

City of Tipton, Iowa

Meeting: Tipton City Council Meeting
Place: Tipton Fire Station, 301 Lynn Street, Tipton, Iowa 52772
Date/Time: Monday, May 6, 2024, 5:30 p.m.
Web Page: www.tiptoniowa.org
Posted: Friday, May 3, 2024 (Front door of City Hall & City Website)

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

<https://meet.goto.com/642904677>

You can also dial in using your phone.

Access Code:

642-904-677

United States (Toll Free):

[1 866 899 4679](tel:18668994679)

Mayor: Tammi Goerdts

Council at Large:	Abby Cummins-VanScoy	Council At Large:	Jason Paustian
Council Ward #1	George Welker	Council Ward #2	Mike Helm
Council Ward #3	Luke Johnston	City Attorney:	Lynch Dallas, P.C.
City Manager:	Brian Wagner	Interim Gas Supt:	Virgil Penrod
Finance Director:	Melissa Armstrong	Electric 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. Proclamation

1. Teacher Appreciation Week

G. 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, April 22, 2024
2. Approval – Council Meeting Minutes, April 29, 2024
3. Approval – Development Director’s Report, April 2024
4. Approval – Liquor License Renewal, Casey’s
5. Approval – Pay Application No. 2, Industrial Circuit Electrical Construction Project, Tri-City Electric Company of Iowa, \$33,516.00

6. Approval – Claims Register which includes claims paid under the current Purchase Policy

H. City Business

1. Discussion and possible action concerning the “Tipton Building Structural Examination— 509/511 Cedar Street” as provided by Origin Design, April 16, 2024. (*Building Inspector Terry Goerdts will take us through the report. City Attorney Doug Herman and property owner, Bob Bird, will also be present.*)
2. Resolution No. 050624C: Resolution approving the payment to Sheets Design Build for the “James Kennedy Family Aquatic Center Renovation Project” (as set forth in Pay Application No. 9) (*Doug Herman will explain at the council meeting.*)
3. Discussion and possible action concerning updates on 657A properties and similar properties of interest. (*While Doug is here, this is a chance for him to give the council some updates in person.*)
4. Resolution No. 050624A: Resolution adopting a policy for the investment of public funds.
5. Resolution No. 050624B: Resolution setting the time and place for a public hearing for the purpose of soliciting written and oral comments on the city’s proposed Fiscal Year 2023-2024 Budget Amendment
6. Resolution No. 050624D: Resolution awarding competitive quote for the “Tipton Terminal Rehabilitation Project” 2024

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.

City of Tipton Teacher Appreciation Proclamation May 6th Through May 10th

WHEREAS, the teachers of Tipton are resilient, creative, strong, and dedicated to their students' academic achievement and success; and

WHEREAS, the teachers of Tipton are committed and passionate about engaging students in dynamic and creative learning environments while caring for their social and emotional well-being; and

WHEREAS, the teachers of Tipton believe in diversity by honoring and respecting our human differences; equity by removing barriers and providing support for students to achieve their greatest potential; and inclusion by ensuring each and every one belongs; and

WHEREAS, the teachers of Tipton spend countless hours preparing lessons, creating positive and inclusive learning environments, evaluating progress, counseling and coaching, motivating and mentoring, leading and encouraging students; and

WHEREAS, the teachers of Tipton open up the world to students and provide the tools for every student to achieve their best in school and in life; and

WHEREAS, the teachers of Tipton make a difference in the lives of their students and families through their ability to teach, mentor, care for and guide them; and

WHEREAS, the teachers of Tipton play an important and vital role in developing and molding the lives of children in our community; and

WHEREAS, our community recognizes and supports the teachers of Tipton in educating all children in our city; and

NOW, THEREFORE, BE IT RESOLVED that the Mayor of the City of Tipton proclaims May 6, 2024 through May 10, 2024 as TEACHER APPRECIATION WEEK; and

BE IT FURTHER RESOLVED that the Mayor of the City of Tipton, strongly encourages all members of our community to join in personally expressing appreciation to teachers in the Tipton Community School District, for their dedication and devotion to their work.

Presented this 29th day of April, 2024

Tammi Goerdts, Mayor
City of Tipton

April 22, 2024
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 Goerdt called the meeting to order. Upon roll being called the following named council members were present: Cummins, Johnston, and Paustian. Absent: Helm and Welker. Also present: Wagner, Armstrong, Lenz, Nash, DuFour, Spangler, Walsh, Brennan, Ratliff, Beck, Penrod, Johnson, other visitors, and the press.

Agenda:

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

Proclamation:

1. Arbor Day

Consent Agenda:

Motion by Johnston, second by Paustian to approve the consent agenda which includes March 28th Council Meeting Minutes, April 1st Council Meeting Minutes #1 and #2, March 18th Library Minutes, March 2024 Library Director's Report, liquor license for Lucky Wife Wine Slushies; Downtown Revitalization Incentive Program reimbursement for Moore Concepts at 101 West 3rd Street in the amount of \$5,000, Downtown Revitalization Incentive Program reimbursement for Kute Nails and Spa at 106 East 5th Street in the amount of \$7,500, Amendment No. 1 to housing agreement with Simmering-Cory, ECIA grant writing agreement not to exceed \$750, and the following claims list. Following the roll call vote the motion passed unanimously.

A & P GRAPHICS & SIGNS	10 VETERAN BANNERS	1326.00
AAA MECHANICAL INC	ANNUAL HVAC MAINT VISIT	820.00
ACCESS SYSTEMS LEASING	COPIER AGREEMENT	317.35
AFLAC	AFLAC AFTER TAX PY W/HOLDING	1138.50
ALBAUGH PHC INC	RESTROOM REPAIRS	965.50
AT&T MOBILITY	WIRELESS	1313.34
AUCA CHICAGO LOCKBOX	MATS	360.30
AUREON COMMUNICATIONS	PHONE, INTERNET, CIRCUIT	1245.90
AXA EQUI-VEST PROCESSING	DEF. COMP PRETAX	500.00
BAKER & TAYLOR	BOOKS	557.62
BARCO MUNICIPAL PRODUCTS	10 TYPE 3 BARRICADES	3258.50
BLUE CROSS/BLUE SHIELD	BCBS HEALTH INSURANCE PYMT	34878.37
BOUND TREE MEDICAL LLC	MEDICAL SUPPLIES	1483.22
CEDAR CO PUBLIC HEALTH	TB TEST	40.00
CEDAR COUNTY COOP	FUEL AND OIL	2780.51
CEDAR COUNTY ENGINEER	67.9 GL DSL	1616.23
CEDAR COUNTY GARAGE DOORS	GARAGE DOOR REPAIR	920.00
CEDAR COUNTY RECORDER	HOUSING PROGRAM DOCUMENTS	59.00
CEDAR COUNTY REPAIR INC	SUPPLIES	431.62
CEDAR COUNTY SOLID WASTE	TRANSFER FEES	4026.00
CENTRAL IOWA DISTRIBUTING	SHOP SUPPLIES	151.00
CINTAS	UNIFORMS	1268.73
CITY OF TIPTON	MISC. EMPLOYEE REIMBURSEMENTS	225.00
CITY OF TIPTON FUNDS	ADMIN SERVICES	279332.71

CITY PETTY CASH	CITY PETTY CASH	68.50
CITY UTILITIES	CITY UTILITIES	23556.33
CJ COOPER & ASSOCIATES INC	PRE EMPLOYMENT	100.00
CLARENCE LOWDEN SUN-NEWS	POOL SCHEDULE	187.60
COLLECTION SERVICES CENTER	CHILD SUPPORT	119.04
COMMUNITY INSURANCE	CYBER & PRIVACY RENEWAL	9588.17
COPY SYSTEMS	BASE & COPIES	98.84
D & R PEST CONTROL	PEST CONTROL	327.45
DEMCO INC.	OFFICE & MISC SUPPLIES	655.91
DINGES FIRE COMPANY	HELMET AND SHIELD	448.44
DURANT MUNICIPAL ELECTRIC	UNDERGROUND SUPPLIES	504.00
EASTERN IOWA LIGHT & POWER	UTILITIES	1376.73
ERIC STORJOHANN	2 BURIALS	850.00
FAMILY FOODS	MISC SUPPLIES	87.79
FIDELITY BANK & TRUST	CD PURCHASE	284089.69
FLETCHER-REINHARDT CO.	UNDERGROUND SUPPLIES	3123.71
GRASSHOPPER LAWN CARE	CONTRACT PAY 0316-0415	3083.33
HENDERSON PRODUCTS INC	REPAIR PARTS #26	1269.80
I.R.S.	FEDERAL WITHHOLDING	41453.58
IIMC	DUES	210.00
IAMU	QUARTER 3 SGEI DUES	2919.44
IOWA UTILITIES BOARD	FOLLOW UP INSPECTION	302.75
IPERS	IPERS WITHHOLDING	28560.90
JACOB LINDAUER	EMS TRAINING	100.00
JOHN DEERE FINANCIAL	OPERATING SUPPLIES	641.98
JOHNSON COUNTY AMBULANCE	ALS SERVICE	600.00
JOSH MANN PA-C	PHYSICIAN TEMPORARY COVERAGE	200.00
KIRKWOOD COMMUNITY COLLEGE	BLS TRAINING	272.00
KPE ENGINEERING	DEHUMIDIFICATION UNIT PROJECT	2220.51
LECTRONICS INC	FIRE EXT ANNUAL INSPECTION	2416.00
LINDA BECK	MILEAGE REIMBURSEMENT	58.96
LINDE GAS & EQUIPMENT INC	OXYGEN	83.46
LISBON-MT VERNON AMBULANCE	PARAMEDIC INTERCEPT	200.00
LRS PORTABLES OF IOWA	PORT A POTTIE SERVICES	378.43
LYNCH DALLAS PC	LEGAL SERVICES	3479.00
LYNCH'S PLUMBING INC	MECHANICAL ROOM REPAIRS	30224.50
MIDWEST BREATHING AIR LLC	QUARTERLY AIR TEST	304.57
MISC. VENDOR	MISC VENDORS	2668.86
MITCHELL 1	WEB SUBSCRIPTION	304.65
MOTOR PARTS & EQUIPMENT CO	SUPPLIES AND PARTS	544.13
MUNICIPAL SUPPLY INC	OPERATING & METER SUPPLIES	1617.60
NILES CHIROPRACTIC	DRUG SCREENS	50.00
OFFICE EXPRESS	COPY PAPER	419.50

OLSEN'S APPLIANCE SALES	WASHER REPAIRS	74.00
ORIGIN DESIGN	CEDAR ST & UTILITIES IMPRVMENTS	22677.00
OVERDRIVE INC	EBOOK AND AUDIOBOOK	369.99
PARTNERS 524	DOWNTOWN HOUSING GRNT 1ST DRAW	120000.00
POWER LINE SUPPLY	UNDERGROUND SUPPLIES	915.24
PRINCIPAL	GTL_VTL INSURANCE	2985.50
QC ANALYTICAL SERVICES LLC	WASTEWATER TESTING	1739.00
REPSS INC	OPERATING SUPPLIES	1446.00
REPUBLIC SERVICES OF IOWA	RECYCLING SORT FEES	593.10
SCHIMBERG CO	WALL CULVERTS AND APRONS	1051.08
SCHUMACHER ELEVATOR COMPANY	MONTHLY MAINTENANCE	256.06
SPAHN & ROSE LUMBER CO	OPERATING SUPPLIES	63.75
SPINUTECH INC	LICENSE, SUPPORT, HOSTING	705.00
STATE HYGIENIC LABORATORY	WATER TESTING	43.50
T & M CLOTHING CO.	YOUTH REC APPAREL & EQUIPMENT	2236.00
THOMPSON TRUCK & TRAILER	REPAIR PARTS	453.69
TIPTON CONSERVATIVE	VARIOUS ADS & PUBLISHINGS	2534.33
TIPTON ELECTRIC MOTORS	USP CHARGES	49.16
TIPTON PHARMACY	PHARMACEUTICALS	630.26
TOTAL MAINTENANCE INC	MONTHLY SERVICE	524.00
TREASURER, STATE OF IOWA	STATE WITHOLDING	5981.00
TRI-CITY ELECTRIC COMPANY	PAY APP NO 1	20947.50
TRIPLE B CONSTRUCTION CORP	PAY APP NO 11	15572.45
TYLER TECHNOLOGIES INC	UB NOTIFICATION CALLS	16.20
UNUM LIFE INSURANCE	LONG TERM DISABILITY PAYROLL	415.70
VAN METER INC	TRAINING	730.00
VERIZON	CELL & DATA	411.85
WENDLING QUARRIES INC	125.98 TN STONE AND CHIPS	1896.90
WINDSTREAM	MONTHLY SERVICES	97.13
ZOLL MEDICAL CORPORATION	WEBINAR TRAINING	330.00
** TOTAL **		994526.94
FUND TOTALS		
001 GENERAL GOVERNMENT		119922.45
110 ROAD USE TAX FUND		116180.65
112 TRUST AND AGENCY FUND		47602.92
119 Emergency Fund		2655.42
121 LOCAL OPTION TAX		31387.18
125 TIF SPECIAL REVENUE FUND		19697.59
160 ECONOMIC/INDUSTRIAL DEV		120000.00
192 FIRE ENTERPRISE TRUST		5465.51
317 GO CP 2023		38249.45
319 INDUSTRIAL FEEDER PROJECT		25787.49
600 WATER OPERATING		20854.86

