

CITY OF RIVERSIDE
CITY COUNCIL MEETING AGENDA
RIVERSIDE CITY COUNCIL CHAMBERS
60 GREENE ST
RIVERSIDE, IOWA 52327

Monday, August 18, 2025 @ 6:00 PM

The meeting will be recorded and can be viewed live by visiting the city website at www.riversideiowa.gov.

NOTICE TO THE PUBLIC: This is a meeting of the City Council to conduct the regular business of the city. Every item on the agenda is an item of discussion and action if needed.

1. Call meeting to order
2. Roll Call
3. Approval of Agenda
4. Consent Agenda
 - a. Minutes pg 3
 - b. Expenditures pg 6
 - c. Huskies Ball Association pg 8
 - i. October 4th Fundraiser at Hall Park
 - ii. Alcohol Permit
5. **Public forum: 3 minutes per person. See guidelines for public comments at the Clerk's table.**
6. Washington County Sheriff's Department Report
7. Riverside Fire Department Report
 - a. Rescue Fire Engine Update
 - b. Purchase of Skid Unit for Polaris Ranger pg 9
8. PeopleService Report pg 23
 - a. Consider resolution to approve a professional services agreement with Veenstra & Kimm for sanitary sewer rehabilitation (Res #2025-56) pg 40
9. City Engineer's Report (Axiom Consultants)
 - a. Wellness Center
 - i. Resolution calling an election on proposal to enter into a General Obligation Loan Agreement and borrow money thereunder in a principal amount not to exceed \$8,000,000 pg 45
 - ii. Wildan Commercial New Construction Incentives pg 53
 - b. Cherry Lane Street Extension Project
 - i. Consider resolution to approve Pay Application #2 to Jones Contracting Corp pg 83
 - c. Hall Park Pickleball Courts pg 84
 - i. Consider resolution to approve Change Orders #2, #3, and #4 pg 100
 - ii. Consider resolution to approve Pay Application #2 to Bowker Pinnacle Mechanical pg 103
 - d. CDBG Downtown Revitalization
 - e. Other
 - i. Hall Park Playground Equipment

10. City Administrator's Report

- a. Ordinances
 - i. New- Chapter 52 – Property Maintenance Code (Ord #2025-01) pg 104
 - ii. Amend- Chapter 55 – Animal Protection and Control pg 107
 - iii. Repeal- Chapter 112 – Cable Video Franchise pg 112
 - iv. Amend- Chapter 162 – Weeds, Vines, and Brush pg 113
- b. Consider resolution to hire part time Custodian pg 119
- c. Agenda Management Software pg 120
- d. Update on Fall Cleanup
- e. Update on Deputy Clerk Hiring
- f. Update on September City Council Meeting Schedule
- g. Update on Nuisance Work Session
- h. July Financials pg 144

11. Closing Comments

12. Motion to Adjourn



The regular meeting of the Riverside City Council was called to order at 6:00 pm by Mayor Allen Schneider with Council Members; Ryan Rogerson, Kevin Kiene, Tom Sexton, Lois Schneider and Kevin Mills present.

Motion by Kiene, seconded by Sexton to approve the agenda as presented. Motion carried 5-0.

Motion by Rogerson, seconded by Mills to approve the consent agenda of minutes, expenditures as presented, Riverside Fire Department Report, alcohol permit renewal for Dollar General, tobacco permit renewal for Riverside Casino & Golf Resort and display fireworks permit for Riverside Casino & Golf Resort. Motion carried 5-0.

Washington County Supervisor, Marcus Fedler gave an update on upcoming priorities.

Motion by Sexton, seconded by Kiene to open the Public Hearing for the Acquisition of Auditor's Parcel "E of Auditor's Parcel "D" at 6:15 pm. Motion carried 5-0.

No comments from the public were made or submitted.

Motion by Kiene, seconded by Sexton to close the Public Hearing at 6:16 pm. Motion carried 5-0.

Motion by Sexton, seconded by Schneider to approve Resolution 2025-50 to acquire Auditor's Parcel "E of Auditor's Parcel "D". Motion carried 5-0.

Motion by Sexton, seconded by Rogerson to open the Public Hearing for the vacation and conveyance of Auditor's Parcel "E of Auditor's Parcel "D" at 6:18 pm. Motion carried 5-0.

No comments from the public were made or submitted.

Motion by Kiene, seconded by Rogerson to close the Public Hearing at 6:19 pm. Motion carried 5-0.

Motion by Sexton, seconded by Mills to approve the Resolution 2025-51 to vacate and convey Auditor's Parcel "E of Auditor's Parcel "D" to Highland School District. Motion carried 5-0.

Maggie Burger, Speer Financial, presented an overview of the General Obligation Bond process and financial impact for the Riverside Wellness Center project.

Branden Havens, PeopleService, presented the June water and wastewater operations report.

Brian Boelk, Axiom Consultants, gave the City Engineer's Report consisting of updates on the Wellness Center, PCC Improvements, Cherry Lane Street Extension, Hall Park Pickleball Courts, and CDBG Downtown Revitalization Project.

Motion by Kiene, seconded by Schneider to pass Resolution 2025-52 to approve Pay Application #2 to Hardscape Solutions of Iowa for completion and final acceptance in the amount of \$1,869.77. Motion carried 5-0.

Motion by Schneider, seconded by Sexton to pass Resolution 2025-53 to approve Pay Application #1 to Jones Contracting in the amount of \$42,718.78. Motion carried 5-0.

Motion by Sexton, seconded by Schneider to pass Resolution 2025-54 to approve Pay Application #1 to Bowker Pinnacle Mechanical in the amount of \$5,422.30. Motion carried 5-0.

Motion by Schneider, seconded by Kiene to pass Resolution 2025-55 to approve Pay Application #2 to Cornerstone Commercial Contractors in the amount of \$64,476.20. Motion carried 5-0.

City Admin Smith presented on the Ordinance Amendment of Chapter 55 – Animal Protection and Control, Deputy Clerk Job Posting, City Hall Cleaning, City Fee Schedule, FY2025 Audit RFP, Rescue Fire Engine RFP, Stumpf Construction Payment, Property Nuisances, Native Plantings, Outdoor Warning Siren System Update, and attendance of the Iowa League of Cities Annual Conference on September 18th, 2025.

Motion by Schneider, seconded by Mills to approve Ordinance Amendment of Chapter 55 – Animal Protection and Control. Motion withdrawn by Schneider. City Council made suggested edits and requested the amendment to be brought back upon completion.

Motioned by Schneider, seconded by Kiene to approve posting the Deputy Clerk position for hire. Passed 5-0

Motioned by Rogerson, seconded by Schneider authorizing City Admin Smith to post the FY2025 Audit Services Request for Proposal. Passed 5-0.

Rogerson motioned to approve the Rescue Fire Engine Request for Proposal (RFP). No second was made. Motion failed.

City Council discussed the Rescue Fire Engine RFP and recommended changes be made to the specifications found in Appendix A. No action was taken.

Motioned by Schneider, seconded by Kiene to pay Stumpf Construction in the amount of \$5,854.80 for workmanship remediation on the 3rd Street Project and the continuance of the Surety Bond claim that has been filed against Streb Construction Co, Inc. Passed 5-0.

Motioned by Rogerson, seconded by Kiene approving the City Admin and City Clerk to attend the Iowa League of Cities Annual Conference on September 18, 2025. Passed 5-0

June financials were reviewed.

Motion by Sexton, seconded by Kiene to adjourn at 8:39 PM. Motion carried 5-0.

ATTEST:



Stephanie Thomann, City Clerk



Allen Schneider (Aug 1, 2025 15:06:10 CDT)

Allen Schneider, Mayor

	EXPENDITURES AUGUST 18, 2025				
	COUNCIL MEETING	BILLS			
1	ACCESS SYSTEMS	COPIER LEASE	001-5-650-6415	\$437.34	
2	AIRGAS	FD - RENT - OXYGEN	002-5-150-6415	\$452.20	
3	ALTORFER	LS1 GENERATOR REPAIR/MAIN.	610-5-815-6350	\$758.00	
4	ALTORFER	LS4 GENERATOR REPAIR/MAIN.	610-5-815-6350	\$5,101.28	
5	ALTORFER	LS2 GENERATOR REPAIR/MAIN.	610-5-815-6350	\$625.00	
6	ALTORFER	WP GENERATOR REPAIR/MAIN.	600-5-810-6350	\$1,012.00	\$7,496.28
7	CASEYS	LAWNMOWER FUEL	001-5-430-6323	\$433.44	
8	COLBERT CARPET CARE	CITY HALL CARPET CLEANING	001-5-650-6310	\$684.80	
9	ECICOG	CDBG DTR	145-5-650-6435	\$1,200.00	
10	ELETRIC PUMP	WWTP S/C	610-5-815-6350	\$806.38	
11	GOERDT INSPECTIONS	BUILDING INSPECTOR	001-5-170-6499	\$450.00	
12	IOWA SOLUTIONS	AUGUST MONTHLY SERVICE	001-5-650-6419	\$834.50	
13	IOWA SOLUTIONS	MONITORING/ALERTS QTRLY REVIEW	001-5-650-6419	\$85.00	
14	IOWA DNR	FY26 WATER SUPPLY FEE	600-5-810-6413	\$115.24	
15	JIM'S SMALL ENGINE REPAIR	FD - CHAINSAW REPAIR	002-5-150-6350	\$49.46	
16	JOHNSON COUNTY REFUSE	JULY CARTS	001-5-290-6499	\$7,505.00	
17	JOHNSON COUNTY REFUSE	50 YARD BAGS	001-5-290-6499	\$77.50	
18	KALONA GRAPHICS	WATER BILLING ENVELOPES	001-5-650-6506	\$228.69	
19	KALONA BUILDERS	BOOK BOX REPAIR	001-5-430-6507	\$10.00	
20	MARTIN GARDNER	CDBG DTR	145-5-650-6435	\$7,896.05	
21	MENARDS	PARKS SUPPLIES	001-5-430-6507	\$85.73	
22	MENARDS	STREETS SUPPLIES	001-5-210-6507	\$121.90	
23	MENARDS	DEHUMIDIFIER - CITY HALL	001-5-650-6506	\$202.98	\$410.61
24	REC	SIGN	610-5-815-6371	\$82.43	
25	REC	LIFT STATION	610-5-815-6371	\$93.28	
26	REC	W/W PLANT	610-5-815-6371	\$3,731.33	
27	REC	CASINO L/S	600-5-810-6371	\$365.05	
28	REC	WATER PLANT	001-5-230-6371	\$3,284.32	
29	REC	TRAFFIC LIGHT	001-5-210-6371	\$148.13	
30	REC	SHOP	001-5-210-6372	\$57.43	\$7,761.97
31	RELIANT	TANKER 166 REPAIR	002-5-150-6352	\$652.54	
32	SCHNOEBELEN INC	LAWNMOWER REPAIR	001-5-430-6350	\$117.30	
33	SCHNOEBELEN INC	UPS	610-5-815-6374	\$66.90	
34	SCHNOEBELEN INC	UPS	600-5-810-6374	\$66.90	\$133.80
35	STANDARD PEST CONTROL	MONTHLY SERVICE	001-5-650-6310	\$25.00	
36	STANDARD PEST CONTROL	MONTHLY SERVICE	002-5-150-6310	\$25.00	
37	STANDARD PEST CONTROL	MONTHLY SERVICE	001-5-210-6310	\$25.00	\$75.00
38	SOUTHEST IOWA INSURANCE	SWITCH TRAILER COVERAGE	002-5-150-6408	\$31.00	
39	SOUTHEST IOWA INSURANCE	FY25 AUDIT ADJUSTMENT - STREETS	001-5-430-6160	\$508.00	
40	SOUTHEST IOWA INSURANCE	FY25 AUDIT ADJUSTMENT - PARKS	001-5-430-6160	\$294.00	
41	SOUTHEST IOWA INSURANCE	FY25 AUDIT ADJUSTMENT - CITY HALL	001-5-620-6160	\$157.00	
42	SOUTHEST IOWA INSURANCE	FY25 AUDIT ADJUSTMENT - FIRE DEPT	002-5-150-6160	\$3,666.00	
43	SOUTHEST IOWA INSURANCE	FY26 AUDIT ADJUSTMENT - STREETS	001-5-430-6160	\$464.00	
44	SOUTHEST IOWA INSURANCE	FY26 AUDIT ADJUSTMENT - PARKS	001-5-430-6160	\$258.00	
45	SOUTHEST IOWA INSURANCE	FY26 AUDIT ADJUSTMENT - CITY HALL	001-5-620-6160	\$148.00	
46	SOUTHEST IOWA INSURANCE	FY26 AUDIT ADJUSTMENT - FIRE DEPT	002-5-150-6160	\$4,312.00	\$9,807.00
47	THE NEWS	PUBLICATIONS	001-5-650-6402	\$632.08	
48	VISA	YOUTUBE TV	002-5-150-6357	\$88.80	
49	VISA	SOFTWARE	001-5-650-6419	\$41.18	
50	VISA	laCMA CONFERENCE HOTEL	001-5-610-6240	\$178.08	
51	VISA	CLERK TRAINING FEE	001-5-620-6200	\$35.00	
52	VISA	CITY HALL SUPPLIES	001-5-650-6506	\$729.62	\$1,072.68
53	WASHINGTON COUNTY RECORDER	RECORD CDBG DTR AGREEMENTS	001-5-650-6405	\$239.00	
	TOTAL BILLS*****			\$49,694.86	
	IPERS	CONTRIBUTIONS - JULY 2025	\$	5,361.05	
	1ST NAT'L BANK	HEALTH SAVINGS	\$	1,216.66	
	IOWA DEPT OF REVENUE	IOWA W/HOLD - JULY 2025	\$	509.67	
	IOWA DEPT OF REVENUE	IOWA SALES TAX - JULY 2025	\$	1,077.91	
	IOWA DEPT OF REVENUE	IOWA WET TAX - JULY 2025	\$	1,772.47	
	IRS	941 TAX DEPOSIT - JULY 2025	\$	4,734.63	
	PAYROLL	PAYROLL - JULY 2025	\$	15,406.19	
	BRYAN LENZ	CELL PHONE ALLOWANCE	\$	50.00	
	COLE SMITH	CELL PHONE ALLOWANCE	\$	50.00	
	LOGAN MICHEL	CELL PHONE ALLOWANCE	\$	50.00	

STEPHANIE THOMANN	CELL PHONE ALLOWANCE	\$	50.00		
*****	TOTAL PAID BILLS		\$30,128.58		
*****	TOTAL EXPENDITURES		\$79,823.44		
EXPENDITURES by FUND					
GENERAL FUND		\$	15,296.13		
FIRE DEPARTMENT		\$	9,277.00		
ROAD USE FUND		\$	-		
COMMUNITY CENTER		\$	-		
CASINO		\$	9,096.05		
CAPITAL PROJECTS		\$	-		
WATER FUND		\$	4,478.46		
SEWER FUND		\$	11,547.22		
TOTAL EXPENDITURES		\$	49,694.86		
MTD TREASURERS REPORT					
7/31/2025	REVENUES		EXPENSES	BALANCE	
GENERAL FUND	\$36,551.98		\$155,988.41	\$444,475.60	
FIRE DEPT FUND	\$849.85		\$14,806.95	\$181,702.07	
ROAD USE TAX FUND	\$12,273.49		\$2,825.50	\$214,497.63	
LOCAL OPTION SALES TAX	\$17,346.67		\$0.00	\$175,590.91	
TIF REVENUE	\$0.22		\$0.00	\$19,008.98	
CASINO REVENUE RUND	\$151,896.93		-\$16,213.39	\$2,506,781.65	
CAPITAL PROJECTS FUND	\$190.94		\$341,015.49	\$59,050.51	
COMMUNITY CENTER FUNDS	\$4,931.14		\$11,738.00	\$1,415,889.76	
WATER FUND	\$34,028.99		\$14,861.50	\$61,982.18	
SEWER FUND	\$34,334.81		\$40,138.58	\$553,822.73	
STORM WATER FUND	\$1,752.67		\$0.00	\$23,540.30	
TOTAL	\$294,157.69		\$565,161.04	\$5,656,342.32	



HUSKIES BALL CLUB

BAGS TOURNAMENT



Hall Park
149 Ella Street
Riverside, IA

NO REFUNDS

Join us
10.4.2025

64 TEAM BRACKET \$20 ENTRY/TEAM

PAYOUTS TO TOP THREE TEAMS

\$300 1st place

\$150 2nd Place

\$50 3rd place

General Raffle

Silent Auction

Live Auction

GRAND PRIZES

NASHVILLE TRIP PACKAGE

Includes luggage and a gift card

RUGER AMERICAN GEN II RIFLE

6.5 CREEDMOOR-Barrel: 20 In

BROWNING SHOTGUN

CITORI CXS 12 GA-Barrel: 30 In

1 PALLET OF DOMESTIC BEER

2 - ¼ BEEF (STANDARD PROCESSING)

2 - ½ HOG (STANDARD PROCESSING)



Contact Heather Jones for registration
at 319-212-0327 or
heatherk.jones@hotmail.com



Cole and Allen,

I am attaching the quotes for the skid units we looked at for RFD along with the recommendation of the one to purchase. The RFD members prefer to go with the skid unit from QTAC (Mtech) for the cost of \$8,890. This unit meets all of our fire and rescue needs to fight fire and transport a patient. This unit fits all inside the box of the ranger and does not hang off the back like the other 2 causing an in balance of weight. We went and looked at these units at Solon, Ainsworth, Washington and talked to Mount Vernon. The QTAC had a great performance and was recommended by the Solon FD guys who have also had a Kimtek brand and prefer the QTAC. If you have any questions let me know.

Thanks
RFD Chief
Chad Smothers

QTAC85 (Mtech) - \$8,890
Kimtek - \$8095
Herman Fire - \$11,130 to \$12,741

WORK ORDER

Date 4/22/2025

☐ Invoice ☐ Order ☒ Quote ☐ Credit/Return ☐ Other



SALESMAN

Name: Steven Imhoff 184
Ph. 319-750-6883 E-mail: steveimhoff@heimanfire.com

Heiman Fire Equipment | Federal ID # 42-0955663

2320 NW Blvd. Ashton, IA 51232
Ph. 712.724.6212 | 1.800.831.8547
Fax. 712.724.6474 | www.heimanfire.com

CUSTOMER

Name Riverside Vol. Fire Dept.
Address PO Box 111
City Riverside State IA Zip 52327
Ph. 319-753-1088 E-mail chadsmothers.cs@gmail.cc
Customer # _____ PO # _____

SHIP TO

☐ same as CUSTOMER

Name Chad Smothers
Address 1145 Pacific Lane
City Kalona State IA Zip 52247
Contact Name Chad Smothers Contact Ph. 319-631-4350
☐ Commercial ☒ Residential

Qty Order	Qty Ship	Part Number	Description	Price	Total Amount
			Heiman 70 Gallon UTV Rescue Skid 6HP	\$ 11,130.00	\$ 0.00
			Waterax Versax Pump	\$	\$ 0.00
			83GPM @ 50PSI, 63GPM @ 75PSI, 38GPM @ 100PSI	\$	\$ 0.00
				\$	\$ 0.00
			Heiman 70 Gallon UTV Rescue Skid 9HP	\$ 12,741.00	\$ 0.00
			Waterax Versax Pump	\$	\$ 0.00
			92GPM @ 50PSI, 80GPM @ 75PSI, 64GPM @ 100PSI	\$	\$ 0.00
				\$	\$ 0.00
			Includes:	\$	\$ 0.00
			Stokes Basket Carrier	\$	\$ 0.00
			Electric Reel with 100' 3/4" Rubber Hose	\$	\$ 0.00
			Elkhart Rebuildable Valves	\$	\$ 0.00
			Storage Under Stokes Basket Carrier	\$	\$ 0.00
				\$	\$ 0.00
			Shipping will be applied when the product ships.	\$	\$ 0.00
				\$	\$ 0.00
Subtotal \$					0.00
Shipping & handling					0.00
Tax rate ____ % Tax					
Credit					
TOTAL \$					

THIS IS NOT AN INVOICE. ALL INVOICES WILL BE SENT DIRECTLY FROM THE OFFICE.



WHEN PROTECTION MEANS EVERYTHING.

HEIMAN FIRE RESCUE UTV SKID

70 gal. G3Fire tank

Stokes storage

6hp WATERAX VERSAX

Electric reel with 100' of 3/4" hose

Elkhart Valves

***Additional option of 9hp Electric Start**



MTECH Inc.
1072 MARAUDER STREET
SUITE 210
CHICO, CA 95973
Phone: 530-894-5091
Fax: 530-894-5092

Quotation

Quote RIVERSIDE FIRE DEPARTMENT
To: , IA

Quote Number:	17748	Contact:	CHAD SMOTHERS
Quote Date:	07/28/2025	Expires:	08/27/2025
Customer:	RIVERSIDEFIR	Inquiry:	
Salesman:	Steve Kleppe	Terms:	To be determined
Ship Via:	FLAT RATE \$800	Phone:	+1 (319) 631-4350
FOB:	CHICO, CA	FAX:	

1. This is an estimate only. Modification to line items may affect final pricing.
2. Price does not include sales tax (if applicable), crating or freight charges.
3. Commercial address with a forklift or loading dock is required to qualify for QTAC UTV skid flat rate shipping.

<u>Item</u>	<u>Part Number</u> <u>Description</u>	<u>Revision</u>	<u>Quantity</u>	<u>Price</u>
1	2300.005-01 QTAC 85EMS-C High Pressure Pump Build, Manual Hose Reel, Includes: - Welded, 85-gallon PolyTough internally baffled tank - Honda GX200, 5.5 HP manual start engine - Waterax Versax 6 2-stage pump (Max 105 GPM, 120 PSI) - Hannay manual hose reel - Black Commercial Grade Rubber Reel Hose, 3/4" X 75' - Brass Bullseye Nozzle w/ 1/4" turn shut off, 3/4" - 1-1/2" drain - 4" fill tower - 1" gated auxiliary discharge - Auxiliary draft suction (draft hose kit sold separately) - Water level sight tube - Grab rails and folding, convertible rescue litter platform - Red with white graphics		1	\$7,895.0000 /EA
2	2250.025-01 QTAC Riser Platform, for 47.625" x 35" QTAC Skids		1	\$195.0000 /EA
3	FR800 QTAC (Central/Eastern) flat rate shipping fee to a commercial address within the Contiguous U.S. Additional services such as lift gate, appointment requests, school, secure location, military base, or farm delivery will require additional fees.		1	\$800.0000 /EA

Total: \$8,890.00

Steve Kleppe
skleppe@qtacfire.com
1-888-797-5100 EXT 166

By STEVEN KLEPPE

<u>Item</u>	<u>Part Number</u> <u>Description</u>	<u>Revision</u>	<u>Quantity</u>	<u>Price</u>
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Model 85EMS-C UTV Fire Skid Specifications



A Division of MTECH, Inc.
1072 Marauder, Suite 210
Chico, CA 95973
1.888.797.5100
www.qtacfire.com
www.mtechincorporated.com



TANK

The tank shall have the following characteristics:

- MTECH PolyTough™ extrusion-welded Copolymer Polypropylene construction
- Capacity of 85 gallons of water
 - OPTION: Capacity restrictors down to 60 gallons
- 3/8" internal baffles with interlocking design to meet NFPA standards
- Pump suction plumbed to the center of the tank with anti-cavitation device
- 1-1/2" tank drain
- 4" vented fill tower
- Site tube to gauge water level
- Flange-mounted anchor points to secure the skid unit to the bed
- Mounting pad for hose reel
- OPTION: Forklift runners
- **Folding EMS platform with adjustable stops. Allows tailgate to be in the up position when platform is not in use.**

PUMP & ENGINE

The pump system shall have the following characteristics:

- Honda GXH50 2.2hp engine with recoil start and low oil sensor with Koshin 1-1/2" self-priming centrifugal pump (61 PSI Max; 73 GPM Max)
 - OPTION: Honda GX200 5.5hp engine with recoil start and low oil sensor with Waterax Versax 6 2" self-priming centrifugal pump (120 PSI Max; 105 GPM Max)
- 1-1/2" auxiliary suction (Koshin)
 - OPTION: Draft hose kit
- 2" auxiliary suction (Waterax)
 - OPTION: Draft hose kit
 - OPTION: 2" NST Suction
- 1" discharge
 - OPTION: 1-1/2" NST Discharge
- 1" gated discharge to hose reel
- 2" gated tank to pump
- 1" gated pump to tank return / fill
- All plumbing to be of either composite polypropylene, brass, or stainless steel



FOAM

The foam system shall have the following characteristics:

- OPTION: End-of-line foam system, includes:
 - Aerating nozzle
 - ¼ turn end-of-line shut-off
- With Honda GX200 5.5hp equipped QTAC
 - OPTION: Around-the-pump foam system, includes:
 - MTECH PolyTough™ extrusion-welded Copolymer Polypropylene construction 2.5-gallon external foam reservoir
 - Threaded 6" fill well, flush mounted at top of tank with vented cap
 - Adjustable through-the-pump foam proportioner
 - Aerating nozzle
 - OPTION: 5-gallon foam reservoir

HOSE & ASSOCIATED COMPONENTS

The hose and associated hardware shall have the following characteristics:

- 3/4" X 50' of rubber booster hose
 - OPTION: 3/4" X 75' of rubber booster hose
 - OPTION: 3/4" X 100' of rubber booster hose
 - OPTION: 3/4" X 50' Red rubber booster hose kit
- Hannay manual rewind hose reel
 - OPTION: Hannay electric rewind hose reel
- Nozzle Options:
 - Max 8 GPM brass bulls-eye with 1/4-turn shut off
 - Max 15 GPM D-ring fire-style nozzle
 - Max 18 GPM Vari-Nozzle
 - 10-23 GPM Viper Nozzle
 - OPTION: Pistol grip bale shut off



WEIGHTS*

Dry weight, Koshin SEH-40H and manual hose reel: 251 lbs.

Wet weight, Koshin SEH-40H and manual hose reel: 960 lbs.

Dry weight, Waterax Versax 6 and manual hose reel: 281 lbs.

Wet weight, Waterax Versax 6 and manual hose reel: 990 lbs.

Additional weight per component:

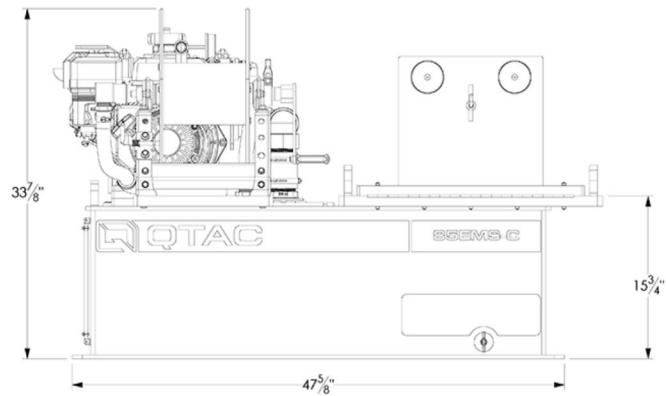
- Electric hose reel: 30 lbs.
- Around-the-Pump Foam
 - 2.5-gallon
 - Dry Weight: 7 lbs.
 - Wet Weight: 28 lbs.
 - 5-gallon
 - Dry Weight: 11 lbs.
 - Wet Weight: 53 lbs.

