

-NOTICE OF A PUBLIC MEETING-
Governmental Body: Van Meter City Council
Date of Meeting: Monday, July 14, 2014
Time/Place of Meeting: 7:00 p.m. – Veteran’s Reception Center, 910 Main Street

Business Meeting Agenda:

1. Call to Order
2. Approval of Agenda
3. Introductions
4. Citizens Hearing
5. Consent Agenda:
 - a. Minutes of the June 9, 2014 Council meeting
 - b. June Claims list
 - c. June Financial Statement/Quarterly Investment Report
 - d. A resolution transferring funds.
 - e. A resolution approving annual employee compensation adjustments.
 - f. Approve the Mayors appointment of John Seefeld to the Van Meter Public Library Board of Trustees for a term ending June 30, 2019.
6. Action on a proposed road closure presented by the Van Meter Visitor Festival Planning Committee.
7. Action on a proposed final plat for Kenyon Ridge. Forwarded from Planning and Zoning with a recommendation for approval.
8. Action on a proposed memorandum of agreement for the purpose of implementing a Van Meter Microloan Program with entrepreneur technical assistance in the City of Van Meter.
9. Action on a proposed lease agreement for 310 Mill Street between the City and the Iowa Foundation for Microenterprise and Community Vitality.
10. Action on a proposed lease agreement for space designated for the display of Bob Feller artifacts at 310 Mill Street between the City, the Iowa Foundation for Microenterprise and Community Vitality, and the Cleveland Indians Charities.
11. A public hearing on a proposed ordinance gifting a section of water main to the Van Meter Community School District. Consideration may be given to waiving readings two and three and proceeding directly to approval and adoption.
12. A public hearing on the first reading of a proposed ordinance amending the Code of Ordinances adopting the 2009 International Fire Code. Consideration may be given to waiving readings two and three and proceed directly to approval and adoption.
13. A public hearing on the first reading of a proposed ordinance amending the code increasing utility rates. Consideration may be given to waiving readings two and three and proceeding directly to approval and adoption.
14. Department/Committee Reports:
 - a. Parks and Rec
 - b. Library
 - c. Public Safety
 - d. Public Works
 - e. Attorney
 - f. Engineer
 - g. Administrator
 - h. Council
 - i. Public Works/Infrastructure
 - ii. Culture and Recreation
 - iii. Ad-Hoc Committees
 - i. Mayor
 - i. Finance
 - ii. Policy
 - iii. Economic Development
 - iv. Public Safety
 - v. EMA, E911
15. Adjourn

Agenda Item #1 - Call to Order

Submitted for:

Recommendation:

Sample Motions:

Mayor: *The time is Seven O'clock PM on Monday, July 14, 2014. I hereby call this meeting of the Van Meter City Council to order.*

Agenda Item #2 - Approval of the Agenda

Submitted for:

Action

Recommendation:

Approval

Sample Language:

Mayor: *Do I hear a motion to approve the agenda?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll call please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The agenda is adopted. Thank you.*

Agenda Item #3 - Introductions

Submitted for:
Information
Recommendation:

Sample Language:
Mayor: *Would those present please introduce themselves?*

Agenda Item #4 - Citizens Hearing

Submitted for:
Information
Recommendation:

Sample Language:

Mayor: *At this time I will recognize members of the public that would like to address the City Council. Once given the floor those addressing the City Council will be given 5 minutes to read their comments into the record.*

Agenda Item #5 - Consent Agenda

Submitted for:

Action

Recommendation:

Approval

Sample Language:

Mayor: *Would staff please review the Consent Agenda.*

Staff: *Gives Review.*

Mayor: *Does the City Council wish to discuss any item on the consent agenda separately? If not, I would entertain a motion to approve a Resolution Adopting the Consent Agenda as it has been presented to us.*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The Consent Agenda is adopted. Thank you.*

- 1) The Van Meter City Council met for a regular council meeting on Monday, June 9, 2014 at the Veterans Reception Center. Mayor Allan Adams called the meeting to order at 7:00PM. The following council members were present upon roll call: Bob Lacy, Kim Sacker, Elizabeth Tweed, Mike Peterson, and Owen Stump.

Staff present: City Administrator Jake Anderson, City Attorney Erik Fisk, City Engineer Bob Veenstra, and Public Safety Director William Daggett.

Members of the public present were Steve Venard of Bishop Engineering and Cristie Sullivan.

- 2) Mayor Adams asked for a motion to approve the agenda. Motioned by Lacy supported by Peterson. Passed unanimously.
- 3) Introductions were made.
- 4) Mayor Adams opened the citizens hearing. Hearing no citizen comments Mayor Adams closed the citizens hearing.
- 5) Mayor Adams reviewed the consent agenda, and asked for discussion. City Administrator Anderson noted amendments to the claims list. Mayor Adams asked for a motion to adopt the revised consent agenda which included the following:

- a. Minutes of May 12, 2014 Business Meeting, May 12, 2014 Work Session, and May 27, 2014 Special Session, council meetings
- b. May Claims list

VENDOR	REFERENCE	AMOUNT
ACCO	WATER CHEMICALS	\$ 574.00
AG SOURCE LABORATORIES	WA/WASTE WA TESTING	\$ 276.50
APEX COMPANIES LLC	LEAKING UST TIER 1 TESTING	\$ 6,170.87
ARNOLD MOTOR SUPPLY	MARINE BATTER AND CHARGER	\$ 92.48
BANKERS TRUST	Debt Service on Series 2013	\$ 75,281.25
BOBS AUTO PARTS	LAWN MOWER PARTS	\$ 24.62
CARPENTER UNIFORM CO	EMS COAT	\$ 303.99
CASEY'S GENERAL STORE	GAS POLICE	\$ 1,470.05
CENTRAL IOWA FLORAL	2014 PARK PLANT SALE	\$ 7,052.80
CENTURY LINK	CITY HALL PHONE	\$ 333.61
CIA YOUTH GROUP	2014 RACCOON RIVER DAYS	\$ 250.00
CLIVE POWER EQUIPMENT	WEED WHACKER PARTS	\$ 39.59
CRESTVIEW ESTATES NO1 LLC	TIF REBATE % DEV AGREE	\$ 40,148.56
CULLIGAN	AUTOMATIC RENTAL SHOP	\$ 21.95
CUSTOM LAWN CARE & LANDSCAPING	CEM/CITY HALL SPRING APP	\$ 407.00
DALLAS COUNTY NEWS	52 WEEK SUBSCRIPTION	\$ 44.00
DALLAS COUNTY NEWS	LEGAL PUBLICATIONS	\$ 500.78
DANKO	BUNKER GEAR/BOOTS	\$ 4,922.00
DELTA DENTAL	Employee Dental Ins	\$ 313.82
DUBOIS ENTERTAINMENT	2014 RR DAYS PHOTO BOOTH	\$ 300.00

EFTPS	FED/FICA TAX	\$ 2,837.70
EFTPS	FED/FICA TAX	\$ 3,114.74
ESRI INC	ARCGIC MAINT 2/13-2/15	\$ 800.00
EXIT 113	2014 RACCOON RIVER DAYS	\$ 600.00
FASTENAL COMPANY	BOLTS FOR WE <3 OUR KIDS SIGNS	\$ 51.55
FRED SCHIMMELS	FIRE DEPT 843 EXHAUST ISSUE	\$ 176.83
GCMOA	MEMBERSHIP DUES 14/15	\$ 20.00
GOTCHA GAMES	RACCOON RIVER DAYS 2014	\$ 3,500.00
GRINNELL STATE BANK	DEVELOP AGREE TIF PMT	\$ 6,671.52
HEARTLAND COOP	FD DIESEL	\$ 245.35
IA CMA	IaCMA MEMBERSHIP 2014-15	\$ 120.00
INDUSTRIAL CHEM LABS	ROOT BEGONE	\$ 244.76
IOWA FIRE CHIEFS ASSOC	MEMBERSHIP DUES 2014-15	\$ 50.00
IOWA HISTORY JOURNAL	2 YR SUBSCRIPTION	\$ 35.00
IOWA STATE UNIVERSITY	FF 2 CERT BOLLES, CAPPS, DAGG	\$ 150.00
IPERS	IPERS	\$ 1,747.51
J & M DISPLAYS	FIREWORKS 2014 RACCOON RIVER	\$ 2,000.00
JIMS JOHNS INC	REC COMPLEX KYBOS	\$ 150.00
JONES CREEK APPAREL	2014 RACCOON RIVER DAY SHIRTS	\$ 258.00
LOWE'S	REPAIR DUGOUT REC COMPLEX	\$ 788.15
MAINSTAY	DELL COMPUTER FIRE DEPT	\$ 1,100.00
MASTERSON BOTTENBERG & EICHORN	LEGAL SERVICE FOR EC DEV	\$ 690.00
METERING & TECHNOLOGY SOLUTION	WATER METERS	\$ 709.95
MIDAMERICAN ENERGY	STREET LIGHTING	\$ 2,152.10
MUNICIPAL SUPPLY INC	1' WATER METER BARB PHILLIPS	\$ 229.80
OFFICE DEPOT	PAPER	\$ 58.00
PELZ ELECTRIC	SIREN REPAIR	\$ 100.00
PETTY CASH	CASH	\$ 652.57
REFLECTIVE SHAPE STORE	SCENE DOTS FOR FIRE TRUCKS	\$ 600.00
SQUARE, INC	Credit Card Acceptance Fee	\$ 15.83
THE HARTFORD	Employee Life/Dis Ins	\$ 235.57
TREAS - STATE OF IOWA W/H	STATE TAX	\$ 512.00
US POSTMASTER	UT BILLS/NEWSLETTERS; STAMPS	\$ 339.48
US POSTMASTER	BOX RENTAL FOR PO BOX 160	\$ 50.00
VEENSTRA & KIMM INC	BUILDING PERMITS	\$ 8,073.76
VERIZON WIRELESS	POLICE CELL PHONE	\$ 365.58
WASTE CONNECTIONS	GARBAGE CONTRACT	\$ 5,507.13
WELLMARK	Employee Health Ins	\$ 4,273.35
WELLS FARGO CC	MEDICAL SUPPLIES/KITS	\$ 3,139.02
WHITFIELD & EDDY PLC	ATTORNEY FEES	\$ 384.50
	*** REPORT TOTAL ***	\$ 191,277.62

c. May Financial Statement

FUND	RECEIVED	DISBURSED
GENERAL	\$ 28,357.03	\$ 19,526.69
LIBRARY TECHNOLOGY FUND	\$ 0.01	\$ -
ROAD USE TAX	\$ 4,767.21	\$ 5,405.44
EMPLOYEE BENEFITS	\$ 4,559.00	\$ 5,039.97
EMERGENCY FUND	\$ 367.64	\$ -
TIF-CR ESTATE	\$ 7,738.06	\$ 2,161.63
TIF-WH PINES	\$ 2,220.06	\$ -
SUBDIVISIO		
PARK TRUST FUND	\$ 8,857.36	\$ -
REC TRUST	\$ 90,380.04	\$ -
LIBRARY TRUST FUND	\$ 55.12	\$ 3,604.54
VM COMMUNITY BETTERMENT	\$ 4,356.00	\$ 5,500.00
REC CAPITAL FUND	\$ -	\$ 1,911.93
SITE CERT PROJECT	\$ -	\$ 438.00
DEBT SERVICE	\$ 4,350.91	\$ 35,634.10
DEBT SERVICE-WATER	\$ -	\$ 28,042.60
DEBT SERVICE-LIFT	\$ -	\$ 11,604.55
STATI		
WATER	\$ 16,740.74	\$ 10,787.12
SEWER	\$ 10,480.96	\$ 9,800.67
REPORT TOTAL	\$183,230.14	\$139,457.24

d. Casey's Tobacco Permit

e. Resolution #2014-14 "A Resolution Transferring Funds."

f. Approve Joe Herman's appointment to the Planning and Zoning Commission effective May 21, 2014.

g. Approve Lyn Lyon's appointment to the Planning and Zoning Commission effective May 21, 2014.

h. Set a date and time for a public hearing on the first reading of a proposed ordinance amending the code increasing utility rates. July 14, 2014 at 7:00PM.

i. Set a date and time for a public hearing on the first reading of a proposed ordinance adding a section relative to rapid entry key storage devices. July 14, 2014 at 7:00PM.

j. Set a date and time for a public hearing on a proposal to gift a section of water main to the Van Meter Community School District. July 14, 2014 at 7:00PM.

Lacy moved supported by Stump to adopt and approve Resolution #2014-15, "A Resolution Adopting the Revised Consent Agenda." Passed unanimously.

- 1) Mayor Adams gave the floor to Steve Venard with Bishop Engineering to present the final plat for Hickory Lodge Plat 4. Mr. Venard explained that the plat creates 19 lots all in excess of an acre and a half. City Engineer Bob Veenstra Jr. noted that the City's review is extraterritorial and is limited to enforcing compliance with the City's subdivision ordinance. The project plans concrete streets with curb and gutter and water mains in compliance with the subdivision ordinance. Sewer is not planned for the subdivision. Water service will be provided by Warren Rural Water and although built to city standards fire hydrants will not be installed but will be teed out if the City should annex the development. Moved by Peterson supported by Tweed to approve the plat waiving the requirements for sanitary sewer. Passed unanimously.

6) Department/Committee Reports

City Attorney Fisk reported working on developing some ideas for the utilization of LMI TIF money for presentation to the City Council.

City Administrator Anderson reported the need for a special meeting to review and approve agreements relative to the Bob Feller Museum Board.

Councilmember Lacy reported on the activities of the economic development group. They are incorporating and will be engaging Connect Iowa to study broadband infrastructure in Van Meter.

- 7) Having no other business Mayor Adams asked for a motion to adjourn. Moved by Lacy supported by Peterson. Passed unanimously.

_____ Allan B. Adams, Mayor

ATTEST

_____ Liz Thompson, City Clerk

VENDOR NAME	REFERENCE	VENDOR TOTAL	CHECK#	CHECK DATE
----- ACCOUNTS PAYABLE CLAIMS -----				
ACCO	WATER CHEMICALS	208.84		
TYCO INTERGRATED SECURITY	QRTLY BILLING 8/1-10/31	120.00		
AG SOURCE LABORATORIES	WATER TESTING	248.00		
AMERICAN LIBRARY ASSOC	DUES	175.00		
BANKERS TRUST	BRIDGE SERIES 08 GO	50,250.00	11178383	6/30/14
BARNES & NOBLE BOOK SELLER	DVDS	79.47		
BOB LACY	MILEAGE AND PARKING	35.92		
BOBS AUTO PARTS	PUBLIC WORKS	46.15		
BRANDON CARTER	REIMBURSEMENT BADGE	143.10		
CASEY'S GENERAL STORE	PD GAS/MERCH	1,261.71		
CENTURY LINK	CITY HALL PHONE	368.16		
CHRIS JUNKER	REFUND OVERPAYMENT ON UT BILL	29.52		
COLE FARMS INC	SCENE DOTS FOR FIRE TRUCKS	600.00	24700	6/19/14
CULLIGAN	AUTOMATIC RENTAL	21.95		
CUSTOM LAWN CARE & LANDSCAPING		959.00		
DALLAS CO RECORDER	RELEASE DOCUMENT 7089	14.00		
DALLAS COUNTY NEWS	PUBLICATIONS	207.68		
DELTA DENTAL	EMPLOYEE DENTAL INS	313.82	11178381	6/30/14
DEMCO	CLIP ON SUPPORT	213.76		
EFTPS	FED/FICA TAX	2,886.75	11178378	6/20/14
EFTPS	FED/FICA TAX	2,943.47	11178379	7/03/14
ELECTRONIC ENGINEERING	RADIO REPAIR	75.00		
FOREST SEPTIC ENVIRONMENTAL	SEPTIC AT REC COMPLEX	250.00		
GALLS AN ARAMARK COMPANY	BADGE - DAGGETT	144.98		
GARY HERRICK	REIMBURSE FOR WATER	16.00		
H D SUPPLY WATERWORKS	METER	189.00		
HEARTLAND AG-BUSINESS GROUP	SUBSCRIPTIONS	33.00		
HEARTLAND COOP	FD DIESEL	189.05		
HENNINGSSEN CONST INC	STREET PATCH THRUOUT TOWN	2,620.00		
ILEA	MMPI2 RESERVE CANDIDATE	180.00		
IOWA DEPARTMENT OF NATURAL RES	ANNUAL WATER SUPPLY FEE FY15	123.22		
IOWA LEAGUE OF CITIES	MEMBERSHIP DUES FY14/15	678.00		
IOWA LIBRARY ASSOCIATION	FY2015 WILBOR SUB FEE	391.44		
IOWA ONE CALL	FAXES	54.90		
IPERS	IPERS	1,772.61	11178376	6/20/14
JIMS JOHNS INC	REC COMPLEX	150.00		
LAW ENFORCEMENT TARGETS INC	STANDARD Q TARGETS	132.64		
LOWE'S	CAUTION TAPE	158.50		
MAFFIN OUTDOOR POWER & AUTO	MOWER TRAILER REPAIR	101.01		
MAINSTAY	NETWORK MAINT - JULY, AUG, SEP	630.00		
MASTERSON BOTTEBERG & EICHORN	EC DEV NPO	654.00		
MATHESON TRI GAS INC	OXYGEN	68.56		
METERING & TECHNOLOGY SOLUTION	IRRIGATION METERS	518.87		
MIDAMERICAN ENERGY	GAS/ELEC	2,354.71		
NEWCOM TECHNOLOGIES INC	AGREEMENT CEMETERY SOFTWARE	350.00		
OFFICE DEPOT	TIME CLOCK	451.08		
ORGANIC GARDENING	SUBSCRIPTION	23.94		
PERRY PUBLIC LIBRARY	DIGITIZATION OF PERRY CHIEF	150.00		
RHODES INC	ROCK FOR REC COMPLEX	2,512.97		
SMITH'S SEWER SERV. INC	HYDRO CLEAN ELILS/PLEASANT	292.50		
SQUARE, INC	CREDIT CARD ACCEPTANCE FEE	17.18	11178384	6/30/14

