

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

Monday, September 8, 2025 @ 6:00 PM

The meeting will be recorded and can be viewed live by visiting the city website at [www.riversideiowa.gov](http://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 2
  - b. Expenditures pg 4
5. **Public forum: 3 minutes per person. See guidelines for public comments at the Clerk's table.**
6. Fire Department pg 6
  - a. Consider resolution to approve the purchase of a Rescue Fire Engine (Res #2025-62) pg 10
7. City Engineer's Report (Axiom Consultants) pg 11
  - a. Wellness Center
  - b. Cherry Lane Extension Project
  - c. Hall Park Pickleball Courts
  - d. CDBG Downtown Revitalization pg 12
    - i. Consider resolution to approve Pay Application #3 pg 22
8. City Administrator's Report
  - a. Consider resolution to approve the grant submission for the Riverside Wellness Center pg 23
  - b. Consider resolution to transfer funds from Casino Fund to Capital Projects Fund pg 24
  - c. Fall Clean Up
  - d. Nuisance Work Session
9. Closing Comments
10. 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 and Kevin Mills present. Lois Schneider was absent.

Motion by Rogerson, seconded by Kiene to approve the agenda as presented. Motion carried 4-0.

Motion by Rogerson, seconded by Kiene to approve the consent agenda of minutes, expenditures as presented and alcohol permit for the Huskies Ball Club Fundraiser. Motion carried 4-0.

Riverside Fire Department Fire Chief Chad Smothers gave an update on the Rescue Fire Engine RFP and presented on the Skid Unit for the Polaris Ranger.

Motion made by Rogerson, seconded by Mills approving the Riverside Fire Department to purchase a QTAC Skid Unit for the Polaris Ranger in an amount not to exceed \$8,890.00. Motion carried 4-0.

Motion by Rogerson, seconded by Mills to pass Resolution 2025-56 to approve a professional services agreement with Veenstra & Kimm for sanitary sewer rehabilitation engineering services in an amount not to exceed \$15,000.00. Motion carried 4-0.

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

Motion by Rogerson, seconded by Sexton to pass Resolution 2025-57 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. Motion carried 4-0.

Motion by Kiene, seconded by Rogerson to pass Resolution 2025-58 to approve Pay Application #2 to Jones Contracting in the amount of \$180,484.05. Motion carried 4-0.

Motioned by Rogerson, seconded by Mills to pass Resolution 2025-59 to approve Change Order #3 in the amount of \$687.00 and #4 in the amount of \$450.00 for the Hall Park Pickleball Courts Project not to exceed the total amount of \$1,137.10. Passed 4-0.

Motion by Rogerson, seconded by Kiene to pass Resolution 2025-60 to approve Pay Application #2 to Bowker Pinnacle Mechanical in the amount of \$73,394.19. Motion carried 4-0.

City Admin Smith presented on the proposed new Ordinance Chapter 52 – Property Maintenance Code, Ordinance Amendment of Chapter 55 – Animal Protection and Control, Ordinance Repeal of Chapter 112 - Cable Video Franchise and Ordinance Amendment of Chapter 162 – Weeds, Vines, and Brush, and hiring of a part time Custodian.

Motion by Sexton, seconded by Kiene to approve the first reading of Ordinance #2025-01 on Chapter 52: Property Maintenance Code. Motion carried 4-0.

Motion by Rogerson, seconded by Sexton to approve the first reading of Ordinance #2025-02 on Chapter 55: Animal Protection and Control. Motion carried 4-0.

Motion by Rogerson, seconded by Kiene to waive the requirements of Iowa Code 380.3 and adopt Ordinance #2025-02 on Chapter 55: Animal Protection and Control. Motion carried 4-0.

Motion by Rogerson, seconded by Sexton to approve the first reading of Ordinance #2025-03 to repeal Chapter 112: Cable Video Franchise. Motion carried 4-0.

Motion by Sexton, seconded by Kiene to waive the requirements of Iowa Code 380.3 and adopt Ordinance #2025-03 to repeal Chapter 112: Cable Video Franchise. Motion carried 4-0.

Motion by Rogerson, seconded by Sexton to approve the first reading of Ordinance #2025-04 on Chapter 162: Weeds, Vines, and Brush. Motion carried 4-0.

Motion by Rogerson, seconded by Kiene to approve Resolution 2025-61 to approve part time employment of Jesi Cole as Custodian at a rate of \$15.00 per hour with IPERS. Motion carried 4-0.

July financials were reviewed.

Motion by Sexton, seconded by Rogerson to adjourn at 8:13 PM. Motion carried 4-0.

ATTEST:



Stephanie Thomann, City Clerk



Allen Schneider (Aug 22, 2025 10:37:11 CDT)