**All weights are approximate*

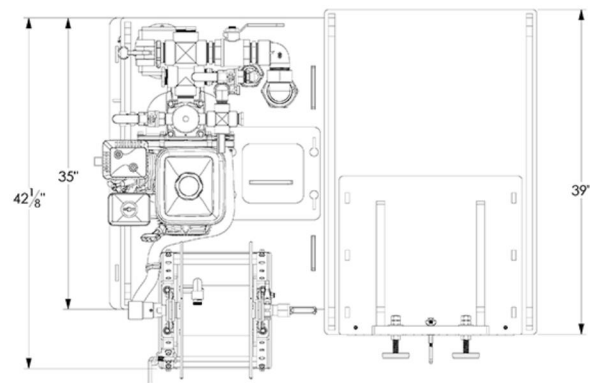


DIMENSIONS

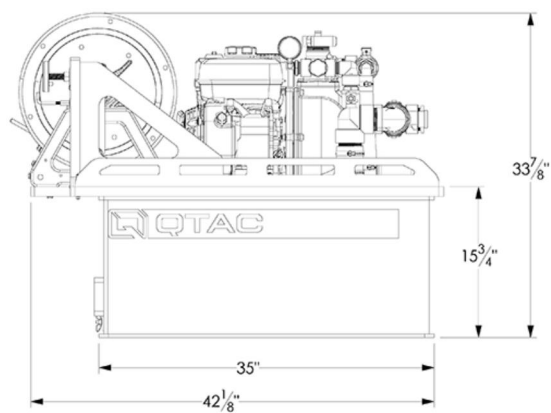
END VIEW, PLATFORM STOWED



TOP VIEW, PLATFORM STOWED

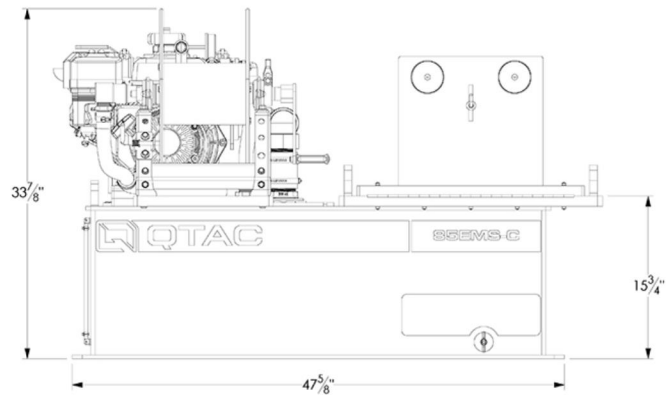


SIDE VIEW, PLATFORM STOWED

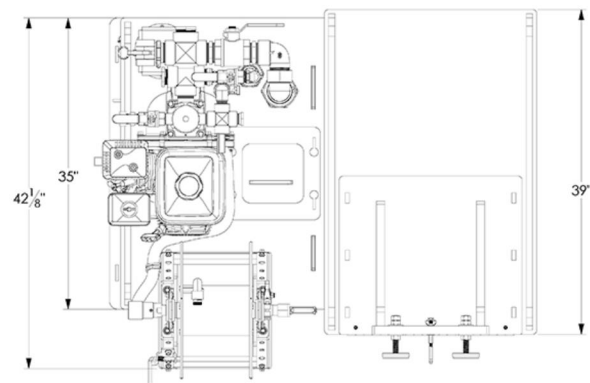


DIMENSIONS

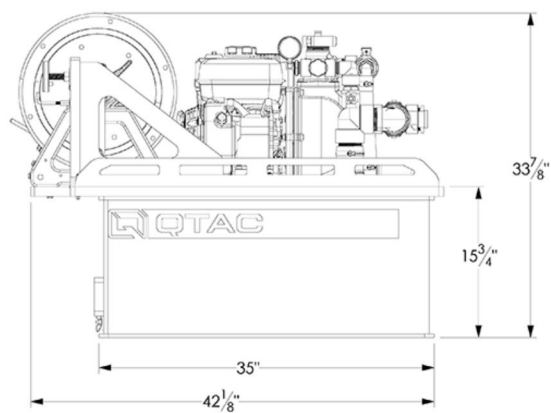
END VIEW, PLATFORM STOWED



TOP VIEW, PLATFORM STOWED

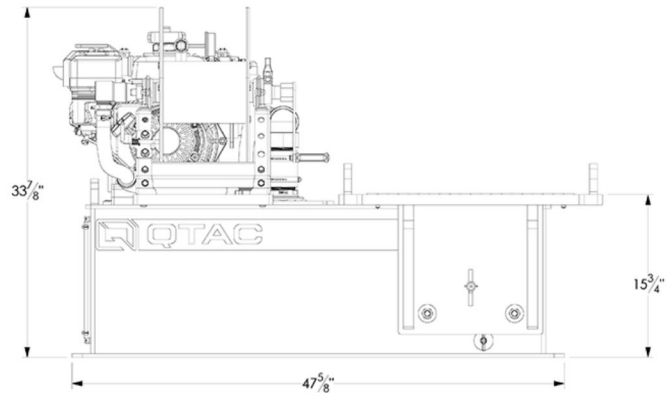


SIDE VIEW, PLATFORM STOWED

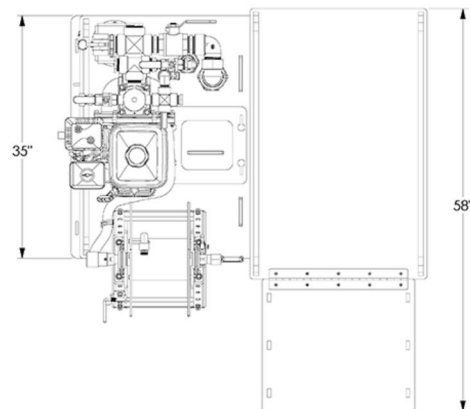


DIMENSIONS

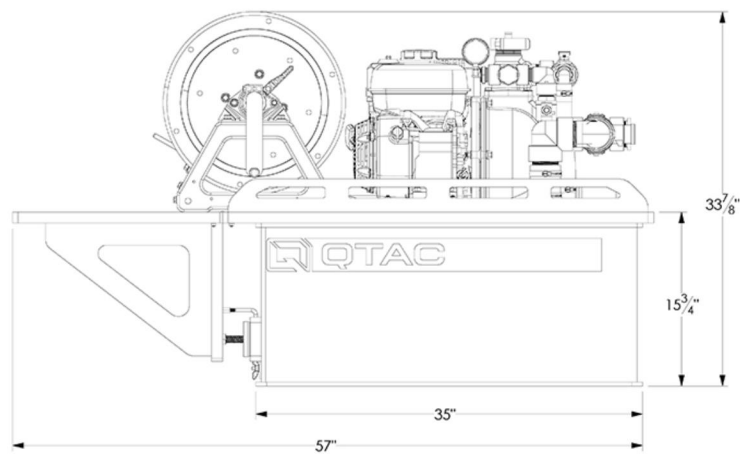
END VIEW, PLATFORM DOWN



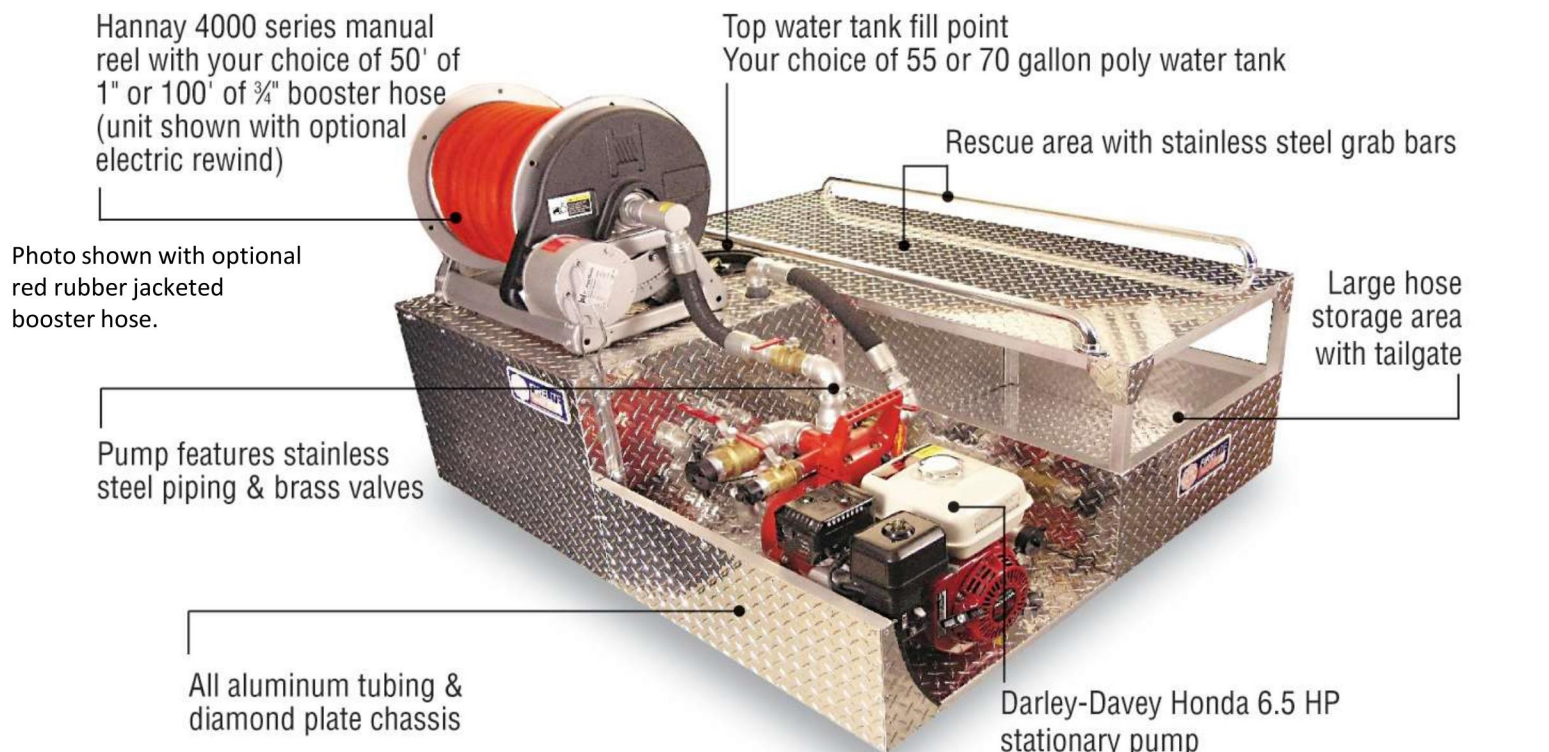
TOP VIEW, PLATFORM DOWN



SIDE VIEW, PLATFORM DOWN



FIRELITE TRANSPORT DELUXE FDH-203



BASE PRICE: \$7,500.00 + SHIPPING

ADD ELECTRIC REWIND TO HANNAY REEL:	\$500	ADD SCOTTY FOAM SYSTEM W/ 5 GAL CELL:	\$800
ADD MERCEDES DRAFTLITE KIT:	\$500	UPGRADE TO VIPER NOZZLE:	\$400
UPGRADE TO 6.5 HP ELEC (AK314):	\$600	ADD REMOVABLE TOOL TRAY:	\$800

Darley-Davey AK315 6.5 HP
Two-Stage
65 GPM @ 48 PSI
50 GPM @ 81 PSI
20 GPM @ 120 PSI

- 1 gated 1" to booster reel
- 1 gated 1-1/2" auxiliary suction
- 1 gated 1-1/2" tank to pump
- Water tank sight gauge
- Includes CS 105/15 1" NST dual flow with bumper wildland nozzle
- 1 gated 1-1/2" discharge
- 1 gated 1" discharge*
- 1 gated 1" pump to tank refill
- Able to draft up to 19' with initial prime
- Boostlite hose standard

* 1 gated 1" discharge not available if foam is added

Dimensions	Dry Weight	+ 5 gal foam	Wet Weight	Wet Weight + foam	Crated Weight
55 GAL | 48"W x 55"L x 38"H	324	340	790	830	485
70 GAL | 48"W x 55"L x 38"H	335	351	918	958	495

*weights & dimensions are approximate only
 Add 30 lbs to weights if going with optional red rubber jacketed booster hose
 Tool tray adds approx. 55 lbs



KIMTEK
CORPORATION

**ALL UNITS SHIP
 FULLY ASSEMBLED**



326 INDUSTRIAL PARK LANE ORLEANS VT 05860 | 888.546.8358 KIMTEKRESEARCH.com

KIMTEK CORPORATION

QUOTE

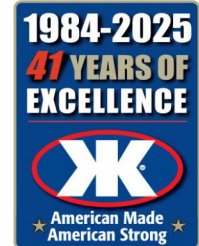
"HOME OF THE AFFORDABLE SKID UNIT!"

326 INDUSTRIAL PARK LANE
ORLEANS, VT 05860
Phone 1-888-546-8358 Fax 1-802-754-2300

DATE: July 29, 2025
QUOTE #: RFD-072925
FOR: FIRELITE Transport
Deluxe FDH-203

Quote To:

Riverside Fire Dept
271 E 1st Street
Riverside, IA 52327
Chad Smothers
(319) 631-4350



DESCRIPTION	AMOUNT
1- FIRELITE Transport Deluxe FDH-203/ Darley-Davey High Pressure Firefighting 6.5 HP Pump/ Hannay Reel 4000 Series manual crank with 50' of 1" or 100' of 3/4" Boostlite hose / 55 or 70 gallon poly water tank/ rescue area/ hose storage area w. tailgate/ 10- 24" long Velcro D loop straps to secure long board or stokes basket to unit. 4 Quick release tie down turnbuckles to secure unit in cargo bed area supplied. <i>All to fit - 2025 Polaris Ranger XP1000 *Customer is aware of potential squat issue.</i>	7,500.00
1- Crating & Shipping <i>Shipping charges quoted do not include accessorial charges such as but not limited to: Liftgate service \$65, call prior to delivery \$25, etc. Please add these charges to your budget as you see fit. For any additional services, please call for a quote.</i>	595.00
TOTAL	\$ 8,095.00

SALES OFFICE HOURS: MON-THURS 8AM-3PM EST

Make all checks payable to **KIMTEK CORPORATION**

If you have any questions concerning this quote, contact:

Kimball Johnson, President 1-888-546-8358 or email sales@kimtekresearch.com

A Finance Charge of 1.5% (18 Annum) Will Be Charged To Invoice Past Due 30 Days.

Prices subject to change without notice. All quotes good for up to 30 days.

THANK YOU FOR YOUR BUSINESS!

Date: August 15, 2025

To: Riverside Council

From: Jed Wolf & Branden Havens, Operators & Steve Robinette, Region Manager

O & M Report: July 2025

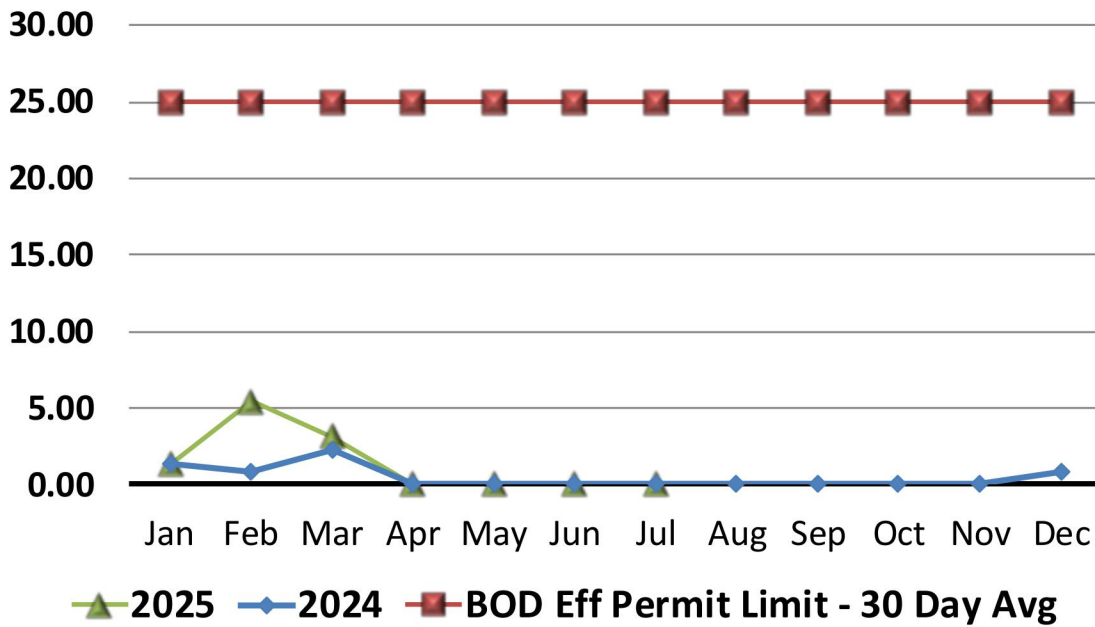
Water Operation & Maintenance

- RO 1 booster pump has been randomly getting a faulty VFD alarm. We are working toward getting that looked at.
- Fluoride injection line at the Water Plant has a small leak. We are awaiting a new corp to get that replaced.

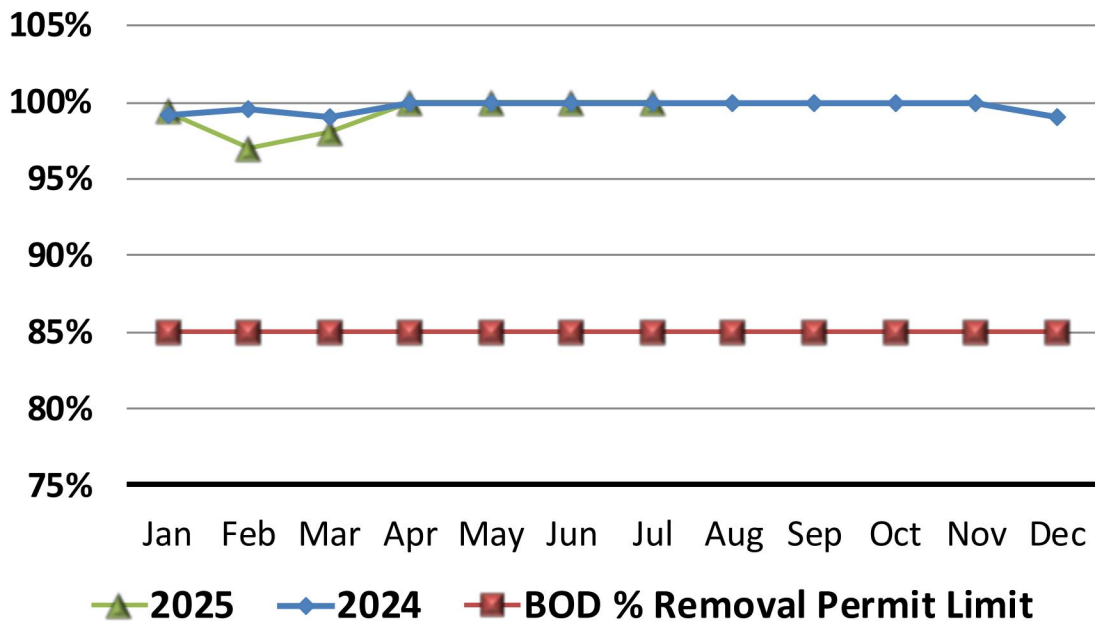
Wastewater Operation & Maintenance

- Electric Pump was in town to do yearly lift station checks. Found pump 1 in lift station 5 was not working. They pulled it and are getting it fixed.
- Final meeting for the UV station was completed. It sounds like the fan on the cabinet is going to be replaced after our disinfection season has completed. All of this quarter, E coli samples returned undetectable.
- We received the new head for the influent wastewater sampler and hooked it back up

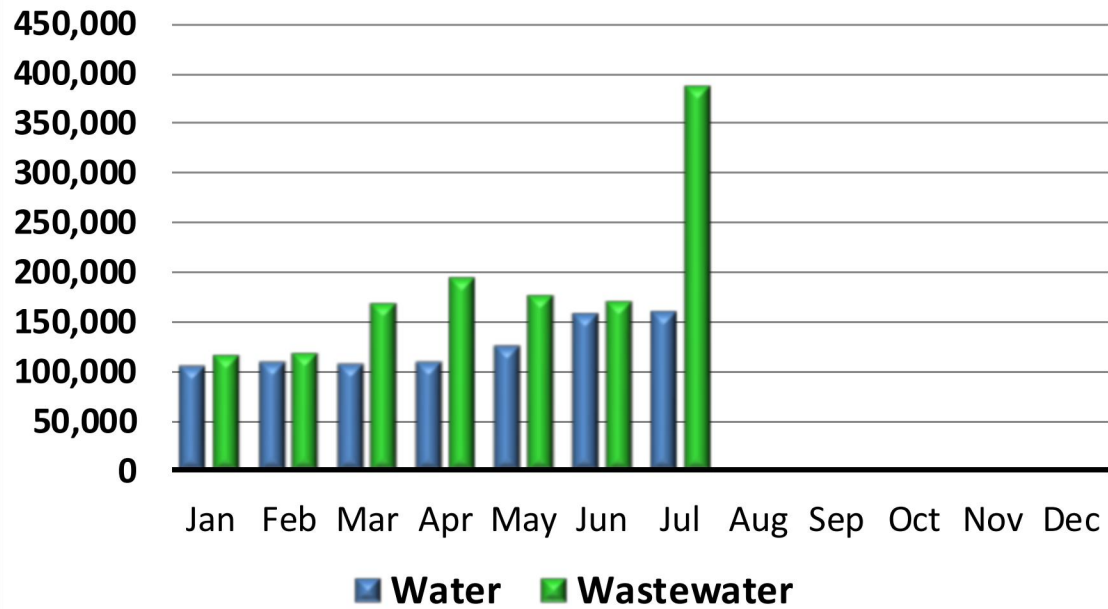
BOD Effluent



BOD % Removal



**Average Daily Water Pumped vs. Wastewater
In Gallons**



		July-25	June-25	July-24
Water	Units			
Total Monthly Pumped	gallons	4,902,000	4,678,700	4,626,000
Average Daily Pumped	gallons	158,130	155,930	149,230
Maximum Daily Pumped	gallons	206,000	211,000	261,000
Minimum Daily Pumped	gallons	120,000	113,000	91,000
Chlorine				
Chlorine - Total Avg Residual Plant	mg/L	1.05	1.43	1.82
Chlorine - Total Avg Residual System	mg/L	0.67	0.87	0.90
Chlorine - Minimum Required Residual System	mg/L	0.30	0.30	0.30
Chlorine used	gallons	233.00	251.00	265.00
Iron				
Iron - Avg Raw	mg/L	1.60	1.46	1.63
Polyphosphate				
Polyphosphate - Avg Residual	mg/L	2.59	2.51	2.53
Polyphosphate - Recommended Residual	mg/L	1.5-3.0	1.5-3.0	1.5-3.0
Polyphosphate used	gallons	37.00	36.50	46.00
Water Loss				
Water Billed	gallons	4,160,160	3,604,717	3,900,000
Water used in main breaks/hydrant flushing etc...	gallons	0	0	0
Water used at city buildings	gallons	54,319	51,774	0
Loss	gallons	15%	14%	20%
Wastewater				
BOD				
BOD Influent Avg	mg/L	98	138	125
BOD Effluent Avg	mg/L	0	0.0	0
BOD Eff Permit Limit - 30 Day Avg	mg/L	25	25	25
BOD % Removal	%	100.00%	100.00%	100.00%
TSS				
TSS Influent Avg	mg/L	80	132	97
TSS Effluent Avg	mg/L	11	3	5
TSS Effluent Permit Limit - 30 Day Avg	mg/L	30	30	30
TSS % Removal	%	87.00%	98.00%	95.30%
Nitrogen Ammonia				
NA Effluent Avg	mg/L	0	0	0
NA Effluent Permit Limit - 30 Day Avg	mg/L	5	4	5
Influent Flow				
Total Monthly	gallons	12,046,400	5,135,400	5,549,100
Average Daily	gallons	388,658	171,180	179,003
Maximum Daily	gallons	894,600	302,500	317,000
Minimum Daily	gallons	156,400	118,400	106,600
Permit Limit - 30 Day Avg	gallons	444,000	444,000	444,000
Permit Limit - Daily Maximum	gallons	1,425,000	1,425,000	1,425,000

Contract True-Ups - Current Contract Year				
Item	Budgeted Amount	Amount Spent	% of Budget	% of Time
Chemical Budget	\$31,193.00	\$2,280.84	7%	8%
Maintenance Budget	\$25,993.00	\$1,135.47	4%	8%
Total	\$57,186.00	\$3,416.31	6%	8%

RIVERSIDE--JULY '25

Water Plant Maintenance

<u>Date</u>	<u>Vendor List</u>	<u>Description</u>	<u>Total</u>
7/22/25	First National Bank/VISA	Supplies	\$119.64
7/22/25	First National Bank/VISA	Cart filter repairs, paint, etc supplies	\$736.87
Total			\$856.51

Water System Maintenance

<u>Date</u>	<u>Vendor List</u>	<u>Description</u>	<u>Total</u>
7/16/25	Microbac Laboratories	Environmental fee	\$77.00
7/22/25	First National Bank/VISA	Supplies	\$26.49
7/22/25	First National Bank/VISA	Generator coolant heater	\$175.47
Total			\$278.96

Wastewater Plant Maintenance

<u>Date</u>	<u>Vendor List</u>	<u>Description</u>	<u>Total</u>
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Wastewater System Maintenance

<u>Date</u>	<u>Vendor List</u>	<u>Description</u>	<u>Total</u>
Total			\$0.00

Water Plant Maintenance	\$856.51
Water System Maintenance	\$278.96
W/W Plant Maintenance	\$0.00
W/W System Maintenance	\$0.00
Month Total	\$1,135.47

Annual Maintenance Budget \$25,993.00

**Total Maintenance Dollars
Spent Year to Date** **\$1,135.47**

**Percent Maintenance Budget
Spent Year to Date** **4%**

RIVERSIDE- JULY '25

Water System Chemicals

<u>Date</u>	<u>Vendor List</u>	<u>Description</u>	<u>Total</u>
7/25/25	Hawkins	Sodium Hypochlorite	\$694.98
7/25/25	Hawkins	Polyphosphate	\$1,159.97
7/25/25	Hawkins	Caustic/Sodium Hydroxide	\$426.89
Total			\$2,281.84

Wastewater System Chemicals

<u>Date</u>	<u>Vendor List</u>	<u>Description</u>	<u>Total</u>
		Total	\$0.00

Water System Chemicals	\$2,281.84
W/W System Chemicals	\$0.00
Month Total	\$2,281.84

Annual Chemical Budget \$31,193.00

Total Chemical Dollars Spent Year to Date **\$2,281.84**

Percent Chemical Budget Spent Year to Date **7%**

Maintenance Month Total	\$1,135.47
Chemical Month Total	\$2,281.84
Month Total	\$3,417.31

Annual Budget **\$57,186.00**

Total Spent Year to Date **\$3,417.31**

Percent Budget Spent Year to Date **6%**

Work Orders Completed

Date Completed	Equipment	Task
7/23/2025	BLOWERS	Monthly PM
7/23/2025	WWTP GENERATOR	Monthly PM
7/23/2025	EQ BASIN STATION	LS Monthly PM
7/23/2025	EFFLUENT SAMPLER	Monthly PM
7/23/2025	INFLUENT SAMPLER	Monthly PM
7/23/2025	SCREEN UNIT	Monthly PM
7/23/2025	UV SYSTEM	Monthly PM
7/23/2025	FIRE EXTINGUISHERS	Inspection
7/23/2025	WATER PLANT GENERATOR	Monthly PM
7/23/2025	HIGH SERVICE PUMPS	Monthly PM
7/23/2025	FIRE EXTINGUISHERS	Inspection
7/24/2025	LIFT STATION #1	LS Monthly PM
7/24/2025	LIFT STATION #1	LS Quarterly PM
7/24/2025	LIFT STATION #2	LS Monthly PM
7/24/2025	LIFT STATION #3	LS Monthly PM
7/24/2025	LIFT STATION #3	LS Quarterly PM
7/24/2025	LIFT STATION #4	LS Monthly PM
7/24/2025	LIFT STATION #4	LS Quarterly PM
7/24/2025	LIFT STATION #5	LS Monthly PM
7/24/2025	LIFT STATION #5	LS Quarterly PM
7/24/2025	Lift Station Generator #1	Generator Monthly
7/24/2025	Lift Station Generator #2	Generator Monthly
7/24/2025	Lift Station Generator #4	Generator Monthly
7/24/2025	Lift Station Generator #5	Generator Monthly
7/24/2025	Lift Station Generator #3	Generator Monthly
7/24/2025	FILTER	Monthly PM
7/24/2025	CARTRIDGE FILTERS	Monthly PM
7/24/2025	DEHUMIDIFIERS	Monthly PM
7/25/2025	Make-up Air Unit	Monthly PM
7/31/2025	LIFT STATION #2	LS Quarterly PM

ENGINEERING AGREEMENT FOR PROFESSIONAL SERVICES

CITY OF RIVERSIDE, IOWA SANITARY SEWER REHABILITATION

THIS AGREEMENT, made this _____ day of _____ 2025, by and between the **CITY OF RIVERSIDE, IOWA**, hereinafter referred to as the **City or Owner**, party of the first part, and **VEENSTRA & KIMM, INC.** of Coralville, Iowa, a corporation organized and existing under the laws of the State of Iowa, hereinafter referred to as the **Engineers**,

WITNESSETH, THAT WHEREAS, the City currently owns and operates a waste water collection system, and

WHEREAS, the City desires to complete improvements to the collection system, and

WHEREAS, the City has determined it appropriate to move forward with the design and construction of a sewer rehabilitation project for the collection system, and

WHEREAS, the City desires to move forward with the engineering design, bidding and construction related services for the rehabilitation project.