*** CITY OF VAN METER IA ***
ACCOUNTS PAYABLE ACTIVITY
CLAIMS REPORT

VENDOR NAME	REFERENCE	VENDOR TOTAL	CHECK#	CHECK DATE
STAR EQUIPMENT LTD	PUMP ENGINE REPAIR	1,341.92		
THE HARTFORD	EMPLOYEE LIFE/DIS INS	235.57	11178382	6/30/14
THE IOWAN MAGAZINE	SUBSCRIPTION X 1 YEAR	24.00		
TREAS - STATE OF IOWA W/H	STATE TAX	516.00	11178377	6/20/14
US POSTMASTER	UT BILLS/NEWSLETTERS 7-2014	192.96	24701	6/30/14
VEENSTRA & KIMM INC	WATER TREATMENT	6,922.06		
VERIZON WIRELESS	PW/THOMPSON CELL PHONE	482.43		
WASTE CONNECTIONS	GARBAGE CONTRACT	5,914.95		
WELLMARK	EMPLOYEE HEALTH INS	4,273.35	11178380	6/30/14
WELLS FARGO CC	CONFERENCE	1,247.50		
WHITFIELD & EDDY PLC	ATTORNEY FEES	1,396.00		
**** PAID TOTAL ****		64,001.71		
**** SCHED TOTAL ****		34,954.49		
**** OPEN TOTAL ****				
**** ON HOLD TOTAL ****				
***** REPORT TOTAL *****		98,956.20		

*** CITY OF VAN METER IA ***
ACCOUNTS PAYABLE ACTIVITY
CLAIMS DEPT SUMMARY

DEPT	DEPT NAME	TOTAL	CHECK#	DATE
	LIABILITIES	8,118.83		
	POLICE	1,715.81		
	EMERGENCY MANAGEMENT	13.12		
	FIRE	1,042.21		
	AMBULANCE	68.56		
	ROADS, BRIDGES, SIDEWALKS	20,883.76		
	STREET LIGHTING	238.07		
	GARBAGE	5,914.95		
	LIBRARY	3,039.05		
	PARKS	206.91		
	RECREATION	4,021.92		
	CEMETERY	24.92		
	ECONOMIC DEVELOPMENT	7,415.26		
	MAYOR/COUNCIL/CITY MGR	678.00		
	CLERK/TREASURER/ADM	656.39		
	LEGAL SERVICES/ATTORNEY	1,890.48		
	CITY HALL/GENERAL BLDGS	213.34		
	DEBT SERVICES	700.00		
	WATER	38,291.68		
	SEWER/SEWAGE DISPOSAL	3,822.94		



CITY OF VAN METER

Bank Reconciliation/Financial Summary - Month/Year: June 2014

<u><i>Treasurer's Report</i></u>	
Book Balance, Beginning of Month:	\$1,205,279.94
Add: Total Revenues this Month: with transfers	\$106,192.07
Less: Total Expenditures this Month: with transfers	(\$227,541.92)
Add: Δ Liability	\$705.86
Book Balance End of Month:	\$1,084,635.95

<u><i>Bank Reconciliation</i></u>	
Checking Account Balance End of Month:	\$567,982.91
Less: Outstanding Transactions (Cash Report):	(\$8,262.07)
Adjusted Checking Account Balance:	\$559,720.84
Currency	
Petty Cash: (res Nov 2004)	\$100.00
Change Fund:	\$30.00
Total Currency:	\$130.00
Investments: (Interest for month included)	
IPAIT	
IPAIT – general	\$220,805.07
IPAIT – park	\$20,621.06
IPAIT – library	\$17,059.63
IPAIT – library/technology	\$1,187.12
IPAIT TOTAL:	\$259,672.88
Certificate of Deposit/ESB	\$250,000.00
Wells Fargo – savings acc't	\$15,112.23
Total Investments:	\$524,785.11
Total of Bank Statements End of Month	\$1,084,635.95

Difference:	\$0.00
Note(s):	

Verify: Mayor or Mayor Pro Tem:

CALENDAR 6/2014, FISCAL 12/2014

ACCOUNT TITLE	LAST MONTH END BALANCE	RECEIVED	DISBURSED	CHANGE IN LIABILITY	ENDING BALANCE
001 GENERAL	119,360.67	14,504.96	46,281.43	705.86	88,290.06
049 VEHICLE INSPECTION FUND	38,491.91	.00	.00	.00	38,491.91
051 LIBRARY TECHNOLOGY FUND	209.95	.01	.00	.00	209.96
052 PW-VEHICLE REPLACEMENT	7,000.00	.00	.00	.00	7,000.00
053 FD-VEHICLE REPLACEMENT	8,000.00	.00	.00	.00	8,000.00
054 VEHICLE REPLACEMENT-POL	5,631.25	.00	.00	.00	5,631.25
055 VEHICLE REPLACEMENT-FIR	3,000.00	.00	.00	.00	3,000.00
056 TECHNOLOGY REPLACEMENT-	5,000.00	.00	.00	.00	5,000.00
057 BUILDING REPAIR RESERVE	3,000.00	.00	.00	.00	3,000.00
058 FARMERS MARKET	3,029.81	45.00	.00	.00	3,074.81
110 ROAD USE TAX	58,789.36	9,352.60	5,424.91	.00	62,717.05
112 EMPLOYEE BENEFITS	89,751.28	1,224.35	5,045.07	.00	85,930.56
119 EMERGENCY FUND	3,158.74	98.71	.00	.00	3,257.45
121 LOCAL OPTION SALES TAX	53,794.37	.00	.00	.00	53,794.37
125 TIF-CR ESTATE	193,176.34	.76	46,319.43	.00	146,857.67
126 TIF-WH PINES SUBDIVISIO	86,698.24	.00	36,723.33	.00	49,974.91
127 TIF-POLK CO. BANK	50,006.83	1,023.17	6,671.52	.00	44,358.48
128 TIF-STANDBROUGH	.00	.00	.00	.00	.00
180 PARK TRUST FUND	35,145.26	.15	7,052.80	.00	28,092.61
181 REC TRUST	90,380.04	.00	.00	.00	90,380.04
182 LIBRARY TRUST FUND	18,310.69	.18	3,959.59	.00	14,351.28
183 VM COMMUNITY BETTERMENT	30.11	4,813.50	2,036.49	.00	2,807.12
184 CDBG/HOUSING PROJECT	.00	.00	.00	.00	.00
185 REC CAPITAL FUND	30,681.22	.00	.00	.00	30,681.22
186 SITE CERT/WA PROJECT	167,214.46	.00	.00	.00	167,214.46
200 DEBT SERVICE	48,197.47	1,020.35	50,250.00	.00	1,032.18-
205 DEBT SERVICE-WATER	25,897.26-	25,897.26	.00	.00	.00
213 DEBT SERVICE-LIFT STATI	10,826.07-	10,826.07	.00	.00	.00
300 SIDEWALK CAPITAL PROJEC	1,020.00-	1,020.00	71.13	.00	71.13-
500 CEMETARY-PERPETUAL CARE	14,050.00	1,000.00	.00	.00	15,050.00
600 WATER	73,615.37	14,873.26	9,437.50	.00	79,051.13
606 WATER MAIN PROJECT	41,242.47	.00	.00	.00	41,242.47
610 SEWER	3,942.57-	20,491.74	8,268.72	.00	8,280.45
612 DEBT SERVICE-SEWER LAGO	.00	.00	.00	.00	.00

Report Total 1,205,279.94 106,192.07 227,541.92 705.86 1,084,635.95

Submitted at July 14, 2014 meeting: _____
Jake Anderson, City Administrator

QUARTERLY INVESTMENT REPORT – for period 04-01-14 through 06-30-14:

Summary

Transactions: There were no significant transactions to report during the second quarter of the calendar year (or fourth quarter of the fiscal year). Bank charges remain at zero and interest rates continue to disappoint.

As of 06-30-14 the total cash balance was \$1,084,635.95*; and the cash/investment breakdown is:

Checking/Wells Fargo account – \$567,982.91
Savings/Wells Fargo account - \$15,112.23
IPAIT – public funds – \$220,805.07
IPAIT – library - \$17,059.63
IPAIT-library/technology - \$1,187.12
IPAIT – park trust - \$20,621.06
Petty Cash - \$100.00
Change Fund - \$30.00
Certificate of Deposit – ESB - \$250,000
TOTAL: \$1,084,635.95*

Resolution # 2014-_____ “A Resolution to Transfer Funds”

Be it hereby resolved that the City Council of Van Meter, Iowa approves the following transfers:

\$27,525.00 from General (001) to Library Trust (182) per budget.

\$10,044.93 from General (001) to FD Vehicle Replacement (053) for good budget behavior.

\$873.82 from General (001) to EMS Vehicle Replacement (055) for good budget behavior.

\$71.13 from Road Use Tax (110) to Sidewalk Capital Project (300) for SRTS signage local match.

\$1,032.18 from Water Main Project (606) to Debt Service (200) to balance debt service fund.

Passed and Approved this 14th Day of July 2014.

_____ Mayor Allan Adams

ATTEST:

_____ Liz Thompson, City Clerk

Resolution 2014-____, “Salary Resolution”

WHEREAS, the City Council of the City of Van Meter annually reviews and makes appropriate adjustments to employee wages; and

WHEREAS, the City Council believes that a three percent point (3%) increase to adjust for the cost of living is right and appropriate; and

WHEREAS, the City Council believes that the employees are the City’s most valuable asset and represent the essence of the government’s efficiency, effectiveness, and reputation; and

WHEREAS, at the City Council’s direction the City Administrator has implemented performance reviews and based on that process recommends an additional two percentage point (2%) increase for the City Clerk and the Public Works Director.

THEREFORE, NOW BE IT RESOLVED by the City Council of the City of Van Meter, Iowa that salary and wages of the following employees be adjusted accordingly effective July 1, 2014.

City Clerk, Liz Thompson, \$41,200 annually to 43,260 annually.

Public Works Director, Dave Herman, \$22.72 hourly to \$23.87 hourly.

Assistant Public Works, Chad Gillespie, \$16.58 hourly to \$17.08 hourly.

Passed and adopted this 14th day of July, 2014.

_____ Allan B. Adams, Mayor

ATTEST:

_____ Jake Anderson, City Administrator

Agenda Item #6 - Van Meter Visitor Festival Road Closure

Submitted for:

Action

Recommendation:

Approve the proposed road closure.

Sample Language:

Mayor: *Would someone from the Planning Committee please present their proposal.*

Planning Committee: *Makes presentation*

Mayor: *Does the Council have any questions? If not I would entertain a motion to approve the proposal.*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Thank you.*

Date: July 14, 2014

To: Van Meter City Council

From: Van Meter Visitor Festival Planning Committee

RE: Proposed road closures during festival

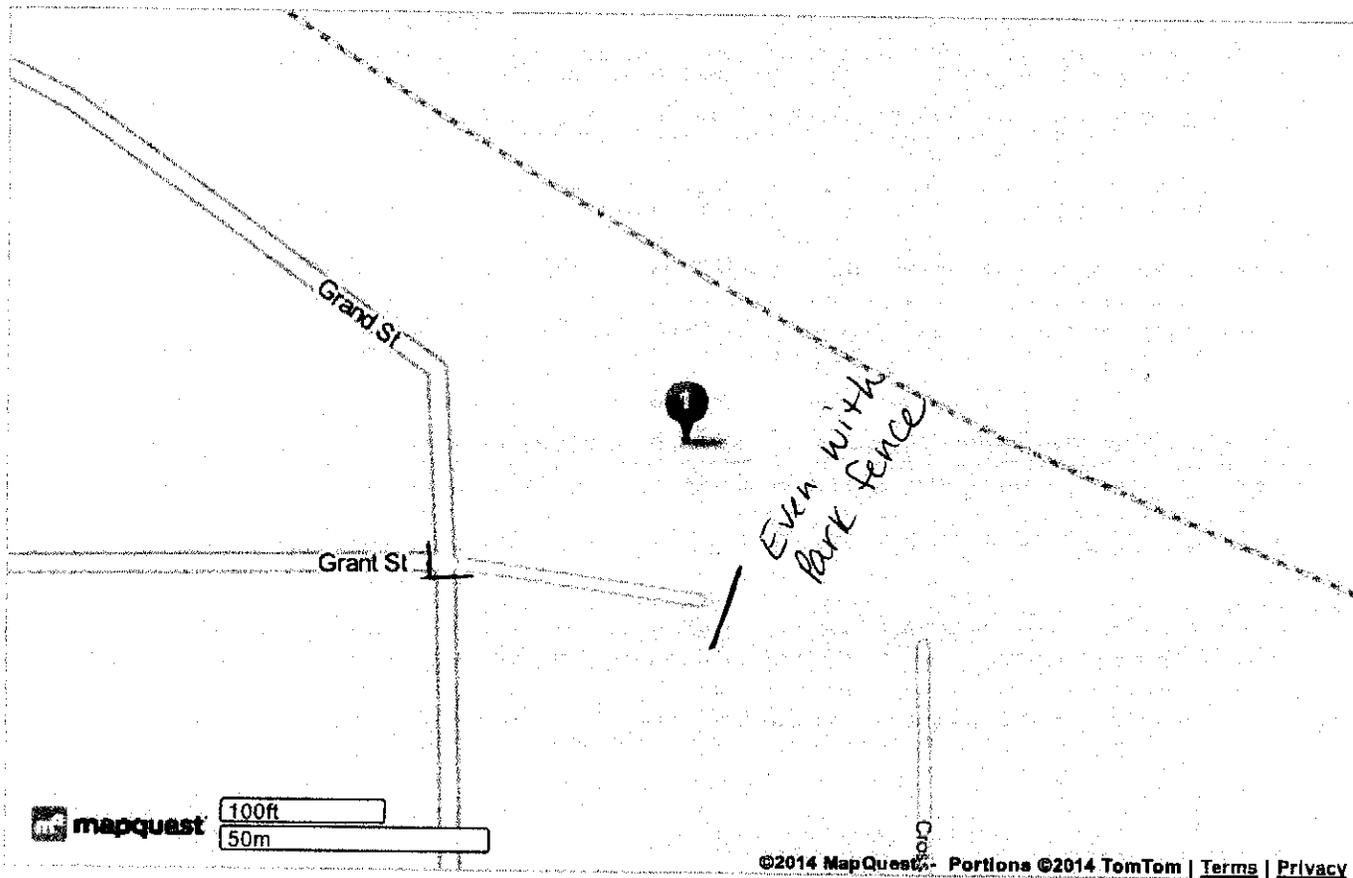
We respectfully submit the following proposal for road closures during the Van Meter Visitor's Festival on Saturday, September 27, 2014. We are requesting these road closures to help ensure the safety of the public at the festival and to provide more space for festival activities. Festival hours will be from 3:00 pm until 10:30 pm. Attached please find a map indicating the proposed road closure locations. Thank you for your consideration.