Allen Schneider, Mayor

	<b>EXPENDITURES September 08, 2025</b>				
	<b>COUNCIL MEETING</b>	<b>BILLS</b>			
1	ACCESS SYSTEMS	COPIER LEASE	001-5-650-6415	\$437.34	
2	ALLIANT ENERGY	STREET LIGHTS	001-5-230-6378	\$1,537.55	
3	ALLIANT ENERGY	SEWER	610-5-815-6371	\$1,727.87	
4	ALLIANT ENERGY	PARKS	001-5-430-6371	\$493.52	
5	ALLIANT ENERGY	FIRE STATION	002-5-150-6371	\$987.10	
6	ALLIANT ENERGY	CITY HALL	001-5-650-6371	\$600.72	
7	ALLIANT ENERGY	WATER	600-5-810-6371	\$61.13	\$5,407.89
8	AXIOM CONSULTANTS	COMMUNITY CENTER	301-5-750-6786	\$3,706.88	
9	AXIOM CONSULTANTS	CHERRY LN EXT	301-5-750-6751	\$2,966.25	
10	AXIOM CONSULTANTS	PICKLEBALL	301-5-750-6744	\$3,301.25	
11	AXIOM CONSULTANTS	ON CALL SERVICES	001-5-650-6407	\$1,136.25	
12	AXIOM CONSULTANTS	CDBG DTWN REVIT	145-5-650-6435	\$1,147.50	\$12,258.13
13	BRYAN LENZ	CELL PHONE ALLOWANCE	001-5-210-6184	\$50.00	
14	BRYAN LENZ	UNIFORM REIMBURSEMENT	001-5-210-6181	\$25.59	
15	BRYAN LENZ	UNIFORM REIMBURSEMENT	001-5-430-6181	\$25.59	\$101.18
16	CASEY'S	LAWNMOWER FUEL	001-5-430-6331	\$368.59	
17	COLE SMITH	CELL PHONE ALLOWANCE	001-5-610-6184	\$50.00	
18	HEIMAN FIRE EQUIP	LADDER TRUCK INTAKE VALVE	002-5-150-6332	\$2,133.97	
19	GOERDT INSPECTIONS	BUILDING INSPECTOR	001-5-170-6499	\$990.00	
20	IMPERIAL AUTOMOTIVE	08 CHEVY REPAIR	110-5-210-6332	\$432.96	
21	IMPERIAL AUTOMOTIVE	LAWNMOWER TIRE REPAIR	001-5-430-6350	\$20.00	\$452.96
22	IOWA ONE CALL	NOTICES	600-5-810-6374	\$9.90	
23	IOWA ONE CALL	NOTICES	610-5-815-6374	\$9.90	\$19.80
24	IOWA SOLUTIONS	SEPT MONTHLY SERVICE	001-5-650-6419	\$834.50	
25	IOWA SOLUTIONS	COMPUTER SUPPORT	001-5-650-6419	\$470.00	\$1,304.50
26	JOHN DEERE FINANCIAL	TURF GARD\OIL FILTER	001-5-430-6331	\$15.58	
27	JOHNSON COUNTY REFUSE	AUG CARTS	001-5-290-6499	\$7,690.22	
28	KALONA AUTO PARTS	08 CHEVY REPAIR	110-5-210-6332	\$91.43	
29	LOGAN MICHEL	CELL PHONE ALLOWANCE	001-5-430-6184	\$50.00	
30	LYNCH DALLAS	LEGAL EXP	001-5-650-6411	\$4,167.50	
31	MAPLE AVE GREENHOUSE	CAPT KIRK BIRTHPLACE PLANTS	301-5-750-6794	\$65.97	
32	MENARDS	CAPT KIRK BIRTHPLACE	301-5-750-6794	\$44.92	
33	MID AMERICAN ENERGY	SHOP	001-5-210-6371	\$0.00	
34	MID AMERICAN ENERGY	FD	002-5-150-6371	\$0.11	
35	MID AMERICAN ENERGY	CITY HALL	001-5-650-6371	\$0.04	\$0.15
36	MIDWEST BREATHING AIR	ANN MAIN. BREATHING AIR COMPRESSOR	002-5-150-6350	\$915.61	
37	PEOPLE SERVICE	SERVICE CONTRACT	600-5-810-6499	\$13,626.50	
38	PEOPLE SERVICE	SERVICE CONTRACT	610-5-810-6499	\$13,626.50	\$27,253.00
39	REC	SIGN	610-5-815-6371	-\$4,571.88	
40	REC	LIFT STATION	610-5-815-6371	\$207.30	
41	REC	W/W PLANT	610-5-815-6371	\$3,800.32	
42	REC	CASINO L/S	600-5-810-6371	\$397.36	
43	REC	WATER PLANT	001-5-230-6371	\$3,335.50	
44	REC	TRAFFIC LIGHT	001-5-210-6371	\$151.78	
45	REC	SHOP	001-5-210-6371	\$51.08	\$3,371.46
46	SHARON TELEPHONE	CITY HALL	001-5-650-6373	\$203.14	
47	SHARON TELEPHONE	FD	002-5-150-6373	\$203.14	
48	SHARON TELEPHONE	SHOP	001-5-210-6373	\$40.83	
49	SHARON TELEPHONE	WTP	600-5-810-6373	\$40.83	
50	SHARON TELEPHONE	WWTP	610-5-815-6373	\$40.83	\$528.77
51	STANDARD PEST CONTROL	MONTHLY SERVICE	001-5-650-6310	\$25.00	
52	STANDARD PEST CONTROL	MONTHLY SERVICE	002-5-150-6310	\$25.00	
53	STANDARD PEST CONTROL	MONTHLY SERVICE	001-5-210-6310	\$25.00	\$75.00
54	STEPHANIE THOMANN	CELL PHONE ALLOWANCE	001-5-620-6184	\$50.00	
55	THE NEWS	PUBLICATIONS	001-5-650-6414	\$152.10	
56	UL SOLUTIONS	ANN. LADDER TESTING	002-5-150-6332	\$3,292.60	
57	WASHINGTON COUNTY RECORDER	RECORDING	001-5-650-6405	\$32.00	
	<b>TOTAL BILLS*****</b>			<b>\$71,320.67</b>	
	DELTA DENTAL	DEN/VIS - JUNE	001-5-430-6150	\$259.30	
	WELLMARK	BC/BS - JUNE	001-5-620-6150	\$3,286.29	
	US CELLULAR	FIRE DEPT	002-5-150-6373	\$73.95	
	VERIZON	GATEWAYS	600-5-810-6373	\$31.77	
	VERIZON	GATEWAYS	610-5-815-6373	\$31.77	\$63.54



	LINCOLN NAT'L LIFE	LIFE INS - JUNE	001-5-620-6150	\$353.87	
	RIVERSIDE AREA COMMUNITY CLUB	2025 HOTEL/MOTEL GRANT	145-5-650-6415	\$25,000.00	
	RIVERSIDE HISTORY CENTER	2025 HOTEL/MOTEL GRANT (JUL-DEC)	145-5-650-6413	\$11,000.00	
	*****	<b>TOTAL PAID BILLS</b>		<b>\$40,036.95</b>	
	*****	<b>TOTAL EXPENDITURES</b>		<b>\$111,357.62</b>	
	<b>EXPENDITURES by FUND</b>				
	GENERAL FUND			\$15,122.04	
	FIRE DEPARTMENT			\$7,557.53	
	ROAD USE FUND			\$524.39	
	CASINO			\$1,147.50	
	CAPITAL PROJECTS			\$6,378.39	
	COMMUNITY CENTER			\$3,706.88	
	WATER FUND			\$17,073.86	
	SEWER FUND			\$19,810.08	
		<b>TOTAL EXPENDITURES</b>		<b>\$71,320.67</b>	

