

City of Tipton, Iowa

Meeting: Tipton City Council Meeting
Place: Tipton Fire Station, 301 Lynn Street, Tipton, Iowa 52772
Date/Time: Monday, January 9, 2023, 5:30 p.m.
Web Page: www.tiptoniowa.org
Posted: Friday, January 6, 2023 (Front door of City Hall & City Website)

Please join my meeting from your computer, tablet or smartphone.

<https://meet.goto.com/474839173>

You can also dial in using your phone.

Access Code: 474-839-173

United States (Toll Free): [1 866 899 4679](tel:18668994679)

United States: [+1 \(571\) 317-3116](tel:+15713173116)

<https://meet.goto.com/install>

Mayor: Bryan Carney

Council at Large:	Abby Cummins-VanScoy	Council At Large:	Jason Paustian
Council Ward #1	Ron Hembry	Council Ward #2	Mike Helm
Council Ward #3	Tim McNeill	City Attorney:	Lynch Dallas, P.C.
City Manager:	Brian Wagner	Gas Utilities Supt:	Adam Fitch
Finance Director:	Melissa Armstrong	Electric Interim Supt:	Jon Walsh
City Clerk:	Amy Lenz	Water & Sewer Supt:	Brian Brennan
Dir. Of Public Works:	Steve Nash	Ambulance Svc Dir:	Brad Ratliff
Police Chief:	Lisa DuFour	Economic Dev. Dir.	Linda Beck
Park & Recreation:	Adam Spangler	Library Director:	Denise Smith

- A. Call to Order
- B. Roll Call
- C. Pledge of Allegiance
- D. Agenda Additions/Agenda Approval
- E. Communications:

If you wish to address the City Council regarding an issue, whether on the agenda or something not on the agenda, please approach the lectern at this time and give your name and address for the public record before discussing your item. Scheduled communications are allowed to speak up to five minutes. Unscheduled communications are allowed to speak up to three minutes.

F. Consent Agenda

Note: These are routine items and will be enacted by one motion without separate discussion unless a Council Member requests separate consideration.

1. Approval – Council Meeting Minutes, December 19, 2022
2. Approval – Investment and Treasurer’s Report, November 2022
3. Approval – Environmental Management Services of Iowa clean-up at 524 Cedar Street, \$22,000
4. Approval – Downtown Revitalization Incentive Program (DRIP) request, Penny Pratt, DBA: Penny’s Hair and Nail Studio, 111 East 4th Street

5. Approval – Downtown Revitalization Incentive Program (DRIP) request, Marcia Meyers, 415 Cedar Street
6. Approval – Downtown Revitalization Incentive Program (DRIP) request, Stacy Meinert, DBA: Meinert Properties LLC (Tiffany’s Tipton Bakery), 402 Cedar Street
7. Approval – Tipton Revitalization Incentive Program (TRIP) request, Jerry O’Rourke, DBA: O’Rourke Motors, 101 Alexander Drive
8. Approval – Three Housing Program Change Orders, and to further authorize future change orders per Simmering-Cory’s recommendation.
9. Approval – Claims Register which includes claims paid under the current Purchase Policy

G. Public Hearing

1. Public hearing regarding the proposed plans, specifications, form of contract, and estimated cost of the Hwy 38/Cedar Street Reconstruction Project, Phase 2 (in 2023) and Phase 3 (in 2024)

H. City Business

1. Resolution No. 010923B: Resolution approving the proposed plans, specifications, form of contract, and estimated cost of the Hwy 38/Cedar Street Reconstruction Project, Phase 2 (in 2023) and Phase 3 (in 2024) (*AKA “PCC Pavement – Replace IA 38 from South Street to IA 130, City of Tipton in Cedar County HDP-038-2(050)--71-16”*)
2. Discussion and possible action concerning a proposal for the restoration/rehab of the house at the City-owned property located at 1011 Cedar Street, and whether to authorize the drafting of a development agreement that will come back to the council for further consideration.
3. Resolution No. 010923A: Resolution directing that request be made of County Board of Supervisors to abate accrued property taxes on city owned property, acquired as a nuisance property, to promote the renovation or demolition of same.
4. Resolution No. 010923C: Resolution in support of the Cedar County Historical Society’s “Community Attraction & Tourism” (CAT) Grant Application for an event center plus archival & educational facilities project.
5. Discussion and possible action concerning proposals offering Mayor/City Council training.

I. Reports of Mayor/ Council/ Manager/ Department Heads

1. Mayor’s Report
2. Council Reports
3. Committee Reports
4. City Manager’s Report
5. Department Heads

J. Adjournment

Pursuant to §21.4(2) of the Code of Iowa, the City has the right to amend this agenda up until 24 hours before the posted meeting time.

If anyone with a disability would like to attend the meeting, please call City Hall at 886-6187 to arrange for accommodations/transportation.

December 19, 2022
 Tipton Fire Station
 301 Lynn Street
 Tipton, Iowa

The City Council of the City of Tipton, Cedar County, Iowa, met in regular session at 5:30 p.m. Mayor Carney called the meeting to order. Upon roll being called the following named council members were present: Cummins, Hembry, McNeill, Paustian and Helm. Also present: Wagner, Lenz, Nash, DuFour, Walsh, B. Brennan, Ratliff, Beck, Doermann, other visitors, and the press.

Agenda:

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

Communications:

1. Scott Derby with Derby Homes shared that he is interested in restoring/saving the property owned at 1011 Cedar Street. He will bring back a proper proposal for a future meeting.

Consent Agenda:

Motion by Helm, second by Cummins to approve the consent agenda which includes the December 5th Council Meeting Minutes, November 14th Library Minutes, November 2022 Library Director's Report, December 14th Airport Minutes, Liquor License Renewals for The Rickery, Tiger Mart, Double Bogey Bar & Grill and Cedar Lanes, Change Order No. 3 for North Avenue Reconstruction Project, and the following claims list. Following the roll call vote the motion passed unanimously.

AFLAC	AFLAC AFTER TAX PY W/HOLDING	593.31
AT&T MOBILITY	WIRELESS	247.09
AUCA CHICAGO LOCKBOX	MATS	144.38
AXA EQUI-VEST PROCESSING O	DEF. COMP PRETAX	175.00
BARRON MOTOR SUPPLY	REPAIR PARTS #67	15.00
BLUE CROSS/BLUE SHIELD	BCBS HEALTH INSURANCE PYMT	36083.05
BOUND TREE MEDICAL LLC	MEDICAL SUPPLIES	334.93
	REPAIR PARTS AMB ROOF &	
BOW TIE AUTOMOTIVE	BUMPER	2308.11
CARRICO AQUATIC RESOURCES	DIVING BOARD	6630.29
CEDAR COUNTY CO-OP	690.3 GL FUEL	2862.04
CEDAR COUNTY ENGINEER	630.30 GL FUEL	2678.77
CEDAR COUNTY SOLID WASTE	TRANSFER FEES	3022.00
CHALLIS ENTERPRISES	CHRISTMAS LIGHTS	400.00
CINTAS	UNIFORMS	762.46
CINTAS CORPORATION	FIRST AID SUPPLIES	201.31
CITY OF TIPTON	MISC. EMPLOYEE REIMBURSEMENTS	250.00
COLLECTION SERVICES CENTER	CHILD SUPPORT	96.73
CRIST ELECTRICAL SERVICES	524 CEDAR ST TEMP SERVICE	609.60
D & R PEST CONTROL	PEST CONTROL	239.90
EASTERN IOWA LIGHT & POWER	UTILITIES	1205.48
EASTERN IOWA TIRE	TIRES #18	495.00
ERIC STORJOHANN	1 BURIAL	500.00
FAMILY FOODS	MISC SUPPLIES	50.28
FLETCHER-REINHARDT CO.	10 LED LUMINAIRES	6955.00

H & H AUTO	TIRE REPAIR #17	19.00
HASTY AWARDS	43 MEDALS	130.13
I.R.S.	FEDERAL WITHHOLDING	19391.49
IOWA DEPT OF NATURAL RESOU	ANNUAL TANK MANAGEMENT FEE	130.00
IOWA GEMT PAYMENT PROGRAM	JAN 2023 STATE SHARE PAYMENT	625.11
IPERS	IPERS WITHHOLDING, FIRE	12618.53
JOHN DEERE FINANCIAL	OPERATING SUPPLIES	820.34
JOHNSON COUNTY AMBULANCE S	ALS INTERCEPT	200.00
KIRKWOOD COMMUNITY COLLEGE	TRAINING	29.00
LATHAM, ERVIN, VOGNSEN & A	CONSULTING SERVICES	250.00
ELECTRONICS INC	ALARM SERVICE	120.00
LEXIPOL	AMB ONLINE, FIRE MOBILE	2417.41
LRS PORTABLES OF IOWA	PORT A POTTIE SERVICES	51.86
LYNCH DALLAS PC	LEGAL SERVICES	6808.50
MC CLURE ENGINEERING COMPA	PLANNING & LAND ACQUISTION	1105.00
MISC. VENDOR	MISC. VENDORS	1277.00
MOTOR PARTS & EQUIPMENT CO	OPERATING SUPPLIES	1012.45
MUNICIPAL SUPPLY INC	METERS	9576.00
OFFICE EXPRESS	OFFICE SUPPLIES	82.46
PCC	BILLING	3330.74
PEDIATRIC EMERGENCY STANDA	TRAINING	349.18
POWER LINE SUPPLY	12,000 FT INNER DUCT	17462.40
PRINCIPAL	GTL_VTL INSURANCE	754.99
QC ANALYTICAL SERVICES LLC	WASTEWATER TESTING	1640.00
R.A.D. SYSTEMS	LICENSE RENEWAL	150.00
REPUBLIC SERVICES OF IOWA	RECYCLING SORT FEES	1305.28
RVM LANDSCAPING LLC	SERVICE RESTORATION	489.15
SHOTTENKIRK	REPAIR PARTS #66	154.67
STATE HYGIENIC LABORATORY	TESTING	54.00
T & M CLOTHING CO.	BOOTS ROGER DEWULF	260.00
TERRY DURIN COMPANY	PRIMARY WIRE	80932.14
THOMPSON TRUCK & TRAILER	REPAIR PARTS #18	418.32
TIPTON CONSERVATIVE	EL HIRE, MIN,YE REPORT,FAC,ORD	1490.02
TIPTON ELECTRIC MOTORS	STARTER KIT AND BATTERIES	299.00
TIPTON PHARMACY	PHARMACEUTICALS	429.63
TITAN MACHINERY INC	REPAIR PARTS #138	32.50
TREASURER, STATE OF IOWA	STATE WITHHOLDING	3127.00
UNUM LIFE INSURANCE COMPAN	LONG TERM DISABILITY PAYROLL	325.54
USA BLUE BOOK	LAB SUPPLIES	196.08
WEST BRANCH TIMES	ELECTRIC DEPT OPENING	205.00
** TOTAL **		236929.65
FUND TOTALS		
001 GENERAL GOVERNMENT		38757.43

110 ROAD USE TAX FUND	689.05
160 ECONOMIC/INDUSTRIAL DEV	609.60
600 WATER OPERATING	4994.22
610 WASTEWATER/AKA SEWER REV	6218.86
630 ELECTRIC OPERATING	125242.85
640 GAS OPERATING	4967.22
660 AIRPORT OPERATING	1143.17
670 GARBAGE COLLECTION	7948.56
740 STORM WATER	245.27
810 CENTRAL GARAGE	11138.34
835 ADMINISTRATIVE SERVICES	9533.48
860 PAYROLL ACCOUNT	25441.60
GRAND TOTAL	236929.65

CITY CREDIT CARD STATEMENT

Card Ttl 7,913.06

City Card

Travel Training -	Two Rivers Grille, Chicken Coop, 1908 Draught House, Hansen's Manhattan Deli, Gateway Hotel & Conf. Center	187.56
Building Maint & Repair	Walmart	75.64
Miscellaneous	Menard's	90.04
Fuel	Kum & Go	52.78

406.02

Finance Director

Office Supplies	Amazon	19.77
Uniforms/Equipment	Amazon	12.36
Safety	Dungarees, Big Ray's	806.51
Training	Iowa League of Cities	50.00
Office Supplies	Amazon	65.97
Telecommunications	LogMeIn	30.35
Technology	License Renewal - Microsoft	120.00
		120.00
		240.00
		240.00
		120.00
		960.00

2,784.96

Library

Training	Casey's	37.41
Materials	Walmart, Playaway, Amazon	455.17
Office Supplies	Amazon	8.51

501.09

Ambulance

Training	Immediate Action Medic, American Heart ShopCPR, Paypal	704.25	
Op Equip Maint & Repair	Ebay	312.25	
Telecommunications	JAMF	6.00	
		16.00	
		6.00	
		2.00	
Miscellaneous	Active Screening	82.30	
Radio Equip	Ebay	69.54	
Building Maint & Repair	ADI, Crown Security	911.15	
Operating Supplies	Batteries Plus	25.20	
			2,134.69
Police			
Travel Training -	Illinois Tollway	3.60	
Uniforms/Equipment	Galls, OD Kit LLC	278.46	
Operating Supplies	Galls	31.62	
			313.68
Public Works			
Training	Kirkwood Cont. Education	1,050.00	
Operating Supplies	Harbor Freight	44.99	
			1,094.99
REC / Aquatic Center			
Dues/Fees	Amazon	16.04	
Training	Iowa Park & Rec	270.00	
Advertising	Canva	12.99	
Uniforms/Equipment	Mod Boutique	111.95	
Chemicals	Taylor Technologies	118.26	
Operating Supplies	Walmart, Amazon	148.39	
			677.63
			7,913.06
Statement Total			

Public Hearing:

1. Public hearing on the proposed sale of City owned Real Estate (524 Cedar Street), effective January 1, 2023 Motion by Cummins, second by McNeill to open the public hearing at 5:41 p.m. Following the roll call vote the motion passed unanimously.

With no written or oral objections, a motion was made by Helm, second by Cummins to close the public hearing at 5:43 p.m. Following the roll call vote the motion passed unanimously.

City Business:

1. Presentation by Hannah Schulz, Tipton Community School District Homeless Liaison
Hannah Schulz, the Tipton Community School District Homeless Liaison, presented on the McKinney-Vento Law and community action for supporting families in need.

2. Resolution No. 121922A: Resolution approving application for Urban Revitalization Tax-Exemption filed by Cedar County Coop

Motion by Hembry, second by Paustian to approve Resolution No. 121922A, the resolution approving application for Urban Revitalization Tax-Exemption filed by Cedar County Coop. Following the roll call vote the motion passed unanimously.

3. Resolution No. 121922B: Resolution approving application for Urban Revitalization Tax-Exemption filed by Brand New Engines

Motion by Hembry, second by McNeill to approve Resolution No. 121922B, the resolution approving application for Urban Revitalization Tax-Exemption filed by Brand New Engines. Following the roll call vote the motion passed unanimously.

4. Resolution No. 121922C: Resolution approving the sale and transfer of City owned real estate.

Motion by Helm, second by Cummins to approve Resolution No. 121922C, the resolution approving the sale and transfer of City owned real estate (524 Cedar Street, Tipton, Iowa). The motion passed with the following vote:

Aye: Helm, McNeill, Hembry, Cummins

Abstain: Paustian

5. Resolution No. 121922D: Resolution approving the FY 2024 five-year Capital Improvement Program and Airport Improvement Program Data Sheets

Motion by Cummins, second by Paustian to approve Resolution No. 121922D, the resolution approving the FY 2024 five-year Capital Improvement Program and Airport Improvement Program Data Sheets. Following the roll call vote the motion passed unanimously.

6. Resolution No. 121922E: Resolution setting Monday, January 9, 2023, as the public hearing date regarding the proposed plans, specifications, form of contract, and estimated cost of the HWY 38/Cedar Street Reconstruction Project, Phase 2 (in 2023) and Phase 3 (in 2024)

Motion by Cummins, second by McNeill to approve Resolution No. 121922E, the resolution setting Monday, January 9, 2023, at 5:30 p.m., at the Tipton Fire Station as the public hearing date regarding the proposed plans, specifications, form of contract, and estimated cost of the HWY 38/Cedar Street Reconstruction Project, Phase 2 (in 2023) and Phase 3 (in 2024). Following the roll call vote the motion passed unanimously.

7. Hiring a consultant to inspect James Kennedy Family Aquatic Center's indoor pool for HVAC/Paint

Motion by Hembry, second by Cummins to approve hiring KPE Engineering to inspect James Kennedy Family Aquatic Center's indoor pool for HVAC system, humidity, and paint issues. Following the roll call vote the motion passed unanimously.

8. Draft job offer letter for a new EMT for the ambulance department pending some final steps in the City's hiring process.

Motion by Helm, second by Paustian to approve using the draft job offer letter for a new EMT for the ambulance department pending some final steps in the City's hiring process. Following the roll call vote the motion passed unanimously.

Council member Cummins left the meeting at 6:40 p.m.

9. Contract for Attachment O Filing

Motion by McNeill, second by Helm to approve the new contract for Attachment O filing for the electric department. Following the roll call vote the motion passed unanimously.

10. Pickup replacement in the electric department.

Motion by McNeill, second by Paustian to approve pickup replacement in the electric department and one truck will be moved to the gas department. Following the roll call vote the motion passed unanimously.

11. Battery extrication tools for the fire department.

Motion by Hembry, second by McNeill to approve the purchase of new battery extrication tools for the fire department from Feld Fire in the amount of \$32,362.00. Following the roll call vote the motion passed unanimously.

Adjourn:

With no further business to come before the council a motion to adjourn was made by Paustian, second by Helm. Following the roll call vote the motion passed unanimously.
Meeting adjourned at 6:43 p.m.