Search Results for:
"van meter public library" near Van Meter, IA

Notes

1 **Van Meter Public Library**
505 Grant St
Van Meter, IA 50261
(515) 996-2435



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Agenda Item #7 - Kenyon Ridge

Submitted for:

Action

Recommendation:

Approve the final plat waiving the requirements under the City's subdivision ordinance.

Sample Language:

Mayor: *Mr. Shepard would you please present the proposed final plat.*

Mr. Venard: *Makes presentation*

Mayor: *Mr. Anderson would you please present your comments and the Planning and Zoning Commission's recommendation.*

City Administrator: *Makes presentation.*

Mayor: *Does the Council have any questions? If not I would entertain a motion to approve the proposed final plat and waive the requirements of the City's subdivision ordinance.*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Thank you.*

City of Van Meter Planning and Zoning Commission
Minutes 6-18-2014

- 1) The Van Meter Planning and Zoning Commission met on Wednesday, June 18, 2014 at the Veteran's Reception Center at 910 Main Street. Chair Jesse Leckband called the meeting to order at 6:31P.M. Members present were: Jerney Feldman, Joe Herman, and Lyn Lyon. Members absent were: Ernie Hockenberry and Gayle O'Brien.

Also present was Pat Shepard of Civil Engineering Consultants, Paul Stender, City Engineer Bob Veenstra Jr., and City Administrator Jake Anderson.

- 2) Chair Leckband asked for a motion to approve the agenda. Moved by Feldman supported by Lyon. Passed unanimously.
- 3) Chair Leckband asked for a motion to approve the minutes from May 21, 2014 as presented. Moved by Herman supported by Lyon. Passed unanimously.
- 4) Pat Shepard and City Engineer Bob Veenstra Jr. presented the final plat and construction drawings for the Kenyon Ridge Final Plat. Shepard explained that the plat creates 18 lots ranging in size from 1.5 to 3.4 acres. City Engineer Bob Veenstra Jr. noted that the City's review is extraterritorial and is limited to enforcing compliance with the City's subdivision ordinance. The project plans asphalt streets with a rural cross section, water service provided by Zenia Rural Water, and a variety of individual septic systems. Veenstra noted that for consistency with the Kenyon Hill Cove final plat, the topography of the area, and the distance from existing City services, City Staff is recommending that the requirements of the subdivision ordinance be waived so as to allow the project to proceed. After some discussion regarding fire protection Herman moved supported by Feldman to recommend to the City Council that the subdivision ordinance requirements be waived to allow the project to proceed. Passed unanimously.
- 5) Having no further business Chair Leckband asked for a motion to adjourn. Moved by Feldman supported by Herman to adjourn. Passed unanimously.

_____ Jesse Leckband, Chair

ATTEST:

_____ Jake Anderson, City Administrator



June 6, 2014

Jake Anderson
City Clerk
City of Van Meter
505 Grant Street
P.O. Box 160
Van Meter, Iowa 50261-0160

CITY OF VAN METER, IOWA
KENYON RIDGE
CONSTRUCTION PLANS AND FINAL PLAT
SUBDIVISION ORDINANCE REQUIREMENTS

In accordance with your request, the writer has completed a review of the construction drawings for Kenyon Ridge prepared by Civil Engineering Consultants, Inc. The writer completed a review of the final plat submitted by Civil Engineering Consultants, Inc. for Kenyon Ridge.

The Kenyon Ridge development involves 18 single family lots located at the northeast corner of the intersection of Interstate 80 and County Road R16. The Kenyon Ridge subdivision is located outside of the corporate limits of the City of Van Meter. The subdivision is located with two miles of the City. The City's review of the subdivision is under its extra territorial review jurisdiction.

The review by the City of Van Meter is limited to a determination whether the subdivision should comply with the City's subdivision ordinance. Other issues, such as zoning or the type of development, are not directly reviewable by the City of Van Meter.

The City of Van Meter has the option to require complete compliance with the subdivision ordinance, to require partial compliance with the subdivision ordinance, or to waive all requirements of the subdivision ordinance.

The City's subdivision ordinance for a single family residential development generally addresses the issues of sanitary sewer, water main, streets and stormwater drainage.

The City does not currently have a plan to provide sanitary sewer service to the area north of Interstate 35. When the City reviewed the subdivision Kenyon Cove located directly west of Kenyon Ridge, the City determined it did not anticipate developing sanitary sewer to this area within the foreseeable future. Even though the Kenyon Ridge development is larger than the Kenyon Cove development, the writer does not believe the City is in a position to require sanitary sewer as it has no plan for sanitary sewer in this area.

The Kenyon Ridge development is proposing private streets. The streets are 22-foot wide granular surfaced streets. The streets are rural section with ditches and culverts. The stormwater drainage plan is integrated with the rural street section.

The project includes two street connections to R16, with one cross street referred to as Lakeview Pass. The remaining two streets Kenyon Summit Road and Eagle Crest Drive are cul-de-sac streets.

The topography in Kenyon Ridge is challenging. Several of the streets have slopes between 7% and 10%. This slope would be considered greater than normally desirable for a residential street.

The average lot size in Kenyon Cove is in the range of two acres with the lots ranging from approximately 1.5 acres to 3.3 acres. The topography of the area lends itself to rural road sections similar to those proposed for Kenyon Ridge.

Even if the Kenyon Ridge area were to annex to the City of Van Meter it is unlikely the City would make an effort to assume ownership of the streets within the development. The long cul-de-sac configuration along with the steeper than desirable slopes in certain areas would weigh against the City assuming ownership.

On balance, the writer believes it is unlikely the City would ever assume ownership of the streets. As such, it would be appropriate for the City to waive the requirements under the subdivision ordinance relating to the streets and stormwater drainage. This would allow the streets to be developed as private streets. The streets would remain private even if the area were to be annexed.

Water to the subdivision will be provided by Xenia Rural Water. As is customary for rural water, the water mains will be installed by the rural water company and not by the developer. The water main plans do not show on the construction plans.

Xenia Rural Water will not allow for fire protection in the development. A full City configured water system with hydrants is not an alternative as long as the area is served by Xenia Rural Water.

The options available to the City are to require the water main to be sized and configured in accordance with the City standard except for the fire hydrants, or to waive the requirement and allow the water main to be installed to rural water standards. If the water main is installed to rural water standards the water main could not be upgraded to City standards if the area were to annex at a future date.

The City previously waived the requirement for the water serving Kenyon Cove to comply with the subdivision ordinance. At that time the City did not believe it would be likely to provide water service to this area in the foreseeable future. The City did not anticipate the level of development near the R16 interchange would justify the City extending water to this area.

Based on the limited potential for the area to be served by the City, the City determined the requirement for water main would be waived for the Kenyon Cove. It would appear the same logic should apply to the Kenyon Ridge subdivision. On balance, it would appear the preferred alternative would be to waive the requirement for compliance with the subdivision ordinance as it relates to water main.

In summary, for consistency with the Kenyon Cove development the City should consider granting a waiver of all requirements under the subdivision ordinance. The alternative to this complete waiver is the City might consider a waiver of all requirements except for the size and configuration of water main. Although upgrading the water main the City standards is the least costly requirement under the subdivision ordinance that additional cost does not appear to be justified given the limited likelihood of the City providing water service in the foreseeable future.

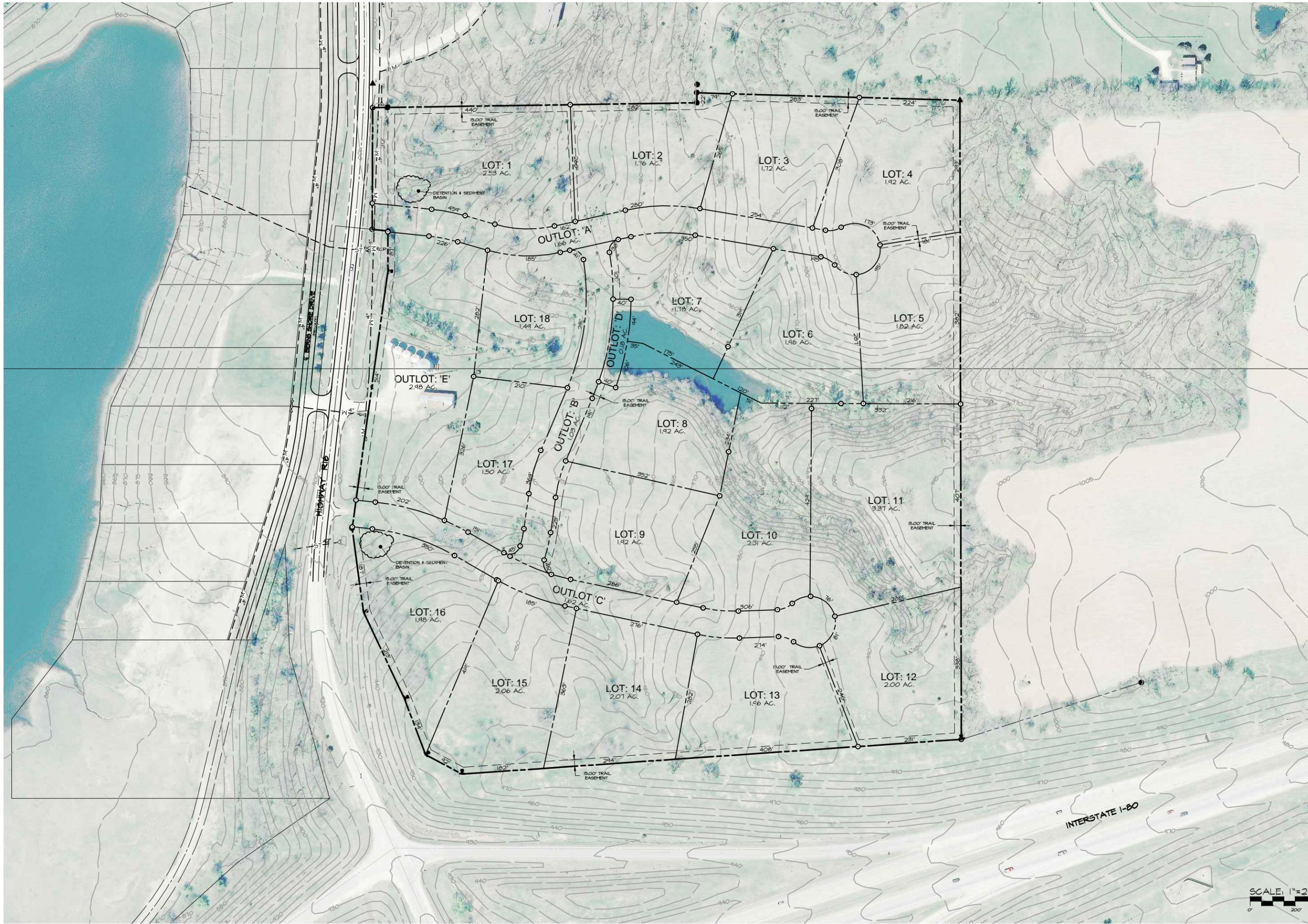
If you have any questions or comments concerning the project, please contact the writer at 225-8000.

VEENSTRA & KIMM, INC.



H. R. Veenstra Jr.

Q:\E-FILES\7000E7085_C3D Drawings\Schematics\E7085 CONCEPTUAL 2014-04-17.dwg, 6/6/2014 8:48:45 AM, jgaddis, 1:2



KENYON RIDGE
VAN METER, IA

CONCEPTUAL LAYOUT

SHEET
OF 1

E-7085

CEC
Civil Engineering Consultants, Inc.
2400 86th Street, Unit 12, Des Moines, Iowa 50322
515.276.4884 · Fax: 515.276.7084 · mail@cecinc.com

DATE:	REVISIONS	COMMENTS
JUNE 6, 2014	1	
	2	
	3	
	4	
	5	
	6	JAG

DATE OF SURVEY:
DESIGNED BY:
DRAWN BY:

FINAL PLAT

KENYON HILL RIDGE LLC

DALLAS COUNTY, IOWA

KENYON HILL RIDGE LLC, 494 77TH PLACE, WEST DES MOINES, IA 50266



Civil Engineering Consultants, Inc.
2400 86th Street, Unit 12, Des Moines, Iowa, 50322
515.276.4884 · Fax: 515.276.7084 · mail@cecinc.com



DRAWING INDEX

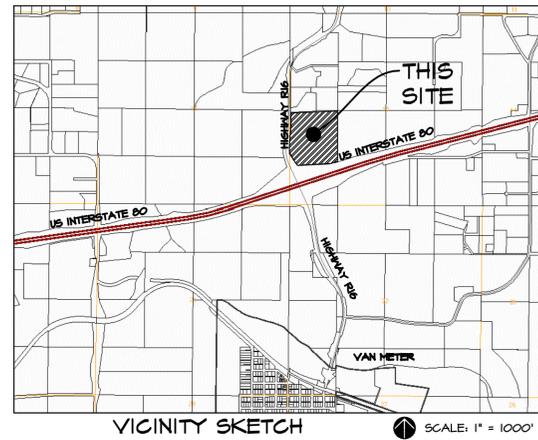
Sheet Number	Sheet Title
1	COVER
2	FINAL PLAT - OVERVIEW
3	FINAL PLAT - NORTH HALF DETAIL
4	FINAL PLAT - SOUTH HALF DETAIL
5	FINAL PLAT - NORTH HALF EASEMENT DETAIL
6	FINAL PLAT - POND EASEMENT DETAIL
7	FINAL PLAT - SOUTH HALF EASEMENT DETAIL

BENCHMARK

ALUMINUM ROD WITH CAP STAMPED 6114 AND N65 STYLE ACCESS COVER 3" DEEP.
SOUTH SIDE WEST BOUND OFF RAMP AT I-80 INTERCHANGE NUMBER 113 WITH 'R' AVENUE (R16).
MONUMENT LOCATION IS ON TOP OF HILL.

ELEVATION = 959.402

RECORDER'S
STAMP



CURVE TABLE: CENTERLINE STREETS				
CURVE #	RADIUS	LENGTH	CHORD	CH. BEARING
C301	500.00	206.21'	204.75'	S72°04'36"E
C302	500.00	153.91'	153.36'	S69°05'01"E
C303	350.00	86.35'	86.13'	S84°58'25"E
C304	300.00	85.92'	85.63'	N16°11'26"E
C305	350.00	42.29'	42.02'	N15°32'24"E
C306	550.00	310.76'	306.64'	N06°54'27"E
C307	400.00	70.61'	70.52'	S79°06'23"E
C308	300.00	148.86'	147.34'	S88°15'51"E
C309	400.00	155.43'	154.46'	N88°39'10"E

CURVE DATA						
CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C1	10°06'52"	430.00'	75.91'	38.05'	75.81'	N79°06'23"W
C2	28°25'49"	270.00'	133.91'	68.40'	132.60'	N88°15'51"W
C3	22°15'51"	430.00'	167.09'	84.61'	166.04'	S88°39'10"W
C4	41°36'42"	50.00'	36.31'	19.00'	35.52'	S78°58'44"W
C5	112°44'54"	57.00'	112.17'	85.71'	94.42'	N65°27'10"W
C6	45°53'06"	57.00'	45.34'	63.18'	84.64'	N38°51'50"E
C7	54°35'24"	57.00'	54.31'	29.41'	52.28'	S65°53'55"E
C8	41°36'42"	50.00'	36.31'	19.00'	35.52'	S59°24'34"E
C9	22°15'51"	370.00'	143.78'	72.81'	142.87'	N88°39'10"E
C10	86°47'58"	25.00'	37.87'	23.64'	34.35'	N34°07'15"E
C11	9°57'13"	580.00'	100.76'	50.51'	100.63'	N04°18'07"W
C12	8°40'21"	620.00'	43.85'	47.01'	43.76'	S05°00'39"W
C13	9°49'52"	620.00'	106.38'	53.32'	106.25'	S14°15'45"W
C14	18°30'13"	620.00'	200.23'	100.99'	199.36'	N04°55'35"E
C15	3°54'55"	580.00'	39.63'	19.82'	39.63'	N21°08'10"E
C16	32°03'25"	520.00'	290.94'	149.39'	287.16'	N07°03'55"E
C17	43°30'58"	25.00'	40.80'	26.58'	36.42'	N55°43'16"W
C18	28°25'49"	330.00'	163.75'	83.60'	162.07'	N88°15'51"W
C19	10°06'52"	370.00'	65.32'	32.74'	65.23'	N79°06'23"W
C20	17°16'38"	530.00'	159.82'	80.52'	159.21'	N75°15'11"W
C21	6°21'10"	530.00'	58.76'	29.41'	58.73'	N63°26'17"W