610	WASTEWATER/AKA SEWER REV	56106.90
630	ELECTRIC OPERATING	81213.86
634	ELECTRIC BOND/INT RESERVE	175278.50
640	GAS OPERATING	23709.03
660	AIRPORT OPERATING	1468.28
670	GARBAGE COLLECTION	18646.03
740	STORM WATER	5665.79
810	CENTRAL GARAGE	12049.39
835	ADMINISTRATIVE SERVICES	19088.87
860	PAYROLL ACCOUNT	53496.77
	GRAND TOTAL	994526.94

CITY CREDIT CARD STATEMENT

Card Ttl 6,004.42

Finance Director

Telecommunications	GoTo Technologies	222.35
Miscellaneous	Adobe	305.15

527.50

Library

Technology	Costco	442.98
Materials	Walmart, Amazon	257.34
Office Supplies	Amazon	15.58
Postage/Shipping	USPS	136.00
Miscellaneous	Family Foods, Amazon, Traf-Sys, Walmart	757.18

1,609.08

Ambulance

Dues/Fees	Handtevy, National Registry EMT	231.00
Building Maint & Repair	Lenoch & Cilek	187.90
Telecommunications	Ebay	76.91
Equipment/Vehicle Rent	Ebay	95.43
Technology	Bitdefender	213.45
Office Supplies	Ebay	7.96
Miscellaneous	Active Screening, CMS Medicare	842.90

1,655.55

Fire

Miscellaneous	Amazon, Walmart	259.58
---------------	-----------------	--------

259.58

Police

Training -	Iowa Police Chiefs Association	205.00
Postage/Shipping	USPS	9.25

214.25

Electric

Training -	IAMU, Ink Hero	737.00
------------	----------------	--------

		737.00
Public Works		
Dues/Fees	Amazon Prime	191.53
Small Tools	J and P Cycles	86.56
Office Supplies	Walmart	138.03
Operating Supplies	Amazon	13.47
		429.59
REC / Aquatic Center		
Fuel	Casey's	12.80
Dues/Fees	Amazon, IDPH	191.04
Advertising	Canva	12.99
Concession Supplies	Amazon	108.11
Operating Supplies	Amazon	246.93
		571.87
Statement Total		6,004.42

Public Hearing:

1. Public hearing on proposed Fiscal Year 2024-2025 Budget

Motion by Paustian, second by Johnston to open the public hearing at 5:38 p.m. Following the roll call vote the motion passed unanimously.

With no written or oral objections, a motion was made by Paustian, second by Johnston to close the public hearing at 5:42 p.m. Following the roll call vote the motion passed unanimously.

City Business:

1. Resolution No. 042224A: Resolution approving the City of Tipton Fiscal Year 2024-2025 Annual Budget

Motion by Johnston, second by Paustian to approve Resolution No. 042224A, the resolution approving the City of Tipton Fiscal Year 2024-2025 Annual Budget. Following the roll call vote the motion passed unanimously.

2. Resolution No. 042224B: Resolution awarding informal quotes for seamless gutters, downspouts, and window replacements from Custom Builders for buildings operated by the city's electric utility.

Motion by Johnston, second by Paustian to approve Resolution No. 042224B, the resolution awarding informal quotes for seamless gutters, downspouts, and window replacements from Custom Builders for buildings operated by the city's electric utility. Following the roll call vote the motion passed unanimously.

3. Contractor informal quotes for sewer manhole replacement at 7th and Orange

Motion by Paustian, second by Johnston to approve Lynch's Excavating quote in the amount of \$38,611 for sewer manhole replacement at 7th and Orange. Following the roll call vote the motion passed unanimously.

4. Hwy 38 Project, downtown water services, interior plumbing costs.

Motion by Paustian, second by Johnston to approve some new water services as part of the Hwy 38 Project, and the city will pay for all interior plumbing costs. Following the roll call vote the motion passed unanimously.

5. Purchase of backhoe.

Motion by Paustian, second by Johnston to approve the purchase of a new backhoe from Titan Machinery in the amount of \$65,000. Following the roll call vote the motion passed unanimously.

6. James Kennedy Family Aquatic Center dehumidifier bid process and request a special council meeting.

Motion by Johnston, second by Paustian to schedule a special council meeting on Monday, April 29th at 5:30 p.m. 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 Johnston, second by Paustian. Following the roll call vote the motion passed unanimously. Meeting adjourned at 6:05 p.m.

Mayor _____

Attest: _____
City Clerk

April 29, 2024
Fire Station
301 Lynn Street
Tipton, Iowa

The City Council of the City of Tipton, Cedar County, Iowa, met in special session at 5:30 p.m. Mayor Goerdt called the meeting to order. Upon roll being called the following named council members were present: Cummins, Paustian, Welker and Johnston. Absent: Helm. Also present: Wagner, Armstrong, Lenz, Nash, Spangler, Walsh, Ratliff, B. Brennan, Goerdt, other visitors and the press.

Agenda:

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

Public Hearing:

1. Resolution No. 042924A: Resolution accepting a bid for the James Kennedy Family Aquatic Center Pool Dehumidification Project 2024

Motion by Paustian, second by Cummins to approve Resolution No. 042924A, the resolution accepting the Base Bid in the amount of \$558,000 from Garling Construction for the James Kennedy Family Aquatic Center Pool Dehumidification Project 2024. Following the roll call vote the motion passed unanimously.

2. Conducting an asbestos inspection of the James Kennedy Family Aquatic Center

Motion by Paustian, second by Welker to approve conducting an asbestos inspection of the James Kennedy Family Aquatic Center by Environmental Management Services of Iowa in the amount of \$1,200. 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 Johnston, second by Paustian. Following the roll call vote the motion passed unanimously.

Meeting adjourned at 5:54 p.m.

Mayor _____

Attest: _____

City Clerk

April 2024 Development Director's Report

- Attended Business Growth Board meeting with ECIA.
- Attended Chamber board and special meetings. Ribbon Cuttings and Business of the Month.
- Attended Hardacre Meetings.
- Met with businesses inquiring about DRIP, TRIP, and Revolving Loans.
- Went to Prairie Hills and discussed city updates.
- Attended council meetings.
- Met at the Senior Center – city updates.
- Met with residents at Cedar Manor – city updates.
- Veteran Banners for 2024-25 – This year 65 new veteran banners will be displayed throughout Tipton. The Electric department has started putting up each banner in their allocated location.
- Assisted with Food Truck permits.
- Attended Community Foundation meeting.
- Assisting with Workforce Housing Tax Credits for Rosh Villages.
- Attended the Mock interviews at North Cedar High School.
- Met with Christy Monk (FEH)
- Hwy 38 project
- Working with the chamber on two new programs in Tipton. Yard of the Month and Tour of Tipton.

Amy Lenz

From: noreply@salesforce.com on behalf of IOWA ABD Licensing Support
<licensingnotification@iowaabd.com>
Sent: Saturday, April 27, 2024 9:17 AM
To: Amy Lenz
Subject: Iowa ABD | LE0003236 Successfully Renewed Through Automatic Renewal Program
Attachments: License.pdf

Hi City of Tipton,

The following license has been **successfully renewed by Iowa ABD** through the Automatic Renewal Program.

Submitted to Local Authority (City of Tipton)

Enrollment Date: 4/27/2024

License Type: Class E Retail Alcohol License (LE)

Corp Name: **CASEY'S** MARKETING COMPANY

DBA: CASEY'S GENERAL STORE #72

License Number: LE0003236

Application Number: App-199914

Effective Date: 6/15/2024

Please see the attached licensing document for your records.

If you need any assistance, please visit <https://iowaabd.my.site.com/s>

APPLICATION AND CERTIFICATE FOR PAYMENT

Invoice #: 309924

Page 1

To Owner: City of Tipton
407 Lynn Street
Tipton, IA 50047

Project 13A175630 Industrial Circuit Electrical
Construction

Application No.: 2

Application Date: 4/25/2024

Due Date: 5/25/2024

Period To:

Project Nos:

From Contractor: Tri-City Electric Company of Iowa
6225 N Brady St
Davenport, IA 52806

Distribution to:
 Owner
 Architect
 Contractor

Contract For:

Contract

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Continuation Sheet is attached.

1. Original Contract Sum \$88,200.00
2. Net Change By Change Order \$0.00
3. Contract Sum To Date \$88,200.00
4. Total Completed and Stored To Date \$57,330.00
5. Retainage:
 - a. 5.00% of Completed Work \$2,866.50
 - b. 0.00% of Stored Material \$0.00
- Total Retainage \$2,866.50
6. Total Earned Less Retainage \$54,463.50
7. Less Previous Certificates For Payments \$20,947.50
8. Current Payment Due \$33,516.00
9. Balance To Finish, Plus Retainage \$33,736.50

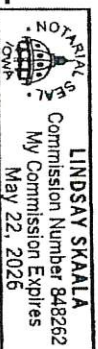
CHANGE ORDER SUMMARY		
Total changes approved in previous months by Owner	Additions	Deductions
Total Approved this Month	\$0.00	\$0.00
TOTALS	\$0.00	\$0.00
Net Changes By Change Order	\$0.00	\$0.00

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information, and belief, the work covered by this Application for Payment has been completed in accordance with the Contract Documents. That all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Tri-City Electric Company of Iowa

By: Cheryl Jewel Hammer Date: 4/25/24

State of: IOWA
Subscribed and sworn to before me this
Notary Public: Shirley Steala
My Commission expires:

County of: SCOTT
25 day of April, 2024


ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information, and belief, the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$33,516.00

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on th Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT: _____ Date: _____

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment, and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CONTINUATION SHEET

Application and Certification for Payment, containing

Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 2

Application Date : 4/25/2024

Due Date : 5/25/2024

To:

Invoice # : 309924

Contract : 13A175630 Industrial Circuit Electrical Construction

Architect's Project No.:

A Item No.	B Description of Work	C Scheduled Value	D Work Completed		E This Period In Place	F Materials Presently Stored (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	Retainage
			From Previous Application (D+E)							
1	Industrial Circuit Electrical Construction	88,200.00	22,050.00		35,280.00	0.00	57,330.00	65.00%	30,870.00	2,866.50
Grand Totals		88,200.00	22,050.00		35,280.00	0.00	57,330.00	65.00%	30,870.00	2,866.50

PAYMENT REQUEST LOG

Project: 15KV IC UNDERGROUND CIRCUIT - ELECTRICAL A/E Project Number: 90002312
 Owner: CITY OF TIPTON Contractor: TRI CITY ELECTRIC

APPL. NO.	DATE RECD	PREVIOUS CONTRACT AMOUNT (\$)	CHANGE ORDERS AP'PD (\$)	CURRENT CONTRACT AMOUNT (\$)	AMOUNT REQUEST'D (\$)	AMOUNT AP'PD (\$)	AMOUNT RETAINED (\$)	AMOUNT DUE (\$)	REMARKS	DATE AP'PD
1	3-26-2024	\$ 88,200		\$ 88,200	\$ 22,050	\$ 22,050	\$1,102.50	\$ 20,947.50	Construction Progress Payment 1	03-27-2024
2	4-26-2024	\$ 88,200		\$ 67,253	\$ 35,280	\$ 35,280	\$1,764.00	\$ 33,516.00	Construction Progress Payment 2	4-29-2024
3				\$ 33,737						
4										
5										
6										
7										
TOTALS								\$2,866.50		

© Copyright 2007, Construction Specifications Institute,
 110 South Union Street, Suite 100, Alexandria, VA 22314

Form Version: July 1994
 CSI Form 2.2B

SHERMCO INDUSTRIES

APPROVALS:

