and month of each remaining term of this Agreement.

SECTION 6. TERMS AND CONDITIONS.

1. The Muscatine Police Department will provide all requested police services and have jurisdiction and enforcement authority to provide same, to the City of Fruitland. These services include but are not limited to, emergency and non-emergency calls for service, alarm response, criminal investigations, traffic enforcement, animal control and enforcement of laws detailed within the Federal Code, Iowa Code, and the City Code of Fruitland. Fruitland residents and businesses will need to apply for and obtain an alarm system permit in the same manner and with the same fees as Muscatine residents and businesses.
2. The Muscatine Police Department will be directed by its appointed Chief of Police who will be the chief law enforcement officer during the time this agreement is in effect.
3. The Muscatine Police Department agrees to provide non-emergency dispatch services to its officers and the Animal Control Officer.
4. The Muscatine Police Department will make adequate effort to have an officer in the City of Fruitland for 30 minutes each shift. This expectation may be adjusted based on officer availability and other activity in the City of Fruitland.

5. The City of Fruitland agrees to prosecute at their expense those violations charged under the City Code of Fruitland.
6. Any property seized by the Muscatine Police Department within the City of Fruitland will be retained by the Muscatine Police Department pursuant to restrictions provided in the Iowa Code.
7. This agreement will be evaluated prior to July 1, 2027 by both entities.
8. The City of Fruitland agrees to hold harmless the City of Muscatine and its employees for any actions or inactions on the part of the City of Muscatine in the performance of said services and the City of Muscatine agrees to hold harmless the City of Fruitland for any actions or inactions on the part of the City of Fruitland in the performance of said services.
9. The City of Fruitland will not be required to provide police liability insurance, however, it is agreed that in the event the City of Muscatine is required to defend any claim as a result of providing these services, the City of Fruitland will reimburse the City of Muscatine for its deductible amount under the insurance policy carried by the City of Muscatine.

SECTION 7. TERMINATION. Either party to this agreement may terminate this agreement by giving written notice to the other at least ninety (90) days in advance of the date of termination. In the event that termination is other than the end of a fiscal year (June 30), the payment paid or due shall be pro-rated to the effective date of such termination.

IN WITNESS WHEREOF the parties have executed this Agreement in duplicate on this ____ day of _____, 2024.

City of Muscatine, Iowa

By: _____
Dr. Brad Bark, Mayor

Carol Webb, City Clerk

City of Fruitland, Iowa

By: _____
Marty Hills, Mayor

ATTEST:

City Clerk



City of Muscatine

ITEM NUMBER 2024-0257

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Carol Webb, City Administrator

SUBJECT

A Request to Approve an Agreement between the City of Muscatine and the Muscatine Humane Society to support the City's provision of Animal Control Services for Fiscal Year 2024/2025

EXECUTIVE SUMMARY

Presented for the City Council's consideration is approval of an Animal Control Services Agreement between the City of Muscatine and the Muscatine Humane Society (MHS). This agreement provides Muscatine Humane Society with an allocation of \$80,000 for Fiscal Year 2023/2024 to provide certain services to support the provision of Animal Control Services by the City of Muscatine.

STAFF RECOMMENDATION

Staff recommends approval.

BACKGROUND/DISCUSSION

As part of the agreement between the City and MHS, MHS will provide the services as outlined in the attached agreement. Major revisions to the FY 2024/2025 agreement include:

- MHS will accept and house stray, abandoned, or confiscated animals limited to primarily cats and dogs.
- MHS will no longer accept owned animals from residents free of charge.
- MHS will provide monthly information to the City in reference to Pet Licensing and will also email that information to pet data.com@muscatine.
- MHS will keep and make available to the City a record of all unlicensed, stray animals accepted, including the name of the individual relinquishing the animal, the location the animal was found, and the animal's breed
- Veterinarian examinations for threatened, abused, neglected, or injured animals will be the responsibility of the City.