Mayor_____

Attest:_____
City Clerk

Bank	Cert. Number	Fund Number and Name	Purchased	Time	Rate	Due	Amount	Fund Total	Cashed	Renewed	Interest Earned
Liberty Trust & Savings	11723	001-660 Ambulance Trust	09/04/16	12 mos.	0.40	03/21/23	\$116,461.34			03/21/22	
Fidelity Bank & Trust	6801146	001-687 Unemployment Trust	10/10/16	12 mos.	3.00	10/28/23	\$77,886.72			10/28/22	
Fidelity Bank & Trust	6801147	001 City Reserve Fund	10/10/17	12 mos.	3.00	10/28/23	\$120,016.23	\$314,364.29		10/28/22	
Liberty Trust & Savings	11722	110 Road Use Tax	09/04/16	12 mos.	0.40	03/21/23	\$104,111.65			03/21/22	
Liberty Trust & Savings	11742	110 Road Use Tax	10/02/16	12 mos.	0.40	04/26/23	\$31,591.44	\$135,703.09		04/26/22	
Liberty Trust & Savings	11738	125 TIF	03/27/16	12 mos.	0.40	04/15/23	\$82,661.48	\$82,661.48		04/15/22	
Citizens Bank	27941	160 Economic Development	03/27/16	12 mos.	0.75	07/08/23	\$13,755.76	\$13,755.76		07/08/22	
Liberty Trust & Savings	11724	500 Cemetery Trust	09/04/16	12 mos.	0.40	03/21/23	\$104,848.52	\$104,848.52		03/21/22	
Citizens Bank	27963	610 Wastewater/Sewer Operating	11/06/16	12 mos.	0.40	09/16/22	\$223,897.88	\$223,897.88		09/16/22	
Liberty Trust & Savings	11691	630 Electric Operating	06/19/16	12 mos.	0.40	01/18/23	\$113,987.94			01/18/22	
Citizens Bank	27962	630 Electric Operating	11/06/16	12 mos.	0.40	09/16/23	\$112,825.81			09/16/22	
Liberty Trust & Savings	11743	630 Electric Operating	12/16/16	12 mos.	0.40	04/26/23	\$115,060.23			04/26/22	
Citizens Bank	27940	633 Electric Reserve	08/12/16	12 mos.	0.75	07/08/23	\$85,961.22	\$341,873.98		07/08/22	
Liberty Trust & Savings	11744	633 Electric Reserve	10/09/17	12 mos.	0.40	04/26/23	\$60,459.92			04/26/22	
Liberty Trust & Savings	11725	634 Electric Bond & Interest	09/02/17	12 mos.	0.40	03/21/23	\$167,708.24	\$167,708.24		03/21/22	
Fidelity Bank & Trust	6801144	641 Gas D.E.I.	10/09/17	12 mos.	3.00	10/28/23	\$11,102.68	\$11,102.68		10/28/22	
Fidelity Bank & Trust	6801145	950 Electric Meter Deposit	10/09/17	12 mos.	3.00	10/28/23	\$11,102.68	\$11,102.68		10/28/22	
Investments Total							\$1,553,439.74	\$1,553,439.74			
											0.00

City of Tipton
MTD Treasurers Report
As of November 30, 2022

FUND	BEGINNING	M-T-D	A/R NET	M-T-D	A/P	ENDING	Y-T-D	BALANCE	Ending Cash Bal
	CASH BALANCE	REVENUES	CHANGE	EXPENSES	CHANGE	CASH BALANCE	INVESTMENTS	WITH INVESTMENTS	
001-GENERAL GOVERNMENT	428,429.10	191,330.61	-77,886.72	255,872.78	0	441,773.65	314,364.29	756,137.94	5,164,715.41
110-ROAD USE TAX FUND	135,010.62	34,322.05	0	18,607.94	0	150,724.73	135,703.09	286,427.82	-51,193.27
112-TRUST AND AGENCY FUND	122,905.06	6,239.47	0	42,923.75	0	86,220.78	0	86,220.78	80,528.48
119-Emergency Fund	8,800.88	420.39	0	2,829.58	0	6,391.69	0	6,391.69	0.00
121-LOCAL OPTION TAX	303,991.73	37,223.04	0	25,000.00	0	316,154.77	0	316,154.77	0.00
125-TIF SPECIAL REVENUE FUND	122,547.82	14,445.42	0	16,185.25	0	120,807.99	82,661.48	203,469.47	552.36
160-ECONOMIC/INDUSTRIAL DEVEL	168,935.11	8,170.48	0	40,979.00	0	136,126.59	13,755.76	149,882.35	Bank Balance
168-AQUATIC CENTER CAMPAIGN F	-576,279.12	0	0	0	0	-576,279.12	0	-576,279.12	5,194,602.98
189-LIBRARY TRUST FUND	15,675.94	78.68	0	0	0	15,754.62	0	15,754.62	
190-P S SHARE FUND	41,505.24	1,219.33	0	0	0	42,724.57	0	42,724.57	
192-FIRE ENTERPRISE TRUST	199,706.05	3,845.35	0	7,178.08	0	196,373.32	0	196,373.32	
202-ELECTRIC REVENUE BONDS	229,948.79	238.62	0	0	0	230,187.41	0	230,187.41	
203-06 ELECTRIC SUBSTATION RE	589,793.58	19,644.73	0	16,430.00	0	592,998.31	0	592,998.31	
208-WW/SEWER REVENUE BOND SIN	260,652.03	35,296.79	0	0	0	295,948.82	0	295,948.82	
214-GO CP BONDS SERIES 2011A	86,920.97	12,728.08	0	3,440.00	0	96,209.05	0	96,209.05	
216-GO CP BONDS SERIES 2011B	13,120.73	2,699.68	0	855	0	14,965.41	0	14,965.41	
218-GO CP BONDS SERIES 2011C	75,695.69	78.55	0	0	0	75,774.24	0	75,774.24	
220-GO BONDS 2013 DEBT SRVC	33,783.81	8,143.41	0	855	0	41,072.22	0	41,072.22	
222-GO BOND 2015 DEBT SERVICE	131,506.45	5,064.03	0	5,687.50	0	130,882.98	0	130,882.98	
224-GO BOND DEBT SERVICE	106,650.88	6,652.34	0	16,676.25	0	96,626.97	0	96,626.97	
226-GO BOND SERIES 2021	94,500.57	7,997.88	0	10,930.00	0	91,568.45	0	91,568.45	
316-GO 2021 CP	769,760.82	670.07	0	124,049.66	0	646,381.23	0	646,381.23	
317-HWY 38 PROJECT	-493,108.75	0	0	9,886.56	0	-502,995.31	0	-502,995.31	
318-ARPA 2021	484,844.46	503.13	0	0	0	485,347.59	0	485,347.59	
500-CEMETERY TRUST FUND	12,900.00	0	0	0	0	12,900.00	104,848.52	117,748.52	
600-WATER OPERATING	422,666.02	209,066.63	0	41,101.24	0	590,631.41	0	590,631.41	
610-WASTEWATER/AKA SEWER REVE	255,898.73	69,060.19	0	72,690.22	0	252,268.70	223,897.88	476,166.58	
630-ELECTRIC OPERATING	-28,018.89	387,707.97	700	587,379.80	0	-228,390.72	341,873.98	113,483.26	
631-ELECTRIC DEVELOPMENT	9,033.48	9.37	0	0	0	9,042.85	0	9,042.85	
632-ELECTRIC RENEWAL/REPLACEM	394,389.19	409.27	0	0	0	394,798.46	0	394,798.46	
633-ELECTRIC RESERVE	285,733.65	296.51	0	0	0	286,030.16	146,421.14	432,451.30	
634-ELECTRIC BOND/INT RESERVE	115,765.20	120.13	0	0	0	115,885.33	167,708.24	283,593.57	
640-GAS OPERATING	-24,261.72	69,209.07	0	113,651.88	0	-68,704.53	0	-68,704.53	
641-GAS D.E.I.	-5,524.29	5.79	-11,102.68	0	0	5,584.18	11,102.68	16,686.86	
660-AIRPORT OPERATING	15,096.44	3,086.78	0	3,193.79	0	14,989.43	0	14,989.43	
670-GARBAGE COLLECTION	159,669.28	50,572.46	0	45,757.36	0	164,484.38	0	164,484.38	
740-STORM WATER	266,683.27	8,789.92	0	2,214.29	0	273,258.90	0	273,258.90	
810-CENTRAL GARAGE	15,137.09	40,130.00	0	14,210.62	0	41,056.47	0	41,056.47	
820-PSF HEALTH INSURANCE	65,029.74	5,736.81	0	9,174.54	0	61,592.01	0	61,592.01	
835-ADMINISTRATIVE SERVICES	723.16	23,054.56	0	34,856.12	0	-11,078.40	0	-11,078.40	
860-PAYROLL ACCOUNT	1,269.72	0	0	0	0	1,269.72	0	1,269.72	
950-ELECTRIC METER DEPOSITS	-6,760.72	178.69	-11,102.68	965	0	3,555.65	11,102.68	14,658.33	
951-WATER METER DEPOSITS	3,086.84	127.89	0	425	0	2,789.73	0	2,789.73	
952-GAS METER DEPOSITS	12,179.31	111.41	0	1,280.00	0	11,010.72	0	11,010.72	
GRAND TOTAL	5,325,923.96	1,264,685.58	-99,392.08	1,525,286.21	0	5,164,715.41	1,553,439.74	6,718,155.15	

CITY OF TIPTON
FUND BALANCE REPORT
AS OF: NOVEMBER 30TH, 2022

	BEGINNING FUND BALANCE	YTD REVENUES	YTD EXPENSES	ENDING FUND BALANCE
001-GENERAL GOVERNMENT	480,362.83CR	1,539,859.23CR	1,596,577.74	423,644.32CR
110-ROAD USE TAX FUND	195,460.67CR	185,970.79CR	95,003.64	286,427.82CR
112-TRUST AND AGENCY FUND	42,481.07CR	258,358.46CR	214,618.75	86,220.78CR
119-Emergency Fund	3,484.27CR	17,055.36CR	14,147.94	6,391.69CR
121-LOCAL OPTION TAX	297,467.29CR	159,091.83CR	140,404.35	316,154.77CR
125-TIF SPECIAL REVENUE FUND	169,024.75CR	115,370.97CR	80,926.25	203,469.47CR
160-ECONOMIC/INDUSTRIAL DEVEL	398,134.07CR	82,317.22CR	330,568.94	149,882.35CR
168-AQUATIC CENTER CAMPAIGN F	576,279.12	0.00	0.00	576,279.12
189-LIBRARY TRUST FUND	14,779.41CR	975.21CR	0.00	15,754.62CR
190-P S SHARE FUND	40,510.59CR	2,213.98CR	0.00	42,724.57CR
192-FIRE ENTERPRISE TRUST	182,268.38CR	49,995.38CR	35,890.44	196,373.32CR
202-ELECTRIC REVENUE BONDS	228,696.38CR	1,491.03CR	0.00	230,187.41CR
203-06 ELECTRIC SUBSTATION RE	510,630.97CR	98,797.34CR	16,430.00	592,998.31CR
208-WW/SEWER REVENUE BOND SIN	119,602.63CR	176,346.19CR	0.00	295,948.82CR
208-WW/SEWER REVENUE BOND SIN	119,602.63CR	176,346.19CR	0.00	295,948.82CR
214-GO CP BONDS SERIES 2011A	250.01	99,899.06CR	3,440.00	96,209.05CR
216-GO CP BONDS SERIES 2011B	2,337.97CR	13,482.44CR	855.00	14,965.41CR
218-GO CP BONDS SERIES 2011C	75,283.41CR	490.83CR	0.00	75,774.24CR
220-GO BONDS 2013 DEBT SRVC	1,272.90CR	40,654.32CR	855.00	41,072.22CR
222-GO BOND 2015 DEBT SERVICE	86,660.10CR	49,910.38CR	5,687.50	130,882.98CR
224-GO BOND DEBT SERVICE	28,652.44CR	84,650.78CR	16,676.25	96,626.97CR
226-GO BOND SERIES 2021	15,397.11	118,495.56CR	11,530.00	91,568.45CR
316-GO 2021 CP	1,159,199.60CR	7,018.15CR	519,836.52	646,381.23CR
317-HWY 38 PROJCT	463,121.65	0.00	39,873.66	502,995.31
318-ARPA 2021	241,519.63CR	243,827.96CR	0.00	485,347.59CR
500-CEMETERY TRUST FUND	116,637.52CR	1,111.00CR	0.00	117,748.52CR
600-WATER OPERATING	570,291.84CR	438,020.56CR	417,681.02	590,631.38CR
610-WASTEWATER/AKA SEWER REVE	476,046.67CR	351,165.64CR	351,045.50	476,166.81CR
630-ELECTRIC OPERATING	567,399.59CR	2,572,985.43CR	3,026,476.83	113,908.19CR
631-ELECTRIC DEVELOPMENT	8,984.27CR	58.58CR	0.00	9,042.85CR
632-ELECTRIC RENEWAL/REPLACEM	392,241.15CR	2,557.31CR	0.00	394,798.46CR
633-ELECTRIC RESERVE	430,477.54CR	1,973.76CR	0.00	432,451.30CR
634-ELECTRIC BOND/INT RESERVE	282,505.43CR	1,088.14CR	0.00	283,593.57CR
640-GAS OPERATING	76,005.25CR	266,893.65CR	411,603.45	68,704.55
641-GAS D.E.I.	16,634.23CR	52.63CR	0.00	16,686.86CR
660-AIRPORT OPERATING	93,442.72	147,491.12CR	39,058.97	14,989.43CR
670-GARBAGE COLLECTION	187,382.44CR	259,830.51CR	282,728.27	164,484.68CR
740-STORM WATER	242,942.22CR	44,313.41CR	13,996.73	273,258.90CR
810-CENTRAL GARAGE	62,553.42CR	192,756.73CR	214,253.68	41,056.47CR
820-PSF HEALTH INSURANCE	58,365.27CR	48,463.66CR	45,236.92	61,592.01CR
835-ADMINISTRATIVE SERVICES	762.64CR	158,139.91CR	169,980.95	11,078.40
860-PAYROLL ACCOUNT	1,305.19CR	0.00	0.00	1,305.19CR
950-ELECTRIC METER DEPOSITS	13,461.87CR	4,991.46CR	3,795.00	14,658.33CR
951-WATER METER DEPOSITS	3,058.58CR	1,516.15CR	1,785.00	2,789.73CR
952-GAS METER DEPOSITS	9,908.18CR	4,362.54CR	3,260.00	11,010.72CR
GRAND TOTAL FUND BALANCE	6,765,904.68CR	8,020,390.85CR	8,104,224.30	6,682,071.23CR

*** END OF REPORT ***

CITY OF TIPTON
 REVENUE AND EXPENDITURES REPORT (UNAUDITED)
 AS OF: NOVEMBER 30TH, 2022

% OF YEAR COMPLETED: 4

	PRIOR YEAR BUDGET	PRIOR YEAR Y-T-D	CURRENT BUDGET	CURRENT PERIOD	CURRENT YTD ACTUAL	BUDGET BALANCE	% BU
<u>001-GENERAL GOVERNMENT</u>							
TOTAL REVENUE	3,208,554.17	1,426,030.86	3,292,718.91	191,330.61	1,539,859.23	1,752,859.68	4
TOTAL EXPENDITURES	3,355,386.69	1,423,904.14	3,371,818.93	255,872.78	1,596,577.74	1,775,241.19	4
REVENUES OVER/(UNDER) EXPENDITURES	(146,832.52)	2,126.72	(79,100.02)	(64,542.17)	(56,718.51)	(22,381.51)	7
<u>110-ROAD USE TAX FUND</u>							
TOTAL REVENUE	400,551.46	195,825.83	400,760.15	34,322.05	185,970.79	214,789.36	4
TOTAL EXPENDITURES	504,590.70	451,165.90	280,014.71	18,607.94	95,003.64	185,011.07	3
REVENUES OVER/(UNDER) EXPENDITURES	(104,039.24)	(255,340.07)	120,745.44	15,714.11	90,967.15	29,778.29	7
<u>112-TRUST AND AGENCY FUND</u>							
TOTAL REVENUE	446,422.00	223,932.90	515,085.00	6,239.47	258,358.46	256,726.54	5
TOTAL EXPENDITURES	446,422.00	186,009.19	515,085.00	42,923.75	214,618.75	300,466.25	4
REVENUES OVER/(UNDER) EXPENDITURES	0.00	37,923.71	0.00	(36,684.28)	43,739.71	(43,739.71)	
<u>119-Emergency Fund</u>							
TOTAL REVENUE	32,143.00	16,202.22	33,955.00	420.39	17,055.36	16,899.64	5
TOTAL EXPENDITURES	32,143.00	13,392.94	33,955.00	2,829.58	14,147.94	19,807.06	4
REVENUES OVER/(UNDER) EXPENDITURES	0.00	2,809.28	0.00	(2,409.19)	2,907.42	(2,907.42)	
<u>121-LOCAL OPTION TAX</u>							
TOTAL REVENUE	369,297.00	209,061.66	300,000.00	37,223.04	159,091.83	140,908.17	5
TOTAL EXPENDITURES	369,297.00	124,174.53	300,000.00	25,000.00	140,404.35	159,595.65	4
REVENUES OVER/(UNDER) EXPENDITURES	0.00	84,887.13	0.00	12,223.04	18,687.48	(18,687.48)	
<u>125-TIF SPECIAL REVENUE FUND</u>							
TOTAL REVENUE	308,726.00	154,758.02	249,251.00	14,445.42	115,370.97	133,880.03	4
TOTAL EXPENDITURES	308,726.00	98,588.75	249,251.00	16,185.25	80,926.25	168,324.75	3
REVENUES OVER/(UNDER) EXPENDITURES	0.00	56,169.27	0.00	(1,739.83)	34,444.72	(34,444.72)	
<u>160-ECONOMIC/INDUSTRIAL DEVEL</u>							
TOTAL REVENUE	144,398.00	58,516.79	98,283.00	8,170.48	82,317.22	15,965.78	8
TOTAL EXPENDITURES	253,809.44	77,739.77	195,000.00	40,979.00	330,568.94	(135,568.94)	16
REVENUES OVER/(UNDER) EXPENDITURES	(109,411.44)	(19,222.98)	(96,717.00)	(32,808.52)	(248,251.72)	151,534.72	25
<u>168-AQUATIC CENTER CAMPAIGN F</u>							
<u>189-LIBRARY TRUST FUND</u>							
TOTAL REVENUE	0.00	1,968.89	0.00	78.68	975.21	(975.21)	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	1,968.89	0.00	78.68	975.21	(975.21)	

REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: NOVEMBER 30TH, 2022

% OF YEAR COMPLETED: 4

	PRIOR YEAR BUDGET	PRIOR YEAR Y-T-D	CURRENT BUDGET	CURRENT PERIOD	CURRENT YTD ACTUAL	BUDGET BALANCE	% BU
<u>190-P S SHARE FUND</u>							
TOTAL REVENUE	2,000.00	1,451.16	2,000.00	1,219.33	2,213.98 (	213.98)	11
TOTAL EXPENDITURES	<u>2,000.00</u>	<u>0.00</u>	<u>2,000.00</u>	<u>0.00</u>	<u>0.00</u>	<u>2,000.00</u>	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	1,451.16	0.00	1,219.33	2,213.98 (	2,213.98)	
<u>192-FIRE ENTERPRISE TRUST</u>							
TOTAL REVENUE	98,829.48	40,899.35	102,269.04	3,845.35	49,995.38	52,273.66	4
TOTAL EXPENDITURES	<u>25,000.00</u>	<u>10,416.69</u>	<u>86,137.00</u>	<u>7,178.08</u>	<u>35,890.44</u>	<u>50,246.56</u>	<u>4</u>
REVENUES OVER/(UNDER) EXPENDITURES	73,829.48	30,482.66	16,132.04 (	3,332.73)	14,104.94	2,027.10	8
<u>202-ELECTRIC REVENUE BONDS</u>							
TOTAL REVENUE	210,830.00	88,112.33	0.00	238.62	1,491.03 (	1,491.03)	
TOTAL EXPENDITURES	<u>210,830.00</u>	<u>2,665.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	85,447.33	0.00	238.62	1,491.03 (	1,491.03)	
<u>203-06 ELECTRIC SUBSTATION RE</u>							
TOTAL REVENUE	228,300.00	95,660.90	228,360.00	19,644.73	98,797.34	129,562.66	4
TOTAL EXPENDITURES	<u>228,300.00</u>	<u>18,900.00</u>	<u>228,360.00</u>	<u>16,430.00</u>	<u>16,430.00</u>	<u>211,930.00</u>	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	76,760.90	0.00	3,214.73	82,367.34 (	82,367.34)	
<u>208-WW/SEWER REVENUE BOND SIN</u>							
TOTAL REVENUE	417,660.00	174,220.43	419,881.00	35,296.79	176,346.19	243,534.81	4
TOTAL EXPENDITURES	<u>417,660.00</u>	<u>0.00</u>	<u>419,881.00</u>	<u>0.00</u>	<u>0.00</u>	<u>419,881.00</u>	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	174,220.43	0.00	35,296.79	176,346.19 (	176,346.19)	
<u>208-WW/SEWER REVENUE BOND SIN</u>							
TOTAL REVENUE	417,660.00	174,220.43	419,881.00	35,296.79	176,346.19	243,534.81	4
TOTAL EXPENDITURES	<u>417,660.00</u>	<u>0.00</u>	<u>419,881.00</u>	<u>0.00</u>	<u>0.00</u>	<u>419,881.00</u>	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	174,220.43	0.00	35,296.79	176,346.19 (	176,346.19)	
<u>214-GO CP BONDS SERIES 2011A</u>							
TOTAL REVENUE	218,530.00	98,380.16	222,380.00	12,728.08	99,899.06	122,480.94	4
TOTAL EXPENDITURES	<u>218,530.00</u>	<u>6,515.00</u>	<u>222,380.00</u>	<u>3,440.00</u>	<u>3,440.00</u>	<u>218,940.00</u>	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	91,865.16	0.00	9,288.08	96,459.06 (	96,459.06)	
<u>216-GO CP BONDS SERIES 2011B</u>							
TOTAL REVENUE	99,918.00	41,657.71	32,210.00	2,699.68	13,482.44	18,727.56	4
TOTAL EXPENDITURES	<u>99,918.00</u>	<u>2,208.75</u>	<u>32,210.00</u>	<u>855.00</u>	<u>855.00</u>	<u>31,355.00</u>	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	39,448.96	0.00	1,844.68	12,627.44 (	12,627.44)	
<u>218-GO CP BONDS SERIES 2011C</u>							
TOTAL REVENUE	114,020.00	47,606.32	0.00	78.55	490.83 (	490.83)	
TOTAL EXPENDITURES	<u>114,020.00</u>	<u>1,760.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	45,846.32	0.00	78.55	490.83 (	490.83)	

CITY OF TIPTON
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: NOVEMBER 30TH, 2022

% OF YEAR COMPLETED: 4

	PRIOR YEAR BUDGET	PRIOR YEAR Y-T-D	CURRENT BUDGET	CURRENT PERIOD	CURRENT YTD ACTUAL	BUDGET BALANCE	% BU
<u>220-GO BONDS 2013 DEBT SRVC</u>							
TOTAL REVENUE	98,920.00	41,240.74	97,210.00	8,143.41	40,654.32	56,555.68	4
TOTAL EXPENDITURES	98,920.00	1,710.00	97,210.00	855.00	855.00	96,355.00	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	39,530.74	0.00	7,288.41	39,799.32 (	39,799.32)	
<u>222-GO BOND 2015 DEBT SERVICE</u>							
TOTAL REVENUE	104,125.00	48,383.46	106,877.00	5,064.03	49,910.38	56,966.62	4
TOTAL EXPENDITURES	104,125.00	6,812.50	106,877.00	5,687.50	5,687.50	101,189.50	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	41,570.96	0.00	(623.47)	44,222.88 (	44,222.88)	
<u>224-GO BOND DEBT SERVICE</u>							
TOTAL REVENUE	178,153.00	83,033.39	178,952.50	6,652.34	84,650.78	94,301.72	4
TOTAL EXPENDITURES	178,153.00	18,776.25	178,952.50	16,676.25	16,676.25	162,276.25	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	64,257.14	0.00	(10,023.91)	67,974.53 (	67,974.53)	
<u>226-GO BOND SERIES 2021</u>							
TOTAL REVENUE	21,185.00	0.00	247,859.00	7,997.88	118,495.56	129,363.44	4
TOTAL EXPENDITURES	21,185.00	9,654.84	232,460.00	10,930.00	11,530.00	220,930.00	
REVENUES OVER/(UNDER) EXPENDITURES	0.00 (	9,654.84)	15,399.00	(2,932.12)	106,965.56 (	91,566.56)	69
<u>303-WASTEWATER PROJECT</u>							
TOTAL REVENUE	0.00	995,516.68	0.00	0.00	0.00	0.00	
TOTAL EXPENDITURES	0.00	1,238,563.58	0.00	0.00	0.00	0.00	
REVENUES OVER/(UNDER) EXPENDITURES	0.00 (	243,046.90)	0.00	0.00	0.00	0.00	
<u>316-GO 2021 CP</u>							
TOTAL REVENUE	0.00	1,334.35	0.00	670.07	7,018.15 (	7,018.15)	
TOTAL EXPENDITURES	0.00 (	9,805.50)	1,156,444.00	124,049.66	519,836.52	636,607.48	4
REVENUES OVER/(UNDER) EXPENDITURES	0.00	11,139.85	(1,156,444.00) (	123,379.59) (	512,818.37 (	643,625.63)	4
<u>317-HWY 38 PROJCT</u>							
TOTAL REVENUE	1,506,822.00	471,425.21	4,598,318.00	0.00	0.00	4,598,318.00	
TOTAL EXPENDITURES	1,506,822.00	794,831.10	1,963,188.00	9,886.56	39,873.66	1,923,314.34	
REVENUES OVER/(UNDER) EXPENDITURES	0.00 (	323,405.89)	2,635,130.00	(9,886.56) (	39,873.66)	2,675,003.66	
<u>318-ARPA 2021</u>							
TOTAL REVENUE	481,912.00	241,044.66	240,956.00	503.13	243,827.96 (	2,871.96)	10
TOTAL EXPENDITURES	481,912.00	0.00	481,912.00	0.00	0.00	481,912.00	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	241,044.66	(240,956.00)	503.13	243,827.96 (	484,783.96)	10
<u>500-CEMETERY TRUST FUND</u>							
TOTAL REVENUE	0.00	1,560.15	0.00	0.00	1,111.00 (	1,111.00)	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	1,560.15	0.00	0.00	1,111.00 (	1,111.00)	

CITY OF TIPTON
 REVENUE AND EXPENDITURES REPORT (UNAUDITED)
 AS OF: NOVEMBER 30TH, 2022

% OF YEAR COMPLETED: 4

	PRIOR YEAR BUDGET	PRIOR YEAR Y-T-D	CURRENT BUDGET	CURRENT PERIOD	CURRENT YTD ACTUAL	BUDGET BALANCE	% BU
<u>600-WATER OPERATING</u>							
TOTAL REVENUE	675,200.00	292,966.10	666,001.00	209,066.63	438,020.56	227,980.44	6
TOTAL EXPENDITURES	<u>1,003,050.37</u>	<u>343,001.13</u>	<u>666,001.00</u>	<u>41,101.24</u>	<u>417,681.02</u>	<u>248,319.98</u>	<u>6</u>
REVENUES OVER/(UNDER) EXPENDITURES	(327,850.37)	(50,035.03)	0.00	167,965.39	20,339.54	(20,339.54)	
<u>610-WASTEWATER/AKA SEWER REVE</u>							
TOTAL REVENUE	822,738.00	251,083.88	821,438.00	69,060.19	351,165.64	470,272.36	4
TOTAL EXPENDITURES	<u>862,738.44</u>	<u>350,027.77</u>	<u>821,438.00</u>	<u>72,690.22</u>	<u>351,045.50</u>	<u>470,392.50</u>	<u>4</u>
REVENUES OVER/(UNDER) EXPENDITURES	(40,000.44)	(98,943.89)	0.00	(3,630.03)	120.14	(120.14)	
<u>630-ELECTRIC OPERATING</u>							
TOTAL REVENUE	4,840,212.49	2,319,742.52	4,579,573.40	387,707.97	2,572,985.43	2,006,587.97	5
TOTAL EXPENDITURES	<u>5,101,447.37</u>	<u>2,081,893.82</u>	<u>4,579,572.87</u>	<u>587,379.80</u>	<u>3,026,476.83</u>	<u>1,553,096.04</u>	<u>6</u>
REVENUES OVER/(UNDER) EXPENDITURES	(261,234.88)	237,848.70	0.53	(199,671.83)	(453,491.40)	453,491.93	4,41
<u>631-ELECTRIC DEVELOPMENT</u>							
TOTAL REVENUE	0.00	3.57	0.00	9.37	58.58	(58.58)	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	3.57	0.00	9.37	58.58	(58.58)	
<u>632-ELECTRIC RENEWAL/REPLACEM</u>							
TOTAL REVENUE	0.00	373.29	0.00	409.27	2,557.31	(2,557.31)	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	373.29	0.00	409.27	2,557.31	(2,557.31)	
<u>633-ELECTRIC RESERVE</u>							
TOTAL REVENUE	0.00	390.92	0.00	296.51	1,973.76	(1,973.76)	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	390.92	0.00	296.51	1,973.76	(1,973.76)	
<u>634-ELECTRIC BOND/INT RESERVE</u>							
TOTAL REVENUE	0.00	445.64	0.00	120.13	1,088.14	(1,088.14)	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	445.64	0.00	120.13	1,088.14	(1,088.14)	
<u>640-GAS OPERATING</u>							
TOTAL REVENUE	1,918,900.00	263,724.65	1,803,168.00	69,209.07	266,893.65	1,536,274.35	1
TOTAL EXPENDITURES	<u>1,924,900.31</u>	<u>429,615.66</u>	<u>1,803,168.00</u>	<u>113,651.88</u>	<u>411,603.45</u>	<u>1,391,564.55</u>	<u>2</u>
REVENUES OVER/(UNDER) EXPENDITURES	(6,000.31)	(165,891.01)	0.00	(44,442.81)	(144,709.80)	144,709.80	
<u>641-GAS D.E.I.</u>							
TOTAL REVENUE	0.00	41.21	0.00	5.79	52.63	(52.63)	
REVENUES OVER/(UNDER) EXPENDITURES	0.00	41.21	0.00	5.79	52.63	(52.63)	
<u>642-GAS RESERVE</u>							

CITY OF TIPTON
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: NOVEMBER 30TH, 2022

% OF YEAR COMPLETED: 4

	PRIOR YEAR BUDGET	PRIOR YEAR Y-T-D	CURRENT BUDGET	CURRENT PERIOD	CURRENT YTD ACTUAL	BUDGET BALANCE	% BU
<u>660-AIRPORT OPERATING</u>							
TOTAL REVENUE	463,356.77	193,150.03	449,348.00	3,086.78	147,491.12	301,856.88	3
TOTAL EXPENDITURES	508,856.55	179,472.49	505,949.80	3,193.79	39,058.97	466,890.83	19
REVENUES OVER/(UNDER) EXPENDITURES	(45,499.78)	13,677.54	(56,601.80)	(107.01)	108,432.15	(165,033.95)	
<u>670-GARBAGE COLLECTION</u>							
TOTAL REVENUE	587,246.00	254,437.43	605,125.00	50,572.46	259,830.51	345,294.49	4
TOTAL EXPENDITURES	589,746.46	251,287.07	605,125.32	45,757.36	282,728.27	322,397.05	4
REVENUES OVER/(UNDER) EXPENDITURES	(2,500.46)	3,150.36	(0.32)	4,815.10	(22,897.76)	22,897.44	5,55
<u>740-STORM WATER</u>							
TOTAL REVENUE	103,000.00	43,123.93	103,000.00	8,789.92	44,313.41	58,686.59	4
TOTAL EXPENDITURES	103,000.24	65,410.74	103,000.00	2,214.29	13,996.73	89,003.27	1
REVENUES OVER/(UNDER) EXPENDITURES	(0.24)	(22,286.81)	0.00	6,575.63	30,316.68	(30,316.68)	
<u>810-CENTRAL GARAGE</u>							
TOTAL REVENUE	434,232.34	152,751.07	419,538.98	40,130.00	192,756.73	226,782.25	4
TOTAL EXPENDITURES	482,594.76	170,157.64	419,538.98	14,210.62	214,253.68	205,285.30	5
REVENUES OVER/(UNDER) EXPENDITURES	(48,362.42)	(17,406.57)	0.00	25,919.38	(21,496.95)	21,496.95	
<u>820-PSF HEALTH INSURANCE</u>							
TOTAL REVENUE	100,195.20	33,551.64	115,012.00	5,736.81	48,463.66	66,548.34	4
TOTAL EXPENDITURES	100,195.20	48,416.51	115,012.00	9,174.54	45,236.92	69,775.08	3
REVENUES OVER/(UNDER) EXPENDITURES	0.00	(14,864.87)	0.00	(3,437.73)	3,226.74	(3,226.74)	
<u>835-ADMINISTRATIVE SERVICES</u>							
TOTAL REVENUE	343,104.00	135,395.07	366,874.16	23,054.56	158,139.91	208,734.25	4
TOTAL EXPENDITURES	343,104.00	154,162.45	366,874.16	34,856.12	169,980.95	196,893.21	4
REVENUES OVER/(UNDER) EXPENDITURES	0.00	(18,767.38)	0.00	(11,801.56)	(11,841.04)	11,841.04	
<u>860-PAYROLL ACCOUNT</u>							
<u>950-ELECTRIC METER DEPOSITS</u>							
TOTAL REVENUE	9,000.00	3,868.85	12,000.00	178.69	4,991.46	7,008.54	4
TOTAL EXPENDITURES	9,000.00	3,555.00	12,000.00	965.00	3,795.00	8,205.00	3
REVENUES OVER/(UNDER) EXPENDITURES	0.00	313.85	0.00	(786.31)	1,196.46	(1,196.46)	
<u>951-WATER METER DEPOSITS</u>							
TOTAL REVENUE	5,000.00	1,492.62	5,000.00	127.89	1,516.15	3,483.85	3
TOTAL EXPENDITURES	5,000.00	1,155.00	5,000.00	425.00	1,785.00	3,215.00	3
REVENUES OVER/(UNDER) EXPENDITURES	0.00	337.62	0.00	(297.11)	(268.85)	268.85	

CITY OF TIPTON
 REVENUE AND EXPENDITURES REPORT (UNAUDITED)
 AS OF: NOVEMBER 30TH, 2022

% OF YEAR COMPLETED: 4

	PRIOR YEAR BUDGET	PRIOR YEAR Y-T-D	CURRENT BUDGET	CURRENT PERIOD	CURRENT YTD ACTUAL	BUDGET BALANCE	% BU
<u>952-GAS METER DEPOSITS</u>							
TOTAL REVENUE	9,100.00	2,664.32	7,000.00	111.41	4,362.54	2,637.46	6
TOTAL EXPENDITURES	<u>9,100.00</u>	<u>2,755.00</u>	<u>7,000.00</u>	<u>1,280.00</u>	<u>3,260.00</u>	<u>3,740.00</u>	<u>4</u>
REVENUES OVER/(UNDER) EXPENDITURES	0.00 (	90.68)	0.00 (	1,168.59)	1,102.54 (	1,102.54)	
<hr/>							
GRAND TOTAL REVENUES	19,420,240.91	8,881,251.34	21,740,285.14	1,299,982.37	8,020,390.85	13,719,894.29	3
GRAND TOTAL EXPENDITURES	<u>20,438,143.53</u>	<u>8,558,893.71</u>	<u>20,582,697.27</u>	<u>1,525,286.21</u>	<u>8,104,224.30</u>	<u>(12,478,472.97)</u>	<u>3</u>
REVENUES OVER/(UNDER) EXPENDITURES	(1,017,902.62)	322,357.63	1,157,587.87	(225,303.84)	(83,833.45)	1,241,421.32	

*** END OF REPORT ***

AGENDA ITEM

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	1/9/2023
AGENDA ITEM:	Environment Management Services of Iowa, Inc.
ACTION:	Motion to approve, deny or table

SYNOPSIS: SYNOPSIS:

Attached is a PO to Environmental Management Services of Iowa for the Asbestos clean-up at the Rhino's building. We must pay this invoice to receive grant reimbursement from Iowa Brownfield Redevelopment Program.