NOW, THEREFORE, it is agreed by and between the parties hereto that the City retains the Engineers to provide professional engineering services for the Project subject to the following terms, conditions, and stipulations to wit:

- 1. PROJECT SCOPE.** It is understood and agreed the Project shall consist of the rehabilitation of the collection system in selected areas and is to include the following:
 - a. Review of available condition assessment data.
 - b. Preparation of preliminary rehabilitation plans for publicly owned infrastructure.
 - c. Development of preliminary cost estimates for public sewer rehabilitation.
 - d. Recommendations for private sewer service rehabilitation.
 - e. Consultation with City regarding various methods of cost recovery for private sewer service rehabilitation.

- f. Preparation of final plans and specifications for sewer rehabilitation.
- g. Preparation of cost estimate for final project scope.
- h. Bidding services to assist the City in obtaining proposals for rehabilitation.
- i. Recommendation to award based on bids received.

It is understood and agreed the scope of the services for the Project may be modified by mutual agreement during the course of performance of the services as the parties mutually determine necessary to meet the goals and objectives of the City.

2. **DESIGN MEASUREMENTS.** The Engineers shall make all measurements and field reviews necessary for design of the Project and preparation of plans and specifications.
3. **DESIGN CONFERENCES AND REPORTS.** The Engineers shall attend such design conferences with the Owner as may be necessary to make decisions as to the details of design of the Project. The Engineers shall make periodic progress reports to the City, as necessary.
4. **PLANS AND SPECIFICATIONS.** The Engineers shall prepare such detailed plans and specifications as are reasonably necessary and desirable for construction of the Project. The specifications shall describe, in detail, the work to be done, materials to be used and the construction methods to be followed. Preliminary plans and specifications shall be submitted to the Owner for review prior to completion of preparation of final plans and specifications. Three (3) sets of final plans and specifications shall be submitted to the Owner.
5. **PERMITS AND LICENSES.** The Engineers shall provide copies of the plans and specifications for review by the Iowa Department of Natural Resources, and shall assist in obtaining the necessary construction permits for the Project.
6. **ESTIMATE OF COST.** The Engineers shall prepare an estimate of cost for the construction contract. The estimate of cost shall be based on the Engineers' best knowledge at the time of preparation of the estimate of cost. The Engineers shall not be responsible if the construction contract awarded for the Project varies

from the Engineers' estimate of cost. The Engineers shall advise and assist the City, if necessary, in adjusting the scope and extent of the Project to allow the Project to be constructed within available budget limitations.

- 7. ADVERTISEMENT FOR BIDS.** The Engineers shall assist in the preparation of the notice to contractors and shall provide plans and specifications to prospective bidders. Publication costs shall be borne by the Owner.
- 8. BIDDING SERVICES.** The Engineers shall provide services during the bidding phase of the Project that will include the following:
 - a. Notification of potential bidders of the upcoming Project and availability of plans and specifications.
 - b. Distribute bidding documents and maintain bidders list.
 - c. Respond to questions raised during the bidding period and prepare and issue addendum as appropriate to clarify, correct or change the bidding documents.
 - d. Assist the City in evaluating alternate equipment submittals during and following the bidding phase of the Project.
 - e. Prepare and submit the project information sheet to Master Builders and the Iowa League of Cities.
- 9. BID OPENING AND AWARD OF CONTRACT.** The construction work included in the Project shall be bid at no more than one letting. The Engineers shall have a representative present when the bids and proposals are opened and shall prepare a tabulation of bids for the Owner and shall advise as to the responsiveness of the bidders, and assist in making the award of contract. After the award is made, the Engineers shall prepare the necessary contract documents. During the bidding phase, the Engineers shall advise the Owner of the responsiveness of each proposal submitted. The Engineers shall not be responsible for advising the Owner as to the responsibility of any bidder.

10. COMPENSATION.

- a. The fee for engineering design and bidding services enumerated for the Project as set forth in "**1. PROJECT SCOPE**" encompassing the work set forth from "**2. DESIGN MEASUREMENTS**" through "**9. BID OPENING AND AWARD OF PROJECT**" of this Agreement shall be a maximum not to exceed amount of Fifteen Thousand Dollars (\$15,000).

11. PAYMENT. The fees shall be due and payable as follows:

- a. For design, preparation of plans and specifications and bidding services, the fee shall be due and payable monthly based on that proportion of the fee which the Engineers have completed as of the time of the applicable billing.

12. TIME OF COMPLETION. It is the Owner's intent to have the construction documents prepared by end of September 2025 to facilitate an October 2025 construction start date and a substantial completion date of July 1, 2026. The Engineer will not be held responsible for the Contractor's ability to complete work in a timely manner.

13. LEGAL SERVICES. The Owner shall provide the services of the City Attorney in matters pertaining to this Project. The Engineers shall cooperate with the Owner' attorney and shall comply with her requirements as to form of contract documents and procedures relative to them.

14. SERVICES NOT INCLUDED. Services not included under this Agreement are as follows:

- a. Material testing and inspections, environmental impact statements, archaeological investigation, contaminated soil and groundwater investigations.
- b. Wetlands studies and archaeological studies.
- c. Geotechnical services and investigations.
- d. Services related to or regarding arbitration or litigation of a construction contract between a construction contractor and the Owner regarding any of the Projects included in this Agreement.
- e. Services required for the evaluation of and determination to accept defective work by Contractor including required re-design services.

- f. Services required for re-design as a result of substitute products during the construction phase.
- g. Services required as a result of Owner providing incomplete or incorrect Project information.
- h. Assistance in connection with bid protests, rebidding or renegotiating contracts for construction, materials, equipment, or services, only so long as the original work is reasonably consistent with the Owner's program or other instruction.
- i. Providing assistance in resolving any Hazardous Environmental Condition in compliance with current Laws and Regulations.
- j. General construction administration services and resident review services during construction are not included in this agreement. These services can be provided as requested under separate agreement.
- k. Residential inspections for sump pump connections, additional investigations for illegal connections, and I&I investigations are not included.

15. SUSPENSION.

- a. The Owner agrees that the Engineer is not responsible for damages arising directly or indirectly from any delays for causes beyond the Engineer's control. For purposes of this Agreement, such causes include, but are not limited to, strikes or other labor disputes; severe weather disruptions or other natural disasters or acts of God; fires, riots, war or other emergencies; failure of any government agency to act in a timely manner; failure of performance by the Owner; or discovery of any hazardous substances or differing site conditions. In addition, if the delays resulting from any such causes increase the cost or time required by the Engineer to perform its services in an orderly and efficient manner, the Engineer shall be entitled to a reasonable adjustment in schedule and compensation.
- b. If Engineer's services are extended by Contractor's actions or inactions for more than the scheduled final construction completion, as defined in the Contract Documents, through no fault of the Engineer, the Engineer will be entitled to equitable and agreeable adjustment of rates and amounts of compensation provided in this Agreement.

16. TERMINATION.

- a. In the event of termination of this Agreement by either party, the Owner shall, within fifteen (15) calendar days of termination, pay the Engineer for all services rendered and all reimbursable costs incurred by the Engineer up to the date of termination, in accordance with the payment provisions of this Agreement.
- b. The Owner may terminate this Agreement for the Owner's convenience and without cause upon giving the Engineer not less than seven (7) calendar days written notice.
- c. Either party may terminate this Agreement for cause upon giving the other party not less than seven (7) calendar days written notice for any of the following reasons.
 - 1) Substantial failure by the other party to perform in accordance with the terms of this Agreement and through no fault of the terminating party.
 - 2) Assignment of this Agreement or transfer of the Project by either party to any other entity without the prior written consent of the other party.
 - 3) Suspension of the Project or the Engineer's services by the Owner for more than ninety (90) calendar days, consecutive or in the aggregate.
 - 4) Material changes in the conditions under which this Agreement was entered into, the Scope of Services or the nature of the Project, and the failure of the parties to reach agreement on the compensation and schedule adjustments necessitated by such changes.
- d. In the event of any termination that is not the fault of the Engineer, the Owner shall pay the Engineer, in addition to payment for services rendered and reimbursable costs incurred, for all expenses reasonably incurred by the Engineer in connection with the orderly termination of this Agreement, including but not limited to demobilization, reassignment of personnel, associated overhead costs and all other expenses directly resulting from the termination.

- 17. BETTERMENT.** When a Change Order is necessitated by an act or omission of Engineer or an error in the design of the Project, responsibility for such act, omission, or error shall be determined in good faith by Owner and Engineer. To the extent that such act, omission, or error arose out of the lack of quality professional services provided by Engineer or of the lack of professional quality deliverables prepared by Engineer, Owner shall be entitled to an amount equal to the difference between the actual cost of the

change work and the estimated cost of the change work (less added value to the Owner) if there had been no such act, omission, or error. Engineer shall pay such sum to Owner.

- 18. CHANGED CONDITIONS.** If, during the term of this Agreement, circumstances or conditions that were not originally contemplated by or known to the Engineer are revealed, to the extent that they affect the scope of services, compensation, schedule, allocation of risks or other material terms of this Agreement, the Engineer may call of renegotiation of appropriate portions of this Agreement. The Engineer shall notify the Owner of the changed conditions necessitating renegotiation, and the Engineer and the Owner shall promptly and in good faith enter into renegotiation of this Agreement to address the changed conditions. If terms cannot be agreed to, the parties agree that either party has the absolute right to terminate this Agreement, in accordance with the termination provision hereof.
- 19. CHANGES.** If, after the plans and specifications are completed and approved by the Owner, the Engineers are required to change the plans and specifications because of changes made by the Owner, the Engineers shall receive additional compensation for making such changes. The compensation for such changes shall be based upon the standard hourly fees plus expenses for personnel of the Engineers actually engaged in making the changes.
- 20. EXTRA WORK.** Fees stated in this Agreement cover the specific services outlined in this Agreement for the Project. If the Owner requires additional services of the Engineers in connection with the Project, or changes or modifications in the Project, the Engineers shall receive additional compensation for said services. Such additional compensation shall be at the standard hourly fees for personnel of the Engineers, plus expenses for personnel engaged in the authorized extra work.
- 21. INDEMNIFICATION.** The Engineers shall and hereby agree to hold and save the Owner harmless from any and all claims, settlements, and judgments, to include all reasonable investigative fees, attorneys' fees, suit and court costs for personal injury, property damage, and/or death arising out of the Engineers' or any of its agents', servants', and employees' errors, omissions or negligent acts for services under this Agreement, and for all injury and/or death to any and all of the Engineers' personnel, agents, servants, and employees occurring under the Workers' Compensation Act of the State of Iowa.

22. INSURANCE. The Engineers shall furnish the Owner with certificates of insurance by insurance companies licensed to do business in the State of Iowa, upon which the Owner is endorsed as an additional named insured, in the following limits. It must be clearly disclosed on the face of the certificates that the coverage is on an occurrence basis.

General Liability*	\$1,000,000/2,000,000
Automobile Liability	\$1,000,000
Excess Liability	\$8,000,000/8,000,000
(Umbrella)*	\$1,000,000
Workers' Compensation, Statutory Benefits Coverage B	\$3,000,000/3,000,000
Professional Liability**, ***	

*Occurrence/Aggregate

** The Owner is not to be named as an additional insured.

***Claims made basis

- 23. ASSISTANTS AND CONSULTANTS.** It is understood and agreed that the employment of the Engineers by the Owner for the purposes aforesaid shall be exclusive, but the Engineers shall have the right to employ such assistants and consultants as they deem proper in the performance of the work.
- 24. ASSIGNMENT.** This Agreement and each and every portion thereof shall be binding upon the successors and assigns of the parties hereto.

The undersigned do hereby covenant and state that this Agreement is executed in duplicate as though each were an original and that there are no oral agreements that have not been reduced to writing in this instrument.

It is further covenanted and stated that there are no other considerations or monies contingent upon or resulting from the execution of this Agreement nor have any of the above been implied by or for any party to this Agreement.

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names on the date first written above.

CITY OF RIVERSIDE, IOWA

ATTEST:

By_____

By_____

VEENSTRA & KIMM, INC.

ATTEST:

By_____

By_____

RESOLUTION #2025-XX

**RESOLUTION TO APPROVE A PROFESSIONAL SERVICES AGREEMENT WITH
VEENSTRA & KIMM FOR SANITARY SEWER REHABILITATION ENGINEERING SERVICES**

WHEREAS, the City of Riverside, Iowa, operates a sanitary sewer system and wishes to maintain the delivery of high quality public services.

WHEREAS, Veenstra & Kimm is a qualified engineering firm and has provided a the City a professional services agreement for sanitary sewer rehabilitation engineering services.

NOW, THEREFORE, BE IT RESOLVED, the Riverside City Council, hereby approves a professional services agreement with Veenstra & Kimm for sanitary sewer rehabilitation engineering services in an amount not to exceed \$15,000.

BE IT FURTHER RESOLVED, by the City Council of Riverside, Iowa that the Mayor and City Administrator are hereby authorized and directed to execute said resolution.

It was moved by Councilperson _____, seconded by Councilperson _____ to approve the foregoing resolution.

Roll Call: Rogerson, Kiene, Schneider, Mills, Sexton

Ayes:

Nays:

Absents:

PASSED AND APPROVED by the Riverside City Council on this 18th day of August 2025.

Signed: _____ Date: _____

Allen Schneider, Mayor

Signed: _____ Date: _____

Stephanie Thomann, City Clerk

ENGINEER'S REPORT

PROJECT: City of Riverside
DATE: July 21, 2025
TO: City Council
TOPIC: Project Updates

Wellness Center

- Onsite Banner coordination is underway.
- Preparation for applying to the WCRF Grant is underway.
- Coordination with IDALS Urban Conservationist for possible Urban Water Quality Grant for this project.

Cherry Lane

- Storm sewer installation is complete except intakes.
- All pavement has been installed.
- Backfill complete.
- Seeding complete.
- Pay Application No. 2 has been submitted to the City for approval/payment.

Hall Park Pickleball

- Storm sewer installation complete, except intake structure.
- Court subdrain installation complete.
- Subgrade preparation complete, subbase rock in place.
- Will begin with paving sidewalk then move on to courts.
- Pay Application No. 2 has been submitted to the City for approval/payment.
- Change Order No. 2 has been submitted to the City for review/approval.
- Pricing has been requested from Bowker on the following Change Orders:
 - Change Order No. 5 – Glass Remediation

CDBG Downtown Revitalization

- Progress Meeting No. 3 is to be held August 20, 2025 at 9:00AM (City Hall).
- All Building Owners Finish Selections have been completed.

Riverside StoryMap (<https://storymaps.arcgis.com/stories/e9bde3c8c1f9492c944415c28c145cb9>)

August 15, 2025

VIA EMAIL

Cole Smith
City Administrator/City Hall
Riverside, IA

Re: \$8,000,000 General Obligation Loan Agreement
Our File No. 436225

Dear Cole:

We have prepared and enclose proceedings for use at the City Council meeting on August 18, 2025, to set November 4, 2025, as the date for the election on a proposed General Obligation Loan Agreement. The proceedings attached include the following items:

1. **Resolution** setting the date for the election, in conjunction with the general election on November 4th. In accordance with State law, Section 1 of the Resolution sets out an estimate of the total cost of the Project which must be reflected in the Notice of Proposal to Issue Bonds. Based upon information from the City, we have included \$11,500,000 as estimated cost of the Project.
2. Attached to the Resolution is a **Notice of Proposal to Issue Bonds** which must be published at least once, not less than four nor more than twenty days before the date of the election, in one or more newspapers published in and having general circulation in the City, and the Resolution authorizes and directs the City Clerk to publish this notice along with the publication of the minutes of this City Council meeting.
3. County Auditor's **Order** Regarding Conduct of Election.
4. **Attestation Certificate** with respect to the validity of the transcript.
5. **City Publication Certificate** with respect to the publication of the City Council minutes, along with the City Council's Notice of Proposal to Issue Bonds, to which the original publisher's affidavits of publication with clippings of the notices must be attached.
6. **County Auditor's Certificate** with respect to the publication and mailing of the Notice of Special Election by the Washington County Auditor. After the County Auditor has arranged to have the Notice mailed and published, we would appreciate it if you would help us complete our records by having the County Auditor complete out this Certificate and obtain the affidavit of publication from the newspaper(s).

Section 47.6 of the Code of Iowa provides that a City shall by written notice inform the Washington County Commissioner of Elections of the proposed date of election by **no later than September 18, 2025**. The attached resolution directs you to give such notice by submitting a copy of the resolution to the County Auditor and the Auditor should sign the Order Regarding Conduct of Election to ratify and confirm the details of the election as set out in the resolution.

Please return one fully executed copy of these proceedings as soon as they are available.

If you have any questions, please contact Erin Regan, Severie Orngard, Megan Newell or me.

Best regards,

John P. Danos

Attachments

cc: Speer Financial, Inc.

MINUTES OF MEETING TO SET DATE
FOR ELECTION

436225

Riverside, Iowa

August 18, 2025

The City Council of the City of Riverside, Iowa, met on August 18, 2025, at _____ o'clock __.m., at the _____, Riverside, Iowa. The Mayor presided and the roll was called showing the following members of the City Council present and absent:

Present: _____

Absent: _____.

The Council took up and considered the matter of calling a special election on the proposition of entering into a loan agreement to borrow money for the purpose of paying certain costs, to that extent, of developing and equipping a municipal community center/fitness facility, including associated grounds, infrastructure and parking improvements.

Council Member _____ introduced and moved the adoption of the resolution next hereinafter set out, seconded by Council Member _____. After due consideration of the resolution by the Council, the Mayor put the question upon the motion and the roll being called, the following named Council Members voted:

Ayes: _____

Nays: _____.

Whereupon, the Mayor declared the motion duly carried and the resolution adopted in substantially the following form:

RESOLUTION NO. _____

Resolution calling an election on proposal to enter into a General Obligation Loan Agreement and borrow money thereunder in a principal amount not to exceed \$8,000,000

WHEREAS, it has been proposed that the City of Riverside, Iowa (the “City”), enter into a loan agreement and issue its general obligation bonds in an amount not exceeding \$8,000,000 to provide funds to pay the cost, to that extent, of constructing, furnishing and equipping a municipal community center/fitness facility, including associated grounds, infrastructure and parking improvements (the “Project”); and

WHEREAS, pursuant to Chapter 384 of the Code of Iowa, before the City may enter into a loan agreement and issue its general obligation bonds for such purpose, the City must hold a special election upon such proposition and receive a favorable vote from at least 60% of the total votes cast at such special election;

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

Section 1. A special municipal election is hereby called and ordered to be held in and for the City, on November 4, 2025, at which there will be submitted to the voters of the City the following proposition:

“Shall the City of Riverside, in Washington County, State of Iowa, enter into one or more loan agreements and issue general obligation bonds in an amount not exceeding \$8,000,000 for the purpose of paying the cost, to that extent, of constructing, furnishing and equipping a municipal community center/fitness facility, including associated grounds, infrastructure and parking improvements?”

Section 2. The Washington County Commissioner of Elections is hereby authorized and requested to issue a proclamation and notice of the election on the aforementioned proposition and of the time and place thereof and to take all other actions necessary pursuant to state law to conduct the election, including the mailed notice of election to each registered voter as required by Section 39.5 of the Code of Iowa.

Section 3. All of the foregoing matters are adopted and resolved by this City Council, and the City Clerk is hereby directed to give written notice thereof by submitting a copy of this resolution by no later than September 18, 2025, (such date being the date for filing nomination papers for the regular election scheduled to be held on November 4, 2025) to the Washington County Commissioner of Elections, who has the duty to conduct this election, for approval, ratification and confirmation to the extent required by Iowa law, and such County Commissioner of Elections shall signify such approval, ratification and confirmation and shall order the election to be conducted in the manner set forth herein by each signing the order attached to this resolution.

Section 4. The City Clerk is hereby directed to cause publication of the Notice of the Proposal to Issue Bonds (the “City Notice”), such publication to be at least once, not less than

four (4) and not more than twenty (20) days before the date of the election set forth above, in a legal newspaper which has a general circulation in the City. The City Notice shall be in substantially the form attached hereto as Exhibit A and shall be published with the minutes of this meeting at which the City Council has adopted this resolution. Pursuant to the requirements of Section 384.26 of the Code of Iowa: (a) The cost of the Project is hereby estimated to be \$11,500,000, and this estimate shall be included in the City Notice; and (b) The following statement shall also be included in the City Notice:

“It is estimated the annual increase in property taxes on a residential property with an actual valuation of one hundred thousand dollars resulting from entering into the proposed loan agreement and issuing the bonds will be \$288.60. However, the City Council may determine in any fiscal year while the debt is outstanding to alternatively budget from any other available revenues for the payment of principal, interest, and premium, if any, pursuant to the terms of the bonds.”

Section 5. Pursuant to Section 1.150-2 of the Income Tax Regulations (the “Regulations”) of the Internal Revenue Service, the City declares (a) that it intends to undertake the Project which is reasonably estimated to cost at least \$11,500,000, (b) that other than (i) expenditures to be paid or reimbursed from sources other than the issuance of bonds, notes or other obligations (the “Bonds”), or (ii) expenditures made not earlier than 60 days prior to the date of this Resolution or a previous intent resolution of the City, or (iii) expenditures amounting to the lesser of \$100,000 or 5% of the proceeds of the Bonds, or (iv) expenditures constituting preliminary expenditures as defined in Section 1.150-2(f)(2) of the Regulations, no expenditures for the Project have heretofore been made by the City and no expenditures will be made by the City until after the date of this Resolution or a prior intent resolution of the City, and (c) that the City reasonably expects to reimburse the expenditures made for costs of the City out of the proceeds of the Bonds. This declaration is a declaration of official intent adopted pursuant to Section 1.150-2 of the Regulations.

Section 6. All resolutions or parts of resolutions in conflict herewith are hereby repealed, to the extent of such conflict.

Passed and approved August 18, 2025.

Mayor

Attest:

City Clerk

• • • • •

On motion and vote, the meeting adjourned.

Mayor

Attest:

City Clerk

EXHIBIT A

NOTICE OF PROPOSAL TO ISSUE BONDS

The City Council of Riverside, Iowa, hereby gives notice that a special municipal election will be held on November 4, 2025, at which there will be submitted to the voters of the City the following proposition:

“Shall the City of Riverside, in Washington County, State of Iowa, enter into one or more loan agreements and issue general obligation bonds in an amount not exceeding \$8,000,000 for the purpose of paying the cost, to that extent, of constructing, furnishing and equipping a municipal community center/fitness facility, including associated grounds, infrastructure and parking improvements?”

It is estimated the annual increase in property taxes on a residential property with an actual valuation of one hundred thousand dollars resulting from issuing the bonds will be \$288.60. However, the City Council may determine in any fiscal year while the debt is outstanding to alternatively budget from any other available revenues for the payment of principal, interest, and premium, if any, pursuant to the terms of the bonds.

In accordance with Section 384.26 of the Code of Iowa, the City Council also hereby gives notice that the estimated cost of the projects to be financed is \$11,500,000. This cost figure is an estimate and shall not be binding on the Board in later proceedings related to the projects.

City Clerk

ORDER REGARDING CONDUCT OF ELECTION

As County Auditor of Washington County, Iowa, I do hereby approve, ratify and confirm all action taken by the City Council of the City of Riverside, Iowa, incorporated in the attached and foregoing resolution, adopted on August 18, 2025, by such City Council, and as Commissioner of this election, do hereby order that the special election referred to in such resolution shall be administered and conducted in the manner provided in such resolution and as required by state law, including mailed notice of election to each registered voter in the City as required by Section 39.5 of the Code of Iowa.

WITNESS MY HAND this _____ day of _____, 2025

Washington County Auditor

ATTESTATION & FILING CERTIFICATE

STATE OF IOWA

COUNTY OF WASHINGTON

SS:

CITY OF RIVERSIDE

I, the undersigned, City Clerk of the City of Riverside, do hereby certify that as such Clerk I have in my possession or have access to the complete corporate records of such City and of its officials and that I have carefully compared the transcript hereto attached with those corporate records and that the transcript hereto attached is a true, correct and complete copy of all of the corporate records in relation to the calling of a special election on the proposition of entering into a loan agreement and issuing its general obligation bonds for the purpose of developing and equipping a new municipal park.

I do further certify that on the ____ day of _____, 2025, such date being no later than September 18, 2025 (the final date for filing nomination papers for the regular election scheduled to be held on November 4, 2025), I caused written notice of the proposed date of election to be mailed or delivered to the Washington County Commissioner of Elections and did thereafter receive written approval from that Commissioner of such date.

WITNESS MY HAND this ____ day of _____, 2025.

City Clerk

CITY NOTICE PUBLICATION CERTIFICATE

STATE OF IOWA

COUNTY OF WASHINGTON

SS:

CITY OF RIVERSIDE

I, the undersigned, do hereby certify that I am the City Clerk of Riverside, Iowa, and that a copy of the minutes of the City Council meeting held on August 18, 2025, at which the Council took action to set the date for a special bond election, along with the Notice of Proposal to Issue Bonds, of which the printed slip attached to the publisher's affidavit hereto affixed is a true and complete copy, was published on the date and in the newspaper specified in such affidavit, which newspaper has a general circulation in the City.

WITNESS MY HAND this _____ day of _____, 2025.

City Clerk

(Attach here publisher's original affidavits with clippings of the City Council minutes and of the City Council's Notice of Special Bond Election, as published.)

AUDITOR'S CERTIFICATE OF PUBLICATION AND MAILING

STATE OF IOWA

SS:

WASHINGTON COUNTY

I, the undersigned, County Auditor of the aforementioned County certify that Notice of Special Election, of which the printed slip attached to the publisher's affidavit hereto attached is a true and complete copy, was published on the dates and in the newspaper specified in such affidavit, which newspaper has a general circulation in the City of Riverside, Iowa. Furthermore, on _____, 2025, I caused the mailing of notice of the election to each registered voter in the City of Riverside, including the full text of the public measure to be voted upon at the election, as required by Section 39.5 of the Code of Iowa.

WITNESS MY HAND this _____ day of _____, 2025.

County Auditor

(Please attach Auditor's Notice of Election, as mailed.)



**Commercial New Construction
Rebate Proposal
for City of Riverside**

CNC: Riverside Community Wellness Center

Date: 8/11/2025

I. Proposal:

Customer Name: City of Riverside ("Customer")

Address: Galileo Drive

City: Riverside

State: IA

Zip: 52327

Interstate Power and Light Company ("IPL"), a wholly-owned subsidiary of Alliant Energy Corporation, is pleased to present this estimate and letter proposal for an energy savings incentive under our Commercial New Construction Program. This proposal is based on the installation of energy efficiency measures as outlined in the Construction Document Review for City of Riverside .

Project Summary	
Estimated Construction Completion Date	6/12/2028
Code Base Energy Usage	535,431
Selected Measures % Savings versus Code	24.0%
Estimated Construction Rebate Amount	\$20,670.00

The customer is eligible for the rebate indicated above, based upon IPL's initial verification of installation and calculation of verified savings. However, the customer may see a reduction in the actual amount of the rebate based on the final verified implementation of the selected strategies. As a result, the actual amount of the rebate may be less than the Estimated Construction Rebate Amount. The customer acknowledges that these figures present only an estimate and that all amounts are subject to change after verification of the final installed product and savings. IPL is not responsible for any miscalculations or inaccurate assumptions contained in the initial estimates provided herein.

II. Terms and Conditions

1. Commercial New Construction rebates are available for new construction projects or major renovations in commercial, industrial or agricultural facilities that save retail electricity provided by IPL in IA. IPL's wholesale electric customers are not eligible.
2. Commercial New Construction rebates are available for projects that receive energy design assistance from IPL and meet a minimum energy savings of 5% versus IA State Building Code for Track I-III and a minimum energy savings of 40% for Track IV.
3. Commercial New Construction rebates will be paid by check made payable to either the building owner or the party leasing the property (the "lessee"), so long as the lessee is the party remitting payment for all energy-efficient measures in the Commercial New Construction rebates.
4. The Commercial New Construction program is subject to availability and other limitations, and may be changed or be eliminated without notice. The Customer is responsible for checking with an IPL Key Account Manager to determine if the project is eligible to participate in the program prior to commitment to an energy efficiency project.
5. IPL can modify or deny a Commercial New Construction rebate, in its sole discretion, based on available budget and the following criteria:
 - Verification that the energy efficiency measures are installed and operational;
 - The percent of energy savings of the installed measures versus applicable IA State Building Code
6. IPL or its designated representative reserves the right to verify installation of energy efficiency measures and inspect installation sites after construction is complete. This may include metering of system performance after installation. IPL has the sole right to measure, interpret, calculate and determine the verified energy savings for the project.
7. In general, IPL calculates a Commercial New Construction rebate based on the following scale subject to required 1-year (one) simple payback for the project.