CURVE DATA						
CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C22	103°21'20"	25.00'	45.10'	31.63'	39.23'	N68°03'31"E
C23	8°23'48"	270.00'	39.57'	19.82'	39.53'	N12°11'03"E
C24	15°06'29"	380.00'	100.20'	50.39'	99.91'	N15°32'24"E
C25	15°06'29"	320.00'	84.38'	42.44'	84.13'	N15°32'24"E
C26	10°55'25"	330.00'	62.91'	31.55'	62.82'	S13°26'52"W
C27	91°24'09"	25.00'	39.88'	25.62'	35.74'	S26°47'31"E
C28	5°24'44"	470.00'	44.40'	22.22'	44.38'	S75°11'58"E
C29	18°30'13"	580.00'	187.31'	94.48'	186.50'	N09°55'36"E
C30	14°08'10"	320.00'	78.95'	39.68'	78.75'	S84°58'25"E
C31	41°36'42"	50.00'	36.31'	19.00'	35.52'	N67°09'09"E
C32	44°05'11"	57.00'	43.86'	23.08'	42.78'	N68°23'24"E
C33	76°35'07"	57.00'	76.19'	45.00'	70.64'	S51°16'27"E
C34	81°49'05"	57.00'	81.40'	49.39'	74.65'	S27°55'39"W
C35	60°44'00"	57.00'	60.42'	33.40'	57.63'	N80°47'48"W
C36	41°36'42"	50.00'	36.31'	19.00'	35.52'	S71°14'09"E
C37	14°08'10"	380.00'	43.75'	47.12'	43.52'	S84°58'25"E
C38	0°26'30"	530.00'	4.08'	2.04'	4.08'	N60°28'57"W
C39	23°31'41"	470.00'	193.84'	98.32'	192.47'	N72°04'36"W
C40	12°13'53"	470.00'	100.34'	50.36'	100.15'	S66°22'39"E

LEGEND	
●	FOUND CORNERS
▲	FOUND SECTION CORNERS
△	SET SECTION CORNER (5/8" I.R. W/WRANGE CAP #12265 UNLESS OTHERWISE NOTED)
⊥	FOUND RIGHT-OF-WAY RAIL
○	SET PROPERTY CORNER (5/8" I.R. W/WRANGE CAP #12265 UNLESS OTHERWISE NOTED)
---	PLAT BOUNDARY
---	SECTION LINES
---	PROPOSED LOTS
---	PRIVATE ROAD R.O.W.
---	100 YEAR FLOOD
---	BUILDING SETBACK LINES (B.S.L.)
---	CENTERLINE STREET
D.	DEEDED BEARING & DISTANCE
P.	PREVIOUSLY RECORDED BEARING & DISTANCE
M.	MEASURED BEARING & DISTANCE
I.R.	IRON ROD
I.P.	IRON PIPE
BK. XXX, Pg. XXX	COUNTY RECORDER'S INDEXING BOOK
R.O.W.	RIGHT-OF-WAY
P.O.B.	POINT OF BEGINNING
S.W.F.E.	SURFACE WATER FLOWAGE EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT

PROPERTY OWNER:
KENYON HILL RIDGE LLC
494 77TH PLACE
WEST DES MOINES, IA 50266
(515) 202-1761

PREPARED FOR:
KENYON HILL RIDGE LLC
494 77TH PLACE
WEST DES MOINES, IA 50266
(515) 202-1761

LEGAL DESCRIPTION

A PARCEL OF LAND IN THE NW/4 SW/4 AND THE SW/4 SW/4 OF SECTION 15, AND THE NE/4 SE/4 OF SECTION 16, TOWNSHIP 78 NORTH, RANGE 21 WEST OF THE 5TH P.M., DALLAS COUNTY IOWA THAT IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AS A POINT OF REFERENCE AT THE WEST 1/4 CORNER OF SAID SECTION 15, SAID POINT ALSO BEING THE NW CORNER OF PARCEL 'A' IN BOOK 1899, PAGE 14322; THENCE S00°12'24"W, 53.30 FEET ALONG THE WEST LINE OF SAID PARCEL 'A' TO THE POINT OF BEGINNING; THENCE N84°08'06"E, 722.09 FEET ALONG THE SOUTH LINE OF SAID PARCEL 'A' TO THE SE CORNER OF SAID PARCEL 'A'; THENCE N00°57'39"E, 22.04 FEET ALONG THE EAST LINE OF SAID PARCEL 'A' TO THE NE CORNER OF SAID PARCEL 'A'; THENCE S88°23'05"E, 585.45 FEET ALONG THE NORTH LINE OF SAID NW/4 SW/4 OF SECTION 15 TO THE NE CORNER OF SAID NW/4 SW/4; THENCE S00°07'48"E, 1419.81 FEET ALONG THE EAST LINE OF SAID NW/4 SW/4 AND SW/4 SW/4 OF SECTION 15 TO A POINT ON THE RIGHT-OF-WAY FOR THE INTERCHANGE OF HIGHWAY R-16 AND INTERSTATE 80 AS DOCUMENTED IN DALLAS COUNTY PROJECT 1-80-311113 (PARCEL 7); THENCE S86°01'17"W, 114.15 FEET ALONG SAID RIGHT-OF-WAY TO A POINT; THENCE N62°00'25"W, 92.19 FEET ALONG SAID RIGHT-OF-WAY TO A POINT; THENCE N20°49'58"W, 133.76 FEET ALONG SAID RIGHT-OF-WAY TO A POINT; THENCE N25°18'03"W, 212.62 FEET ALONG SAID RIGHT-OF-WAY TO A POINT; THENCE N07°44'41"W, 187.47 FEET ALONG SAID RIGHT-OF-WAY TO A POINT; THENCE N01°56'25"E, 363.34 FEET ALONG SAID RIGHT-OF-WAY TO A POINT; THENCE N00°00'54"E, 89.11 FEET ALONG SAID RIGHT-OF-WAY TO A POINT; THENCE N64°11'32"W, 35.07 FEET ALONG SAID RIGHT-OF-WAY TO A POINT ON THE WEST LINE OF SAID SECTION 15; THENCE N00°11'54"E, 270.54 FEET ALONG SAID WEST LINE TO THE POINT OF BEGINNING AND CONTAINING 43.55 ACRES, INCLUDING 0.21 ACRES OF PUBLIC ROAD EASEMENT.

LAND AREA
43.55 AC. GROSS
0.21 AC. R.O.W. EASEMENT
43.34 NET AC.

1/4 SECTION AREAS	
SECTION 15-78-27	38.06 AC.
NW 1/4 SW 1/4	5.20 AC.
SECTION 16-78-27	0.29 AC.

ZONING
FUD

BUILDING SETBACKS
FRONT: 50'
BACK: 50'
SIDE: 12' MIN. ANY ONE SIDE

NOTES

- THIS PARCEL MAY BE SUBJECT TO EASEMENTS OF RECORD. NO TITLE WORK WAS PERFORMED BY THIS SURVEYOR.
- THE PLAT OF SURVEY BEARINGS ARE BASED ON NAD 1983 IOWA SOUTH STATE PLANE GRID NORTH FROM IOWA DEPARTMENT OF TRANSPORTATION REAL TIME NETWORK.
- THE UNADJUSTED ERROR OF CLOSURE IS NOT GREATER THAN 1:10000 FOR THE BOUNDARY AND 1:5000 FOR INDIVIDUAL LOTS.
- AT SUCH TIME AS THE PROPERTY IS ANNEXED INTO THE CITY OF VAN METER THE THEN PROPERTY OWNER WOULD DIVIDE THE PROPERTY TO CREATE SEPARATE ROADWAY LOTS AND CONVEY THOSE LOTS TO THE CITY OF VAN METER AT NO COST TO THE CITY.
- ACCESS TO COUNTY ROAD R16 WILL BE LIMITED TO TWO LOCATIONS SHOWN ON THE SUBDIVISION GRADING PLAN.
- EACH LOT WILL HAVE ITS OWN PRIVATE SEPTIC SYSTEM.

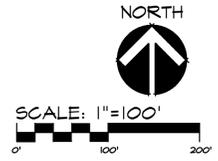
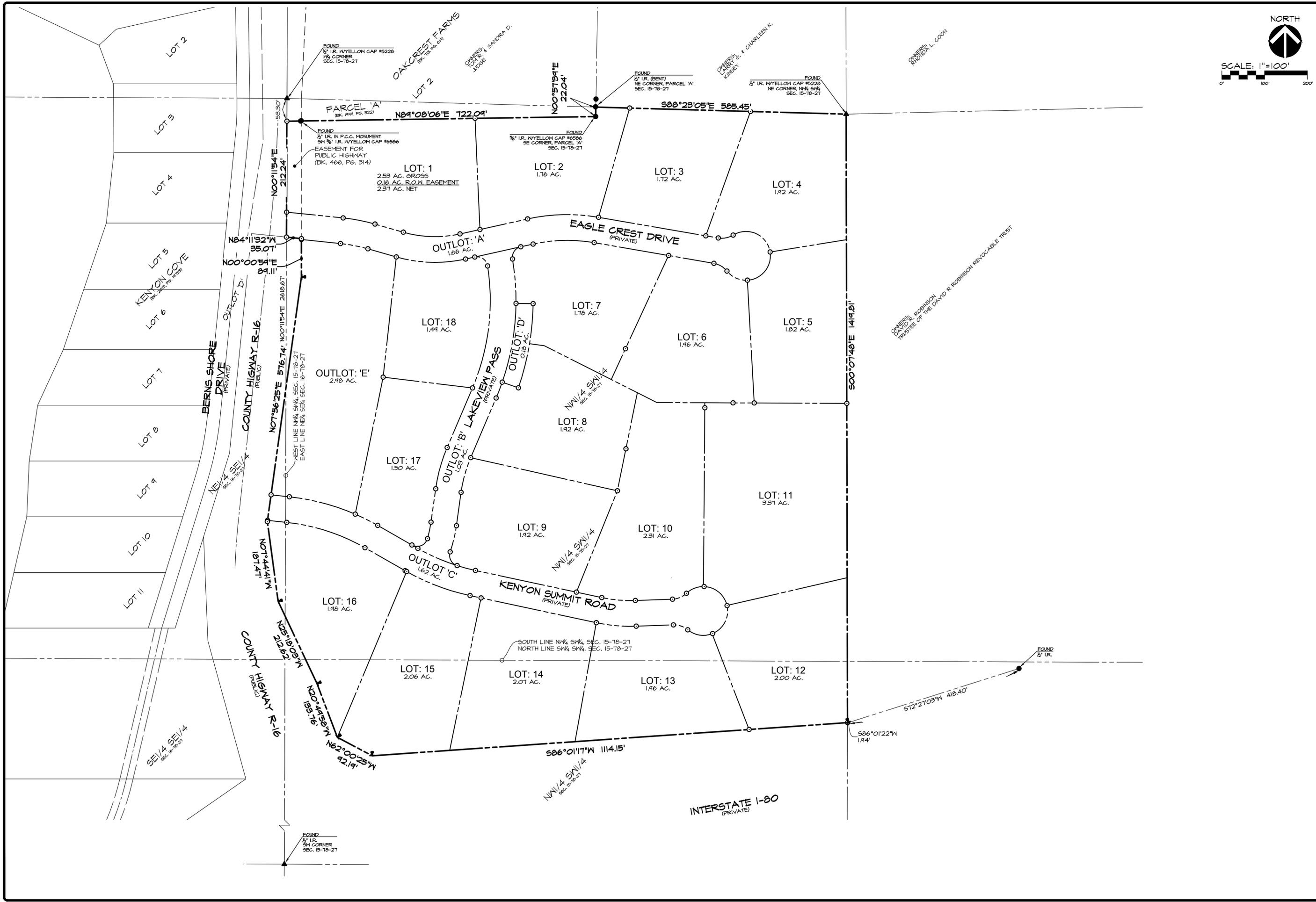
CERTIFICATION

	I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.
	PATRICK J. SHEPARD, IOWA LICENSE NO. 12265 DATE MY LICENSE RENEWAL DATE IS DECEMBER 31, 2015 PAGES OR SHEETS COVERED BY THIS SEAL: _____ SHEETS 1 - 7



DATE:	REVISIONS	COMMENTS
JUNE 05, 2014	1	
	2	
	3	
	4	
	5	PJS
	6	JAG & JDS

KENYON RIDGE
 DALLAS COUNTY, IOWA
 FINAL PLAT
 SHEET 1 OF 7
 E-7085



Civil Engineering Consultants, Inc.
 2400 86th Street, Unit 12, Des Moines, Iowa, 50322
 515.276.4884 · Fax: 515.276.7084 · mail@cecinc.com



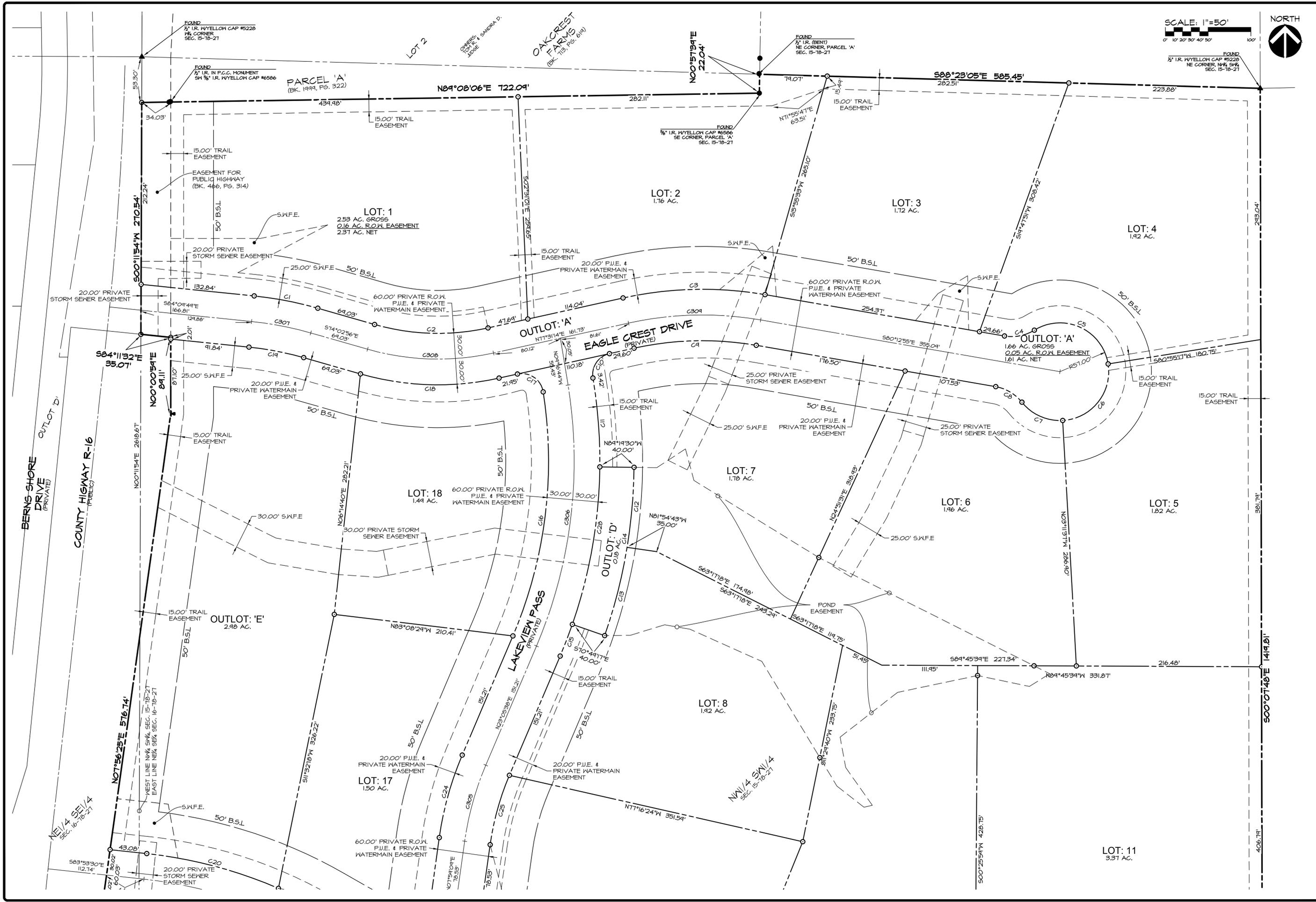
DATE:	REVISIONS	COMMENTS
JUNE 05, 2014	1	
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	5	PJS
	6	JAG & JDS