- The city will be reimbursed \$14,850.00 from the Iowa Brownfield Redevelopment program
- 524 Partners, LLC will reimburse the city: \$2,200.00 for the clean out of basement areas and their match of 12.5% \$2,475.00 (City also agreed to 12.5% match of this grant).

Total reimbursement to the city: \$19,525.00

BUDGET ITEM: 160-5-599-2-65980

RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

MAYOR/COUNCIL ACTION: Motion to approve, deny or table:

ATTACHMENTS: Environmental Management Invoice

PREPARED BY: Linda Beck

DATE PREPARED: 12/28/2022

ENVIRONMENTAL MANAGEMENT SERVICES OF IOWA, INC.



5170 WOLFF ROAD, DUBUQUE, IA 52002

(563) 583-0808

INVOICE

BILL TO: City of Tipton
417 Cedar Street
Tipton, IA 52772
Attn: Accounts Payable

Invoice Number: 07005
Invoice Date: 12/21/2022
Purchase Order No.:
Contract #:

TERMS: NET 30 DAYS
1.5% PAST DUE

Pay From This Invoice

Description	Amount
Asbestos Project Z3527 Former Rhino's Bar & Grill, 524 Cedar Street, Tipton, IA 11/01/2022 - 11/17/2022 Removal and disposal of asbestos floor tile, sheet floor, air cell pip insulation with mudded joint fittings, and transite	\$19,700.00
IA DNR Asbestos Notification Fee	\$100.00
Clean out of basement areas	\$2,200.00

VNO 0952 DATE 12-21-2022
AMT DIS NET 22,000.00
VNO 160-S-599-2-45980

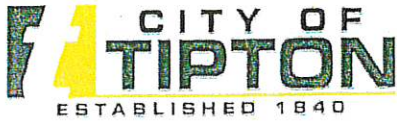
Tax Exempt

SUBTOTAL \$22,000.00
TAX \$0.00
SHIPPING & HANDLING \$0.00

PLEASE MAKE CHECKS PAYABLE TO AND REMIT TO:
Environmental Management Services of Iowa, Inc.
5170 Wolff Road, #2
Dubuque, IA 52002-2563

TOTAL DUE \$22,000.00
Thank You!
Total Due by: 01/20/2023

Tax ID#: 42-1332848



407 Lynn St. Tipton, Iowa

563.886.6187

www.tiptoniowa.org

Dept. Economic Development

Account No. 160-5-599-2-65980
Date 12/28/2022

Please ship to: City of Tipton Phone: 563 886.6187
407 Lynn Street Fax: 563 886.2759
Tipton, IA 52772-1699

Vendor Environmental Management Services Of Iowa, Inc.

Location TDC Office

Purchase Order NO. 2023-25

	Per item Cost	Total
Asbestos Removal at the Rhinos Building		
Removal & disposal of asbestos floor tile, Sheet floor, air cell pip insulation with Mudded joint fittings, and transite		\$19,700.00
IA DNR Asbestos Notification Fee		\$100.00
Clean out of basement areas		\$2,200.00
		\$22,000.00

Ordered by *Linda Beck* 12/28/22

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	12/9/2022
AGENDA ITEM:	DRIP Program Request
ACTION:	Motion to approve, deny or table

SYNOPSIS:

DRIP Revitalization Incentive Program (DRIP) Request

Applicant: Penny Pratt DBA: Penny's Hair & Nail Studio. Location: 111 East 4th Street

Total amount of project: \$19,030.00

Amount suggested to approve by the Commission: \$7,500.00 to begin project.

Project summary: Facade Grant

- Stucco siding is cracking and leaking water into the building. Stucco is also bubbling from water damage
- Demo stucco siding
- Osb Sheathing installation
- Siding and Tyvek Installation

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

RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

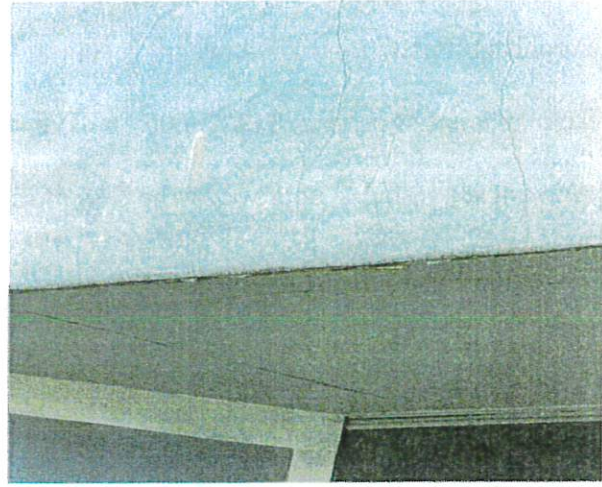
MAYOR/COUNCIL ACTION: Approve, deny or Table

ATTACHMENTS: Before pictures

PREPARED BY: Linda Beck

DATE PREPARED: 12/29/2022

Penny Pratt DBA: Penny's Hair & Nail Studio
111 East 4th Street Façade DRIP Grant
Before Pictures



**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	12/9/2022
AGENDA ITEM:	DRIP Program Request
ACTION:	Motion to approve, deny or table

SYNOPSIS:

DRIP Revitalization Incentive Program (DRIP) Request

Applicant: Marcia Meyers building located at 415 Cedar Street

Total amount of project: \$15,214.38

Amount suggested to approve by the Commission: \$7,500.00 to begin project.

Project summary: Commercial Grant

- Remove old carpet and put down new flooring
- Fix walls
- Paint

Wild Angels Expressions rented this building for many years. Taylor Doermann-Milton is renting this building for her new photography studio

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

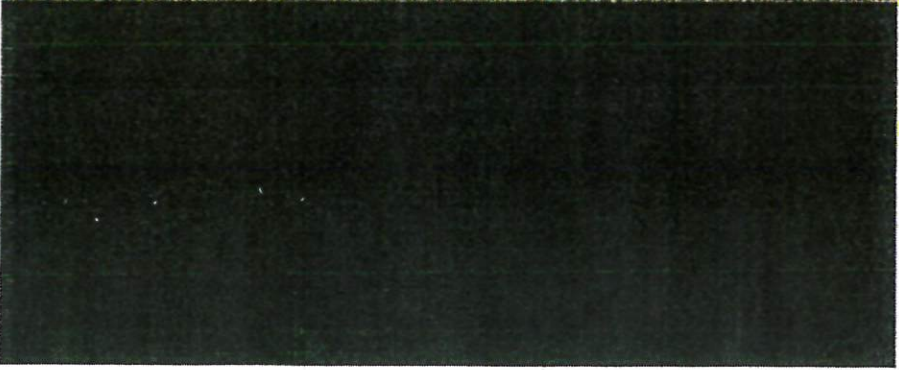
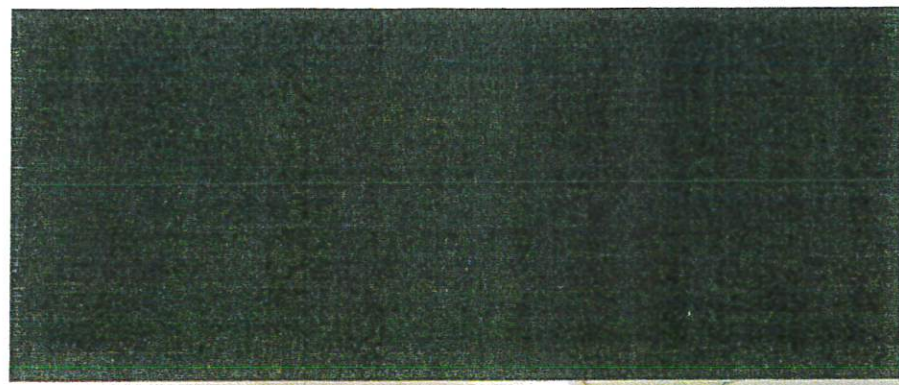
RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

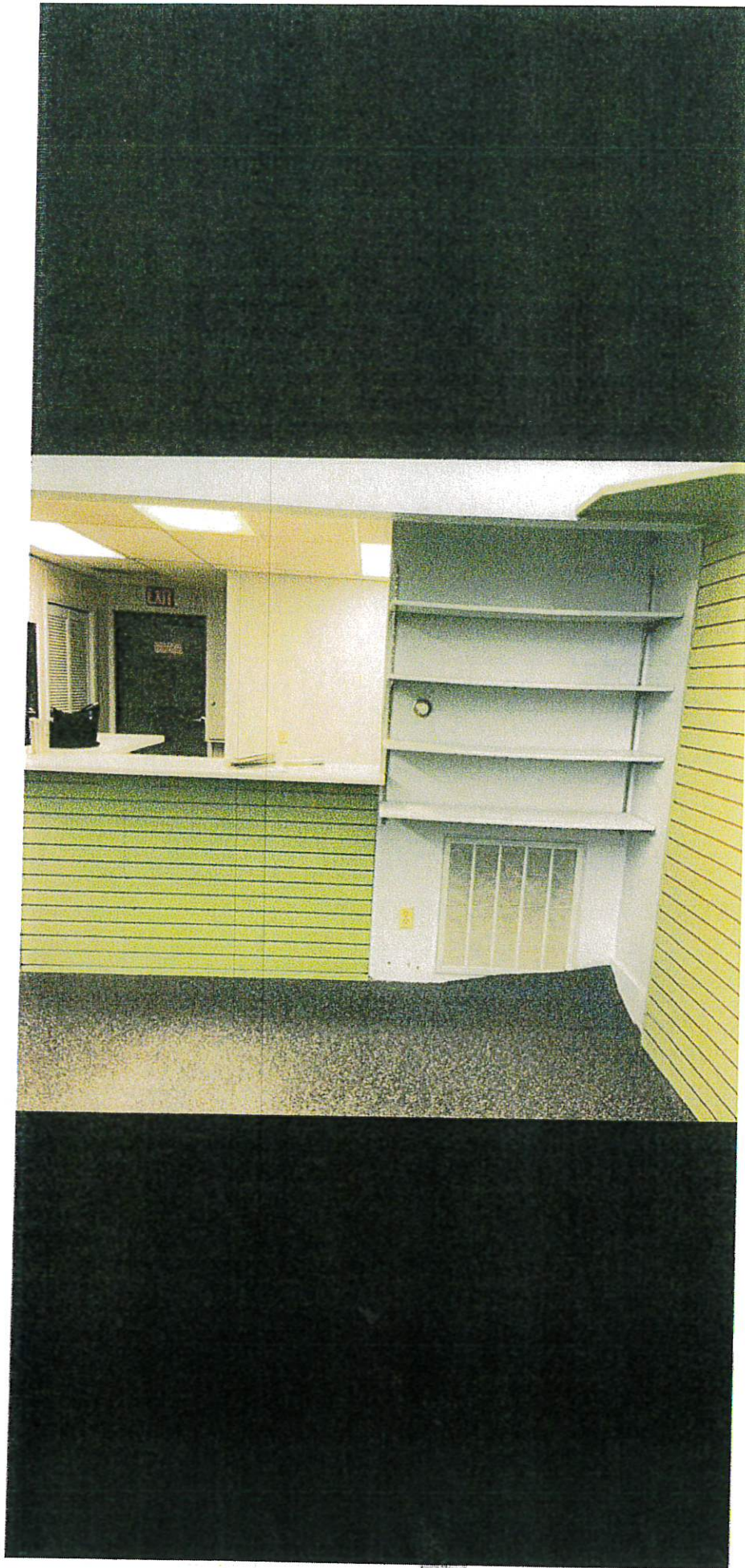
MAYOR/COUNCIL ACTION: Approve, deny or Table

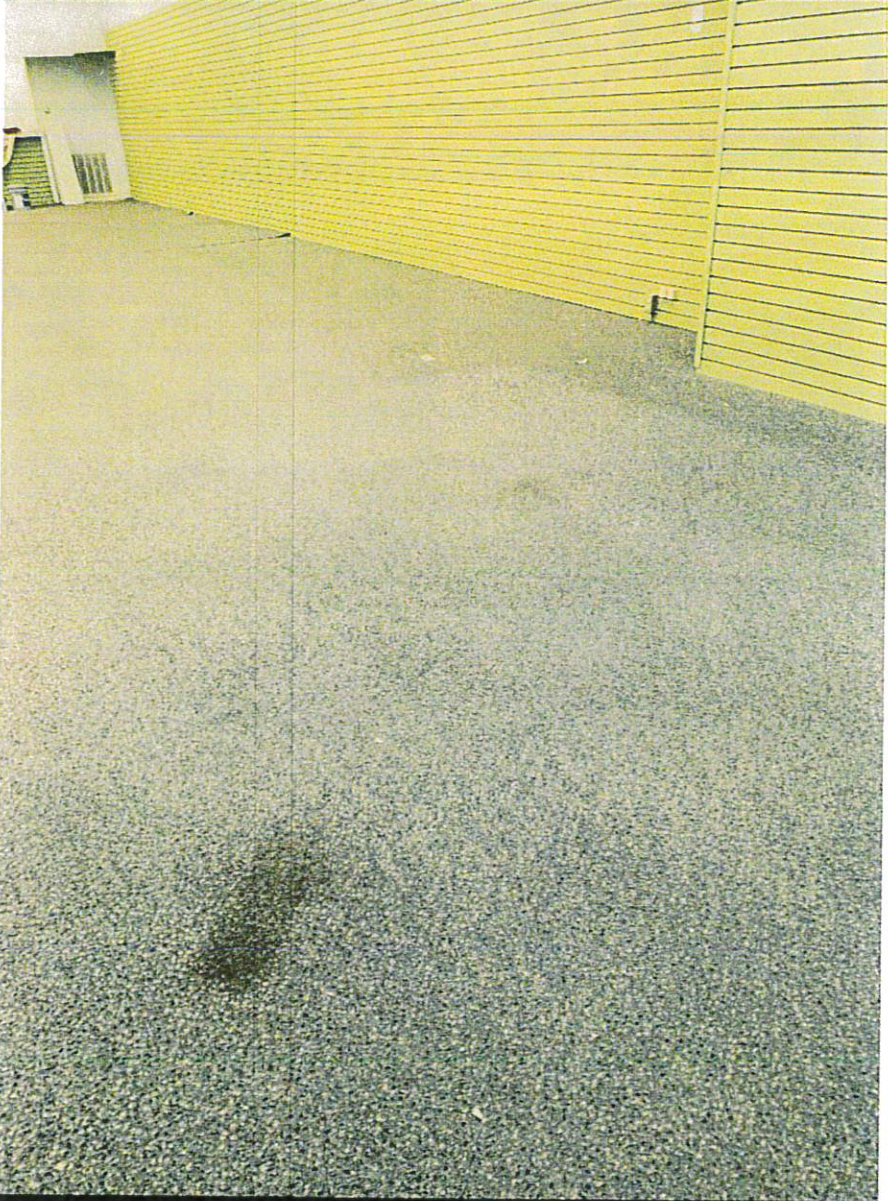
ATTACHMENTS: Before pictures

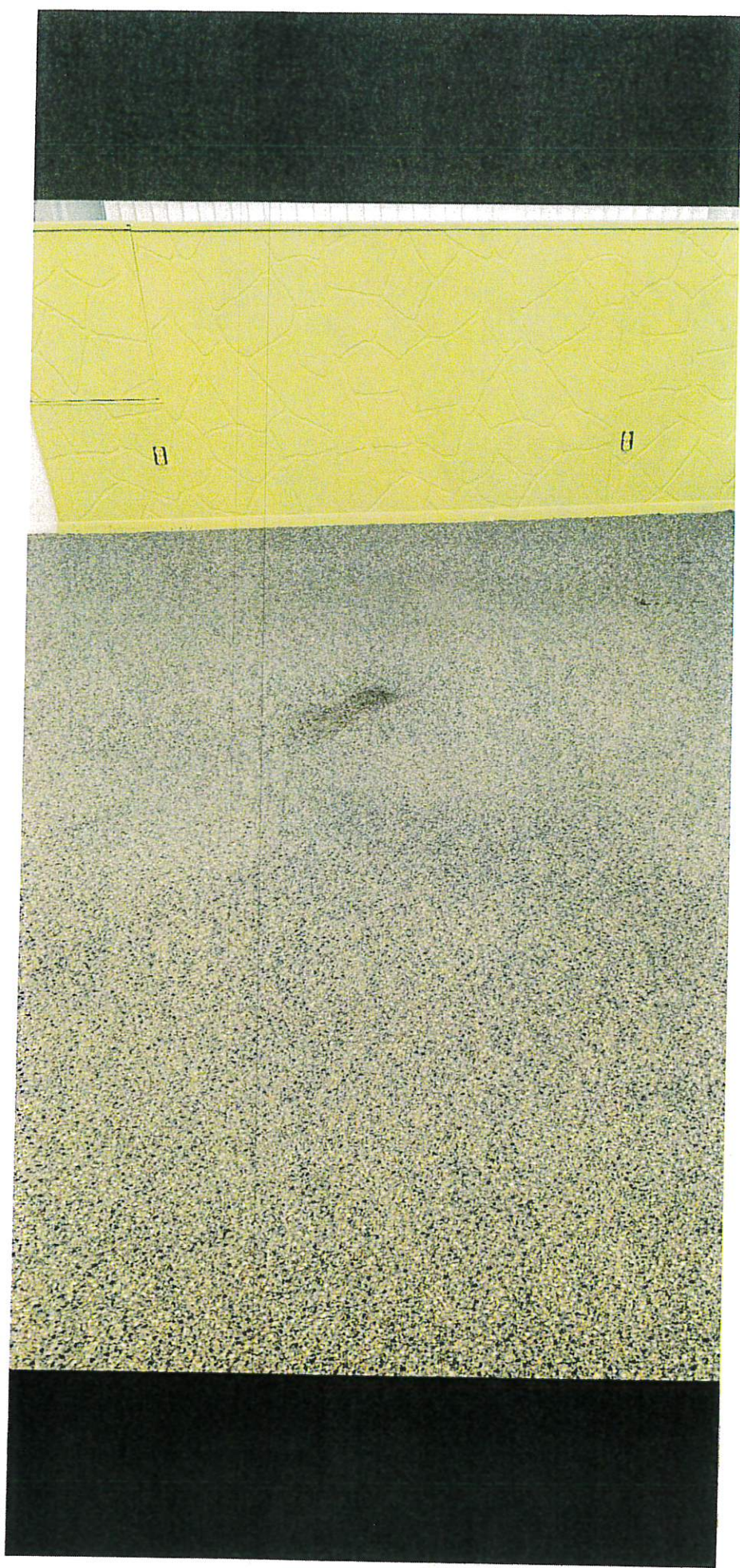
PREPARED BY: Linda Beck

DATE PREPARED: 12/29/2022









Back Door



**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	1/3/2023
AGENDA ITEM:	DRIP Program Request
ACTION:	Motion to approve, deny or table

SYNOPSIS:

Downtown Revitalization Incentive Program (DRIP) Request

Applicant: Stacy Meinert DBA: Meinert Properties LLC (Tiffany's Tipton Bakery)
Building location: 402 Cedar Street

Commission corresponded via email (but couldn't legally vote). However, there weren't any objections via email to proceed with granting approval with this project. The Commission is asking the City Council to make final decision regarding this application.