David Charles _____ 4/29/2024
 ENGINEER

 OWNER _____ DATE

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT		
POLICE DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHHOLDING	1,130.34		
			MEDICARE WITHHOLDING	215.59		
			MEDICARE WITHHOLDING	6.81		
			MEDICARE WITHHOLDING	9.99		
			MEDICARE WITHHOLDING	10.77		
			MEDICARE WITHHOLDING	19.51		
			MEDICARE WITHHOLDING	1.69		
		MISC. VENDOR	NAVIGATE360	NAVIGATE360:CLASS REGISTRA	749.00	
		IPERS		IPERS REGULAR EMPLOYEES	4.12	
				IPERS WITHHOLDING EMT	73.44	
				IPERS WITHHOLDING POLICE	1,678.49	
		OFFICE MACHINE CONSULTANTS INC		MANAGEMENT SERVICES	216.60	
		PRINCIPAL		PRINCIPAL DENTAL POLICY	239.89	
		CITY OF TIPTON-REVOLVING CENTRAL GARAG		vehicle/equipment charges	<u>2,959.85</u>	
				TOTAL:	7,316.09	
FIRE DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHHOLDING	42.48		
			MEDICARE WITHHOLDING	9.95		
		GRASSHOPPER LAWN CARE DBA ALL STAR TUR		WEED CONTROL	105.00	
		IPERS		IPERS WITHHOLDING, FIRE	54.51	
		ELECTRONICS INC		ALARM SERVICE	30.00	
		MIDWEST BREATHING AIR LLC		OPERATING SUPPLIES	142.15	
		OFFICE MACHINE CONSULTANTS INC		MANAGEMENT SERVICES	216.60	
		CITY OF TIPTON-REVOLVING CENTRAL GARAG		vehicle/equipment charges	<u>1,166.75</u>	
				TOTAL:	1,767.44	
		AMBULANCE	GENERAL GOVERNMENT I.R.S.		FICA WITHHOLDING	478.45
					MEDICARE WITHHOLDING	67.33
	MEDICARE WITHHOLDING			44.51		
	MEDICARE WITHHOLDING			0.05		
BOUND TREE MEDICAL LLC				MEDICAL SUPPLIES	36.33	
				MEDICAL SUPPLIES	228.52	
				MEDICAL SUPPLIES	116.39	
DURANT AMBULANCE SERVICE				ALS SERVICE	150.00	
FAMILY FOODS				MISC SUPPLIES	72.15	
IPERS				IPERS WITHHOLDING EMT	745.30	
KIRKWOOD COMMUNITY COLLEGE				TRAINING	20.00	
OFFICE MACHINE CONSULTANTS INC				MANAGEMENT SERVICES	216.60	
LINDE GAS & EQUIPMENT INC				OXYGEN	87.36	
				OXYGEN	465.38	
PRINCIPAL				PRINCIPAL DENTAL POLICY	61.71	
WING PC				MEDICAL DIRECTOR	500.00	
CITY OF TIPTON-REVOLVING CENTRAL GARAG				vehicle/equipment charges	<u>2,351.65</u>	
				TOTAL:	5,641.73	
STREET DEPARTMENT	GENERAL GOVERNMENT I.R.S.				FICA WITHHOLDING	177.14
			MEDICARE WITHHOLDING	32.63		
			MEDICARE WITHHOLDING	0.02		
			MEDICARE WITHHOLDING	8.28		
			MEDICARE WITHHOLDING	0.51		
		CINTAS		UNIFORMS	39.21	
				UNIFORMS	131.81	
		IOWA ASSOCIATION OF		SGEI DUES QUARTER 4	583.89	
		IPERS		IPERS REGULAR EMPLOYEES	281.75	
		PRINCIPAL		PRINCIPAL DENTAL POLICY	42.94	
		WENDLING QUARRIES INC		2.18 TN STATE MACADAM	35.43	

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	4,021.87
			TOTAL:	5,355.48
GENERAL ADMINISTRATION	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	152.97
			MEDICARE WITHOLDING	35.41
			MEDICARE WITHOLDING	0.01
			MEDICARE WITHOLDING	0.36
		CINTAS	UNIFORMS	18.13
			UNIFORMS	18.13
		IPERS	IPERS REGULAR EMPLOYEES	238.54
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60
		PRINCIPAL	PRINCIPAL DENTAL POLICY	32.92
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	1,642.74
			TOTAL:	2,355.81
LIBRARY	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	286.46
			MEDICARE WITHOLDING	27.21
			MEDICARE WITHOLDING	39.79
		VESTIS	BLDG MAINT SUPPLIES	432.36
		BAKER & TAYLOR	BOOKS	286.52
			BOOKS	106.93
			BOOKS	259.00
			BOOKS	47.63
			BOOKS	285.84
		BANLEACO	LEASE AGREEMENT	105.60
		COPY SYSTEMS	BASE & COPIES	74.34
		MISC. VENDOR WBPL	WBPL:BOOK	11.99
		SHELLSBURG PUBLIC LIBR	SHELLSBURG PUBLIC LIBRARY:	9.88
		GRASSHOPPER LAWN CARE DBA ALL STAR TUR	MOWING	1,000.00
		IPERS	IPERS REGULAR EMPLOYEES	439.93
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60
		PRINCIPAL	PRINCIPAL DENTAL POLICY	37.70
		WINDSTREAM	MONTHLY SERVICES	175.50
			TOTAL:	3,843.28
PARK	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	45.51
			MEDICARE WITHOLDING	2.10
			MEDICARE WITHOLDING	8.54
		IPERS	IPERS REGULAR EMPLOYEES	13.95
		PRINCIPAL	PRINCIPAL DENTAL POLICY	1.89
		CITY UTILITIES	CITY UTILITIES	150.23
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	110.81
			TOTAL:	333.03
RECREATION DEPARTMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	72.02
			MEDICARE WITHOLDING	16.21
			MEDICARE WITHOLDING	0.63
		IPERS	IPERS REGULAR EMPLOYEES	116.23
		PRINCIPAL	PRINCIPAL DENTAL POLICY	18.85
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	131.63
			TOTAL:	355.57
YOUTH RECREATON	GENERAL GOVERNMENT MISC. VENDOR	GRACE HODGES	GRACE HODGES:REF SOCCER	60.00
		ISAAC SPANGLER	ISAAC SPANGLER:REF SOCCER	80.00
		JACOB BARTON	JACOB BARTON:REF SOCCER	60.00
		PRESTON DAEDLOW	PRESTON DAEDLOW:REF SOCCER	80.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		BRODY MARCHIK	BRODY MARCHIK:REF SOCCER	60.00
		IAN SPANGLER	IAN SPANGLER:REF SOCCER	60.00
		ISAAC SPANGLER	ISAAC SPANGLER:REF SOCCER	80.00
		JACOB BARTON	JACOB BARTON:REF SOCCER	80.00
		HASTY AWARDS	275 SOCCER MEDALS	594.59
			TOTAL:	1,154.59
FAMILY AQUATIC CENTER	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	150.95
			MEDICARE WITHOLDING	31.57
			MEDICARE WITHOLDING	3.09
			MEDICARE WITHOLDING	0.64
		MISC. VENDOR LISA WILLIAMS	LISA WILLIAMS:REFUND SWIM	70.00
		IPERS	IPERS REGULAR EMPLOYEES	231.37
		ELECTRONICS INC	ALARM SERVICE	30.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60
		PRINCIPAL	PRINCIPAL DENTAL POLICY	56.55
		TIPTON ELECTRIC MOTORS	UPS CHARGES & WASHER RENTA	45.00
		CITY UTILITIES	CITY UTILITIES	1,984.93
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	131.63
			TOTAL:	2,952.33
ECONOMIC DEVELOPMENT	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	137.26
			MEDICARE WITHOLDING	16.05
			MEDICARE WITHOLDING	16.05
		A & P GRAPHICS & SIGNS	8 VETERAN BANNERS	1,060.80
			1 VETERAN BANNER	132.60
		LINDA BECK	MILEAGE REIMBURSEMENT	58.96
		IPERS	IPERS REGULAR EMPLOYEES	219.27
		ELECTRONICS INC	ALARM SERVICE	30.00
		MARCIA MEYERS	MAY RENT	600.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60
		PRINCIPAL	PRINCIPAL DENTAL POLICY	37.70
		SPINUTECH INC	EMIAL MARKETING	25.00
		CITY UTILITIES	CITY UTILITIES	157.81
			TOTAL:	2,708.10
FINANCE & ADMINISTRATI	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	78.42
			MEDICARE WITHOLDING	3.96
			MEDICARE WITHOLDING	13.13
			MEDICARE WITHOLDING	0.01
			MEDICARE WITHOLDING	0.17
			MEDICARE WITHOLDING	1.04
		CRESCENT ELECTRIC SUPPLY CO	CITY HALL BLDG MAINT SUPPL	323.12
		ORIGIN DESIGN	CROOKED CREEK TRAIL	5,340.00
		IPERS	IPERS REGULAR EMPLOYEES	121.06
		J & M DISPLAYS INC	FIREWORKS	18,000.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60
		PRINCIPAL	PRINCIPAL DENTAL POLICY	4.54
			TOTAL:	24,102.05
BUILDING MAINTENANCE	GENERAL GOVERNMENT I.R.S.		FICA WITHOLDING	16.17
			MEDICARE WITHOLDING	3.79
		VESTIS	MATS	198.18
		CINTAS CORPORATION	FIRST AID SUPPLIES	17.15
		GRASSHOPPER LAWN CARE DBA ALL STAR TUR	WEED CONTROL	50.00
		IPERS	IPERS REGULAR EMPLOYEES	24.62

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		ELECTRONICS INC	ALARM SERVICE	30.00
			TOTAL:	339.91
STREET DEPARTMENT	ROAD USE TAX FUND	GARDEN & ASSOCIATES INC	PLUM STREET PAVING EXTENSI	1,587.25
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	2,267.52
			TOTAL:	3,854.77
TRAFFIC SERVICE MAINT.	ROAD USE TAX FUND	I.R.S.	FICA WITHOLDING	4.51
			MEDICARE WITHOLDING	0.95
			MEDICARE WITHOLDING	0.11
		IPERS	IPERS REGULAR EMPLOYEES	7.18
		PRINCIPAL	PRINCIPAL DENTAL POLICY	0.99
			TOTAL:	13.74
SNOW AND ICE REMOVAL	ROAD USE TAX FUND	I.R.S.	FICA WITHOLDING	53.23
			MEDICARE WITHOLDING	11.93
			MEDICARE WITHOLDING	0.53
		IPERS	IPERS REGULAR EMPLOYEES	84.56
		PRINCIPAL	PRINCIPAL DENTAL POLICY	12.43
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	1,331.72
			TOTAL:	1,494.40
STREET CLEANING	ROAD USE TAX FUND	CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	825.42
			TOTAL:	825.42
REVOLVING LOAN PRGRM	ECONOMIC/INDUSTRIA MISC. VENDOR	MOORE CONCEPTS	MOORE CONCEPTS:DRIP RMBRSM	5,000.00
		VINNY PHAM	VINNY PHAM:DRIP REIMBURSEM	7,500.00
			TOTAL:	12,500.00
OTHER GOVERNMENTAL SER P S SHARE FUND		COMMUNITY ACTION OF EASTERN IOWA	PROJECT SHARE DONATION	1,000.00
			TOTAL:	1,000.00
INDUSTRIAL FEEDER PJT	INDUSTRIAL FEEDER	ACTION SEWER & SEPTIC SERVICE INC	CAMERA & LOCATING SEWERS	1,650.00
		FLETCHER-REINHARDT CO.	UNDERGROUND SUPPLIES	3,685.03
			UNDERGROUND SUPPLIES	543.03
			TOTAL:	5,878.06
WATER DISTRIBUTION	WATER OPERATING	I.R.S.	FICA WITHOLDING	281.89
			MEDICARE WITHOLDING	58.04
			MEDICARE WITHOLDING	1.94
			MEDICARE WITHOLDING	0.96
			MEDICARE WITHOLDING	4.53
			MEDICARE WITHOLDING	0.48
		CINTAS	UNIFORMS	15.95
			UNIFORMS	15.95
		CINTAS CORPORATION	FIRST AID SUPPLIES	74.92
		HAWKINS INC	CHEMICALS	1,693.67
		IOWA ASSOCIATION OF	SGEI DUES QUARTER 4	583.89
		IOWA ONE CALL	LOCATES	56.70
		IPERS	IPERS REGULAR EMPLOYEES	453.50
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60
		PRINCIPAL	PRINCIPAL DENTAL POLICY	59.00
		RODNEY'S YARD MOWING	MOWING	30.00
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	187.24
			TOTAL:	3,735.26