- MHS will house and care for threatened, abused, neglected, or injured animals for seven (7) days, after which if the City (or County prosecution authority) desires MHS to continue to house any such animal, the City will reimburse MHS at a rate of \$10 per day per animal until either the owner regains custody of such animal or MHS is granted ownership. Such reimbursement will be in addition to the monthly payments of \$6,667.00 to be made to the MHS by the City.

MHS will provide an annual report that describes the specific uses of City funds under this Agreement and will report on the following:

1. The number and type of animals served
2. The number of animals adopted out
3. The number of animals euthanized or returned to the owner

CITY FINANCIAL IMPACT

The agreement requires the City to provide \$80,000 to Muscatine Humane Society for FY 2024/2025. This funding is included in the Council-approved FY 2024/2025 budget.

ATTACHMENTS

1. City-MHS agreement FY 2024-2025

AGREEMENT
ANIMAL CONTROL SERVICES

Agreement, by and between the CITY of MUSCATINE, IOWA hereinafter referred to as “City” and the Muscatine Humane Society hereinafter referred to as “MHS”

WHEREAS, the Muscatine City Council provides for the allocation of funds to MHS to perform certain activities related to animal control;

WHEREAS, MHS offers expertise in the acceptance, housing, care and treatment of animals, defined as and limited to cats and dogs, and in the sole discretion of the MHS Director, certain caged birds, rabbits and guinea pigs. No other animals including but not limited to other mammals, reptiles, amphibians, birds, or wildlife shall be subject to the Agreement.

WHEREAS, the City and MHS agree to the following contractual obligations:

NOW, THEREFORE IT IS AGREED AS FOLLOWS

- I. RECEIPT OF CITY FUNDS: The City agrees to allocate \$80,000 for fiscal year 2024-2025 to MHS for use as directed within the Agreement. Such funds shall be paid in monthly payments of \$6,667.00 for the months of July 2024 through June 2025. The City retains the right to unilaterally adjust the amount of any disbursement if the City determines that insufficient public funds exist to provide funds to MHS at the level indicated in this Agreement. The City will take appropriate measures to provide timely notice to MHS if a need arises to adjust disbursement amounts.
- II. USE OF CITY FUNDS: As a condition of the receipt of City funds set forth in Paragraph 1 above. MHS agrees to conduct the following activities:
 - A. Accept and house stray or confiscated animals delivered to MHS by the City’s Animal Control Officer (ACO), residents, or police officers. Animals that may be delivered by the ACO to MHS are limited to unlicensed stray animals lacking any identification that may be picked up by either the ACO or a police officer and delivered to MHS. The owner of an animal, as defined by the Agreement, may transport it to MHS and MHS staff will determine whether to accept such animal and the terms and conditions of such acceptance, including fees, disclosure of health and temperament history, transfer of ownership documentation and any other matter deemed appropriate by MHS.
 - B. Work with the ACO to find owners of animals when citations are warranted, and share pertinent information for follow up.
 - C. Accept unlicensed, stray, animals that are brought in by City of Muscatine and City of Fruitland residents and Muscatine Police Officers during their normal business hours

regardless of ACO's presence. MHS shall keep and make available to the City a record of all unlicensed, stray animals accepted, including the name of the individual relinquishing the animal, the location the animal was found, and the animal's breed.

- D. Allow the City access to drop off animals when MHS is not open to the public.
- E. Work with City departments in collaboration with the ACO, for animals found in abandoned properties. The City inspector or agent of the City shall be able to take an abandoned animal to MHS free of charge. The MHS will not transport any animals found in abandoned properties and will treat such animals as a stray.
- F. Provide a functional work space at MHS for ACO. The ACO will share a monthly census report to confirm accuracy of such animal intake reports.
- G. Other services as the City and MHS agree are feasible, necessary and appropriate to support humane treatment of animals in the community.
- H. Provide monthly information to the City in reference to Pet Licensing and will also email that information to petdata.com@muscatine.
- I. Provide "BITE" quarantine services for anyone bitten by a stray or unvaccinated animal within the City limits of Muscatine or Fruitland. This service will be provided at no extra charge to the City. Such animal will be observed for a period not less than (14) days
- J. Accept and dispose of deceased animals with proper documentation upon intake from the animal control officer or a police officer.
- K. MHS will not provide any decapitation services for animals that need transport to the Iowa State Hygienic Lab for Rabies testing. The MHS will not provide transport for such specimens.