# RIVERSIDE FIRE DEPARTMENT

**FIRE / RESCUE / EMS / HAZMAT**



## August 2025 Update

### **Calls for Service:**

Medicals – 20  
Building Fire Response – 1  
Vehicle Fire - 1  
Fire Alarm – 1  
Motor Vehicle Accident – 1  
**Total calls – 24 calls in August**

### **Training:**

The members trained on rope rescue operations using the ladder truck for a high point to bring a patient down from an elevated location.

**RESA:** The members began planning for the fall raffle dinner. This year the event will be held at RFD so we can expand the event.

### **Other News:**

The new skid unit for the ranger was ordered and expected delivery of Oct. 17<sup>th</sup>. The bids for new fire engine were sent out and we hope to have the contract for a new engine selected at the Sept. 8<sup>th</sup> council meeting. The ladder truck had its annual ladder inspection and testing done, everything on the ladder truck and all ground ladders passed. The EMS tax levy will be on the ballot in November. There will be a townhall informational meeting on Sept. 16<sup>th</sup> at RFD at 6pm to inform the public and answer any questions. We would appreciate council support on this measure as this is how we will be able to continue to provide EMS service at RFD. If any of you have questions on the EMS tax please reach out to Deputy Chief Toby Hancock or Chief Smothers.

Proudly Serving  
Chief Smothers

# RELIANT FIRE APPARATUS, INC.

P.O. BOX 470 • SLINGER, WISCONSIN 53086 • PHONE (262) 297-5020



September 1, 2025

Riverside Fire Department  
Chief Chad Smothers  
271 W First St,  
Riverside, Iowa 52327

Proposal Detail: Reliant Fire Apparatus Proposal #798 dated September 1, 2025 for one Pierce Saber Pumper.

Dear Chief Smothers,

Thank you for the opportunity to present this Proposal Detail to the Riverside Fire Department. Attached you will find the complete proposal for the apparatus to be furnished. The pricing information for the Proposal Detail is as follows:

## **Pricing Summary:**

Base Unit Price Prior to Payment Discount Options Detailed Below: \$1,059,460.00

## **100% Prepayment Option:**

Should you elect to make 100% payment at contract execution an advanced payment discount can be subtracted from the Base Unit Price, resulting in the following contract amount:

Base Unit Price Prior to Payment Discount:	\$1,059,460.00
Less Advanced Payment Discount:	<u>\$39,000.00</u>
Contract Purchase Price:	<u>\$1,020,460.00</u>

## **Payment Option:**

Custom prepayment options are available on any funds prepaid prior to their due dates. Should the opportunity exist to have other prepayment amounts or intervals, please provide and a custom prepayment option quote can be calculated for your review.

## **Terms and Conditions:**

Pricing Validity – Proposal pricing is valid for 30 calendar days.

Delivery – Unit to be completed and prepared for final inspection within approximately 13-14 months from receipt and acceptance of contract or purchase order. Delivery lead time is based on current lead time at time of proposal. Lead time will be determined at time of contract/purchase order award.

Taxes – Any State, Federal, or local taxes are not included. If subject to taxes the amount will be added to the final invoice amount. For a tax-exempt purchase, purchasing entity tax exempt form is required.

Freight – Delivery shall be F.O.B. Riverside Fire Department, 271 W First St, Riverside, IA 52327.

Payment Form – Payment to be made in the form of cash or check.

**Payment Terms:**

**Base Option:**

Payment due in full to Reliant Fire Apparatus, Inc. N10 days prior to final inspection at the Pierce Manufacturing, Inc. build location.

**100% Prepayment Option:**

Payment due in full at time of receipt and acceptance of contract or purchase order.

Said apparatus and equipment are to be built and shipped in accordance with the proposal hereto attached. Delays due to strikes, war, conflicts, pandemics, supply chain issues, or other causes beyond our control, could alter the delivery schedule.

The proposal herein contained shall form part of the final contract and are subject to changes as desired by the purchaser, provided such changes are acknowledged and agreed to in writing by the purchaser.

This proposal for fire apparatus conforms with all National Fire Protection Association (NFPA) Guidelines for Automotive Fire Apparatus as published at the time of proposal, except for any items deemed to be “non-compliant” by the purchaser. All “non-compliant” items are detailed on the NFPA Statement of Exceptions included with the proposal.

We thank the you for the opportunity to work with you on this project. Should you have any questions or require any additional information, please do not hesitate contacting me directly, or contacting Reliant Fire Apparatus directly at (262) 297-5020.

Respectfully,

*Eric Fibikar*

Eric Fibikar  
RELIANT FIRE APPARATUS, INC.  
319-939-1905  
ericf@reliantfire.com

## RFD Fire Engine Replacement Financing

Base Price		\$1,059,460.00
Optional Prepayment Discount	3.68%	\$39,000.00

<b>Total Available Funding</b>		<b>\$1,064,045.02</b>
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Budgeted Apparatus Reserves FY2026		\$106,650.00
Budgeted Apparatus Reserves FY2027		\$126,750.00
Anticipated Insurance Payout		\$787,525.00
Interest*		\$43,120.02

\* Simple approximation - this calculation does not account for the variability of contributions (i.e. FY27 Budgeted Reserves)

### Interest Options\*

IPAIT	4.09%	\$43,331.91
F&M 12-month CD	3.50%	\$37,081.10
F&M Money Market	4.07%	\$43,120.02

\* Calculated at 12 months using the contract price as the principle



**RESOLUTION #2025-XX**

**RESOLUTION TO APPROVE THE PURCHASE OF A RESCUE FIRE ENGINE**

**WHEREAS**, the Riverside Fire Department, a department of the City of Riverside, provides emergency response services to the Riverside area and requires apparatus to ensure adequate emergency response services.