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT			
WATER BILL/COLLECT	WATER OPERATING	I.R.S.	FICA WITHOLDING	50.73			
			MEDICARE WITHOLDING	11.21			
			MEDICARE WITHOLDING	0.59			
			MEDICARE WITHOLDING	0.07			
		IPERS	IPERS REGULAR EMPLOYEES	84.55			
		PRINCIPAL	PRINCIPAL DENTAL POLICY	18.85			
			TOTAL:	166.00			
WASTEWATER/AKA SEWER	WASTEWATER/AKA SEW	I.R.S.	FICA WITHOLDING	298.00			
			MEDICARE WITHOLDING	61.29			
			MEDICARE WITHOLDING	1.94			
			MEDICARE WITHOLDING	1.25			
			MEDICARE WITHOLDING	4.60			
			MEDICARE WITHOLDING	0.62			
			IOWA ASSOCIATION OF	SGEI DUES QUARTER 4	583.88		
			IPERS	IPERS REGULAR EMPLOYEES	480.94		
			OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60		
			PRINCIPAL	PRINCIPAL DENTAL POLICY	66.33		
			TIPTON ELECTRIC MOTORS	UPS CHARGES & WASHER RENTA	61.05		
			CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	814.80		
						TOTAL:	2,591.30
			ELECTRIC DISTRIBUTION	ELECTRIC OPERATING	I.R.S.	FICA WITHOLDING	737.55
						MEDICARE WITHOLDING	131.99
						MEDICARE WITHOLDING	0.48
		MEDICARE WITHOLDING				4.84	
MEDICARE WITHOLDING	23.19						
MEDICARE WITHOLDING	11.08						
MEDICARE WITHOLDING	0.92						
CJ COOPER & ASSOCIATES INC	SPECIMEN	50.00					
CINTAS	UNIFORMS, SHOP TOWELS, MAT	85.22					
	UNIFORMS, SHOP TOWELS, MAT	67.35					
	UNIFORMS, SHOP TOWELS, MAT	85.22					
	UNIFORMS, SHOP TOWELS, MAT	67.35					
CINTAS CORPORATION	FIRST AID SUPPLIES	59.50					
COMMUNITY ACTION OF EASTERN IOWA	PROJECT SHARE DONATION	500.00					
DR DARLENE A EHLERS	MAY RENT	500.00					
MISC. VENDOR FRYMOYER, CHARLES	10-1200-00	4.61					
GRASSHOPPER LAWN CARE DBA ALL STAR TUR	WEED CONTROL	50.00					
IOWA ASSOCIATION OF	SGEI DUES QUARTER 4	583.89					
IOWA ONE CALL	LOCATES	56.70					
IPERS	IPERS REGULAR EMPLOYEES	1,190.73					
NILES CHIROPRACTIC	DRUG SCREENS	25.00					
OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60					
PRINCIPAL	PRINCIPAL DENTAL POLICY	157.21					
CAPITAL ONE	OFFICE AND MISC SUPPLIES	59.78					
CITY UTILITIES	CITY UTILITIES	137.01					
	CITY UTILITIES	20.09					
CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	1,301.60					
					TOTAL:	6,127.91	
ELECTRIC POWER PLANT	ELECTRIC OPERATING	I.R.S.			FICA WITHOLDING	31.34	
			MEDICARE WITHOLDING	5.86			
			MEDICARE WITHOLDING	1.01			
			MEDICARE WITHOLDING	0.46			
		IPERS	IPERS REGULAR EMPLOYEES	51.05			

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		PRINCIPAL	PRINCIPAL DENTAL POLICY	6.62
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	<u>156.82</u>
			TOTAL:	253.16
ELECTRIC BILL/COLLECT	ELECTRIC OPERATING I.R.S.		FICA WITHOLDING	109.82
			MEDICARE WITHOLDING	22.65
			MEDICARE WITHOLDING	0.01
			MEDICARE WITHOLDING	0.76
			MEDICARE WITHOLDING	1.58
			MEDICARE WITHOLDING	0.69
		IPERS	IPERS REGULAR EMPLOYEES	180.31
		PRINCIPAL	PRINCIPAL DENTAL POLICY	32.32
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	<u>109.77</u>
			TOTAL:	457.91
LOUISA GENERATING STAT ELECTRIC OPERATING MIDAMERICAN ENERGY COMPANY			Est cash request	20,300.00
			Est cash request	33,640.00
			Est cash request	580.00
			Est cash request	<u>3,480.00</u>
			TOTAL:	58,000.00
GAS DISTRIBUTION	GAS OPERATING	I.R.S.	FICA WITHOLDING	393.05
			MEDICARE WITHOLDING	73.79
			MEDICARE WITHOLDING	3.75
			MEDICARE WITHOLDING	4.53
			MEDICARE WITHOLDING	8.87
			MEDICARE WITHOLDING	0.70
			MEDICARE WITHOLDING	0.29
		CINTAS	UNIFORMS, SHOP TOWELS, MAT	64.63
			UNIFORMS, SHOP TOWELS, MAT	64.63
		COMMUNITY ACTION OF EASTERN IOWA	PROJECT SHARE DONATION	500.00
		COUNTY AUTOMOTIVE SERVICES	TIRE REPAIR LOOSE WHEEL	23.27
		IOWA ASSOCIATION OF	SGEI DUES QUARTER 4	583.89
		IOWA ONE CALL	LOCATES	56.70
		IPERS	IPERS REGULAR EMPLOYEES	630.40
		WILNAT INC/KGM	GAS METER SUPPLIES	1,628.70
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60
		PRINCIPAL	PRINCIPAL DENTAL POLICY	61.16
		CITY UTILITIES	CITY UTILITIES	28.22
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	<u>213.13</u>
			TOTAL:	4,556.31
GAS BILL/COLLECT	GAS OPERATING	I.R.S.	FICA WITHOLDING	66.39
			MEDICARE WITHOLDING	14.14
			MEDICARE WITHOLDING	0.59
			MEDICARE WITHOLDING	0.57
			MEDICARE WITHOLDING	0.22
		IPERS	IPERS REGULAR EMPLOYEES	110.08
		PRINCIPAL	PRINCIPAL DENTAL POLICY	<u>22.17</u>
			TOTAL:	214.16
AIRPORT	AIRPORT OPERATING	FILTRATION CORP. OF AMERICA	OPERATING SUPPLIES	228.81
		WRIGHT LAWN CARE	CONTRACT PAY MAY 2024	358.33
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	<u>126.75</u>
			TOTAL:	713.89

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT		
GARBAGE COLLECTION	GARBAGE COLLECTION I.R.S.		FICA WITHOLDING	197.45		
			MEDICARE WITHOLDING	40.01		
			MEDICARE WITHOLDING	1.24		
			MEDICARE WITHOLDING	4.60		
			MEDICARE WITHOLDING	0.32		
			CJ COOPER & ASSOCIATES INC	SPECIMEN	50.00	
			CINTAS	UNIFORMS	15.48	
				UNIFORMS	15.48	
			IPERS	IPERS REGULAR EMPLOYEES	318.46	
			NILES CHIROPRACTIC	DRUG SCREENS	25.00	
			OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60	
			PRINCIPAL	PRINCIPAL DENTAL POLICY	48.33	
			CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	<u>2,226.87</u>	
				TOTAL:	3,159.84	
		RECYCLING	GARBAGE COLLECTION I.R.S.		FICA WITHOLDING	74.39
	MEDICARE WITHOLDING			10.60		
	MEDICARE WITHOLDING			6.53		
	MEDICARE WITHOLDING			0.14		
	MEDICARE WITHOLDING			0.14		
	IPERS			IPERS REGULAR EMPLOYEES	75.63	
	PRINCIPAL			PRINCIPAL DENTAL POLICY	15.08	
	ULINE			YARD WASTE BAGS	4,673.28	
	CITY OF TIPTON-REVOLVING CENTRAL GARAG			vehicle/equipment charges	<u>1,484.58</u>	
				TOTAL:	6,340.37	
STORM WATER	STORM WATER	I.R.S.	FICA WITHOLDING	19.68		
			MEDICARE WITHOLDING	4.55		
			MEDICARE WITHOLDING	0.01		
			IPERS	IPERS REGULAR EMPLOYEES	31.29	
			PRINCIPAL	PRINCIPAL DENTAL POLICY	4.97	
			CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	<u>80.58</u>	
				TOTAL:	141.08	
INT SRVC-OTHER BUSINES CENTRAL GARAGE	I.R.S.		FICA WITHOLDING	75.08		
			MEDICARE WITHOLDING	15.80		
			MEDICARE WITHOLDING	1.74		
			CINTAS	UNIFORMS	14.26	
				UNIFORMS	14.26	
			CINTAS CORPORATION	FIRST AID SUPPLIES	86.67	
			ELIJAH ENTERPRISES	REPAIR PARTS #138	79.36	
			INTERSTATE POWER SYSTEMS INC	REPAIR PARTS #180	1,923.68	
			IPERS	IPERS REGULAR EMPLOYEES	119.63	
			MITCHELL 1	WEB SUBSCRIPTION	304.65	
			OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60	
			PRINCIPAL	PRINCIPAL DENTAL POLICY	16.58	
			THOMPSON TRUCK & TRAILER	PARTS	67.62	
				STOCK PARTS	<u>70.08</u>	
				TOTAL:	3,006.01	
		INT SRVC-OTHER BUSINES ADMINISTRATIVE SER	I.R.S.		FICA WITHOLDING	109.75
					MEDICARE WITHOLDING	17.91
	MEDICARE WITHOLDING			0.21		
	MEDICARE WITHOLDING			7.55		
	ACCESS SYSTEMS LEASING			COPIER AGREEMENT	1,210.96	
	IPERS			IPERS REGULAR EMPLOYEES	175.34	

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		QUADIENT FINANCE USA INC	POSTAGE	2,000.00
		OFFICE MACHINE CONSULTANTS INC	MANAGEMENT SERVICES	216.60
		PRINCIPAL	PRINCIPAL DENTAL POLICY	36.57
		RODNEY'S YARD MOWING	MOWING	245.00
		SIMMERING-CORY IOWA CODIFICATION	HOUSING REHAB PROGRAM	15,900.00
		CAPITAL ONE	OFFICE AND MISC SUPPLIES	3.98
		WINDSTREAM	MONTHLY SERVICES	933.15
		CITY OF TIPTON-REVOLVING CENTRAL GARAG	vehicle/equipment charges	9.17
			TOTAL:	20,866.19
NON-DEPARTMENTAL	PAYROLL ACCOUNT	I.R.S.	FEDERAL WITHHOLDING	7,048.37
			FICA WITHHOLDING	5,271.03
			MEDICARE WITHHOLDING	1,232.76
		AFLAC	AFLAC AFTER TAX PY W/HOLDI	96.40
			AFLAC PY PRETAX WITHHOLDING	442.61
			AFLAC AFTER TAX DEDUCTION	30.24
		AXA EQUI-VEST PROCESSING OFFICE	DEF. COMP PRETAX	250.00
		COLLECTION SERVICES CENTER	CHILD SUPPORT- SPANGLER-96	59.52
		IPERS	IPERS WITHHOLDING, FIRE	36.36
			IPERS REGULAR EMPLOYEES	3,786.39
			IPERS WITHHOLDING EMT	546.10
			IPERS WITHHOLDING POLICE	1,119.61
		PRINCIPAL	PRINCIPAL DENTAL POLICY	1,107.99
		TREASURER, STATE OF IOWA	STATE WITHHOLDING	2,931.00
			TOTAL:	23,958.38

----- FUND TOTALS -----

001	GENERAL GOVERNMENT	58,225.41
110	ROAD USE TAX FUND	6,188.33
160	ECONOMIC/INDUSTRIAL DEVEL	12,500.00
190	P S SHARE FUND	1,000.00
319	INDUSTRIAL FEEDER PROJECT	5,878.06
600	WATER OPERATING	3,901.26
610	WASTEWATER/AKA SEWER REVE	2,591.30
630	ELECTRIC OPERATING	64,838.98
640	GAS OPERATING	4,770.47
660	AIRPORT OPERATING	713.89
670	GARBAGE COLLECTION	9,500.21
740	STORM WATER	141.08
810	CENTRAL GARAGE	3,006.01
835	ADMINISTRATIVE SERVICES	20,866.19
860	PAYROLL ACCOUNT	23,958.38
	GRAND TOTAL:	218,079.57

April 16, 2024

Brian Wagner
Tipton City Hall
407 Lynn Street
Tipton, IA 52772

RE: **Tipton Building Structural Examination – 509/511 Cedar Street**
Project No.: 24808

Dear Brian:

In accordance with our agreement dated March 12, 2024, Origin Design has completed a structural condition assessment of the building structure at 509/511 Cedar Street in Tipton, IA.

Purpose

The purpose of this report is to provide our findings for the structural condition assessment of the building at 509/511 Cedar Street in Tipton, Iowa. This assessment is based on visual observations conducted by Origin Design for a condition assessment of structural elements. Finishes that conceal structural elements were not removed for structural observations unless noted otherwise. Physical access to structural elements was limited to arms reach from respective floor levels.

The assessment does not include performing structural calculations to assess the capacity of existing structural elements to support code required loads. Assessments of hazardous materials such as asbestos and lead paint were not included.