III. THREATENED, ABUSED, NEGLECTED, OR INJURED ANIMALS.

- A. MHS will provide services to support ACO investigations of mistreatment of animals (Iowa Code 717B) to include acceptance and housing and care of all animals. The Director will provide medical assessments; however, veterinarian examinations are the responsibility of the City. No veterinary documentation will be provided to the City by MHS.
- B. MHS is obligated to house and care for threatened, abused, neglected, or injured animals for seven (7) days, after which if the City (or County prosecution authority) desires MHS to continue to house any such animal, the City will reimburse MHS at a rate of \$10 per day per animal until either the owner regains custody of such animal or MHS is granted ownership. Such reimbursement will be in addition to the monthly payments of \$6,667.00 to be made to the MHS by the City.
- C. MHS is not responsible for veterinary bills for injured animals brought to MHS by the ACO or the Police Department.

IV. VICIOUS ANIMALS: MHS shall cooperate with the City to accept and house animals as outlined in Section II above, however MHS reserves the right to refuse housing to

vicious animals which means any animal that has attacked a person or other animal and caused serious physical injury or death or in the judgment of MHS employees, threatens or is likely to attack a human being or another animal. Dogs owned by a resident of Muscatine or Fruitland that are brought to MHS that are deemed vicious by a City official and ordered to be euthanized cannot be euthanized by MHS until it obtains uncontested ownership of such dog.

- V. **REPORTING:** As a condition of the receipt of City funds set forth in Paragraph I, MHS shall present to the City Council, an annual report that describes the specific uses of City funds provided under the Agreement and shall include the number and types of animals admitted and served, the number of animals adopted out, the number of animals returned to owners and the number of animals remaining at the shelter. The report and any requests for additional funding shall be submitted in December so that it can be considered as part of the City's budget for the next fiscal year. City Council will determine the funding allocation for the next budget year by the end of March, when the City Council adopts the succeeding year's budget. Any requests for additional funding shall be accompanied by financial statements demonstrating the need for the requested funding. It would be helpful for the ACO to share with MHS whatever monthly census information she has, simply to confirm accuracy of such reports.
- VI. **INDEMNIFICATION:** The City agrees to indemnify and hold harmless MHS for the euthanization of any dog that has been so ordered to be euthanized by the Muscatine Chief of Police in accordance with the Muscatine City Code of Ordinances 6-8-14 (2024).
- VII. **LIMITATION OF AUTHORITY:** No action by MHS shall be binding upon or constitute an expression of the policy of the City.
- VIII. **WITHHOLDING OF PAYMENT.** The City shall retain the authority to withhold any and all payments to MHS if, in the sole judgment of the City, the proposed or continued use of the funds violates the terms of this Agreement, any applicable law, or is contrary to the appropriate use of public funds. If the City withholds payments under this provision, MHS will in turn be under no obligation to perform any services pursuant to the Agreement.
- IX. **MISCELLANEOUS:** this Agreement and any dispute arising from the relationship between the parties of this agreement shall be governed by the laws of the State of Iowa. This Agreement and all other agreements, exhibits and schedules referred to in this Agreement constitutes the final, complete, and exclusive statement of terms of the agreement between parties to the subject matter of this Agreement and supersedes all

prior and contemporaneous understandings or agreements of the parties. If any term or provision of this Agreement is determined to be illegal, unenforceable or invalid provisions or part thereof shall be stricken from this Agreement and such provision shall not affect the legality, enforceability or validity of the remainder of this Agreement.