Total amount of project: \$24,672.00 for a Façade and Commercial Grant

Amount suggested to approve by the Commission: \$7,500.00 reimbursement once project is complete.

Project summary: Exterior renovation

- New Awning
- Furnish and install aluminum storefront (2 windows and one front door w/side lite)
- Repair walls and ceiling as necessary to new storefront
- Electrical
- Flooring
- Repair multiple holes on the lower roof

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

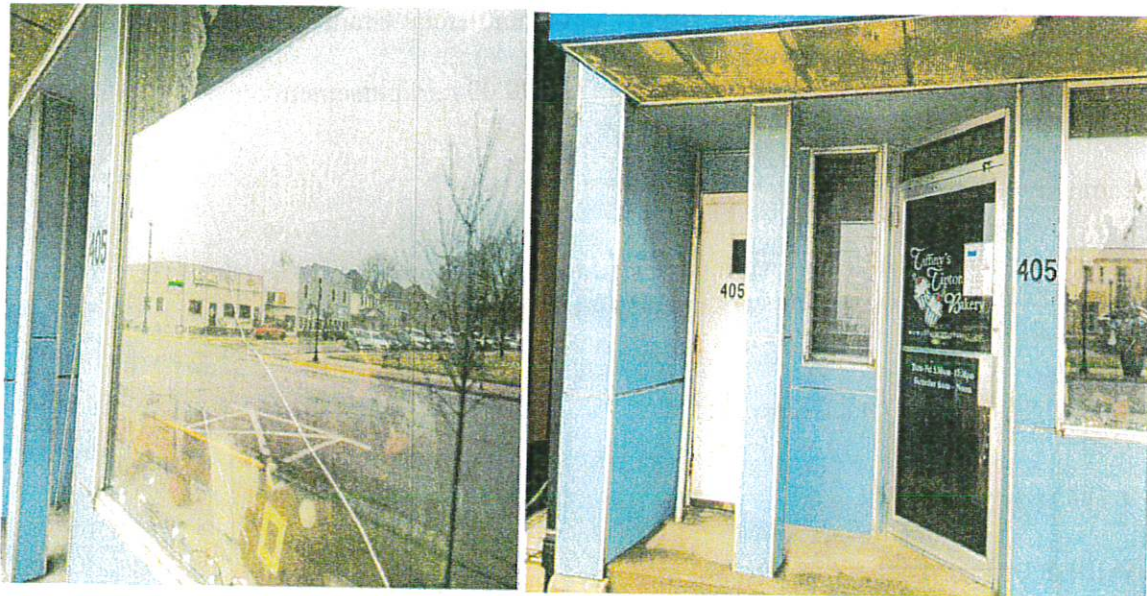
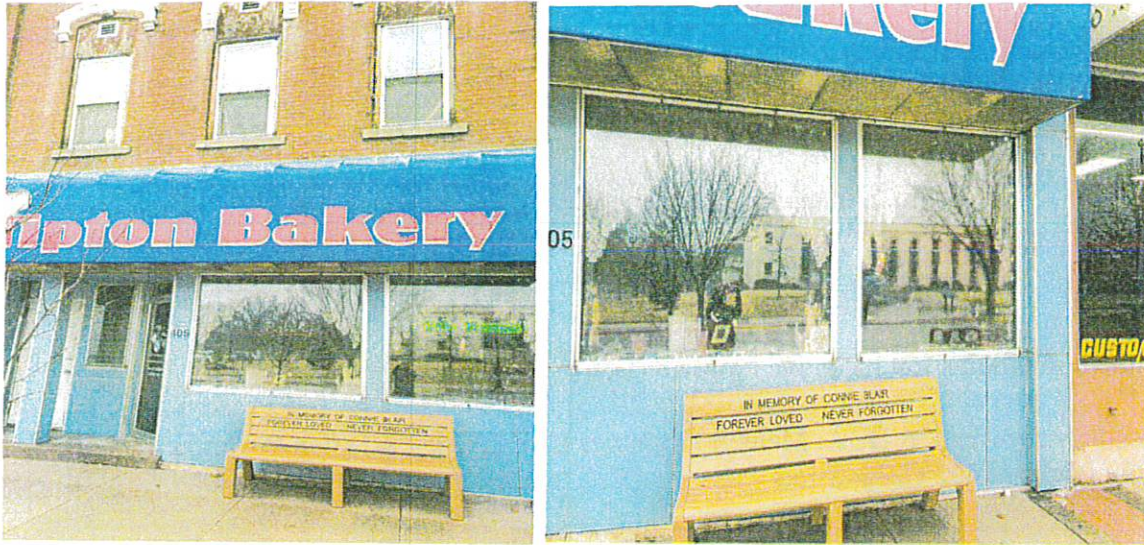
RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

MAYOR/COUNCIL ACTION: Approve, deny or Table

ATTACHMENTS: Pictures

PREPARED BY: Linda Beck DATE PREPARED: 1/9/2023

Meinert Properties 405 Cedar Street
DRIP Application - Before Pictures



**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	1/9/2023
AGENDA ITEM:	TRIP Program Request
ACTION:	Motion to approve, deny or table

SYNOPSIS:

Tipton Revitalization Incentive Program (TRIP) Request

Applicant: Jerry O'Rourke DBA: O'Rourke Motors
Located at 101 Alexander Drive

Commission corresponded via email (but couldn't legally vote). However, there weren't any objections via email to proceed with granting approval with this project. The Commission is asking the City Council to make final decision regarding this application.

Total amount of project: \$246,000.00 for a Commercial/Industrial Grant. Estimated Dealer investment once this project is complete is \$500,000.00

Jerry is installing one Level 3 charger, four Level 2 chargers, two Charging Station Dual Posts for Electric Vehicles. These chargers are for public use and will be located on his property located at 101 Alexander Drive. With this upgrade Jerry's dealership will become Model e Certified. Jerry is requesting assistance with the infrastructure for his project. Instead of amending the TIF district (which would cost the city between \$6,000-\$8,000 in legal fees) TRIP would offer Jerry \$15,000.00 a year for three years after his current TIF rebate is paid in FY24-25. TRIP payments would begin in FY25-26 after paid invoices are received.

Project summary:

- Installation of one Level 3 Electric Charger
- Installation of four Level 2 Chargers
- Installation of two Charging Station Dual Posts
- Upgrading the Electric Utility Capacity to accommodate the new chargers

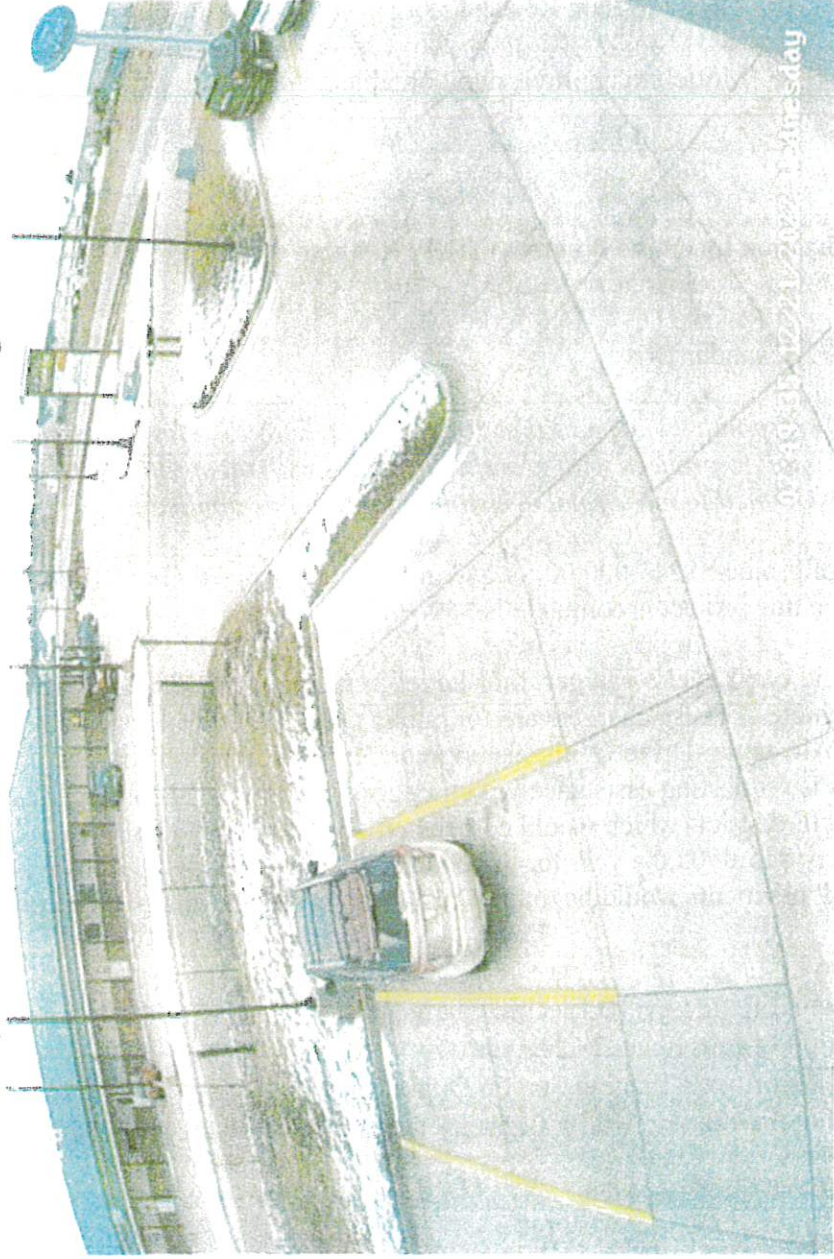
BUDGET ITEM:160-5-599-2-64995

RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

MAYOR/COUNCIL ACTION: Approve, Deny or Table

ATTACHMENTS: Pictures of two possible locations on O'Rourke Motor property
PREPARED BY: Linda Beck **DATE PREPARED:** 1/4/2023

Charging stations on the Northside parking lot





PROJECT _____

Owner: Randy Phelps
Address: 711 Sycamore Street
Tipton IA 52772



Contractor: Aavantis Construction
Address: 1120 Monroe Ave.
Tipton IA 52772


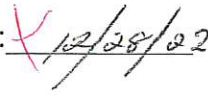
TYPE OF REQUEST _____


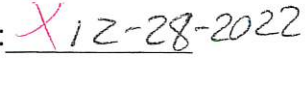
CHANGE IN SPECS
 INCREASE IN CONTRACT AMOUNT \$3,000.00

REASON FOR REQUEST: Contractor has reported that windows orders are taking approximately 13 – 15 weeks for delivery. He has found a different window company, but costs for windows will be higher for the different supplier plus to help contractor out with carrying costs from order placement to deliver, installation and payment for work completed. Add \$3,000.00. New windows will be Energy Star rated.

Original Contract Amount	\$	<u>18,830.00</u>
Increase Amount	\$	<u>3,000.00</u>
Adjusted Contract Amount	\$	<u>21,830.00</u>

Contractor's Signature:  Date: 

Inspector's Signature:  Date: 

Owner's Signature:  Date: 

City Signature:  Date: 

REQUEST FOR CHANGE ORDER - NO. 1

PROJECT _____


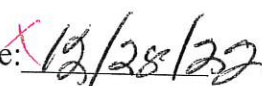
Owner: Gail Fleming Contractor: Aavantis Construction
Address: 601 Lynn Street Address: 1120 Monroe Ave.
Tipton IA 52772 Tipton IA 52772



TYPE OF REQUEST _____

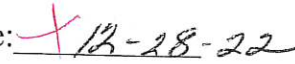
CHANGE IN SPECS
 INCREASE IN CONTRACT AMOUNT \$200.00

REASON FOR REQUEST: Contractor has reported that window orders are taking approximately 13 – 15 weeks for delivery. He has found a different window company, but costs for windows will be higher for the different supplier plus to help contractor out with carrying costs from order placement to deliver, installation and payment for work completed. Add \$200.00. New windows will be Energy Star rated.

Original Contract Amount	\$	<u>14,550.00</u>
Increase Amount	\$	<u>200.00</u>
Adjusted Contract Amount	\$	<u>14,750.00</u>

Contractor's Signature:  Date: 

Inspector's Signature:  Date: 

Owner's Signature:  Date: 

City Signature:  Date: 

PROJECT _____


Owner: John Lange Contractor: Aavantis Construction
Address: 59 Mulberry Street Address: 1120 Monroe Ave.
Tipton IA 52772 Tipton IA 52772

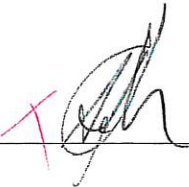
TYPE OF REQUEST _____


- CHANGE IN SPECS
- INCREASE IN CONTRACT AMOUNT \$250.00

REASON FOR REQUEST: Contractor has reported that windows orders are taking approximately 13 – 15 weeks for delivery. He has found a different window company, but costs for windows will be higher for the different supplier plus to help contractor out with carrying costs from order placement to deliver, installation and payment for work completed. Add \$250.00. New windows will be Energy Star rated.

Adjusted Contract Amount	\$ <u>21,425.00</u>
Increase Amount	\$ <u>250.00</u>
Adjusted Contract Amount	\$ <u>21,675.00</u>

Contractor's Signature:  Date: 12/28/22

Inspector's Signature:  Date: 12/28/22

Owner's Signature:  Date: 12/28/22

City Signature:  Date: 

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT		
POLICE DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	1,063.42		
			MEDICARE WITHOLDING	205.48		
			MEDICARE WITHOLDING	3.15		
			MEDICARE WITHOLDING	6.34		
			MEDICARE WITHOLDING	16.19		
			MEDICARE WITHOLDING	17.56		
			IPERS	IPERS WITHOLDING EMT	60.01	
				IPERS WITHOLDING POLICE	1,543.68	
			OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00	
			UNIFORM DEN INC	PEGASUS CARRIER	499.50	
				PEGASUS CARRIER	499.50	
				PEGASUS CARRIER	499.50	
				PEGASUS CARRIER	499.50	
				PEGASUS CARRIER	519.28	
			CAPITAL ONE	OFFICE, MISC, OPER SUPPLIE	44.62	
			CITY OF TIPTON FUNDS	Repay Admin Services	2,261.53	
				PSF payment	3,257.98	
			CITY UTILITIES	City Hall	25.98	
			CITY OF TIPTON-REVOLVING CENTRAL GARAG	CENTRAL GARAGE REPAY	4,088.89	
				TOTAL:	15,311.11	
		FIRE DEPARTMENT	GENERAL GOVERNMENT I.R.S.	AAA MECHANICAL INC	BOILER PREVENTATIVE MAINT	775.00
					FICA WITHOLDING	56.45
					MEDICARE WITHOLDING	13.23
MISC. VENDOR	MIDWEST ALARM SERVICES			MIDWEST ALARM SERVICES:SRV	394.56	
D & R PEST CONTROL				D & R PEST CONTROL	40.00	
IPERS				IPERS WITHOLDING, FIRE	58.40	
LECTRONICS INC				ALARM SERVICE	30.00	
OFFICE MACHINE CONSULTANTS INC				MANAGEMENT SERVICES	199.00	
CITY OF TIPTON FUNDS				Repay Admin Services	431.59	
CITY UTILITIES				CITY UTILITIES	577.50	
				CITY UTILITIES	618.97	
	CITY OF TIPTON-REVOLVING CENTRAL GARAG			vehicle/equipment charges	904.09	
				TOTAL:	4,098.79	
AMBULANCE	GENERAL GOVERNMENT I.R.S.				FICA WITHOLDING	307.80
			MEDICARE WITHOLDING	46.09		
			MEDICARE WITHOLDING	16.37		
			MEDICARE WITHOLDING	5.52		
			MEDICARE WITHOLDING	4.00		
		AT&T MOBILITY		WIRELESS	247.09	
		BOUND TREE MEDICAL LLC		MEDICAL SUPPLIES	147.10	
				MEDICAL SUPPLIES	101.99	
		D & R PEST CONTROL		D & R PEST CONTROL	35.00	
		IPERS		IPERS WITHOLDING EMT	464.85	
		JOHNSON COUNTY AMBULANCE SERVICE		ALS INTERCEPT	200.00	
				ALS INTERCEPT	200.00	
		OFFICE MACHINE CONSULTANTS INC		MANAGEMENT SERVICES	199.00	
		LINDE GAS & EQUIPMENT INC		OXYGEN	74.21	
		WING PC		MEDICAL DIRECTOR	500.00	
		CITY OF TIPTON FUNDS		Repay Admin Services	1,264.45	
				PSF payment	709.41	
				TRANSFERS	1,425.00	
		CITY UTILITIES		CITY UTILITIES	157.66	
				CITY UTILITIES	78.69	
	CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	2,251.48			

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			TOTAL:	8,435.71
STREET DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	193.85
			MEDICARE WITHOLDING	25.90
			MEDICARE WITHOLDING	1.47
			MEDICARE WITHOLDING	5.85
			MEDICARE WITHOLDING	8.40
			MEDICARE WITHOLDING	3.72
		CINTAS	UNIFORMS	61.77
			UNIFORMS	61.77
		IPERS	IPERS REGULAR EMPLOYEES	295.37
		WENDLING QUARRIES INC	47.62 TN RD STONE & MANSAN	549.27
		CITY OF TIPTON FUNDS	Central Stores services pa	1,869.53
			PSF payment	379.83
			TRANSFERS	10,535.50
		CITY UTILITIES	CITY UTILITIES	15.00
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	3,719.30
			TOTAL:	17,726.53
SIDEWALKS	GENERAL GOVERNMENT CITY OF TIPTON FUNDS		Central Stores services pa	35.67
			TOTAL:	35.67
TREES	GENERAL GOVERNMENT TIPTON GREENHOUSE & FLORIST		20 TREE TRUNK GUARDS	79.80
	CITY OF TIPTON FUNDS		CENTRAL STORES PAYMENT	56.52
			TOTAL:	136.32
CEMETERY	GENERAL GOVERNMENT CEDAR COUNTY VFW POST 2537		2 FLAGS	67.00
	ERIC STORJOHANN		1 BURIAL	500.00
			TOTAL:	567.00
GENERAL ADMINISTRATION	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	150.67
			MEDICARE WITHOLDING	21.82
			MEDICARE WITHOLDING	0.33
			MEDICARE WITHOLDING	12.30
			MEDICARE WITHOLDING	0.78
		CINTAS	UNIFORMS	11.66
			UNIFORMS	11.66
		IPERS	IPERS REGULAR EMPLOYEES	230.40
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		CITY OF TIPTON FUNDS	Central Stores services pa	941.56
			PSF payment	171.39
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	1,519.15
			TOTAL:	3,270.72
LIBRARY	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	192.30
			MEDICARE WITHOLDING	26.16
			MEDICARE WITHOLDING	18.81
		AUCA CHICAGO LOCKBOX	BLDG MAINT SUPPLIES	339.76
		BAKER & TAYLOR	BOOKS	52.63
			BOOKS	46.15
			BOOKS	188.65
			BOOKS	188.80
			BOOKS	264.70
		BANLEACO	COPIERS CONTRACT	105.60
		COPY SYSTEMS	BASE AND COPIES	59.27
		ESBECK MASONRY	BLDG MAINTENANCE	425.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		FINDAWAY	AUDIO BOOKS	389.95
		IPERS	IPERS REGULAR EMPLOYEES	292.80
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		TOTAL MAINTENANCE INC	JANUARY SERVICE	511.00
		WINDSTREAM	MONTHLY SERVICES	164.44
		CITY UTILITIES	CITY UTILITIES	775.61
			TOTAL:	4,240.63
PARK	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	8.68
			MEDICARE WITHOLDING	1.19
			MEDICARE WITHOLDING	0.84
		IPERS	IPERS REGULAR EMPLOYEES	13.28
		CITY OF TIPTON FUNDS	Repay Admin Services	170.06
			PSF payment	7.90
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	176.37
			TOTAL:	378.32
RECREATION DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	72.71
			MEDICARE WITHOLDING	16.15
			MEDICARE WITHOLDING	0.85
		IPERS	IPERS REGULAR EMPLOYEES	110.69
		CITY OF TIPTON FUNDS	Repay Admin Services	129.88
			PSF payment	3.95
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	100.65
			TOTAL:	434.88
ADULT RECREATION	GENERAL GOVERNMENT	BRAD DOERRING	REF ADULT LEAGUE	50.00
		KEITH LEHRMAN	REF ADULT LEAGUE	50.00
			TOTAL:	100.00
YOUTH RECREATON	GENERAL GOVERNMENT	MISC. VENDOR CHRISTA SHAFFER	CHRISTA SHAFFER:BSKTBLL RE	30.00
		ADAM SPANGLER	REF PAY FOR 01/14/23 TOURN	640.00
			TOTAL:	670.00
FAMILY AQUATIC CENTER	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	329.95
			MEDICARE WITHOLDING	35.97
			MEDICARE WITHOLDING	40.36
			MEDICARE WITHOLDING	0.86
		ALBAUGH PHC INC	REPAIR LEAKING PIPE	345.00
		CARRICO AQUATIC RESOURCES	HIGH FLOW COVER & INNER FR	844.85
		D & R PEST CONTROL	D & R PEST CONTROL	55.00
		IPERS	IPERS REGULAR EMPLOYEES	254.07
		LECTRONICS INC	FIRE EXTINGUISHER	187.50
			ALARM SERVICE	30.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		MICHELE PISMAN	DECEMBER YOGA	60.00
		ROTH ELECTRIC	CHEMICAL ROOM BREAKERS	75.00
		CITY OF TIPTON FUNDS	Repay Admin Services	1,212.40
			PSF payment	11.85
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	100.66
			TOTAL:	3,782.47
ECONOMIC DEVELOPMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	134.84
			MEDICARE WITHOLDING	31.54
		IPERS	IPERS REGULAR EMPLOYEES	208.83
		LECTRONICS INC	ALARM SERVICE	30.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		MARCIA MEYERS	JANUARY RENT	600.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		SPINUTECH INC	EMAIL MARKETING	25.00
		TIPTON CONSERVATIVE	COMMUNITY CHRISTMAS TREE	71.20
		CITY OF TIPTON FUNDS	PSF payment	7.90
			TOTAL:	1,308.31
EXECUTIVE	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	117.18
			MEDICARE WITHOLDING	27.41
		IPERS	IPERS ELECTED OFFICIALS	112.34
			TOTAL:	256.93
FINANCE & ADMINISTRATI	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	75.58
			MEDICARE WITHOLDING	3.88
			MEDICARE WITHOLDING	12.51
			MEDICARE WITHOLDING	0.01
			MEDICARE WITHOLDING	0.57
			MEDICARE WITHOLDING	0.71
		ORIGIN DESIGN	CROOKED CREEK TRAIL	930.50
		IPERS	IPERS REGULAR EMPLOYEES	115.24
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		CITY OF TIPTON FUNDS	Repay Admin Services	576.68
			PSF payment	11.08
		CITY UTILITIES	City Hall	173.96
			City Hall	47.64
			CITY UTILITIES	3,216.19
			TOTAL:	5,363.55
BUILDING MAINTENANCE	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	12.92
			MEDICARE WITHOLDING	3.02
		AUCA CHICAGO LOCKBOX	MATS	40.88
		D & R PEST CONTROL	D & R PEST CONTROL	35.00
		LECTRONICS INC	ALARM SERVICE	30.00
			TOTAL:	121.82
AMBULANCE TRUST	GENERAL GOVERNMENT CITY OF TIPTON FUNDS		TRANSFERS	1,425.00
			TOTAL:	1,425.00
TRANSFER-COMM/LOCAL AC	GENERAL GOVERNMENT CITY OF TIPTON FUNDS		TRANSFERS	1,666.67
			TOTAL:	1,666.67
STREET DEPARTMENT	ROAD USE TAX FUND	GARDEN & ASSOCIATES INC	PLUM STREET PAVING EXTENSI	1,009.80
			ALLEY PAVING	4,782.37
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	3,706.64
			TOTAL:	9,498.81
TRAFFIC SERVICE MAINT.	ROAD USE TAX FUND I.R.S.		FICA WITHOLDING	4.39
			MEDICARE WITHOLDING	0.76
			MEDICARE WITHOLDING	0.05
			MEDICARE WITHOLDING	0.11
			MEDICARE WITHOLDING	0.11
		IPERS	IPERS REGULAR EMPLOYEES	6.68
		CITY OF TIPTON FUNDS	Central Stores services pa	22.06
			PSF payment	3.19
		CITY UTILITIES	CITY UTILITIES	35.38
			TOTAL:	72.73

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
SNOW AND ICE REMOVAL	ROAD USE TAX FUND	I.R.S.	FICA WITHOLDING	58.46
			MEDICARE WITHOLDING	9.79
			MEDICARE WITHOLDING	0.67
			MEDICARE WITHOLDING	1.62
			MEDICARE WITHOLDING	1.60
		COMPASS MINERALS AMERICA INC	100.91 TN ROAD SALT	9,076.85
		IPERS	IPERS REGULAR EMPLOYEES	89.03
		CITY OF TIPTON FUNDS	Central Stores services pa	705.16
			PSF payment	120.76
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	2,176.91
			TOTAL:	12,240.85
STREET CLEANING	ROAD USE TAX FUND	CITY OF TIPTON FUNDS	Central Stores services pa	186.24
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	835.92
		TOTAL:	1,022.16	
TRANSFER/OTHER SOURCES	ROAD USE TAX FUND	CITY OF TIPTON FUNDS	TRANSFERS	2,666.67
			TOTAL:	2,666.67
TRANSFERS/OTHER SOURCE TRUST AND AGENCY F	CITY OF TIPTON FUNDS		TRANSFERS	42,923.75
			TOTAL:	42,923.75
TRANSFER	Emergency Fund	CITY OF TIPTON FUNDS	TRANSFERS	2,829.58
			TOTAL:	2,829.58
TRANSFERS/OTHER SOURCE LOCAL OPTION TAX	CITY OF TIPTON FUNDS		TRANSFERS	25,000.00
			TOTAL:	25,000.00
ECONOMIC DEVELOPMENT	TIF SPECIAL REVENU	DAVE & SALLY KRUSE	TIF REBATE	11,400.71
		O'ROURKE MOTORS INC	TIF REBATE	30,029.82
		CITY OF TIPTON FUNDS	LMI SET ASIDE	5,873.10
		TOTAL:	47,303.63	
TRANSFERS/OTHER SOURCE TIF SPECIAL REVENU	CITY OF TIPTON FUNDS		TRANSFERS	6,940.25
			TRANSFERS	9,245.00
		TOTAL:	16,185.25	
TRANSFERS/OTHER SOURCE FIRE ENTERPRISE TR	CITY OF TIPTON FUNDS		TRANSFERS	7,178.08
			TOTAL:	7,178.08
HWY 38 PROJECT	HWY 38 PROJECT	ORIGIN DESIGN	CEDAR STREET IMPROVEMENTS	6,584.00
			CEDAR STREET IMPROVEMENTS	210.00
			TOTAL:	6,794.00
WATER DISTRIBUTION	WATER OPERATING	I.R.S.	FICA WITHOLDING	292.07
			MEDICARE WITHOLDING	54.31
			MEDICARE WITHOLDING	4.12
			MEDICARE WITHOLDING	6.65
			MEDICARE WITHOLDING	3.23
		CINTAS	UNIFORMS	10.29
			UNIFORMS	10.29
		ECIA	N AVE WATER IMPROVEMENTS	2,897.18
		IOWA ONE CALL	LOCATES	7.20
		IPERS	IPERS REGULAR EMPLOYEES	446.67
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		CITY OF TIPTON FUNDS	Repay Admin Services	2,539.41

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			PSF payment	350.59
		CITY UTILITIES	City Hall	25.98
			CITY UTILITIES	653.05
			CITY UTILITIES	645.95
			CITY UTILITIES	1,293.58
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	215.09
			TOTAL:	9,654.66
WATER BILL/COLLECT	WATER OPERATING	I.R.S.	FICA WITHOLDING	51.45
			MEDICARE WITHOLDING	10.59
			MEDICARE WITHOLDING	0.55
			MEDICARE WITHOLDING	0.90
		IPERS	IPERS REGULAR EMPLOYEES	80.52
		TYLER TECHNOLOGIES INC	UB NOTIFICATION CALLS	7.43
		CITY OF TIPTON FUNDS	Repay Admin Services	163.69
			PSF payment	23.90
			TOTAL:	339.03
TRANSFER/OTHER SOURCES	WATER OPERATING	CITY OF TIPTON FUNDS	TRANSFERS	4,166.67
			TRANSFERS	356.25
			TOTAL:	4,522.92
WASTEWATER/AKA SEWER	WASTEWATER/AKA SEW	I.R.S.	FICA WITHOLDING	299.20
			MEDICARE WITHOLDING	56.73
			MEDICARE WITHOLDING	3.83
			MEDICARE WITHOLDING	7.68
			MEDICARE WITHOLDING	1.72
		IPERS	IPERS REGULAR EMPLOYEES	458.75
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		CAPITAL ONE	OFFICE, MISC, OPER SUPPLIE	60.63
		VEENSTRA & KIMM INC	NW AREA UTILITY IMPROVEMEN	976.20
		CITY OF TIPTON FUNDS	Repay Admin Services	1,042.18
			PSF payment	279.24
		CITY UTILITIES	City Hall	25.98
			CITY UTILITIES	3,489.54
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	807.70
			TOTAL:	7,708.38
TRANSFER/OTHER SOURCES	WASTEWATER/AKA SEW	CITY OF TIPTON FUNDS	TRANSFERS	3,866.67
			TRANSFERS	35,290.67
			TOTAL:	39,157.34
ELECTRIC DISTRIBUTION	ELECTRIC OPERATING	I.R.S.	FICA WITHOLDING	606.87
			MEDICARE WITHOLDING	109.55
			MEDICARE WITHOLDING	8.98
			MEDICARE WITHOLDING	10.30
			MEDICARE WITHOLDING	10.13
			MEDICARE WITHOLDING	2.97
		CINTAS	UNIFORMS, SHOP TOWELS, MAT	60.74
			UNIFORMS, SHOP TOWELS, MAT	59.94
			UNIFORMS, SHOP TOWELS, MAT	60.74
			UNIFORMS, SHOP TOWELS, MAT	59.94
			UNIFORMS, SHOP TOWELS, MAT	60.74
			UNIFORMS, SHOP TOWELS, MAT	59.94
		DR DARLENE A EHLERS	JANUARY RENT	500.00
		MISC. VENDOR SMITH, JOANNA	06-0080-21	66.81

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		IOWA UTILITIES BOARD	ELECTRIC ASSESSMENT	1,716.00
		IOWA ONE CALL	LOCATES	7.20
		IPERS	IPERS REGULAR EMPLOYEES	939.87
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		CAPITAL ONE	OFFICE, MISC, OPER SUPPLIE	19.07
		CITY OF TIPTON FUNDS	Repay Admin Services	8,619.58
			PSF payment	2,367.86
		CITY UTILITIES	City Hall	32.49
			CITY UTILITIES	282.07
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	968.09
			TOTAL:	16,828.88
ELECTRIC POWER PLANT	ELECTRIC OPERATING I.R.S.		FICA WITHOLDING	31.67
			MEDICARE WITHOLDING	5.39
			MEDICARE WITHOLDING	1.85
			MEDICARE WITHOLDING	0.16
		D & R PEST CONTROL	D & R PEST CONTROL	37.45
			D & R PEST CONTROL	37.45
		IPERS	IPERS REGULAR EMPLOYEES	48.62
		CITY OF TIPTON FUNDS	Repay Admin Services	647.22
			PSF payment	170.52
		CITY UTILITIES	CITY UTILITIES	778.07
			CITY UTILITIES	1,392.73
			CITY UTILITIES	1,098.13
			CITY UTILITIES	119.82
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	116.64
			TOTAL:	4,485.72
ELECTRIC BILL/COLLECT	ELECTRIC OPERATING I.R.S.		FICA WITHOLDING	105.43
			MEDICARE WITHOLDING	19.88
			MEDICARE WITHOLDING	3.33
			MEDICARE WITHOLDING	1.29
			MEDICARE WITHOLDING	0.16
		IPERS	IPERS REGULAR EMPLOYEES	163.27
		TYLER TECHNOLOGIES INC	UB NOTIFICATION CALLS	7.44
		CITY OF TIPTON FUNDS	Repay Admin Services	301.69
			PSF payment	355.58
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	81.65
			TOTAL:	1,039.72
TRANSFER/OTHER SOURCES	ELECTRIC OPERATING CITY OF TIPTON FUNDS		TRANSFERS	25,946.67
			TRANSFERS	19,030.00
			TRANSFERS	7,325.14
			TOTAL:	52,301.81
GAS DISTRIBUTION	GAS OPERATING	I.R.S.	FICA WITHOLDING	436.22
			MEDICARE WITHOLDING	78.35
			MEDICARE WITHOLDING	4.63
			MEDICARE WITHOLDING	9.69
			MEDICARE WITHOLDING	8.70
			MEDICARE WITHOLDING	0.65
		CINTAS	UNIFORMS, SHOP TOWELS, MAT	32.27
			UNIFORMS, SHOP TOWELS, MAT	32.27
			UNIFORMS, SHOP TOWELS, MAT	32.27
		IOWA ONE CALL	LOCATES	7.20
		IPERS	IPERS REGULAR EMPLOYEES	677.11

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		CAPITAL ONE	OFFICE, MISC, OPER SUPPLIE	19.06
		CITY OF TIPTON FUNDS	Repay Admin Services	4,879.35
			PSF payment	36.93
		CITY UTILITIES	City Hall	32.49
			CITY UTILITIES	94.02
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	406.58
			TOTAL:	6,986.79
GAS BILL/COLLECT	GAS OPERATING	I.R.S.	FICA WITHOLDING	67.28
			MEDICARE WITHOLDING	13.29
			MEDICARE WITHOLDING	1.48
			MEDICARE WITHOLDING	0.99
		IPERS	IPERS REGULAR EMPLOYEES	104.82
		TYLER TECHNOLOGIES INC	UB NOTIFICATION CALLS	7.43
		CITY OF TIPTON FUNDS	Repay Admin Services	187.29
			PSF payment	109.16
			TOTAL:	491.74
GAS PEAK SHAVING PLANT	GAS OPERATING	CITY UTILITIES	CITY UTILITIES	63.15
			TOTAL:	63.15
TRANSFER/OTHER SOURCES	GAS OPERATING	CITY OF TIPTON FUNDS	TRANSFERS	9,012.00
			TOTAL:	9,012.00
AIRPORT	AIRPORT OPERATING	WRIGHT LAWN CARE	JANUARY 2023	358.33
		CITY UTILITIES	CITY UTILITIES	260.46
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	133.67
			TOTAL:	752.46
TRANSFER/OTHER SOURCES	AIRPORT OPERATING	CITY OF TIPTON FUNDS	TRANSFERS	356.25
			TOTAL:	356.25
GARBAGE COLLECTION	GARBAGE COLLECTION	I.R.S.	FICA WITHOLDING	200.88
			MEDICARE WITHOLDING	37.19
			MEDICARE WITHOLDING	3.44
			MEDICARE WITHOLDING	5.60
			MEDICARE WITHOLDING	0.71
		CINTAS	UNIFORMS	12.93
			UNIFORMS	12.93
		IPERS	IPERS REGULAR EMPLOYEES	307.66
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		HARRY WETHINGTON	COMPOSTING FEES FOR 2022	12,000.00
		CITY OF TIPTON FUNDS	Repay Admin Services	1,256.35
			Central Stores services pa	3,245.69
			PSF payment	315.68
		CITY UTILITIES	City Hall	25.98
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	2,118.23
			TOTAL:	19,742.27
RECYCLING	GARBAGE COLLECTION	I.R.S.	FICA WITHOLDING	77.06
			MEDICARE WITHOLDING	10.37
			MEDICARE WITHOLDING	6.96
			MEDICARE WITHOLDING	0.69
		IPERS	IPERS REGULAR EMPLOYEES	72.02
		CITY OF TIPTON FUNDS	PSF payment	210.31