% Savings vs. Code	Incentive per kWh saved (Electric)
<5%	NA
5%*	\$0.060
25%	\$0.123
40%*	\$0.170

*Minimum 40% for Track IV projects

8. The Commercial New Construction rebate may be subject to per project and annual caps as applicable below:

	Incentive limit per project per customer Tax ID number	Annual (per calendar year) cumulative incentive limit per customer Tax ID number
Electric project/customer	\$100,000.00	\$250,000.00

III. Release

1. IPL and Customer expressly agree that this Agreement does not create a joint venture, partnership or other similar such relationship and neither party shall be considered an agent of the other party.
2. Customer hereby releases and holds harmless IPL, its affiliates and their respective agents, officers, directors, employees and assigns (“IPL Parties”), from any and all liabilities, claims, demands, actions and causes of action whatsoever arising out of or related to the installation, use, possession or removal of the equipment or technologies comprising the Project.
3. Customer acknowledges that the IPL Parties (i) are not responsible in any way for the design, engineering, construction, installation, operation or removal of equipment or technologies comprising the Project, (ii) do not guarantee that installation of any of the energy efficiency measures will result in any level of energy savings or result in any measurable energy-related benefit; and (iii) make no representations or warranties of any kind as to the merchantability, fitness for a particular purpose, design or conditions of the equipment or technologies comprising the Project, and ALL SUCH WARRANTIES, INCLUDING THE WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE, ARE HEREBY DISCLAIMED BY THE IPL PARTIES.

IV. Miscellaneous

1. You may be requested to complete a random customer satisfaction survey after the receipt of your Construction Rebate. Your participation in any survey is appreciated, but not required.
2. **This proposed agreement is only valid for 60 calendar days from the date of the proposal, as reflected on page 1. Upon execution by the Customer, the agreement (“Agreement”) shall include the proposal together with each of Sections II - IV, and the Certification and Acceptance.**

3. This Agreement may be executed in counterparts, each of which when executed by the requisite parties shall be deemed to be a complete original Agreement. An electronic (PDF) or facsimile copy of the executed Agreement or counterpart shall be deemed, and shall have the same legal force and effect as, an original document.

4. In order to receive the Commercial New Construction rebate, the Customer must notify IPL within 30 days of completion of the building construction, and schedule and permit any verification activities that IPL may choose to conduct. Failure to comply with any program requirements may result in the denial of a rebate payment.

5. All communications related to this Agreement will be to the persons listed below or to such other persons as the parties may specify in writing:

IPL	City of Riverside
Name: Chelsea Smith	Name: Cole Smith
Address: 719 N 18th St	Address: 60 Greene St.
City/State/Zip: Centerville IA 52544	City/State/Zip: Riverside IA 52327
Phone: (319) 289-7390	Phone: (319) 648-3501
Email: chelseasmith@alliantenergy.com	Email: cityadmin@riversideiowa.gov

We thank you for your interest in the program.

Sincerely,

Name: Kari Gehrke

Title: Manager - Customer Solutions

Date:

CERTIFICATION AND ACCEPTANCE

In order to be eligible for a construction rebate, I accept this Proposal.

I certify that I will purchase the energy efficiency measures described in this form and/or in any reference documents, and that they will be installed at the service address indicated. I agree to the terms and conditions stated in this Agreement.

I acknowledge that if actual installed measures are different than those referenced in this Agreement, the Commercial New Construction incentive, if any, may change.

City of Riverside

By:

Print Name:

Title:

Date:

August 6, 2025

Cole Smith
City of Riverside
60 Greene St.
Riverside, IA 52327

Dear Cole Smith:

MidAmerican Energy Company is pleased to preapprove the Riverside Community Wellness Center project for a Commercial New Construction incentive through our Commercial New Construction Program.

Estimated Natural Gas Incentive	\$8,757
Total Estimated MidAmerican Energy Gas Incentive	\$8,757

Following construction, Willdan will verify that all energy-saving strategies attributed to Bundle 1 are installed. Please note that the verification review may disclose different energy saving results, and the incentive will be adjusted accordingly.

Please indicate your acceptance of this incentive and intent to move forward with the project by signing the construction letter and emailing it to Heather Hanson at hhanson@willdan.com. A response is requested within 30 days of receipt.

Construction Completion Date	April 1, 2028
Project Address	NW of Galileo Drive and Klepper Ave intersection Riverside, IA 52327
Incentive Recipient	City of Riverside Attn: Cole Smith 60 Greene St. Riverside, IA 52327

Thank you for your participation in MidAmerican Energy's Commercial New Construction program.

Sincerely,



David McCammant
Product Manager

Cc:

Heather Hanson
Christie Steinbock

COMMERCIAL NEW CONSTRUCTION (CNC) TERMS AND CONDITIONS

MidAmerican Energy Company offers the CNC program ("Program") to provide technical and financial assistance, if appropriate, throughout the energy design phase and post-construction verification processes and has contracted Willdan ("Program Contractor") to administer the Program.

CUSTOMER ELIGIBILITY

Program Participant must meet the following customer eligibility requirements:

- New construction buildings and renovation projects must be located in MidAmerican Energy Company's Iowa or Illinois service territory.
- MidAmerican Energy Company must directly provide the primary electricity and/or the primary natural gas to the equipment at the facility for which the rebate is being paid.
- Program Participants who elect to pursue "transport-only" arrangements with MidAmerican Energy Company (including MidAmerican Unregulated Retail Service, or URS) may or may not be eligible for energy efficiency incentives. Customers receiving monthly metered natural gas transportation service pay into the energy efficiency cost recovery fund and are eligible for natural gas incentives. Customers receiving daily metered natural gas transportation services do not pay into the fund and are not eligible for natural gas energy efficiency incentives.
- Any project that experiences a six-month delay in design prior to selecting a bundle of energy-efficient strategies may require a new application and requalification under current program terms.

CUSTOMER FACILITY

Program Participant grants MidAmerican Energy Company and its Program Contractor permission to enter the newly constructed and occupied facility and conduct agreed upon monitoring and verification activities. In the case of a leased facility, Program Participant certifies that appropriate permission has been obtained from the Customer.

INDEPENDENT EVALUATION

Program Participant shall independently evaluate any advice or direction given by MidAmerican Energy Company related to estimates of energy savings, cost and selection, or implementation of projects.

INCENTIVES

- If a project does not achieve at least 5 percent savings compared to Iowa State Energy Code baseline at the time of verification, or if an Illinois project does not achieve at least five percent savings compared to Illinois State Energy Code baseline, the project may not be eligible for an incentive in this or other programs.
- For enhanced track projects, the project needs to achieve at least 30% savings compared to Iowa State Energy Code baseline at the time of verification, else the incentive will be reduced to cover the cost of the early analysis modules provided.
- Applicable incentives may not exceed 70 percent of total bundle incremental cost, buy down a project below a one-year simple payback or exceed \$1,000,000 per building.
- Projects participating in the Commercial New Construction program will not be eligible for mid-stream Instant Discount HVAC and Lighting program incentives provided by the participating distributor at point of purchase.
- Any natural gas incentives quoted should be considered preliminary and for informational purposes only until eligibility is verified; natural gas purchasing arrangements and eligibility will be determined post-construction during final verification.
- Neither MidAmerican Energy Company nor its Program Contractor shall be liable for the failure of the Program Participant to achieve an estimated amount of energy savings.
- Commercial new construction incentives are payable after MidAmerican Energy Company verifies the installation of the energy efficiency measures and the electric and/or natural gas service is placed in the customer's or building owner's name.

PROGRAM CHANGES

- Program may be changed, suspended or canceled by MidAmerican Energy Company at any time without prior notice. Under such circumstances, Program Participant is not entitled to any Program benefits in excess of those approved prior to such action by MidAmerican Energy Company.

INDEMNIFICATION

- Program Participant agrees to defend, indemnify and hold MidAmerican Energy Company harmless from and against all damages, claims, loss or liability on account of damage to property, bodily injury or death, or personal injury of any person(s) arising out of participation in the CNC program. In no event shall MidAmerican Energy Company be liable for any incidental or consequential damages of any kind in connection with the participation in the CNC program.

CUSTOMER ACCEPTANCE

By accepting the terms of this agreement, I certify that:

- I am a representative of the project and I have the authority to bind the Program Participant to the terms of the Program.
- I have read, understand, and agree to be bound by and comply with the terms set forth, herein and such other terms as set forth in any other Program documents.
- To the best of my knowledge the information submitted on this form is representative of the energy efficiency project and I will notify MidAmerican Energy Company and Program Contractor immediately of any changes to the information.

The customer agrees that MidAmerican Energy Company may make agreements with Customers by electronic means, that such agreements have the same legal effects as agreements entered into on paper and that such electronic agreements are authentic and valid. Customer also agrees to receive Commercial New Construction Program information in electronic form (e.g., by email)

I have read, understand and agree to the terms and conditions of the Commercial New Construction Program

Full Name

Title

Signature

Date

Payment Information

Optional: This section only needs to be completed if the payment information has changed

Construction Completion Date _____

Project Address _____

Incentive Recipient _____

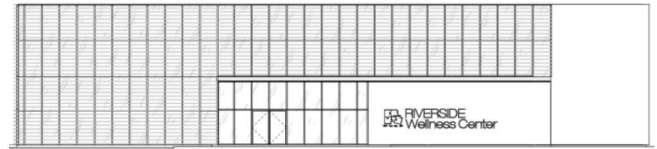
Incentive Mailing Address _____



COMMERCIAL NEW CONSTRUCTION PROGRAM

Bundle Requirements Document

Riverside Community Wellness Center
Riverside, IA



August 6, 2025
20250523

Prepared for



866.255.4268
alliantenergy.com

and



877.939.1874
midamericanenergy.com

by



877.938.1588
www.willdan.com

Executive Summary

This document details the selected strategies, and an approximate timeline for verification. During analysis, the project team and Willdan worked together to understand how the building will use energy and where cost-effective savings can be realized through design.



Enrollment



Analysis



Results



Verification



Incentives

Willdan serves as a resource to verify that the accepted measures are installed. Construction completion is estimated on April 1, 2028. Verification generally includes the following:

- Willdan sends a Bundle Requirements Document to the project team to assure that the selected bundle is implemented, tailored to the Selected Bundle strategies. – **This Document**
- One month before construction completion, Willdan will request the most recent version of Construction Documents and Specifications (electronic format).
- When the building is completed and occupied, Willdan conducts field verification of the installed strategies.
- Willdan completes a field Verification Report, as to status of strategy implementation, and circulates to the design team.
- Alliant Energy IPL and MidAmerican Energy provides the incentive payment to the owner based on the final Verification Report.







The estimated Alliant Energy IPL and MidAmerican Energy incentive is **\$29,427**.

This document includes:

- Whole building results summary – this section includes savings from energy sources
- List of Selected Strategies – summary list of strategies and their relative impacts
- Selected Strategies and Requirements – detailed requirements for individual strategies
- Detailed Appendices – utility incentive calculations and detailed energy model results

Whole Building Results Summary

The following results are based on an ASHRAE 90.1-2010 baseline.

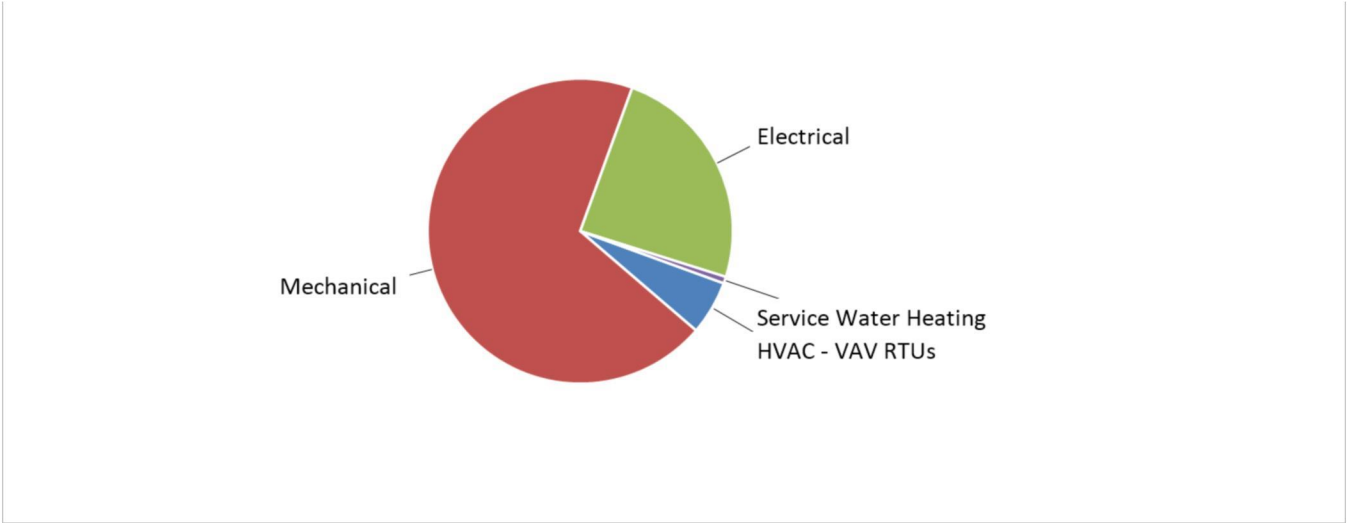
	Baseline	Selected Bundle	Verified Bundle
	Annual Energy Cost	\$97,616	\$75,377
	Annual Energy Cost Savings		\$22,239
	% Annual Energy Cost Savings		23%
	Annual Electric Consumption (kWh)	707,678	535,431
	Annual Electric Consumption Savings		172,248
	% Annual Electric Consumption Savings		24%
	Electric Peak (kW)	202.1	172.8
	Electric Peak Savings		29.3
	% Electric Peak Savings		14%
	Annual Gas Consumption (Therm)	10,701	5,550
	Annual Gas Consumption Savings		5,151
	% Annual Gas Consumption Savings		48%
	EUI (kBtu/sf/yr) (kBtu/ft²/yr)	129.9	88.8
	EUI Savings		41.1
	% EUI Savings		32%
	Alliant Energy IPL and MidAmerican Energy Estimated Incentive		\$29,427

The verification process is designed to assist the project team in knowing whether or not the strategies are installed as expected. If strategies are not found as expected, notification is given so corrections can be made. If some of the chosen strategies are not implemented within the selected bundle, Alliant Energy IPL and MidAmerican Energy will adjust the incentive amount.

List of Selected Strategies

The following pages include a summary list of the selected strategies. Please confirm the project timing and inform us if any of these strategies are no longer planned for implementation.

The graph shows the distribution of annual energy cost savings among the major building systems.



Space Asset Area	Strategy Description	Portion of Total \$ Savings Modeled
HVAC	Difference between utility baseline system and proposed design mechanical system	6%
	Mechanical	
Multi-Zone VAV RTUs	5% improved DX cooling efficiency	1%
Multi-Zone VAV RTUs	High efficiency DX compressor part load performance	6%
Single Zone VAV RTUs	Variable speed fan at 67% minimum flow	31%
Single Zone VAV RTUs	5% improved DX cooling efficiency	4%
Single Zone VAV RTUs	High efficiency DX compressor part load performance	4%
Single Zone VAV RTUs	Destratification fans in high bay spaces for Basketball Central	1%
Single Zone VAV RTUs	Demand control ventilation for Basketball Central	9%
Single Zone VAV RTUs	Destratification fans in high bay spaces for Basketball, Track Mezz	2%
Single Zone VAV RTUs	Demand control ventilation for Basketball, Track Mezz	9%
Single Zone VAV RTUs	Destratification fans in high bay spaces for Fitness	< 1%
Single Zone VAV RTUs	Demand control ventilation for Fitness	3%

Space Asset Area	Strategy Description	Portion of Total \$ Savings Modeled
Architectural		
Community	Glazing high solar gain, metal frame	1%
Community	60% window to wall area ratio	-3%
Lobby, Circulation	Roof R-24	< 1%
Lobby, Circulation	Glazing high solar gain, metal frame	2%
Lobby, Circulation	60% window to wall area ratio	-5%
Office, Storage, Family	Glazing high solar gain, metal frame	< 1%
Office, Storage, Family	60% window to wall area ratio	< 1%
Basketball Central	Roof R-24	< 1%
Basketball, Track Mezz	Roof R-24	< 1%
Basketball, Track Mezz	Glazing high solar gain, metal frame	< 1%
Basketball, Track Mezz	10% window to wall area ratio	2%
Fitness	Roof R-24	< 1%
Fitness	Glazing high solar gain, metal frame	< 1%
Fitness	60% window to wall area ratio	-3%
Electrical		
Facility	Exterior tradable site lighting reduced to 1.90 kW	1%
Facility	Exterior lighting, automatic daylight shutoff, 100% turndown	1%
Community	Occupancy sensor controls, 100% of space	< 1%
Community	Lighting power in Community reduced to 0.54 W/ft ²	1%
Lobby, Circulation	Occupancy sensor controls, 100% of space	2%
Lobby, Circulation	Lighting power in Lobby, Circulation reduced to 0.63 W/ft ²	5%
Office, Storage, Family	Occupancy sensor controls, 100% of space	< 1%
Office, Storage, Family	Lighting power in Office, Storage, Family reduced to 0.54 W/ft ²	< 1%
Locker Rooms	Lighting power in Locker Rooms reduced to 0.52 W/ft ²	< 1%
Basketball Central	Occupancy sensor controls, 100% of space	3%
Basketball Central	Lighting power in Basketball Central reduced to 0.70 W/ft ²	5%
Basketball, Track Mezz	Occupancy sensor controls, 100% of space	< 1%
Basketball, Track Mezz	Lighting power in Basketball, Track Mezz reduced to 0.70 W/ft ²	1%

Space Asset Area	Strategy Description	Portion of Total \$ Savings Modeled
Fitness	Occupancy sensor controls, 100% of space	1%
Fitness	Lighting power in Fitness reduced to 0.62 W/ft ²	2%
	Service Water Heating	
Facility	95% SWH efficiency	< 1%
Total Savings		100%

Selected Strategies and Requirements

This section outlines the key design parameters for each measure. These parameters form the basis for projected energy savings and incentives and will be used during the verification phase to confirm each measure has been implemented as planned.

To receive the full incentive, all measures must be verified as functionally installed, and each measure must meet or exceed the Design Requirements listed in the tables below.

Mechanical Strategies

Baseline and Proposed Mechanical System

Space Asset Area	Proposed HVAC	Utility Baseline
Locker Rooms; Community; Lobby, Circulation; Office, Storage, Family	Central air handler with gas furnace and DX cooling, electric backup	Single zone air handler with staged boilers with DX cooling
Fitness; Basketball Central; Basketball, Track Mezz	Single zone air handler with gas furnace and DX cooling	

Mechanical

Space Asset Area	Strategy Description	Design Requirements														
Multi-Zone VAV RTUs Single Zone VAV RTUs	5% improved DX cooling efficiency	<p>Improve full load AHRI cooling efficiency to values shown in the table below based on cooling equipment design size:</p> <table><tr><th>Size (tons)</th><th>Efficiencies (EER)</th></tr><tr><td>0 - 2.5</td><td>10.76</td></tr><tr><td>2.5 - 5.42</td><td>11.39</td></tr><tr><td>5.42 - 11.25</td><td>11.55</td></tr><tr><td>11.25 - 20</td><td>11.34</td></tr><tr><td>20 - 63.35</td><td>10.29</td></tr><tr><td>63.35 - 10000</td><td>9.97</td></tr></table>	Size (tons)	Efficiencies (EER)	0 - 2.5	10.76	2.5 - 5.42	11.39	5.42 - 11.25	11.55	11.25 - 20	11.34	20 - 63.35	10.29	63.35 - 10000	9.97
Size (tons)	Efficiencies (EER)															
0 - 2.5	10.76															
2.5 - 5.42	11.39															
5.42 - 11.25	11.55															
11.25 - 20	11.34															
20 - 63.35	10.29															
63.35 - 10000	9.97															

Space Asset Area	Strategy Description	Design Requirements
Multi-Zone VAV RTUs Single Zone VAV RTUs	High efficiency DX compressor part load performance	Reduce the minimum compressor unloading ratio to 20%. Compressor cycling will be utilized below 20% loading. This is most effectively accomplished with a digital scroll compressor, but could be achieved with multiple staged compressors. Digital compressor controls generally result in part load efficiency (IEER) about 1-3 points higher than the full load efficiency (EER), e.g. 10 EER/13 IEER. Note: IEER ratings include fan energy. Variable volume fans can increase an IEER by about 2 points depending on the unit size. Pairing variable air volume with digital scroll compressor controls can result in part load efficiencies in the range of 12-15 IEER.
Single Zone VAV RTUs	Variable speed fan at 67% minimum flow	Achieve variable air flow down to 67% of design flow to meet varying load conditions in the space through technologies such as variable frequency drives, electronically commutated motors, or other adaptive controls.
Single Zone VAV RTUs	Destratification fans in high bay spaces for Basketball Central, Basketball, Track Mezz, and Fitness	Install destratification fans in high bay spaces to keep zone air well mixed and improve thermal comfort.

Conditioning of Outside Air

Space Asset Area	Strategy Description	Design Requirements
Single Zone VAV RTUs	Demand control ventilation for Basketball Central, Basketball, Track Mezz, and Fitness	Use CO2 sensors, occupancy sensor control of zone ventilation, or other methodology to reduce the outdoor air during times of partial occupancy.

Architectural Strategies

Roof

Space Asset Area	Strategy Description	Design Requirements
Lobby, Circulation, Basketball Central, Basketball, Track Mezz, Fitness	Roof R-24	Install a roof with a total thermal resistance, including thermal bridging of R-24 (U-0.042).

Glazing

Space Asset Area	Strategy Description	Design Requirements
Community, Lobby, Circulation, Office, Storage, Family, Basketball, Track Mezz, Fitness	Glazing high solar gain, metal frame	Unit U-factor: 0.42 Center of glass U-factor: 0.29 Solar heat gain coefficient (SHGC): 0.38 Visible transmittance (VT): 0.70
Community, Lobby, Circulation, Office, Storage, Family, Fitness	60% window to wall area ratio	Design overall window to wall area ratio for the Space Asset Area of 60%.
Basketball, Track Mezz	10% window to wall area ratio	Design overall window to wall area ratio for the Space Asset Area of 10%.

Electrical Strategies

Lighting Controls

Space Asset Area	Strategy Description	Design Requirements
Community, Lobby, Circulation, Office, Storage, Family, Basketball Central, Basketball, Track Mezz, Fitness	Occupancy sensor controls, 100% of space	Provide occupancy sensors in 100% of the applicable spaces within the Space Asset Area.

Lighting Power Density

Space Asset Area	Strategy Description	Design Requirements
Facility	Exterior tradable site lighting reduced to 1.90 kW	Reduce tradable exterior site lighting power by 50% below the Baseline allowance. This may be accomplished through lighting technology like LEDs or high efficacy lighting and careful lighting layouts that provide sufficient lighting.
Facility	Exterior lighting, automatic daylight shutoff, 100% turndown	Provide automatic daylight shutoff controls, such as a photosensor and time switch or an astronomical time switch, that automatically turn exterior lighting on at sunset and off at sunrise when sufficient daylight is available. Controls are assumed to completely turn off the general exterior lighting when not needed during nighttime when building is closed.
Community, Office, Storage, Family	Lighting power in Community, Office, Storage, Family reduced to 0.54 W/ft ²	Reduce lighting power density by 40% below the baseline specified by Space Asset Area allowances. This may be accomplished through lighting technology like LEDs or high efficacy lighting and careful lighting layouts that provide sufficient lighting for space activities.

Space Asset Area	Strategy Description	Design Requirements
Lobby, Circulation	Lighting power in Lobby, Circulation reduced to 0.63 W/ft ²	Reduce lighting power density by 30% below the baseline specified by Space Asset Area allowances. This may be accomplished through lighting technology like LEDs or high efficacy lighting and careful lighting layouts that provide sufficient lighting for space activities.
Locker Rooms	Lighting power in Locker Rooms reduced to 0.52 W/ft ²	Reduce lighting power density by 30% below the baseline specified by Space Asset Area allowances. This may be accomplished through lighting technology like LEDs or high efficacy lighting and careful lighting layouts that provide sufficient lighting for space activities.
Basketball Central	Lighting power in Basketball Central reduced to 0.70 W/ft ²	Reduce lighting power density by 30% below the baseline specified by Space Asset Area allowances. This may be accomplished through lighting technology like LEDs or high efficacy lighting and careful lighting layouts that provide sufficient lighting for space activities.
Basketball, Track Mezz	Lighting power in Basketball, Track Mezz reduced to 0.70 W/ft ²	Reduce lighting power density by 20% below the baseline specified by Space Asset Area allowances. This may be accomplished through lighting technology like LEDs or high efficacy lighting and careful lighting layouts that provide sufficient lighting for space activities.
Fitness	Lighting power in Fitness reduced to 0.62 W/ft ²	Reduce lighting power density by 30% below the baseline specified by Space Asset Area allowances. This may be accomplished through lighting technology like LEDs or high efficacy lighting and careful lighting layouts that provide sufficient lighting for space activities.

Other Strategies

Service Water Heating

Space Asset Area	Strategy Description	Design Requirements
Facility	95% SWH efficiency	Install a natural gas service hot water heater with a 95% efficiency rating. Heaters with greater than 90% efficiency typically require a condensing heat exchanger.

Appendix A. Utility Bundle Results and Incentive

The Commercial New Construction Program promotes the implementation of cost-effective bundles of strategies by proposing cash incentives to reduce the added cost of implementing the selected energy conserving strategies.

The incentive offers listed on the following pages make the presumption that the selected bundle will be implemented in its entirety. Any changes from the specifications of the selected bundle should be reported to Willdan. If it is deemed that these changes would have a significant impact on energy, then Alliant Energy IPL and MidAmerican Energy will make adjustments to the incentives accordingly.

*** Please note that at this time the incentive is an estimate. The incentive will be confirmed upon verification and any subsequent strategy modifications.**

Energy Parameter	Baseline	Bundle 1*
Building Results		
Energy Cost	\$97,616	\$75,377
Energy Cost Savings		\$22,239
Percent Energy Cost Savings		23%
Electric Demand (kW)	202.1 kW	172.8 kW
Electric Demand Savings		29.3 kW
Percent Electric Demand Savings		14%
Electric Consumption	707,678 kWh	535,431 kWh
Electric Consumption Savings		172,248 kWh
Percent Electric Consumption Savings		24%
Gas Consumption	10,701 Therm	5,550 Therm
Gas Consumption Savings		5,151 Therm
Percent Gas Consumption Savings		48%
Gas Peak Day Savings		67 Therm
Percent Gas Peak Day Savings		48%
Total Results		
Electric Incremental First Cost		\$43,694
Gas Incremental First Cost		\$31,556
Estimated Alliant Energy Electric Incentive		\$20,670
Estimated MidAmerican Energy Company Gas Incentive		\$8,757
Estimated Total Incentive**		\$29,427
Simple Payback with Incentive		2.1

* The figures in Bundle 1 are reprinted from the July 24, 2025 Results Meeting Minutes for this project, which were the basis for the original energy savings projections.

** Commercial New Construction incentives cannot reduce the simple payback below one year, may not exceed 70% of the total bundled incremental strategy costs, and are capped at \$1,000,000 per building.

Energy Parameter	Baseline	Bundle 1
Building Results		
Energy Use Intensity (EUI)	129.9 kBtu/ft ² /yr	88.8 kBtu/ft ² /yr
EUI Savings		41.1 kBtu/ft ² /yr
Percent EUI Savings		32%

Note: Subject to the following qualifications, the computer model offers sophisticated predictions of energy savings with estimations as good as any other means available for a building that has not been built.

The strategy and bundle results compare relative differences in net energy use for design alternatives. The results are not appropriate for system design and/or equipment selection; these are responsibilities of the registered design professionals of record.

The actual energy use of this building will be different from simulated results. Building systems and other operating parameters provided by the design team and modeled by Willdan approximate actual conditions, but differences in weather, operating parameters, occupancy level, and changes that occur through the bidding and construction process will result in annual energy costs that will be different from what is predicted here. However, when a bundle of strategies is selected relative to other alternatives, its energy (and dollar) conserving value can be expected to remain constant relative to the other alternatives, and the magnitude of the cost should be approximately as predicted.

Thus, implementation of a bundle of strategies offers the opportunity for energy savings, but the realization of those savings is the responsibility of the owner/operator of the building – not Alliant Energy IPL and MidAmerican Energy or Willdan. Savings are not guaranteed.