Observations

Tim Tranel, PE (Origin Design) visited the site to observe, measure, and take photographs of the subject structure on March 26, 2024. The City of Tipton building official, Terry Goerd, and the Owner were also present when we conducted our observations. The attached photos are part of this report and are referenced throughout this report. Observations were limited to surfaces readily exposed to view. There was no safe access to the roof so no observations from the roof level were conducted. No destructive demolition to expose structural elements or invasive testing was performed. Physical access to structural elements was also limited due to the height of the framing.

For the purposes of this report, the east wall faces Cedar Street. The building is approximately 47'-6" wide by 89'-6" long from outside of wall to outside of wall. The building has a main (street) level, second level, third level, and roof level with a crawl space under the main level. The entire south wall shares a multi-wythe brick wall with a two-story structure and the north wall shares a multi-wythe brick wall with two-story structure except it steps down to a single story at the west end. The building wall construction consists of full height multi-wythe brick walls around the perimeter (including the shared walls), longitudinal wall from the main to second level at the center, and main to second level stair wall. We measured the south exterior wall at the third level to be nominally 12-inches thick at a door opening and measured the south common wall to be nominally 16-inches thick at a cut in opening to the building to the south.

Following is a summary of the primary building structural elements at each level.

- > Roof Framing:
 - o See attached Roof Framing Plan for framing layout.
 - o Four (4) Inverted king post trusses (IVKPT) (consists of multi-ply wood top chord, (2) steel king posts, and (2) steel rod bottom chords) clear spanning from north to south walls and located as shown in the roof framing layout. See photos 6 through 8.
 - o Five (5) IVKPTs along grid B (consists of multi-ply wood top chord, (1) steel king post, and (1) steel rod bottom chord) spanning between north-south spanning IVKPT which support wood roof and ceiling joists/trusses. These truss ends are supported by steel hangers that transfers load to the north-south spanning IVKPT top chords. See photos 9 through 11.
 - o Wood roof and ceiling joists/trusses span from north and south brick walls to the center longitudinal IVKPTs along grid B.
 - o Wood stud framing is in place near grid 4 under the grid B beam. The Owner reported that he added the shoring due to large deflections and he also reported that the roof framing was raised approximately 6 inches when the shoring was installed. We measured the current condition near the shoring, and the bottom of the framing near grid B4 is approximately 16.5-inches lower than the framing at the north wall support.
 - o The Owner reported that a hard plaster ceiling was present at the third level, but it had been completely removed except for the secondary wood framing spanning between the ceiling joists.
 - o The roof slopes from east to west by varied roof joist elevations. We measured the following approximate third floor to bottom of roof deck heights.
 - East end: 21'-6"
 - West end: 14'-6"
- > Third Level Framing
 - o Longitudinal steel beam running east to west and centered in building width. The steel beam is supported by two steel pipe columns that are exposed in the second level space and we believe there may be two additional steel columns that are within wood framed walls, but further investigation would be needed to verify. See the attached Roof Framing Plan for approximate column locations. We observed that the steel beam bears on the west exterior wall, and we believe it also bears on the east exterior wall but could not observe that condition. Further investigation would be necessary to access and document the steel beam and column details.
 - o Wood floor joists supported by longitudinal beam and north and south brick walls. Joists were visible from the second level space but further investigation with a ladder to gain physical access would be required to identify the joists.
 - o We measured the second level to third level height to be approximately 19 feet.
 - o See photos 15 through 19 for second level images.
- > Second Level Framing:
 - o We were unable to observe the second floor framing due to ceiling finishes throughout the main level. We believe that it is likely that floor joists span in the north-south direction and bear on the north and south common brick walls and the center longitudinal wall or stair wall. See photos 20 and 21.
- > Main Level Framing:

- o The main level framing consists of wood joist and wood beam framing located in a crawl space. The wood beams are supported by a foundations. See photo 23 for an example near a floor hatch in the south side of the building. We were unable to observe the majority of the main level framing due to limited access to the crawlspace.
- o The east exterior façade above the main level is supported by steel columns that are shown in photo 22. We believe that it is likely that columns support steel beams that also bear on the north, south, and stair multi-wythe brick walls.

The Owner reported to us that the roof had experienced significant past water leaks. We observed water staining at many locations on the roof framing. We could not physically access the roof framing to assess the level of damage to the framing due to deterioration from water exposure. Further investigation with scaffolding or a ladder would be necessary to make an assessment of the extent of roof framing water damage. Selective secondary framing for the for the ceiling would also need to be removed to help with access to the roof framing. We also observed that roof water leaks have likely exposed the third level framing to water at some locations.

Findings & Recommendations

Following are our findings and recommendations regarding the structural elements of the building. Where determinations could not be made due to limited access or hidden elements, further investigation recommendations are included at areas of potential concern.

> Multi-wythe Brick Walls

The east brick wall has several window openings at the second and third levels. The windows have decorative arches over the heads and sills that both project out of the wall vertical plane. See photo 1. The beam that supports the façade above the second level is concealed by finishes. Observations from the street level did not reveal any notable issues that would indicate structural concerns at this time. However, the out of plane elements makes a visual assessment difficult to detect potential out of plane movement.

We were able to observe the south exterior brick wall above the third level from the roof of adjacent south building. The wall exterior has a cementitious coating over the brick face. See photos 4 and 5 for a description of observed cracks. Although one of the cracks is relatively large, we do not believe any of the cracks are currently a structural issue as we believe that the wall's capacity to support compressive loads and to transfer lateral wind loads has not been diminished due to the cracks. We recommend that cracks be repaired to prevent water infiltration. Prolonged exposure to water infiltration will cause accelerated deterioration which could cause future structural degradation.

Our observations of the north wall above the adjacent north building roof were limited because we did not have access to the adjacent roof. The wall exterior has a cementitious coating over the brick face. See photo 3 for damaged and missing bricks near the chimney with a vertical crack. The missing bricks should be replaced and the crack repaired.

The west brick wall has several window openings at the second and third levels. The wall exterior has a cementitious coating over the brick face that has failed in many locations. There are also areas of organic growth on the wall face which causes accelerated wall

deterioration. See photo 2. The exterior brick is in poor condition due to deteriorated mortar, missing bricks, and vertical wall cracks. We believe that there are likely loose exterior wythe bricks that could fall. The entire roof drains to the west wall and there is evidence that the gutters have overflowed, resulting in water running down the wall face. We recommend that the west wall be tuckpointed within 2 years to repair the damage and to prevent further deterioration.

Overall, we recommend that all the exposed exterior brick walls be tuckpointed to repair cracks, repair degraded mortar joints, replace damaged bricks, and to detect and secure loose bricks. We did not observe any loose bricks at the east wall, but our limited observations from street level may not have detected loose bricks. We believe that closer observations with a manlift should be performed at the east and west walls to assess if there is a risk of loose bricks that could fall.

We also recommend that the east and west exterior building faces be laser scanned to map out the actual surface to evaluate any existing wall bowing, distortions, or out of plane movement that may have been undetectable with only visual observations. The scanning can also establish a baseline to assess if future movement occurs.

> **Roof Framing:**

The IVKPTs have inherent stability issues at the bottom of king posts when they are not braced laterally perpendicular to the trusses because the king posts require lateral bracing to provide stability for the king post compressive loads. Based upon our observations, we do not believe bottom of king post bracing was provided in the original construction. The IVKPT top chords at grids 2, 3, 4, and 5 are only laterally braced at grid B by the IVKPT located along grid B.

The IVKPT at grids 4 and 5 have failed. At both locations the top chord has significantly displaced laterally and the (2) steel king posts have displaced laterally which have caused the bottom chord rods to be misaligned (See photo 6). The significant vertical movement near grid 4 is also strong evidence that the roof framing has failed. We also observed damage to the top chords due to the lateral movement and twisting at the king posts. We believe that the splices at the top chord plys were spaced too close together and in some cases, there is a gap between the ends of the plys which reduced the capacity of the top chord to resist compressive loads. We believe that the lateral movement in the top chord was caused by buckling due to compressive loads and the lateral displacement of the bottom of the king posts. We observed that wood lateral bracing at the bottom of some of the king posts was added but it appears to have been installed after the described truss lateral movement and truss failure occurred. We also believe the IVKPTs at grids 2 and 3 are at risk of failing.

We observed separation of grid B IVKPT steel hangers to the north-south IVKPT at some locations. The separation has reduced the load transfer capacity, so we do not recommend relying on the hangers to transfer loads.

The roof/ceiling joists at the southwest corner of the roof has sagged approximately 8 ½-inches relative to the typical elevation at the west end. See photo 12. We believe that water damage has deteriorated the joists in this area and selective joists need to be replaced or repaired. Further investigation is needed to determine the extent of the repairs required.

The structural roof framing failures and issues described have not caused a complete collapse. We believe that movement has resulted in load redistribution to redundant load paths as the movement occurred, however, these redundant load paths are unpredictable and difficult to evaluate.

We do not believe it is feasible to repair the IVKPTs at grids 4 and 5 and the existing damage poses a significant risk for structural collapse of the roof. We strongly recommend that shoring be added to support the five (5) IVKPTs, including the underhung ceiling support beam, along grid B as soon as possible. The support of the shoring at the third floor needs to adequately transfer shoring load to third floor structural elements with the capacity to support the shoring loads. An engineering analysis could explore utilizing the existing third floor beam and columns to determine if those elements have the capacity to support the added shoring loads. Alternatively, the shoring may need to be shored through the second floor so the multi-wythe masonry wall along grid B at the main level could support the shoring. The shoring should be adequate to support the design loads and be properly laterally braced.

A long-term solution to restore the roof structural integrity needs to be developed. Possible solutions are discussed below.

- Complete replacement of the roof system. An engineering evaluation could explore new clear span prefabricated roof trusses that utilize existing joist pockets or new roof joists with a new steel beam and column line along grid B with the columns aligned with the existing columns below.
- Replace the IVKPT along grid B with steel beam and columns or bearing wall that supports the existing wood roof and ceiling joists. Additional investigation to assess the extent of water damage to the wood roof and ceiling joists should be part of this evaluation and we believe there would likely need to be some replacement or repair of water damaged joists. We suspect that the original construction may have had a beam and column line or bearing wall along grid B at the third floor but they were removed in lieu of the IVKPT system to create an open floor space; however, further investigation would need to verify.
- Other engineered solution.

> **Third level Framing**

The third level framing was only exposed to view from the second floor at limited locations where ceiling was removed. The third level flooring also concealed the majority of the floor framing from observations. From what we were able to observe, we did not note any areas of structural concern with the floor framing however we did observe water staining in the ceiling tiles at several locations. Given the observed water staining and reported roof leaks, we recommend that the wood framing be examined for water damage at the water-stained ceiling tiles and floor joist bearings be spot checked at the north and south bearing walls. Selective removal of ceiling tiles and safe access with a ladder or scaffolding to an approximate height of 19-feet would be required for the additional observations. We also recommend conducting observations of the floor beam bearing at grid B1 to assess the structural integrity of the beam and wall/pilaster bearing.

The third level floor connection to the west exterior brick wall is partially exposed to observations from the third level. See photo 13. We observed a gap between the floor and

wall. To assess the gap, we ran a string line from the northwest to southwest inside corners and measured that the inside face of the west wall at the center is bowed outward 2-inches. The described movement was not visually evident during exterior observations of the west wall. We only observed dimensional lumber ties to the wall and the anchorage of the ties are unknown. We recommend that through wall bolt ties that are anchored to the wood floor system be added to laterally restrain the wall from outward movement.

The third level floor connection to the east exterior brick was covered by wood trim therefore we were unable to perform direct observations. It is likely that the connection is similar to what was observed at the west wall. Therefore, we recommend that the wall to floor interface be exposed for further assessment and potentially monitored for additional movement. Through wall bolt ties to the floor framing may be recommended depending upon the additional evaluation.

➤ **Second Level Framing.**

The second level framing was not observable at any locations because of ceiling finishes. Our observations of the finishes did not detect any notable structural issues.

Based upon observations with the third level framing connection to the west exterior wall and wall movement we are concerned about the second level connections. Therefore, we recommend that the wall to floor interface be exposed at the east and west exterior walls for further assessment and potentially monitored for additional movement. Through wall bolt ties to the floor framing may be recommended depending upon the additional evaluation.

➤ **Main Level Framing.**

Since observations of the main level framing was limited to one location at a crawlspace access hatch our assessment of the main level framing is limited. The Owner reported that water has infiltrated into the crawlspace on the east side because the sidewalk currently slopes towards the building. We recommend that crawlspace be exposed at spot locations at the east exterior wall to assess potential wall damage.

Conclusions

Following is a summary of the recommendations and further recommendations recommended in this report.

High Priority Recommendations:

1. As described, structural roof framing components have failed and there is likely also water damage to the roof framing. Therefore, we strongly recommend adding structural shoring as described until permanent roof reinforcing repairs or replacement can be designed and installed.