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		CITY UTILITIES	CITY UTILITIES	30.17
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	1,412.15
			TOTAL:	1,819.73
TRANSFER OUT/SINKING F GARBAGE COLLECTION	CITY OF TIPTON FUNDS		TRANSFERS	3,466.67
			TRANSFERS	400.00
			TRANSFERS	1,763.58
			TOTAL:	5,630.25
STORM WATER	STORM WATER	I.R.S.	FICA WITHOLDING	23.23
			MEDICARE WITHOLDING	3.95
			MEDICARE WITHOLDING	0.24
			MEDICARE WITHOLDING	0.60
			MEDICARE WITHOLDING	0.66
		IPERS	IPERS REGULAR EMPLOYEES	35.32
		CITY OF TIPTON FUNDS	Repay Admin Services	266.67
			PSF payment	72.46
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	79.88
			TOTAL:	483.01
OTHER SOURCES	STORM WATER	CITY OF TIPTON FUNDS	TRANSFERS	686.67
			TRANSFERS	100.08
			TOTAL:	786.75
INT SRVC-OTHER BUSINES	CENTRAL GARAGE	I.R.S.	FICA WITHOLDING	73.15
			MEDICARE WITHOLDING	12.74
			MEDICARE WITHOLDING	0.88
			MEDICARE WITHOLDING	1.75
			MEDICARE WITHOLDING	1.75
		BARRON MOTOR SUPPLY	REPAIR PARTS	33.14
			REPAIR PARTS #163	25.52
			REPAIR PARTS #163	16.57
			SHOP SUPPLIES	16.84
		CEDAR COUNTY ENGINEER	18.8 GL DSL	79.71
			823 GL DSL	3,438.41
		CEDAR COUNTY VFW POST 2537	2 FLAGS	67.00
		CINTAS	UNIFORMS	9.27
			SHOP SUPPLIES	84.93
			UNIFORMS	9.27
		H & H AUTO	TIRE REPAIR #55	19.00
		IPERS	IPERS REGULAR EMPLOYEES	111.44
		MITCHELL 1	WEB SUBSCRIPTION	282.08
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	199.00
		O'ROURKE MOTORS INC	REPAIR PARTS #66	357.37
		THOMPSON TRUCK & TRAILER	REPAIR PARTS #35	89.94
			REPAIR PARTS #163	310.08
			REPAIR PARTS	157.54
			REPAIR PARTS	47.94
			REPAIR PARTS #163	294.03-
		TITAN MACHINERY INC	FILTERS FOR STOCK	933.38
			HYDRAULIC LEAK #138	1,784.40
		VERMEER IOWA & N. MISSOURI	REPAIR PARTS #161	136.74
			REPAIR PARTS #161	44.31
		CITY OF TIPTON FUNDS	Repay Admin Services	1,187.55
			PSF payment	53.16
		CITY UTILITIES	CITY UTILITIES	320.30

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			CITY UTILITIES	246.55
			CITY UTILITIES	165.40
			TOTAL:	10,023.08
INT SRVC-OTHER BUSINES ADMINISTRATIVE SER I.R.S.			FICA WITHHOLDING	108.85
			MEDICARE WITHHOLDING	23.22
			MEDICARE WITHHOLDING	0.30
			MEDICARE WITHHOLDING	1.62
			MEDICARE WITHHOLDING	0.31
		ACCESS SYSTEMS LEASING	COPIER AGREEMENT	1,204.76
		CLIFTON LARSON ALLEN LLP	GASB, AUDIT	10,342.50
		IPERS	IPERS REGULAR EMPLOYEES	165.72
		LYNCH DALLAS PC	LEGAL SERVICES	5,968.50
			LEGAL SERVICES	979.50
			LEGAL SERVICES	492.00
		STOREY KENWORTHY/MATT PARROTT	OFFICE SUPPLIES	242.62
		OFFICE EXPRESS	OFFICE SUPPLIES	245.61
		OFFICE MACHINE CONSULTANTS INC	SSL CERTIFICATE	125.00
			MANAGEMENT SERVICES	199.00
		SPINUTECH INC	LICENSE, SUPPORT, HOSTING	680.00
		WINDSTREAM	MONTHLY SERVICES	903.49
		CITY OF TIPTON FUNDS	PSF payment	143.91
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	9.17
			TOTAL:	21,836.08
NON-DEPARTMENTAL	PAYROLL ACCOUNT	I.R.S.	FEDERAL WITHHOLDING	7,380.38
			FICA WITHHOLDING	5,152.56
			MEDICARE WITHHOLDING	1,205.11
		AFLAC	AFLAC AFTER TAX PY W/HOLDI	96.40
			AFLAC PY PRETAX WITHHOLDING	466.67
			AFLAC AFTER TAX DEDUCTION	30.24
		AXA EQUI-VEST PROCESSING OFFICE	DEF. COMP PRETAX	175.00
		COLLECTION SERVICES CENTER	CHILD SUPPORT- SPANGLER-96	96.73
		IPERS	IPERS WITHHOLDING, FIRE	38.95
			IPERS ELECTED OFFICIALS	74.86
			IPERS REGULAR EMPLOYEES	3,483.61
			IPERS WITHHOLDING EMT	350.10
			IPERS WITHHOLDING POLICE	1,029.67
		TREASURER, STATE OF IOWA	STATE WITHHOLDING	3,225.00
			TOTAL:	22,805.28

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
===== FUND TOTALS =====				
	001	GENERAL GOVERNMENT		69,330.43
	110	ROAD USE TAX FUND		25,501.22
	112	TRUST AND AGENCY FUND		42,923.75
	119	Emergency Fund		2,829.58
	121	LOCAL OPTION TAX		25,000.00
	125	TIF SPECIAL REVENUE FUND		63,488.88
	192	FIRE ENTERPRISE TRUST		7,178.08
	317	HWY 38 PROJCT		6,794.00
	600	WATER OPERATING		14,516.61
	610	WASTEWATER/AKA SEWER REVE		46,865.72
	630	ELECTRIC OPERATING		74,656.13
	640	GAS OPERATING		16,553.68
	660	AIRPORT OPERATING		1,108.71
	670	GARBAGE COLLECTION		27,192.25
	740	STORM WATER		1,269.76
	810	CENTRAL GARAGE		10,023.08
	835	ADMINISTRATIVE SERVICES		21,836.08
	860	PAYROLL ACCOUNT		22,805.28

		GRAND TOTAL:		479,873.24

RESOLUTION 010923B

RESOLUTION APPROVING THE PROPOSED PLANS, SPECIFICATIONS, FORM OF CONTRACT, AND ESTIMATED COST OF THE HWY 38/CEDAR STREET RECONSTRUCTION PROJECT, PHASE 2 (in 2023) AND PHASE 3 (in 2024) (AKA "PCC PAVEMENT - REPLACE IA 38 FROM SOUTH STREET TO IA 130, CITY OF TIPTON IN CEDAR COUNTY HDP-038-2(050)—71-16")

WHEREAS, the City Council of the City of Tipton hired Origin Design (formerly IIW Engineering) and referred to within as the "Engineer" to design and oversee the Hwy 38/Cedar Street Reconstruction Project, Phase 2 and Phase 3 (Project); and,

WHEREAS, a public hearing notice was placed in the *Tipton Conservative* (Dec 28, 2022) and a public hearing was conducted at the City Council meeting of January 9, 2023; and

WHEREAS, the Engineer's estimated construction cost (not including construction observation) is \$5.71 million without a contingency fund or \$6 million assuming a 5% contingency fund with factors such as these affecting the bid process:

- 1.) The need to use ductile iron water main versus PVC on recorded LUST site areas.
- 2.) The general increase in labor and material costs over the last year.
- 3.) The Iowa DOT requiring vibration monitoring in historic buildings adjacent to construction
- 4.) Pricing can often depend on how construction companies are scheduled for this summer.

NOW, THEREFORE, Be It Resolved, the City Council of the City of Tipton does hereby approve the Project's plans, specifications, form of contract, and Engineer's cost estimate. (*IDOT's scheduled bid opening date is February 21, 2023.*)

BE IT ALSO RESOLVED, the Mayor and City Clerk are authorized to execute documents related to the scope of this Resolution.

PASSED AND APPROVED this 9th day of January 2023.

Bryan Carney, Mayor

ATTEST:

Amy Lenz, City Clerk

CERTIFICATION

I, Amy Lenz, City Clerk, do hereby certify the above is a true and correct copy of Resolution _____ which was passed by the Tipton City Council this 9th day of January 2023.

Amy Lenz, City Clerk

AGENDA ITEM

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	1/5/2023
AGENDA ITEM:	Scott & Laura Derby – 1011 Cedar Street Property
ACTION:	Motion to approve, deny or table

SYNOPSIS:

Discussion and possible action concerning a proposal for the restoration/rehab of the house at the City-owned property located at 1011 Cedar Street and whether to authorize a development agreement that will come back to the Council for further consideration.

Slide show presentation of former properties that have been rehabbed/restored by the Derby's.

BUDGET ITEM: None

RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

MAYOR/COUNCIL ACTION: Motion to approve, deny or table

ATTACHMENTS: None

DATE PREPARED: 1/9/2023

Derby Homes

Scott & Laura Derby
Bennett, Iowa

About Us

- We are from Bennett, Iowa, and Laura grew up in Tipton.
- Scott is a carpenter, real estate investor and developer, and sole owner and operator of Derby Homes.
- Derby Homes has been restoring and rebuilding residential and commercial properties for thirty years.
- We specialize in restoring devastated properties.
- We recently restored and opened a restaurant in Delmar, Iowa, where we serve homemade ice cream and food. We have served over 21,000 happy customers and we're adding an Adventure golf course to be completed in 2023.

Rock Island Property
Suggested for demolition





Rock Island Property



Purchased: \$15,000

Cash Invested: \$30,000

Sold: \$95,000

Project Timeline: 12 months

Rock Island Property

Galesburg Property
Scheduled to be donated to the city to be demolished





Galesburg Property



Purchased: \$1,400
Cash Invested: \$30,000
Sold: \$90,000
Project Timeline: 12 months

Galesburg Property

Delmar Apartment Complex
*Previous owners told to restore or sell
building or the city would tear down*





Delmar Apartment Complex



Purchased: \$35,000

Cash Invested: \$50,000

Assessed: \$274,000

Project Timeline: 12 months



Delmar Apartment Complex

Delmar Restaurant
Built in 1880





Delmar Restaurant



Now Open:
The Ice Cream Derby and
Adventure Golf

Delmar Restaurant



Purchased: \$10,000

Cash Invested: \$75,000

Assessed: \$250,000

Delmar Restaurant

Our Vision

- To restore and renovate 1011 Cedar St., built in 1888, a historical home along the face of the community.
- Our specialty is returning homes to their original splendor.
 - This home has its original hardwood siding, fish scaling, baseboards, trim, wood floors, fixtures, and more.
 - We plan to restore these items so the house retains as much of its original charm as possible.



Our Proposal

We propose that Derby Homes purchases 1011 Cedar St. from the City of Tipton for \$1. Derby Homes then assumes all risks and financial responsibilities to restore the property.

Major Investments for 1011 Cedar

- New roof and wall reconstruction
 - There are currently two large holes in the roof which are open to the elements
- Total clean out from years of misuse and neglect
- Complete bathroom and kitchen gut
- Foundation work
- Replacement of basement sill beams
- Exterior porch removal/restoration
- HVAC, electrical, plumbing

Financials

- 700 to 1,000 hours of labor provided by Derby Homes
- Approximate cost to restore the home
 - We plan to apply for the TIP grant to help cover the cost of roof repairs
 - \$25,000-\$50,000 in materials funded by Derby Homes

Timeline

- First Priorities:
 - Secure the property and get it cleaned out to properly assess the damage and repairs
 - Fix the structural framing and sheathing of the roof, and prepare the structure for a new roof
- Spring/Summer 2023:
 - Add metal roof
 - Repair Siding and porches and prep for paint
- 2023: Complete exterior work
- 2024: Begin interior work
 - Timeline TBD, pending proper assessment of home's interior

It is our goal that this project will be complete within 2 to 2.5 years.

We hope to create a value upwards of \$100,000-\$150,000.

Community Benefits

- Adds middle income housing to the community
- Alleviates the City of the responsibility to demolish the property, which would be a large expense
- Tipton does not lose a historical property
- Restorations increase property values

RESOLUTION NO. 010923A

Resolution directing that request be made of County Board of Supervisors to abate accrued Property Taxes on City owned property, acquired as a nuisance property, to promote the renovation or demolition of same.

WHEREAS, The City of Tipton owns the following described property

Legal Description:

Lot Eight (8) and the North Half (1/2) of Lot Seven (7) of Block Four (4) in the Northwestern Improvement Company's Addition to the City of Tipton, Cedar County, Iowa.

(a/k/a 1011 Cedar Street, Tipton, Iowa)
(Tax Parcel No.: 0480-07-31-310-011-0)

and

WHEREAS, The City of Tipton recently acquired this property, by gift and/or for no consideration, from the property owner who recognized that he did not have the wherewithal to either renovate or demolish the property, and

WHEREAS, The City of Tipton, in accepting the transfer of the property, covered costs of abstracting, document preparation, and has paid or will pay off privately held tax sale certificates, and did not receive prorated tax payments or credits from the transferor, and

WHEREAS, The Council finds it appropriate to request the abatement of all taxes accrued on said property, whether before or after the City's acceptance of title to the property by way of a Quit Claim Deed dated October 31, 2022 and recorded on December 1, 2022 in Book 1676 Page 104, records of the Cedar County Recorder, whether accrued, accruing, and/or past due, and to so inform the County Treasurer so that the County Board of Supervisors can take action to formally abate said taxes as required by §445.63 of the Iowa Code.

NOW, THEREFORE, BE IT RESOLVED that the City Council of Tipton, Iowa does hereby direct the City Clerk to inform the County Treasurer of the decision of the City Council to request the abatement of all taxes whether accrued, accruing, and/or past due, on the above described tax parcel consistent with §445.63 of the Iowa Code.

NOW, THEREFORE, BE IT RESOLVED that the City Council of Tipton, Iowa does hereby direct the City Clerk to inform the County Board of Supervisors of the decision of the City Council to request the abatement of all taxes whether accrued, accruing, and/or past due on the above described tax parcel, and to so inform the County Treasurer so that the Board of Supervisors can take action to formally abate said taxes as required by §445.63 of the Iowa Code.

PASSED AND APPROVED this 9th day of January 2023.

Bryan Carney, Mayor

ATTEST:

Amy Lenz, City Clerk

CERTIFICATION

I, Amy Lenz, City Clerk, do hereby certify the above is a true and correct copy of Resolution No. 010923A which was passed by the Tipton City Council this 9th day of January 2023.

Amy Lenz, City Clerk

AGENDA ITEM

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	1/9/2023
AGENDA ITEM:	Request from Cedar County Historical Society matching funds for CAT (Community Attraction Tourism Grant) from the City of Tipton
ACTION:	Motion to approve, deny or table

SYNOPSIS: Cedar County Historical Society is applying for a CAT Grant to add an addition to their museum for public use. Deadline to submit this grant is January 15, 2023. Total project cost \$696,792.00. The enhance Iowa Board requires each application to have cash contributions from the city and the county in which the project will be located. Cedar County Board of Supervisors have pledged \$5,000.00. The Historical Board is requesting the City of Tipton pledge \$5,000.00 and the city will be reimbursed \$2,500.00 back from an anonymous donor. Monetary support from the city is crucial for the Historical Society to be considered for this grant.

Project consists of:

- Event Center – hold up to 100-150 people
- Archive area
- Educational Room
- This area won't have a kitchen, but events can be catered.