Appendix B. Project Information

Building Summary		
Location	Riverside, IA	
Narrative	Community center new construction	
Space Asset Areas	Area	Number of Stories
Community	1,833 ft²	1
Lobby, Circulation	5,872 ft²	2
Office, Storage, Family	927 ft²	1
Locker Rooms	1,333 ft²	1
Basketball Central	8,456 ft²	1
Basketball, Track Mezz	4,253 ft²	2
Fitness	4,142 ft²	1
Total	26,816 ft²	2
Exterior lighting	Surface parking and drives: 24,182 ft² Entries: 24 lf Outdoor patio: 616 ft² Photocell and timeclock controlled	
Utilities		
Electric Utility	Alliant Energy IPL	
Gas Utility	MidAmerican Energy Company	
Schedule		
Construction Documents Complete	08/31/2026	
Construction Start	10/31/2026	
Occupancy	04/01/2028	
Baseline Reference	Utility protocol baseline based on ASHRAE 90.1-2010 Appendix G	
Other Notes		
Systems Summary		
Selected HVAC	Community, Lobby, Circulation, Office, Storage, Family, Locker Rooms: Central air handler with, gas furnace at the air-handler and DX cooling; Basketball Central, Basketball, Track Mezz, Fitness: Single zone air handler with gas furnace and DX	

Appendix C. Isolated Selected Strategy Results

The savings indicated is based on the performance of the individual strategy relative to the proposed HVAC system illustrating the impact of each strategy alone. The reported savings does not account for the interaction between multiple strategies, and as a result, the summation of the individual savings *may* not equal the total anticipated savings. The savings shown for the proposed HVAC system are in comparison to the baseline mechanical system.

Space Asset Area	Strategy Description	Peak kW Savings	kWh Savings	Gas Savings (Therm)	Energy Cost Savings	Inc. Cost Electric	Inc. Cost Gas
Selected HVAC	See Appendix B	2	8,859	-191	\$1,439	\$0	\$0
Multi-Zone VAV RTUs	5% improved DX cooling efficiency	1.3	1,652	0	\$336	\$1,741	\$0
Multi-Zone VAV RTUs	High efficiency DX compressor part load performance	3.3	9,900	0	\$1,449	\$9,287	\$0
Single Zone VAV RTUs	Variable speed fan at 67% minimum flow	6.6	93,009	-1,790	\$7,534	\$4,042	\$0
Single Zone VAV RTUs	5% improved DX cooling efficiency	4.4	4,587	0	\$1,015	\$2,945	\$0
Single Zone VAV RTUs	High efficiency DX compressor part load performance	1.1	7,989	0	\$981	\$11,386	\$0
Single Zone VAV RTUs	Destratification fans in high bay spaces for Basketball Central	-0.3	-418	494	\$339	\$0	\$11,506
Single Zone VAV RTUs	Demand control ventilation for Basketball Central	2.4	2,941	2,365	\$2,169	\$510	\$2,603
Single Zone VAV RTUs	Destratification fans in high bay spaces for Basketball, Track Mezz	-0.1	-468	750	\$547	\$0	\$5,787
Single Zone VAV RTUs	Demand control ventilation for Basketball, Track Mezz	0	323	2,735	\$2,173	\$55	\$1,510
Single Zone VAV RTUs	Destratification fans in high bay spaces for Fitness	-0.1	-617	280	\$180	\$0	\$5,636
Single Zone VAV RTUs	Demand control ventilation for Fitness	0.5	242	755	\$639	\$146	\$1,379
Community	Glazing high solar gain, metal frame	0.3	3,752	-1	\$353	\$10	\$0
Community	60% window to wall area ratio	-1.5	-4,930	3	-\$777	\$0	\$0

Space Asset Area	Strategy Description	Peak kW Savings	kWh Savings	Gas Savings (Therm)	Energy Cost Savings	Inc. Cost Electric	Inc. Cost Gas
Lobby, Circulation	Roof R-24	0.1	-220	25	\$30	\$310	\$405
Lobby, Circulation	Glazing high solar gain, metal frame	0.4	5,687	1	\$529	\$10	\$0
Lobby, Circulation	60% window to wall area ratio	-2.6	-8,571	-2	-\$1,243	\$0	\$0
Office, Storage, Family	Glazing high solar gain, metal frame	0.1	934	0	\$87	\$10	\$0
Office, Storage, Family	60% window to wall area ratio	-0.3	-961	0	-\$193	\$0	\$0
Basketball Central	Roof R-24	0.3	152	83	\$111	\$909	\$1,150
Basketball, Track Mezz	Roof R-24	0	29	28	\$28	\$148	\$370
Basketball, Track Mezz	Glazing high solar gain, metal frame	0.1	205	177	\$176	\$2	\$8
Basketball, Track Mezz	10% window to wall area ratio	0.6	1,000	280	\$466	\$0	\$0
Fitness	Roof R-24	0.1	55	51	\$54	\$336	\$672
Fitness	Glazing high solar gain, metal frame	0.1	89	75	\$84	\$3	\$7
Fitness	60% window to wall area ratio	-1.3	-2,263	-398	-\$785	\$0	\$0
Facility	Exterior tradable site lighting reduced to 1.90 kW	0	7,086	0	\$344	\$2,633	\$0
Facility	Exterior lighting, automatic daylight shutoff, 100% turndown	0	5,836	0	\$281	\$606	\$0
Community	Occupancy sensor controls, 100% of space	0.2	702	0	\$71	\$219	\$0
Community	Lighting power in Community reduced to 0.54 W/ft ²	0.8	1,937	0	\$312	\$425	\$0
Lobby, Circulation	Occupancy sensor controls, 100% of space	0.4	7,498	-77	\$467	\$701	\$0
Lobby, Circulation	Lighting power in Lobby, Circulation reduced to 0.63 W/ft ²	1.6	14,610	-126	\$1,190	\$1,050	\$0

Space Asset Area	Strategy Description	Peak kW Savings	kWh Savings	Gas Savings (Therm)	Energy Cost Savings	Inc. Cost Electric	Inc. Cost Gas
Office, Storage, Family	Occupancy sensor controls, 100% of space	0.1	306	0	\$31	\$111	\$0
Office, Storage, Family	Lighting power in Office, Storage, Family reduced to 0.54 W/ft ²	0.3	820	0	\$129	\$215	\$0
Locker Rooms	Lighting power in Locker Rooms reduced to 0.52 W/ft ²	0.2	146	0	\$41	\$238	\$0
Basketball Central	Occupancy sensor controls, 100% of space	1.3	8,997	-121	\$734	\$1,443	\$0
Basketball Central	Lighting power in Basketball Central reduced to 0.70 W/ft ²	2.5	12,912	-149	\$1,276	\$1,512	\$0
Basketball, Track Mezz	Occupancy sensor controls, 100% of space	0.3	3,550	-73	\$236	\$726	\$0
Basketball, Track Mezz	Lighting power in Basketball, Track Mezz reduced to 0.70 W/ft ²	0.4	3,238	-62	\$262	\$518	\$0
Fitness	Occupancy sensor controls, 100% of space	0.4	3,668	-66	\$268	\$707	\$0
Fitness	Lighting power in Fitness reduced to 0.62 W/ft ²	0.8	5,146	-88	\$457	\$741	\$0
Facility	95% SWH efficiency	0	0	236	\$177	\$0	\$522

Appendix D. Project Participants

Name	Company
Cole Smith	City of Riverside
Liz Seiberling	OPN Architects, Inc.
Joe Lomheim	Axiom Consultants
Kevin McLaughlin	Axiom Consultants
Matt Peiffer	Alliant Energy
Chelsea Smith	Alliant Energy
Devin Wever	Alliant Energy
Leslie Luster	MidAmerican Energy Company
Dave McCammant	MidAmerican Energy Company
Heather Hanson	Willdan
Christie Steinbock	Willdan

For program information:

877-938-1588

cnc@willdan.com

Date: 8/11/2025

Project Cherry Lane Extension, located at: Riverside, Iowa

Owner City of Riverside

Engineer Axiom Consultants, LLC .

Contractor Jones Contracting Company

Periodic Estimate No: 2

Period State Date: 7/15/2025

Period End Date: 8/11/2025

DETAILED ESTIMATE			Contract Amount			Change Orders		Previously Claimed		This Pay Application		Total Project	
Item No.	Item Description	Unit	Total No. Units	Unit Price	Total Cost	QTY Change	Cost Change	QTY	Amount	QTY	Amount	% Complete	Value Completed Work
1.00	Clearing and Grubbing	LS	1.00	\$ 2,000.00	\$ 2,000.00		\$0.00	1.00	\$ 2,000.00		-	100%	\$ 2,000.00
2.00	Topsoil, On-Site	CY	484.00	\$ 10.80	\$ 5,227.20		\$0.00	0.50	\$ 5.40	483.516	\$ 5,221.97	100%	\$ 5,227.37
3.00	Excavation, Class 10	CY	858.00	\$ 14.70	\$ 12,612.60		\$0.00	0.50	\$ 7.35	857.485	\$ 12,605.03	100%	\$ 12,612.38
4.00	Subgrade Preparation	SY	2025.00	\$ 0.75	\$ 1,518.75		\$0.00	0.75	\$ 0.56	2024.19	\$ 1,518.14	100%	\$ 1,518.71
5.00	Compaction Testing	LS	1.00	\$ 1,850.00	\$ 1,850.00		\$0.00	0.50	\$ 925.00	0.5	\$ 925.00	100%	\$ 1,850.00
6.00	Below Grade Excvatn (Core Out & Replace With 3/4" Road Stone)	CY	200.00	\$ 52.00	\$ 10,400.00		\$0.00		\$ -	64	\$ 3,328.00	32%	\$ 3,328.00
7.00	4" Modified subbase	Ton	127.00	\$ 25.80	\$ 3,276.60	2	\$51.60	97.30	\$ 2,510.34	31.70	\$ 817.86	100%	\$ 3,328.20
8.00	6" Modified Subbase	Ton	447.20	\$ 24.85	\$ 11,112.92		\$0.00		\$ -	497.03	\$ 12,351.20	111%	\$ 12,351.20
9.00	Storm Sewer, trenched, RCP 15"	LF	83.00	\$ 47.65	\$ 3,954.95		\$0.00	83.00	\$ 3,954.95		\$ -	100%	\$ 3,954.95
10.00	Storm Sewer, Trenched RCP, 18"	LF	40.00	\$ 49.65	\$ 1,986.00		\$0.00	40.00	\$ 1,986.00		\$ -	100%	\$ 1,986.00
11.00	Subdrain Perforated Plastic Pipe, 6"	LF	595.00	\$ 8.10	\$ 4,819.50		\$0.00	240.00	\$ 1,944.00	355.00	\$ 2,875.50	100%	\$ 4,819.50
12.00	intake, SW-509	Each	2.00	\$ 7,012.00	\$ 14,024.00		\$0.00	2.00	\$ 14,024.00		\$ -	100%	\$ 14,024.00
13.00	Intake, SW-545	Each	1.00	\$ 5,280.00	\$ 5,280.00		\$0.00	1.00	\$ 5,280.00		\$ -	100%	\$ 5,280.00
14.00	Pavement, PCC, 7"	SY	1084.90	\$ 63.30	\$ 68,674.17		\$0.00		\$ -	1084.90	\$ 68,674.17	100%	\$ 68,674.17
15.00	Curb and Gutter, 24" Wide, 7"	LF	383.30	\$ 39.50	\$ 15,140.35		\$0.00		\$ -	383.3	\$ 15,140.35	100%	\$ 15,140.35
16.00	PCC pavement Samples and Testing	LS	1.00	\$ 2,000.00	\$ 2,000.00		\$0.00		\$ -	1	\$ 2,000.00	100%	\$ 2,000.00
17.00	Sidewalk, PCC, 4"	SY	128.40	\$ 46.00	\$ 5,906.40	9.8	\$450.80		\$ -	138.20	\$ 6,357.20	100%	\$ 6,357.20
18.00	Sidewalk, PCC, 6"	SY	443.20	\$ 61.00	\$ 27,035.20		\$0.00		\$ -	443.2	\$ 27,035.20	100%	\$ 27,035.20
19.00	Detectable Warnings	SF	111.00	\$ 35.00	\$ 3,885.00		\$0.00		\$ -	111	\$ 3,885.00	100%	\$ 3,885.00
20.00	Pavement removal	SY	925.00	\$ 8.35	\$ 7,723.75		\$0.00	0.95	\$ 7.93	924.075	\$ 7,716.03	100%	\$ 7,723.96
21.00	Sign Installation	LS	1.00	\$ 4,063.00	\$ 4,063.00		\$0.00		\$ -		\$ -	0%	\$ -
22.00	Traffic Sign Removal	LS	1.00	\$ 500.00	\$ 500.00		\$0.00	0.90	\$ 450.00		\$ -	90%	\$ 450.00
23.00	Painted Pavement Markings, Solvent/Waterborne	STA	13.20	\$ 570.00	\$ 7,524.00		\$0.00		\$ -		\$ -	0%	\$ -
24.00	Painted Symbols and Legends, Solvent/Waterborne	Each	2.00	\$ 100.00	\$ 200.00		\$0.00		\$ -		\$ -	0%	\$ -
25.00	Temporary Traffic Control	LS	1.00	\$ 1,600.00	\$ 1,600.00		\$0.00	0.50	\$ 800.00		\$ -	50%	\$ 800.00
26.00	Hydraulic Seeding, Seeding, Fertilizing, and Mulching Type 1	Acre	0.40	\$ 8,000.00	\$ 3,200.00		\$0.00		\$ -	0.4	\$ 3,200.00	100%	\$ 3,200.00
27.00	Temporary Seeding, Fertilizing, and Mulching-Type 4	Acre	0.40	\$ 1,000.00	\$ 400.00		\$0.00		\$ -		\$ -	0%	\$ -
28.00	Watering	Each	4.00	\$ 400.00	\$ 1,600.00		\$0.00		\$ -		\$ -	0%	\$ -
29.00	Filter Sock, 9"	LF	980.00	\$ 1.50	\$ 1,470.00		\$0.00	90.00	\$ 135.00	1110	\$ 1,665.00	122%	\$ 1,800.00
30.00	Filter Socks Removal	LF	980.00	\$ 0.01	\$ 9.80		\$0.00		\$ -		\$ -	0%	\$ -
31.00	Rip Rap, Class D	Ton	20.00	\$ 61.60	\$ 1,232.00		\$0.00		\$ -	21.03	\$ 1,295.45	105%	\$ 1,295.45
32.00	Silt Fence or silt Fence Ditch Check	LF	622.00	\$ 1.75	\$ 1,088.50		\$0.00	574.00	\$ 1,004.50		\$ -	92%	\$ 1,004.50
33.00	Silt Fence or Silt Fence Ditch Check, Removal of Sediment	LF	622.00	\$ 0.25	\$ 155.50		\$0.00		\$ -		\$ -	0%	\$ -
34.00	Silt Fence or Silt Fence Ditch Check, removal of Device	LF	622.00	\$ 0.25	\$ 155.50		\$0.00		\$ -		\$ -	0%	\$ -
35.00	Inlet Protection Device	Each	7.00	\$ 150.00	\$ 1,050.00		\$0.00	7.00	\$ 1,050.00		\$ -	100%	\$ 1,050.00
36.00	Inlet Protection Device Maintenance	Each	7.00	\$ 40.00	\$ 280.00		\$0.00		\$ -		\$ -	0%	\$ -
37.00	Mobilization	LS	1.00	\$ 15,909.88	\$ 15,909.88		\$0.00	0.50	\$ 7,954.94	0.5	\$ 7,954.94	100%	\$ 15,909.88
38.00	Maintence of Postal Service	LS	1.00	\$ 1,000.00	\$ 1,000.00		\$0.00		\$ -	1	\$ 1,000.00	100%	\$ 1,000.00
39.00	Concrete Washout	LS	1.00	\$ 500.00	\$ 500.00		\$0.00		\$ -	1	\$ 500.00	100%	\$ 500.00
			Contract Total: \$ 250,365.57							\$ 186,066.04		\$ 230,106.01	
Change Orders:													
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							\$0.00		\$ -		\$ -	#DIV/0!	\$ -
							\$0.00		\$ -		\$ -	#DIV/0!	\$ -
			CO Total: \$0.00			\$502.40		\$ -		\$ -		\$ -	

Contract Total Including CO's: \$250,867.97

\$ 230,106.01

92% total completed from original project sum

86% total completed from original project sum without mobilization item included

- a. When 5% of the original contract amount has been completed, 25% of the contract price for mobilization will be paid.
- b. When 10% of the original contract amount has been completed, 50% of the contract price for mobilization will be paid.
- c. When 50% of the original contract amount has been completed, 100% of the contract price for mobilization will be paid.

Total Completed to Date	\$	230,106.01
Amount Retained (3%)	\$	6,903.18
Amount after retainage	\$	223,202.83
Less Prev Pmts	\$	42,718.78
Amount Due this period	\$	180,484.05

AMOUNT CERTIFIED: \$ 180,484.05

ENGINEER:

By: *Quincy Smith* Date: August 12, 2025

RESOLUTION #2025-XX

**PAY APPLICATION #2 TO JONES CONTRACTING CORP FOR WORK COMPLETED ON
CHERRY LANE STREET EXTENSION PROJECT**

WHEREAS, the City of Riverside awarded a contract to Jones Contracting Corp. for the Cherry Lane Street Extension Project in the amount of \$247,887.77 at the Riverside City Council Meeting on February 3rd, 2025; and

WHEREAS, the City of Riverside has been provided an authorized pay application and recommendation of approval by City Engineer, Axiom Consultants.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of Riverside, Iowa does hereby accept Pay Application #2 and authorizes payment in the amount of \$180,484.05 to Jones Contracting Corp for work completed on the Cherry Lane Street Extension Project for the period through 8/11/2025.

BE IT FURTHER RESOLVED, by the City Council of Riverside, Iowa, that the Mayor and City Administrator are hereby authorized and directed to execute said resolution.

It was moved by Councilperson _____, seconded by Councilperson _____ to approve the foregoing resolution.

Roll Call: Rogerson, Schneider, Mills, Sexton, Kiene

Ayes:

Nays:

Absents:

PASSED AND APPROVED by the Riverside City Council on this 18th day of August 2025.

Signed: _____ Date: _____

Allen Schneider, Mayor

Attest: _____ Date: _____

Stephanie Thomann, City Clerk

Date of Issuance: August 07, 2025 Owner: City of Riverside Iowa Contractor: Bowker Pinnacle Mechanical Engineer: Axiom Consultants Project: Hall Park Pickleball Courts	Effective Date: July 15, 2025 Owner's Contract No.: Contractor's Project No.: Engineer's Project No.: 10441-10014 (240132) Contract Date: February 04, 2025
--	--

The Contract is modified as follows upon execution of this Change Order:

Description: Additional Areas of Grading and Restoration.

CHANGE IN CONTRACT PRICE	CHANGE IN CONTRACT TIMES <i>[note changes in Milestones if applicable]</i>
Original Contract Price: This amount reflects the original contract amount along with Change Order No.'s 1, 3, & 4. Verbal value \$ 223,033.77	Original Contract Times: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>
Increase of this Change Order: Verbal value \$9,605.00	Adjustments of This Change Order: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>
Contract Price incorporating this Change Order: Verbal value \$232,638.77	Contract Times with all approved Change Orders: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>

RECOMMENDED:	ACCEPTED:	ACCEPTED:
By: <u>Bruce Sells</u> Engineer Title: Civil Services Team Leader Date: August 07, 2025	By: _____ Owner Title: _____ Dat _____	By: _____ Contractor Title: _____ Dat _____

EXHIBIT A

Breakdown of Individual Requests

#	ITEM	COST	NOTES
1	Grading & Restoration	\$9,605.00	8" of Topsoil over 8,300 SF of area outside of original grading limits.
APPROVED: DENIED:			
TOTAL COSTS: \$9,605.00			

EXHIBIT B

Bowker Pinnacle Mechanical Change Order No. 2.
Plan Sheet C3.00 Grading & Erosion Control Plan.



1000 32ND AVENUE SW • PO BOX 1273 • CEDAR RAPIDS, IA 52404
OFFICE PHONE (319)364-2403 • FAX (319)364-8753

August 7, 2025

City of Riverside, IA
Hall Park Pickleball Court Project

RE: **Change Order Requests #2**

We are would like to present the City of Riverside with the following change order requests for the Hall Park Pickleball Court project scope:

Change Order #2 Topsoil and Seed Areas outside of grading limits:

- Additional Grading and Restoration of areas outside of grading limits, including mulch bed area and sandy areas
- Supply and install 8" of offsite topsoil, including seeding and watering

CO #2 \$9,605.00



1000 32ND AVENUE SW • PO BOX 1273 • CEDAR RAPIDS, IA 52404
OFFICE PHONE (319)364-2403 • FAX (319)364-8753

Original Project	\$216,192.67
Approved Change Orders	
Change Order #1	\$ 5,704.00
Change Order #3	\$ 687.10
Change Order #4	\$ 450.00
 Open Change Order Requests	
Change Order #2	\$ 9,605.00

Please call with any questions or concerns.

John Michael
Project Manager
Cell:319-558-7489
jmichael@bowkerpinnacle.com

*Labor prices are good for 30 days from the date of this quote. Materials are subject to market costs. Materials can be pre-ordered at a fixed rate with a signed contract authorizing payment for pre-ordered material. Prices do not include any state of Federal taxes where applicable. A 3% fee will be applied to payments made by credit card, which is not higher than our cost of acceptance.

Please sign, date and return this document to indicate acceptance of the change order.

Signature

Date

Date of Issuance: July 30, 2025 Owner: City of Riverside Iowa Contractor: Bowker Pinnacle Mechanical Engineer: Axiom Consultants Project: Hall Park Pickleball Courts	Effective Date: July 16, 2025 Owner's Contract No.: Contractor's Project No.: Engineer's Project No.: 10441-10014 (240132) Contract Date: February 04, 2025
--	--

The Contract is modified as follows upon execution of this Change Order:

Description: Shelter Sidewalk connection change.

CHANGE IN CONTRACT PRICE		CHANGE IN CONTRACT TIMES <i>[note changes in Milestones if applicable]</i>	
Original Contract Price: <small>This amount reflects the original contract amount and Change Order No. 1</small> Verbal value \$ 221,896.67		Original Contract Times: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>	
Increase of this Change Order: Verbal value \$ 687.10		Adjustments of This Change Order: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>	
Contract Price incorporating this Change Order: Verbal value \$ 222,583.77		Contract Times with all approved Change Orders: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>	

RECOMMENDED:		ACCEPTED:		ACCEPTED:	
By: <u><i>Brian Smith</i></u>		By: _____		By: _____	
Engineer		Owner		Contractor	
Title: <u>Civil Services Team Leader</u>		Title: _____		Title: _____	
Date: <u>July 30, 2025</u>		Dat _____		Dat _____	

EXHIBIT A

Breakdown of Individual Requests

#	ITEM	COST	NOTES
1	Shelter Sidewalk	\$687.10	Moving sidewalk connection due to existing benches in conflict with the tie-in location. Moving the sidewalk location will add 7.9 SY of Bid Item 17 and 2.2 TONS of Bid Item 6.
APPROVED:			
DENIED:			
TOTAL COSTS: \$687.10			

EXHIBIT B

Bowker Pinnacle Mechanical Change Order No. 3

Plan Sheet C2.00 Overall Site Plan

Plan Sheet C4.20 Paving Plan - East



1000 32ND AVENUE SW • PO BOX 1273 • CEDAR RAPIDS, IA 52404
OFFICE PHONE (319)364-2403 • FAX (319)364-8753

July 30, 2025

City of Riverside, IA
Hall Park Pickleball Court Project

RE: **Change Order Requests #2-5**

We are pleased to present the City of Riverside with the following change order requests for the Hall Park Pickleball Court project scope:

Change Order #3 Shelter Sidewalk:

- Moving sidewalk connection due to existing benches in conflict with the tie-in location
- Moving the sidewalk location will add 7.9 SY of Bid Item 18 and 2.2 TONS of Bid Item 6 and 2.96 CU of Item #3

CO #3 \$687.10



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OFFICE PHONE (319)364-2403 • FAX (319)364-8753

Original Project	\$216,192.67
Open Change Order Requests	
Change Order #1	\$ 5,704.00
Change Order #2	
Change Order #3	\$ 687.10
Change Order #4	
Change Order #5 Option 1	
Change Order #5 Option 2	

Please call with any questions or concerns.

John Michael
Project Manager
Cell:319-558-7489
jmichael@bowkerpinnacle.com

*Labor prices are good for 30 days from the date of this quote. Materials are subject to market costs. Materials can be pre-ordered at a fixed rate with a signed contract authorizing payment for pre-ordered material. Prices do not include any state or Federal taxes where applicable. A 3% fee will be applied to payments made by credit card, which is not higher than our cost of acceptance.

Please sign, date and return this document to indicate acceptance of the change order.

Signature

Date

Date of Issuance: July 30, 2025 Owner: City of Riverside Iowa Contractor: Bowker Pinnacle Mechanical Engineer: Axiom Consultants Project: Hall Park Pickleball Courts	Effective Date: July 16, 2025 Owner's Contract No.: Contractor's Project No.: Engineer's Project No.: 10441-10014 (240132) Contract Date: February 04, 2025
--	--

The Contract is modified as follows upon execution of this Change Order:

Description: Tennis Court Drainage Tile.

CHANGE IN CONTRACT PRICE		CHANGE IN CONTRACT TIMES <i>[note changes in Milestones if applicable]</i>	
Original Contract Price: This amount reflects the original contract amount and Change Order No. 1 and Change Order No. 3 Verbal value \$ 222,583.77		Original Contract Times: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>	
Increase of this Change Order: Verbal value \$ 450.00		Adjustments of This Change Order: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>	
Contract Price incorporating this Change Order: Verbal value \$ 223,033.77		Contract Times with all approved Change Orders: Substantial Completion: _____ Ready for Final Payment: _____ <div style="text-align: right;">days or dates</div>	

RECOMMENDED:		ACCEPTED:		ACCEPTED:	
By: <u>Bruce Sells</u>		By: _____		By: _____	
Engineer		Owner		Contractor	
Title: <u>Civil Services Team Leader</u>		Title: _____		Title: _____	
Date: <u>July 30, 2025</u>		Dat _____		Dat _____	

EXHIBIT A

Breakdown of Individual Requests

#	ITEM	COST	NOTES
1	Tennis Court Drainage	\$450.00	Tennis Court Drainage Tile change. Estimated 30 LF of drainage tile. Contractor to match existing material and diameter. Connect where existing tile is cut at i.e. 635.25 and daylight south of sidewalk at 634.80 and install rodent guard.
APPROVED: DENIED:			
TOTAL COSTS: \$450.00			

EXHIBIT B

Bowker Pinnacle Mechanical Change Order No. 4
Plan Sheet C2.00 Overall Site Plan



1000 32ND AVENUE SW • PO BOX 1273 • CEDAR RAPIDS, IA 52404
OFFICE PHONE (319)364-2403 • FAX (319)364-8753

July 30, 2025

City of Riverside, IA
Hall Park Pickleball Court Project

RE: **Change Order Requests #2-5**

We are pleased to present the City of Riverside with the following change order requests for the Hall Park Pickleball Court project scope:

Change Order #4 Tennis Court Drainage Tile:

- Estimated 30 LF of drainage tile
- Match existing material and diameter
- Connect where existing tile is cut at i.e. 635.25 and daylight south of sidewalk at 634.80 and install rodent guard

CO #4 \$450.00



1000 32ND AVENUE SW • PO BOX 1273 • CEDAR RAPIDS, IA 52404
OFFICE PHONE (319)364-2403 • FAX (319)364-8753

Original Project	\$216,192.67
Open Change Order Requests	
Change Order #1	\$ 5,704.00
Change Order #2	
Change Order #3	
Change Order #4	\$ 450.00
Change Order #5 Option 1	
Change Order #5 Option 2	

Please call with any questions or concerns.

John Michael
Project Manager
Cell:319-558-7489
jmichael@bowkerpinnacle.com

*Labor prices are good for 30 days from the date of this quote. Materials are subject to market costs. Materials can be pre-ordered at a fixed rate with a signed contract authorizing payment for pre-ordered material. Prices do not include any state or Federal taxes where applicable. A 3% fee will be applied to payments made by credit card, which is not higher than our cost of acceptance.

Please sign, date and return this document to indicate acceptance of the change order.

Signature

Date





A RUEKERT & MIELKE COMPANY



0 10 20

HALL PARK PICKLEBALL

81 PIONEER ST

RIVERSIDE, IA 52327

CITY OF RIVERSIDE

ISSUED FOR

CONSTRUCTION

DATE	7-17-2025
DESCRIPTION	DATE
1 - DEMO COR	6-24-2025
3 - SHELTER SW	7-17-2025
4 - TENNIS TILE	7-17-2025

DESIGNED BY	EV
DETAILED BY	AW
CHECKED BY	BB
PROJECT NO.	24-0132
SHEET NAME	

OVERALL SITE PLAN

C2.00

RESOLUTION #2025-XX

**CHANGE ORDERS #2, #3. AND #4 TO BOWKER PINNACLE MECHANICAL FOR
MODIFICATIONS ON HALL PARK PICKLEBALL COURTS**

WHEREAS, the City of Riverside awarded a contract to Bowker Pinnacle Mechanical for the Hall Park Pickleball Courts Project in the amount of \$216,192.67 at the Riverside City Council Meeting on February 3rd, 2025; and

WHEREAS, the City of Riverside has been provided an authorized change order requests and recommendation of approval by City Engineer, Axiom Consultants.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of Riverside, Iowa, hereby accepts the following change orders in the following amounts and authorizes an increase to the contract with Bowker Pinnacle Mechanical for the Hall Park Pickleball Courts Project.