**WHEREAS**, this purchase would replace the 2007 Pierce Rescue Engine that was damaged due to an accident on or about April 29<sup>th</sup>, 2025.

**WHEREAS**, the City of Riverside had a replacement value policy and will receive a total loss claim from EMC Insurance for the loss of the 2007 Pierce Rescue Engine.

**WHEREAS**, the City of Riverside City Council has requested competitive quotes from four qualified manufacturers.

**WHEREAS**, three of the four manufacturers were unable to provide a quote for an engine within the requested delivery timeframe.

**NOW, THEREFORE, BE IT RESOLVED**, the City of Riverside City Council does hereby approve the purchase of a Pierce Saber Rescue Pumper Fire Engine from Reliant Fire Apparatus, Inc. in the amount of \$1,059,460.00.

**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, Sexton, Schneider, Mills

Ayes:

Nays:

Absents:

**PASSED AND APPROVED** by the Riverside City Council on this 8<sup>th</sup> day of September 2025.

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Allen Schneider, Mayor

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Stephanie Thomann, City Clerk

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## ENGINEER'S REPORT

**PROJECT:** City of Riverside  
**DATE:** August 25, 2025  
**TO:** City Council  
**TOPIC:** Project Updates

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### Wellness Center

- Banner has been placed at site.
- WCRF Grant Application is being compiled.
- Meeting with IDALS Urban Conservationist on September 2<sup>nd</sup> for possible Urban Water Quality Grant option.

### Cherry Lane

- Storm sewer installation is complete.
- All pavement has been installed.
- Backfill needs to be completed behind intakes.
- Seeding complete.
- Punchlist walk through will take place Friday August 29<sup>th</sup>.

### Hall Park Pickleball

- Storm sewer installation complete.
- Court subdrain installation complete.
- Court HMA installation complete. Final course needs to be poured.
- PCC sidewalk is substantially completed. Tie ins at Ella and Shelter complete.

### CDBG Downtown Revitalization

- Progress Meeting No. 3 was held August 20, 2025.
- Received updated project schedule from Cornerstone.
- Pay Application No. 3 and all additional documents submitted to the City.

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

COPIES TO: ☒ Owner ☐ Architect ☐ Consultant ☒ Contractor ☐ Field ☐ Attendees ☐ Other:

ARCHITECT'S PROJECT NO: 2300164  
Construction Contract Date: February 25, 2025

Observation Date: 8/20/25

Observation Time: 9:30 am

Owner: City of Riverside

**Project Name: Downtown Façade Revitalization**

Project Location: Riverside, Iowa

Cloud Conditions: ☐ Overcast ☐ Partly Sunny ☐ Partly Cloudy ☒ Sunny  
Rain/Snow/Ice: ☐ Overnight ☐ AM ☐ PM ☐ Now  
Site Conditions: ☒ Dry ☐ Damp/Wet ☐ Muddy ☐ Standing Water  
Temperature: 75 degrees

Location: Building Site

**ATTENDEES:**

Jason Kentner, Cornerstone

Bethany Jordan, MGA

Colt, Mefford Masonry

Josh Krueger, 11 E Owner (partial)

John Sojka, 81 E Owner (partial)

**1. WORK IN PROGRESS:**

- Historic window restoration – 41 W and 71 E.
- Investigative demo on storefront of 11 E South.

**2. REASON FOR VISIT:**

- Progress meeting with all parties at 9 AM.
- Review new brick samples for 71 E and 81 E.
- Review completed masonry work on 11 E North and South.
- Review general construction progress.

**3. ADDITIONAL OBSERVATIONS:**

- 41 W – one section of stucco still needs to be patched over the AC unit, refer to drawings.

**4. DELAYS DISCUSSED:**

- The GC noted a challenge finding a concrete subcontractor who would commit to the job and schedule. Additional contacts were provided by the City representative during the progress meeting.

**5. POTENTIAL CHANGE ORDERS DISCUSSED:**

- 81 E – brick repair quantities and locations were reviewed with all parties present. The need for additional brick replacement was noted and the building Owner approved up to 15 additional brick could be replaced at the submitted unit price.

**6. CHANGES AND CLARIFICATIONS NOT REQUIRING CHANGE ORDERS:**

- After reviewing completed masonry repair quantities on 11E North and South, it was determined that Mefford Masonry could complete the additional repointing areas (and a few brick replacements) requested by the Owner and reviewed by all parties, within the original bid amount.

**7. ACTIONS REQUIRED BY ARCHITECT:**

- Have 71 E owner review new brick sample options.

**8. ACTIONS REQUIRED BY CONTRACTOR:**

- Contractor to provide anticipated date for when new staircase access will be provided on 71 E.

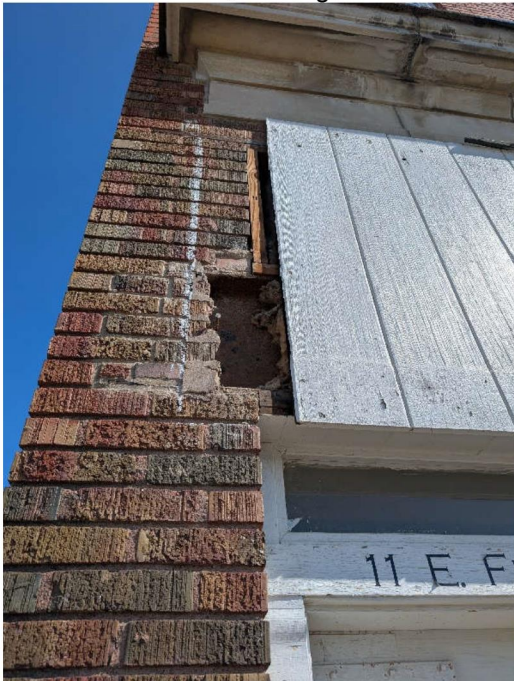
The foregoing constitutes my understanding of matters as encountered on the site at the time of my visit. Should anyone receiving this report, wish clarification of the content of this report, they are requested to respond to me in writing within three days of receiving this report.