BUDGET ITEM:

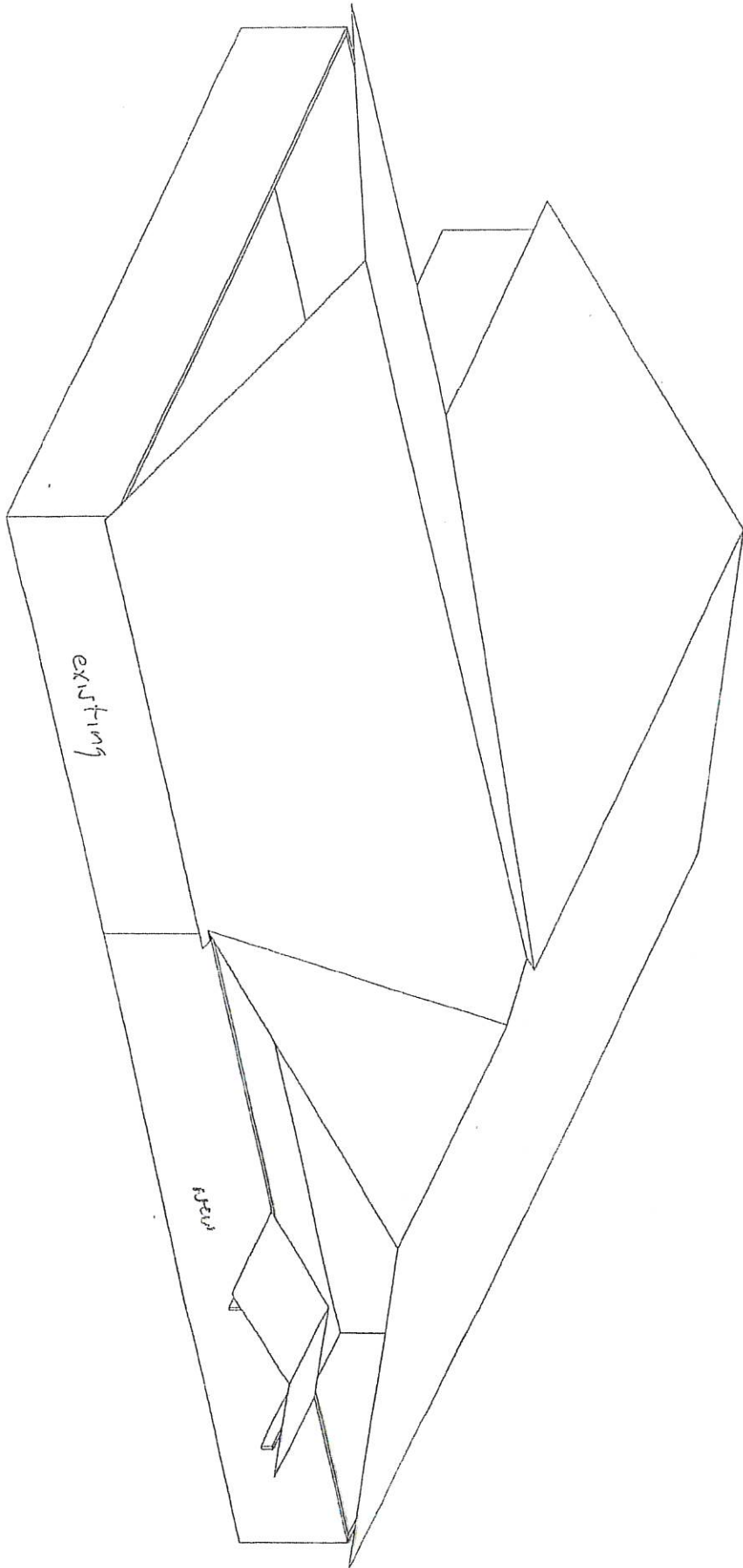
RESPONSIBLE DEPARTMENT: Economic Development – Linda Beck

MAYOR/COUNCIL ACTION: Motion to approve, deny or table

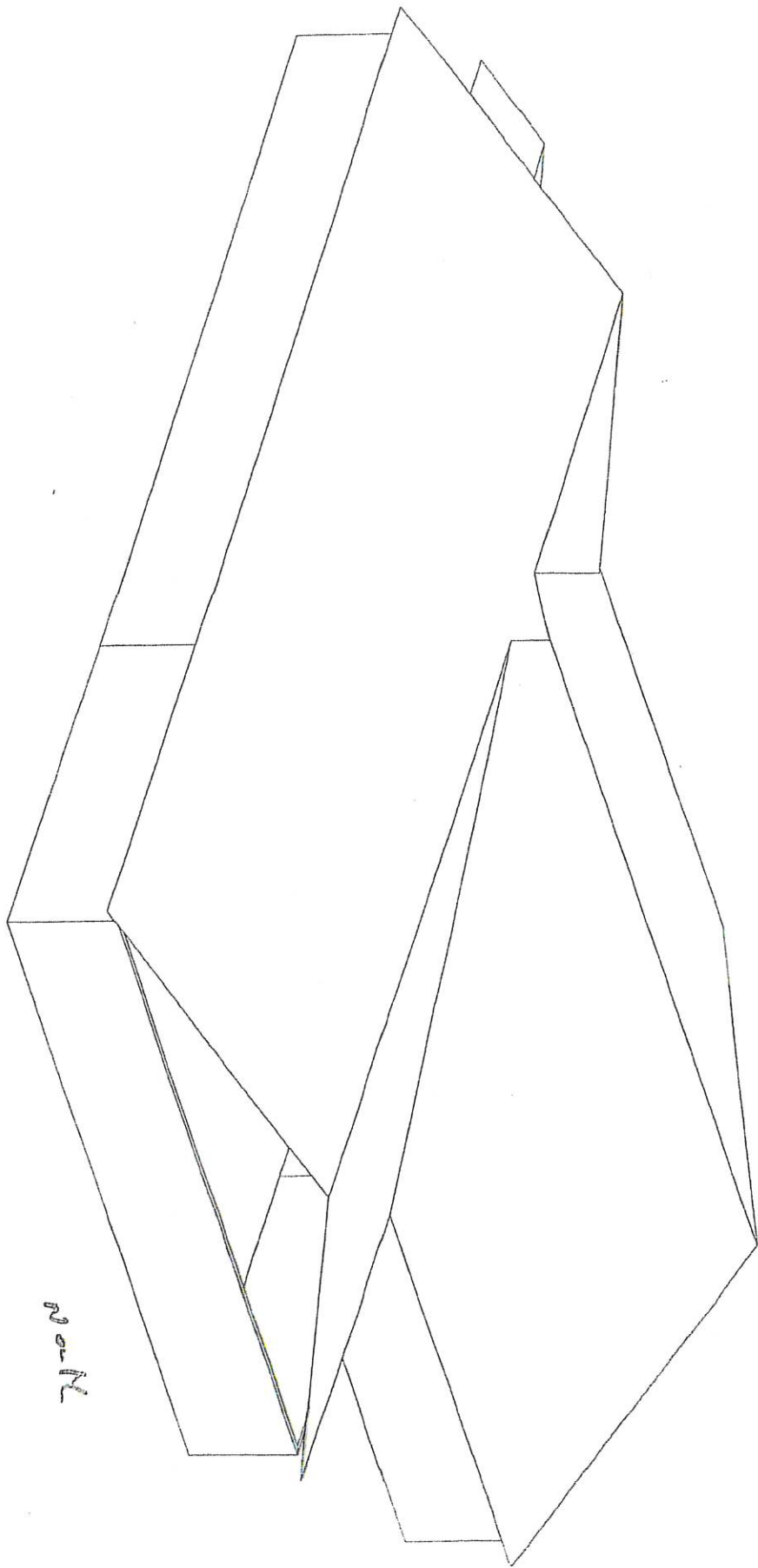
ATTACHMENTS: Floor plans

PREPARED BY: Linda Beck

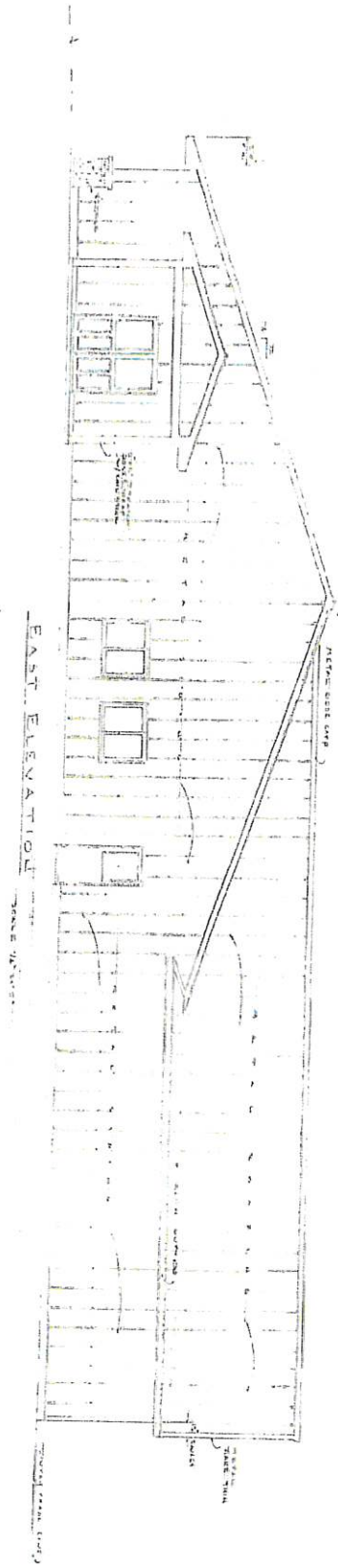
DATE PREPARED: 1/4/2023



South



mark



JEFF KERRICK

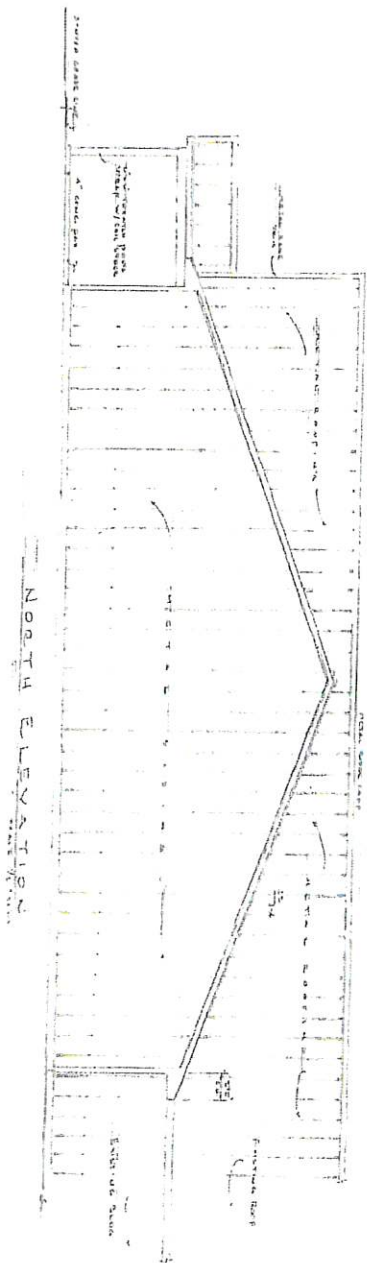


2
 100' x 100' ROOM



FOUNDATION PLAN

JEFF KASHWALL



JEFF KASPERKAND

RESOLUTION NO. 010923C

RESOLUTION IN SUPPORT OF THE CEDAR COUNTY HISTORICAL SOCIETY'S
"COMMUNITY ATTRACTION & TOURISM" (CAT) GRANT APPLICATION FOR AN
EVENT CENTER PLUS ARCHIVAL & EDUCATIONAL FACILITIES PROJECT

WHEREAS, Cedar County Historical Society has spent a tremendous amount of time toward planning and fund-raising toward the development of an Event Center, plus archival and educational facilities within the area of its existing Prairie Village; and

WHEREAS, while the Historical Society's Museum and Prairie Village aren't within Tipton's city limits, this property is served by City utilities, and it abuts the City in such a way that its existence has a huge financial, historical, and cultural impact on both the citizens of our community and visitors from far and near; and

WHEREAS, the City recognizes that the success of the proposed Project will have an even greater cumulative impact due to the development of its new:

- A.) Event Center located within Prairie Village. The Event Center will have a capacity for up to 150 people, thereby addressing a need for our area.
- B.) Archival research area.
- C.) Educational room.
- D.) Paved concrete parking area for approximately 50 vehicles.

AND, WHEREAS, the Project has an estimated cost of about \$700,000 and, while much of this has been raised, the Project still needs help getting its fund-raising goal across the finish line.

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

Section 1. The City fully supports the Cedar County Historical Society in its pursuit of this Project.

Section 2. The City fully supports the Historical Society's CAT Grant application and, subject to a successful CAT application, hereby pledges \$5000 (Combination of City and anonymous private donor—50%-50%) toward this Project.

Section 3. The Mayor and City Clerk are authorized to execute documents related to the scope of this resolution.

PASSED AND APPROVED this 9th day of January 2023.

Bryan Carney, Mayor

ATTEST:

Amy Lenz, City Clerk

CERTIFICATION

I, Amy Lenz, City Clerk, do hereby certify the above is a true and correct copy of Resolution _____ which was passed by the Tipton City Council this 9th day of January 2023.

Amy Lenz, City Clerk

AGENDA ITEM #

**AGENDA INFORMATION
TIPTON CITY COUNCIL COMMUNICATION**

DATE:	Council meeting on January 9, 2023
AGENDA ITEM:	Discussion and possible action concerning proposals offering Mayor/City Council training.
ACTION:	Motion to accept a proposal, decline proposals, or table.

SYNOPSIS:

At the last Council meeting, the Mayor and City Council expressed an interest in considering proposals for training or education for yourselves.

There are two proposals for you to consider along with one possibility for free training:

Elizabeth Hansen	\$4000 plus expenses
Pat O’Connell/Lynch Dallas	\$1500 +/-
Mickey Shields/IA League of Cities	Free

Holly Corkery emailed Elizabeth Hansen’s proposal. Elizabeth has worked as a city administrator in Nevada and Windsor Heights. In recent years, she’s operated her own municipal consulting firm.

In Holly’s email, I highlighted her reference to free training from the League of Cities. But, we don’t have anything that the League has actually submitted to Holly. We don’t know how their training would be structured or by when it could be done.

After Holly’s email came in, I sent an email saying that the training should be more specifically on-point with the reasons for why the training was requested—otherwise, it would miss the point of it all.

Holly responded to say that she let Hansen know of those reasons.

Pat O’Connell was copied on these emails. He then emailed me to say that he has done training sessions that might be more on-point with what we’re looking for and could do it for less since he’s already done it elsewhere. In his proposal, he highlighted the parts that he’d emphasize if he did the training. His training seems possible in either Feb or March.

Please note that any of these sessions will require a special meeting of about 3-5 hours.

Please review the pages that follow this cover sheet.

PREPARED BY: BW

DATE PREPARED: Jan 6, 2023

From: Holly Corkery
Sent: Wednesday, December 28, 2022 10:19 AM
Subject: Council Training

Good morning-

Elizabeth Hansen provided me with the following estimate for Council Training (in red):

As promised, here is a rough agenda of what I have done for a Teamwork and Effective Governance Work Session:

“Working as a Team – The Challenge of Public Sector Leadership”

Focus:

- a. Review Agenda
- b. Housekeeping and Basic Principles
- c. Objectives and Expectations for the session
- d. Enhancing Communication and Teambuilding
- e. Review of the City’s Self-Appraisal

“Working as a Team – Strategies to Enhancing the City”

Focus:

- a. Element 1: Professional Development of the Team
- b. Element 2: Knowing and Fulfilling Roles and Responsibilities
- c. Element 3: Effective Processes
- d. Element 4: Two-way Communications
- e. Element 5: Civil Discourse

“Working as a Team – Following the Rules”

Focus: Element 6: The Rules

- a. Home Rule and Complying with the Law
- b. Act in the Public Interest, Representing Private Interest and Advocacy
- c. Respect for Process
- d. Gifts and Favors
- e. Conflicts of Interest
- f. Confidential Information
- g. Use of Public Resources
- h. Positive Workplace Environment
- i. Compliance and Enforcement

“Working as a Team – Strategies to Enhancing the City”

- a. Review and consensus on Strategies for Improvement
- b. Ranking of Priorities

It typically runs 4-5 hours. Preparation and facilitation is \$4,000, plus expenses.

I would suggest they start there and if they need team building beyond that, then we discuss a session on that when the first is successful.

I also talked with Mickey Shields at the League of Cities. They could do a council training for free, but it may take some time to get it scheduled. Those are the options that I have been able to find so far and both would be good options for the City. I have copied Amy also so she can add this to the next meeting's agenda.

If you have any questions or concerns, please let me know.

Holly

#####

From: Patrick O'Connell
Sent: Tuesday, January 3, 2023 2:38 PM
Subject: RE: Council Training

Brian:

Please see the attached, and particularly the highlighted. This is more or less my existing outline, but considering the issues you mentioned, I believe I could simply focus heavily on the highlighted, without changing much.

I think in the past I have not charged more than **about \$1500 for the total project**, from preparing the binders to presentation of the materials.

Patrick J. O'Connell

Tipton Council Training

LEGAL

1. Basic Overview of the Law of Local Government

- Home Rule and limitations of same
- Iowa Code's basic forms of local government and which form the City uses
- Bonding for municipal officers**
- Personal liability of elected officials**
- Role of the City Clerk
- Agenda and notice of the same, edits, changes, specificity required
- Role of the City Council verses the Role of the Manager**
- City Council as lawmaker
- City Council as landowner
- City Council relationship with Mayor, authority defined in City Code**
- Role of City staff and how it differs from the role of the Mayor and Council**

2. Introduction to Council Manual Rules and Procedures

- Authority of local governments to enact their own rules of procedure
- Basic Roberts Rules of Order, common motions
 - Motions related to debate
 - Other motions
- Conduct of meetings, enforcement of order and decorum, conduct of business**
- City staff interaction and meeting preparation**
- Types of meetings, notice requirements and procedures
 - Closed and exempt sessions and the differences between them
 - Legally allowable reasons to close meetings, procedures
 - Votes required and legal interpretation of case law
- Public hearings and when required, procedures

Dealing with the media –
when City attorney should be involved
dos and don'ts when legal issues arise
Council involvement in agenda preparation, interaction and cooperation

Quorum

Ordinance passage procedure, waiver of rules

Ordinances, Resolutions, and Motions

Differences between

When each is appropriate

Rules concerning voting

Rules concerning Boards and Commissions

Conflicts of Interest

Ethical issues, appearance of impropriety

Removal of Council Members

Public Participation in meetings, First Amendment issues

Open Records Law – impact on Council Member communications, related issues

3. Common Legal Issues

Appointed officials and legal considerations for removal under Iowa law

Sexual Harassment, hostile work environment

Investigations, when required by law

Contact of Mayor, Council Members with citizens legally adverse to the City

City Council and human resources issues generally

Budget – state law requirements

Purchasing and bidding laws – requirements

Collective bargaining law's impact on wages, other issues

City Council role in nuisance abatement, funding, etc.

657A.10A options and issues

Municipal Infractions

Planning and Zoning Commissions – role

4. When to contact the City Attorney