Change Order #2	\$9,605.00
Change Order #3	\$687.10
Change Order #4	\$450.00
Total:	\$10,742.10

BE IT FURTHER RESOLVED, by the City Council of Riverside, Iowa, that the Mayor and City Administrator are hereby authorized and directed to execute said resolution.

It was moved by Councilperson _____, seconded by Councilperson _____ to approve the foregoing resolution.

Roll Call: Rogerson, Kiene, Schneider, Mills, Sexton

Ayes:

Nays:

Absents:

PASSED AND APPROVED by the Riverside City Council on this 18th day of August 2025.

Signed: _____ Date: _____

Allen Schneider, Mayor

Attest: _____ Date: _____

Stephanie Thomann, City Clerk

CONTRACTOR PAY REQUEST

Project: Contract No. 24-0132.01
City of Riverside Hall Park Pickleball Courts

Engineer: Axiom Consultants LLC

Contractor: Bowker Pinnacle Mechanical LLC

Pay Request No. 2

Date: 7-Aug-2025

Completed	\$	81,427.00	Contract Amt	\$	221,896.67
Previous Pmt		5,590.00			
Total Est	\$	75,837.00	% Completed		
Retain	\$	2,442.81			
NET PAYMENT	\$	73,394.19	Paid to Date		

ITEM NO.	DESCRIPTION	UNIT	CONTRACT QUANTITY	UNIT PRICE	TOTAL ITEM VALUE	QUANTITY COMPLETE	COMPLETED VALUE
1	CLEARING & GRUBBING	LS	1	\$ 1,000.00	\$ 1,000.00	1	\$ 1,000.00
2	TOPSOIL, ON-SITE	CY	430	\$ 25.00	\$ 10,750.00	215	\$ 5,375.00
3	EXCAVATION, CLASS 10	CY	3056	\$ 15.00	\$ 45,840.00	2292	\$ 34,380.00
4	SUBGRADE PREPARATION	SY	120.1	\$ 5.00	\$ 600.50	120.1	\$ 600.50
5	COMPACTION TESTING	LS	1	\$ 2,000.00	\$ 2,000.00	1	\$ 2,000.00
6	6" MODIFIED SUBBASE	TON	268.5	\$ 30.00	\$ 8,055.00	268.5	\$ 8,055.00
7	STORM SEWER, TRENCHED, PVC, 10"	LF	130	\$ 66.65	\$ 8,664.50	130	\$ 8,664.50
8	PIPE APRON, METAL, 10"	EACH	1	\$ 300.00	\$ 300.00		\$ -
9	PIPE APRON GUARD, METAL, 10" DIA.	EACH	1	\$ 350.00	\$ 350.00		\$ -
10	SUBDRAIN, PERFORATED PLASTIC PIPE, 6"	LF	222	\$ 25.00	\$ 5,550.00	222	\$ 5,550.00
11	SUBDRAIN CLEANOUT, 6"	EACH	2	\$ 1,200.00	\$ 2,400.00	2	\$ 2,400.00
12	SUBDRAIN CONNECTIONS	EACH	2	\$ 200.00	\$ 400.00	2	\$ 400.00
13	INTAKE, 10" NYLOPLAST DRAIN	EACH	1	\$ 1,000.00	\$ 1,000.00		\$ -
14	PCC PAVEMENT SAMPLES & TESTING	LS	1	\$ 2,800.00	\$ 2,800.00		\$ -
15	PAVEMENT, ASPHALT, 3.5" TYPE-B CL. 1 BASE COURSE	SY	711	\$ 40.00	\$ 28,440.00		\$ -
16	PAVEMENT, ASPHALT, 1.5" TYPE-A SURFACE COURSE	SY	711	\$ 22.00	\$ 15,642.00		\$ -
17	COLOR SURFACING	SY	711	\$ 32.42	\$ 23,050.62		\$ -
18	SIDEWALK, PCC, 6"	SY	243.6	\$ 73.00	\$ 17,782.80		\$ -
19	PAVEMENT REMOVAL	SY	0.9	\$ 100.00	\$ 90.00	0.9	\$ 90.00
20	TEMPORARY TRAFFIC CONTROL	LS	1	\$ 500.00	\$ 500.00		\$ -
21	HYDRAULIC SEEDING, SEEDING, FERTILIZING, & MULCHING - TYPE 1	ACRE	0.2	\$ 8,000.00	\$ 1,600.00		\$ -
22	WATERING	EACH	1	\$ 1,400.00	\$ 1,400.00		\$ -
23	FILTER SOCKS, 9"	LF	677	\$ 4.00	\$ 2,708.00	677	\$ 2,708.00
24	FILTER SOCKS, REMOVAL	LF	677	\$ 0.25	\$ 169.25		\$ -
25	CHAIN LINK FENCE, COMMERCIAL, BLACK VINYL COATED, 8' HT	LF	306	\$ 50.00	\$ 15,300.00		\$ -
26	CHAIN LINK FENCE, COMMERCIAL, BLACK VINYL COATED, 4' HT	LF	100	\$ 54.00	\$ 5,400.00		\$ -

CONTRACTOR PAY REQUEST

Project: Contract No. 24-0132.01
City of Riverside Hall Park Pickleball Courts

Engineer: Axiom Consultants LLC

Contractor: Bowker Pinnacle Mechanical LLC

Pay Request No. 2

Date: 7-Aug-2025

Completed	\$	81,427.00	Contract Amt	\$	221,896.67
Previous Pmt		5,590.00			
Total Est	\$	75,837.00	% Completed		
Retain	\$	2,442.81			
NET PAYMENT	\$	73,394.19	Paid to Date		

ITEM NO.	DESCRIPTION	UNIT	CONTRACT QUANTITY	UNIT PRICE	TOTAL ITEM VALUE	QUANTITY COMPLETE	COMPLETED VALUE
27	GATES, 8' HT X 4' W	EACH	2	\$ 650.00	\$ 1,300.00		\$ -
28	DEMOLITION WORK	LS	1	\$ 2,000.00	\$ 2,000.00	1	\$ 2,000.00
29	MOBILIZATION	LS	1	\$ 5,000.00	\$ 5,000.00	0.5	\$ 2,500.00
30	CONCRETE WASHOUT	LS	1	\$ 100.00	\$ 100.00		\$ -
30	PICKLEBALL NET ASSEMBLY	EACH	3	\$ 2,000.00	\$ 6,000.00		\$ -
CO#1	PLAYGROUND EQUIPMENT DEMOLITION	LS	1	\$ 5,704.00	\$ 5,704.00	1	\$ 5,704.00
					\$ -		\$ -
					\$ 221,896.67		\$ 81,427.00

AMOUNT CERTIFIED: \$ 73,394.19

ENGINEER:

By: Bruce Smith Date: August 08, 2025

RESOLUTION #2025-XX

**PAY APPLICATION #2 TO BOWKER PINNACLE MECHANICAL FOR WORK COMPLETED
ON HALL PARK PICKLEBALL COURTS PROJECT**

WHEREAS, the City of Riverside awarded a contract to Bowker Pinnacle Mechanical for the Hall Park Pickleball Courts Project in the amount of \$216,192.67 at the Riverside City Council Meeting on February 3rd, 2025; and

WHEREAS, the City of Riverside has been provided an authorized pay application and recommendation of approval by City Engineer, Axiom Consultants.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of Riverside, Iowa does hereby accept Pay Application #2 and authorizes payment in the amount of \$73,394.19 to Bowker Pinnacle Mechanical for work completed on the Hall Park Pickleball Courts Project for the period through 8/7/2025.

BE IT FURTHER RESOLVED, by the City Council of Riverside, Iowa, that the Mayor and City Administrator are hereby authorized and directed to execute said resolution.

It was moved by Councilperson _____, seconded by Councilperson _____ to approve the foregoing resolution.

Roll Call: Rogerson, Schneider, Mills, Sexton, Kiene

Ayes:

Nays:

Absents:

PASSED AND APPROVED by the Riverside City Council on this 18th day of August 2025.

Signed: _____ Date: _____

Allen Schneider, Mayor

Attest: _____ Date: _____

Stephanie Thomann, City Clerk

ORDINANCE NO. _____

**AN ORDINANCE ADOPTING NEW CHAPTER 52 TO THE CODE OF ORDINANCES
OF THE CITY OF RIVERSIDE, IOWA**

SECTION I. PURPOSE. The purpose of this ordinance is to establish a uniform upkeep and maintenance standard for structures and premises within the City of Riverside, Iowa and establish the framework by which non-compliant properties will be addressed.

SECTION II. CHAPTER ADDED. Chapter 52 “Property Maintenance” is hereby added to the City Code. No underline/strikethrough text is included in this section, as the entirety of the Chapter 52 as shown below constitutes newly added language:

**CHAPTER 52
PROPERTY MAINTENANCE**

52.01 Codes Adopted	52.03 Appeals
52.02 Fees	52.04 Violation Penalties
	55.05 Non-Procedural Amendments

52.01 CODES ADOPTED. Except as hereinafter added to, deleted, modified or amended, there is hereby adopted as the Property Maintenance Code of the City of Riverside that certain Code known as the International Property Maintenance Code, 2021 Edition, as prepared and edited by the International Code Council, Inc., and the provisions of said Property Maintenance Code shall be controlling in maintaining minimum requirements and standards of structures and properties within the corporate limits of the City and shall be known as the “Riverside Property Maintenance Code.”

52.02 FEES. The Riverside Property Maintenance Code is hereby amended by deleting section 104.1 of the International Property Maintenance Code, 2021 Edition and replacing said section as follows:

Section 104.1. Registration and Fees. The fees for activities and services performed in carrying out the responsibilities of this Code shall be as provided in the Riverside Property Maintenance Code Table of Fees adopted by resolution of the City Council.

52.03 APPEALS. The Riverside Property Maintenance Code is hereby amended by deleting section 107 of the International Property Maintenance Code, 2021 Edition and replacing said section as follows:

Section 107 - Means of Appeal

107.1 General. In order to hear and decide appeals of orders, decisions or determinations made by the code official relative to the application and interpretation of the Riverside Property Maintenance Code, there shall be and is hereby created a board of appeals. The

board shall render all decisions and findings in writing to the appellant with duplicate copy to the code official.

107.2 Applications for Appeal. Any person directly affected by a decision of the code official or a notice or order issued under this code shall have the right to appeal to the board of appeals, provided that a written application for appeal is filed within 20 days after the day the decision, notice, or order was served. An application for appeal shall be based on a claim that the true intent of this code or the rules legally adopted thereunder have been interpreted incorrectly, the provisions of this code do not fully apply, or the requirements of this code are satisfied adequately by other means. The board of appeals shall have no authority to waive the requirements of this code.

107.3 Board of Appeals. The Riverside City Council shall serve as the board of appeals.

107.4 Appeal Fee. A nominal appeal fee for an appeal to the Property Maintenance Code board of appeals shall be in accordance with the Property Maintenance Code Table of Fees adopted by resolution of the City Council.

Section 108 is deleted in its entirety.

52.04 VIOLATION PENALTIES. The Riverside Property Maintenance Code is hereby amended by deleting section 109.4 of the International Property Maintenance Code, 2021 Edition and replacing said section as follows:

Section 109.4 Violation Penalties. Any person who violates a provision of this code, or who fails to comply therewith, or with any of the requirements thereof, shall be subject to penalties in accordance with the Chapter 3 of the Riverside, Iowa Code of Ordinances.

52.05 VIOLATION PENALTIES. The Riverside Property Maintenance Code is hereby amended by deleting the following sections of the International Property Maintenance Code, 2021 Edition and replacing said sections as follows:

Section 302.4 Weeds. Deleted in its entirety.

SECTION III. REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION IV. SEVERABILITY. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of this ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

SECTION V. EFFECTIVE DATE. This ordinance shall be effective after its passage and publication as required by law.

PASSED AND APPROVED this ____ day of _____, 2025.

Allen Schneider, Mayor

ATTEST:

Stephanie Thomann, City Clerk

ORDINANCE NO. _____

AN ORDINANCE AMENDING CHAPTER 55 “ANIMAL PROTECTION AND CONTROL” OF THE CODE OF ORDINANCES OF THE CITY OF RIVERSIDE, IOWA

SECTION I. PURPOSE. The purpose of this ordinance is to update the City’s process for the handling of vicious dogs, illegal animals and dangerous animals to streamline the process and remove the direct involvement of the Washington County Sheriff’s Office

SECTION II. SECTION REPEALED AND REPLACED. Section 55.19 is repealed and replaced in its entirety as follows.

CHAPTER 55 ANIMAL PROTECTION AND CONTROL

55.19 SEIZURE, IMPOUNDMENT AND DISPOSITION OF VICIOUS ANIMALS, ILLEGAL ANIMALS AND DANGEROUS ANIMALS.

1. The City Administrator, at his or her discretion or upon receipt of a complaint alleging that a particular animal is a vicious animal, illegal animal, or dangerous animal, as defined herein, may initiate proceedings to declare said animal an “offending animal.” If after investigation the City Administrator determines the animal is an offending animal held in violation of this chapter the City Administrator shall order the person owning, sheltering, harboring, or keeping the animal to obtain a vicious animal permit and confine the animal as required by this chapter, or remove it from the City. The order shall be served on the owner by certified and regular U.S. mail. If the order is not complied with within five (5) days of its issuance, the City Administrator is authorized to seize and impound the animal. An animal so seized shall be impounded for a period of seven days. If at the end of the impoundment period, the person against whom the order of the City Administrator was issued has not appealed such order to the Council, or has not complied with the order, the City Administrator shall cause the animal to be humanely destroyed. Before being returned to the owner, an unaltered animal shall be surgically spayed or neutered, unless the animal has been duly registered for breeding purposes.

2. The order to obtain the required permit, or to confine or remove an offending animal from the City issued by the City Administrator may be appealed to the City Council. In order to appeal such order, written notice of appeal must be filed with the City Administrator within twelve (12) days after issuance of the order. Failure to file such written notice of appeal shall constitute a waiver of right to appeal the order to the City Administrator.

3. The notice of appeal shall state the grounds for such appeal and shall be delivered personally or by certified mail to the City Administrator. The hearing of such appeal shall be scheduled within 20 days of the receipt of notice of appeal. The hearing may be continued for good cause. After such hearing, the Council may affirm or reverse the order of the City Administrator. Such determination shall be contained in a written decision and shall be filed with the City Administrator within three (3) days after the hearing or any continued session thereof. The hearing shall be confined to the record made before the City Administrator and the arguments of the parties or their representatives, but no additional evidence shall be taken.

4. If the Council affirms the action of the City Administrator, the Council shall order in its written decision that the person sheltering, harboring, or keeping such offending animal shall obtain a vicious animal permit and confine said animal as required by this chapter or remove the offending animal from the City. The decision and order shall immediately be served upon the person against whom rendered in the same manner as the notice set out in subsection 1 of this section.

5. Failure to comply with an order of the City Administrator issued pursuant hereto and not appealed or of the Council after appeal, is a municipal infraction. Each day said failure to comply exists shall constitute a separate violation.

6. Any animal which is alleged to be an offending animal and which is under impoundment or quarantine at the animal shelter shall not be released to the owner, but shall continue to be held at the expense of the owner pending the outcome of the hearing. All costs of such impoundment or quarantine shall be paid by the owner if the animal is determined to be vicious or the animal is found to be an offending animal. If the animal is not determined to be vicious or the animal is found not to be offending, all costs shall be paid by the City except costs attributable to initial confinement prior to notice or costs of any required quarantine which shall nonetheless be paid by the owner.

SECTION III. SECTIONS AMENDED. The following sections are amended as follows with underlined text indicating new text and struck through text indicating removal.

55.01 DEFINITIONS. The following terms are defined for use in this chapter.

....

15. “Offending animal” means a “vicious ~~dog~~ animal,” an “illegal animal,” or a “dangerous animal” as defined herein.

18. “Vicious ~~dog~~ animal” means:

- A. Any ~~dog~~ animal which has attacked a human being or domestic animal one or more times, without provocation;
- B. Any ~~dog~~ animal with a history, tendency or disposition to attack, to cause injury or to otherwise endanger the safety of human beings or domestic animals;
- C. Any ~~dog~~ animal that snaps, bites, or manifests a disposition to snap or bite;
- D. Any ~~dog~~ animal that has been trained for ~~dog fighting~~, animal fighting, or animal baiting, or is owned or kept for such purposes;
- E. Any ~~dog~~ animal trained to attack human beings, upon command or spontaneously in response to human activities, except dogs owned by and under the control of the Police Department, a law enforcement agency of the State or the United States or a branch of the armed forces of the United States.

....

55.05 ABANDONMENT OF CATS AND DOGS. Any person who has ownership or custody of a cat or dog ~~or other pet~~ shall not abandon the ~~cat or dog pet~~, except the person may deliver the ~~cat or dog pet~~ to another person who will accept ownership and custody or the person may deliver the ~~cat or dog pet~~ to an animal shelter or pound.

55.11 CONFINEMENT. If a local board of health receives information that an animal has bitten a person or that an ~~dog or~~ animal is suspected of having rabies, the board shall order the owner to confine such animal in the manner it directs. If the owner fails to confine such animal in the manner directed, the animal shall be apprehended and impounded by such board, and after ten (10) days the board may humanely destroy the animal. If such animal is returned to its owner, the owner shall pay the cost of impoundment. This section does not apply if a police service dog or a horse used by a law enforcement agency and acting in the performance of its duties has bitten a person.

55.16 VICIOUS ~~DOG~~ ANIMALS PERMITS. It is unlawful for any person to harbor or keep a vicious ~~dog~~ animal within the City without first obtaining a vicious ~~dog~~ animal permit in accordance with the following:

1. Application. The application for a vicious ~~dog~~ animal permit must include the following:

- A. Certificate of Insurance issued by an insurance company licensed to do business in the State, providing personal liability insurance coverage, as in a homeowner's policy, with a minimum liability amount of \$500,000.00 for the injury or death of any person, for damage to property of others and for acts of negligence by the owner or agent in the keeping or owning of such vicious ~~dog~~ animal. Said certificate shall require notice to the City, in conformity with general City standards for certificates of insurance, in the event of underlying policy of insurance is canceled for any reason. This provision shall in no way limit monetary, damages, or other remedies to which a party may be entitled hereunder against the owner, agent, or possessor of such ~~dog~~ animal.
- B. The cancellation or other termination of any insurance policy, presented to comply with this section, shall automatically revoke and terminate the permits issued under this section unless another certificate complying with this section is provided showing insurance in effect at the time of such cancellation or termination.
- C. Application fee in the amount of \$100.00.

2. Notification of Changes. The owner of the vicious ~~dog~~ shall be required to notify the City within 24 hours of any transfer of ownership of the ~~dog~~ animal, the ~~dog's~~ animal's escape or death, any change of address by the owner, or birth of offspring to the ~~dog~~ animal.

55.17 CONFINEMENT OF VICIOUS ~~DOGS~~ ANIMALS. All vicious ~~dogs~~ animals shall be securely confined within an occupied house or residence or in a securely enclosed and locked pen or kennel, except when leashed and muzzled as provided herein. Such pen, kennel, or structure must have secure sides and a secure top attached to the sides or, in lieu of a top, walls at least six feet in height and at least six feet taller than any internal structure. All pens or other structures designed, constructed, or used to confine vicious ~~dogs~~ animals must be locked with a key or combination lock when such animals are within the structure. Such structure must have a secure

bottom, floor, or foundation attached to the sides of the pen or the sides of the pen must be embedded in the ground no less than two (2) feet so as to prevent digging under the walls by the confined ~~dog~~ animal. All pens must have a sign with minimum two-inch lettering saying "Beware of Vicious ~~Dog~~ Animal." The ~~County Sheriff~~ City Administrator or their designee, is empowered to inspect such pens at least once per year. All structures erected to house vicious ~~dogs~~ animals must comply with all zoning and building regulations of the City. All such structures must be adequately lighted and ventilated and kept in a clean and sanitary condition. No vicious ~~dog~~ animal may be kept on a porch, patio, or in any part of a house or structure that would allow the ~~dog~~ animal to exit such building on its own volition. No person shall permit a vicious ~~dog~~ animal to go outside its kennel or pen unless such ~~dog~~ is securely leashed with a leash no longer than six (6) feet in length. No person shall permit a vicious ~~dog~~ animal to be kept on a chain, rope, or other type of leash outside its kennel or pen unless both ~~dog~~ and leash are under the actual physical control of a person 18 years of age or older. Such ~~dogs~~ animals may not be leashed to inanimate objects such as trees, posts, building, or any other object or structure. Violation of this section is a ~~simple misdemeanor~~ municipal infraction. Each day of any such violation shall constitute a separate offense.

55.18 VICIOUS ~~DOGS~~ ANIMALS AT LARGE. A vicious ~~dog~~ animal which is found to be at large and not confined as required by this chapter shall be permanently removed from the City or destroyed. A vicious ~~dog~~ animal which is permanently removed from the City but is found back in the City will be immediately destroyed.

55.22 IMMEDIATE SEIZURE OR DESTRUCTION OF ANIMALS. Any animal found at large which displays dangerous tendencies or is an illegal animal may be processed as a dangerous animal pursuant to Section 55.19 of this chapter, and said animal may be immediately seized anywhere within the City, in which case the County Sheriff or his or her designee is authorized to destroy it immediately. Any ~~dog~~ animal which has been previously declared vicious or which is believed to be vicious and is not properly confined may be treated as a dangerous animal, and be immediately seized anywhere within the City.

55.23 PERMANENT REMOVAL FROM CITY. Any animal required by any provision of this chapter to be removed, voluntarily or otherwise, from the City, shall be so removed by its owner or the person harboring or having control of such animal, and said owner or other person shall provide to the ~~County Sheriff~~ City Administrator a notarized statement designating the place to which the animal has been removed. An animal not removed as required or an animal which has been removed and which is again found illegally within the City shall be destroyed, and all costs associated therewith shall be at the owner's sole expense.

SECTION IV. REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION V. SEVERABILITY. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of this ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

SECTION VI. EFFECTIVE DATE. This ordinance shall be effective after its passage and publication as required by law.

PASSED AND APPROVED this ____ day of _____.

Allen Schneider, Mayor

ATTEST:

Stephanie Thomann, City Clerk

First Reading:

Second Reading:

Third Reading:

Final Approval Given:

I certify that the foregoing was published as Ordinance No. _____ on _____, 2025.

Stephanie Thomann, City Clerk

ORDINANCE NO. _____

**AN ORDINANCE REPEALING CHAPTER 112 “CABLE TELEVISION FRANCHISE”
OF THE CODE OF ORDINANCES OF THE CITY OF RIVERSIDE, IOWA**

SECTION I. PURPOSE. The purpose of this ordinance is to align the City’s cable television ordinances with State Law regarding certificates of franchise authority and recognizing the fact that since the passage of State certificates of franchise authority in 2007, there remains little to no impetus for cable television providers to obtain a local franchise.

SECTION II. CHAPTER REPEALED. Chapter 112 is repealed in its entirety.

SECTION III. REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION IV. SEVERABILITY. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of this ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

SECTION V. EFFECTIVE DATE. This ordinance shall be effective after its passage and publication as required by law.

PASSED AND APPROVED this ____ day of _____.

Allen Schneider, Mayor

ATTEST:

Stephanie Thomann, City Clerk

First Reading:

Second Reading:

Third Reading:

Final Approval Given:

I certify that the foregoing was published as Ordinance No. _____ on _____, 2025.

Stephanie Thomann, City Clerk

ORDINANCE NO. _____

AN ORDINANCE REPEALING AND REPLACING CHAPTER 162 “WEEDS, VINES AND BRUSH” OF THE CODE OF ORDINANCES OF THE CITY OF RIVERSIDE, IOWA

SECTION I. PURPOSE. The purpose of this ordinance is to update the City’s process for addressing weed, vines, brush and grass control within the City of Riverside, Iowa and to ensure the process is as efficient as possible within the bounds of Iowa Law.

SECTION II. CHAPTER REPEALED AND REPLACED. Chapter 162 is repealed and replaced in its entirety as follows.

CHAPTER 162 WEEDS, VINES AND BRUSH

162.01 DEFINITIONS.

1. Chemical control: The application of herbicide (weed killer) in strict accordance with the directions on the product and the regulations of the Code of Iowa and the Iowa Administrative Code, as amended.
2. Developed area: An area, except for one designated as an agricultural district, under one of the city's zoning districts upon which there exists one or more houses, businesses or industrial plants.
3. Hazard: Any weed, grasses or other herbaceous vegetation which interferes with any sidewalk or the traveled portion of any roadway or alley or with visibility at any intersection, or traffic control light or site or constitutes a reasonable health, safety or fire hazard or otherwise endangers life or property.
4. Parking: The property between a property owner's lot or property line and the curb, or the traveled portion of the public street, or the centerline of the public right of way depending on the absence of a curb or traveled portion.
5. Property owner: Contract purchaser, if there is one of record, otherwise the record holder of legal title.
6. Urban street: The area from curb to curb, or in the absence of curbing, the traveled portion of the street, of a public highway, street, road, lane, alley, or similar public way within the jurisdiction of the city which is generally used for vehicular traffic.
7. Weeds: Any plants growing uncultivated and out of context with the surrounding plant life when such plant has a seed head formed or forming and with a height of eight (8) inches or more, except as otherwise provided in this chapter. “Weeds” as used in this chapter also includes “Noxious weeds” as defined by the Code of Iowa or the Iowa Administrative Code, as amended.

8. Weed official: The City Administrator or their designee hereby given the authority to enforce the provisions of this chapter.

162.02 ANNUAL NOTICE. The Weed Official or their designee shall give notice by publication prior to the 15th of April in a daily newspaper of general circulation of the City, notifying property owners or occupants in possession or control of lands, including railroad lands within the City of Riverside, Iowa, of the duty to maintain all weeds, vines, brush, bushes, non-purposefully planted trees less than 3 inches in diameter and noxious weeds, or other growths as required under this chapter. The notice will further state that the city will cut or destroy such weeds, vines, brush, bushes, non-purposefully planted trees less than 3 inches in diameter, and noxious weeds as defined by the State Code, or other growths, and bill or assess the cost thereof to the property owner or occupant in possession or control of lands, including railroad lands within the City of Riverside, Iowa and that the costs will be assessed against the property in accordance with this chapter.

Once the annual notice is published, the City may, but is not required to, provide additional notice to the property owner, or occupant in possession or control of any land in the form of a door hanger or letter sent via regular mail notifying the person of violations of this Chapter. If the City elects to provide additional written notice, said notice shall include the following:

1. That the property owner or occupant in possession or control of the land is in violation of the City weed control ordinance;
2. That the property owner or occupant in possession or control of the land is ordered to cut weeds within three (3) days of the date of the letter;
3. That if the property owner or occupant in possession or control of the land does not cut the weeds, that the City or its authorized agent will cut the weeds and assess the cost of the cutting, including a reasonable administrative fee, against the owner or occupant in possession or control of the land;
4. That the property owner or occupant in possession or control of the land will be given an opportunity to pay the assessment, but if it is not paid, will be assessed against the property for collection in the same manner as property tax;
5. That no further notice shall be given prior to removal of weeds during the current calendar year;
6. That the property owner or occupant in possession or control of the land may request a hearing before the Riverside City Council or its designated representative within 4 days of the receipt of notice.

162.03 MAINTENANCE OF PARKING AND PRIVATE PROPERTY. All property owners shall maintain their property and the abutting parking according to the following standards:

1. In developed areas and other areas, which lie within one hundred feet of a developed area or urban street, except for those otherwise hereinafter regulated, all vines, brush, bushes, non-purposefully planted trees less than 3 inches in diameter and noxious weeds as defined by the State Code, (Chapter 317) or other growth, shall be cut or destroyed by the property owners or occupants in possession or control of lands, including railroad lands within the

City of Riverside, Iowa to a height comparable to or lower than the groundcover in the surrounding area or when such growth exceeds eight (8) inches in height.

2. All weeds, vines, brush, bushes, non-purposefully planted trees less than 3 inches in diameter and noxious weeds or other growth, which occurs within the public right of way of an urban street, including any drainage ditch located therein, shall be cut or destroyed by the property owners or occupants in possession or control of the abutting lands to a height comparable to or lower than the groundcover in the surrounding area or when such growth exceeds eight (8) inches in height.
3. In all other areas of the city, all weeds, vines, brush, bushes, non-purposefully planted trees less than 3 inches in diameter and noxious weeds or other growth, shall be cut or destroyed when such growth eighteen (18) inches in height.
4. In the event such weeds, vines, brush, bushes, non-purposefully planted trees less than 3 inches, and noxious weeds, cannot be destroyed by the usual and ordinary methods because of the terrain or rough surface of the property, then the Weed Official may direct the grading or otherwise leveling of said property, such that a proper destruction of said weeds, vines, brush, or other growth can be accomplished. These costs to grade or otherwise level said property will be billed or assessed as provided in this chapter.
5. In the event the City destroys such weeds, vines, brush, bushes, non-purposefully planted trees less than 3 inches in diameter or other growth, any loss or damage to crops growing on the property, or other damage caused to the property shall be borne by the owners or occupants of said property and not by the City of Riverside or its employees or agents.
6. These requirements as outlined above for the maintenance of parking and private property are in effect no later than May 1st of each year, and thereafter, through and including October 31st of each year.
7. The property owner shall keep the abutting parking in repair, free of holes, excavations, protrusions, or other obstacles, which could cause injury to the public.
8. If the Weed Official determines that a clear and compelling emergency exists, the weed official may cause the necessary maintenance required under this chapter to be done immediately without prior notification the property owner. The cost for the maintenance of the emergency may be assessed as provided with this code.

162.04 FAILURE TO COMPLY. In the event any property owner, or occupant in possession or control of lands, including railroad lands within the City of Riverside, Iowa, fails to cut or destroy such weeds, vines, brush, bushes, non-purposefully planted trees less than 3 inches in diameter and noxious weeds or other growth as above described, the Weed Official shall destroy such weeds, vines, brush, bushes, non-purposefully planted trees less than 3 inches in diameter and noxious weeds or other growth as above described by cutting or such other method including chemical control, as may be necessary to make such destruction.

162.05 COSTS. Upon completion of the weed abatement, the Weed Official or the duly designated person shall certify the contracted cost and expenses as provided by law against the property to be paid as required by law and bill the costs plus applicable administrative fees set by the City Council to cover the costs for inspection, notice preparation/mailling, tracking, billing and any required services to execute the abatement thereof to the property owner or occupant in possession or control of lands, including railroad lands within the City of Riverside, Iowa. On invoices not paid within 30 days, there will be an additional fee for assessment against the property.

162.07 EXEMPTIONS. The following are exempt from the requirements of section 162.03:

1. Vegetable and/or flower gardens, purposefully planted, so long as they are maintained so as not to create a nuisance.
2. Permitted pollinator gardens subject to the following:
 - a. Built and planted pursuant to a free natural planting area permit issued by the City Clerk's office or their designee, the application for which shall include:
 - i. A legibly hand-drawn or computer-generated site plan showing the proposed planting plan.
 - ii. A maintenance plan outlining how the natural area will be managed to ensure the area will not become a nuisance. Maintenance plans must include intended actions to be taken to prevent invasive species, either through lawful chemical applications or weeding, general weeding, and fall mowing.
 - iii. Natural planting area signage with the permit number must be prominently displayed adjacent to the pollinator garden.
 - b. All applicants, including circumstances where rental property or being sold on contract, shall sign written verification that the applicant understands all code requirements and that applicant agrees to abide by all code requirements. Written verification must be signed by the property owner.
 - c. Pollinator gardens must use plants native to Iowa or to the Midwest and recommended by the Iowa Department of Natural Resources, such as:

Black-eyed Susan	Coneflower, pale purple	Marigold
Blue flag iris	Cow parsnip	Milkweed and butterfly milkweed
Borage aka Starflower	Dahlia	Prairie dropseed
Bottle brush	Daisy	Snapdragon
Butterfly bush	Foxglove Beardtongue	Spiderwort
Cardinal flower	Goldenrod	Wild Ginger
Columbine	Indian grass	Lavender

- d. Planting of any portion of a pollinator garden in the parking is prohibited.
- e. Location requirements:
 - i. Five-foot buffer strip between property lines.

- ii. Five-foot buffer strip from the right-of-way.
- iii. Two-foot buffer strip from a public sidewalk.
- iv. Three-foot buffer strip from a fire hydrant.
- v. Three-foot buffer strip from a transformer.
- vi. Three-foot buffer strip from a gas riser.
- vii. Plantings over three feet in height are not permitted.
- viii. A ten-inch height must be maintained for the two feet adjacent to the buffer strips along the public right-of-way and public sidewalk.
- ix. Plantings shall not encroach across property lines, into public sidewalks, or public streets or alleyways.

- f. Appropriate pollinator gardens will re-seed themselves from year to year. It is expected that pollinator gardens will require two or more years to establish. However, if a pollinator garden is found to be out of compliance, i.e. noxious weeds, improper maintenance, overgrowth across property lines, etc. more than three times, the natural planting area permit shall be revoked and the pollinator garden shall be removed within 30 days thereafter.

162.07 MUNICIPAL INFRACTION. In addition to the costs in Section 162.05, nothing in this chapter shall prohibit the City from pursuing a municipal infraction against the property owner or occupant in possession or control of lands for a violation of this Chapter.

SECTION III. REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION IV. SEVERABILITY. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of this ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

SECTION V. EFFECTIVE DATE. This ordinance shall be effective after its passage and publication as required by law.

PASSED AND APPROVED this ____ day of _____.

Allen Schneider, Mayor

ATTEST:

Stephanie Thomann, City Clerk

First Reading:

Second Reading:

Third Reading:

Final Approval Given:

I certify that the foregoing was published as Ordinance No. _____ on _____, 2025.

Stephanie Thomann, City Clerk

RESOLUTION #2025-XX

RESOLUTION TO APPROVE THE HIRE OF A PART TIME CUSTODIAN

WHEREAS, the City of Riverside, Iowa, wishes to provide well-maintained public facilities.

NOW, THEREFORE, BE IT RESOLVED, the City of Riverside City Council, hereby approves the part time employment of _____ as a Custodian at a rate of \$15.00 per hour with IPERS.

BE IT FURTHER RESOLVED, by the City Council of Riverside, Iowa that the Mayor and City Administrator are hereby authorized and directed to execute said resolution.

It was moved by Councilperson _____, seconded by Councilperson _____ to approve the foregoing resolution.

Roll Call: Rogerson, Kiene, Schneider, Mills, Sexton

Ayes:

Nays:

Absents:

PASSED AND APPROVED by the Riverside City Council on this 18th day of August 2025.

Signed: _____ Date: _____

Allen Schneider, Mayor

Signed: _____ Date: _____

Stephanie Thomann, City Clerk



Proposal

Valid for 60 days from date of receipt

Company Overview

CivicPlus started back in June of 1998 with a simple yet powerful vision: to develop technology solutions that empower local government staff to manage daily operations efficiently without depending on paper-based processes or complex systems.

Today, CivicPlus provides public sector technology that provides intelligent automation for staff and a unified experience for residents. CivicPlus solutions help increase process efficiency by up to 40%, freeing staff to improve community engagement. Our wide range of government software solutions are designed to be flexible, scalable, and customizable, ensuring a singular experience for residents and staff.

OUR PORTFOLIO INCLUDES:

- Municipal Websites
- Web Accessibility
- Agenda and Meeting Management
- Mass Notification
- Social Media Archiving
- NextRequest
- Recreation Management
- SeeClickFix 311 CRM
- Municode Codification
- Process Automation and Digital Services
- Community Development
- Asset Management
- Utility Billing
- Resident Portal

Company Contact Information

302 S. 4th Street, Suite 500
Manhattan, KS 66502
Toll Free: 888.228.2233
Fax: 785.587.8951

civicplus.com



Experience & Recognition

25+ Years

10,000+ Customers

950+ Employees

With public service in our DNA, our 25-year heritage of success is fueled by the expertise of our product innovators—many of whom served in local government. Our commitment to deliver impactful solutions in design and development, end-user satisfaction, and secure hosting has been instrumental in making us a leader in government technology. We are proud to have earned the trust of our over 10,000 customers and their over 100,000 administrative users. In addition, over 340 million residents engage with our solutions daily. With such experience, we are confident that we can provide the best solution for you.

We're proud to be recognized in various ways for our dedication and service to our customers.

- Winner of multiple Stevie® Awards, the world's top honors for customer service, sales professionals, and more.
- Designated a top-100 U.S. company by Government Technology magazine for making a difference in the public sector.
- Selected by Inc. Magazine as "One of the Fastest Growing Privately-Held Companies in the U.S." each year since 2011.
- Certified™ by Great Place To Work®, which is a prestigious award is based entirely on what current employees say about their working experience.



The Best-Run Local Governments Run on CivicPlus Technology

Government leaders tell us that one of their most pressing needs is to improve how residents access and experience municipal services. However, they struggle with budget cutbacks and technology constraints. With CivicPlus, leaders can finally overcome the perpetual trade-off between the demand for better services and the realities of operational resources, by leveraging the unique Civic Impact Platform to deliver both unmatched end-to-end automated efficiency and truly unified, delightful resident experiences.

CivicPlus is the only government technology company exclusively committed to being a trusted partner for impact-led government, enabling our customers to efficiently keep our communities informed, involved, and connected using our innovative and integrated technology solutions built and supported by former municipal leaders and award-winning support teams. With it, our customers increase revenue and operate more efficiently while nurturing trust among residents.



The Civic Impact Platform

The comprehensive Civic Impact Platform delivers unmatched end-to-end efficiency, supercharging staff impact through intelligent automation, and unlocking collaboration in and across departments. At the same time, this unique platform delivers a truly unified residence experience, delighting residents with a singular profile and single sign on for friction-free, no-hassle services.

With CivicPlus your team is always change-ready, staying a step ahead of disruption, whether evolving compliance and accessibility requirements, civil emergencies, and more.



IMPACT-LED GOVERNMENT

Impact-led government goes beyond transactional services to create lasting change in communities. By modernizing processes, it uses automation, collaboration, and data-driven insights to help staff work more efficiently and make services more accessible—anticipating needs and addressing challenges before they arise for residents and staff.

The CivicPlus Civic Impact Platform Enables Impact-Led Government Through Five Key Principles:

1. Modernize and connect every function: Work better together through intelligent automation, efficiency, and stronger collaboration.
2. Deliver a singular, personalized resident experience: Replace hassle with friction-free delight, delivering a unified profile and intuitive, consistent experiences.
3. Supercharge staff impact: Boost staff performance with automated tasks, data-driven decisions, and aligned priorities and processes.
4. Strengthen compliance, accessibility, and readiness: Forward-thinking best practices and continuous adaptation to change.
5. Consolidate on a comprehensive, purpose-built platform: Choose solution breadth, eliminate multiple vendors, and gain compounding value over time.



CivicPlus Resident Portal

THE NEXT EVOLUTION IN DIGITAL RESIDENT ENGAGEMENT

CivicPlus Portal is a mobile-friendly, personalized online hub from which residents can quickly, easily, and securely obtain information, access resources, discover services, complete transactions, and interact with their local government administration. It is the public gateway to the Civic Impact Platform, empowering resident self-service from one central location for everything from submitting forms, referencing recent legislation, and engaging with public meetings to managing individual alert and notification preferences.



Personalized Resident Benefits:

- One username, password, or popular platform-enabled single sign-on (via Facebook, Google, Microsoft, or Apple) to securely manage their user profile and interact with all their government resources and information.
- A personalized, customizable dashboard that serves as the launchpad to save frequently accessed digital services, view past interactions, bookmark frequent payment options, and stay up to date with featured, meaningful content.
- Anytime, anywhere access from any device.
- Enabling self-service form viewing, submission, and payments to support a variety of digital transactions from parking permits and business licenses to pet adoptions.
- Easy management of individual communication preferences related to routine and emergency alerts, website newsletters, and agenda & meeting notifications from one single view.
- A centralized hub to submit and track requests, such as public records requests, non-emergency issues, and code enforcement complaints and violations.

Staff and Administrator Benefits:

- A low-maintenance tool for administrators to easily spotlight information, share content, and link to services to further promote local government initiatives while improving public transparency and trust.
- Ability to consolidate digital services from multiple CivicPlus and third-party solutions into one intuitive, accessible, and responsive interface.
- Consolidation of siloed alerts and notifications from the variety of solutions you control into a single view residents to sign up for and manage.
- Localization of cross-department payments and forms in one place, including those from CivicPlus and third-party solutions, enhancing residents' convenience for increased payments and engagement.
- Multi-factor authentication options and optimized for security and accessibility.



Support Services

TECHNICAL SUPPORT

With technology, unlimited support is crucial. Our live technical support engineers based in North America are ready to answer your staff members' questions and ensure their confidence. CivicPlus' support team is available to assist with any questions or concerns regarding the technical functionality and usage of your new solution.

CivicPlus Technical Support hours typically span between 7 a.m. to 7 p.m. CST, but vary by product. You can access a Technical Support Team via a toll-free number as well as an online email support system for users to submit technical issues or questions.

Our current initial response time is 4-hours for email tickets during normal hours. Further, emergency technical support for urgent requests is available 24/7 for designated, named points-of-contact for most products.



Award-Winning Support

CivicPlus has been honored with four Gold Stevie® Awards, eight Silver Stevie® Awards, and eleven Bronze Stevie® Awards. The Stevie Awards are the world's top honors for customer service, contact center, business development, and sales professionals.

CIVICPLUS HELP CENTER

CivicPlus customers have 24/7 access to our online Help Center where users can review articles, user guides, FAQs, and can get tips on best practices. Our Help Center is continually monitored and updated by our dedicated Knowledge Management Team to ensure we are providing the information and resources you need to optimize your solution. The Help Center also provides our release notes to keep your staff informed of upcoming enhancements and maintenance.

CONTINUING PARTNERSHIP

We won't disappear after your website is launched. You'll be assigned a dedicated customer success manager. They will partner with you by providing information on best practices and how to utilize the tools of your new system to engage your residents most effectively.

Proposal Disclaimer

Proposal as Non-Binding Document

A successful project begins with a contract that meets the needs of both parties. This proposal is intended as a non-binding document, and the contents hereof may be superseded by an agreement for services. Its purpose is to provide information on a proposed project we believe will meet your needs based on the information available. If awarded the project, CivicPlus reserves the right to negotiate the contractual terms, obligations, covenants, and insurance requirements before a final agreement is reached. We look forward to developing a mutually beneficial contract with you.



Agenda and Meeting Management Select



Select Pro with Premium Implementation

Features & Functionality

Select Solution

CivicPlus' Select software (Select) is the fastest, most intuitive way to streamline the entire agenda management process—from creating agenda items to managing live meetings. It provides time-saving automation while allowing clerks to balance these conveniences with manual controls and overrides. Internal collaboration with Select is easy with customized workflows, version tracking, and built-in communication tools.



Our Pro package includes the most frequently used functionality to manage your agendas and meetings. You'll be able to seamlessly create agendas with the ability to assign an item status and use configurable workflows to help manage your internal processes. Built-in integrations and a suite of APIs make working with other internal applications easy. Select's user-defined roadmap ensures that the product will continue to grow and adapt as transparency requirements and compliance expectations change.

Fully Integrated, Cloud-Based Software Suite

- » User-friendly, modern interface
- » Unlimited users
- » Unlimited storage
- » Highly configurable to your agenda and meeting management processes
- » Adaptable permission settings
- » Confidential attachments
- » Enhanced Analytics for Data Visibility
- » Field-level versioning
- » Single sign-on via the CivicPlus Platform
- » Integrated code of ordinances
- » Secure Cloud-Based Hosting
- » Automatic Updates
- » Customer-Defined Roadmap
- » Built-in integrations with Dropbox, Microsoft's One Drive, Google Drive, Laserfiche, Zoom, and API availability (additional fees may apply)



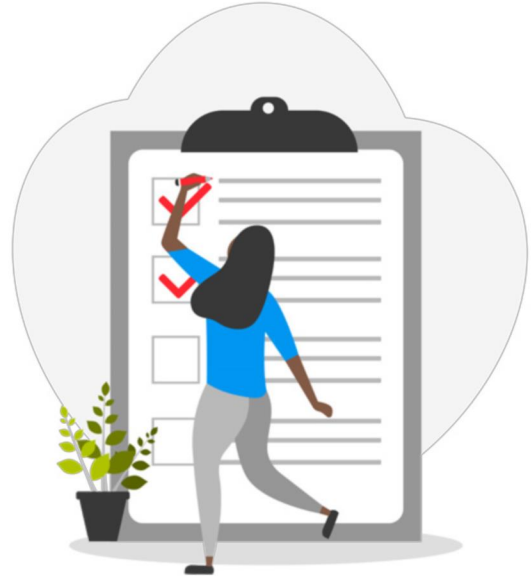
Agenda Management

FLEXIBLE, PERSONALIZED DESIGNS

Standardized designs throughout the system provide consistency and clarity to agendas, packets, staff reports, and minutes.

EFFICIENTLY MANAGE AGENDA PACKETS OF ANY SIZE

The software compiles your items and all the legislation, memorandums, or supporting documentation into a bookmarked PDF packet quickly and easily, no matter the size of the packet. Create multiple packet versions instantly to include or exclude specific attachments for your different internal and external users. Last-minute changes to the agenda or packet can be made and published with minimal effort.



Administrators choose what they publish to the public, internal users, and elected or appointed officials and when the information goes out. Automated email notifications can be enabled so all users, both internal and external, know when the meeting documents are published.

CONVENIENT, ANYTIME AGENDA MODIFICATIONS

Changes to the agenda can be made at any time by administrators without affecting global configurations or settings. Drag-and-drop reordering allows you to move items and automatically rennumbers everything on the agenda. One-touch copy and move functions enable you to duplicate or move agenda items from meeting to meeting, eliminating the need for duplicate data entry.

Item Management

CREATE AGENDA ITEMS AND STAFF REPORTS IN SECONDS

An easy-to-use item entry allows staff members to enter agenda items, upload attachments, and collaborate with each other to make items meeting ready. Configurable field types and our embedded text editor ensure that you are capturing all the information needed for Select to generate staff reports. Automated PDF file conversion and built-in integrations with Microsoft's OneDrive and Google Drive simplify the inclusion of supporting documentation and attachments.

MANAGE THE MEETING READINESS OF ITEMS

Update item statuses (approved, in-progress, tabled, etc.), assign tasks to staff members to update item content and attachments, leave comments on items, and be notified when changes are made to items.



AUTOMATE YOUR APPROVALS PROCESS

The workflow engine streamlines the routing of your agenda items, automates notifications, and gives full transparency to collaborators as it passes through the approval process. As contributors change items, the system tracks revisions, keeping them visible within the item fields and on the item timeline. In-app messaging and task assignments keep everyone in the loop and agenda prep moving forward.

CUSTOM TAGS TO GROUP LIKE AGENDA ITEMS

Administrators can set up tags that can be used by staff when creating their agenda items for improved searching and reporting. Associate like content with pre-defined tags relevant to your community.

Board Portal

FLEXIBLE ACCESS

Your officials can choose how to access meeting content—helping them work better, faster. Efficiently deliver packets of any size by paper, email, Dropbox, Google Drive, or post to the Board Portal. It is optimized for all devices, including desktops, laptops, and tablets. No separate application required.

A PERSONAL MEETING REPOSITORY

Give officials a personal, secure location to review and take notes on all meeting content, including agendas, supporting documents, minutes, and media.

FIND WHAT YOU NEED-FASTER

Agenda and Meeting Management Select automatically indexes published meeting content with Board Portal search functionality, so it is easy for officials to find information quickly. Our full-text search tool empowers officials to locate published meeting content by searching a keyword, date range, and more. An item summary view allows officials to see the motions, votes, and any comment or discussion on the item that was recorded in the meeting minutes in an intuitive display, preventing a manual search through full minutes documents.



Public Resident Portal

FEATURES

- Resident portal to embed on any webpage gives access to all meeting content on a single page
- PDF downloads of Agenda, Packet, Minutes, Notices, and Other pertinent meeting documents
- HTML agenda view hyperlinks attachments within the meeting agenda for direct access to specific documents
- Full-text search and filtering options
- Email notifications
- Social sharing
- Mobile-responsive
- Custom branding
- Side-by-side agenda and video display with optional CivicPlus Media live streaming and on-demand video service (additional fees apply)
- Optional Motions and Vote minutes display updates the HTML agenda view to allow residents to quickly see the final disposition of agenda items without having to read full minutes documents
- Integrated live or on-demand video with timestamps to easily jump to desired content (additional fees apply)
- Optional public commenting forum
- Easily jump to past, current, upcoming events with an embedded calendar and continuous scrolls



CONTENT ACCESSIBILITY

It's not enough to be transparent by publishing your agendas and other meeting documents online. Your meeting content must be accessible to all members of the public.

Closed captioning is also available with our CivicPlus Media service for live streaming and on-demand video. Additional fees apply for CivicPlus Media and closed captioning.

CONTENT TRANSPARENCY

Build public trust with access to fully searchable meeting content, including legislative decisions and public meeting videos. Meet municipal transparency requirements while keeping residents engaged and informed.



Minutes Module

AUTOMATED MINUTES SETUP

A fully-integrated Minutes module will automatically migrate all your agenda content. No manual pre-meeting minutes setup or agenda import is required. Move from the meeting agenda to the Minutes module with a single click.

KEEP UP WITH THE MEETING ACTION

Meetings move fast. Select's cloud-based platform allows you to move quickly through your agenda items, recording official actions and discussion, without having to wait for the system to catch up. The clean, intuitive interface gives single-screen access to all your meeting controls.



SPEAKER MANAGER

Speakers can be added to the discussion at any time during the live meeting, while the built-in speaker timer helps keep meetings running efficiently.

EASY, INTUITIVE MINUTES-TAKING

While in your live meeting, use the Minutes module to capture critical meeting actions from a single screen with a clean and intuitive user interface. Take roll and manage attendance, record motions and votes, enter speaker information, and record comments or discussion to be brought into your minutes document.

If using CivicPlus Media's integrated video streaming and video-on-demand service, you can also create timestamps for the accompanying video during the live meeting. Additional fees apply.



The Civic Impact Platform

For governments to operate smoothly, departments, staff, and residents need to be able to find answers, complete their tasks, and communicate without hassle. CivicPlus connects all of your teams and functions, so they work better together for your community. With the Civic Impact Platform, you can:

- Modernize and connect every function.
- Strengthen compliance, accessibility, and readiness.
- Consolidate onto a comprehensive, purpose-built platform.
- Deliver a singular, personalized resident experience.
- Empower staff effectiveness.

EXAMPLES OF MEANINGFUL CIVIC IMPACT INTEGRATIONS

The following are examples of integrations between the CivicPlus Agenda and Meeting Management Select with other CivicPlus solutions and tools. If you have yet to experience all that CivicPlus can provide, please reach out for additional information and a quote.

Municipal Websites Central (Web Central)	<ul style="list-style-type: none">• Set-up a workflow to post in Web Central's News Flash once you've published your meeting documents.• Automatically add agenda or minute files to Web Central's Document Center to be displayed on your website after they are published in Select.• Meeting information and dates are automatically integrated to the Web Central's Calendar.• Meeting files are automatically included in the website's search results.
Codification	<ul style="list-style-type: none">• Send adopted ordinances to the Codification Legal Team in one click.• Send ordinances straight to your online code portal as "Adopted and Not Yet Codified".• Instantly link your online code to the meeting content produced within Select.
CivicPlus Media	<ul style="list-style-type: none">• Share high-definition, on-demand video or live video feeds of your meetings directly from Select and CivicPlus Media, seamlessly integrated with your meeting agendas and equipped with clear bookmarking and navigation.
Integration Hub	<ul style="list-style-type: none">• Third-party integrations examples include integrations with Zoom, Webex, and GoToMeetings, and with Laserfiche, Google Drive, Dropbox, and other APIs.

Hosting & Security

Redundant power sources and internet access ensure consistent and stable connections. We invest over 1.0M annually to ensure we adapt to the ever-changing security landscape while providing maximum availability. CivicPlus' extensive, industry-leading process and procedures for protecting and hosting your site are unparalleled.

CLOUD-HOSTING WITH AZURE

The infrastructure is fully hosted within the Azure Cloud environment using their Infrastructure as a Service (IaaS) model. Using a mix of Azure Virtual Machines and Storage Accounts, all processing and data storage is done within this environment. All users need is a web browser to access and utilize the application. Your system is monitored 24/7/365 with a 99.9% guaranteed up-time (excluding maintenance). Additional details regarding our hosting and security services can be provided upon request.

DISASTER RECOVERY

Agenda and Meeting Management Select utilizes Azure's Site Recovery Services and Geographically Redundant Storage Accounts (GRS) to provide disaster recovery between Azure regions. All data is written to a GRS account, which creates copies of that data in data centers across multiple Azure regions, so access to the data is always available. Site Recovery Services allows us to quickly spin up and failover to clones of our Azure Virtual Machines.



Implementation

Project Timeline

14 – 16 Weeks

While every implementation is unique, the following timeline can provide you with information about the different implementation stages and what you can expect at each stage.

PHASE 1: INITIATE	<ul style="list-style-type: none">• Project Kickoff and communication including timeline, deliverables, and an implementation questionnaire to capture details for your configuration
PHASE 2: ANALYZE	<ul style="list-style-type: none">• Design Review meeting to review and discuss needs for proposed Agenda, Minutes, and Item/Staff Report designs• Obtain internal approvals on proposed designs and send in final approval
PHASE 3: DESIGN & CONFIGURE	<ul style="list-style-type: none">• Configuration of designs• Configuration of up to 10 boards• Configuration of up to 10 meeting types• Configuration of up to 10 approval workflows• Configuration of up to 1 item/staff report
PHASE 4: OPTIMIZE	<ul style="list-style-type: none">• Virtual consulting session(s) to review current processes and documents and discuss desired goals, best practices, and configuration options• Configuration is completed and handed off for review, testing, and feedback• Configuration adjustments made per submitted feedback
PHASE 5: EDUCATE	<ul style="list-style-type: none">• Live, virtual training sessions are conducted within configured site
PHASE 6: LAUNCH	<ul style="list-style-type: none">• First Live Meeting and System Launch• Access to live chat features, Technical Support and introduction to Live Care



Implementation Approach

Implementation & Support Experience Designed for You

The Select Implementation Team has experience and expertise to help administrations of any size transform the entire meeting management process. We know implementation can't be a one size fits all solution and offer flexible packages designed to meet your desired outcomes.

Our Premium Implementation Package is the perfect fit for transforming complex agenda and meeting processes. Have CivicPlus create original designs that meet the specific needs of your Agendas, Minutes, and Item/Staff Reports. A dedicated and knowledgeable Implementation Team will manage your project from end-to-end—consulting and collaborating with your team to build confidence navigating the system, configuring the system to automate your process, and delivering live virtual training to your users.

Beyond implementation, your users will feel empowered by our in-application support tools, a full online help center, as well as phone, email, and live chat support with members of the dedicated, award-winning Technical Support team.

CONSULTING

Up to Two Hours of Virtual Consultation

During this consulting session, your implementation consultant will be reviewing your submitted project questionnaire with your key project staff. The implementation consultant will review your agenda, minutes, and item/staff report designs and discuss the configurations that will be made to ensure your workflows match your current agenda and meeting processes.

DESIGN CONFIGURATIONS

We will configure the following consistent with your branding and content needs:

- One original Agenda Design with both four Section Designs and four Item Designs per Agenda Design
- One original Minutes Design with two Discussion Designs
- One original Item/Staff Report Design with up to 32 fields; eight system defaults, eight text boxes, eight check boxes, and eight date fields

Additional design configurations and approval workflows can be purchased as needed. For no additional cost, Approval Workflows can be created from scratch and Meeting Types can be duplicated and modified—while still making use of existing designs—by administrative users at any time using Help Center resources.

TRAINING

Up to Four Hours of Virtual Training

Your implementation consultant will guide user groups through live, virtual training sessions using your custom configured Agenda and Meeting Management Select solution. We recommend no more than 20 users per session. Individual sessions are either 30 or 60 minutes in duration.



Optional Enhancements

Live Meeting Manager

Our Live Meeting Manager enhances the live meeting by integrating the board portal and added audience display pages for a unified live meeting experience, with you in control. Time-saving automations help you keep pace with the meeting and keep board members and meeting participants engaged.

Engage Participants

Keep meeting participants engaged with in-chamber displays, including a welcome screen, the current item, speaker, countdown timer, motion, or vote results.

Electronic Voting

Initiate electronic votes with one-click and allow board members to privately cast votes within the Board Portal.

Current Item Control

One-click control updates the Board Portal and Audience Display to the current item being discussed.

Display Speaker Details

One-click control displays current speaker details and timer within the Board portal and Audience Display page.

Board Member Requests

Board members can request to be formally recognized or added to the speaker queue from within the Board Portal.