Sincerely,



Bethany Jordan, AIA, Architect  
**MARTIN GARDNER ARCHITECTURE, P.C.**

**Photo 1:** 11E South, investigative demo



**Photo 2:** 41W, area to be patched with stucco





## **Riverside Façade-Estimated Construction Timeline as of August 19th, 2025**

### **41 W 1st St**

Masonry	Completed
Carpentry	Will commence after windows arrive
Windows	Window order pending submittal approval on 11E
Aluminum Storefront	Submittals approved, storefronts ordered
Door/window rehab	Window rehab has started on the stain glass windows, 1 is ready to be reinstalled
Painting	Waiting on final colors
Signage	will be at end of building work

### **31 W 1st St**

Masonry	Completed
Carpentry	will commence after windows arrive
Painting	Waiting on final colors
Windows	Window order pending submittal approval on 11E
Aluminum Storefront	Submittals approved, storefronts ordered
Electrical	will occur after painting is complete

### **21 W 1st St**

Masonry	Masonry is complete
Carpentry	will commence after windows arrive
Windows	Window order pending submittal approval on 11E
Painting	Waiting on final colors
Aluminum Storefront	Submittals approved, storefronts ordered
Electrical	will occur after painting is complete
Asbestos	Subcontract has notified the State, work will be complete end of September

### **11 E South 1st St**

Masonry	Masonry is complete
Carpentry	will commence after windows arrive
Roofing	Waiting for submittals for approval by architect
Aluminum Storefront	Submittals approved, storefronts ordered



Windows	Window order pending submittal approval on 11E
Painting	Waiting on final colors
Electrical	will occur after painting is complete
Asbestos	Subcontract has notified the State, work will be complete end of September
Signage	will be at end of building work

### **11 E North 1st St**

Masonry	Masonry needs to lay the parapet brick
Carpentry	will commence after windows arrive
Windows	Credits were sent to Bethany to change the type of window
Concrete	need concrete on the north wall area by the alley, trying to locate a reasonable priced sub with schedule availability
Roofing	Waiting for submittals for approval by architect
Painting	waiting on final colors
Asbestos	Subcontract has notified the State, work will be complete end of September

### **71 East 1st St**

Masonry	Masonry has started waiting on brick samples for the infills
Carpentry	Carpenters have removed both stair cases
Concrete	Concrete needed for the wood posts, trying to locate a reasonable priced sub with schedule availability
Painting	waiting on final colors for paint and stains
Windows	Window rehabilitation has started
Electrical	will occur after painting is complete
Deck/railing	once brick is chose and relaid, will start this

### **81 East 1st St**

Masonry	Need brick samples
Carpentry	will commence after windows arrive
Aluminum Storefront	storefront was determined to be black, credit was sent for awning type window for Bethanys review
Windows	Window order pending submittal approval on 11E
Painting	Waiting on Final colors

# BABA CLAIM COMPLIANCE CERTIFICATION FORM

CLIENT NAME: City of Riverside (hereinafter CLIENT)  
PROJECT TITLE: Riverside Facade (hereinafter PROJECT)  
CDBG PROJECT NUMBER: \_\_\_\_\_ CDBG CLAIM NO. \_\_\_\_\_  
CONTRACTOR NAME: Cornerstone Commercial Contractors, Inc. (hereinafter CONTRACTOR)  
PAY APPLICATION NO. 3 AMOUNT: 4454.98

## CONTRACTOR CERTIFICATION

I Jason Kentner the project manager, superintendent, owner, or authorized representative of the CONTRACTOR which has been contracted by the CLIENT to complete the proposed PROJECT and for which we are now submitting Pay Application No. 3 in the amount of 4454.98 hereby certify that all the iron, steel, construction materials, and manufactured products brought onto the PROJECT site and used on the PROJECT are BABA Compliant as required by the Build America, Buy America Act (BABA) requirements under Title IX of the Infrastructure Investment and Jobs Act ("IIJA"), Pub. L. 117-5. I also certify that I have provided the GRANT ADMINISTRATOR with a full and complete list of BABA-eligible products to be used on this project and all the required BABA certifications for those items as provided by the manufacturer.

SIGNED: Jason Kentner Digitally signed by Jason Kentner Date: 2025.08.21 16:10:47 -05'00' DATE: 08-20-2025  
PRINTED NAME: Jason Kentner TITLE: Owner

## ARCHITECT OR ENGINEER CERTIFICATION

I Bethany Jordan the architect or engineer for the PROJECT hereby certify that I have reviewed the CONTRACTOR's Pay Application No. 3 and the materials used on this project and agree that the CONTRACTOR has utilized certified BABA compliant iron, steel, construction materials, and manufactured products for the work that is certified as complete as of this pay application.

SIGNED: Bethany Jordan DATE: 8/22/25  
PRINTED NAME: Bethany Jordan TITLE: Architect

**This form is required by IEDA for each submission of a draw for reimbursement on the CDBG funded project.**

# PAYMENT APPLICATION

Page 1

TO: City of Riverside 60 Greene Street Riverside, IA 52327	PROJECT NAME AND LOCATION: Riverside Façade façade rehabilitation 60 Greene Street Riverside, IA 52327	APPLICATION # 3 PERIOD THRU: 08/20/2025 PROJECT #s: Riverside Façade DATE OF CONTRACT: 02/25/2025	Distribution to: <input type="checkbox"/> OWNER <input type="checkbox"/> ARCHITECT <input type="checkbox"/> CONTRACTOR <input type="checkbox"/> <input type="checkbox"/>
FROM: Cornerstone Commercial Contractors, Inc. 401 7th St Corning, Iowa 50841	ARCHITECT: Martin Gardner Architecture 700 11th St, Suite 200 Marion, IA 52302		
FOR: façade rehabilitation			

## CONTRACTOR'S SUMMARY OF WORK

Application is made for payment as shown below.  
Continuation Page is attached.