Moderate Priority Recommendations:

1. Based upon our visual observations with limited access, we believe that the exterior brick walls still have their structural integrity, but they need repairs to prevent further damage that could compromise the structural integrity of the walls in the future. Due to the limitations of our observations, the wall scanning described in this report should be considered to provide a more thorough evaluation. The wall lateral ties to the floor systems described in this report should also be considered.
2. Provide through wall ties to third level framing at the west wall. Additional investigation may result in recommendations for through wall ties to third level framing at the east wall and through wall ties to the second level at the west and east walls.

Since our investigation was limited due to structural elements being covered by finishes and limited physical accessibility to the roof and floor framing, the following is a summary of recommended further investigation:

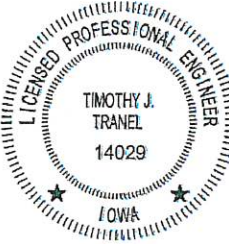
- Wood roof framing deterioration extents if existing roof framing is proposed to be salvaged.
- Observations from the roof. The east wall roof corbel connection should be part of these observations.
- Spot check crawl space framing which should include interface with the east exterior wall.
- Third level west wall floor beam bearing and spot check joist bearing and areas where second level ceiling tiles are stained.
- Locate unidentified third floor columns and perform an engineering analysis if they will be utilized for support of temporary shoring or permanent roof framing repairs or replacement.
- Closer observations with using a manlift at east and west exterior walls to assess if there is a risk of loose bricks that could fall. Monitor for future movement at the third level floor system connection to the east and west exterior brick walls.
- Expose the second level floor framing connection the east and west exterior wall to assess the connection to determine if through wall ties should be added.
- Expose the third level floor framing connection the east exterior wall to assess the connection to determine if through wall ties should be added.

Closing

Origin Design Co. has prepared this report for your use in accordance with generally accepted inspection and engineering practices. The conclusions reached were determined with a reasonable degree of engineering certainty. The information contained in this report is date, time, and site specific and pertains to this project only during the date and time of inspection and does not warranty against future alteration of conditions at the site or subsequent changes in regulations or standards. The conclusions provided in this report were based only on visual observations and are limited by the extent of the work completed. Unless specifically listed, no destructive testing of materials nor collection and analysis of materials were completed as part of this work. Any conclusions or recommendations provided should not be considered a specification. If additional information becomes available, it should be forwarded for consideration and Origin Design Co., upon review, reserves the right to amend, modify or supplement this report and associated opinions or conclusions.

Origin Design Co. appreciates the opportunity to provide these professional services. If you have any questions or require further information, please feel free to contact me.

Sincerely,
Origin Design Co.

	I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF IOWA.
	FOR ORIGIN DESIGN CO. <i>Timothy J. Tranel</i> <u>04-16-2024</u> TIMOTHY J. TRANEL DATE 14029 12/31/2024 LICENSE NUMBER RENEWAL DATE PAGES OR SHEETS COVERED BY THIS CERTIFICATION: <u>Entire Report</u>

Attachment: Roof Framing Plan

Photos

All photos taken on above referenced observation date unless noted otherwise.



Photo 1 | East Exterior Wall

Roof corbel was not accessible but recommend that the connection to the brick wall be inspected from the roof to verify connection integrity.



Photo 2 | West Exterior Wall

Fire escapes were not included in the evaluation.

Organic growth

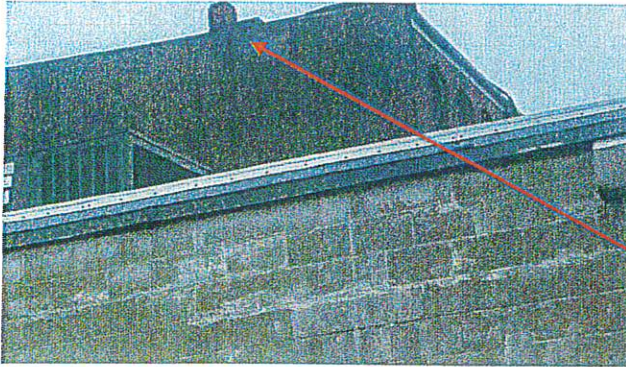


Photo 3 | North Exterior Wall at west end.

Damaged brick which is likely allowing wall infiltration.

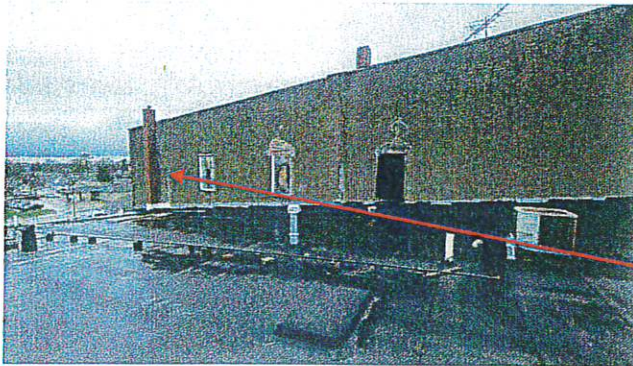


Photo 4 | South Exterior Upper Wall, West End.

Vertical crack with diagonal cracks projecting from vertical cracks.

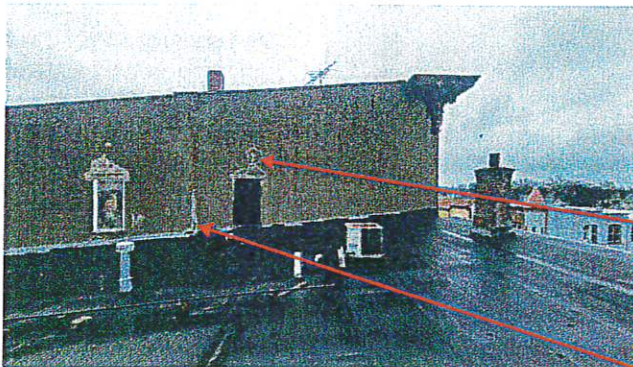


Photo 5 | South Exterior Upper Wall, East End.

Previously repaired cracking over door opening.

Large vertical crack full height of exposed wall.



Photo 6 | Grid 4 Inverted King Post Truss, Looking South.

Typical roof and ceiling joists/trusses.

Significant lateral displacement of grid 4 IVKPT top chord.

Added shoring under ceiling beam support at grid B ceiling support beam/ IVKPTs.

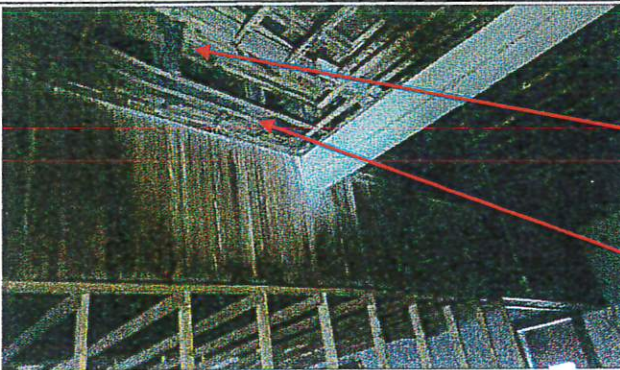


Photo 7 | Grid 3 Inverted King Post Truss, Looking North.

Steel Kingpost

Steel rod bottom chord

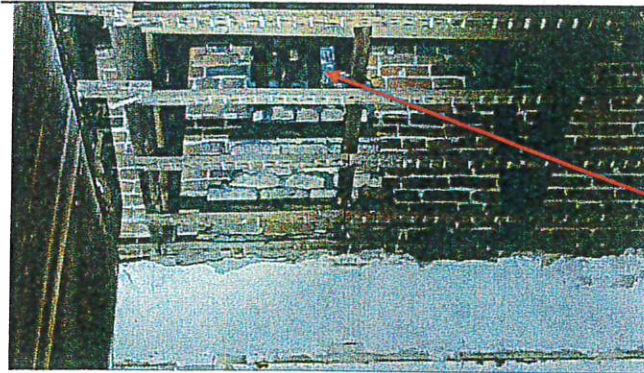


Photo 8 | Grid 3 Inverted King Post Truss Bearing at North Wall.

IVKPT Bearing with modification to brick below the bearing.



Photo 9 | Grid B Inverted King Post Truss with Underhung Ceiling Joist Support Beam.

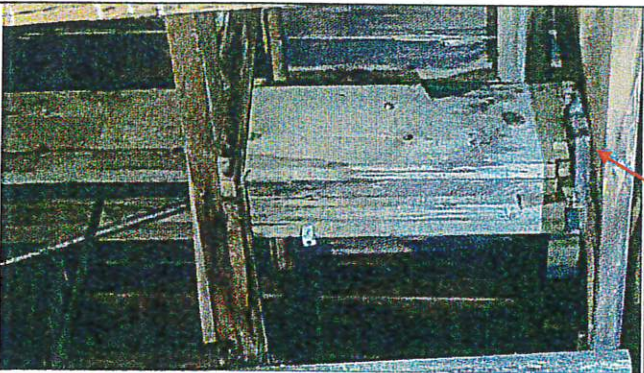


Photo 10 | Grid B Inverted King Post Truss. Shows rod termination at top chord and steel hanger to north-south IVKPT top chord.

Steel Hanger

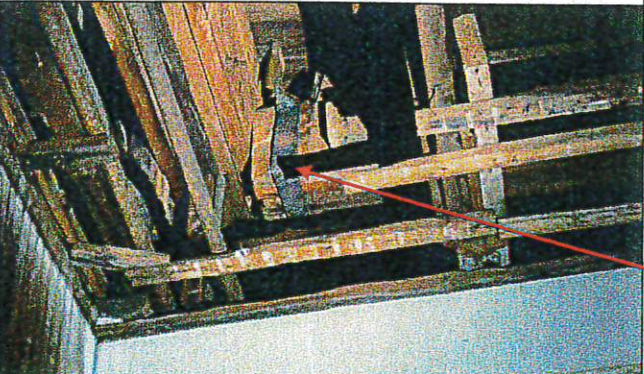


Photo 11 | Grid B Inverted King Post Hanger.

Hanger is separated from north-south IVKPT top chord which has significantly reduced the hanger structural capacity.

Steel Hanger

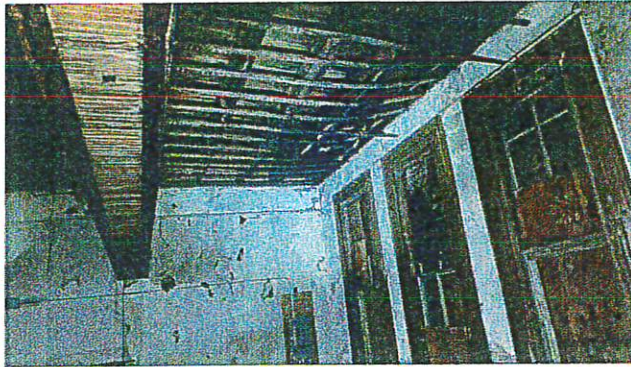


Photo 12 | Southwest Corner of Roof Framing.

Significant deflection and suspected water damage.



Photo 13 | Third Floor Framing at West Exterior Wall.

Floor system connection to the west brick wall does not appear to be adequate by observations (limited framing terminated into the west wall). We also ran a stringline and field measured that the exterior brick wall is bowed out approximately 2-inches.



Photo 14 | Third Level, East Exterior Wall.

Shows ceiling joist support beam bearing at the east exterior brick wall.

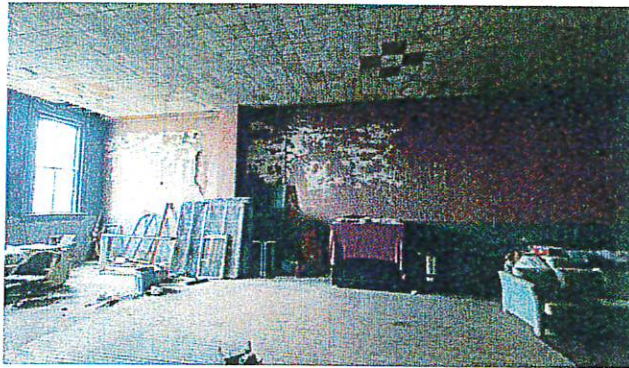


Photo 15 | Second Floor, North Wall at West End.