- X. TERM: This Agreement shall be effective July 1, 2024 and shall terminate on June 30, 2025 unless renewed by mutual agreement of the parties. The Agreement may be terminated by either party with a written 90 day notice. Upon termination, disbursement of funds to MHS as outlined in the Agreement will cease.

Signed this _____ day of _____ 2024

Dr. Brad Bark, Mayor
City of Muscatine

William R. Fridrych, President
Muscatine Humane Society

ATTEST:

City Clerk



City of Muscatine

ITEM NUMBER 2024-0258

AGENDA ITEM SUMMARY

DATE: 6/6/2024

STAFF

Carol Webb, City Administrator

SUBJECT

Request to Approve a Docking Agreement between the City of Muscatine and American Cruise Lines

EXECUTIVE SUMMARY

American Cruise Lines plans to dock their vessels in Muscatine and has ten visits planned to Muscatine in 2024 and thirteen in 2025 (the docking schedule is in the attached agreement). American Cruise Lines has requested that the City enter into a docking agreement, which outlines the responsibilities of both parties related to docking in Muscatine and sets an agreement term of 10 years.

STAFF RECOMMENDATION

Staff recommends approval.

BACKGROUND/DISCUSSION

The docking agreement outlines the responsibilities of both the City and American Cruise Lines when American docks their vessel in Muscatine. The docking agreement (which includes the 2024 and 2025 docking schedules) is attached.

CITY FINANCIAL IMPACT

The City will receive a minimum of \$2,000 each calendar year from American Cruise Lines for docking privileges.

ATTACHMENTS

1. Revised Docking Lease - Muscatine, Iowa 6.4.2024

DOCKING AGREEMENT

THIS DOCKING AGREEMENT (the “Docking Agreement”) is made and entered into as of the _____, 2024, by the CITY OF MUSCATINE, IOWA, a municipality of the State of Iowa (the “City” or “Lessor”), and AMERICAN CRUISE LINES, INC., a Delaware corporation (“American” or “Lessee”).

The following exhibits are attached hereto and incorporated herein by reference:

Exhibit “A” - Depiction of Docking Facilities

NOW, THEREFORE, in consideration of the agreements, promises and covenants contained herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the City and American hereby agree as follows:

1. **DOCKING FACILITIES:** American shall agreement from the City certain docking facilities, upon the terms, covenants and agreements and subject to the conditions set forth herein, with said docking facilities being described as a portion of that property located at 101 W. Mississippi Drive, which is situated in the City of Muscatine, State of Iowa, (the “Docking Facilities”) located in “Riverside Park” and which extends into the Mississippi River, together with any and all docks, docking equipment, barges, gangways, improvements, benefits, rights of way and easements benefiting the Docking Facilities now existing and hereafter erected thereon or for the benefit thereof and all rights, privileges and appurtenances belonging thereto. The Docking Facilities are more particularly depicted in Exhibit “A,”

2. **TERM OF DOCKING AGREEMENT:** The term of this Docking Agreement (the “Term”) shall be for a period of ten (10) years, which shall commence on _____ (the “Commencement Date”) and shall end on the last day of the month following _____ years after the Commencement Date, unless sooner terminated or extended as herein provided.

3. **RENT:** Rent shall be payable in the form of annual docking fees for each vessel utilizing the Docking Facilities, with such payment due on or before January 10th of each subsequent agreement year. The annual rental amount shall be \$1.00 per passenger travelling (regardless of booking numbers) on each vessel that utilizes the Docking Facilities, regardless of ownership of such vessel (“Rent” or “Docking Fees”). However, in no event shall American’s annual Docking Fees be less than \$2,000 per year (the “Annual Minimum Docking Fee”). In the event the cumulative amount of Docking Fees American has paid to the City is less than \$2,000 for a given calendar year based solely on passengers traveling on vessels utilizing the Docking Facilities, American shall pay the difference directly to the City to ensure the Annual Minimum Docking Fee is satisfied.

4. **USE:** (a) For the purpose of this Docking Agreement, American's intended use of the Docking Facilities is defined as the operation of the existing docking facilities for the purpose of ensuring suitable docking access for passenger vessels which will allow for the offloading and loading of passengers. Nothing contained herein shall prohibit American from using the Docking Facilities for any lawful purpose.

(b) American’s use of the Docking Facilities and operation of its business on the Docking Facilities shall at all times be in accordance with all applicable laws, rules, regulations, statutes and ordinances.

5. **DATES:** American will use the docking facilities on the following dates:

Vessel	Arrival Date	Arrival Time	Departure Date	Departure Time
<u>2024</u>				
American Melody	Sunday, June 16, 2024	10:00 PM	Monday, June 17, 2024	1:00 PM
American Serenade	Thursday, July 4, 2024	10:00 PM	Friday, July 5, 2024	1:00 PM
American Serenade	Friday, July 19, 2024	10:00 PM	Saturday, July 20, 2024	1:00 PM
American Melody	Monday, July 29, 2024	10:00 PM	Tuesday, July 30, 2024	1:00 PM
American Serenade	Friday, August 2, 2024	10:00 PM	Saturday, August 3, 2024	1:00 PM
American Serenade	Friday, August 16, 2024	10:00 PM	Saturday, August 17, 2024	1:00 PM
American Serenade	Friday, August 30, 2024	10:00 PM	Saturday, August 31, 2024	1:00 PM
American Serenade	Friday, September 13, 2024	10:00 PM	Saturday, September 14, 2024	1:00 PM
American Symphony	Sunday, September 15, 2024	10:00 PM	Monday, September 16, 2024	1:00 PM
American Symphony	Monday, September 30, 2024	10:00 PM	Tuesday, October 1, 2024	1:00 PM
<u>2025</u>				
American Melody	Sunday, June 8, 2025	10:00 PM	Monday, June 9, 2025	1:00 PM
American Serenade	Sunday, June 29, 2025	10:00 PM	Monday, June 30, 2025	1:00 PM
American Serenade	Monday, July 14, 2025	10:00 PM	Tuesday, July 15, 2025	1:00 PM
American Melody	Monday, July 21, 2025	10:00 PM	Tuesday, July 22, 2025	1:00 PM
American Serenade	Monday, July 28, 2025	10:00 PM	Tuesday, July 29, 2025	1:00 PM
American Serenade	Monday, August 11, 2025	10:00 PM	Tuesday, August 12, 2025	1:00 PM
American Serenade	Monday, August 25, 2025	10:00 PM	Tuesday, August 26, 2025	1:00 PM
American Melody	Monday, September 1, 2025	10:00 PM	Tuesday, September 2, 2025	1:00 PM
American Serenade	Monday, September 8, 2025	10:00 PM	Tuesday, September 9, 2025	1:00 PM
American Melody	Monday, September 15, 2025	10:00 PM	Tuesday, September 16, 2025	1:00 PM
American Serenade	Monday, September 22, 2025	10:00 PM	Tuesday, September 23, 2025	1:00 PM
American Melody	Monday, September 29, 2025	10:00 PM	Tuesday, September 30, 2025	1:00 PM
American Melody	Monday, October 13, 2025	10:00 PM	Tuesday, October 14, 2025	1:00 PM

ACL will have the right to modify the docking schedule due to unforeseen circumstances, including, but not limited to, weather, river conditions, water levels, equipment failure, or for any other reasons or conditions that may impact ACL's itinerary or the docking of vessels at the Docking Facilities. In the event the City accepts docking reservations from other operators or vendors, the City agrees to accept those reservations subject to ACL's right to modify its docking schedule in the unlikely event that an unforeseen circumstance requires a revision to ACL's schedule. ACL reservations will have priority over any other users or operator and ACL will submit proposed schedule to city on or before February 1st of each applicable agreement year.

6. **QUIET POSSESSION:** (a) The City warrants and represents that it is the legal owner of the Docking Facilities.

(b) The City warrants and represents that there are no laws, endangered species, wetlands, ordinances, governmental rules or regulations, title restrictions, zoning or any other matters whatsoever which will restrict, limit or prevent American's Intended Use of the Docking Facilities; and so long as American is not in monetary default hereunder, American shall have quiet and peaceful possession and enjoyment of the Docking Facilities and of all easements, rights and appurtenances belonging thereto.

(c) Notwithstanding any other provisions of this Docking Agreement to the contrary or any other rights the City may have, the City covenants and agrees not to encumber the Docking Facilities or otherwise alter or permit to the alteration of the status of the title to the Docking Facilities such that American's right to use the Docking Facilities for American's Intended Use is diminished without American's prior written consent. If the City breaches the City's covenants as set forth in this paragraph, then American may, in addition to any and all other remedies available at law or in equity, terminate this Docking Agreement without owing any liability to the City.

7. **THE CITY'S REPRESENTATIONS:** The City hereby covenants, warrants and represents to American that:

- (a) The City has the sole right, legal power and authority to enter into this Docking Agreement.
- (b) All requisite municipal actions, or any other required action, have been taken and satisfied by the City to authorize the execution and performance of this Docking Agreement. No other proceedings or actions on the part of the City are necessary to authorize this Docking Agreement or to carry out the transactions contemplated hereby. This Docking Agreement constitutes the legal, valid and binding obligation of the City enforceable against the City in accordance with its terms.
- (c) The individual(s) executing this Docking Agreement, on behalf of the City, has (or have) the full right, legal power and actual authority to bind the City to the terms and conditions hereof.
- (d) Neither the execution nor the provisions of this Docking Agreement violates or breaches or shall violate or breach any term or provision of any agreement, written or oral, between the City and any third party, and that if legal proceedings are instituted by any party to prohibit the use, operation or enjoyment of the Docking Facilities, or any part thereof, as provided in this Docking Agreement, the City shall assume the defense of any such legal proceedings and shall indemnify American from and against any and all claims arising from or out of any such legal proceedings and/or the total or partial loss of the use, operation or enjoyment of the Docking Facilities.

8. **INSURANCE:** Each party will obtain and maintain, at its sole cost and expense at a minimum: (a) general liability insurance in an amount not less than \$1,000,000 per occurrence and \$2,000,000 annual aggregate; (b) comprehensive automobile liability insurance with limits of at least \$1,000,000.00 per accident including coverage for liability arising out of all owned, agreement, hired, and non-owned automobiles; and (c) a commercial umbrella insurance policy with limits of at least \$5,000,000.00. Each party shall have the other party named as an additional insured on each of its liability insurance policies. Additionally, the City shall maintain property insurance that fully insures the Docking Facilities and any improvements thereon.

9. **INDEMNITY:** (a) American agrees to indemnify, defend, and hold harmless the City and its officers, agents, employees, insurers and sureties from any and all third-party claims, allegations, legal proceedings, damages, costs, actual attorneys' fees, losses or liability, in law or in equity, attributable to bodily injury, sickness, disease, or death, or to damage to or destruction of property, including loss of use thereof, arising out of or related to, in whole or in part, an act or omission by American in connection with this Docking Agreement on the basis of comparative fault. Indemnification from American to the City does not include claims related to the public's use of the Docking Facilities that are not related to American's operations.

(b) To the fullest extent allowed by law, the City agrees to indemnify, defend, and hold harmless American and its respective owners, officers, agents, employees, insurers and sureties, (collectively, "American Indemnitees"), from any and all claims, allegations, legal proceedings, damages, costs, actual attorneys' fees, losses or liability, in law or in equity, of every kind attributable to bodily injury, sickness, disease, or death, or to damage to or destruction of property, including loss of use thereof, arising out of or related to, in whole or in part, an act or omission by the City in connection with this Docking Agreement on the basis of comparative fault.