Chairperson Controls

Enable chair view to allow designated chairperson to set the current item, and call speakers from within the Board Portal.



CivicPlus Media

Today's digitally minded residents are logging more hours watching online video than ever before, and they are searching for content that ranges from entertaining to informative. For local governments, video is a powerful mechanism for sharing news and events, encouraging civic participation, meeting transparency requirements, building a brand, recruiting employees, and encouraging residents to develop a sense of civic pride.

Media is a core component of the Civic Experience Platform and is accessible through CivicPlus Municipal Websites and CivicPlus Agenda & Meeting Management Select. With CivicPlus Media, you can integrate live or recorded videos of meetings and events anywhere on your CivicPlus website that are easily accessible by residents from any desktop computer or mobile device—no technical or coding skills necessary.

SIMPLE LIVE STREAM RECORDING

- Immediate availability of recorded videos for on-demand viewing—no additional steps or manual file uploads
- Convenient integration with social media platforms including Facebook and YouTube
- High-definition video for professional-quality presentations
- Link meeting agendas and bookmarks
- Auto-start recordings of meetings, so video viewers never miss a moment of live proceedings

CIVICPLUS MEDIA + ZOOM

- Password protect each meeting to prevent Zoombombing
- Create and share a Zoom meeting ID number only with elected officials and key staff when necessary
- Mute resident participants when open comment session has ended
- Control the meeting within Zoom and protect participants from attempting a screen share
- Allow residents to sign up to receive a link that will allow them to issue public comments and share their screen during the session
- Record and automatically upload meeting videos for on-demand playback



Boards & Committees Module

The module handles the process of managing the board itself.

THREE DASHBOARDS

- Upcoming open seats (vacancies)
- Number of appointments
- Number of applicants

BOARD MANAGEMENT

- Board Rules (number of seats, term length, max # of terms, etc.)
- Board Appointments
- Board Documents (file storage)
- Board Roster
- Board Liaisons
- Letter and Email Template

APPOINTEE AND APPLICANT MANAGEMENT

- Custom Reporting
- Application Tracking
- Appointment Tracking
- Bulk Letter Creation
- Bulk Email Creation
- Mailing Labels



Board Applications

Powered by CivicPlus' Process Automation and Digital Services solution, our Board Applications solution provides a comprehensive, digital solution to empower local government administrations to recruit, vet, and appoint civic board members and successfully facilitate ongoing board operations.

Provide your residents with an easy-to-use online portal embedded in your website. This will enable them to directly apply to open board member seats with your civic organizations.

Board Applications Offers:

- A mobile-responsive interface
- A cloud-based application
- Multi-board management for communities of every size
- Configurable workflows to accommodate a variety of vetting processes
- Easy implementation, customization, and ongoing management
- End-to-end data encryption

For administrative managers, our Board Applications solution powers a singular, consistent, and frictionless process for recruiting civic-minded leaders and then receiving and reviewing qualified candidate applications.

Recruitment – Promote all your administration's open board positions, making it easy for passionate community members to identify areas where they can contribute to community initiatives.

Application Submissions – Residents can easily submit their applications for open board positions at any time from any device. No paper, no stamps, no town hall drop-offs. All personally identifiable information (PII) is stored and transmitted securely to protect candidate data and meets the digital accessibility requirements of the Americans with Disabilities Act.

Transparent Communications – Build applicant trust with transparent communications throughout the application and selection process. Customize email templates for automatically generated communications issued throughout the process as the selection committee reviews applications and makes candidacy determinations.

Review and Select Candidates – Receive notifications about new applications to ensure prompt actions and digitally route applicants to board selection committees for review and collaboration.

Board Operations – Help your civic organizations collaborate remotely using the included board operation functionality. Create board-specific profiles to store meeting schedules, member rosters, and current and upcoming chair vacancies.

Reporting and Analytics – View and export board data to help inform future administrative and organization-specific leadership strategies.

Advanced Search – Are you looking for a specific piece of information? Your Board Application portal includes advanced search functionality to save you time.

POWER AUTOMATE CONNECTOR

Additionally, the optional addition of the Power Automate Connector extends data movement functionality of our Process Automation system to feed data directly out to Office 365 products like SharePoint, Excel, etc. This easy, no code solution can automate many of your staff's daily routines and functions.



Platform Identity Provider (IdP) Integration

More often, local government IT teams are looking to implement single sign-on (SSO) functionality to simplify user access to all web and cloud-based applications without requiring individual authentication. The CivicPlus' Platform IdP Integration capabilities provide local governments with the following conveniences:

- Faster and easier access to vital third-party solutions that integrate with your CivicPlus unified applications, such as CivicPlus' Municipal Websites, Recreation Management, and Agenda and Meeting Management Select
- Reduced password and account maintenance
- The ability to log into your CivicPlus software accounts from any device with an Active Directory username and password
- Auto-account generation
- Group syncing
- Customization of the design of your active directory login page

We offer integration with Microsoft's Entra ID (formerly Azure AD), Microsoft's Active Directory Federation Services (AD FS) versions 3.0, 4.0, and 5.0, and Okta.

Laserfiche Integration

With a third-party integration in Integration Hub you can route data to Laserfiche's cloud-hosted solution.

Historical File Import

As part of your implementation project, we will import a specified number of meetings to your new system. Choose an import with or without videos in increments of up to 500, 500-750, or 750+ meetings.

The process includes indexing your imported agendas for keyword searching and retrieval. You and your residents will still have access to this historical information with increased functionality. Historic meeting documents imported into Select by your implementation consultant will be optimized for character recognition to improve complete text search, and accessibility for screen reading assistive devices.



**CivicPlus**

302 South 4th St. Suite 500
Manhattan, KS 66502
US

Quote #:**Date:****Expires On:**

Statement of Work

Q-104995-1

7/25/2025 9:38 AM

9/30/2025

Client:

City of Riverside, IA

Bill To:

RIVERSIDE CITY, IOWA

SALESPERSON	Phone	EMAIL	DELIVERY METHOD	PAYMENT METHOD
Megan Poole		megan.poole@civicplus.com		Net 30

One-time(s)

QTY	PRODUCT NAME	DESCRIPTION
1.00	AMM Select: Pro Premium Implementation	Pro Premium Implementation; Includes config. of up to 10 meeting types, up to 10 boards, 1 approval workflow per meeting type, 4 hrs of training, and 2 hrs of consulting; Includes 1 original agenda, 1 original minutes, and 1 original staff report design

Recurring Service(s)

QTY	PRODUCT NAME	DESCRIPTION
1.00	AMM Select: Pro Annual Fee	AMM Select: Pro Annual Fee

Total Investment - Initial Term	USD 7,200.00
Annual Recurring Services (Subject to Uplift)	USD 3,300.00

Initial Term	12 Months Beginning at Signing
Initial Term Invoice Schedule	100% Invoiced upon Signature Date

Renewal Procedure	Automatic 1 year renewal term, unless 60 days notice provided prior to renewal date
Annual Uplift	5% to be applied in year 2

This Statement of Work ("SOW") shall be subject to the terms and conditions of the CivicPlus Master Services Agreement and the applicable Solution and Services terms and conditions located at <https://www.civicplus.help/hc/en-us/p/legal-stuff> (collectively, the "Binding Terms"), By signing this SOW, Client expressly agrees to the terms and conditions of the Binding Terms throughout the term of this SOW.

Please note that this document is a SOW and not an invoice. Upon signing and submitting this SOW, Client will receive the applicable invoice according to the terms of the invoicing schedule outlined herein.

Client may issue purchase orders for its internal, administrative use only, and not to impose any contractual terms. Any terms contained in any such purchase orders issued by the Client are considered null and will not alter the Binding Terms, the Agreement or this SOW.

Acceptance of Quote # Q-104995-1

The undersigned has read and agrees to the Binding Terms, which are incorporated into this SOW, and have caused this SOW to be executed as of the date signed by the Customer which will be the Effective Date:

For CivicPlus Billing Information, please visit <https://www.civicplus.com/verify/>

Authorized Client Signature

CivicPlus

By (please sign):

By (please sign):

Printed Name:

Printed Name:

Title:

Title:

Date:

Date:

Organization Legal Name:

Billing Contact:

Title:

Billing Phone Number:

Billing Email:

Billing Address:

Mailing Address: (If different from above)

PO Number: (Info needed on Invoice (PO or Job#) if required)

CITY OF RIVERSIDE
 POOLED CASH REPORT (FUND 999)
 AS OF: JULY 31ST, 2025

FUND	ACCOUNT#	ACCOUNT NAME	BEGINNING BALANCE	CURRENT ACTIVITY	CURRENT BALANCE
<u>CLAIM ON CASH</u>					
001-1110	CHECKING ACCT-GENERAL FUND		563,912.03 (	119,849.83)	444,062.20
002-1110	CHECKING ACCT-FIRE DEP.		195,659.17 (	16,107.71)	179,551.46
110-1110	CHECKING ACCT-ROAD USE TAX		205,048.64	9,448.99	214,497.63
121-1110	CHECKING ACCT-LOST		158,244.24	17,346.67	175,590.91
125-1110	CHECKING ACCT-TIF		19,008.76	0.22	19,008.98
145-1110	CHECKING ACCT-CASINO REVENUE		2,338,671.33	168,110.32	2,506,781.65
301-1110	CHECKING ACCT-CAP PROJECTS		399,875.06 (	340,824.55)	59,050.51
302-1110	COMMUNITY CENTER FUNDS		1,422,696.62 (	6,806.86)	1,415,889.76
600-1110	CHECKING ACCT-WATER		42,814.69	19,167.49	61,982.18
610-1110	CHECKING ACCT-SEWER		559,626.50 (	5,803.77)	553,822.73
680-1110	CHECKING ACCT-STORM WATER		<u>21,787.63</u>	<u>1,752.67</u>	<u>23,540.30</u>
TOTAL CLAIM ON CASH			5,927,344.67 (	273,566.36)	5,653,778.31
			=====	=====	=====
<u>CASH IN BANK - POOLED CASH</u>					
999-1110	CASH IN BANK #35378		884,962.53 (	301,242.99)	583,719.54
999-1112	MONEY MARKET #67545		3,611,233.61	12,268.30	3,623,501.91
999-1115	COMM CENTER FUND #67928		1,422,616.74	4,931.14	1,427,547.88
999-1121	TIF FUND F&M #4604326		19,008.76	0.22	19,008.98
999-1122	CD# 40110066		0.00	0.00	0.00
999-1123	CD #40110067 CBF		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
SUBTOTAL CASH IN BANK - POOLED CASH			5,937,821.64 (	284,043.33)	5,653,778.31
<u>WAGES PAYABLE</u>					
999-2010	WAGES PAYABLE		<u>10,476.97</u> (	<u>10,476.97)</u>	<u>0.00</u>
SUBTOTAL WAGES PAYABLE			<u>10,476.97</u> (	<u>10,476.97)</u>	<u>0.00</u>
TOTAL CASH IN BANK - POOLED CASH			5,927,344.67 (	273,566.36)	5,653,778.31
			=====	=====	=====
<u>DUE TO OTHER FUNDS - POOLED CASH</u>					
999-2100	DUE TO OTHER FUNDS		<u>5,927,344.67</u> (	<u>273,566.36)</u>	<u>5,653,778.31</u>
TOTAL DUE TO OTHER FUNDS			5,927,344.67 (	273,566.36)	5,653,778.31
			=====	=====	=====

FUND	ACCOUNT#	ACCOUNT NAME	BEGINNING BALANCE	CURRENT ACTIVITY	CURRENT BALANCE
<u>DUE TO POOLED CASH</u>					
001-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
002-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
110-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
121-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
125-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
145-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
200-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
301-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
302-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
600-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
610-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
670-2020	ACCOUNTS PAYABLE		0.00	0.00	0.00
680-2020	ACCOUNTS PAYABLE		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL DUE TO POOLED CASH			0.00	0.00	0.00
			=====	=====	=====
<u>DUE FROM OTHER FUNDS</u>					
999-1330	DUE FROM OTHER FUNDS		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL DUE FROM OTHER FUNDS			0.00	0.00	0.00
			=====	=====	=====
<u>ACCOUNTS PAYABLE - POOLED CASH</u>					
999-2020	ACCOUNTS PAYABLE CONTROL		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL ACCOUNTS PAYABLE POOLED CASH			0.00	0.00	0.00
			=====	=====	=====

*** PROOF CASH BALANCES ***

=====

(A)		(B)		(C)	
CLAIM ON CASH	5,653,778.31	CLAIM ON CASH	5,653,778.31	CASH IN BANK	5,653,778.31
CASH IN BANK	<u>5,653,778.31</u>	DUE TO OTHER FUNDS	<u>5,653,778.31</u>	DUE TO OTHER FUNDS	<u>5,653,778.31</u>
DIFFERENCE	0.00		0.00		0.00

*** PROOF ACCOUNTS PAYABLE BALANCES ***

=====

(D)		(E)		(F)	
AP PENDING	0.00	AP PENDING	0.00	DUE FROM OTHER FUNDS	0.00
DUE FROM OTHER FUNDS	<u>0.00</u>	ACCOUNTS PAYABLE	<u>0.00</u>	ACCOUNTS PAYABLE	<u>0.00</u>
DIFFERENCE	0.00		0.00		0.00

*** END OF REPORT ***

CITY OF RIVERSIDE
MTD TREASURERS REPORT
AS OF: JULY 31ST, 2025

FUND	BEGINNING CASH BALANCE	M-T-D REVENUES	M-T-D EXPENSES	CASH BASIS BALANCE	NET CHANGE OTHER ASSETS	NET CHANGE LIABILITIES	ACCRUAL ENDING CASH BALANCE
001-GENERAL FUND	563,912.03	36,551.98	155,988.41	444,475.60	0.00 (	413.40)	444,062.20
002-FIRE DEPARTMENT FUND	195,659.17	849.85	14,806.95	181,702.07	0.00 (	2,150.61)	179,551.46
110-ROAD USE TAX FUND	205,048.64	12,273.49	2,824.50	214,497.63	0.00	0.00	214,497.63
121-LOCAL OPTION SALES TAX	158,244.24	17,346.67	0.00	175,590.91	0.00	0.00	175,590.91
125-TIF FUND	19,008.76	0.22	0.00	19,008.98	0.00	0.00	19,008.98
145-CASINO REVENUE FUND	2,338,671.33	151,896.93	(16,213.39)	2,506,781.65	0.00	0.00	2,506,781.65
301-CAPITAL PROJECTS FUND	399,875.06	190.94	341,015.49	59,050.51	0.00	0.00	59,050.51
302-WELLNESS CENTER FUND	1,422,696.62	4,931.14	11,738.00	1,415,889.76	0.00	0.00	1,415,889.76
600-WATER FUND	42,814.69	34,028.99	14,861.50	61,982.18	0.00	0.00	61,982.18
610-SEWER FUND	559,626.50	34,334.81	40,138.58	553,822.73	0.00	0.00	553,822.73
680-STORM WATER FUND	21,787.63	1,752.67	0.00	23,540.30	0.00	0.00	23,540.30
GRAND TOTAL	5,927,344.67	294,157.69	565,160.04	5,656,342.32	0.00 (2,564.01)	5,653,778.31
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*** END OF REPORT ***

===== R E P O R T T O T A L S =====

==== B O O K C O D E T O T A L S ====

BOOK:	--CURRENT--	+1 MONTHS	+2 MONTHS	+3 MONTHS	+4 MONTHS	--BALANCE--
01-BOOK 01	228.12CR	1.27	0.00	0.00	627.47	400.62
02-BOOK 02	63.70CR	0.00	0.00	0.00	318.68	254.98
03-BOOK 03	781.21CR	0.00	0.00	0.00	0.00	781.21CR
04-BOOK 04	214.45	50.13	0.00	0.00	0.00	264.58
05-BOOK 05	219.29CR	0.00	0.00	0.00	0.00	219.29CR
06-BOOK 06	0.00	0.00	0.00	0.00	0.00	0.00
07-BOOK 07	280.64	48.28	0.00	0.00	481.19	810.11
08-BOOK 08	610.28CR	0.00	0.00	0.00	819.69	209.41
TOTALS	1407.51CR	99.68	0.00	0.00	2247.03	939.20

ERRORS: 000

DATES: 7/01/2025 THRU 7/31/2025

	NUMBER#	TOTAL ARREARS	TOTAL CURRENT	TOTAL BALANCE	ACTIVE ACCOUNT RECONCILIATION
ACTIVE ACCOUNTS:	558	1,393.67CR	84,423.38	83,029.71	NEW ACCOUNTS: 3
DISCONNECTED ACCTS:	3	62.63	46.74	109.37	DISCONNECT--NO TRF: 3
FINALED ACCOUNTS:	38	2,270.24		2,270.24	DISCONNECT-TRANSFER: 0
INACTIVE ACCOUNTS:	1,926	0.00		0.00	

GRAND TOTALS	2,525	939.20	84,470.12	85,409.32	
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CALCULATION SUMMARY	TOTAL CHARGES:	84,570.12
	DEPOSIT RETURNS:	100.00CR
	TOTAL CURRENT:	84,470.12

===== S E R V I C E C A T E G O R Y T O T A L S =====

CATEGORY	NUMBER	TOTAL NET	FUEL-ADJ	TOTAL TAX	TAXABLE	BILLED CONSUMPTION	UNBILLED CONSUMPTION	TOTAL CONSUMPTION
AS ANIMAL SHELTER	36	82.00	0.00	0.00	0.00			
GAR GARBAGE	784	7,690.22	0.00	0.00	0.00			
STW STORM WATER	544	1,632.00	0.00	0.00	0.00			
SWR SEWER	539	35,912.91	0.00	1,460.67	20,866.74	4101,168.0000		4101,168.0000
WTR WATER	547	35,706.65	0.00	2,085.67	34,761.45	4160,160.0000		4160,160.0000
TOTALS		81,023.78	0.00	3,546.34	55,628.19			

===== R E V E N U E C O D E T O T A L S =====

R/C DESCRIPTION	G/L ACCOUNT#	AMOUNT
SERVICES:		
100-WATER	600-4-810-1-4500	35,706.65
200-SEWER	610-4-815-1-4500	35,912.91
300-GARBAGE	001-4-950-1-4504	7,690.22
400-ANIMAL SHELTER DONATION	001-4-950-2-4700	82.00
450-STORM WATER FEE	680-4-950-4-4504	1,632.00
TAX:		
190-WATER EXCISE TAX	600-4-810-1-4560	2,085.67
290-SEWER TAX	610-4-815-4-4560	1,460.67
R/C TOTALS		84,570.12

===== R A T E T A B L E T O T A L S =====

CAT CODE	TBL DESCRIPTION	SCHED	NO#	TOTAL NET	FUEL-ADJ	TOTAL TAX	TAXABLE	CONSUMPTION	MLT.
AS 400	A10 ANIMAL SHELTER	A10	3	30.00	0.00	0.00	0.00		
AS 400	AS1 ANIMAL SHELTER	AS1	27	27.00	0.00	0.00	0.00		
AS 400	AS2 ANIMAL SHELTER	AS2	1	2.00	0.00	0.00	0.00		
AS 400	AS3 ANIMAL SHELTER	AS3	1	3.00	0.00	0.00	0.00		
AS 400	AS5 ANIMAL SHELTER	AS5	4	20.00	0.00	0.00	0.00		
GAR 300	G02 GARBAGE- 35 GAL	G02	98	1,766.94	0.00	0.00	0.00		

BOOK:

===== R A T E T A B L E T O T A L S =====

** (CONTINUED) **

CAT CODE	TBL DESCRIPTION	SCHED	NO#	TOTAL NET	FUEL-ADJ	TOTAL TAX	TAXABLE	CONSUMPTION	MLT.
GAR 300	G03 GARBAGE - 65 GAL	G03	292	5,866.28	0.00	0.00	0.00		
GAR 300	G04 GARBAGE - XTRA CART	G04	4	57.00	0.00	0.00	0.00		
GAR 300	R01 RECYCLING 65 GAL	R01	338	0.00	0.00	0.00	0.00		
GAR 300	R02 RECYCLING 95 GAL	R02	52	0.00	0.00	0.00	0.00		
STW 450	ST1 STORM WATER FEE	ST1	544	1,632.00	0.00	0.00	0.00		
SWR 200	S01 SEWER-RESIDENTIAL	S01	484	14,750.64	0.00	0.00	0.00	1,490,446.0000	
SWR 200	S03 SEWER-COM, IND, GOV	S03	46	20,756.19	0.00	1,446.02	20,657.47	2,604,491.0000	
SWR 200	S04 SEWER-RES SEWER ONLY	S04	4	140.00	0.00	0.00	0.00		
SWR 200	S06 SEWER - 150% RATE	S06	1	56.81	0.00	0.00	0.00	4,312.0000	
SWR 200	S07 SEWER -COM O/S CITY	S07	3	180.00	0.00	12.60	180.00		
SWR 200	S08 SEWER-COM, O/S METER	S08	1	29.27	0.00	2.05	29.27	1,919.0000	
WTR 100	W01 WATER	W01	528	34,665.16	0.00	2,073.96	34,566.44	3,977,199.0000	
WTR 100	W02 WATER - OUTSIDE CITY	W02	2	115.25	0.00	6.92	115.25	8,805.0000	
WTR 100	W03 WATER - 2ND METER	W03	6	79.76	0.00	4.79	79.76	1,296.0000	
WTR 100	W05 NO CHARGE	W05	6	0.00	0.00	0.00	0.00	54,319.0000	
WTR 100	WLO WATER - ACC CONS LOW	WLO	3	0.00	0.00	0.00	0.00		
WTR 100	WO4 WATER NO TAX	WO4	2	846.48	0.00	0.00	0.00	118,541.0000	
TOTALS				81,023.78	0.00	3,546.34	55,628.19		

===== M E T E R G R O U P T O T A L S =====

CODE	DESCRIPTION	BILLED CONSUMPTION	UNBILLED CONSUMPTION	TOTAL CONSUMPTION	DEMAND CONSUMPTION
W	WATER	4,160,160.0000	0.000	4,160,160.0000	

===== R E F U N D E D D E P O S I T T O T A L S =====

CODE	DESCRIPTION	NUMBER	AMOUNT
10	WATER DEPOSIT	1	50.00CR
20	SEWER DEPOSIT	1	50.00CR
DEPOSIT TOTALS		2	100.00CR

DATES: 7/01/2025 THRU 7/31/2025

BOOK:

===== CUSTOMER CLASS TOTALS =====

CLASS SERV RATE

CAT CODE	TABLE	DESCRIPTION	NUMBER	TOTAL NET	FUEL-ADJ	TAXABLE	TOTAL TAX	CONSUMPTION
CIT WTR 100 W05		NO CHARGE	4	0.00	0.00	0.00	0.00	39,374.0000
** CLASS TOTAL **			CIT	0.00	0.00	0.00	0.00	39,374.0000
COM AS 400 AS1		ANIMAL SHELTER	1	1.00	0.00	0.00	0.00	
COM GAR 300 G02		GARBAGE- 35 GAL	2	36.06	0.00	0.00	0.00	
COM GAR 300 G03		GARBAGE - 65 GAL	4	80.36	0.00	0.00	0.00	
COM GAR 300 R01		RECYCLING 65 GAL	6	0.00	0.00	0.00	0.00	
COM GAR 300 R02		RECYCLING 95 GAL	1	0.00	0.00	0.00	0.00	
** CATEGORY TOTAL **			GAR	116.42	0.00	0.00	0.00	
COM STW 450 ST1		STORM WATER FEE	49	147.00	0.00	0.00	0.00	
COM SWR 200 S01		SEWER-RESIDENTIAL	5	351.02	0.00	0.00	0.00	48,504.0000
COM SWR 200 S03		SEWER-COM, IND, GOV	42	20,642.60	0.00	20,642.60	1,444.98	2,593,559.0000
COM SWR 200 S07		SEWER -COM O/S CITY	3	180.00	0.00	180.00	12.60	
COM SWR 200 S08		SEWER-COM, O/S METER	1	29.27	0.00	29.27	2.05	1,919.0000
** CATEGORY TOTAL **			SWR	21,202.89	0.00	20,851.87	1,459.63	2,643,982.0000
COM WTR 100 W01		WATER	46	20,149.20	0.00	20,149.20	1,208.95	2,521,866.0000
COM WTR 100 W02		WATER - OUTSIDE CITY	1	58.44	0.00	58.44	3.51	4,493.0000
COM WTR 100 W05		NO CHARGE	2	0.00	0.00	0.00	0.00	14,945.0000
COM WTR 100 WLO		WATER - ACC CONS LOW	2	0.00	0.00	0.00	0.00	
COM WTR 100 WO4		WATER NO TAX	2	846.48	0.00	0.00	0.00	118,541.0000
** CATEGORY TOTAL **			WTR	21,054.12	0.00	20,207.64	1,212.46	2,659,845.0000
** CLASS TOTAL **			COM	42,521.43	0.00	41,059.51	2,672.09	
GOV STW 450 ST1		STORM WATER FEE	2	6.00	0.00	0.00	0.00	
GOV SWR 200 S03		SEWER-COM, IND, GOV	2	45.62	0.00	0.00	0.00	3,604.0000
GOV WTR 100 W01		WATER	2	45.62	0.00	0.00	0.00	3,604.0000
GOV WTR 100 WLO		WATER - ACC CONS LOW	1	0.00	0.00	0.00	0.00	
** CATEGORY TOTAL **			WTR	45.62	0.00	0.00	0.00	3,604.0000
** CLASS TOTAL **			GOV	97.24	0.00	0.00	0.00	
NTX STW 450 ST1		STORM WATER FEE	1	3.00	0.00	0.00	0.00	
NTX SWR 200 S03		SEWER-COM, IND, GOV	1	53.10	0.00	0.00	0.00	6,850.0000
NTX WTR 100 W01		WATER	1	53.10	0.00	0.00	0.00	6,850.0000
** CLASS TOTAL **			NTX	109.20	0.00	0.00	0.00	

DATES: 7/01/2025 THRU 7/31/2025

BOOK:

===== CUSTOMER CLASS TOTALS =====

CLASS SERV RATE

CAT	CODE	TABLE	DESCRIPTION	NUMBER	TOTAL NET	FUEL-ADJ	TAXABLE	TOTAL TAX	CONSUMPTION
RES	AS	400 A10	ANIMAL SHELTER	3	30.00	0.00	0.00	0.00	
RES	AS	400 AS1	ANIMAL SHELTER	26	26.00	0.00	0.00	0.00	
RES	AS	400 AS2	ANIMAL SHELTER	1	2.00	0.00	0.00	0.00	
RES	AS	400 AS3	ANIMAL SHELTER	1	3.00	0.00	0.00	0.00	
RES	AS	400 AS5	ANIMAL SHELTER	4	20.00	0.00	0.00	0.00	
** CATEGORY TOTAL ** AS					81.00	0.00	0.00	0.00	
RES	GAR	300 G02	GARBAGE- 35 GAL	96	1,730.88	0.00	0.00	0.00	
RES	GAR	300 G03	GARBAGE - 65 GAL	288	5,785.92	0.00	0.00	0.00	
RES	GAR	300 G04	GARBAGE - XTRA CART	4	57.00	0.00	0.00	0.00	
RES	GAR	300 R01	RECYCLING 65 GAL	332	0.00	0.00	0.00	0.00	
RES	GAR	300 R02	RECYCLING 95 GAL	51	0.00	0.00	0.00	0.00	
** CATEGORY TOTAL ** GAR					7,573.80	0.00	0.00	0.00	
RES	STW	450 ST1	STORM WATER FEE	492	1,476.00	0.00	0.00	0.00	
RES	SWR	200 S01	SEWER-RESIDENTIAL	479	14,399.62	0.00	0.00	0.00	1,441,942.0000
RES	SWR	200 S03	SEWER-COM, IND, GOV	1	14.87	0.00	14.87	1.04	478.0000
RES	SWR	200 S04	SEWER-RES SEWER ONLY	4	140.00	0.00	0.00	0.00	
RES	SWR	200 S06	SEWER - 150% RATE	1	56.81	0.00	0.00	0.00	4,312.0000
** CATEGORY TOTAL ** SWR					14,611.30	0.00	14.87	1.04	1,446,732.0000
RES	WTR	100 W01	WATER	479	14,417.24	0.00	14,417.24	865.01	1,444,879.0000
RES	WTR	100 W02	WATER - OUTSIDE CITY	1	56.81	0.00	56.81	3.41	4,312.0000
RES	WTR	100 W03	WATER - 2ND METER	6	79.76	0.00	79.76	4.79	1,296.0000
** CATEGORY TOTAL ** WTR					14,553.81	0.00	14,553.81	873.21	1,450,487.0000
** CLASS TOTAL ** RES					38,295.91	0.00	14,568.68	874.25	
** GRAND TOTALS **					81,023.78	0.00	55,628.19	3,546.34	