DATE OF SURVEY: _____
 DESIGNED BY: _____
 DRAWN BY: _____

KENYON RIDGE
 DALLAS COUNTY, IOWA

FINAL FLAT - OVERVIEW

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SCALE: 1"=50'
 0' 10' 20' 30' 40' 50' 100'

NORTH

Civil Engineering Consultants, Inc.
 2400 86th Street, Unit 12, Des Moines, Iowa, 50322
 515.276.4884 · Fax: 515.276.7084 · mail@cecinc.com

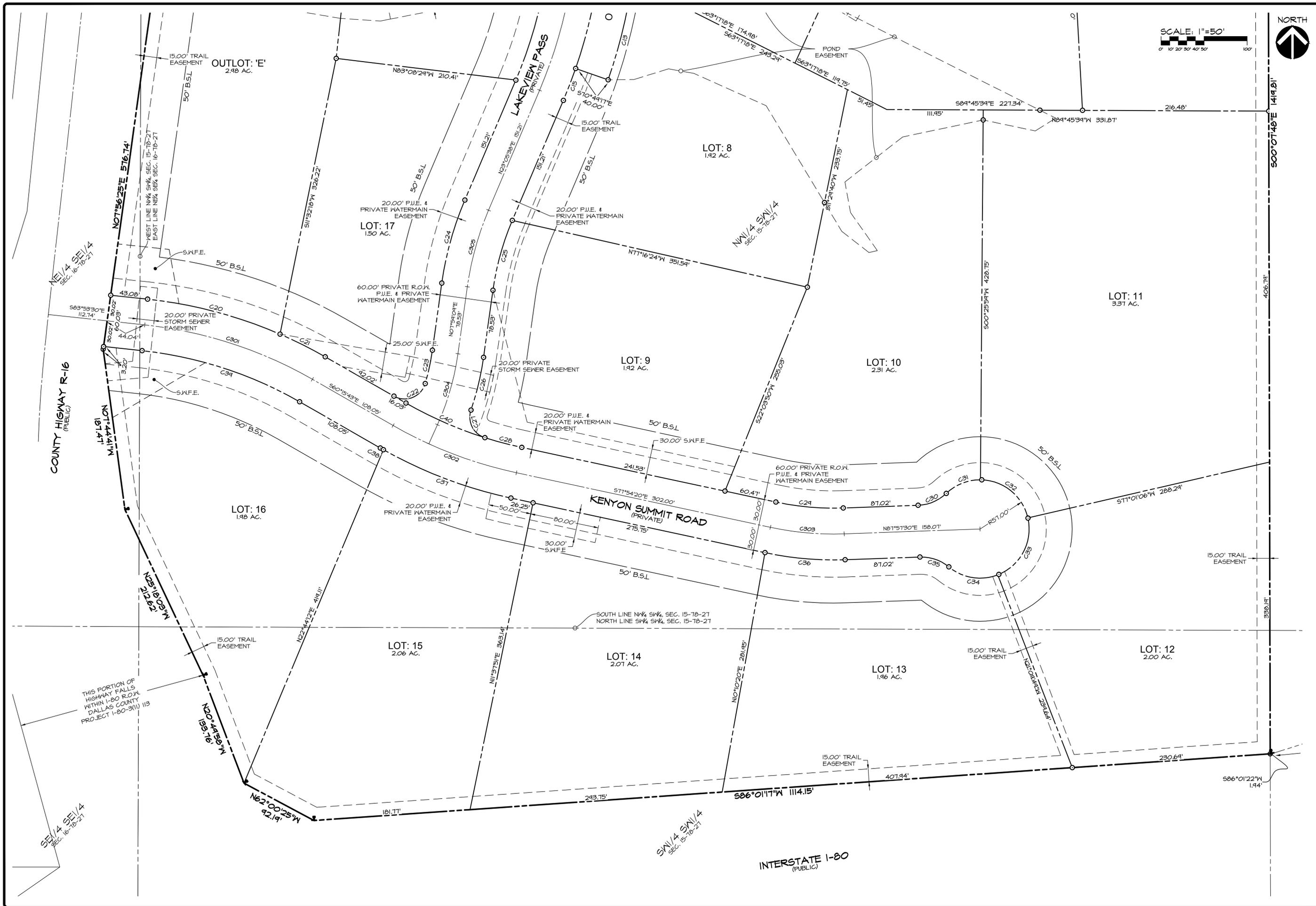


DATE:	REVISIONS	COMMENTS
JUNE 05, 2014	1	
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	5	PJS
	6	JAG & JDS

DATE OF SURVEY:
 DESIGNED BY:
 DRAWN BY:

KENYON RIDGE
 DALLAS COUNTY, IOWA

FINAL FLAT - NORTH HALF DETAIL



SCALE: 1"=50'
 0' 10' 20' 30' 40' 50' 100'

NORTH

Civil Engineering Consultants, Inc.
 2400 86th Street, Unit 12, Des Moines, Iowa, 50322
 515.276.4884 · Fax: 515.276.7084 · mail@cecinc.com



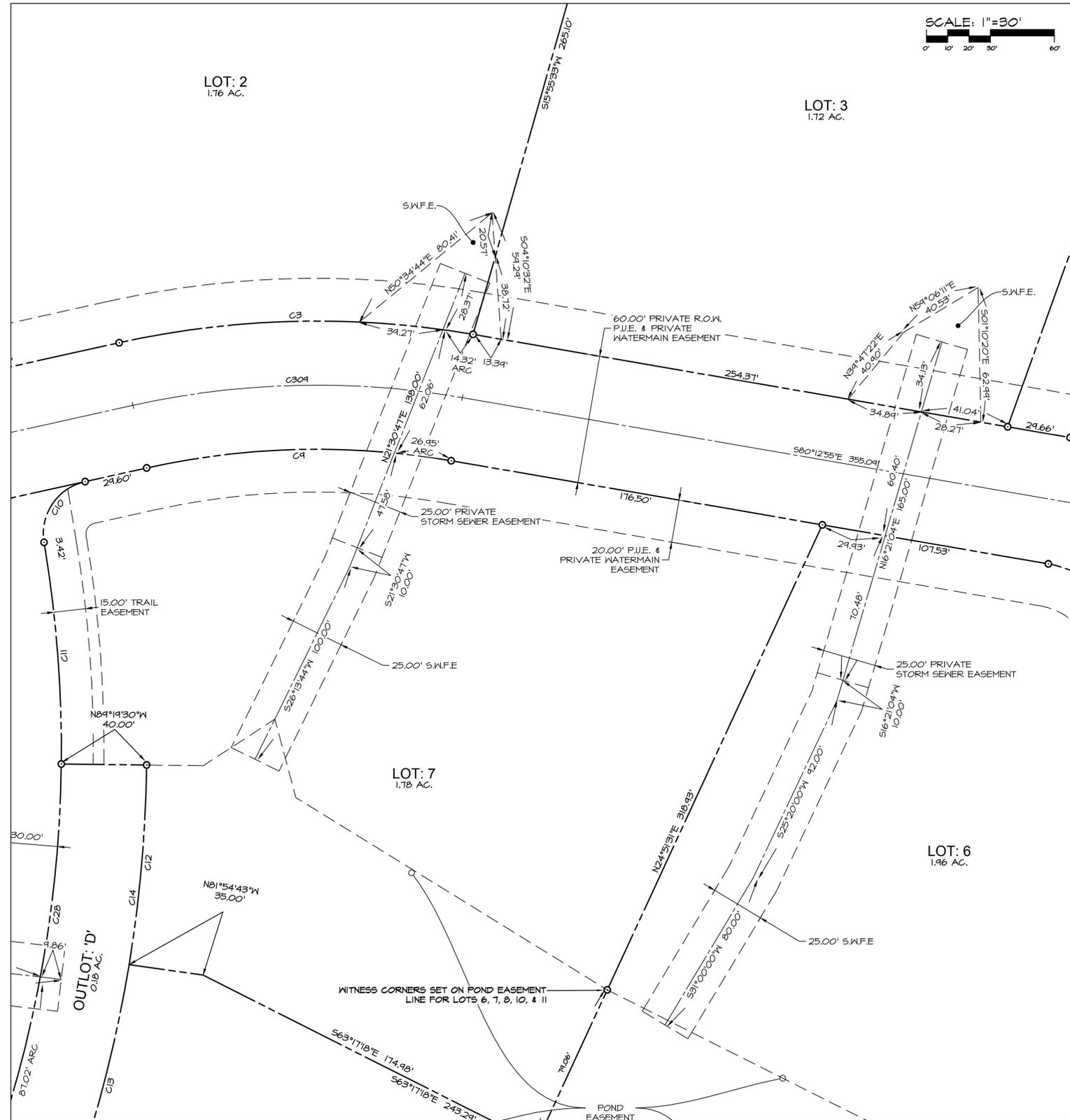
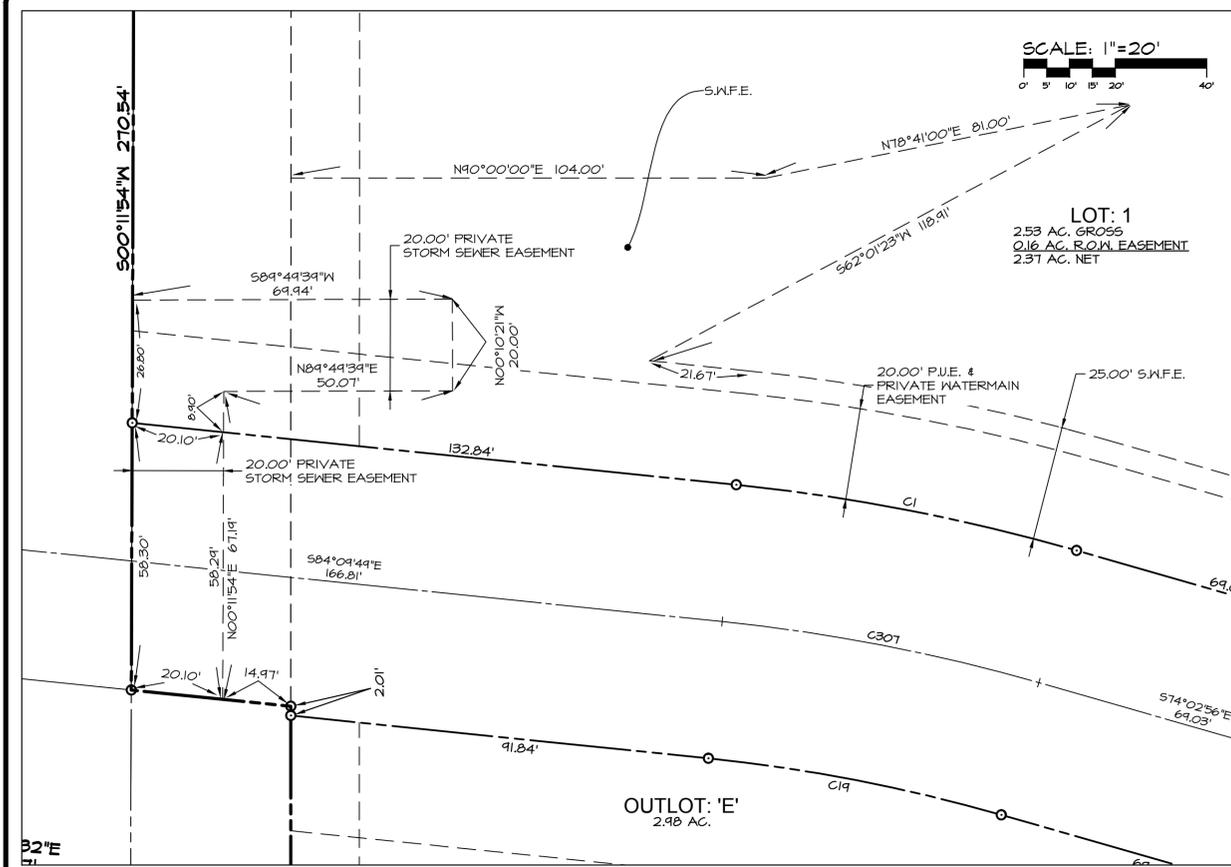
DATE:	REVISIONS	COMMENTS
JUNE 05, 2014	1	
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	4	
	5	PJS
	6	JAG & JDS

DATE OF SURVEY:
 DESIGNED BY:
 DRAWN BY:

KENYON RIDGE
 DALLAS COUNTY, IOWA

FINAL FLAT - SOUTH HALF DETAIL

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Civil Engineering Consultants, Inc.
2400 86th Street, Unit 12, Des Moines, Iowa, 50322
515.276.4884 · Fax: 515.276.7084 · mail@cecinc.com



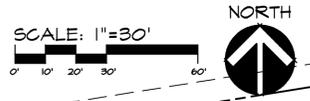
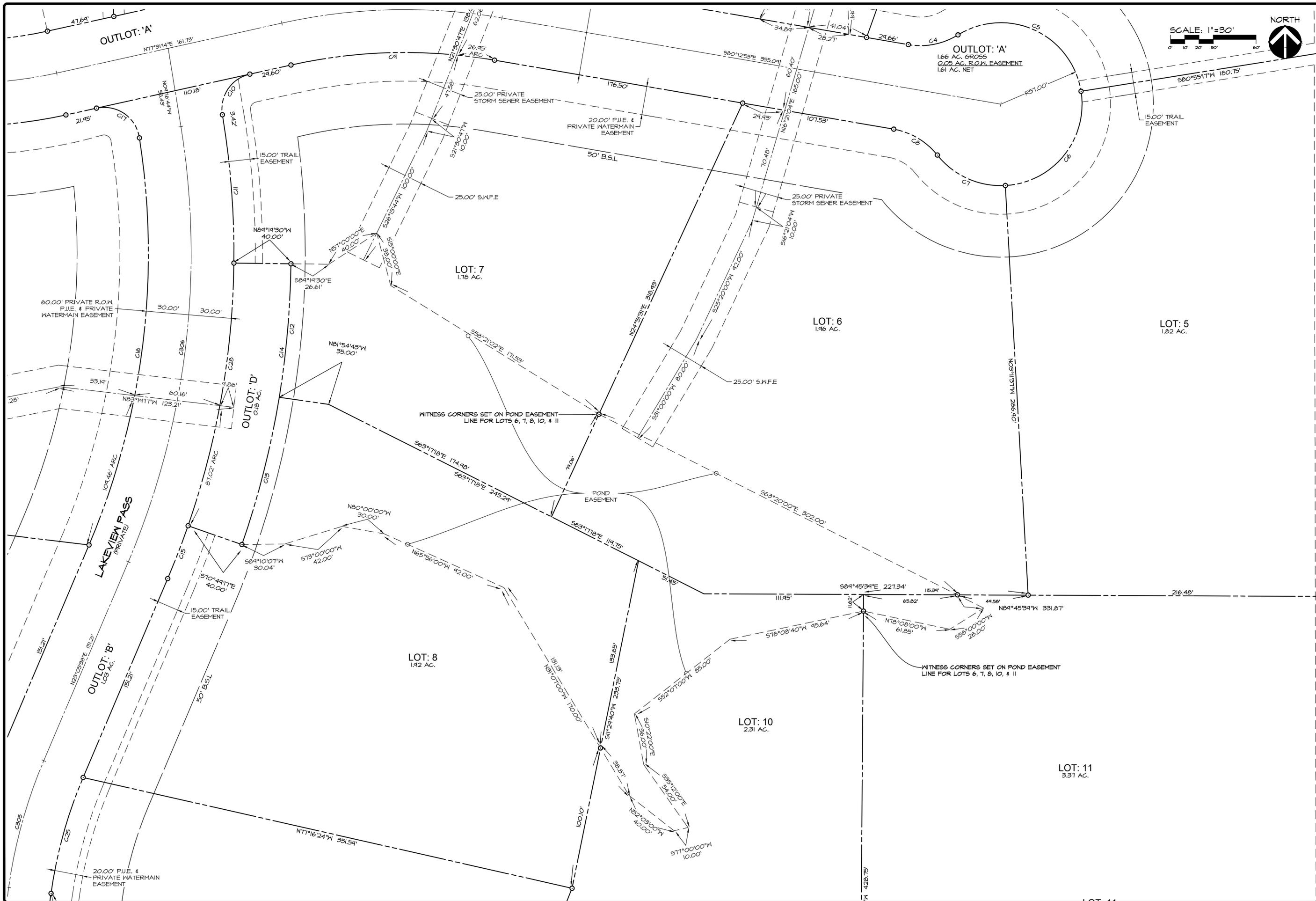
DATE:	REVISIONS	COMMENTS
JUNE 05, 2014	1	
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	3	
	4	
	5	PJS
	6	JAG & JDS

DATE OF SURVEY:
DESIGNED BY:
DRAWN BY:

KENYON RIDGE
DALLAS COUNTY, IOWA

FINAL PLAT - NORTH HALF EASEMENT DETAIL

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Civil Engineering Consultants, Inc.
 2400 86th Street, Unit 12, Des Moines, Iowa, 50322
 515.276.4884 · Fax: 515.276.7084 · mail@cecinc.com



DATE:	REVISIONS	COMMENTS
JUNE 05, 2014	1	
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	5	PJS
	6	JAG & JDS

DATE OF SURVEY:
 DESIGNED BY:
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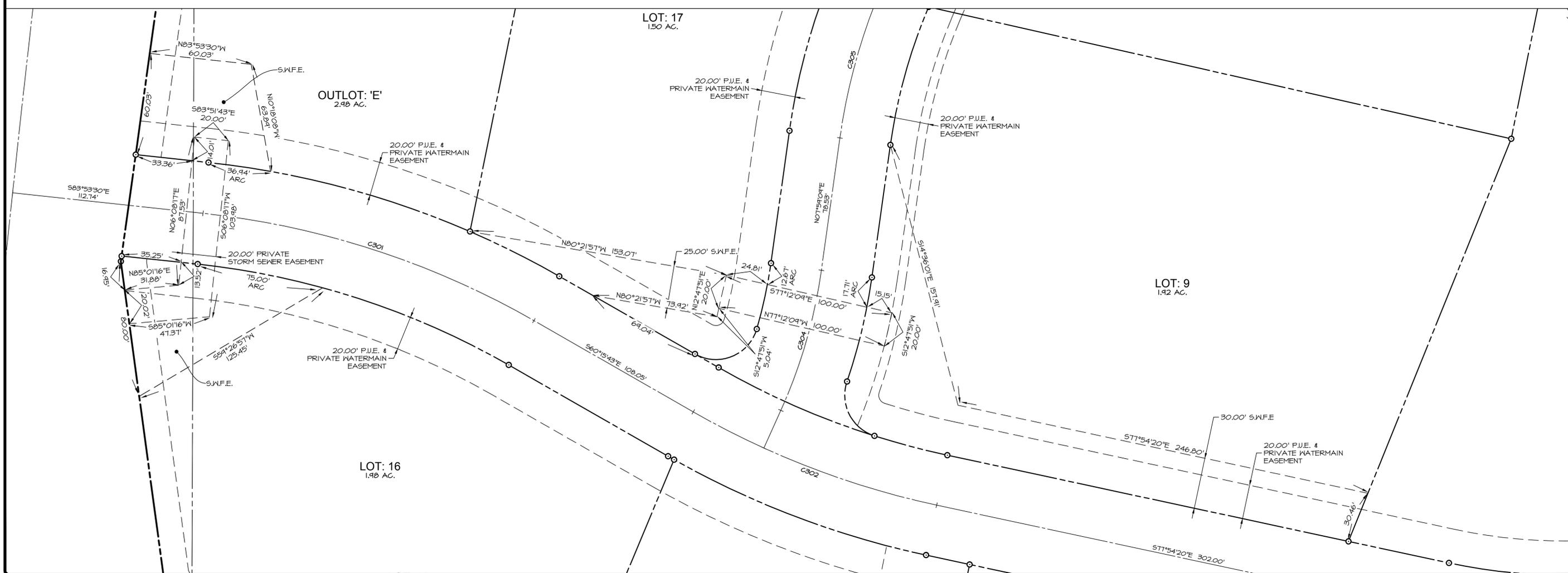
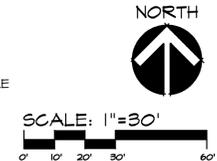
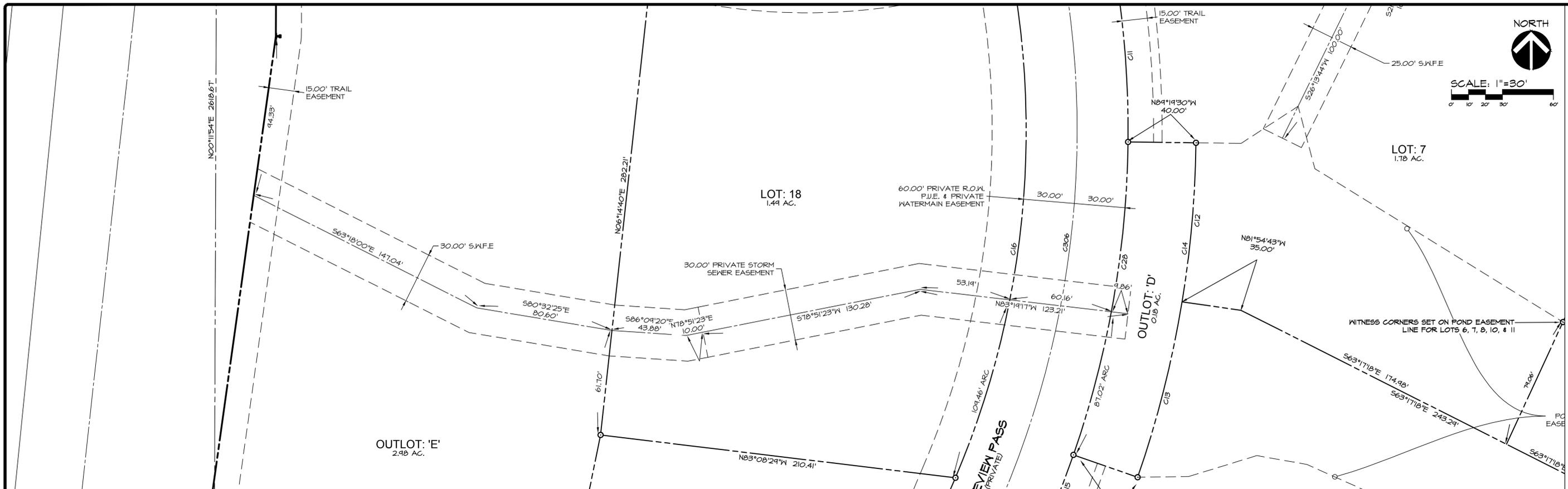
KENYON RIDGE
 DALLAS COUNTY, IOWA

FINAL FLAT - POND EASEMENT DETAIL

SHEET
6
 OF 7

E-7085

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Civil Engineering Consultants, Inc.
 2400 86th Street, Unit 12, Des Moines, Iowa, 50322
 515.276.4884 · Fax: 515.276.7084 · mail@cecinc.com



REVISIONS	COMMENTS
1	
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5	PJS
6	JAG & JDS

DATE: JUNE 05, 2014
 DATE OF SURVEY:
 DESIGNED BY:
 DRAWN BY:

KENYON RIDGE
 DALLAS COUNTY, IOWA

FINAL PLAT - SOUTH HALF EASEMENT DETAIL

SHEET 1 OF 7

E-7025

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Agenda Item #8 - Microloan MOA

Submitted for:

Action

Recommendation:

Approve the proposed MOA.

Sample Language:

Mayor: Mr. Anderson would you please present the proposed memorandum of understanding?

City Admin: *Makes presentation*

Mayor: *Does the Council have any questions? If not I would entertain a motion to approve the proposal.*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Thank you.*

Memorandum of Agreement (MOA)

This Memorandum of Agreement (MOA) is by the City of Van Meter (CVM), Iowa and the Iowa Foundation for Microenterprise and Community Vitality (dba Iowa MicroLoan), located at 915 8th Street, Suite 205, Boone, IA 50036 for the purpose of implementing a Van Meter MicroLoan Program with entrepreneur technical assistance in the CVM area commencing on _____, 2014. CVM and Iowa MicroLoan are referred to as Party or Parties in the following MOA.

I. The parties have entered into that “Operating Agreement and Lease Purchase Agreement between the City of Van Meter, Iowa and Iowa Foundation for Microenterprise and Community Vitality (dba Iowa MicroLoan)” (hereafter “Lease Agreement”), dated the _____ day of _____, 2014. Subject to the terms of that agreement, which are incorporated herein by reference, and the City’s contribution to Iowa Microloan of \$15,000 for an initial match for use as a required loan loss reserve, Iowa MicroLoan agrees to make the following specified resources available to CVM area entrepreneurs as follows:

- a. Loan authority up to \$100,000 shall be made available at standard Iowa MicroLoan terms to eligible small businesses that have difficulty in accessing conventional credit provided that they develop a workable business plan meeting approval in accordance with Iowa MicroLoan underwriting procedures.
- b. Iowa Microloan coaches or equivalent coaches will attempt to schedule quarterly site visits to assist entrepreneurs with analyzing financials, assessing business plan progress, and for seeking advice in addressing emerging challenges. Iowa Microloan clients may receive a grant up to \$500 per year for pre-approved technical assistance expense reimbursement.
- c. Access to Iowa MicroLoan website links for information on the Iowa MicroLoan program, applications, and brochures.

II. The designated Point of Contact for the CVM is Jake Anderson, City Administrator, City of Van Meter, Iowa at: 515-996-2644 and Email: janderson@vanmeteria.gov. The affiliate program name shall be referred to as the “Van Meter MicroLoan Program.”

III. The designated Point of Contact for Iowa Microloan is Craig Downs, President, Iowa MicroLoan at: 515-212-0182 and Email: cdowns@iowamicroloan.org.

IV. CVM agrees to promote awareness of the Van Meter MicroLoan Program via website and other channels to local residents, organizations, and networks of existing and potential small business entrepreneurs in the area. CMV agrees that an initial contribution of \$15,000 and any additional voluntary contributions to Iowa MicroLoan under this agreement ~~and~~ shall be used by Iowa Microloan as required matching funds to establish loan loss reserves for the Van Meter MicroLoan Program. In return for the initial \$15,000 match, Iowa MicroLoan will provide \$100,000 in initial loan authority for

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use in conjunction with local CVM area entrepreneurs that meet Iowa MicroLoan underwriting standards. The CVM match will only be used to offset losses incurred by Iowa MicroLoan on loan balances of Van Meter Microloan Program clients until such time that the agreement terminates. If a loan loss is incurred, CVM may either choose to replenish the loan loss reserve to the \$15,000 level to maintain a loan authority of \$100,000 or allow the local lending authority to be reduced in the affiliate program. If the Loan Loss Reserve is not maintained at a minimum level of 15 percent of outstanding loan balances for CVM area MicroLoan clients, the agreement shall be terminated after 30 days written notice from Iowa MicroLoan to CVM. Either party may terminate this MOAU by written notice 30 days before termination.

Agreed to by

Jake Anderson, City Administrator
City of Van Meter, Iowa

Craig Downs, President
Iowa Foundation for Microenterprise &
Community Vitality (Iowa MicroLoan)

Date: _____

Date: _____

Agenda Item #9 - Lease Agreement for 310 Mill Street

Submitted for:

Action

Recommendation:

Approve the proposed lease agreement.

Sample Language:

Mayor: Mr. Anderson would you please present the proposed lease agreement?

City Admin: *Makes presentation*

Mayor: *Does the Council have any questions? If not I would entertain a motion to approve the proposal.*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Thank you.*

**PUBLIC/PRIVATE PARTNERSHIP OPERATING AGREEMENT AND LEASE PURCHASE
BETWEEN THE CITY OF VAN METER, IOWA
AND IOWA FOUNDATION FOR MICROENTERPRISE AND COMMUNITY VITALITY,
INC.**

THIS AGREEMENT and LEASE/PURCHASE is made and entered into as of the _____ day of _____, 2014, by and between the City of Van Meter, Iowa, a municipal corporation under the laws of the State of Iowa (hereafter "City"), and the Iowa Foundation for Microenterprise and Community Vitality, a non-profit corporation organized under the laws of the State of Iowa (hereafter "IFMCV").

IN CONSIDERATION of the mutual promises set forth in this Lease/Purchase Agreement, the adequacy of which is hereby acknowledged by each party, IFMCV hereby leases and lets to City, City hereby leases and takes from IFMCV, all areas that constitute and are defined below as the Premises, and the Parties hereby covenant and agree as follows:

Article I. Definitions and Recitals

Section 1.01 Definitions. As used in this Agreement, the following terms, when capitalized, shall have the meanings ascribed to them in this Section.

(a) "Agreement" means this document, when executed by both parties, together with all attachments hereto, each of which is incorporated by reference as a part of this document. This document is at times also referenced as the "Lease/Purchase Agreement".

(b) "CIC" means Cleveland Indians Charities, Inc., an Ohio nonprofit corporation.

(c) "City" means the City of Van Meter, Iowa, acting by and through its City Administrator by authority of its City Council. The City is a Party to this Lease/Purchase Agreement.

(d) "City Council" means the Van Meter City Council.

(e) "Default" shall mean any of the events set forth in Section 6.01.

(f) "IFMCV" means Iowa Foundation for Microenterprise and Community Vitality, Inc., an Iowa nonprofit corporation. IFMCV is a Party to this Lease/Purchase Agreement.

(g) "Major Repair" means:

(i) repairs to the structure of the building and grounds required by law or ordinance, or reasonably required to maintain the building and grounds as habitable areas for the general public or City employees;

(ii) roof maintenance, repair or replacement;

(iii) repairs or replacements of any malfunctioning or non-operating electrical, plumbing, heating, cooling or other building systems; and

(iv) exterior and interior painting as required by normal wear and tear.

(h) "Premises" means the entire real property located at 310 Mill Street, Van Meter, Iowa, including all buildings and land.

- (i) "Section" refers to a numbered section or subsection of this Agreement.
- (j) "Term" means the term of this Lease/Purchase Agreement, as set forth in Section 2.02.
- (k) "Utilities" means water, sewer, gas, electricity and trash removal services.

Section 1.02 Recitals. Certain facts and circumstances surrounding this Lease/Purchase Agreement are:

(a) IFMCV currently owns the Premises, which it has received from the Bob Feller Museum, Inc., an Iowa non-profit corporation, and under such conditions as detailed in the transferring documents titled _____.

(b) City has been looking for a considerable time to relocate City facilities and offices into a centralized and high quality facility for the benefit of the public.

(c) IFMCV desires to carry out the desires of the Bob Feller Museum, Inc. and CIC, and to aid the City in relocating its facilities.

Article II. Right of Use of Facilities and Museum Collection; Term.

Section 2.01 Right of Use. IFMCV hereby grants to City, and City hereby accepts the exclusive right to use and operate the Premises for the Term set forth below, and any extension, upon the terms and conditions contained in this Lease/Purchase Agreement. Notwithstanding the foregoing, IFMCV and the City acknowledge that IFMCV and the City have entered into a separate Lease Agreement with CIC, pursuant to which a portion of the building will be leased to CIC (the "CIC Lease"). Nothing contained herein shall be effective to amend such agreement or adversely affect the rights of CIC under the CIC Lease. The further City acknowledges that it accepts the Premises subject and subordinate to the terms of the CIC Lease.

Section 2.02 Term. The Term of this Lease/Purchase Agreement shall be three (3) years, commencing _____, 2014, and ending _____, 2017.

Section 2.03 Return on Termination. Upon the expiration or other termination of the Term, City shall return to IFMCV full possession of the Premises, provided that City elects not to exercise the Purchase option set forth in Section 4.02.

Section 2.04 Possessory Interest. City and IFMCV agree to cooperate fully and take all steps necessary to ensure to the fullest extent possible against the imposition of any tax on any possessory interest asserted or assessed by the Polk County Tax Assessor under provisions relevant to non-profit or public entities. In connection with such efforts, City agrees to apply for any licenses, permits, certificates, or exemptions from the state, county, or other entities. City shall keep IFMCV promptly and fully advised of its efforts in obtaining any such status, or any other matters impacting the tax treatment of the real property or fixtures thereto.

Article III. Operation and Management of Premises

Section 3.01 Operating the Facility. During the Term, City shall have the right and obligation to

operate the Premises as its City facility, and to maintain and preserve, in such methods in its total discretion, the wishes of the Bob Feller Museum, Inc. and CIC as the owner of the Feller Collection (as defined below), but in all instances in accordance with the terms of the CIC Lease.

Section 3.02 Maintaining Premises. During the Term, the City shall maintain the Premises in good order and condition, subject to reasonable wear and tear, provided however that the City shall be responsible for normal week-day cleaning and maintenance of the Premises, building and grounds, consisting of cleaning bathrooms, trash removal and vacuuming, consistent with accepted practice for comparable City facilities.

Section 3.03 Maintaining Feller Collection. City shall care for and maintain the Bob Feller memorabilia and artifacts located at the Premises, including, but not limited to, those owned by CIC (the “Feller Collection”) in accordance with good generally-recognized curating practices, and, in any event, in accordance with the terms of the CIC Lease.

Section 3.04 Major Repairs. In the event Major Repairs of the Premises are required, City shall notify IFMCV of such requirement and City shall promptly make the Major Repairs as the City deems appropriate in its reasonable discretion, unless IFMCV objects to such repairs within 10 days of notification thereof. The notice by City shall specify the repairs required, the method anticipated, and whether such repairs are emergency or non-emergency repairs. City shall have the obligation to pay for all Major Repairs.

Section 3.05 Non-Structural Repairs and Improvements. City shall have the right to make and obligation to pay for non-structural repairs or improvements to the Premises that do not constitute Major Repairs and shall not be required to notify IFMCV thereof.

If the City has any question as to whether a repair is structural, the City shall request and IFMCV shall promptly provide a determination. City shall bear sole responsibility for all costs or liabilities that may accrue from its actions under this Section.

Section 3.06 Structural Alterations. City shall not make any structural remodel, alteration or other change in excess of twenty-five thousand dollars (\$25,000.00), including the installation of equipment in the Premises, without the prior written consent of IFMCV. IFMCV shall not be liable for the cost or expense of any alteration. City shall bear sole responsibility for all costs or liabilities that may accrue from its actions under this Section and shall have no right of recovery thereon.

Section 3.07 Duty of Care. City shall not install, use, operate or maintain Equipment on the Premises improperly, carelessly, in violation of any applicable law or in a manner contrary to that contemplated by this Lease/Purchase Agreement. City shall ensure that window coverings, carpets, and surfaces are in good, clean, and operable condition.

Article IV. Rights and Obligations of City

Section 4.01 Rents. City agrees to pay IFMCV, a one-time amount of \$3,000 due at the time this agreement is executed then the sum of \$1,000 per month, with the first payment beginning _____ as rent for the Premises, for the term of this Lease/Purchase, and during any extension thereof. All rental payments shall be due and payable in advance of the 10th day

of each and every month.

Section 4.02 Option to Purchase. City as part of the consideration herein, is hereby granted by IFMCV the exclusive right, option, and privilege of purchasing the Property for \$1.00 at such time as the lease term expires or is terminated due to default by IFMCV. If the City declines to exercise this option, City and IFMCV agree and understand the option passes to CIC, pursuant to the terms of the CIC lease.

Section 4.03 Insurance. City shall at all times maintain at its cost fire and extended coverage insurance, covering the Premises, the building and grounds, all personal property located in the building and grounds, and the Feller Collection. The limits of such coverage shall be the same, and subject to the same terms, as City carries on other buildings and property owned by City. IFMCV shall be named as an additional insured, as its interests may appear, on all insurance policies providing such coverage.

Section 4.04 Licenses and Permits. IFMCV shall assist City in obtaining or transferring all licenses and permits need to operate the Facility.

Section 4.05 Condition of Equipment upon Occupancy. At the commencement of this Lease/Purchase Term, IFMCV shall provide any equipment located at the Premises to City in “as is” condition. City, thereafter, shall maintain, preserve and keep equipment on the Premises in good repair, working order and condition.

Section 4.06 Taxes. City shall pay, when due, any tax, assessment or charge levied on operation of the Facility on the Premises, or in relation to employment of staff. Taxes shall include, without limitation, taxes and general and special assessments, fees, assessments or charges levied on or assessed against City by the United States of America, the State of Iowa, or any political subdivision, public corporation, district or other political or public entity, and shall also include any other tax, fee or other excise, however described, that may be levied or assessed as a substitute for, or as an addition to, in whole or in part, any other taxes. Taxes shall also include reasonable legal fees, costs and disbursements incurred in connection with proceedings to contest, determine or reduce taxes.

Article V. Events of Early Termination

Section 5.01 Default.

(a) Each of the following shall constitute an Event of Default under this Agreement:

- (i) The failure of either party to this Agreement to perform any material obligation or covenant under this Agreement;
- (ii) A material breach of any representation or warranty set forth in this Agreement;
- (iii) The filing of a petition for bankruptcy under the U.S. Bankruptcy Code by either party;
- (iv) Failure by either party to pay any obligation due to the other party;
- (v) The making of any material false statement, report, certificate, representation or warranty with respect to any transaction or thing contemplated or set forth in this Agreement; and
- (vi) Any act by a party which is specifically designated an Event of Default in any provision of this Agreement.

(b) Upon any Event of Default, the non-defaulting party shall give the defaulting party a written notice specifying the default and giving the defaulting party ten (10) days in which to correct the

default. If there is a default (other than for nonpayment of a monetary obligation of City, including rent) that cannot be remedied in ten (10) days by diligent efforts of the defaulting party, the defaulting party shall propose an additional period of time in which to remedy the default. Consent to additional time shall not be unreasonably withheld by the non-defaulting party.

Section 5.02 Termination for Default. Either party may terminate this Agreement upon an Event of Default by the other party that has not been cured within any period of cure provided in Section 5.01, by giving the other party thirty (30) days written notice of such termination.

Section 5.03 Remedies. In the event of a termination of this Agreement, IFMCV shall be entitled to prove claim for and obtain judgment against City for the balance of rent agreed to be paid for the term herein provided, plus all expenses of IFMCV in regaining possession of the Premises and the reletting thereof, including attorney's fees and court costs, crediting against such claim, however, any amount obtained by reason of such reletting.

Article VI. Indemnification

Section 6.01. To the fullest extent permitted by law, City shall indemnify, defend and hold harmless IFMCV, and each of its directors, officers, employees and agents, from and against any and all claims, losses and expenses, including reasonable attorney's fees, arising out of:

(a) Any breach by City of its obligations under this Agreement; and/or

(b) Any act or omission of negligence, recklessness, intent, or willful misconduct by the City, its agents or employees.

Article VII. Miscellaneous Provisions

Section 7.01 Notices. Any notice, report or other document required to be given under this Agreement shall be in writing and shall be provided by hand delivery; by certified mail, return receipt requested; or by a commercial delivery service. Notice shall take place upon receipt.

Notices shall be directed to the parties as follows:

(a) To City - City Administrator, City Hall, 505 Grant St, Van Meter, IA 50261;

(b) To IFMCV - President, _____.

Either party may change the address to which notices, reports of documents are to be delivered to such party by written notice of such change to the other party in accordance with this Section.

Section 7.02 Status and Authority.

(a) City has all necessary power and authority to enter into this Agreement and to carry out the public/private partnership contemplated by this Agreement. The official executing and delivering this Agreement on behalf of City has been duly authorized to do so by appropriate action by the Van Meter City Council; and

(b) IFMCV is a non-profit public benefit corporation duly organized and existing and in good standing under the laws of the State of Iowa, and has all necessary power and authority to enter into this

Agreement. The person executing and delivering this Agreement on behalf of IFMCV represents and warrants that he or she has been duly authorized to do so by appropriate action of the corporation.

(c) Any and all actions, decisions, determinations, approvals or disapprovals to be taken or made by City under this Agreement shall be taken or made by the City Administrator of City and if so taken or made shall be conclusively presumed to be the valid and lawful action of City.

Section 7.03 Governing Law and Venue. This Agreement shall be governed by the laws of the State of Iowa. The venue for any dispute shall be in the County of Dallas.

Section 7.04 Entire Agreement; Amendment. This Agreement, and its Attachments, represents the entire Agreement between the parties and supersedes all previous understandings, promises, representations, warranties, conversations, or writings regarding the subject matter hereof. This Agreement may be modified or amended only by a written instrument executed by both parties hereto.

Section 7.05 Attorney's Fees. In the event of any dispute that results in litigation or arbitration arising from or related to this Agreement, the prevailing Party shall be entitled to recovery of all reasonable costs incurred, including reasonable attorney fees.

Section 7.06 Headings. The headings used in this Agreement are for convenience of the Parties and shall not be considered in interpreting the meaning of any provision of this Lease Agreement.

Section 7.07 Waiver. The waiver by either Party of any breach or violation of any term, covenant, or condition of this Agreement or failure to enforce any provision of ordinance or law shall not be deemed to be a waiver of such term, covenant, condition, ordinance or law for any subsequent breach or violation of the same. The subsequent acceptance by either Party of any fee or other money which may become due hereunder shall not be deemed to be a waiver of any preceding breach or violation by the other Party of any term, covenant, or condition of this Agreement or of any applicable law or ordinance.

Section 7.08 Destruction of Premises. If the Premises are destroyed or made unusable by fire, flood, vandalism or any other cause so as to make it impossible to carry on business, this Agreement and its provisions, may be terminated at the election of either City or IFMCV, delivered in writing to the other Party within thirty (30) days after such destruction.

Section 7.09 Liens. City shall keep the Premises free and clear from any liens arising out of any work performed, material furnished, or obligation incurred by City. City shall promptly discharge any liens placed on the real property, equipment, or any other fixtures located at the premises.

Section 7.10 IFMCV Mortgage Rights. IFMCV shall not, without the prior written consent of City in each instance:

(a) assign, transfer, mortgage, pledge, or encumber, or subject to or permit to exist upon or be subjected to any lien or charge, this Lease or any interest under it superior to any and all of the City's rights detailed herein.

(b) allow to exist or occur any transfer of or lien upon this Lease/Purchase or IFMCV's interest herein by operation of law.

In no event shall this Lease/Purchase be assigned or assignable by voluntary or involuntary bankruptcy proceedings or otherwise, and in no event shall City's rights or privileges hereunder be extinguished or subordinated by any act or omission of IFMCV.

Section 7.11 Waiver of Jury Trial. Each party hereto does, with full knowledge and consent, waive the right of a trial by jury for any dispute arising out of, or relating to the Agreement.

Section 7.12 Entry by IFMCV. IFMCV reserves the right to enter the Premises upon reasonable notice to City to inspect for compliance with this Lease/Purchase Agreement, to make necessary repairs and improvements which City has not made, to supply necessary services, and for other legitimate purposes, at any reasonable time. The City may not unreasonably interfere with IFMCV's use of the Premises in its entry under this provision.

IN WITNESS WHEREOF, the parties have executed this Agreement as of date first above written, intending to be bound by all of its terms, covenants and conditions. Each party executing this Agreement represents and warrants that he or she has full authority to do so.

Allan Adams, Mayor
City of Van Meter

_____, President
Iowa Foundation for Microenterprise and
Community Vitality, an Iowa Non-profit
Corporation

ATTEST:

Jake Anderson, City Administrator

Agenda Item #10 - Lease of space at 310 Mill Street for Bob Feller Display

Submitted for:

Action

Recommendation:

Approve the proposed lease agreement.

Sample Language:

Mayor: Mr. Anderson would you please present the proposed lease agreement?

City Admin: *Makes presentation*

Mayor: *Does the Council have any questions? If not I would entertain a motion to approve the proposal.*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Thank you.*

LEASE AGREEMENT

THIS LEASE (this "Lease") is made and entered into this ____ day of _____ 2014, by and between Iowa Foundation for Microenterprise and Community Vitality, a non-profit corporation organized under the laws of the State of Iowa ("Landlord"), the City of Van Meter, Iowa, a municipal corporation under the laws of the State of Iowa (the "City"), and Cleveland Indians Charities, Inc. ("Tenant"). Landlord and the City have, as of the date first written above, entered into an Operating Agreement and Lease Purchase (the "City Lease") with respect to the Property (as defined below).

The parties agree as follows:

1. **PREMISES AND TERM.** Landlord and City lease to Tenant that portion of the building located at 311 Mill St., Van Meter, Iowa 50261 which is described on Exhibit A attached hereto (the "Leased Premises"). The building in which the Leased Premises is situated is on Lot Eight (8) in Block Eight (8) of the Original Town of Van Meter, Dallas, County, Iowa (the "Property"). The term of this Lease shall commence on the ____ day of _____, 2014 and end on the ____ day of _____, 2017.

2. **RENT.** Tenant agrees to pay Landlord as rent \$ 1.00 per year during the term of this Lease. Tenant shall have no obligation to pay any additional fees or expenses to Landlord or the City, including, but not limited to, real estate taxes, cost of maintenance, repairs or replacement of any part of the building or land, or any other fees or charges associated with maintenance of common areas.

3. **POSSESSION.** Tenant shall be entitled to possession on the first day of the lease term, and shall yield possession to Landlord at the termination of this Lease.

4. **USE.** Tenant shall use the Leased Premises solely for displaying artifacts and memorabilia relating to Bob Feller (the "Feller Collection") and for uses incidental thereto for the purpose of educating the public about and preserving the legacy of Bob Feller. Tenant shall have the right to enter upon the Property to access the Leased Premises in order to maintain, rotate, remove or replace artifacts from the Feller Collection, or to otherwise promote the uses set forth in the preceding sentence at any time during such normal business hours as the building is open to the public. Lessee shall have the right to place signs on the Property, provided, however, such signs must conform to applicable rules and regulations regarding the placement of signs at the Property.

5. **UPKEEP, REPAIR AND MAINTENANCE.** The parties acknowledge that the City and Landlord have entered into the City Lease. The City covenants to, and shall be responsible for, maintaining the Leased Premises hereunder in good condition and repair, order and cleanliness, and for maintaining a reasonable level of security for the protection of the Feller Collection. The parties hereto acknowledge and agree that the public shall be allowed access to view the Feller Collection during such normal business hours as the building is open to the public. Tenant shall have no obligation to staff the Leased Premises or for any maintenance obligations for the Leased Premises.

The City agrees during the term of this lease that it, solely at the expense of City, shall maintain all improvements on the Property, including the roof, exterior walls, interior walls, and any materials placed therein, including, but not limited to, fixtures, heating and air conditioning equipment, plumbing, electrical and mechanical apparatus and any doors or windows therein, and the structural portions of the Property, making any repairs or replacements thereto, including capital repairs, becoming necessary during the Term, unless occasioned by Tenant's negligence. The City shall be responsible for all snow removal from the Property, landscaping, and removal of trash or debris. City shall pay, when due, any taxes or assessments levied on the Property, including the Leased Premises.

In the event Tenant elects to install any permanent equipment or fixtures or make any major modifications or alterations to the Leased Premises, it shall have the right to do so, provided said modification or alteration does not physically or aesthetically interfere with the City's ability to conduct business (with the exception of minor interruptions for construction). Further, Tenant shall provide prior written notice of any such proposed modifications or alterations to City and Landlord and commence any such modification or alteration only upon consent of City and Landlord, such consent not to be unreasonably withheld.

6. UTILITIES AND SERVICES. The City shall pay for all utilities and services which may be used on the Leased Premises, including, but not limited to, provision of heat and air conditioning, electricity, and providing reasonable access to restroom facilities. Tenant shall have no obligation to pay for any utilities or services at the Property.

7. SURRENDER. Upon the termination of this Lease, Tenant will surrender the premises to Landlord in good and clean condition, except for ordinary wear and tear or damage without fault or liability of Tenant. Continued possession, beyond the term of this Lease and the acceptance of rent by Landlord shall constitute a month-to-month extension of this Lease.

8. ASSIGNMENT AND SUBLETTING. Tenant shall not assign or sublet this Lease without the consent of Landlord and City.

9. PROPERTY INSURANCE. Tenant agrees to insure any of its personal property at the Leased Premises for the full insurable value. Landlord agrees to maintain fire and extended coverage insurance covering the Property and all improvements thereon, and its personal property located therein, and shall name Tenant as an additional insured on such policies, provided, however, Landlord may assign such responsibility to City pursuant to the City Lease. Such insurance shall cover losses included in the special form causes of loss (formerly all risks coverage). To the extent permitted by their policies the Landlord and Tenant waive all rights of recovery against each other.

10. LIABILITY FOR DAMAGE. The City shall be liable to Tenant and Landlord, and shall indemnify, defend, and hold harmless Tenant and the Landlord, and their respective owners, affiliates, employees, invitees and agents, for all damage or losses incurred by either of them, including reasonable attorneys fees, whether to personal property, bodily injury or otherwise, negligently, recklessly or intentionally caused by or arising out of any act or omission of the City (or its agents, employees or invitees), except to the extent the loss is insured and subrogation is waived under Tenant's or Landlord's policy, as the case may be.