10. **GENERAL PROVISIONS:** (a) This Docking Agreement (and the documents referred to herein) constitutes the entire agreement between the parties pertaining to the subject matter contained herein and supersedes all prior and contemporaneous agreements, representations and

understandings, oral or otherwise, between or among the parties with respect to the matters contained herein.

(b) This Docking Agreement shall be binding upon, and inure to the benefit of, the parties hereto and their respective heirs, legatees, distributees, legal representatives, successors and assigns.

(c) This Docking Agreement shall not be modified, amended or supplemented, in whole or part, without the prior written consent of the parties hereto. Each and every waiver of any covenant, representation, warranty or any other provision hereof must be in writing and signed by each party whose interests are adversely affected by such waiver. No waiver granted in any one instance shall be construed as a continuing waiver applicable in any other instance.

(d) If any legal action or other proceeding is brought for the enforcement hereof, or because of an alleged dispute, breach, default or misrepresentation in connection with any provisions hereof, the prevailing party or parties shall be entitled to recover attorneys' fees, court costs and all expenses even if not taxable as court costs (including, without limitation, all such fees, costs and expenses incident to appeals), incurred in that action or proceeding, in addition to any other relief to which such party or parties may be entitled. "Prevailing Party" shall mean (a) a party who, after set offs, recovers more than 50% of the amount claimed against the other party, or (b) a party against whom, after set offs, the other party receives less than 50% of the amount claimed by that other party. This attorneys' fees provision shall not apply in cases where there is a mutual settlement of claims between the parties.

(e) The parties hereby agree that each party and its attorneys have reviewed and revised this Docking Agreement and that the normal rule of construction, to the effect that any ambiguities are resolved against the drafting party, shall not be employed in the interpretation of this Docking Agreement and no other rule of strict construction shall be used against any party. All exhibits and schedules attached or to be attached hereto, and all other agreements and instruments referred to herein, are hereby incorporated herein by reference, as fully as if copied herein verbatim.

(f) The parties further agree that upon request, they shall do such further acts and deeds, and shall execute, acknowledge, deliver and record such other documents and instruments, as may be reasonably necessary from time to time to evidence, confirm or carry out the intent and purposes of this Docking Agreement.

(g) If any one or more of the provisions hereof shall for any reason be held invalid, illegal or unenforceable in any respect, such invalidity, illegality or unenforceability shall not affect the validity or enforceability of any other provision hereof, which shall be construed as if such invalid, illegal or unenforceable provision had never been contained herein. The parties intend that if any provision hereof is capable of two constructions, one of which would render the provision void and the other of which would render the provision valid, then the provision shall have the meaning which renders it valid.

(h) This Docking Agreement may be executed simultaneously in one or more counterparts, each of which shall be deemed an original, but all of which taken together shall constitute one in the same instrument, and it shall not be necessary that any single counterpart bear the signatures of all parties.

(i) Nothing contained in this Docking Agreement shall be deemed or construed by the parties hereto or by any third party to create the relationship of principal and agent or of partnership or of joint venture or of any association between the City and American, and no provision contained in this Docking Agreement nor any acts of the parties hereto shall be deemed to create any relationship between the City and American other than the relationship of the City and American.

(j) This Docking Agreement shall be governed by the laws of the State where the Docking Facilities are situated.

IN WITNESS WHEREOF, the parties hereto have executed this Docking Agreement as of the day and year first above written.

LESSOR:

CITY OF MUSCATINE, IOWA, a municipality
of the State of Iowa

By: _____

Its: _____

LESSEE:

AMERICAN CRUISE LINES, INC., a
Delaware corporation

By: _____

Its: _____