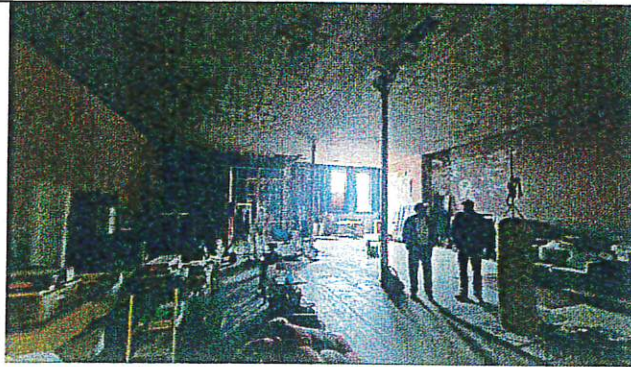


Photo 16 | Second Floor, Looking West. Two exposed pipe columns.



Photo 17 | Second Floor, West Exterior Wall at Center Beam Bearing.



Photo 18 | Second Floor, Center Stair to Street Level.



Photo 19 | Second Floor, Center Stair to Street Level at East Side.



Photo 20 | Main Level, North Side.

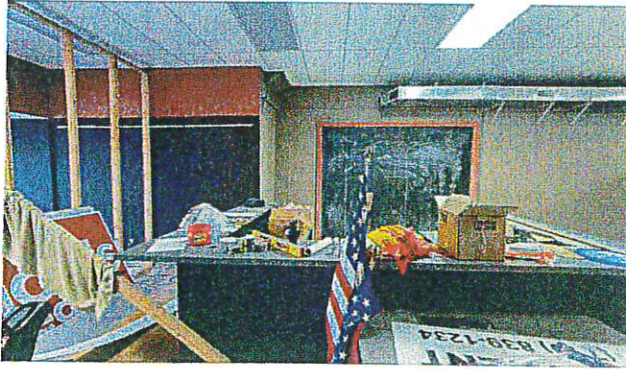


Photo 21 | Main Level, Stair Wall and Center multi-wythe wall.



Photo 22 | Main Level, at Store Front North Unit.

Shows (2) steel columns and stair brick wall (with painted plaster finish) to the right.

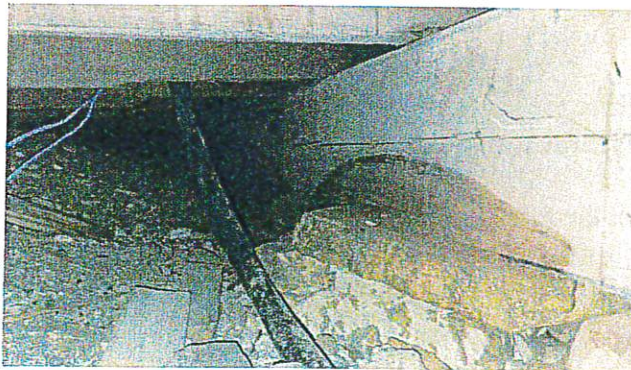


Photo 23 | Crawlspace main level floor framing at access hatch.

RESOLUTION NO. 050624C

RESOLUTION APPROVING THE PAYMENT TO SHEETS DESIGN BUILD FOR THE
“JAMES KENNEDY FAMILY AQUATIC CENTER RENOVATION PROJECT”
(AS SET FORTH IN PAY APPLICATION #9)

WHEREAS, the “James Kennedy Family Aquatic Center Renovation Project” (Project) had subparts that Sheets Construction assigned to different subcontractors; and

WHEREAS, the Project has been unexpectedly long with some subcontractors finishing their work long ago but with the retainage related to them still being held; and

WHEREAS, the City previously received HBK Engineering’s written recommendation (Sandra Smith, March 18, 2021 email) to issue a partial release of retainage in the amount of \$23,342.00, as set forth in Pay Application #9, while leaving \$4,000 in retainage that HBK has stated is enough to cover work that was still in need of completion; and

WHEREAS, subsequent to the above recommendation, the City Council approved Resolution 032221B, approving payment to the Contractor as set forth within Pay Application #9, and

WHEREAS, thereafter, HBK Engineering informed the Contractor that Pay Application #9 has been approved by email dated March 23, 2021; and

WHEREAS, after a series of email, HBK communicated with the contractor by email dated June 20, 2022, as follows,

“We discussed payment with the City and we can’t recommend release since the project is incomplete. There are still questions regarding the paint remediation for which HBK is not involved. I would suggest that you work directly with the City to resolve this issue.

and

WHEREAS, The City is now three (3) years removed from HBK’s email above and there have been on and off communications with the contractor and contractor subs regarding payment, and

WHEREAS, The City finds that the reasons for withholding payment, as determined in March of 2021, to the extent they were justified at that time, are no longer justified and the contractor should at this time be paid in full for the work performed by the Contractor under the Contract with the City, and

WHEREAS, The Council further finds, that although payment to the Contractor, in full, under and consistent with the Contract, is being approved by this Resolution, that the Council is not by making said payment concluding that all work was performed by Contractor, or Contractors subcontractors, consistent with and in accordance the Contract and project plans and specifications, and/or that the Contractor, or Contractor’s subcontractors, were not in some way negligent or otherwise liable to the City for negligence, breach of contract, or other applicable tort, and the City in approving payment at this time is doing so to avoid any claim against the City for failing to make

payment due Contractor under the Contract, reserving all rights the City has to pursue damages from the Contractor, or Subcontractors, hereafter in accordance with any applicable legal theory.

NOW, THEREFORE, Be It Resolved, the City Council of the City of Tipton hereby approves payment to Contractor, Sheets Design Build, in the amount of \$27,342, the full balance remaining due Sheets Design Build under the Contract between Sheets Design Build and the City of Tipton, while reserving all rights reserved in the body of the Resolution to seek damages from Contractor, or Subcontractors, for damages related to said Contract.

PASSED AND APPROVED this 6th day of May 2024.

Tammi Goerd, 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. 050624C which was passed by the Tipton City Council this 6th day of May 2024.

Amy Lenz, City Clerk

RESOLUTION NO. 050624A

**RESOLUTION ADOPTING A POLICY
FOR THE INVESTMENT OF PUBLIC FUNDS**

WHEREAS, it is necessary to protect public funds and establish investment guidelines; and

WHEREAS, it is required that the City of Tipton's Investment Policy be reviewed every two years or more frequently as appropriate.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Tipton, Iowa that the attached Investment Policy is hereby adopted.

BE IT FURTHER RESOLVED, that the Mayor and the City Clerk or Finance Director are hereby authorized and directed to execute said policy.

Passed and approved this 6th day of May 2024.

Tammi Goerd, Mayor

ATTEST:

Melissa Armstrong, Finance Director

CERTIFICATION

I, Melissa Armstrong, Finance Director, do hereby certify the above is a true and correct copy of Resolution No. _____ which was passed by the Tipton City Council this 6th day of May 2024.

Melissa Armstrong, Finance Director

CITY OF TIPTON

INVESTMENT POLICY

SECTION 1 – SCOPE OF INVESTMENT POLICY

The Investment Policy of the City of Tipton shall apply to all operating funds, bond proceeds and other funds and all investment transactions involving operating funds, bond proceeds and other funds accounted for in the City of Tipton's financial statements. Each investment must be authorized by applicable law and is subject to conditions of this Investment Policy. Each investment made pursuant to this Investment Policy must be authorized by applicable law and this written Investment Policy.

The investment of bond funds or sinking funds shall comply not only with this investment policy, but also be consistent with any applicable bond resolution.

The Investment Policy is intended to comply with Iowa Code Chapter 12B.

Upon passage and upon future amendment, if any, copies of this Investment Policy shall be delivered to all of the following:

- The governing body or officer of the City of Tipton to which the Investment Policy applies.
- All depository institutions or fiduciaries for public funds of the City of Tipton.
- The auditor engaged to audit any funds of the City of Tipton.

SECTION 2 – DELEGATION OF AUTHORITY

In accordance with Section 12B.10(1), the responsibility for conducting investment transactions resides with the City Clerk or Finance Director of the City of Tipton. Only the City Clerk or Finance Director and those authorized by ordinance or resolution may invest public funds and a copy of any empowering resolution shall be attached to this Investment Policy.

The Finance Director shall establish a written system of internal controls and investment practices. The controls shall be designed to prevent loss of public funds, to document those officers and employees of the City of Tipton responsible for elements of the investment process, and to address the capability of investment management. The controls shall provide for receipt and review of the audited financial statement and related reports on internal control structure of all outside persons performing any of the following for the City of Tipton:

1. Investing public funds.
2. Advising on the investment of public funds.
3. Directing the deposit or investment of public funds.
4. Acting in a fiduciary capacity for the City of Tipton.

A bank, savings and loan association or credit union providing only depository services shall not be required to provide an audited financial statement and related report on internal control structure.

All contracts and agreements with outside persons providing any of the above listed services shall require written notification to the City of Tipton within thirty days of receipt of any communication from either their auditor or any regulatory authority which denotes any of the following: the existence of a material weakness in their internal control structure, regulatory orders or sanctions in regard to the services being provided to the City of Tipton by the outside person.

The records of investment transactions made by, or on behalf of, the City of Tipton are public records and are the property of the City of Tipton whether in the custody of the City of Tipton or in the custody of a fiduciary or other third party.

SECTION 3 – OBJECTIVES OF INVESTMENT POLICY

The primary objectives, in order of priority, of all investment activities involving the financial assets of the City of Tipton shall be the following:

- **SAFETY:** Safety and preservation of principal in the overall portfolio is the foremost investment objective.
- **LIQUIDITY:** Maintaining the necessary liquidity to match expected liabilities is the second priority.
- **RETURN:** Obtaining a reasonable return is the third priority.

SECTION 4 – PRUDENCE

When investing or depositing public funds, the City Clerk of Finance Director of the City of Tipton shall exercise the care, skill, prudence and diligence under the circumstances then prevailing that a prudent person acting in a like capacity and familiar with such matters would use to attain the Section 3 investment objectives. This standard requires that when making investment decisions, the City Council shall consider the role that the investment or deposit plays within the portfolio of assets of the City of Tipton and the investment objectives stated in Section 3.

SECTION 5 - DEPOSITORIES

All deposits shall be in depositories located in the State of Iowa. Each bank must be on the most recent Approved Bank List as distributed by the Treasurer of the State of Iowa or as amended as necessary by notice inserted in the monthly mailing from the State Treasurers Office. Each financial institution shall be properly declared as a depository by the City Council of the City of Tipton. Deposits in any financial institution shall not exceed the \$10,000,000 limit approved by the City Council of the City of Tipton.

SECTION 6 – INSTRUMENTS ELIGIBLE FOR INVESTMENT

Assets of the City of Tipton may be invested in the following:

- Interest-bearing savings accounts, interest-bearing money market accounts, and interest-bearing checking accounts at any bank, savings and loan association or credit union in the State of Iowa. Each bank must be on the most recent list of Approved Bank List as provided by the State Treasurer. Deposits will only be made with financial institutions that are properly declared as a depository by resolution of the Tipton City Council. Deposit amounts shall not exceed the statutory limit approved by the governing body of Tipton.
- Obligations of the United States government, its agencies and instrumentalities.
- Certificates of deposit and other evidences of deposit at federally insured Iowa depository institutions approved and secured pursuant to Chapter 12B.

All instruments eligible for investment are further qualified by all other provisions of this Investment Policy including Section 8 – Investment Maturity Limitations and Section 9 – Diversification Requirements.

SECTION 7 – PROHIBITED INVESTMENTS AND INVESTMENT PRACTICES

Public funds of the City of Tipton shall not be invested in the following:

1. Reverse repurchase agreements.
2. Futures and options contracts.

Assets of the City of Tipton shall not be invested pursuant to the following investment practices:

1. Trading of securities for speculation or the realization of short-term trading gains.
2. Pursuant to a contract providing for the compensation of an agent or fiduciary based upon the performance of the invested assets.
3. If a fiduciary or other third party with custody of public investment transaction records of the City of Tipton fails to produce requested records when requested by this public body within a reasonable time, the City of Tipton shall make no new investment with or through the fiduciary or third party and shall not renew maturing investments with or through the fiduciary or third party.

SECTION 8 – INVESTMENT MATURITY LIMITATIONS

Operating funds must be identified and distinguished from all other funds available for investment. Operating funds are defined as those funds, which are reasonably expected to be expended during the current budget year or within fifteen months of receipt.

All investments authorized in Section 5 are further subject to the following investment maturity limitations:

1. Operating funds may only be invested in instruments authorized in Section 5 of this Investment Policy that mature within three hundred ninety-seven (397) days.
2. The City Clerk or Finance Director may invest funds of the City of Tipton that are not identified as Operating Funds in investments with maturities longer than three hundred ninety-seven (397) days. However, all investments of the City of Tipton shall have maturities that are consistent with the needs and use of City of Tipton.

SECTION 9 – DIVERSIFICATION

Where possible, it is the policy of the City of Tipton to diversify its investment portfolio. Assets shall be diversified to eliminate the risk of loss resulting from overconcentration of assets in a specific maturity, a specific issue, or a specific class of securities.