Tenant shall be liable to the City and Landlord, and shall indemnify, defend, and hold harmless the City

and Landlord, and their respective owners, affiliates, employees, invitees and agents, for all damage or losses, including reasonable attorneys fees, whether to personal property, bodily injury or otherwise, negligently, recklessly or intentionally caused by or arising out of any act or omission of Tenant, its agents or employees, except to the extent the loss is insured and subrogation is waived under the owner's policy, and provided, further, that it is expressly agreed that Tenant shall have no liability to the City or Landlord for damage or losses caused by members of the public not otherwise an owner, agent or employee of Tenant.

Landlord shall be liable to the City and Tenant, and shall indemnify, defend, and hold harmless Tenant and the City, and its and their respective owners, affiliates, employees, invitees and agents, for all damage or losses, including reasonable attorneys fees, whether to personal property, bodily injury or otherwise, negligently, recklessly or intentionally caused by or arising out of any act or omission of Landlord, its owners, agents or employees, except to the extent the loss is insured and subrogation is waived under the owner's policy.

11. **PROVISIONS BINDING.** Each and every covenant and agreement herein contained shall extend to and be binding upon the respective successors, heirs, administrators, executors and assigns of the parties hereto, and shall run with the land. This Lease may only be amended in writing signed by Landlord, Tenant and the City. If, at any time during the term of this Lease, the property is transferred to the City by purchase or otherwise, the obligations of the City and Landlord pursuant to this Lease shall merge such that the City (and its successors and assigns), as successor in interest to the Landlord, shall succeed to and be responsible for, all obligations of both the City and the Landlord as such terms are used herein. The City shall not have the right to assign its obligations under the terms of this Lease without the prior written consent of Tenant.

12. **OPTION TO RENEW.** Tenant shall have the option to renew this Lease for three (3) additional successive 20 year terms by providing written notice to Landlord and City of such desire not less than 30 days prior to the end of the then current lease term. The City shall provide Tenant with notice of the expiration of the lease term not less than 60 days prior to such expiration, provided, however, if the City fails to provide such notice to Tenant the lease shall continue on a month to month basis until such time as (a) Tenant elects to terminate the Lease, or (b) the City provides such notice of expiration to Tenant, in which case, Tenant shall have 30 days following receipt of such notice to exercise a renewal option.

13. **OPTION TO PURCHASE.** In the event of any termination of the City Lease, whether by expiration of its term, default, or otherwise, and any failure of the City to exercise its option to purchase the Property pursuant to Section 4.01 of the City Lease, Tenant shall have the right, option and privilege to purchase the Property for \$1.00. Landlord shall provide prompt notice to Tenant following any termination of the City Lease, or failure of the City to exercise its option to purchase, and Tenant shall have a period of 30 days following receipt of such written notice to elect to exercise the option to purchase the Property set forth herein.

Landlord shall not assign, mortgage, pledge or encumber the Property or permit it to be subjected to any lien or charge, or allow any transfer of the Property other than to the City pursuant to Section 4.01 of the City Lease. Tenant's rights under this section shall not be extinguished, assigned or subordinated by any bankruptcy of Landlord.

Tenant shall also have a right to purchase the sculpture located on the exterior wall of the building, commonly referred to as the "Feller Wall" for \$1.00, in the event of (a) any termination of the

City Lease, whether by expiration of its term, default, or otherwise, (b) any failure of the City to exercise its option to purchase the Property pursuant to Section 4.01 of the City Lease, or (c) if at any time during the term of this Lease the City or Landlord decides to sell, remove, abandon, or otherwise relocate, cover up, or replace the Feller Wall. Landlord and the City shall provide prompt written notice to Tenant upon the occurrence of either (a), (b), or (c) in the preceding sentence, and Tenant shall have a period of 30 days following receipt of such written notice to elect to exercise the option to purchase the Feller Wall for \$1.00 as set forth herein. In the event Tenant exercises the option to purchase the Feller Wall, Tenant shall have the obligation to repair any damage to the exterior wall of the building resulting from the removal of the Feller Wall.

14. **TERMINATION.** Tenant may terminate this Lease at any time prior to the expiration of the lease term (or any extension thereof) by providing written notice of termination to Landlord. Landlord may terminate this Lease by providing written notice of termination to Tenant on the following occurrences:

A. In the event of early termination of City Lease, which shall trigger Tenant's 30 day period for its Option to Purchase under Paragraph 13; or,

B. In the event City Lease terminates by expiration of its term and neither City nor Tenant exercise option to purchase Property.

15. **MISCELLANEOUS.** This Agreement shall be governed by the laws of the State of Iowa, and the venue for any dispute shall be in the County of Dallas. This Agreement, together with the City Lease, represents the entire agreement between the parties with respect to the subject matter of this Lease, and may only be modified or amended in writing signed by all parties hereto. This document may be executed in one or more counterparts, each of which, when taken as a whole, shall constitute an original. This Lease shall not be recorded, but each party shall execute a short form thereof for recording purposes at the request of any party.

[Signature Pages Follow]

[Signature page to Lease Agreement – IFMCV]

IOWA FOUNDATION FOR MICROENTERPRISE AND
COMMUNITY VITALITY

By: _____
Its: _____

STATE OF IOWA)
) ss.
COUNTY OF _____

This instrument was acknowledged before me on _____, 2014, by
_____ as _____ of Iowa Foundation for Microenterprise and
Community Vitality.

_____, Notary Public
My Commission Expires: _____

[Signature page to Lease Agreement – City of Van Meter]

CITY OF VAN METER, IOWA

By: _____
Its: _____

STATE OF IOWA)
) ss.
COUNTY OF _____

This instrument was acknowledged before me on _____, 2014, by
_____ as _____ of the City of Van Meter, Iowa.

_____, Notary Public
My Commission Expires: _____

[Signature page to Lease Agreement – CIC]

CLEVELAND INDIANS CHARITIES, INC.

By: _____
Its: _____

STATE OF OHIO)
) ss.
COUNTY OF _____

This instrument was acknowledged before me on _____, 2014, by
_____ as _____ of Cleveland Indians Charities, Inc.

_____, Notary Public
My Commission Expires: _____

Agenda Item #11 -

Public hearing on an ordinance gifting a section of water main.

Submitted for:

Action

Recommendation:

Approve the first reading of the ordinance, waive readings two and three, approve and adopt the ordinance.

Sample Language:

Mayor: Mr. Anderson would you please present the proposed ordinance?

City Admin: *Makes presentation*

Mayor: *At this time I will recognize members of the public that would like to address the City Council. Once given the floor those addressing the City Council will be given 3 minutes to read their comments into the record.*

Did the City Clerk receive any comments in writing? If not, I hereby close the public hearing.

Does the Council have any questions? If not I would entertain a motion to approve the first reading.

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to waive the second reading?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to waive the third reading?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to approve and adopt?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The ordinance is adopted. Thank you.*

Preparer

Information: Whitfield & Eddy, P.L.C., 317 Sixth Ave., Suite 1200, Des Moines, Iowa 50309 (515) 288-6041
Name Street Address City, State, Zip Area Code-Phone

When Recorded Return to:

City of Van Meter, 505 Grant Street, Van Meter, Iowa 50261 (515) 996-2644
Name Street Address City, State, Zip Area Code-Phone

ORDINANCE No. _____

AN ORDINANCE GIFTING SECTION OF WATER MAIN IMPROVEMENTS
AND EASEMENT AREA TO VAN METER SCHOOL DISTRICT

WHEREAS, all prior requirements of law pertaining to the vacation and/or gifting of public water main improvements and easement area have been fully observed;

WHEREAS, it is desirable that the public water main improvements and easement area, as more fully set forth on that EXHIBIT A, attached hereto, be gifted to the Van Meter School District;

WHEREAS, the City Council and the Van Meter School District had previously agreed the City would donate a portion of the public water main improvement and easement area in conjunction with the School's development in that area;

WHEREAS, the Council finds that the public water main improvement and easement area, as set forth in EXHIBIT A, is no longer needed for the use of the public, and therefore, its maintenance at public expense is no longer justified; and

WHEREAS, the Council finds that the proposed gifting of the public water main proposed herein will not deny owners of property access to and enjoyment of City services.

NOW, THEREFORE, BE IT ORDAINED by the City Council for the City of Van Meter, Iowa:

SECTION 1. That a public water main improvements and easement area related to, as more specifically described in the attached "EXHIBIT A," be and are hereby vacated and/or gifted to the Van Meter School District.

SECTION 2. That the City Clerk is hereby authorized and directed to cause certified copies of this ordinance and proof of publication thereof together with proof of publication of the notice of the public hearing on this matter to be properly filed in the office of the Recorder of Dallas County, Iowa.

SECTION 3. This ordinance shall be in full force and effect from and after its final passage, approval and publication as provided by law.

Passed by the council the 14th day of July, 2014, and approved this 14th day of July, 2014.

ALLAN ADAMS, MAYOR

ATTEST:

JAKE ANDERSON, CITY ADMINISTRATOR

EXHIBIT A
LEGAL DESCRIPTION

Agenda Item #12 -

Public hearing on an ordinance adopting the 2009 International Fire Code.

Submitted for:

Action

Recommendation:

Approve the first reading of the ordinance, waive readings two and three, approve and adopt the ordinance.

Sample Language:

Mayor: Mr. Anderson would you please present the proposed ordinance?

City Admin: *Makes presentation*

Mayor: *At this time I will recognize members of the public that would like to address the City Council. Once given the floor those addressing the City Council will be given 3 minutes to read their comments into the record.*

Did the City Clerk receive any comments in writing? If not, I hereby close the public hearing.

Does the Council have any questions? If not I would entertain a motion to approve the first reading.

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to waive the second reading?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to waive the third reading?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to approve and adopt?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The ordinance is adopted. Thank you.*

Agenda Item #13 -

Public hearing on an ordinance increasing utility rates

Submitted for:

Action

Recommendation:

Approve the first reading of the ordinance, give consideration to waiving readings two and three, if waived approve and adopt the ordinance.

Sample Language:

Mayor: Mr. Anderson would you please present the proposed ordinance?

City Admin: *Makes presentation*

Mayor: *At this time I will recognize members of the public that would like to address the City Council. Once given the floor those addressing the City Council will be given 3 minutes to read their comments into the record.*

Did the City Clerk receive any comments in writing? If not, I hereby close the public hearing.

Does the Council have any questions? If not I would entertain a motion to approve the first reading.

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to waive the second reading?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to waive the third reading?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The motion is approved. Do I hear a motion to approve and adopt?*

City Councilmember _____: *So moved.*

City Councilmember _____: *Second.*

Mayor: *Roll Call Please.*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The ordinance is adopted. Thank you.*

Water

	In Town				Out of Town			
	First 200 Gallons	Over 2000 Gals	% Δ		First 200 Gallons	Over 2000 Gals	% Δ	
Current	\$ 15.84	\$ 3.61	N/A		31.69	7.23	N/A	
Upon Effective Date	\$ 16.63	\$ 3.79	5%		\$ 34.86	\$ 7.95	10%	
7/1/2015	\$ 17.46	\$ 3.98	5%		\$ 38.34	\$ 8.75	10%	
7/1/2016	\$ 18.34	\$ 4.18	5%		\$ 42.18	\$ 9.62	10%	
7/1/2017	\$ 19.25	\$ 4.39	5%		\$ 46.40	\$ 10.59	10%	
7/1/2018	\$ 20.22	\$ 4.61	5%		\$ 51.04	\$ 11.64	10%	
7/1/2019	\$ 21.23	\$ 4.84	5%		\$ 56.14	\$ 12.81	10%	
7/1/2020	\$ 22.29	\$ 5.08	5%		\$ 61.75	\$ 14.09	10%	
7/1/2021	\$ 23.40	\$ 5.33	5%		\$ 67.93	\$ 15.50	10%	
7/1/2022	\$ 24.57	\$ 5.60	5%		\$ 74.72	\$ 17.05	10%	
7/1/2023	\$ 25.80	\$ 5.88	5%		\$ 82.20	\$ 18.75	10%	
7/1/2024	\$ 27.09	\$ 6.17	5%		\$ 90.42	\$ 20.63	10%	

Sewer

	In Town				Out of Town			
	First 200 Gallons	Over 2000 Gals	% Δ		First 200 Gallons	Over 2000 Gals	% Δ	
Current	\$ 15.66	\$ 4.60	N/A		N/A	N/A	N/A	
Upon Effective Date	\$ 16.44	\$ 4.83	5%		\$ 32.88	\$ 9.66	N/A	
7/1/2015	\$ 17.27	\$ 5.07	5%		\$ 36.17	\$ 10.63	10%	
7/1/2016	\$ 18.13	\$ 5.33	5%		\$ 39.78	\$ 11.69	10%	
7/1/2017	\$ 19.03	\$ 5.59	5%		\$ 43.76	\$ 12.86	10%	
7/1/2018	\$ 19.99	\$ 5.87	5%		\$ 48.14	\$ 14.14	10%	
7/1/2019	\$ 20.99	\$ 6.16	5%		\$ 52.95	\$ 15.56	10%	
7/1/2020	\$ 22.04	\$ 6.47	5%		\$ 58.25	\$ 17.11	10%	
7/1/2021	\$ 23.14	\$ 6.80	5%		\$ 64.07	\$ 18.82	10%	
7/1/2022	\$ 24.29	\$ 7.14	5%		\$ 70.48	\$ 20.71	10%	
7/1/2023	\$ 25.51	\$ 7.49	5%		\$ 77.53	\$ 22.78	10%	
7/1/2024	\$ 26.78	\$ 7.87	5%		\$ 85.28	\$ 25.06	10%	

Agenda Item #10 - Reports

Submitted for:
Information
Recommendation:

Sample Language:

- 1) *Parks and Rec*
- 2) *Library*
- 3) *Public Safety*
- 4) *Public Works*
- 5) *Attorney*
- 6) *Engineer*
- 7) *Administrator*
- 8) *Council*
 - Committees (Chair Listed First)
 - a. Public Works/Infrastructure – Sacker, Stump
 - b. Culture and Recreation – Tweed, Sacker
 - c. MAC – Sacker
 - d. School Board - Stump
 - e. Special Liaison Assignments or Ad-Hoc Committees
- 9) *Mayor*
 - a. Finance – Adams, Lacy, Peterson
 - b. Policy – Adams, Lacy, Peterson
 - c. Economic Development – Adams, Lacy, Tweed
 - d. Annexation – Adams, Lacy, Tweed
 - e. Public Safety – Adams, Stump, Sacker
 - f. EMA, E911 *Lacy Alternate

Van Meter Public Library Stats for June 2014

1,036 items circulated (35 items from WILBOR)

16 items checked out for book clubs

3 home deliveries

Open Access 42 Rural Route 95

New Borrowers 8 - 1 rural route, 2 open access, and 5 city!

220 reference transactions

Deletes to SILO 15 additions to SILO 430

Titles Purchased 4 Donations 35 Titles added to our collection 35

Fines \$2.40 \$5.00 from book sales – this was used for prizes.

Inter library loans 57 Inter Library Loans received and 2 sent to other libraries

Michelle has entered 8,844 items into Surpass and the end is still in sight (I just keep adding new titles). On July 7, 2014 we started using Surpass on items checked in and out. For the first month we will keep double records and then we will start running our reports from Surpass for the most part. I would like to say "Thank you" to Michelle for all of her hard work. Also to the Board and the city council for your understanding and patience.

Another bit of information the high category this month is Children's reading at 326 items checked out and the second category is DVD's at 305. I am very thankful for the Board and city council support for our new and used books and DVDs.

Michelle has continued to keep our facebook and website updated. Jolena continues to put the weekly library news in the county papers.

We had two book clubs this past month.

We had another "Van Meter Visitor Festival" committee meeting on July 1st. Everything is moving along well. On September 27th we will have four authors here and Mike Draper from RAYGUN t-shirts is looking into handling the t-shirts for this event. Mike went to school in Van Meter and is an author himself.

Summer Reading is going quite well with about 100 signed up and 30-35 participating weekly.

The Science Center of Iowa will have a program here on July 11th at 4pm.

Agenda Item #11 - Adjournment

Submitted for:

Action

Recommendation:

Approval

Sample Language:

Mayor: *With no further business do I hear a motion to adjourn?*

City Councilmember _____: *So Moved.*

City Councilmember _____: *Second*

City Clerk: *Lacy ___; Stump ___; Tweed ___; Sacker ___; Peterson ___;*

Mayor: *The meeting is adjourned. Thank you.*