1. CONTRACT AMOUNT	\$1,023,000.00
2. SUM OF ALL CHANGE ORDERS	(\$72,500.00)
3. CURRENT CONTRACT AMOUNT (Line 1 +/- 2)	\$950,500.00
4. TOTAL COMPLETED AND STORED (Column G on Continuation Page)	\$165,859.48
5. RETAINAGE:	
a. 3.00% of Completed Work (Columns D + E on Continuation Page)	\$4,975.78
b. 3.00% of Material Stored (Column F on Continuation Page)	\$0.00
Total Retainage (Line 5a + 5b or Column I on Continuation Page)	\$4,975.78
6. TOTAL COMPLETED AND STORED LESS RETAINAGE (Line 4 minus Line 5 Total)	\$160,883.70
7. LESS PREVIOUS PAYMENT APPLICATIONS	\$156,428.72
8. PAYMENT DUE	<b>\$4,454.98</b>
9. BALANCE TO COMPLETION (Line 3 minus Line 6)	\$789,616.30

SUMMARY OF CHANGE ORDERS	ADDITIONS	DEDUCTIONS
Total changes approved in previous months	\$0.00	(\$72,500.00)
Total approved this month	\$0.00	\$0.00
TOTALS	\$0.00	(\$72,500.00)
NET CHANGES	(\$72,500.00)	

Contractor's signature below is his assurance to Owner, concerning the payment herein applied for, that: (1) the Work has been performed as required in the Contract Documents, (2) all sums previously paid to Contractor under the Contract have been used to pay Contractor's costs for labor, materials and other obligations under the Contract for Work previously paid for, and (3) Contractor is legally entitled to this payment.

CONTRACTOR: Cornerstone Commercial Contractors, Inc.

By: \_\_\_\_\_ Date: \_\_\_\_\_

State of: Iowa

County of: Adams

Subscribed and sworn to before me this 20th day of August 2025

Jason Kentner  
Digitally signed by Jason Kentner  
Date: 2025.08.20 11:07:32 -05'00'

Notary Public: Jaime Johnston  
My Commission Expires: 01-19-2028

## ARCHITECT'S CERTIFICATION

Architect's signature below is his assurance to Owner, concerning the payment herein applied for, that: (1) Architect has inspected the Work represented by this Application, (2) such Work has been completed to the extent indicated in this Application, and the quality of workmanship and materials conforms with the Contract Documents, (3) this Application for Payment accurately states the amount of Work completed and payment due therefor, and (4) Architect knows of no reason why payment should not be made.

CERTIFIED AMOUNT..... **\$4,454.98**

(If the certified amount is different from the payment due, you should attach an explanation. Initial all the figures that are changed to match the certified amount.)

ARCHITECT: Bethany Jordan, AIA

By: Bethany Jordan Date: 8/21/25

Neither this Application nor payment applied for herein is assignable or negotiable. Payment shall be made only to Contractor, and is without prejudice to any rights of Owner or Contractor under the Contract Documents or otherwise.

CONTINUATION PAGE

Page 2 of 5

PROJECT: Riverside Façade  
façade rehabilitation

APPLICATION #: 3  
DATE OF APPLICATION: 08/20/2025  
PERIOD THRU: 08/20/2025  
PROJECT #s: Riverside Façade

Payment Application containing Contractor's signature is attached.

A	B	C	D	E	F	G		H	I
ITEM #	WORK DESCRIPTION	SCHEDULED AMOUNT	COMPLETED WORK		STORED MATERIALS (NOT IN D OR E)	TOTAL COMPLETED AND STORED (D + E + F)	% COMP. (G / C)	BALANCE TO COMPLETION (C-G)	RETAINAGE (If Variable)
			AMOUNT PREVIOUS PERIODS	AMOUNT THIS PERIOD					
1	41 West 1st St	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	
1a	Masonry	\$4,100.00	\$4,100.00	\$0.00	\$0.00	\$4,100.00	100%	\$0.00	
1b	Carpentry	\$10,500.00	\$525.00	\$0.00	\$0.00	\$525.00	5%	\$9,975.00	
1c	Stain glass repair	\$12,500.00	\$625.00	\$1,250.00	\$0.00	\$1,875.00	15%	\$10,625.00	
1d	Door rehab	\$6,950.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$6,950.00	
1e	Door-hardware	\$3,347.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$3,347.00	
1f	Painting	\$7,706.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$7,706.00	
1g	Windows	\$4,727.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$4,727.00	
1h	Glass	\$1,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$1,000.00	
1i	Signage	\$2,750.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,750.00	
1j	Misc building materials	\$857.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$857.00	
1k	Contingency allowance	\$10,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$10,000.00	
1l	Allowance #1 wood cornice	\$1,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$1,500.00	
1m	Allowance #2 metal cornice	\$4,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$4,500.00	
1n	Performance Bond	\$3,000.00	\$3,000.00	\$0.00	\$0.00	\$3,000.00	100%	\$0.00	
1o	General conditions, overhead	\$28,094.00	\$2,809.40	\$561.88	\$0.00	\$3,371.28	12%	\$24,722.72	
2	31 West 1st St	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	
2a	Masonry	\$3,750.00	\$3,750.00	\$0.00	\$0.00	\$3,750.00	100%	\$0.00	
2b	Carpentry	\$12,500.00	\$625.00	\$0.00	\$0.00	\$625.00	5%	\$11,875.00	
2c	Windows	\$5,713.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$5,713.00	
2d	Aluminum storefront	\$14,600.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$14,600.00	
2e	Door-hardware	\$8,142.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$8,142.00	
2f	Painting	\$4,171.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$4,171.00	
2g	Electrical	\$2,431.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,431.00	
2h	Misc building materials	\$2,357.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,357.00	
2i	Contingency allowance	\$7,200.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$7,200.00	
2j	Performance bond	\$3,000.00	\$3,000.00	\$0.00	\$0.00	\$3,000.00	100%	\$0.00	
2k	General conditions, overhead and	\$13,629.00	\$1,362.90	\$0.00	\$0.00	\$1,362.90	10%	\$12,266.10	
3	21 W 1st St	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	
	SUB-TOTALS	\$179,024.00	\$19,797.30	\$1,811.88	\$0.00	\$21,609.18	12%	\$157,414.82	



CONTINUATION PAGE

Page 3 of 5

PROJECT: Riverside Façade  
façade rehabilitation

APPLICATION #: 3  
DATE OF APPLICATION: 08/20/2025  
PERIOD THRU: 08/20/2025  
PROJECT #s: Riverside Façade

Payment Application containing Contractor's signature is attached.

A	B	C	D	E	F	G		H	I
ITEM #	WORK DESCRIPTION	SCHEDULED AMOUNT	COMPLETED WORK		STORED MATERIALS (NOT IN D OR E)	TOTAL COMPLETED AND STORED (D + E + F)	% COMP. (G / C)	BALANCE TO COMPLETION (C-G)	RETAINAGE (If Variable)
			AMOUNT PREVIOUS PERIODS	AMOUNT THIS PERIOD					
3a	Masonry	\$12,300.00	\$12,300.00	\$0.00	\$0.00	\$12,300.00	100%	\$0.00	
3b	Carpentry	\$8,500.00	\$425.00	\$0.00	\$0.00	\$425.00	5%	\$8,075.00	
3c	Aluminum storefront	\$24,400.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$24,400.00	
3d	Windows	\$5,713.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$5,713.00	
3e	Solid surface sills	\$1,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$1,500.00	
3f	Painting	\$2,806.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,806.00	
3g	Electrical	\$1,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$1,000.00	
3h	Asbestos	\$2,675.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,675.00	
3i	Misc building materials	\$2,357.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,357.00	
3j	Contingency allowance	\$4,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$4,000.00	
3k	Performance bond	\$3,000.00	\$3,000.00	\$0.00	\$0.00	\$3,000.00	100%	\$0.00	
3l	General conditions, overhead and	\$7,994.00	\$1,678.74	\$0.00	\$0.00	\$1,678.74	21%	\$6,315.26	
4	11 East South 1st St	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	
4a	Masonry	\$38,050.00	\$34,245.00	\$0.00	\$0.00	\$34,245.00	90%	\$3,805.00	
4b	Carpentry	\$30,750.00	\$1,537.50	\$0.00	\$0.00	\$1,537.50	5%	\$29,212.50	
4c	Windows	\$26,736.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$26,736.00	
4d	Roofing	\$23,300.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$23,300.00	
4e	Doors-hardware	\$5,233.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$5,233.00	
4f	Aluminum storefront	\$19,600.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$19,600.00	
4g	Painting	\$2,109.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,109.00	
4h	Signage	\$2,250.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,250.00	
4i	Electrical	\$1,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$1,500.00	
4j	Asbestos	\$4,440.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$4,440.00	
4k	Misc building materials	\$2,357.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,357.00	
4l	Contingency allowance	\$19,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$19,000.00	
4m	Performance bond	\$3,000.00	\$3,000.00	\$0.00	\$0.00	\$3,000.00	100%	\$0.00	
4n	General conditions, overhead and	\$42,691.00	\$7,684.38	\$0.00	\$0.00	\$7,684.38	18%	\$35,006.62	
5	11 East North 1st St	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	
5a	Masonry	\$23,400.00	\$7,020.00	\$0.00	\$0.00	\$7,020.00	30%	\$16,380.00	
	SUB-TOTALS	\$499,685.00	\$90,687.92	\$1,811.88	\$0.00	\$92,499.80	19%	\$407,185.20	



CONTINUATION PAGE

Page 4 of 5

PROJECT: Riverside Façade  
façade rehabilitation

APPLICATION #: 3  
DATE OF APPLICATION: 08/20/2025  
PERIOD THRU: 08/20/2025  
PROJECT #s: Riverside Façade

Payment Application containing Contractor's signature is attached.

A	B	C	D	E	F	G		H	I
ITEM #	WORK DESCRIPTION	SCHEDULED AMOUNT	COMPLETED WORK		STORED MATERIALS (NOT IN D OR E)	TOTAL COMPLETED AND STORED (D + E + F)	% COMP. (G / C)	BALANCE TO COMPLETION (C-G)	RETAINAGE (If Variable)
			AMOUNT PREVIOUS PERIODS	AMOUNT THIS PERIOD					
5b	Carpentry	\$17,500.00	\$2,625.00	\$0.00	\$0.00	\$2,625.00	15%	\$14,875.00	
5c	Concrete	\$10,239.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$10,239.00	
5d	Roofing	\$18,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$18,000.00	
5e	Windows	\$13,050.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$13,050.00	
5f	Doors-hardware	\$8,909.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$8,909.00	
5g	Painting	\$6,056.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$6,056.00	
5h	Asbestos	\$2,655.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,655.00	
5i	Misc building materials	\$857.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$857.00	
5j	Contingency allowance	\$15,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$15,000.00	
5k	Allowance #3 wood cornice	\$3,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$3,500.00	
5l	Performance bond	\$3,000.00	\$3,000.00	\$0.00	\$0.00	\$3,000.00	100%	\$0.00	
5m	General conditions, overhead and	\$54,744.00	\$5,474.40	\$0.00	\$0.00	\$5,474.40	10%	\$49,269.60	
6	71 East 1st St	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	
6a	Masonry	\$89,360.00	\$35,744.00	\$0.00	\$0.00	\$35,744.00	40%	\$53,616.00	
6b	Concrete	\$5,564.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$5,564.00	
6c	Carpentry	\$33,500.00	\$3,350.00	\$0.00	\$0.00	\$3,350.00	10%	\$30,150.00	
6d	Window rehab	\$6,071.00	\$910.65	\$2,124.85	\$0.00	\$3,035.50	50%	\$3,035.50	
6e	Windows	\$35,117.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$35,117.00	
6f	Storm windows	\$13,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$13,000.00	
6g	Doors-hardware	\$16,015.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$16,015.00	
6h	Wood deck	\$18,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$18,500.00	
6i	Metal railing	\$10,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$10,000.00	
6j	Painting	\$7,197.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$7,197.00	
6k	Misc building materials	\$1,857.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$1,857.00	
6l	Contingency allowance	\$30,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$30,000.00	
6m	Performance bond	\$3,000.00	\$3,000.00	\$0.00	\$0.00	\$3,000.00	100%	\$0.00	
6n	General conditions, overhead and	\$65,603.00	\$13,120.60	\$656.03	\$0.00	\$13,776.63	21%	\$51,826.37	
6o	CO #1 COR #1 scope reduction	(\$72,500.00)	\$0.00	\$0.00	\$0.00	\$0.00	0%	(\$72,500.00)	
7	81 East 1st St	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	
	SUB-TOTALS	\$915,479.00	\$157,912.57	\$4,592.76	\$0.00	\$162,505.33	18%	\$752,973.67	

**CONTINUATION PAGE**

PROJECT: Riverside Façade  
façade rehabilitation

APPLICATION #: 3  
DATE OF APPLICATION: 08/20/2025  
PERIOD THRU: 08/20/2025  
PROJECT #s: Riverside Façade

Payment Application containing Contractor's signature is attached.

A	B	C	D	E	F	G		H	I
ITEM #	WORK DESCRIPTION	SCHEDULED AMOUNT	COMPLETED WORK		STORED MATERIALS (NOT IN D OR E)	TOTAL COMPLETED AND STORED (D + E + F)	% COMP. (G / C)	BALANCE TO COMPLETION (C-G)	RETAINAGE (If Variable)
			AMOUNT PREVIOUS PERIODS	AMOUNT THIS PERIOD					
7a	Masonry	\$3,800.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$3,800.00	
7b	Carpentry	\$4,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$4,500.00	
7c	Aluminum storefront	\$14,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$14,000.00	
7d	Painting	\$1,298.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$1,298.00	
7e	Window	\$1,031.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$1,031.00	
7f	Misc building materials	\$857.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$857.00	
7g	Contingency allowance	\$2,600.00	\$0.00	\$0.00	\$0.00	\$0.00	0%	\$2,600.00	
7h	Performance bond	\$3,000.00	\$3,000.00	\$0.00	\$0.00	\$3,000.00	100%	\$0.00	
7i	General conditions, overhead and	\$3,935.00	\$354.15	\$0.00	\$0.00	\$354.15	9%	\$3,580.85	
	TOTALS	\$950,500.00	\$161,266.72	\$4,592.76	\$0.00	\$165,859.48	17%	\$784,640.52	

**RESOLUTION #2025-XX**

**PAY APPLICATION #3 TO CORNERSTONE COMMERCIAL CONTRACTORS, INC. FOR  
WORK COMPLETED ON THE CDBG DOWNTOWN REVITALIZATION PROJECT**

**WHEREAS**, the City of Riverside awarded a contract to Cornerstone Commercial Contractors, Inc. for the revitalization of the Downtown District in the amount of \$1,023,000.00 at the Riverside City Council Meeting on November 4<sup>th</sup>, 2024; and

**WHEREAS**, the City of Riverside has been provided an authorized pay application and recommendation of approval by the contracted engineering firm, Martin Gardner Architecture.

**NOW, THEREFORE, BE IT RESOLVED**, by the City Council of Riverside, Iowa does hereby accept Pay Application #3 and authorizes payment in the amount of \$4,454.98 to Cornerstone Commercial Contractors, Inc. for work completed on the CDBG Downtown Revitalization Project for the period through August 20, 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 8<sup>th</sup> day of September 2025.

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Allen Schneider, Mayor

Attest: \_\_\_\_\_ Date: \_\_\_\_\_

Stephanie Thomann, City Clerk

**RESOLUTION #2025-XX**

**RESOLUTION TO APPROVE THE SUBMISSION OF A WASHINGTON COUNTY  
RIVERBOAT FOUNDATION GRANT APPLICATION FOR THE FALL 2025 CYCLE**

**WHEREAS**, the City of Riverside, Iowa, wishes to construct the Riverside Wellness Center.

**WHEREAS**, the City of Riverside, Iowa has a general obligation bond referendum in the amount \$8,000,000 on the November 4<sup>th</sup> ballot.

**WHEREAS**, the City of Riverside provides match in the form of cash on hand, land, staff & volunteer hours, and prior expenses for planning & architectural work.

**NOW, THEREFORE, BE IT RESOLVED**, the City of Riverside City Council hereby approves and supports the submission of a grant application to the Washington County Riverboat Foundation in the amount of \$4,000,000 for the planning, constructing, and furnishing of the Riverside Wellness Center.

**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, Mills, Sexton, Schneider

Ayes:

Nays:

Absents:

**PASSED AND APPROVED** by the Riverside City Council on this 8<sup>th</sup> day of September 2025.

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Allen Schneider, Mayor

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Stephanie Thomann, City Clerk

**RESOLUTION #2025-XX**

**RESOLUTION TO APPROVE THE TRANSFER OF FUNDS FROM CASINO FUND TO  
CAPITAL PROJECTS FUND**

**WHEREAS**, the City of Riverside, Iowa, continually invests in capital improvement projects for the betterment of the Riverside community.

**WHEREAS**, capital improvement projects require funding to implement.

**NOW, THEREFORE, BE IT RESOLVED**, the City of Riverside City Council hereby approves the transfer of \$464,080.44 from 145: Casino Fund to 301: Capital Projects Fund.

**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, Mills, Sexton, Schneider

Ayes:

Nays:

Absents:

**PASSED AND APPROVED** by the Riverside City Council on this 8<sup>th</sup> day of September 2025.

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Allen Schneider, Mayor

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Stephanie Thomann, City Clerk