SECTION 10 – SAFEKEEPING AND CUSTODY

All invested assets of the City of Tipton involving the use of public funds custodial agreement, as defined in Section 12B.10C, shall comply with all rules adopted pursuant to Section 12B.10C relating to those investments. All custodial agreements shall be in writing and shall contain a provision that all custodial services be provided in accordance with the laws of the State of Iowa.

SECTION 11 - ETHICS AND CONFLICT OF INTEREST

The City Clerk or Finance Director and all officers and employees of the City of Tipton involved in the investment process shall refrain from personal business activity that could conflict with proper execution of the investment program, or which could impair their ability to make impartial investment decisions. Any

conflict of interest or bias, whether in fact or by appearance, shall be disclosed in writing to the City of Tipton.

SECTION 12 - REPORTING

The City Clerk or Finance Director shall submit a monthly investment report that summarizes investment transactions that have occurred during the reporting period. The investment report shall set out the current portfolio in terms of maturity and other features.

SECTION 13 - INVESTMENT POLICY REVIEW AND AMENDMENT

This Investment Policy shall be reviewed every two years or more frequently as appropriate. Notice of amendments to the Investment Policy shall be promptly given to all parties noted in Section 1.

Passed and approved this 6th day of May 2024.

Tammi Goerdt, Mayor

ATTEST:

Melissa Armstrong, Finance Director

RESOLUTION NO. 050624B

A RESOLUTION SETTING THE TIME AND PLACE FOR A PUBLIC HEARING FOR THE PURPOSE OF SOLICITING WRITTEN AND ORAL COMMENTS ON THE CITY'S PROPOSED FISCAL YEAR 2023-2024 BUDGET AMENDMENT

WHEREAS, the City Council of the City of Tipton, Iowa, previously approved the annual budget for Fiscal Year 2023-2024; and

WHEREAS, a budget amendment is necessary to permit the appropriation and expenditure of amounts anticipated to be available from sources other than property taxation, and which had not been anticipated in the budget in accordance with Iowa Code 384.18.2; and

WHEREAS, Iowa Code 384.16.3 requires a public hearing on the proposed budget amendment where any resident or taxpayer of the City may present to the Council objections to any part of the budget amendment for the current fiscal year or arguments in favor of any part of the budget amendment before its adoption and certification to the County Auditor; and

WHEREAS, interested residents or taxpayers having comments for or against these proposals may appear and be heard at the public hearing at the City Council meeting on May 20, 2023 at 5:30 p.m. at the Tipton Fire Department, 301 Lynn Street, Tipton, Iowa.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Tipton, Iowa, that this confirms that the council orders the publication of a notice of public hearing pertaining to the adoption of the Fiscal Year 2023-2024 budget amendment not less than ten (10) days nor more than twenty (20) days prior to the date set for the hearing.

PASSED AND APPROVED this 6th day of May 2024.

Tammi Goerd, Mayor

ATTEST: _____
Melissa Armstrong, Finance Director

CERTIFICATION

I, Melissa Armstrong, Finance Director, do hereby certify the above is a true and correct copy of Resolution No. 050624B which was passed by the Tipton City Council this 6th day of May 2024.

Melissa Armstrong, Finance Director

RESOLUTION NO. 050624D

RESOLUTION AWARING COMPETITIVE QUOTE FOR THE
“TIPTON TERMINAL REHABILITATION PROJECT” 2024

WHEREAS, the City obtained an IDOT General Aviation Vertical Infrastructure (GAVI) grant with a cost-share of 85% IDOT and 15% City; and

WHEREAS, the Project is located at the Mathews Memorial Airport and consists of the removal of the internal wall, floor, and ceiling material, demolition of the existing restrooms, construction of new restroom, internal walls, insulation, ceiling, flooring, lights, HVAC, and the addition of a concrete ADA access ramp; and

WHEREAS, since the Project provided a set of plan sheets and offered a construction cost estimate of \$92,200, the Project was handled under the “competitive quotes” process; and

WHEREAS, while the Project Manager/McClure Engineering and City attempted different ways of obtaining quotes (email, posting on the City’s social media, three weekly editions of newspaper ads, phone calls, posting on the League of Cities website, and extending the quote due date by two additional weeks to May 1,) the process resulted in only one quote as follows:

Lynch Plumbing \$92,270 with stated completion by Sept 15, 2024

AND, WHEREAS, the City has received the Project Manager’s letter of recommendation (*Adam Thompson, McClure Engineering, letter of May 1, 2024*) to accept this quote.

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

- 1.) The City Council approves the use of the “competitive quotes” method used for this Project.
- 2.) Lynch Plumbing’s competitive quote is approved.
- 3.) The Mayor and City Clerk are authorized to sign documents related to the scope of this Resolution.

PASSED AND APPROVED this 6th day of May 2024.

Tammi Goerd, 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. 050624D which was passed by the Tipton City Council this 6th day of May 2024.

Amy Lenz, City Clerk

May 1, 2024

Mathews Memorial Airport
Brian Wagner & Max Coppess
1118 Airport Rd
Tipton, IA 52772

Re: Recommendation of Award Related to Airport Terminal Building Rehabilitation Project

Dear City of Tipton & Airport Board:

The city publish notice in the newspaper and posted notice of competitive quote solicitation. McClure directly solicited competitive quotes from the following contractors:

- Mike Fogg Construction
- Kofron Builders
- Nissen Builders
- Jason Conrad Construction
- Meeks Construction
- Platinum Construction
- RDS Construction
- GL Stockham
- Sheets Construction
- Point Builders
- Randy Shumaker, Custom Builders

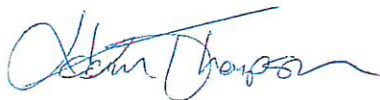
McClure received one quote from Wayne Lynch of Lynch Plumbing. He is a local area general contractor who has been in business since 1993 and has worked on many commercial and residential project. The Engineers estimate was \$92,200. McClure reviewed the quote and find that Wayne Lynch, Lynch Plumbing in the amount of \$92,270. McClure finds Lynch Plumbing is the lowest responsive and responsible competitive quoter. McClure staff recommends the City of Tipton award a purchase order to Lynch Plumbing in an amount not to exceed \$92,270.

Base Bid: \$92,270

We have enclosed a copy of the quote and their certificate of insurance. If you have any questions or require any additional information, please call me at (319)471-1919.

Sincerely,

McCLURE



Adam Thompson
Project Manager

Enclosures: Lynch Plumbing Quote

ATTN: Adam Thompson
McClure Engineering

Quote estimate for Tipton Terminal Rehabilitation Project

Wayne Lynch (owner) Lynch's Plumbing has been a contractor since 1993. He has done many commercial and residential projects such as this.

Work on this project would begin at award of contract and be completed by September 15, 2024.

Attached you will find the project quote sheet as well as a copy of the COI.

Best Regards,

Wayne Lynch
(319)631-0958
Lynchsplumbing@Lcom.net

Competitive Quote Sheet

Project Title: Tipton Terminal Rehabilitation Project

Project Location: Terminal Building, Mathews Memorial Airport, 1118 Airport Rd, Tipton, Iowa

Project Manager: Adam Thompson, McClure Engineering, athompson@mcclurevision.com

Engineer estimate of construction cost: \$92,200.00

Contractor Information

Company Name:

Lynch's Plumbing Inc.

Phone Number:

319-643-2022

Contact Person:

Wayne Lynch 319-631-0958

Email Address:

lynchsplumbing@comcast.net

Date:

4-23-24

Scope of Work:

1. Provide labor, materials, equipment, and expertise necessary for the successful completion of the Tipton Terminal Rehabilitation Project as outlined in the project plans provided by McClure Engineering.
2. Execute all necessary demolition, construction, renovation, and finishing tasks required to rehabilitate the terminal building according to the project timeline and budget.
3. Ensure compliance with all applicable building codes, regulations, and safety standards throughout the duration of the project.
4. Coordinate effectively with other subcontractors, if applicable, to ensure smooth workflow and timely completion of all project milestones.
5. Maintain a clean and organized work environment, adhering to all site-specific safety protocols and guidelines.
6. Submit a proposed project timeline indicating the start date, completion date, and major milestones. Work can commence after the execution of a contract. The contractor will be given 100 calendar days to complete all work from the date of commencement. Work shall be finished no later than September 30th, 2024.
7. Include any relevant qualifications, certifications, and past experience that demonstrate the contractor's ability to successfully undertake and complete similar projects. The contractor shall provide a copy of their insurance with the submission of the quote.

Quotes must be submitted to the Project Manager, Adam Thompson, no later than 2:00 PM on April 16th, 2024. Any questions or inquiries regarding the project should be directed to Adam Thompson at McClure Engineering.

Competitive Quote Detail

Demolition:	\$ 10,000
Concrete:	\$ 5,170
Door/Glass/Metal:	\$ 4,000
Drywall/Ceiling/Insulation:	\$ 25,000
Flooring/Carpet/Tile:	\$ 12,500
Painting:	\$ 3,700
Plumbing:	\$ 20,000
HVAC:	\$ 7,000
Electrical:	\$ 3,100
Other [Shop Sup. & Misc.]:	\$ 1,800
Other []:	\$
Other []:	\$
Other []:	\$
Total Base Quote:	\$ 92,270

This project is budgeted in fiscal year 24-25. Work can begin prior to July 1st 2024 but payment will not be able to be made until after July 1st 2024.

By signing below, the contractor acknowledges receipt of the project documents and agrees to adhere to the terms and conditions outlined in this competitive quote sheet. The contractor additionally acknowledges that they have checked and verified the base quote total for calculation and summation errors.

Contractor Signature: Wesley Lynd Date: 4-23-24

Project Schedule

- o Advertise to contractors to receive competitive quotes – March 27
- o Tipton Conservative Notice – March 27
- o Pre bid/quote meeting, terminal available to review with engineering staff – April 4
- o Deadline to receive quotes – April 16
- o Review quotes with the airport board – April 17
- o Council approval – April 22
- o Early start date – April 29*
- o Last start date – July 1*
- o *This project is in the City's FY 24-25 budget, it is understood that the successful bidder can start before July 1, but the first payment won't be until after July 1.
- o Project completion – 10/09



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
4/26/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Lee Agency 2210 2nd Ave. Muscatine, IA 52761	CONTACT NAME: PHONE (A/C, No, Ext): (563) 263-9252 E-MAIL ADDRESS: FAX (A/C, No): (563) 263-9282												
INSURER(S) AFFORDING COVERAGE													
INSURED Lynch 's Plumbing Inc L and L Rentals LLC 115 S 2nd St PO Box 458 West Branch, IA 52358	<table border="0"> <tr> <td style="width: 80%;">INSURER A : West Bend Mutual Insurance Company</td> <td style="text-align: right;">NAIC # 15350</td> </tr> <tr> <td>INSURER B :</td> <td></td> </tr> <tr> <td>INSURER C :</td> <td></td> </tr> <tr> <td>INSURER D :</td> <td></td> </tr> <tr> <td>INSURER E :</td> <td></td> </tr> <tr> <td>INSURER F :</td> <td></td> </tr> </table>	INSURER A : West Bend Mutual Insurance Company	NAIC # 15350	INSURER B :		INSURER C :		INSURER D :		INSURER E :		INSURER F :	
INSURER A : West Bend Mutual Insurance Company	NAIC # 15350												
INSURER B :													
INSURER C :													
INSURER D :													
INSURER E :													
INSURER F :													

COVERAGES	CERTIFICATE NUMBER:	REVISION NUMBER:
------------------	----------------------------	-------------------------

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A X	COMMERCIAL GENERAL LIABILITY		A745159	3/15/2024	3/15/2025	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMPIOP AGG \$ 2,000,000 OTHER: \$
GEN'L AGGREGATE LIMIT APPLIES PER: X POLICY PRO-JECT LOC						
A X	AUTOMOBILE LIABILITY		A745159	3/15/2024	3/15/2025	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A X	UMBRELLA LIAB	X OCCUR	A745159	3/15/2024	3/15/2025	EACH OCCURRENCE \$ 1,000,000 EXCESS LIAB CLAIMS-MADE \$ 1,000,000 CED X RETENTION \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	Y/N	A721480	3/15/2024	3/15/2025	X PER STATUTE OTH-ER E.L. EACH ACCIDENT \$ 500,000 E.L. DISEASE - EA EMPLOYEE \$ 500,000 E.L. DISEASE - POLICY LIMIT \$ 500,000
ANY PROPRIETOR/PARTNER/EXECUTIVE OFF CER MEMBER EXCLUDED? (Mandatory in NH) N/A If yes describe under DESCRIPTION OF OPERATIONS below						

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER	CANCELLATION
---------------------------	---------------------

McClura Engineering
 o/o Adam Thompson
 2229 E Grantview Ln Ste. 2
 Coralville, IA 52241

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE