CITY OF ANAMOSA

CITY COUNCIL AGENDA – REGULAR SESSION

MONDAY, JUNE 22, 2026 – 6:00 P.M.
ANAMOSA LIBRARY & LEARNING CENTER
600 E. 1ST STREET, ANAMOSA, IA 52205

Zoom Meeting Link (Viewing Only)	Join by Telephone
https://us02web.zoom.us/j/86089851793	+1 312 626 6799 US
Meeting ID: 860 8985 1793	Meeting ID: 860 8985 1793
Passcode: Anamosa	Passcode: 7681616

To address the City Council, please wait for the Mayor to open the floor for public comment on an agenda item.
Before speaking, approach the podium, provide your name and address, and limit comments to five (5) minutes per agenda item.
Profane, obscene, or slanderous language will not be permitted.

1.0) Roll Call

2.0) Pledge Of Allegiance

3.0) Consent Agenda (Review & Approve):

- **a)** Minutes from the June 6, 2026 – Regular Session
- **b)** Current bills
- **c)** Liquor licenses
- **d)** Cigarette/tobacco/nicotine/vapor permits
- **e)** Noise/street closure permit applications

4.0) Presentations:

- **4.1) Project Status Update –** HR Green
- **4.2) Other Project Updates –** City Administrator

5.0) Public Hearings:

- **5.1) Public Hearing –** Public hearing on a proposed development agreement with Forge, Inc. (Northlands)
  - **a)** *Mayor opens the public hearing – Proceedings for discussion.*
  - **b)** *Mayor closes the public hearing.*
- **5.2) Resolution 2026-35 –** Resolution Approving Development Agreement with Forge, Inc., Authorizing Annual Appropriation Tax Increment Incentives and Pledging Certain Tax Increment Revenues to the Payment of the Agreement. **Roll Call.**
- **5.3) Public Hearing –** Public hearing on a proposed development agreement with Forge, Inc. (Kouba)
  - **a)** *Mayor opens the public hearing – Proceedings for discussion.*
  - **b)** *Mayor closes the public hearing.*
- **5.4) Resolution 2026-36 –** Resolution Approving Development Agreement with Forge, Inc., Authorizing Annual Appropriation Tax Increment Incentives and Pledging Certain Tax Increment Revenues to the Payment of the Agreement. **Roll Call.**

6.0) Postponed Items/Unfinished Business:

- **6.1) Ordinance 971 (3rd Reading) –** An ordinance providing for the division of taxes levied on taxable property in the 2026 Kouba Second Addition Housing Urban Renewal Area, pursuant to Section 403.19 of the Code of Iowa. **Roll Call.**
- **6.2) Ordinance 972 (3rd Reading) –** An ordinance providing for the division of taxes levied on taxable property in the 2026 Northland Second Addition Housing Urban Renewal Area, pursuant to Section 403.19 of the Code of Iowa. **Roll Call.**
- **6.3) Ordinance 973 (3rd Reading) –** Amending Chapter 92.07 of the Anamosa Code of Ordinances, by amending Section 92.07, Subsection 3, pertaining to late payment penalties. **Roll Call.**
- **6.4) Ordinance 974 (3rd Reading) –** Amending Chapter 99.10 of the Anamosa Code of Ordinances, by amending Section 99.10, pertaining to sewer user fee adjustments. **Roll Call.**

7.0) Council Action Items:

- **7.1) Resolution 2026-33 –** Setting salaries for Fiscal Year 2027 – for appointed officers and employees of the City of Anamosa, Iowa; and establishing an effective date for this Resolution. **Roll Call.**
- **7.2) Resolution 2026-34 –** Authorizing the City Clerk to make the appropriate interfund transfers of sums and record the same in the appropriate manner for FY2026 for the City of Anamosa. **Roll Call.**
- **7.3) Discussion & Possible Action –** Pool Heater replacement at the Anamosa Aqua Court.
- **7.4) Review & Approve –** Amended School Resource Officer 28E Agreement, between the City of Anamosa and the Anamosa Community School District.
- **7.5) Review & Approve –** Refund payment to the Anamosa Community School District, in the amount of $63,334.74 due to billing error.

- **7.6) Review & Approve –** Settlement Agreement between Jones County and the City of Anamosa, with respect to the Dillon Military Bridge and Case No. CVCV007902.
- **7.7) Review & Approve –** Change Order #1, from Boomerang Corporation, in the amount of $9,415.00, for the Elm & Hickory Sanitary Sewer Project.
- **7.8) Review & Approve (Consent Agenda):** Pay requests totaling $119,535.88.
  - **a)** From ECICOG, in the amount of $450.00, for the Downtown Façade Revitalization Project.
  - **b)** From HR Green, in the amount of $2,257.15, for the Elm & Hickory Sanitary Sewer Project.
  - **c)** From HR Green, in the amount of $5,200.00, for the WTP Aerator Replacement Project.
  - **d)** From Martin Gardner, in the amount of $4,640.64, for the Downtown Façade Revitalization Project.
  - **e)** From Woodruff Construction, in the amount of $106,988.09, for the WTP Aerator Replacement Project.

8.0) City Administrator's Report

9.0) Mayor & Council Reports

- **9.1)** Mayor's report
- **9.2)** Council reports

10.0) Public Comment For Items Not On The Agenda

11.0) Adjournment

STATEMENT OF COUNCIL PROCEEDINGS
June 08, 2026

The City Council of the City of Anamosa met in Regular Session on June 8, 2026, at the Anamosa Library and Learning Center at 6:00 p.m. with Mayor Rod Smith presiding. The following Council Members were present: Rich Crump, Kay Smith, Todd Weimer, Dan Smith, and Brian Hurt. Absent: Tim Shada. Also present were Jeremiah Hoyt, City Administrator and Kaylee Palmer, City Clerk.

Mayor Rod Smith called the meeting to order at 5:59 p.m. Roll call was taken with a quorum present.

Motion by K. Smith, seconded by D. Smith approving the consent agenda items: Minutes of the Regular Session 05/26/26, current bills, and liquor licenses. Roll vote: Ayes- K. Smith, Weimer, D. Smith, Hurt, Crump. Nays- none. Motion carried.

Motion by Crump, seconded by Weimer approving the second reading of Ordinance 971, an ordinance providing for the division of taxes levied on taxable property in the 2026 Kouba Second Addition Housing Urban Renewal Area, pursuant to Section 403.19 of the Code of Iowa. Roll vote: Ayes- Weimer, D. Smith, Hurt, Crump, K. Smith. Nays- none. Motion carried.

Motion by Hurt, seconded by D. Smith approving the second reading of Ordinance 972, an ordinance providing for the division of taxes levied on taxable property in the 2026 Northland Second Addition Housing Urban Renewal Area, pursuant to Section 403.19 of the Code of Iowa. Roll vote: Ayes– D. Smith, Hurt, Crump, K. Smith. Nays- none. Motion carried.

Motion by K. Smith, seconded by Crump approving the second reading of Ordinance 973, an ordinance amending Chapter 92.07 of the Anamosa Code of Ordinances, by amending Section 92.07, Subsection 3, pertaining to late payment penalties. Roll call: Ayes- Hurt, Crump, K. Smith, Weimer, D. Smith. Nays- none. Motion carried.

Motion by Crump, seconded by K. Smith approving the second reading of Ordinance 974, an ordinance amending Chapter 99.10 of the Anamosa Code of Ordinances, by amending Section 99.10, pertaining to sewer user fee adjustments. Roll call: Ayes- D. Smith, Weimer, K. Smith, Crump, Hurt. Nays- none. Motion carried.

Motion by K. Smith, seconded by Crump approving Resolution 2026-31, a resolution setting the wages of the seasonal Part-Time Parks & Recreation Personnel for fiscal year ending June 30, 2026. Roll vote: Ayes- Weimer, K. Smith, Crump, Hurt, D. Smith. Nays- none. Motion carried.

Motion by D. Smith, seconded by K. Smith approving Resolution 2026-32, a resolution setting the wages of the seasonal Part-Time Streets Department Personnel for fiscal year ending June 30, 2026. Roll vote: Ayes- Weimer, K. Smith, Crump, Hurt, D. Smith. Nays- none. Motion carried.

Motion by Crump, seconded by Hurt approving the purchase request from Lynch Ford and Future Line LLC, in the amount off $58,695.00 for the replacement of the Streets Department pickup truck, as allocated in the FY27 Budget. Roll vote: Ayes- K. Smith, Crump, Hurt, D. Smith, Weimer. Nays- none. Motion carried.

Motion by D. Smith, seconded by Crump approving the purchase request from McQueen and Future Line LLC, in the amount off $74,034.65, for the replacement of the Police Department patrol vehicle, as allocated in the FY27 Budget. Roll vote: Ayes- Crump, Hurt, D. Smith, Weimer, K. Smith. Nays- none. Motion carried.

Motion by D. Smith, seconded by Crump approving the purchase request from Lynch Ford, in the amount off $68,492.00, for the replacement of the Police Department patrol vehicle, as allocated in the FY27 Budget. Roll vote: Ayes- Crump, Hurt, D. Smith, Weimer, K. Smith. Nays- none. Motion carried.

Motion by Crump, seconded by D. Smith approving the application of James Hatrick to join the Anamosa Volunteer Fire Department. Roll vote: Ayes- K. Smith, Weimer, D. Smith, Hurt, Crump. Nays- none. Motion carried.

Motion by Crump, seconded by D. Smith approving the application of Blake Hansen to join the Anamosa Volunteer Fire Department. Roll vote: Ayes- Weimer, D. Smith, Hurt, Crump, K. Smith. Nays- none. Motion carried.

Motion by D. Smith, seconded by Weimer approving the consent agenda pay requests totaling $38,763.73. Roll call: Ayes- D. Smith, Crump, K. Smith, Weimer. Nays- Hurt. Motion carried.

City Administrator's report: Hoyt wanted to remind everyone that he will be out of the office for the first half of the week. He will be attending the Iowa Municipal Professionals Conference. Hoyt gave an update on the status of the proposed park by Chamber Drive.

Mayor's report: Mayor Smith reported receiving positive feedback from residents regarding the community's new pickleball courts. He noted that the courts have been a tremendous success, with strong community participation and enthusiasm. Mayor Smith stated that residents have expressed appreciation for the courts and view them as a valuable recreational asset for the community. Mayor Smith also expressed his appreciation to Shane Brown, Streets Superintendent, and Matt Kula, Assistant Streets Superintendent, for a productive meeting held recently. He stated that they discussed several ongoing and future projects and explored ways to move those projects forward. Mayor Smith thanked both individuals for their collaboration and dedication to advancing these initiatives.

Council's report: Council Member Weimer reported that construction of the new EMS Training Facility has been completed. He encouraged community members to visit and view the new facility. He noted that the building will be a valuable asset to both the City and County, providing enhanced training opportunities and improving preparedness for future emergency situations.

Council Member Hurt provided an update from the Parks Board meeting. He reported that the Serenity Park signs have been installed, pickleball activities have begun, and the train playground at the Wapsi-ana Park has been completed. The Parks Board also discussed park facilities, including the potential need for permanent restroom facilities versus portable restrooms at the ball fields.

Council Member K. Smith encouraged residents to buy tickets and attend An Afternoon with Jackie Kennedy, presented by the Friends of the Library, on June 28, 2026, at 1:30 p.m.

Mayor Smith opened the floor to public comment for items not on the agenda. No public comment was made.

Meeting adjourned at 6:33 p.m.

Rod Smith, Mayor

ATTEST:

Kaylee Palmer, City Clerk

Expense Approval Report
By Fund

Post Dates 6/9/2026 - 6/22/2026

Vendor Name	Post Date	Description (Item)	Account Number	Amount
Fund: 001 - GENERAL FUND				
Department: 000 - 000				
COLLECTION SERVICES CENTER	06/18/2026	COLLECTION SERVICES	001-000-2204	534.47
CITY OF ANAMOSA	06/18/2026	FLEXIBLE - CHILDCARE	001-000-2204	76.92
CITY OF ANAMOSA	06/18/2026	FLEX - MEDICAL	001-000-2204	266.46
IPERS COLLECTIONS	06/18/2026	IPERS	001-000-2203	8,032.19
IPERS COLLECTIONS	06/18/2026	IPERS	001-000-2203	3,858.66
941 TAX EFT PAYMENT	06/18/2026	MEDICARE TAX	001-000-2206	2,638.32
941 TAX EFT PAYMENT	06/18/2026	SOCIAL SECURITY TAX	001-000-2202	11,280.92
941 TAX EFT PAYMENT	06/18/2026	FEDERAL TAX	001-000-2200	4,905.94
TREASURER STATE OF IOWA	06/18/2026	STATE TAX	001-000-2201	2,164.17
			Department 000 - 000 Total:	**33,758.05**
Department: 110 - POLICE				
AUTOMOTIVE SERVICES	06/22/2026	RIGHT REAR TIRE REPAIR	001-110-6474	40.00
HAWKEYE ENVIRONMENTAL	06/22/2026	ASBESTOS BULK SAMPLE ANA…	001-110-6461	550.00
HAWKEYE ENVIRONMENTAL	06/22/2026	ASBESTOS SURVEY & SAMPLI…	001-110-6461	200.00
REEG/COLIN	06/22/2026	REIMBURSEMENT ALERT TRAI…	001-110-6446	20.08
REEG/COLIN	06/22/2026	REIMBURSEMENT ALERT TRAI…	001-110-6446	8.10
POSITIVE PROMOTIONS	06/22/2026	JUNIOR BADGE STICKERS	001-110-6530	280.00
POSITIVE PROMOTIONS	06/22/2026	SHIPPING	001-110-6530	35.95
POSITIVE PROMOTIONS	06/22/2026	SET UP CHARGE	001-110-6530	35.00
T-MOBILE USA, INC	06/22/2026	CELL PHONE DUMP	001-110-6553	50.00
IOWA DEPT OF PUBLIC SAFETY	06/22/2026	QUARTERLY APRIL 2026 - JUNE…	001-110-6490	300.00
ALLIANT ENERGY	06/22/2026	ELECTRICITY	001-110-6371	424.46
IOWA PRISON INDUSTRIES	06/22/2026	VICTIM STATEMENT FORMS	001-110-6535	8.00
BLACK HILLS ENERGY	06/22/2026	GAS UTILITY	001-110-6370	45.68
MINGER MOWING & LANDSC…	06/22/2026	MOWING/TRIMMING 106 S S…	001-110-6461	120.00
MAQUOKETA VALLEY ELECTRI…	06/22/2026	PHONE/INTERNET	001-110-6373	164.80
VISA	06/22/2026	GPS PUCKS	001-110-6471	246.74
VISA	06/22/2026	ADOBE RENEWAL	001-110-6471	254.27
VISA	06/22/2026	UNLOCK 2021 CHARGER	001-110-6471	89.00
VISA	06/22/2026	MAILING	001-110-6508	12.00
VISA	06/22/2026	DUST MOP/MOP HEADS	001-110-6535	38.98
VISA	06/22/2026	BATTERIES/SOAP/OFFICE SUP…	001-110-6535	46.79
			Department 110 - POLICE Total:	**2,969.85**
Department: 210 - ROADS, BRIDGES, SIDEWALKS				
WAGEWORKS INC	06/22/2026	HC FS ADMIN FEE INV9072178	001-210-6150	3.95
AUXIANT	06/22/2026	SELF FUNDED INS	001-210-6155	541.53
AUXIANT	06/22/2026	SELF FUNDED INS	001-210-6155	2.25
ANAMOSA STATE PENITENTIA…	06/22/2026	INMATE WAGES	001-210-6490	315.00
			Department 210 - ROADS, BRIDGES, SIDEWALKS Total:	**862.73**
Department: 622 - SUPPORT ADMINISTRATION				
WAGEWORKS INC	06/22/2026	HC FS ADMIN FEES INV90721…	001-622-6150	3.95
VISA	06/22/2026	KIRKWOOD BOOKKEEPING CE…	001-622-6445	495.00
VISA	06/22/2026	COA POST IT NOTES	001-622-6530	271.99
VISA	06/22/2026	COA SUNGLASSES	001-622-6530	261.99
VISA	06/22/2026	COA CAR DECALS	001-622-6530	77.19
VISA	06/22/2026	COA WALL DECALS	001-622-6530	71.75
VISA	06/22/2026	SHIPPING	001-622-6530	47.80
ENCOMPASS	06/22/2026	IT SERVICES	001-622-6480	5,081.00
ANAMOSA JOURNAL-EUREKA	06/22/2026	LEGALS	001-622-6414	260.35
MAQUOKETA VALLEY ELECTRI…	06/22/2026	PHONE/INTERNET	001-622-6373	224.60

Vendor Name	Post Date	Description (Item)	Account Number		Amount
AMAZON CAPITAL SERVICES	06/22/2026	OFFICE SUPPLIES	001-622-6535		45.48
				Department 622 - SUPPORT ADMINISTRATION Total:	**6,841.10**
Department: 650 - CITY HALL					
ALLIANT ENERGY	06/22/2026	ELECTRICITY	001-650-6371		320.14
BLACK HILLS ENERGY	06/22/2026	GAS UTILITY	001-650-6370		174.51
				Department 650 - CITY HALL Total:	**494.65**
				Fund 001 - GENERAL FUND Total:	**44,926.38**
Fund: 015 - FIRE SERVICE					
Department: 150 - FIRE DEPARTMENT					
8 FINGER HVAC LLC	06/22/2026	FURNACE REPAIR	015-150-6475		240.00
UNTOUCHABLE PROPERTY & D..	06/22/2026	TRUCK 4 REPAIR	015-150-6470		180.00
MOTOROLA SOLUTIONS, INC.	06/22/2026	BATTERIES	015-150-6470		755.90
ALLIANT ENERGY	06/22/2026	ELECTRICITY	015-150-6371		450.23
MCM PROFESSIONAL SERVICE...	06/22/2026	CLEANING SERVICES JULY-DEC...	015-150-6475		1,950.00
DINGES FIRE COMPANY	06/22/2026	HOODS	015-150-6470		3,510.00
DINGES FIRE COMPANY	06/22/2026	13 BUNKER COATS/PARTS	015-150-6470		54,730.00
DINGES FIRE COMPANY	06/22/2026	HELMET FRONTS	015-150-6470		2,835.00
BLACK HILLS ENERGY	06/22/2026	GAS UTILITY	015-150-6370		470.53
JONES COUNTY ENGINEER	06/22/2026	FIRE DEPARTMENT GAS	015-150-6551		79.97
JONES COUNTY ENGINEER	06/22/2026	FIRE DEPARTMENT DIESEL	015-150-6551		671.67
DINGES FIRE COMPANY	06/22/2026	WOMENS BOOT	015-150-6470		365.00
MAQUOKETA VALLEY ELECTRI...	06/22/2026	PHONE/INTERNET	015-150-6373		139.85
MES SERVICE COMPANY LLC	06/22/2026	1 BUNKER GEAR SET - USED	015-150-6470		1,800.00
DINGES FIRE COMPANY	06/22/2026	13 SETS BUNKER GEAR	015-150-6470		20,000.00
				Department 150 - FIRE DEPARTMENT Total:	**88,178.15**
				Fund 015 - FIRE SERVICE Total:	**88,178.15**
Fund: 041 - LIBRARY FUND					
Department: 410 - LIBRARY					
MINGER MOWING & LANDSC...	06/15/2026	LAWN CARE - PRE EMERGENT ...	041-410-6475		93.00
U.S. CELLULAR	06/22/2026	HOTSPOTS	041-410-6373		89.37
AMAZON CAPITAL SERVICES	06/15/2026	DVDS	041-410-6501		67.85
ORIENTAL TRADING CO, INC	06/15/2026	LANYARDS-SUMMER READING	041-410-6537		171.91
AMAZON CAPITAL SERVICES	06/15/2026	ADULT BOOKS	041-410-6501		109.37
AMAZON CAPITAL SERVICES	06/15/2026	BADGE HOLDERS	041-410-6537		41.17
AMAZON CAPITAL SERVICES	06/15/2026	ADULT BOOKS	041-410-6501		51.13
BLADE PEST MANAGEMENT L...	06/15/2026	PEST CONTROL	041-410-6475		70.00
AMAZON CAPITAL SERVICES	06/15/2026	ADULT BOOKS	041-410-6501		500.38
AMAZON CAPITAL SERVICES	06/15/2026	ADULT BOOKS	041-410-6501		247.24
PETTY CASH	06/15/2026	INTERLIBRARY LOAN REPAYM...	041-410-6501		4.95
AMAZON CAPITAL SERVICES	06/15/2026	AMERICAN FLAG 5X8	041-410-6475		36.09
AMAZON CAPITAL SERVICES	06/15/2026	ADULT BOOKS	041-410-6501		23.84
AMAZON CAPITAL SERVICES	06/15/2026	FACE PAINT - SUMMER KICKO...	041-410-6537		15.99
WAGEWORKS INC	06/22/2026	HC FS ADMIN FEES INV90721...	041-410-6150		3.95
ALLIANT ENERGY	06/22/2026	ELECTRICITY	041-410-6371		1,346.40
AMAZON CAPITAL SERVICES	06/15/2026	LARGE PRINT	041-410-6501		11.44
OFFICE EXPRESS	06/15/2026	COPY PAPER & TOLIET PAPER	041-410-6535		91.81
AMAZON CAPITAL SERVICES	06/15/2026	ADULT BOOKS	041-410-6501		237.66
GRAYBILL COMMUNICATIONS	06/15/2026	ALARM MONITORING	041-410-6455		42.00
PLAYAWAY PRODUCTS LLC	06/15/2026	WONDERBOOKS	041-410-6501		597.91
AMAZON CAPITAL SERVICES	06/15/2026	CHILDRENS MAKEUP - SUMM...	041-410-6537		36.95
AMAZON CAPITAL SERVICES	06/15/2026	SAND ART CRAFT SUPPLIES	041-410-6537		39.97
VISA	06/15/2026	SUMMER READING PRIZES	041-410-6537		75.35
AMAZON CAPITAL SERVICES	06/15/2026	MAGNIFYING GLASSES	041-410-6537		7.99
AMAZON CAPITAL SERVICES	06/15/2026	ADULT BOOKS	041-410-6501		405.78
AMAZON CAPITAL SERVICES	06/15/2026	ADULT BOOKS	041-410-6501		283.90
MAQUOKETA VALLEY ELECTRI...	06/22/2026	PHONE/INTERNET	041-410-6373		79.85
				Department 410 - LIBRARY Total:	**4,783.25**
				Fund 041 - LIBRARY FUND Total:	**4,783.25**

Vendor Name	Post Date	Description (Item)	Account Number	Amount
Fund: 043 - PARKS & RECREATION				
Department: 430 - RECREATION				
ALLIANT ENERGY	06/22/2026	ELECTRICITY	043-430-6371	547.31
VISA	06/22/2026	PAINT BRUSHES	043-430-6475	20.94
VISA	06/22/2026	SUMMER KICKOFF	043-430-6490	57.85
VISA	06/22/2026	TEE BALS	043-430-6531	65.91
VISA	06/22/2026	10PK OFFICE PAPER	043-430-6535	49.97
VISA	06/22/2026	OFFICE PENS	043-430-6535	6.78
VISA	06/22/2026	LAMINATING POUCHES - ME…	043-430-6535	75.69
VISA	06/22/2026	OFFICE SUPPLIES	043-430-6535	20.79
JOHN DEERE FINANCIAL	06/22/2026	PARK MAINTENANCE SUPPLIES	043-430-6475	79.44
CROWLEY REPAIR	06/22/2026	NEW MOWER TIRE	043-430-6475	38.00
LYNCH FORD	06/09/2026	PARKS & REC TRUCKS	043-430-6751	68,492.00
ARNOLD MOTOR SUPPLY, LLP	06/22/2026	MOWER MAINTENANCE	043-430-6475	23.01
RICKARD SIGN & DESIGN	06/22/2026	MUSIC IN THE PARK SPONSOR…	043-430-6490	185.00
ANAMOSA STATE PENITENTIA…	06/22/2026	INMATES MOWING	043-430-6475	35.00
			Department 430 - RECREATION Total:	**69,697.69**
			Fund 043 - PARKS & RECREATION Total:	**69,697.69**
Fund: 044 - AQUA COURT				
Department: 440 - AQUA COURT				
ALLIANT ENERGY	06/22/2026	ELECTRICITY	044-440-6371	297.98
VISA	06/22/2026	POOLING CLEANING SUPPLIES	044-440-6541	154.85
VISA	06/22/2026	POOL SUPPLIES	044-440-6546	48.93
TOWN & COUNRTY WHOLESA…	06/22/2026	POOL CONCESSIONS	044-440-6546	421.41
NORTHERN LIGHTS DISTRIBUT…	06/22/2026	POOL CONCESSIONS	044-440-6546	1,028.75
FAREWAY STORES, INC.	06/22/2026	WATER BOTTLES - POOL	044-440-6546	10.58
BLACK HILLS ENERGY	06/22/2026	GAS UTILITY	044-440-6370	49.21
ATLANTIC COCA-COLA	06/22/2026	POOL CONCESSIONS	044-440-6546	1,020.23
TOWN & COUNRTY WHOLESA…	06/22/2026	POOL CONCESSIONS	044-440-6546	850.80
NORTHERN LIGHTS DISTRIBUT…	06/22/2026	POOL CONCESSIONS	044-440-6546	444.15
MAQUOKETA VALLEY ELECTRI…	06/22/2026	PHONE/INTERNET	044-440-6373	125.30
TREASURER STATE OF IOWA	06/22/2026	SALES TAX	044-440-6491	1,500.00
TREASURER STATE OF IOWA	06/22/2026	SALES TAX	044-440-6493	249.96
			Department 440 - AQUA COURT Total:	**6,202.15**
			Fund 044 - AQUA COURT Total:	**6,202.15**
Fund: 046 - LAWRENCE COMMUNITY CENTER FUND				
Department: 460 - LAWRENCE COMMMUNITY CENTER				
ROTO ROOTER	06/22/2026	CLEARED BACKED UP PIPE/DR…	046-460-6542	184.45
DRJ GROUP LLC	06/22/2026	FIRE EXTINGUISHER MAINTEN…	046-460-6452	55.00
ALLIANT ENERGY	06/22/2026	ELECTRICITY	046-460-6371	1,142.15
VISA	06/22/2026	CRIMINAL HISTORY CHECK LCC	046-460-6452	15.00
VISA	06/22/2026	BASEBALL COUNTERS	046-460-6521	16.98
VISA	06/22/2026	JANITORIAL SUPPLIES	046-460-6541	38.87
CENTRAL IOWA DISTRIBUTING	06/22/2026	TRASH BAGS	046-460-6541	268.00
BLACK HILLS ENERGY	06/22/2026	GAS UTILITY	046-460-6370	101.41
MAQUOKETA VALLEY ELECTRI…	06/22/2026	PHONE/INTERNET	046-460-6373	184.90
			Department 460 - LAWRENCE COMMMUNITY CENTER Total:	**2,006.76**
			Fund 046 - LAWRENCE COMMUNITY CENTER FUND Total:	**2,006.76**
Fund: 110 - ROAD USE TAX				
Department: 211 - Public Services - community betterment				
ALLIANT ENERGY	06/22/2026	ELECTRICITY	110-211-6371	411.11
RUDD EQUIPMENT COMPANY	06/22/2026	PARKING BRAKE SWITCH	110-211-6470	86.29
VISA	06/22/2026	CREDIT CARD	110-211-6470	237.59
JOHN DEERE FINANCIAL	06/22/2026	HAND SPRAYER	110-211-6543	59.98
WEBER STONE COMPANY	06/22/2026	ROAD ROCK	110-211-6543	115.92
ROGERS READY MIX	06/22/2026	CONCRETE	110-211-6543	2,068.00
JOHN DEERE FINANCIAL	06/22/2026	TRACTOR PAINT	110-211-6475	49.99
FAREWAY STORES, INC.	06/22/2026	TOILET PAPER	110-211-6553	43.92

Vendor Name	Post Date	Description (Item)	Account Number		Amount
BLACK HILLS ENERGY	06/22/2026	GAS UTILITY	110-211-6370		53.45
ANAMOSA HOME DECORATI...	06/22/2026	PAINTBRUSHES	110-211-6553		14.56
JOHN DEERE FINANCIAL	06/22/2026	CONCRETE HEX HEADS	110-211-6553		37.52
CROWLEY REPAIR	06/22/2026	HYDRAULIC HOSES	110-211-6470		121.38
WEBER STONE COMPANY	06/22/2026	ROCK	110-211-6543		393.84
RECREATIONAL MOTOR SPOR...	06/22/2026	FUEL FILTERS - LAWN MOWER	110-211-6470		15.32
MAQUOKETA VALLEY ELECTRI...	06/22/2026	PHONE/INTERNET	110-211-6373		104.90
JOHN DEERE FINANCIAL	06/22/2026	WEED EATER LINE	110-211-6553		117.97
ARNOLD MOTOR SUPPLY, LLP	06/22/2026	OIL FILTERS	110-211-6470		20.66
C.J. COOPER & ASSOCIATES, I...	06/22/2026	ANNUAL DOT QUERIES	110-211-6412		45.00
LINN CO-OP OIL CO.	06/22/2026	DIESEL FUEL	110-211-6551		1,037.72
LINN CO-OP OIL CO.	06/22/2026	GASOLINE	110-211-6551		217.94
				Department 211 - Public Services - community betterment Total:	**5,253.06**
				Fund 110 - ROAD USE TAX Total:	**5,253.06**
Fund: 122 - LOCAL OPTION TAX 65%					
Department: 210 - ROADS, BRIDGES, SIDEWALKS					
ALLIANT ENERGY	06/22/2026	ELECTRICITY	122-210-6372		6,595.58
MAQUOKETA VALLEY ELECTRI...	06/22/2026	ROUNDABOUT STREET LIGHTS	122-210-6372		58.40
MAQUOKETA VALLEY ELECTRI...	06/22/2026	INDUSTRIAL PARK LIGHTS	122-210-6372		66.00
				Department 210 - ROADS, BRIDGES, SIDEWALKS Total:	**6,719.98**
Department: 410 - LIBRARY					
ADVANTAGE ARCHIVES LLC	06/15/2026	JOURNAL EUREKA JULY 2024 -...	122-410-6722		270.00
ADVANTAGE ARCHIVES LLC	06/15/2026	MICROFILM SCANNING 7/7/22...	122-410-6722		360.00
AMAZON CAPITAL SERVICES	06/15/2026	HOOPLA	122-410-6725		205.54
AMAZON CAPITAL SERVICES	06/15/2026	COPIER LEASE	122-410-6727		431.82
				Department 410 - LIBRARY Total:	**1,267.36**
				Fund 122 - LOCAL OPTION TAX 65% Total:	**7,987.34**
Fund: 600 - WATER FUND					
Department: 810 - 810					
WAGEWORKS INC	06/22/2026	DC FS ADMIN FEE INV9072178	600-810-6150		3.95
ALLIANT ENERGY	06/22/2026	ELECTRICITY	600-810-6371		10,311.87
J&R SUPPLY	06/22/2026	GLOVES	600-810-6530		66.00
DELANCEY ELECTRIC CO.	06/22/2026	ELECTRICAL FOR MINI SPLIT	600-810-6553		900.00
BARD CONCRETE	06/22/2026	CONCRETE	600-810-6555		984.62
BLACK HILLS ENERGY	06/22/2026	GAS UTILITY	600-810-6370		163.45
JOHN DEERE FINANCIAL	06/22/2026	TRIMMER HEAD	600-810-6540		39.99
CROWLEY REPAIR	06/22/2026	GENERATOR TIRES	600-810-6474		353.00
WEBER STONE COMPANY	06/22/2026	ROCK	600-810-6782		393.84
CHEM RIGHT LABORATORIES ...	06/22/2026	JUNE BAC TEST	600-810-6470		140.00
KLUESNER CONSTRUCTION	06/22/2026	ASPHALT REPAIR	600-810-6782		3,298.00
MAQUOKETA VALLEY ELECTRI...	06/22/2026	PHONE/INTERNET	600-810-6373		134.90
US POSTMASTER	06/22/2026	JUNE 2026 UTILITY BILLS	600-810-6508		433.63
C.J. COOPER & ASSOCIATES, I...	06/22/2026	ANNUAL DOT QUERIES	600-810-6412		30.00
ANAMOSA STATE PENITENTIA...	06/22/2026	INMATE WAGES	600-810-6489		95.00
TREASURER STATE OF IOWA	06/22/2026	WET TAX	600-810-6491		4,437.40
VISA	06/22/2026	JAKES BOOTS/PRESSURE GUA...	600-810-6553		208.25
				Department 810 - 810 Total:	**21,993.90**
				Fund 600 - WATER FUND Total:	**21,993.90**
Fund: 610 - WASTEWATER FUND					
Department: 815 - 815					
RECREATIONAL MOTOR SPOR...	06/22/2026	MAY SHIPPING	610-815-6431		124.39
MACQUEEN EQUIPMENT	06/22/2026	HYDRAULIC CYLINDER - JETTER	610-815-6504		5,399.61
ROTO ROOTER	06/22/2026	JETTING	610-815-6785		680.35
WAGEWORKS INC	06/22/2026	HC FS ADMIN FEES INV90721...	610-815-6150		3.95
ALLIANT ENERGY	06/22/2026	ELECTRICITY	610-815-6371		10,995.40
J&R SUPPLY	06/22/2026	FIRE REPLACEMENT	610-815-6418		10,368.15
J&R SUPPLY	06/22/2026	GLOVES	610-815-6510		42.00
BLACK HILLS ENERGY	06/22/2026	GAS UTILITY	610-815-6370		112.52

Vendor Name	Post Date	Description (Item)	Account Number	Amount
MENARDS	06/22/2026	LIME	610-815-6540	95.94
TEST INC / QC ANALYTICAL SE...	06/22/2026	MAY TESTING	610-815-6479	1,238.00
MAQUOKETA VALLEY ELECTRI...	06/22/2026	PHONE/INTERNET	610-815-6373	149.85
US POSTMASTER	06/22/2026	JUNE 2026 UTILITY BILLS	610-815-6508	433.63
DUBUQUE METROPOLITAN A...	06/22/2026	DEBRIS DISPOSAL	610-815-6553	181.00
JOHN DEERE FINANCIAL	06/22/2026	WOOD BIT	610-815-6504	6.49
LINN CO-OP OIL CO.	06/22/2026	GAS	610-815-6551	2,072.22
TREASURER STATE OF IOWA	06/22/2026	SALES TAX	610-815-6491	887.89
TREASURER STATE OF IOWA	06/22/2026	SALES TAX	610-815-6493	148.02
VISA	06/22/2026	TESTING VIALS	610-815-6504	111.03
VISA	06/22/2026	FUSES	610-815-6504	112.96
VISA	06/22/2026	FURNANCE FILTER/PAPER PR...	610-815-6540	168.44
			Department 815 - 815 Total:	**33,331.84**
			Fund 610 - WASTEWATER FUND Total:	**33,331.84**
			Grand Total:	**284,360.52**

Report Summary

Fund Summary

Fund	Expense Amount	Payment Amount
001 - GENERAL FUND	44,926.38	36,215.33
015 - FIRE SERVICE	88,178.15	0.00
041 - LIBRARY FUND	4,783.25	3,263.68
043 - PARKS & RECREATION	69,697.69	68,789.93
044 - AQUA COURT	6,202.15	1,953.74
046 - LAWRENCE COMMUNITY CENTER FUND	2,006.76	70.85
110 - ROAD USE TAX	5,253.06	237.59
122 - LOCAL OPTION TAX 65%	7,987.34	1,267.36
600 - WATER FUND	21,993.90	5,079.28
610 - WASTEWATER FUND	33,331.84	1,861.97
Grand Total:	**284,360.52**	**118,739.73**

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
001-000-2200	FIT HOLDING	4,905.94	4,905.94
001-000-2201	SIT HOLDING	2,164.17	2,164.17
001-000-2202	FICA HOLDING	11,280.92	11,280.92
001-000-2203	IPERS HOLDING	11,890.85	11,890.85
001-000-2204	PEDC HOLDING	877.85	877.85
001-000-2206	MEDICARE HOLDING	2,638.32	2,638.32
001-110-6370	UTILITIES, GAS	45.68	0.00
001-110-6371	UTILITIES, ELECTRIC	424.46	0.00
001-110-6373	UTILITIES, TELEPHONE	164.80	0.00
001-110-6446	TRAVEL EXPENSES	28.18	0.00
001-110-6461	NUISANCE ABATEMENT…	870.00	0.00
001-110-6471	MAINTENANCE, EQUIP…	590.01	590.01
001-110-6474	MAINTENANCE, VEHICLE	40.00	0.00
001-110-6490	SOFTWARE MAINT CON…	300.00	0.00
001-110-6508	SUPPLIES, POSTAGE	12.00	12.00
001-110-6530	SUPPLIES, OPERATIONS	350.95	0.00
001-110-6535	SUPPLIES, OFFICE	93.77	85.77
001-110-6553	MISCELLANEOUS EXPEN…	50.00	0.00
001-210-6150	GROUP INSURANCE	3.95	0.00
001-210-6155	SELF FUNDED HEALTH INS	543.78	543.78
001-210-6490	PROFESSIONAL SERVICES	315.00	0.00
001-622-6150	GROUP INSURANCE	3.95	0.00
001-622-6373	UTILITIES, TELEPHONE	224.60	0.00
001-622-6414	PUBLIC NOTICES	260.35	0.00
001-622-6445	TRAINING, REGISTRATION	495.00	495.00
001-622-6480	IT Services/Computer Ma..	5,081.00	0.00
001-622-6530	SUPPLIES, OPERATIONS	730.72	730.72
001-622-6535	SUPPLIES/NONCAP EQUI…	45.48	0.00
001-650-6370	UTILITIES, GAS	174.51	0.00
001-650-6371	UTILITIES, ELECTRIC	320.14	0.00
015-150-6370	UTILITIES, GAS	470.53	0.00
015-150-6371	UTILITIES, ELECTRIC	450.23	0.00
015-150-6373	UTILITIES, TELEPHONE	139.85	0.00
015-150-6470	MAINTENANCE, EQUIP…	84,175.90	0.00
015-150-6475	MAINTENANCE, GROUN…	2,190.00	0.00
015-150-6551	VEHICLE FUEL EXPENSES	751.64	0.00
041-410-6150	GROUP INSURANCE	3.95	0.00
041-410-6371	UTILITIES, ELECTRIC	1,346.40	0.00
041-410-6373	UTILITIES, TELEPHONE	169.22	0.00
041-410-6455	GENERAL CONTRACTS	42.00	42.00
041-410-6475	MAINTENANCE, BLDGS &..	199.09	199.09
041-410-6501	BOOKS AND PERIODOCA…	2,541.45	2,541.45
041-410-6535	SUPPLIES, OFFICE	91.81	91.81

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
041-410-6537	SUPPLIES,CHILDRENS PR…	389.33	389.33
043-430-6371	UTILITIES, ELECTRIC	547.31	0.00
043-430-6475	MAINTENANCE, BLDGS &..	196.39	20.94
043-430-6490	EVENT EXPENSES	242.85	57.85
043-430-6531	SUPPLIES, REC. PROGR…	65.91	65.91
043-430-6535	SUPPLIES, OFFICE	153.23	153.23
043-430-6751	CAPITAL PROJECTS	68,492.00	68,492.00
044-440-6370	UTILITIES, GAS	49.21	0.00
044-440-6371	UTILITIES, ELECTRIC	297.98	0.00
044-440-6373	UTILITIES, TELEPHONE	125.30	0.00
044-440-6491	SALES TAXES PAID	1,500.00	1,500.00
044-440-6493	LOCAL OPTION SALES TA…	249.96	249.96
044-440-6541	CUSTODIAL MAINTENA…	154.85	154.85
044-440-6546	MERCHANDISE FOR RES…	3,824.85	48.93
046-460-6370	UTILITIES, GAS	101.41	0.00
046-460-6371	UTILITIES, ELECTRIC	1,142.15	0.00
046-460-6373	UTILITIES, TELEPHONE	184.90	0.00
046-460-6452	CONTRACT SERVICES	70.00	15.00
046-460-6521	EQUIPMENT, RECREATI…	16.98	16.98
046-460-6541	SUPPLIES, JANITORIAL …	306.87	38.87
046-460-6542	SUPPLIES, MISCELLANE…	184.45	0.00
110-211-6370	UTILITIES, GAS	53.45	0.00
110-211-6371	UTILITIES, ELECTRIC	411.11	0.00
110-211-6373	UTILITIES, TELEPHONE	104.90	0.00
110-211-6412	MEDICAL AND PYSICALS	45.00	0.00
110-211-6470	MAINTENANCE, EQUIP…	481.24	237.59
110-211-6475	MAINTENANCE, BLDGS &..	49.99	0.00
110-211-6543	SUPPLIES, STREET MAIN…	2,637.74	0.00
110-211-6551	VEHICLE FUEL EXPENSES	1,255.66	0.00
110-211-6553	MISCELLANEOUS SUPPLI…	213.97	0.00
122-210-6372	ELECTRIC UTILITIES, ST L…	6,719.98	0.00
122-410-6722	OPERATIONS EQUIPME…	630.00	630.00
122-410-6725	EQUIPMENT	205.54	205.54
122-410-6727	MAINTENANCE EQUIPM…	431.82	431.82
600-810-6150	GROUP INSURANCE	3.95	0.00
600-810-6370	UTILITIES, GAS	163.45	0.00
600-810-6371	UTILITIES, ELECTRIC	10,311.87	0.00
600-810-6373	UTILITIES, TELEPHONE	134.90	0.00
600-810-6412	EMPLOYEE PHYSICALS-…	30.00	0.00
600-810-6470	PROF. SERVICES - TESTI…	140.00	0.00
600-810-6474	MAINTENANCE, VEHICLE	353.00	0.00
600-810-6489	PROFESSIONAL SERVICES	95.00	0.00
600-810-6491	SALES TAXES PAID	4,437.40	4,437.40
600-810-6508	SUPPLIES, POSTAGE	433.63	433.63
600-810-6530	SUPPLIES, OPERATIONS	66.00	0.00
600-810-6540	SUPPLIES, BLDGS. & GR…	39.99	0.00
600-810-6553	MISCELLANEOUS EXPEN…	1,108.25	208.25
600-810-6555	CONSTRUCTION - PROJE…	984.62	0.00
600-810-6782	WATER SYSTEM IMPRO…	3,691.84	0.00
610-815-6150	GROUP INSURANCE	3.95	0.00
610-815-6370	UTILITIES, GAS	112.52	0.00
610-815-6371	UTILITIES, ELECTRIC	10,995.40	0.00
610-815-6373	UTILITIES, TELEPHONE	149.85	0.00
610-815-6418	WASTEWATER TREATM…	10,368.15	0.00
610-815-6431	SHIPPING	124.39	0.00
610-815-6479	PROF. SERVICES - TESTI…	1,238.00	0.00
610-815-6491	SALES TAXES PAID	887.89	887.89
610-815-6493	LOCAL OPTION SALES TA…	148.02	148.02

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
610-815-6504	EQUIPMENT, SMALL	5,630.09	223.99
610-815-6508	SUPPLIES, POSTAGE	433.63	433.63
610-815-6510	SAFETY EQUIPMENT	42.00	0.00
610-815-6540	SUPPLIES, BLDGS. & GR…	264.38	168.44
610-815-6551	FUEL EXPENSE	2,072.22	0.00
610-815-6553	MISCELLANEOUS EXPEN…	181.00	0.00
610-815-6785	WASTEWTR SYSTEM IM…	680.35	0.00
	Grand Total:	**284,360.52**	**118,739.73**

Project Account Summary

Project Account Key		Expense Amount	Payment Amount
None		284,360.52	118,739.73
	Grand Total:	**284,360.52**	**118,739.73**

CITY OF ANAMOSA
APPROVAL FORM FOR LIQUOR AND BEER LICENSE APPLICATIONS

Class _____Beer/Liquor
Sunday: Yes__ No__
New/Renewal/Amended
Circle Appropriate Info.

NAME OF APPLICANT: LeeAnna Boom

TRADE NAME (DBA): Boondocks

STREET ADDRESS: 130 E Main

PHONE (BUSINESS): 319-251-0405 **HOME (OR CELL):** 319-821-0071

The undersigned have by the signatures of the officials noted below, certify that the above mentioned structure conforms to all laws within the jurisdictional limits of enforcement of said officials and may receive approval of this application.

ANAMOSA POLICE DEPARTMENT

The above named applicant(s) is approved by this department to have a beer and/or liquor license at the above location.

Police Chief ________________ Date 6/15/2026

Leave form at City Hall after Fire and Health signatures are complete

ANAMOSA FIRE DEPARTMENT: Fire Inspection Fee -- $35.00, includes two inspections. Each inspection after that will be $25 each. (Make check out to: City of Anamosa)

Fire Chief (or designee) ________________ Date 6/15/2026

Phone: 319-462-4434 for appointment

JONES COUNTY ENVIRONMENTAL HEALTH DEPARTMENT: (If applicable)

The above mentioned structure and business is in compliance with the Jones County Board of Health Regulations.

Lisa Boyer
Jones County Environmental Health Official ________________ Date 6/15/2026

Phone: 319-462-4715 for appointment

PLEASE RETURN FORM TO REENIE AT CITY HALL WHEN COMPLETED

Received at City Hall 6/16/26 **for the** 6/22/2026 **Council Meeting**

Device Retailer License Review

CITY OF ANAMOSA

1507375808

>

Application Information

Legal Ownership Information

Name of sole proprietor, partnership, corporation, LLC, or LLP	AQEL, MOHANNAD
Type of ownership	Limited Liability - Single Member
Primary office address	6921 SURREY DR NE APT HOUSE CEDAR RAPIDS IA 52402-1407
Legal Ownership Phone	773-470-6815
Legal Ownership Email	mak9118@gmail.com

Application Information

Sales Permit Number:	302406621
Location Name	SMOKE SHOP & VAPE ANAMOSA
Location Phone Number	319-462-6777
Location Address	405 E MAIN ST STE A ANAMOSA IA 52205-1866
Location Mailing Address	6921 SURREY DR NE APT HOUSE CEDAR RAPIDS IA 52402-1407
Renewal	Yes

Can I help?

Start Date : 01-Jul-2026

End Date : 30-Jun-2027

License Fee : 1,500.00

Types of Sales : Over the Counter

Type of Establishment : Alternative nicotine/vapor store, Tobacco store

Does this retail location ensure that no person younger than 21 years of age is present or permitted to enter at any time? : Yes

Ownership Details

Owner	Position	Single Line Address
AQEL, MOHANNAD	woner	6921 SURREY DR NE 6921 SUF

To be eligible to apply for a device retailer permit, your business must have a valid retail tobacco permit and a sales and use tax permit for this location. The annual permit fee is $1,500. The annual permit fee is not prorated, and there is no proration for new permit applications that are effective for less than the 12-month permit year. All permits expire on June 30 each year. **The Department cannot refund your $1,500 annual permit fee, and the fee is non-refundable if your application is denied for any reason.**

It is recommended that you contact the local jurisdiction (city or county) where the retail establishment is located to confirm any additional local requirements.

☑ I acknowledge that I have read and understand these requirements and am responsible for complying with all state and local regulations.

Decision

Select the decision of whether you approve or deny this permit application.

Iowa Department of Revenue will be issuing a permit number if this application is approved. However, the local authority has the option to also issue a permit number. If the local authority decides to issue a local permit number, it can be entered in the "Local Permit Number" field. Otherwise, only the state-issued permit number will appear on the permit Can I help?

Does this retailer hold a valid retail tobacco permit at this location? *

Yes	No

Select a Decision *

Approve	Deny

Cancel **Save Draft** < **Previous** **Next** >

Your online session will timeout after 30 minutes of inactivity. All unsaved information will be lost.

‹ CITY OF ANAMOSA

Retail Tobacco License Review

CITY OF ANAMOSA
1507375808

›

Application Information

Legal Ownership Information

Name of sole proprietor, partnership, corporation, LLC, or LLP	: MBAK LLC
Type of ownership	: Limited Liability - Single Member
Primary office address	: 6921 SURREY DR NE APT HOUSE CEDAR RAPIDS IA 52402-1407
Legal Ownership Phone	: 773-470-6815
Legal Ownership Email	: mak9118@gmail.com

Application Information

City/County Permit Number	: 2026-04
Sales and Use Permit Number	: 302406621
Location Name	: SMOKE SHOP & VAPE ANAMOSA
Location Phone Number	: 319-462-6777
Location Address	: 405 E MAIN ST STE A ANAMOSA IA 52205-1866
Location Mailing Address	: 6921 SURREY DR NE APT HOUSE CEDAR RA IA 52402-1407

Can I help?

Renewal	: Yes
Start Date	: 01-Jul-2026
End Date	: 30-Jun-2027
License Fee	: 75.00
Types of Sales	: Over the Counter
Type of Establishment	: Alternative nicotine/vapor store, Tobacco store
Types of Products Sold	: Cigarettes, Tobacco, Vapor Products, Alternative Nicotine Products
Do you intend to make retail sales to ultimate consumers?	: Yes
Do you have other permits issued under Iowa Code chapter 453A at this retail location? If yes, provide permit number(s) in the next step:	: No

Ownership Details

Owner	Position	Single Line Address
AQEL, MOHANNAD	woner	6921 SURREY DR NE 6921 SUF

Suppliers List

A list of suppliers for cigarettes, tobacco, alternative nicotine, and vapor products must be included with all retail tobacco permit applications. Applicants may submit this information in text form or as a PDF upload. Local authorities may review this information during the application review process.

tristate distro, American distro, core mark company and e planet wholesale

Decision

Select the decision of whether you approve or deny this permit application.

Iowa Department of Revenue will be issuing a permit number if this application is approved. Need help?

However, the local authority has the option to also issue a permit number. If the local authority decides to issue a local permit number, it can be entered in the "Local Permit Number" field. Otherwise, only the state-issued permit number will appear on the permit.

Select a Decision *

Approve	Deny

Cancel < **Previous** Next >

Your online session will timeout after 30 minutes of inactivity. All unsaved information will be lost.

CITY OF ANAMOSA
NOISE / STREET CLOSURE PERMIT APPLICATION

Date: 6/9/26

☐ NOISE PERMIT
☑ STREET CLOSURE PERMIT

Applicants Name: Rotary

Applicant's Address: 10331 170th Av Don Hardersen

Applicant's Phone: 319-480-0802

Event Location/Address: Carlson B.B. Field

Detailed Description of Event: July 3rd Fireworks

Date of Event: July 3rd Rain date July 4th Time Period of Event: Dusk

TYPE OF NOISE VARIANCE REQUESTED:

☑ MUSICAL INSTRUMENT ☑ SOUND EQUIPMENT

STREET CLOSURE INFORMATION (If Applicable)

Street(s) to be affected: Walworth

Starting at intersection(s) of: by Restroom to Softball field

End at intersection(s) of: ____________

Please attach a detailed map/drawing of area.

Barricades Needed?: Y/N How many: 2 Type: ____________

*****Barricades are to be picked up at the City Shop area by 12:00 p.m. Noon on Friday prior to weekend event. Barricades are to be returned to the City Shop area by 12:00 p.m. Noon on the Monday following a weekend event.*****

COPY OF ORDINANCE GIVEN TO APPLICANT? ____

COUNCIL APPROVED ON: ____________ AMOUNT OF FEE PAID: ____________

DISTRIBUTE COPIES TO: ____* APPLICANT ✓* POLICE DEPT.
____* PUBLIC SERVICES ✓* FIRE DEPT.

emailed 6/9/2026

8710 Earhart Lane SW
Cedar Rapids, IA 52404
Main 319.841.4000 + **Fax** 713.965.0044

HRGREEN.COM

To: Jeremiah Hoyt, City of Anamosa

From: HR Green

Subject: Anamosa Project Status

Date: June 22, 2026

1. **3rd Street Sidewalk Extension**
   - Public Meeting 02 held on 5/14/26.
   - City to pursue temporary and permanent easement acquisitions and complete prior to DOT final plan submittal can be made.

2. **Sidewalk Program**
   - HR Green continues to refine proposed ordinance language, costs, schedule and data for the establishment of an Annual Sidewalk Program and further discussion with City Council.

3. **Water Treatment Plant Aerator Replacement**
   - Woodruff has mobilized the week of 6/22 to begin construction.
   - Construction to be completed in June-July for Final Completion by 7/31.

4. **Sewer in Alley between Ford and N Huber**
   - Punch list items are completed, and project is ready to be closed out after pay applications are approved and retainage is released.
   - HRG is coordinating with the contractor on sidewalk ponding issue noted by City staff.

5. **City GIS**
   - GIS Administration - Ongoing
   - New Experience Builder applications being built to align with depreciation of the Web App Builder. All existing apps will be converted to the new application design. – In Review with QC

6. **Sanitary Sewer Rehab Near Elm St. & Hickory St.**
   - Work is anticipated to resume upon approval of the change order on tonight's agenda. Storm sewer work should start immediately, and Elm St. opened to traffic shortly thereafter. Sanitary sewer work to be performed in July. Final completion date is pushed back to August 31, 2026.

7. **City of Anamosa Master Services Agreement**
   - May project status report & attendance at the May 26 City Council Meeting.
   - Review of Kouba 2nd Addition Final Plat and Construction Plans.
   - Review of Sundstop Convenience Store Revised Site Plan and Traffic Impact Study.
   - Hamilton & 2nd Street Reconstruction Agreement.
   - Northlands Subdivision construction materials review and inspection coordination with Boomerang and City staff - ongoing.

DEVELOPMENT AGREEMENT

This Agreement is entered into between the City of Anamosa, Iowa (the "City") and Forge, Inc. (the "Developer") as of the 22nd day of June, 2026 (the "Commencement Date").

WHEREAS, the City has established the 2026 Northland Second Addition Housing Urban Renewal Area (the "Urban Renewal Area") and has adopted a tax increment ordinance for the Urban Renewal Area; and

WHEREAS, the Developer owns certain real property in the Urban Renewal Area, the legal description of which is set out in Exhibit A hereto (the "Property"); and

WHEREAS, the Developer has undertaken the development of a residential subdivision (the "Housing Project") on the Property and the construction of certain public infrastructure improvements in connection therewith (the "Infrastructure Project"); and

WHEREAS, the Developer has requested that the City provide financial assistance in the form of incremental property tax payments to be used by the Developer in paying the costs of constructing the Infrastructure Project; and

WHEREAS, the Iowa Urban Renewal law requires that any project related to housing which receives tax increment financing assistance must also generate funds to be used to provide assistance related to housing for low and moderate income families; and

WHEREAS, Chapter 15A of the Code of Iowa authorizes cities to provide grants, loans, guarantees, tax incentives and other financial assistance to or for the benefit of private persons;

NOW THEREFORE, the parties hereto agree as follows:

A. Developer's Covenants:

1. Housing Project Construction and Subdivision. The Developer agrees to construct the Housing Project on the Property in accordance with the preliminary plat approved by the City Council on August 7th, 2023 and set forth on Exhibit B hereto. Prior to beginning construction of the Housing Project, the Developer will subdivide the Property in accordance with applicable ordinances and regulations.

2. Infrastructure Project Construction and Costs. The Developer agrees to cause the construction of the Infrastructure Project in accordance with the timeline and specifications set forth on Exhibit C hereto. Prior to constructing the Infrastructure Project, the Developer will submit copies of all engineering documents related to the proposed Infrastructure Project to the City. The City may request reasonable changes in such documents, to ensure compliance with any applicable ordinances or regulations.

The City shall retain all rights to inspect the Infrastructure Project for quality of work and full compliance with City Code. Nothing in this subsection shall be interpreted as limiting the

City's rights to not accept the work if the Infrastructure Project is not completed to the satisfaction of the City.

Upon completion of the Infrastructure Project, provided that (i) such improvements are of the type ordinarily dedicated to the City in connection with housing development projects; (ii) the City confirms to the Developer in writing that such completed improvements meet City requirements; and (iii) the City accepts such Infrastructure Project in accordance with State law, the Developer will provide the City with either a deed or permanent easement to the improvements and related right-of-way comprising the Infrastructure Project, which shall thereafter be maintained by the City.

3. Infrastructure Project Costs Documentation. Upon completion of the Infrastructure Project, the Developer agrees to provide documentation (the "Costs Documentation") detailing the costs (the "Infrastructure Costs") incurred in the completion thereof. Such Infrastructure Costs may include all infrastructure-related land acquisition costs, cost of designing and constructing the Infrastructure Project, landscaping and grading all land for the Infrastructure Project, interest expense and other costs of financing the Infrastructure Project, and other reasonably related costs of carrying out the Infrastructure Project, including legal fees as provided for in this Agreement. The Infrastructure Costs shall not include such costs as are incurred in the completion of the Housing Project.

The Costs Documentation will be accompanied by invoices, and such other documentation as is reasonably requested by the City, confirming that the Infrastructure Costs detailed in such Costs Documentation were in fact incurred in the installation of the Infrastructure Project and that such costs are of an amount reasonably to have been expected with respect to such installation. The Developer will include a cover page in the form attached hereto as Exhibit D with its submittal of the Costs Documentation.

4. Property Tax Payment Certification. The Developer agrees to certify to the City by no later than October 15 of each year during the Term, commencing in 2027, an amount (the "Developer's Estimate") equal to 100% of the estimated Incremental Property Tax Revenues (as hereinafter defined) anticipated to be paid in the fiscal year immediately following such certification with respect to the taxable valuation of the Property. In submitting each Developer's Estimate, the Developer will complete and submit the worksheet attached hereto as Exhibit E. The City reserves the right to review and request revisions to each such Developer's Estimate to ensure the accuracy of the figures submitted.

For purposes of this Agreement, Incremental Property Tax Revenues are calculated by: (1) determining the consolidated property tax levy (city, county, school, etc.) then in effect with respect to taxation of the Property; (2) subtracting (a) the debt service levies of all taxing jurisdictions, (b) the school district instructional support and physical plant and equipment levies, and (c) any other levies which may be exempted from such calculation by action of the Iowa General Assembly; (3) multiplying the resulting modified consolidated levy rate times any incremental growth in the taxable valuation of the Property, as shown on the property tax rolls of Jones County, above and beyond the Base Valuation (as hereinafter defined); and (4) deducting any property tax credits which shall be available with respect to taxable incremental valuation of the Property.

The “Base Valuation” of the Property for purposes of calculating Incremental Property Tax Revenues under Section 403.19 of the Code of Iowa and this Agreement shall mean the taxable valuation of the Property as of January 1, 2026.

Upon request, the City staff shall provide reasonable assistance to the Developer in completing the worksheet(s) required under this Section A.4.

5. Events of Default.

a. Events of Default. The following shall be “Events of Default” under this Agreement, and the term “Event of Default” shall mean, whenever it is used in this Agreement (unless otherwise provided), any one or more of the following events:

(i) Failure by the Developer to complete construction of the Housing Project pursuant to the terms and conditions of this Agreement.

(ii) Failure by the Developer to complete construction of the Infrastructure Project pursuant to the terms and conditions of this Agreement.

(iii) Failure by the Developer to comply with Sections A.3 and A.4 of this Agreement.

(iv) Failure by the Developer to observe or perform any other material covenant on its part, to be observed or performed hereunder.

b. Notice and Remedies. Whenever any Event of Default described in this Agreement occurs, the City shall provide written notice to the Developer describing the cause of the default and the steps that must be taken by the Developer in order to cure the default. The Developer shall have thirty (30) days after receipt of the notice to cure the default or to provide assurances satisfactory to City that the default will be cured as soon as reasonably possible. If the Developer fails to cure the default or provide assurances, City shall then have the right to:

(i) Pursue any action available to it, at law or in equity, in order to enforce the terms of this Agreement.

(ii) Withhold the Payments under Section B.2 of this Agreement, such right being additional to the right of annual appropriation as set forth in Section B.3 below.

(iii) Terminate this Agreement.

6. Legal and Administrative Costs. The Developer hereby acknowledges that the City will cover the initial payment of legal fees and administrative costs (the “Actual Admin Costs”) incurred by the City in connection with the drafting, negotiation and authorization of this Agreement, including the necessary amendment to the Urban Renewal Plan for the Urban Renewal Area. Furthermore, the Developer agrees that the City shall withhold an amount (the “Admin Withholding Amount”) equal to the lesser of (1) $15,000 or (2) the Actual Admin Costs from the Incremental Property Tax Revenues before making any Payments to the Developer, as provided for under Section B.2 below, in order to recover some or all of the Actual Admin Costs.

B. <u>City's Covenants:</u>

1. <u>Review of Costs Documentation.</u> The City staff will review the Cost Documentation upon receipt from the Developer. If the City determines that the costs set forth in the Costs Documentation are costs reasonably incurred in the construction of the Infrastructure Project, then the City shall record a summary of the date, amount and nature of the costs (the "Accepted Infrastructure Costs") on the Summary of Accepted Public Infrastructure Costs attached hereto as Exhibit F, and such summary shall be the official record of the Accepted Infrastructure Costs for purposes of tallying the Maximum Payment Total, as defined in Section B.2 of this Agreement.

If the City determines the Infrastructure Costs set forth in the Costs Documentation are <u>not</u> costs reasonably incurred in the construction of the Infrastructure Project, the City shall notify the Developer of such determination within fifteen (15) days of such determination in order to allow an opportunity for the Developer to cure the noted deficiencies.

2. <u>Payments.</u> In recognition of the Developer's obligations set out above, the City agrees to make sixteen (16) annual economic development tax increment payments (the "Payments" and, individually, each a "Payment") to the Developer during the Term pursuant to Chapters 15A and 403 of the Code of Iowa, provided however that the aggregate, total amount of the Payments (the "Maximum Payment Total") shall not exceed the lesser of (i) the Accepted Infrastructure Costs, or (ii) $1,200,000. All Payments under this Agreement shall be subject to annual appropriation by the City Council, as provided hereunder.

The Payments shall not constitute general obligations of the City, but shall be made solely and only from Incremental Property Tax Revenues received by the City from the Jones County Treasurer attributable to the taxable valuation of the Property.

Prior to funding any Payments under this Agreement, the City will first withhold from the Incremental Property Tax Revenues an amount equal to the Admin Withholding Amount. Once an amount equal to the Admin Withholding Amount has been withheld by the City, the Payments shall be made as hereinafter set forth.

Each Payment shall be in an amount which represents the Incremental Property Tax Revenues received by the City with respect to the incremental valuation of the Property resulting from the Housing Project during the twelve (12) months immediately preceding such payment date.

This Agreement assumes that a portion of the taxable valuation of the Housing Project will go on the property tax rolls as of January 1, 2027. Accordingly, Payments will be made on June 1 of each fiscal year, beginning June 1, 2029, and continuing through and including June 1, 2044, or until such earlier date upon which total Payments equal to the Maximum Payment Total have been made.

3. <u>Annual Appropriation.</u> The Payments shall be subject to annual appropriation by the City Council. Prior to December 1 of each year during the Term (as hereinafter defined), beginning in the 2027 calendar year, the City Council of the City shall consider the question of obligating for appropriation to the funding of the Payment due in the following fiscal year, an amount (the "Appropriated Amount") of Incremental Property Tax Revenues to be collected in the following fiscal year equal to or less than the Projected Payment Amount reflected in the most recently submitted Developer's Estimate.

In any given fiscal year, if the City Council determines to not obligate the then-considered Appropriated Amount, then the City will be under no obligation to fund the Payment scheduled to become due in the following fiscal year, and the Developer will have no rights whatsoever to compel the City to make such Payment, to seek damages relative thereto or to compel the funding of such Payment in future fiscal years. A determination by the City Council to not obligate funds for any particular fiscal year's Payment shall not render this Agreement null and void, and the Developer shall make the next succeeding submission of the Developer's Estimate as called for in Section A.4 above, provided however that no Payment shall be made under this Agreement after June 1, 2044.

4. <u>Payment Amounts.</u> The aggregate Payments to be made in a fiscal year shall not exceed an amount equal to the corresponding Appropriated Amount (for example, for the Payment on June 1, 2029, the aggregate maximum amount of such Payment would be determined by the Appropriated Amount determined for certification by December 1, 2027). Furthermore, the amount of each such Payment shall not exceed the amount of Incremental Property Tax Revenues (excluding allocations of "back-fill" or "make-up" payments from the State of Iowa for property tax credits or roll-back) actually received by the City from the Jones County Treasurer attributable to the taxable incremental valuation of the Property in the twelve (12) months immediately preceding such Payment due date.

5. <u>Certification of Payment Obligation.</u> In any given fiscal year, if the City Council determines to obligate the then-considered Appropriated Amount, as set forth in Section B.3 above, then the City Clerk will certify by December 1 of each such year to the Jones County Auditor (for purposes of Section 403.19 of the Code of Iowa) an amount equal to the most recently obligated Appropriated Amount for the funding of the Payment.

C. <u>Administrative Provisions:</u>

1. <u>Assignment.</u> Neither party shall have the right to cause the Agreement to be amended, assigned, assumed, sold or otherwise transferred without the prior written consent of the other party. However, the City hereby gives its permission that the Developer's rights to receive the economic development tax increment payments hereunder may be assigned by the Developer to a private lender, as security on a credit facility taken in connection with the Housing Project and/or the Infrastructure Project, without further action on the part of the City. This Agreement is personal to the Developer and shall not run with the Property.

2. <u>Successors.</u> This Agreement shall inure to the benefit of and be binding upon the successors and assigns of the parties.

3. <u>Term.</u> The term (the "Term") of this Agreement shall commence on the Commencement Date and end on the date on which the last Payment is made by the City to the Developer under Section B.2 above.

4. **<u>Choice of Law.</u>** This Agreement shall be deemed to be a contract made under the laws of the State of Iowa and for all purposes shall be governed by and construed in accordance with laws of the State of Iowa.

The City and the Developer have caused this Agreement to be signed in their names and on their behalf by their duly authorized officers, all as of the day and date written above.

CITY OF ANAMOSA, IOWA

By: ________________________________
Mayor

Attest:

____
City Clerk

FORGE, INC.

By: ________________________________

Its: ________________________________

EXHIBIT A
LEGAL DESCRIPTION OF HOUSING PROPERTY

THAT PORTION OF PLAT OF SURVEY PARCEL 2010-100, AS FILED IN PLAT BOOK T AT PAGE 196 IN THE OFFICE OF THE JONES COUNTY, IOWA RECORDER AND LYING IN THE NORTHEAST QUARTER OF THE NORTHEAST FRACTIONAL QUARTER (NE ¼ NE FRL ¼) AND THE NORTHWEST QUARTER OF THE NORTHEAST FRACTIONAL QUARTER (NW ¼ NE FRL ¼) OF SECTION TWO (2), TOWNSHIP EIGHTY-FOUR (84) NORTH, RANGE FOUR (4) WEST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF ANAMOSA, JONES COUNTY, IOWA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 2;

THENCE SOUTH 89°55’49” EAST ON THE NORTH LINE OF SAID NW ¼ NE FRL ¼ AND THE NORTH LINE OF SAID NE ¼ NE FRL 1/4 , A DISTANCE OF 1435.14 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUINTG SOUTH 89°55’49” EAST ON THE NORTH LINE OF SAID NE ¼ NE FRL ¼, A DISTANCE OF 730.12 FEET TO THE MOST NORTHERLY CORNER OF THE NORTHLANDS FIRST ADDITION;

THENCE SOUTH 0°00’00” EAST ON THE WEST LINE OF SAID FIRST ADDITION, 525.39 FEET TO THE SOUTHWEST CORNER OF SAID FIRST ADDITION AND THE WESTERLY RIGHT OF WAY LINE OF OLD DUBUQUE ROAD;

(THE FOLLOWING FIVE COURSES ARE ON SAID WESTERLY RIGHT OF WAY LINE)

THEN SOUTH 87°25’50” WEST, 58.48 FEET;

THEN SOUTH 3°12’11” WEST, 74.47 FEET;

THENCE SOUTH 82°45’53” EAST, 52.59 FEET;

THENCE SOUTH 43°41’56” EAST, 53.43 FEET;

THENCE SOUTH 1°16’23” WEST, 194.44 FEET;

THENCE NORTH 88°43’24” WEST, 151.99 FEET TO THE NORTHEAST CORNER OF PARCEL 2010-94 AS FILED IN PLAT BOOK T AT PAGE 185 IN SAID RECORDER’S OFFICE;

THENCE NORTH 81°58’33” WEST ON THE NORTH LINE OF SAID PARCEL 2010-94, A DISTANCE OF 815.37 FEET;

THENCE NORTH 1°44’10” EAST, 203.12 FEET;

THENCE SOUTH 88°15’50” EAST, 18.16 FEET TO THE BEGINNING OF A 1030.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY AND HAVING A LONG CHORD OF 102.31 FEET BEARING SOUTH 85°25’02” EAST;

THENCE EASTERLY ON THE ARC OF SAID CURVE, 102.36 FEET;

THENCE NORTH 7°59’55” EAST, 195.62 FEET;

THENCE NORTH 9°00’20” EAST, 341.89 FEET TO THE POINT OF BEGINNING.

DESCRIBED PARCEL CONTAINS 14.99 ACRES.

EXHIBIT B
PRELIMINARY PLAT FOR HOUSING PROJECT

EXHIBIT C
TIMELINE AND SPECIFICATIONS OF INFRASTRUCTURE PROJECT

EXHIBIT D
FORM OF COVER PAGE FOR INFRASTRUCTURE PROJECT COSTS DOCUMENTATION

Date submitted: ____________________________

Submitted by: ______________________________

Contact information: ________________________

Index of Invoices/Statements Attached to substantive request:

____
____
____
____
____
____
____
____
____
____
____
____
____

I, the undersigned hereby certify that the costs shown on the documents referred to in the index above are legitimate costs reasonably incurred in the undertaking of the Infrastructure Project.

FORGE, INC.

By:________________________________

Title: ______________________________

Reviewed and accepted by the City of Anamosa, Iowa this ____ day of ____________, 20__.

By:________________________________
City Administrator

EXHIBIT E
DEVELOPER'S ESTIMATE WORKSHEET

(1) Date of Preparation: October _____, 20____.

(2) Assessed Taxable Valuation of Property as of January 1, 20_____:

$_____________________.

(3) Base Valuation of Property (January 1, 2026):

$___________.

(4) Incremental Taxable Valuation of Property (2 minus 3):

$_____________________ (the "TIF Value").

(5) Current City fiscal year consolidated property tax levy rate for purposes of calculating Incremental Property Tax Revenues (the "Adjusted Levy Rate"):

$_____________________ per thousand of value.

(6) The TIF Value (4) factored by the Adjusted Levy Rate (5):

$_________x $__________/1000 = $__________ (the "TIF Estimate").

(7) Subtract anticipated property tax credits from the TIF Estimate (6 minus 7) = $_________ (the "Developer's Estimate").

EXHIBIT F
SUMMARY OF ACCEPTED INFRASTRUCTURE COSTS

Date of Cost	Amount of Cost	Nature of Cost	Date Accepted by City

RESOLUTION 2026-35

Resolution Approving Development Agreement with Forge, Inc., Authorizing Annual Appropriation Tax Increment Incentives and Pledging Certain Tax Increment Revenues to the Payment of the Agreement

WHEREAS, the City of Anamosa, Iowa (the "City"), pursuant to and in strict compliance with all laws applicable to the City, and in particular the provisions of Chapter 403 of the Code of Iowa, has adopted an Urban Renewal Plan for the 2026 Northland Second Addition Housing Urban Renewal Area (the "Urban Renewal Area"); and

WHEREAS, this City Council will adopt an ordinance providing for the division of taxes levied on taxable property in the Urban Renewal Area pursuant to Section 403.19 of the Code of Iowa and establishing the fund referred to in Subsection 2 of Section 403.19 of the Code of Iowa (the "Urban Renewal Tax Revenue Fund"), which fund and the portion of taxes referred to in that subsection may be irrevocably pledged by the City for the payment of the principal of and interest on indebtedness incurred under the authority of Section 403.9 of the Code of Iowa to finance or refinance in whole or in part projects in the Urban Renewal Area; and

WHEREAS, the City has proposed to enter into a certain development agreement (the "Agreement") with Forge, Inc. (the "Developer") in connection with the construction by the Developer of public infrastructure necessary to support the development of new housing in the Urban Renewal Area (the "Project"); and

WHEREAS, under the Agreement, the City will agree to provide certain financial incentives to the Developer in the form of annual appropriation incremental property tax payments (the "Payments") in an amount not to exceed $1,200,000; and

WHEREAS, this City Council, pursuant to Section 403.9 of the Code of Iowa, has published notice, has held a public hearing on the Agreement on June 22, 2026, and has otherwise complied with statutory requirements for the approval of the Agreement, and it is now necessary to make provision for the approval of the Agreement; and

WHEREAS, Chapter 15A of the Code of Iowa ("Chapter 15A") declares that economic development is a public purpose for which a City may provide grants, loans, tax incentives, guarantees and other financial assistance to or for the benefit of private persons; and

WHEREAS, Chapter 15A requires that before public funds are used for grants, loans, tax incentives or other financial assistance, a City Council must determine that a public purpose will reasonably be accomplished by the spending or use of those funds; and

WHEREAS, Chapter 15A requires that in determining whether funds should be spent, a City Council must consider any or all of a series of factors;

NOW, THEREFORE, It Is Resolved by the City Council of the City of Anamosa, Iowa, as follows:

Section 1. Pursuant to the factors listed in Chapter 15A, the City Council hereby finds that:

(a) The Project will add diversity and generate new housing opportunities for the Anamosa and Iowa economies; and

(b) The Project will generate public gains and benefits, particularly in the creation and retention of jobs, income and new housing opportunities, which are warranted in comparison to the amount of the proposed Payments and

Section 2. The City Council further finds that a public purpose will reasonably be accomplished by entering into the Agreement and providing the Payments to the Developer as provided for therein.

Section 3. The Agreement is hereby approved, and the Mayor and City Clerk are hereby authorized and directed to execute and deliver the Agreement on behalf of the City, in substantially the form and content in which the Agreement has been presented to this City Council. The City Administrator and the Mayor are also authorized to make such changes, modifications, additions or deletions as they, with the advice of bond counsel, may believe to be necessary, and to take such actions as may be necessary to carry out the provisions of the Agreement.

Section 4. The Payments by the City under the Agreement shall be subject to annual appropriation by the City Council, in the manner set out in the Agreement. As provided and required by Chapter 403 of the Code of Iowa, the City's obligations under the Agreement shall be payable solely from a subfund (the "Forge, Inc. Subfund-Northland"), into which shall be paid that portion of the income and proceeds of the Urban Renewal Tax Revenue Fund attributable to property taxes derived from the property as described as follows:

THAT PORTION OF PLAT OF SURVEY PARCEL 2010-100, AS FILED IN PLAT BOOK T AT PAGE 196 IN THE OFFICE OF THE JONES COUNTY, IOWA RECORDER AND LYING IN THE NORTHEAST QUARTER OF THE NORTHEAST FRACTIONAL QUARTER (NE ¼ NE FRL ¼) AND THE NORTHWEST QUARTER OF THE NORTHEAST FRACTIONAL QUARTER (NW ¼ NE FRL ¼) OF SECTION TWO (2), TOWNSHIP EIGHTY-FOUR (84) NORTH, RANGE FOUR (4) WEST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF ANAMOSA, JONES COUNTY, IOWA, DESCRIBED AS FOLLOWS:

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THENCE SOUTH 89°55'49" EAST ON THE NORTH LINE OF SAID NW ¼ NE FRL ¼ AND THE NORTH LINE OF SAID NE ¼ NE FRL 1/4 , A DISTANCE OF 1435.14 FEET TO THE POINT OF BEGINNING;

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THENCE SOUTH 0°00’00” EAST ON THE WEST LINE OF SAID FIRST ADDITION, 525.39 FEET TO THE SOUTHWEST CORNER OF SAID FIRST ADDITION AND THE WESTERLY RIGHT OF WAY LINE OF OLD DUBUQUE ROAD;

(THE FOLLOWING FIVE COURSES ARE ON SAID WESTERLY RIGHT OF WAY LINE)

THEN SOUTH 87°25’50” WEST, 58.48 FEET;

THEN SOUTH 3°12’11” WEST, 74.47 FEET;

THENCE SOUTH 82°45’53” EAST, 52.59 FEET;

THENCE SOUTH 43°41’56” EAST, 53.43 FEET;

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THENCE NORTH 9°00’20” EAST, 341.89 FEET TO THE POINT OF BEGINNING.

DESCRIBED PARCEL CONTAINS 14.99 ACRES.

Section 5. The City hereby pledges to the Payments the Forge, Inc. Subfund-Northland and the taxes referred to in Subsection 2 of Section 403.19 of the Code of Iowa to be paid into such Subfund, provided, however, that no Payment will be made under the Agreement unless and until monies from the Forge, Inc. Subfund-Northland are appropriated for such purpose by the City Council.

Section 6. After its adoption, a copy of this resolution shall be filed in the office of the county auditor of Jones County to evidence the continuing pledging of the Forge, Inc. Subfund-Northland and the portion of taxes to be paid into such Subfund and, pursuant to the direction of

Section 403.19 of the Code of Iowa, the county auditor shall allocate the taxes in accordance therewith and in accordance with the tax allocation ordinance referred to in the preamble hereof.

Section 7. All resolutions or parts thereof in conflict herewith are hereby repealed.

Passed and approved June 22, 2026.

____
Mayor

Attest:

____
City Clerk

• • • • •

On motion and vote the meeting adjourned.

____
Mayor

Attest:

____
City Clerk

STATE OF IOWA
JONES COUNTY SS:
CITY OF ANAMOSA

I, the undersigned, City Clerk of the City of Anamosa, Iowa hereby certify that the foregoing is a true and correct copy of the minutes of the City Council of the City relating to holding a public hearing and adopting a resolution to approve a Development Agreement.

WITNESS MY HAND this _____ day of _______________________, 2026.

____
City Clerk

STATE OF IOWA

SS:

JONES COUNTY

I, the undersigned, County Auditor of Jones County, in the State of Iowa, do hereby certify that on the _____ day of _______________________, 2026, the City Clerk of the City of Anamosa, Iowa filed in my office a certified copy of a resolution of the City shown to have been adopted by the City Council and approved by the Mayor thereof on June 22, 2026, entitled: "Resolution Approving Development Agreement with Forge, Inc., Authorizing Annual Appropriation Tax Increment Incentives and Pledging Certain Tax Increment Revenues to the Payment of the Agreement," and that I have duly placed the copy of the resolution on file in my records.

WITNESS MY HAND this _____ day of _______________________, 2026.

____
County Auditor

DEVELOPMENT AGREEMENT

This Agreement is entered into between the City of Anamosa, Iowa (the "City") and Forge, Inc. (the "Developer") as of the 22nd day of June, 2026 (the "Commencement Date").

WHEREAS, the City has established the 2026 Kouba Second Addition Housing Urban Renewal Area (the "Urban Renewal Area") and has adopted a tax increment ordinance for the Urban Renewal Area; and

WHEREAS, the Developer owns certain real property in the Urban Renewal Area, the legal description of which is set out in Exhibit A hereto (the "Property"); and

WHEREAS, the Developer has undertaken the development of a residential subdivision (the "Housing Project") on the Property and the construction of certain public infrastructure improvements in connection therewith (the "Infrastructure Project"); and

WHEREAS, the Developer has requested that the City provide financial assistance in the form of incremental property tax payments to be used by the Developer in paying the costs of constructing the Infrastructure Project; and

WHEREAS, the Iowa Urban Renewal law requires that any project related to housing which receives tax increment financing assistance must also generate funds to be used to provide assistance related to housing for low and moderate income families; and

WHEREAS, Chapter 15A of the Code of Iowa authorizes cities to provide grants, loans, guarantees, tax incentives and other financial assistance to or for the benefit of private persons;

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1. Housing Project Construction and Subdivision. The Developer agrees to construct the Housing Project on the Property in accordance with the preliminary plat approved by the City Council on July 28, 2024 and set forth on Exhibit B hereto. Prior to beginning construction of the Housing Project, the Developer will subdivide the Property in accordance with applicable ordinances and regulations.

2. Infrastructure Project Construction and Costs. The Developer agrees to cause the construction of the Infrastructure Project in accordance with the timeline and specifications set forth on Exhibit C hereto. Prior to constructing the Infrastructure Project, the Developer will submit copies of all engineering documents related to the proposed Infrastructure Project to the City. The City may request reasonable changes in such documents, to ensure compliance with any applicable ordinances or regulations.

The City shall retain all rights to inspect the Infrastructure Project for quality of work and full compliance with City Code. Nothing in this subsection shall be interpreted as limiting the

City's rights to not accept the work if the Infrastructure Project is not completed to the satisfaction of the City.

Upon completion of the Infrastructure Project, provided that (i) such improvements are of the type ordinarily dedicated to the City in connection with housing development projects; (ii) the City confirms to the Developer in writing that such completed improvements meet City requirements; and (iii) the City accepts such Infrastructure Project in accordance with State law, the Developer will provide the City with either a deed or permanent easement to the improvements and related right-of-way comprising the Infrastructure Project, which shall thereafter be maintained by the City.

3. Infrastructure Project Costs Documentation. Upon completion of the Infrastructure Project, the Developer agrees to provide documentation (the "Costs Documentation") detailing the costs (the "Infrastructure Costs") incurred in the completion thereof. Such Infrastructure Costs may include all infrastructure-related land acquisition costs, cost of designing and constructing the Infrastructure Project, landscaping and grading all land for the Infrastructure Project, interest expense and other costs of financing the Infrastructure Project, and other reasonably related costs of carrying out the Infrastructure Project, including legal fees as provided for in this Agreement. The Infrastructure Costs shall not include such costs as are incurred in the completion of the Housing Project.

The Costs Documentation will be accompanied by invoices, and such other documentation as is reasonably requested by the City, confirming that the Infrastructure Costs detailed in such Costs Documentation were in fact incurred in the installation of the Infrastructure Project and that such costs are of an amount reasonably to have been expected with respect to such installation. The Developer will include a cover page in the form attached hereto as Exhibit D with its submittal of the Costs Documentation.

4. Property Tax Payment Certification. The Developer agrees to certify to the City by no later than October 15 of each year during the Term, commencing in 2027, an amount (the "Developer's Estimate") equal to 100% of the estimated Incremental Property Tax Revenues (as hereinafter defined) anticipated to be paid in the fiscal year immediately following such certification with respect to the taxable valuation of the Property. In submitting each Developer's Estimate, the Developer will complete and submit the worksheet attached hereto as Exhibit E. The City reserves the right to review and request revisions to each such Developer's Estimate to ensure the accuracy of the figures submitted.

For purposes of this Agreement, Incremental Property Tax Revenues are calculated by: (1) determining the consolidated property tax levy (city, county, school, etc.) then in effect with respect to taxation of the Property; (2) subtracting (a) the debt service levies of all taxing jurisdictions, (b) the school district instructional support and physical plant and equipment levies, and (c) any other levies which may be exempted from such calculation by action of the Iowa General Assembly; (3) multiplying the resulting modified consolidated levy rate times any incremental growth in the taxable valuation of the Property, as shown on the property tax rolls of Jones County, above and beyond the Base Valuation (as hereinafter defined); and (4) deducting any property tax credits which shall be available with respect to taxable incremental valuation of the Property.

The "Base Valuation" of the Property for purposes of calculating Incremental Property Tax Revenues under Section 403.19 of the Code of Iowa and this Agreement shall mean the taxable valuation of the Property as of January 1, 2026.

Upon request, the City staff shall provide reasonable assistance to the Developer in completing the worksheet(s) required under this Section A.4.

5. Events of Default.

a. Events of Default. The following shall be "Events of Default" under this Agreement, and the term "Event of Default" shall mean, whenever it is used in this Agreement (unless otherwise provided), any one or more of the following events:

(i) Failure by the Developer to complete construction of the Housing Project pursuant to the terms and conditions of this Agreement.

(ii) Failure by the Developer to complete construction of the Infrastructure Project pursuant to the terms and conditions of this Agreement.

(iii) Failure by the Developer to comply with Sections A.3 and A.4 of this Agreement.

(iv) Failure by the Developer to observe or perform any other material covenant on its part, to be observed or performed hereunder.

b. Notice and Remedies. Whenever any Event of Default described in this Agreement occurs, the City shall provide written notice to the Developer describing the cause of the default and the steps that must be taken by the Developer in order to cure the default. The Developer shall have thirty (30) days after receipt of the notice to cure the default or to provide assurances satisfactory to City that the default will be cured as soon as reasonably possible. If the Developer fails to cure the default or provide assurances, City shall then have the right to:

(i) Pursue any action available to it, at law or in equity, in order to enforce the terms of this Agreement.

(ii) Withhold the Payments under Section B.2 of this Agreement, such right being additional to the right of annual appropriation as set forth in Section B.3 below.

(iii) Terminate this Agreement.

6. Legal and Administrative Costs. The Developer hereby acknowledges that the City will cover the initial payment of legal fees and administrative costs (the "Actual Admin Costs") incurred by the City in connection with the drafting, negotiation and authorization of this Agreement, including the necessary amendment to the Urban Renewal Plan for the Urban Renewal Area. Furthermore, the Developer agrees that the City shall withhold an amount (the "Admin Withholding Amount") equal to the lesser of (1) $15,000 or (2) the Actual Admin Costs from the Incremental Property Tax Revenues before making any Payments to the Developer, as provided for under Section B.2 below, in order to recover some or all of the Actual Admin Costs.

B. <u>City's Covenants:</u>

1. <u>Review of Costs Documentation.</u> The City staff will review the Cost Documentation upon receipt from the Developer. If the City determines that the costs set forth in the Costs Documentation are costs reasonably incurred in the construction of the Infrastructure Project, then the City shall record a summary of the date, amount and nature of the costs (the "Accepted Infrastructure Costs") on the Summary of Accepted Public Infrastructure Costs attached hereto as Exhibit F, and such summary shall be the official record of the Accepted Infrastructure Costs for purposes of tallying the Maximum Payment Total, as defined in Section B.2 of this Agreement.

If the City determines the Infrastructure Costs set forth in the Costs Documentation are <u>not</u> costs reasonably incurred in the construction of the Infrastructure Project, the City shall notify the Developer of such determination within fifteen (15) days of such determination in order to allow an opportunity for the Developer to cure the noted deficiencies.

2. <u>Payments.</u> In recognition of the Developer's obligations set out above, the City agrees to make eleven (11) annual economic development tax increment payments (the "Payments" and, individually, each a "Payment") to the Developer during the Term pursuant to Chapters 15A and 403 of the Code of Iowa, provided however that the aggregate, total amount of the Payments (the "Maximum Payment Total") shall not exceed the lesser of (i) the Accepted Infrastructure Costs, or (ii) $550,000. All Payments under this Agreement shall be subject to annual appropriation by the City Council, as provided hereunder.

The Payments shall not constitute general obligations of the City, but shall be made solely and only from Incremental Property Tax Revenues received by the City from the Jones County Treasurer attributable to the taxable valuation of the Property.

Prior to funding any Payments under this Agreement, the City will first withhold from the Incremental Property Tax Revenues an amount equal to the Admin Withholding Amount. Once an amount equal to the Admin Withholding Amount has been withheld by the City, the Payments shall be made as hereinafter set forth.

Each Payment shall be in an amount which represents the Incremental Property Tax Revenues received by the City with respect to the incremental valuation of the Property resulting from the Housing Project during the twelve (12) months immediately preceding such payment date.

This Agreement assumes that a portion of the taxable valuation of the Housing Project will go on the property tax rolls as of January 1, 2027. Accordingly, Payments will be made on June 1 of each fiscal year, beginning June 1, 2029, and continuing through and including June 1, 2039, or until such earlier date upon which total Payments equal to the Maximum Payment Total have been made.

3. <u>Annual Appropriation.</u> The Payments shall be subject to annual appropriation by the City Council. Prior to December 1 of each year during the Term (as hereinafter defined), beginning in the 2027 calendar year, the City Council of the City shall consider the question of obligating for appropriation to the funding of the Payment due in the following fiscal year, an amount (the "Appropriated Amount") of Incremental Property Tax Revenues to be collected in the following fiscal year equal to or less than the Projected Payment Amount reflected in the most recently submitted Developer's Estimate.

In any given fiscal year, if the City Council determines to not obligate the then-considered Appropriated Amount, then the City will be under no obligation to fund the Payment scheduled to become due in the following fiscal year, and the Developer will have no rights whatsoever to compel the City to make such Payment, to seek damages relative thereto or to compel the funding of such Payment in future fiscal years. A determination by the City Council to not obligate funds for any particular fiscal year's Payment shall not render this Agreement null and void, and the Developer shall make the next succeeding submission of the Developer's Estimate as called for in Section A.4 above, provided however that no Payment shall be made under this Agreement after June 1, 2039.

4. Payment Amounts. The aggregate Payments to be made in a fiscal year shall not exceed an amount equal to the corresponding Appropriated Amount (for example, for the Payment on June 1, 2029, the aggregate maximum amount of such Payment would be determined by the Appropriated Amount determined for certification by December 1, 2027). Furthermore, the amount of each such Payment shall not exceed the amount of Incremental Property Tax Revenues (excluding allocations of "back-fill" or "make-up" payments from the State of Iowa for property tax credits or roll-back) actually received by the City from the Jones County Treasurer attributable to the taxable incremental valuation of the Property in the twelve (12) months immediately preceding such Payment due date.

5. Certification of Payment Obligation. In any given fiscal year, if the City Council determines to obligate the then-considered Appropriated Amount, as set forth in Section B.3 above, then the City Clerk will certify by December 1 of each such year to the Jones County Auditor (for purposes of Section 403.19 of the Code of Iowa) an amount equal to the most recently obligated Appropriated Amount for the funding of the Payment.

C. Administrative Provisions:

1. Assignment. Neither party shall have the right to cause the Agreement to be amended, assigned, assumed, sold or otherwise transferred without the prior written consent of the other party. However, the City hereby gives its permission that the Developer's rights to receive the economic development tax increment payments hereunder may be assigned by the Developer to a private lender, as security on a credit facility taken in connection with the Housing Project and/or the Infrastructure Project, without further action on the part of the City. This Agreement is personal to the Developer and shall not run with the Property.

2. Successors. This Agreement shall inure to the benefit of and be binding upon the successors and assigns of the parties.

3. Term. The term (the "Term") of this Agreement shall commence on the Commencement Date and end on the date on which the last Payment is made by the City to the Developer under Section B.2 above.

4. **Choice of Law.** This Agreement shall be deemed to be a contract made under the laws of the State of Iowa and for all purposes shall be governed by and construed in accordance with laws of the State of Iowa.

The City and the Developer have caused this Agreement to be signed in their names and on their behalf by their duly authorized officers, all as of the day and date written above.

CITY OF ANAMOSA, IOWA

By: ________________________________
Mayor

Attest:

____
City Clerk

FORGE, INC.

By: ________________________________

Its: ________________________________

<u>**EXHIBIT A**</u>

LEGAL DESCRIPTION OF HOUSING PROPERTY

A PORTION OF LOT TWELVE (12), BLOCK THREE (3) OF WILSON'S GREEN MEADOWS IN THE CITY OF ANAMOSA AND PORTIONS OF OUT LOTS EIGHT (8) AND NINE (9) OF STRAWBERRY HILL, NOW ANAMOSA, JONES COUNTY, IOWA ALL THE PRECEEDING DESCRIBED AS A WHOLE AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 12;

THENCE SOUTH 0°38'14" WEST ON THE EAST LINE OF SAID LOT 12, A DISTANCE OF 305.28 FEET;

THENCE SOUTH 31°47'08" WEST ON SAID EAST LINE, 63.59 FEET TO THE NORTHEAST CORNER OF KOUBA FIRST ADDITION IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA;

THENCE NORTH 89°00'04" WEST ON THE NORTH LINE OF SAID KOUBA FIRST ADDITION, 177.03 FEET TO THE NORTHWEST CORNER OF SAID KOUBA FIRST ADDITION;

THENCE NORTH 0°59'56" EAST ON THE EAST LINE OF LOT ONE (1), BLOCK ONE (1) OF SAID WILSON'S GREEN MEADOWS, 100.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 1;

THENCE SOUTH 89°37'04" WEST ON THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 583.32 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 AND THE SOUTHEASTERLY RIGHT OF WAY LINE OF OLD DUBUQUE ROAD;

THENCE NORTH 35°34'04" EAST ON SAID SOUTHEASTERLY RIGHT OF WAY LINE, 315.29 FEET TO THE SOUTHWEST CORNER OF AUDITOR'S PARCEL G, AS RECORDED IN BOOK 311 AT PAGE 260 IN THE OFFICE OF THE JONES COUNTY, IOWA RECORDER;

THENCE NORTH 89°39'26" EAST ON THE SOUTH LINE OF SAID AUDITOR'S PARCEL G, 612.07 FEET TO THE POINT OF BEGINNING.

DESCRIBED PARCEL CONTAINS 4.59 ACRES.

EXHIBIT B
PRELIMINARY PLAT FOR HOUSING PROJECT

EXHIBIT C
TIMELINE AND SPECIFICATIONS OF INFRASTRUCTURE PROJECT

<u>EXHIBIT D</u>
FORM OF COVER PAGE FOR INFRASTRUCTURE PROJECT COSTS DOCUMENTATION

Date submitted: ____________________________

Submitted by: ______________________________

Contact information: ________________________

Index of Invoices/Statements Attached to substantive request:

____
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____

I, the undersigned hereby certify that the costs shown on the documents referred to in the index above are legitimate costs reasonably incurred in the undertaking of the Infrastructure Project.

FORGE, INC.

By:________________________________

Title: ______________________________

Reviewed and accepted by the City of Anamosa, Iowa this ____ day of ____________, 20__.

By:________________________________
City Administrator

EXHIBIT E
DEVELOPER'S ESTIMATE WORKSHEET

(1) Date of Preparation: October _____, 20____.

(2) Assessed Taxable Valuation of Property as of January 1, 20_____:

$_____________________.

(3) Base Valuation of Property (January 1, 2026):

$___________.

(4) Incremental Taxable Valuation of Property (2 minus 3):

$_____________________ (the "TIF Value").

(5) Current City fiscal year consolidated property tax levy rate for purposes of calculating Incremental Property Tax Revenues (the "Adjusted Levy Rate"):

$_____________________ per thousand of value.

(6) The TIF Value (4) factored by the Adjusted Levy Rate (5):

$_________x $_________/1000 = $__________ (the "Available TIF Estimate").

(7) Subtract anticipated property tax credits from the TIF Estimate (6 minus 7) = $_________ (the "Developer's Estimate").

<u>EXHIBIT F</u>

SUMMARY OF ACCEPTED INFRASTRUCTURE COSTS

Date of Cost	Amount of Cost	Nature of Cost	Date Accepted by City

RESOLUTION 2026-36

Resolution Approving Development Agreement with Forge, Inc., Authorizing Annual Appropriation Tax Increment Incentives and Pledging Certain Tax Increment Revenues to the Payment of the Agreement

WHEREAS, the City of Anamosa, Iowa (the "City"), pursuant to and in strict compliance with all laws applicable to the City, and in particular the provisions of Chapter 403 of the Code of Iowa, has adopted an Urban Renewal Plan for the 2026 Kouba Second Addition Housing Urban Renewal Area (the "Urban Renewal Area"); and

WHEREAS, this City Council has adopted an ordinance providing for the division of taxes levied on taxable property in the Urban Renewal Area pursuant to Section 403.19 of the Code of Iowa and establishing the fund referred to in Subsection 2 of Section 403.19 of the Code of Iowa (the "Urban Renewal Tax Revenue Fund"), which fund and the portion of taxes referred to in that subsection may be irrevocably pledged by the City for the payment of the principal of and interest on indebtedness incurred under the authority of Section 403.9 of the Code of Iowa to finance or refinance in whole or in part projects in the Urban Renewal Area; and

WHEREAS, the City has proposed to enter into a certain development agreement (the "Agreement") with Forge, Inc. (the "Developer") in connection with the construction by the Developer of public infrastructure necessary to support the development of new housing in the Urban Renewal Area (the "Project"); and

WHEREAS, under the Agreement, the City will agree to provide certain financial incentives to the Developer in the form of annual appropriation incremental property tax payments (the "Payments") in an amount not to exceed $550,000; and

WHEREAS, this City Council, pursuant to Section 403.9 of the Code of Iowa, has published notice, has held a public hearing on the Agreement on June 22, 2026, and has otherwise complied with statutory requirements for the approval of the Agreement, and it is now necessary to make provision for the approval of the Agreement; and

WHEREAS, Chapter 15A of the Code of Iowa ("Chapter 15A") declares that economic development is a public purpose for which a City may provide grants, loans, tax incentives, guarantees and other financial assistance to or for the benefit of private persons; and

WHEREAS, Chapter 15A requires that before public funds are used for grants, loans, tax incentives or other financial assistance, a City Council must determine that a public purpose will reasonably be accomplished by the spending or use of those funds; and

WHEREAS, Chapter 15A requires that in determining whether funds should be spent, a City Council must consider any or all of a series of factors;

NOW, THEREFORE, It Is Resolved by the City Council of the City of Anamosa, Iowa, as follows:

Section 1. Pursuant to the factors listed in Chapter 15A, the City Council hereby finds that:

(a) The Project will add diversity and generate new housing opportunities for the Anamosa and Iowa economies; and

(b) The Project will generate public gains and benefits, particularly in the creation and retention of jobs, income and housing opportunities, which are warranted in comparison to the amount of the proposed Payments; and

Section 2. The City Council further finds that a public purpose will reasonably be accomplished by entering into the Agreement and providing the Payments to the Developer as provided for therein.

Section 3. The Agreement is hereby approved, and the Mayor and City Clerk are hereby authorized and directed to execute and deliver the Agreement on behalf of the City, in substantially the form and content in which the Agreement has been presented to this City Council. The City Administrator and the Mayor are also authorized to make such changes, modifications, additions or deletions as they, with the advice of bond counsel, may believe to be necessary, and to take such actions as may be necessary to carry out the provisions of the Agreement.

Section 4. The Payments by the City under the Agreement shall be subject to annual appropriation by the City Council, in the manner set out in the Agreement. As provided and required by Chapter 403 of the Code of Iowa, the City's obligations under the Agreement shall be payable solely from a subfund (the "Forge, Inc. Subfund-Kouba-Kouba"), into which shall be paid that portion of the income and proceeds of the Urban Renewal Tax Revenue Fund attributable to property taxes derived from the property as described as follows:

A PORTION OF LOT TWELVE (12), BLOCK THREE (3) OF WILSON'S GREEN MEADOWS IN THE CITY OF ANAMOSA AND PORTIONS OF OUT LOTS EIGHT (8) AND NINE (9) OF STRAWBERRY HILL, NOW ANAMOSA, JONES COUNTY, IOWA ALL THE PRECEEDING DESCRIBED AS A WHOLE AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 12;

THENCE SOUTH 0°38'14" WEST ON THE EAST LINE OF SAID LOT 12, A DISTANCE OF 305.28 FEET;

THENCE SOUTH 31°47'08" WEST ON SAID EAST LINE, 63.59 FEET TO THE NORTHEAST CORNER OF KOUBA FIRST ADDITION IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA;

THENCE NORTH 89°00'04" WEST ON THE NORTH LINE OF SAID KOUBA FIRST ADDITION, 177.03 FEET TO THE NORTHWEST CORNER OF SAID KOUBA FIRST ADDITION;

THENCE NORTH 0°59'56" EAST ON THE EAST LINE OF LOT ONE (1), BLOCK ONE (1) OF SAID WILSON'S GREEN MEADOWS, 100.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 1;

THENCE SOUTH 89°37'04" WEST ON THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 583.32 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 AND THE SOUTHEASTERLY RIGHT OF WAY LINE OF OLD DUBUQUE ROAD;

THENCE NORTH 35°34'04" EAST ON SAID SOUTHEASTERLY RIGHT OF WAY LINE, 315.29 FEET TO THE SOUTHWEST CORNER OF AUDITOR'S PARCEL G, AS RECORDED IN BOOK 311 AT PAGE 260 IN THE OFFICE OF THE JONES COUNTY, IOWA RECORDER;

THENCE NORTH 89°39'26" EAST ON THE SOUTH LINE OF SAID AUDITOR'S PARCEL G, 612.07 FEET TO THE POINT OF BEGINNING.

DESCRIBED PARCEL CONTAINS 4.59 ACRES.

Section 5. The City hereby pledges to the Payments the Forge, Inc. Subfund-Kouba and the taxes referred to in Subsection 2 of Section 403.19 of the Code of Iowa to be paid into such Subfund, provided, however, that no Payment will be made under the Agreement unless and until monies from the Forge, Inc. Subfund-Kouba are appropriated for such purpose by the City Council.

Section 6. After its adoption, a copy of this resolution shall be filed in the office of the county auditor of Jones County to evidence the continuing pledging of the Forge, Inc. Subfund-Kouba and the portion of taxes to be paid into such Subfund and, pursuant to the direction of Section 403.19 of the Code of Iowa, the county auditor shall allocate the taxes in accordance therewith and in accordance with the tax allocation ordinance referred to in the preamble hereof.

Section 7. All resolutions or parts thereof in conflict herewith are hereby repealed.

Passed and approved June 22, 2026.

____
Mayor

Attest:

____
City Clerk

• • • • •

On motion and vote the meeting adjourned.

____
Mayor

Attest:

____
City Clerk

STATE OF IOWA
JONES COUNTY SS:
CITY OF ANAMOSA

I, the undersigned, City Clerk of the City of Anamosa, Iowa hereby certify that the foregoing is a true and correct copy of the minutes of the City Council of the City relating to holding a public hearing and adopting a resolution to approve a Development Agreement.

WITNESS MY HAND this _____ day of _______________________, 2026.

____
City Clerk

STATE OF IOWA
SS:
JONES COUNTY

I, the undersigned, County Auditor of Jones County, in the State of Iowa, do hereby certify that on the _____ day of _______________________, 2026, the City Clerk of the City of Anamosa, Iowa filed in my office a certified copy of a resolution of the City shown to have been adopted by the City Council and approved by the Mayor thereof on June 22, 2026, entitled: "Resolution Approving Development Agreement with Forge, Inc., Authorizing Annual Appropriation Tax Increment Incentives and Pledging Certain Tax Increment Revenues to the Payment of the Agreement," and that I have duly placed the copy of the resolution on file in my records.

WITNESS MY HAND this _____ day of _______________________, 2026.

____
County Auditor

ORDINANCE NO. 971

An Ordinance Providing for the Division of Taxes Levied on Taxable Property in the 2026 Kouba Second Addition Housing Urban Renewal Area, Pursuant to Section 403.19 of the Code of Iowa

BE IT ENACTED by the members of the City Council of the City of Anamosa, Iowa:

Section 1. Purpose. The purpose of this ordinance is to provide for the division of taxes levied on the taxable property in the 2026 Kouba Second Addition Housing Urban Renewal Area, each year by and for the benefit of the state, city, county, school districts or other taxing districts after the effective date of this ordinance in order to create a special fund to pay the principal of and interest on loans, moneys advanced to or indebtedness, including bonds proposed to be issued by the City to finance projects in such area.

Section 2. Definitions. For use within this ordinance the following terms shall have the following meanings:

"City" shall mean the City of Anamosa, Iowa.

"County" shall mean Jones County, Iowa.

"Urban Renewal Area" shall mean certain taxable real property situated in the 2026 Kouba Second Addition Housing Urban Renewal Area, the boundaries of which are set out below, such property having been identified in the Urban Renewal Plan approved by the City Council by resolution adopted on May 26, 2026:

A PORTION OF LOT TWELVE (12), BLOCK THREE (3) OF WILSON'S GREEN MEADOWS IN THE CITY OF ANAMOSA AND PORTIONS OF OUT LOTS EIGHT (8) AND NINE (9) OF STRAWBERRY HILL, NOW ANAMOSA, JONES COUNTY, IOWA ALL THE PRECEEDING DESCRIBED AS A WHOLE AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 12;

THENCE SOUTH 0°38'14" WEST ON THE EAST LINE OF SAID LOT 12, A DISTANCE OF 305.28 FEET;

THENCE SOUTH 31°47'08" WEST ON SAID EAST LINE, 63.59 FEET TO THE NORTHEAST CORNER OF KOUBA FIRST ADDITION IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA;

THENCE NORTH 89°00'04" WEST ON THE NORTH LINE OF SAID KOUBA FIRST ADDITION, 177.03 FEET TO THE NORTHWEST CORNER OF SAID KOUBA FIRST ADDITION;

THENCE NORTH 0°59'56" EAST ON THE EAST LINE OF LOT ONE (1), BLOCK ONE (1) OF SAID WILSON'S GREEN MEADOWS, 100.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 1;

THENCE SOUTH 89°37'04" WEST ON THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 583.32 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 AND THE SOUTHEASTERLY RIGHT OF WAY LINE OF OLD DUBUQUE ROAD;

THENCE NORTH 35°34'04" EAST ON SAID SOUTHEASTERLY RIGHT OF WAY LINE, 315.29 FEET TO THE SOUTHWEST CORNER OF AUDITOR'S PARCEL G, AS RECORDED IN BOOK 311 AT PAGE 260 IN THE OFFICE OF THE JONES COUNTY, IOWA RECORDER;

THENCE NORTH 89°39'26" EAST ON THE SOUTH LINE OF SAID AUDITOR'S PARCEL G, 612.07 FEET TO THE POINT OF BEGINNING.

DESCRIBED PARCEL CONTAINS 4.59 ACRES.

Section 3. Provisions for Division of Taxes Levied on Taxable Property in the Urban Renewal Area. After the effective date of this ordinance, the taxes levied on the taxable property in the Urban Renewal Area each year by and for the benefit of the State of Iowa, the City, the County and any school district or other taxing district in which the Urban Renewal Area is located, shall be divided as follows:

(a) that portion of the taxes which would be produced by the rate at which the tax is levied each year by or for each of the taxing districts upon the total sum of the assessed value of the taxable property in the Urban Renewal Area, as shown on the assessment roll as of January 1 of the calendar year preceding the first calendar year in which the City certifies to the County Auditor the amount of loans, advances, indebtedness, or bonds payable from the special fund referred to in paragraph (b) below, shall be allocated to and when collected be paid into the fund for the respective taxing district as taxes by or for said taxing district into which all other property taxes are paid. For the purpose of allocating taxes levied by or for any taxing district which did not include the territory in the Urban Renewal Area on the effective date of this ordinance, but to which the territory has been annexed or otherwise included after the effective date, the assessment roll applicable to property in the annexed territory as of January 1 of the calendar year preceding the effective date of the ordinance which amends the plan for the Urban Renewal Area to include the annexed area, shall be used in determining the assessed valuation of the taxable property in the annexed area.

(b) that portion of the taxes each year in excess of such amounts shall be allocated to and when collected be paid into a special fund of the City to pay the principal of and interest on loans, moneys advanced to or indebtedness, whether funded, refunded, assumed or otherwise, including bonds issued under the authority of Section 403.9(1), of the Code of Iowa, incurred by the City to finance or refinance, in whole or in part, projects in the Urban Renewal Area, and to provide low and moderate-income family housing, except that taxes for the regular and voter-approved physical plant and equipment levy of a school district imposed pursuant to Section

298.2 of the Code of Iowa, taxes for the instructional support levy program of a school district imposed pursuant to Section 257.19 of the Code of Iowa, and taxes for the payment of bonds and interest of each taxing district shall be collected against all taxable property within the taxing district without limitation by the provisions of this ordinance. Unless and until the total assessed valuation of the taxable property in the Urban Renewal Area exceeds the total assessed value of the taxable property in such area as shown by the assessment roll referred to in subsection (a) of this section, all of the taxes levied and collected upon the taxable property in the Urban Renewal Area shall be paid into the funds for the respective taxing districts as taxes by or for said taxing districts in the same manner as all other property taxes. When such loans, advances, indebtedness, and bonds, if any, and interest thereon, have been paid, all money thereafter received from taxes upon the taxable property in the Urban Renewal Area shall be paid into the funds for the respective taxing districts in the same manner as taxes on all other property.

(c) the portion of taxes mentioned in subsection (b) of this section and the special fund into which that portion shall be paid may be irrevocably pledged by the City for the payment of the principal and interest on loans, advances, bonds issued under the authority of Section 403.9(1) of the Code of Iowa, or indebtedness incurred by the City to finance or refinance in whole or in part projects in the Urban Renewal Area.

(d) as used in this section, the word “taxes” includes, but is not limited to, all levies on an ad valorem basis upon land or real property.

Section 4. Repealer. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 5. Saving Clause. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

Section 6. Effective Date. This ordinance shall be effective after its final passage, approval and publication as provided by law.

Passed and approved by the City Council of the City of Anamosa, Iowa, on ________________________, 2026.

____
Mayor

Attest:

____
City Clerk

• • • • •

There being no further business to come before the meeting, it was upon motion adjourned.

____
Mayor

Attest:

____
City Clerk

ORDINANCE NO. 972

An Ordinance Providing for the Division of Taxes Levied on Taxable Property in the 2026 Northland Second Addition Housing Urban Renewal Area, Pursuant to Section 403.19 of the Code of Iowa

BE IT ENACTED by the members of the City Council of the City of Anamosa, Iowa:

Section 1. Purpose. The purpose of this ordinance is to provide for the division of taxes levied on the taxable property in the 2026 Northland Second Addition Housing Urban Renewal Area, each year by and for the benefit of the state, city, county, school districts or other taxing districts after the effective date of this ordinance in order to create a special fund to pay the principal of and interest on loans, moneys advanced to or indebtedness, including bonds proposed to be issued by the City to finance projects in such area.

Section 2. Definitions. For use within this ordinance the following terms shall have the following meanings:

"City" shall mean the City of Anamosa, Iowa.

"County" shall mean Jones County, Iowa.

"Urban Renewal Area" shall mean certain taxable real property situated in the 2026 Northland Second Addition Housing Urban Renewal Area, the boundaries of which are set out below, such property having been identified in the Urban Renewal Plan approved by the City Council by resolution adopted on May 26, 2026:

THAT PORTION OF PLAT OF SURVEY PARCEL 2010-100, AS FILED IN PLAT BOOK T AT PAGE 196 IN THE OFFICE OF THE JONES COUNTY, IOWA RECORDER AND LYING IN THE NORTHEAST QUARTER OF THE NORTHEAST FRACTIONAL QUARTER (NE ¼ NE FRL ¼) AND THE NORTHWEST QUARTER OF THE NORTHEAST FRACTIONAL QUARTER (NW ¼ NE FRL ¼) OF SECTION TWO (2), TOWNSHIP EIGHTY-FOUR (84) NORTH, RANGE FOUR (4) WEST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF ANAMOSA, JONES COUNTY, IOWA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 2;

THENCE SOUTH 89°55'49" EAST ON THE NORTH LINE OF SAID NW ¼ NE FRL ¼ AND THE NORTH LINE OF SAID NE ¼ NE FRL 1/4 , A DISTANCE OF 1435.14 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUINTG SOUTH 89°55'49" EAST ON THE NORTH LINE OF SAID NE ¼ NE FRL ¼, A DISTANCE OF 730.12 FEET TO THE MOST NORTHERLY CORNER OF THE NORTHLANDS FIRST ADDITION;

THENCE SOUTH 0°00'00" EAST ON THE WEST LINE OF SAID FIRST ADDITION, 525.39 FEET TO THE SOUTHWEST CORNER OF SAID FIRST ADDITION AND THE WESTERLY RIGHT OF WAY LINE OF OLD DUBUQUE ROAD;

(THE FOLLOWING FIVE COURSES ARE ON SAID WESTERLY RIGHT OF WAY LINE)

THEN SOUTH 87°25'50" WEST, 58.48 FEET;

THEN SOUTH 3°12'11" WEST, 74.47 FEET;

THENCE SOUTH 82°45'53" EAST, 52.59 FEET;

THENCE SOUTH 43°41'56" EAST, 53.43 FEET;

THENCE SOUTH 1°16'23" WEST, 194.44 FEET;

THENCE NORTH 88°43'24" WEST, 151.99 FEET TO THE NORTHEAST CORNER OF PARCEL 2010-94 AS FILED IN PLAT BOOK T AT PAGE 185 IN SAID RECORDER'S OFFICE;

THENCE NORTH 81°58'33" WEST ON THE NORTH LINE OF SAID PARCEL 2010-94, A DISTANCE OF 815.37 FEET;

THENCE NORTH 1°44'10" EAST, 203.12 FEET;

THENCE SOUTH 88°15'50" EAST, 18.16 FEET TO THE BEGINNING OF A 1030.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY AND HAVING A LONG CHORD OF 102.31 FEET BEARING SOUTH 85°25'02" EAST;

THENCE EASTERLY ON THE ARC OF SAID CURVE, 102.36 FEET;

THENCE NORTH 7°59'55" EAST, 195.62 FEET;

THENCE NORTH 9°00'20" EAST, 341.89 FEET TO THE POINT OF BEGINNING.

DESCRIBED PARCEL CONTAINS 14.99 ACRES.

Section 3. Provisions for Division of Taxes Levied on Taxable Property in the Urban Renewal Area. After the effective date of this ordinance, the taxes levied on the taxable property in the Urban Renewal Area each year by and for the benefit of the State of Iowa, the City, the County and any school district or other taxing district in which the Urban Renewal Area is located, shall be divided as follows:

(a) that portion of the taxes which would be produced by the rate at which the tax is levied each year by or for each of the taxing districts upon the total sum of the assessed value of the taxable property in the Urban Renewal Area, as shown on the assessment roll as of January 1 of the calendar year preceding the first calendar year in which the City certifies to the County Auditor the amount of loans, advances, indebtedness, or bonds payable from the special fund referred to in paragraph (b) below, shall be allocated to and when collected be paid into the fund for the respective taxing district as taxes by or for said taxing district into which all other property taxes are paid. For the purpose of allocating taxes levied by or for any taxing district which did not include the territory in the Urban Renewal Area on the effective date of this ordinance, but to which the territory has been annexed or otherwise included after the effective date, the assessment roll applicable to property in the annexed territory as of January 1 of the calendar year preceding the effective date of the ordinance which amends the plan for the Urban Renewal Area to include the annexed area, shall be used in determining the assessed valuation of the taxable property in the annexed area.

(b) that portion of the taxes each year in excess of such amounts shall be allocated to and when collected be paid into a special fund of the City to pay the principal of and interest on loans, moneys advanced to or indebtedness, whether funded, refunded, assumed or otherwise, including bonds issued under the authority of Section 403.9(1), of the Code of Iowa, incurred by the City to finance or refinance, in whole or in part, projects in the Urban Renewal Area, and to provide low and moderate-income family housing, except that taxes for the regular and voter-approved physical plant and equipment levy of a school district imposed pursuant to Section 298.2 of the Code of Iowa, taxes for the instructional support levy program of a school district imposed pursuant to Section 257.19 of the Code of Iowa, and taxes for the payment of bonds and interest of each taxing district shall be collected against all taxable property within the taxing district without limitation by the provisions of this ordinance. Unless and until the total assessed valuation of the taxable property in the Urban Renewal Area exceeds the total assessed value of the taxable property in such area as shown by the assessment roll referred to in subsection (a) of this section, all of the taxes levied and collected upon the taxable property in the Urban Renewal Area shall be paid into the funds for the respective taxing districts as taxes by or for said taxing districts in the same manner as all other property taxes. When such loans, advances, indebtedness, and bonds, if any, and interest thereon, have been paid, all money thereafter received from taxes upon the taxable property in the Urban Renewal Area shall be paid into the funds for the respective taxing districts in the same manner as taxes on all other property.

(c) the portion of taxes mentioned in subsection (b) of this section and the special fund into which that portion shall be paid may be irrevocably pledged by the City for the payment of the principal and interest on loans, advances, bonds issued under the authority of Section 403.9(1) of the Code of Iowa, or indebtedness incurred by the City to finance or refinance in whole or in part projects in the Urban Renewal Area.

(d) as used in this section, the word “taxes” includes, but is not limited to, all levies on an ad valorem basis upon land or real property.

Section 4. Repealer. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 5. Saving Clause. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

Section 6. Effective Date. This ordinance shall be effective after its final passage, approval and publication as provided by law.

Passed and approved by the City Council of the City of Anamosa, Iowa, on ________________________, 2026.

____
Mayor

Attest:

____
City Clerk

• • • • •

There being no further business to come before the meeting, it was upon motion adjourned.

Mayor

Attest:

City Clerk

STATE OF IOWA
JONES COUNTY SS:
CITY OF ANAMOSA

I, the undersigned, City Clerk of the City of Anamosa, Iowa, do hereby certify that the attached is a true, correct and complete copy of all the records of the City Council of the City relating to the adoption of an ordinance entitled "Ordinance No._______. An Ordinance providing for the division of taxes levied on taxable property in the 2026 Northland Second Addition Housing Urban Renewal Area, pursuant to Section 403.19 of the Code of Iowa."

WITNESS MY HAND this ___ day of ______________________, 2026.

____
City Clerk

STATE OF IOWA

SS:

JONES COUNTY

I, the undersigned, County Auditor of Jones County, in the State of Iowa, do hereby certify that on the ______ day of ______________________, 2026, a copy of an ordinance of the City was filed in my office, shown to have been adopted by the City Council and approved by the Mayor thereof on _________________, 2026, entitled: "Ordinance No. ________. An Ordinance Providing for the Division of Taxes Levied on Taxable Property in the 2026 Northland Second Addition Housing Urban Renewal Area, Pursuant to Section 403.19 of the Code of Iowa," and that I have duly placed a copy of the ordinance on file in my records.

WITNESS MY HAND this ______ day of ______________________, 2026.

____
County Auditor

STATE OF IOWA
JONES COUNTY SS:
CITY OF ANAMOSA

I, the undersigned, City Clerk of the City of Anamosa, Iowa, do hereby certify that I caused to be published "Ordinance No. _______. An Ordinance Providing for the Division of Taxes Levied on Taxable Property in the 2026 Northland Second Addition Housing Urban Renewal Area, Pursuant to Section 403.19 of the Code of Iowa," of which the printed slip attached to the publisher's original affidavit hereto attached is a true and complete copy, on the date and in the newspaper specified in such affidavit, and that such newspaper has a general circulation in the City.

WITNESS MY HAND this ______ day of ______________________, 2026.

____
City Clerk

(Attach hereto publisher's affidavit of publication with clipping of ordinance as published.)

(PLEASE NOTE: Do not sign and date this certificate until you have checked a copy of the published ordinance and have verified that it was published on the date indicated in the publisher's affidavit.)

ORDINANCE NO. 973
AN ORDINANCE AMENDING CHAPTER 92.07 OF THE ANAMOSA CODE OF ORDINANCES, BY AMENDING SECTION 92.07, SUBSECTION 3, PERTAINING TO LATE PAYMENT PENALTIES.

BE IT ENACTED by the City Council of the City of Anamosa, Iowa:

SECTION 1. SECTION MODIFIED. Section 92.07, Subsection 3, of the Code of Ordinances of the City of Anamosa, Iowa, is hereby repealed and the following adopted in lieu thereof:

> **92.07 BILLING FOR WATER SERVICE.** Only the parties requesting water and sewer service and posting security deposit pursuant to Section 92.05 shall be responsible for payment of all bills submitted by or on behalf of the City for water and sewer service provided them. Water service shall be billed as part of a combined service account, payable in accordance with the following:
>
> 1. Bills Issued. The Clerk shall prepare and issue bills for combined service accounts on or before the fifteenth day of each month. Those bills shall be mailed by ordinary U.S. mail to the responsible parties within, as nearly as practical, 48 hours of the meter reading. All water bills will be mailed monthly and shall be due and payable on or before the due date. Payment may be made by mail or at City Hall, 107 S. Ford, Anamosa, IA, or at other designated pay stations. A list of the pay stations and addresses is available.
>
> 2. Bills Payable. Bills for combined service accounts shall be due and payable at the office of the Clerk by the first Monday of the following month. Reminders for all bills not paid by the due date will be issued the day after the due date (on the first Tuesday of each month).
>
> 3. Late Payment Penalty. Bills not paid when due shall be considered delinquent. The City Council shall set the amount of the late payment penalty by resolution.
>
> 4. Right To Protest. Any person having any cause to question or contest a water and sewer bill may file a protest in writing with the Clerk within the time provided for payment. The protest shall succinctly set forth the basis for the party's challenge. Upon receipt of such a protest the Clerk shall suspend collection efforts with regard to the bill and shall schedule a time for the aggrieved party to address the Council at its next regular meeting.

SECTION 2. SEVERABILITY CLAUSE. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

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

Councilmember ____________________________ introduced this Ordinance and moved for its final reading.
Councilmember ____________________________ seconded the motion.
The roll was called and the following indicates the result of the vote.

COUNCIL MEMBER	AYES	NAYS	ABSENT	ABSTAIN
CRUMP				
K. SMITH				
HURT				
D. SMITH				
WEIMER				
SHADA				

PASSED AND APPROVED by the Anamosa City Council on the 22nd day of June, 2026

ROD SMITH, MAYOR

ATTEST:

KAYLEE PALMER, CITY CLERK

First Reading: ______________________________
Second Reading: ______________________________
Third Reading: ______________________________

I certify that the foregoing was published as Ordinance No. _______ , on the _____ day of ____________ , ______

____
City Clerk

ORDINANCE NO. 974

AN ORDINANCE AMENDING CHAPTER 99.10 OF THE ANAMOSA CODE OF ORDINANCES, BY AMENDING SECTION 99.10, PERTAINING TO SEWER USER FEE ADJUSTMENTS.

BE IT ENACTED by the City Council of the City of Anamosa, Iowa:

SECTION 1. SECTION MODIFIED. Section 99.10, of the Code of Ordinances of the City of Anamosa, Iowa, is hereby repealed and the following adopted in lieu thereof:

> **99.10 SEWER USER FEE ADJUSTMENTS.** The Mayor and City Administrator may grant adjustments to sewer user fees for water leaks that have resulted in unusually high sewer user fees, provided that the adjustment meets the following criteria:
>
> 1. The amount of the adjustment shall equal the sum of the sewer bill that exceeds the average monthly sewer fee for the most recent three-month period, up to a maximum adjustment of $500.00.
> 2. The customer can demonstrate the following:
>   A. The excessive sewer fee was the result of a leak in the plumbing system on their property.
>   B. The leak has been completely repaired.
>   C. The leak was not caused by the owner's negligence.
> 3. The adjustment is limited to the sewer user fee bill for only one month.
> 4. The business or customer and spouse have not been granted any previous adjustment on either a residence account or business account, within the previous 12 months, as a customer of the City.
> 5. This policy shall not apply to charges for water services.

SECTION 2. SEVERABILITY CLAUSE. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

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

Councilmember ______________________________ introduced this Ordinance and moved for its final reading.
Councilmember ______________________________ seconded the motion.
The roll was called and the following indicates the result of the vote.

COUNCIL MEMBER	AYES	NAYS	ABSENT	ABSTAIN
CRUMP				
K. SMITH				
HURT				
D. SMITH				
WEIMER				
SHADA				

PASSED AND APPROVED by the Anamosa City Council on the 22nd day of June, 2026

ROD SMITH, MAYOR

ATTEST:

KAYLEE PALMER, CITY CLERK

First Reading: ____________________
Second Reading: ____________________
Third Reading: ____________________

I certify that the foregoing was published as Ordinance No. ______ , on the _____ day of ___________ , ______

City Clerk

RESOLUTION NO. 2026-33

RESOLUTION SETTING SALARIES FOR FISCAL YEAR 2027 – FOR APPOINTED OFFICERS AND EMPLOYEES OF THE CITY OF ANAMOSA, IOWA; AND ESTABLISHING AN EFFECTIVE DATE FOR THIS RESOLUTION

SECTION 1. The following persons and positions named shall be paid the salaries or wages indicated less legally required or authorized deductions from the amounts set out below on a bi-weekly basis and also make such contributions to Social Security, Medicare, I.P.E.R.S or other purposes as required by law or authorization of the City Council, all subject to audit and review by the City Council.

POSITION	EMPLOYEE NAME	ANNUAL SALARY OR HOURLY RATE FY2026	ANNUAL SALARY OR HOURLY RATE FY2027	CLASSIFICATION
CITY HALL/ADMINISTRATION				
CITY ADMINISTRATOR	JEREMIAH HOYT	$ 104,929.72	$109,165.00	ANNUAL SALARY
CITY CLERK	KAYLEE PALMER	$ 65,000.00	$ 66,950.00	ANNUAL SALARY
DEPUTY CITY CLERK	MOLLY HEFFLEFINGER	$ 23.69	$ 24.40	HOURLY RATE
UTILITY BILLING CLERK	MADISON FABER	$ 20.00	$ 20.60	HOURLY RATE
POLICE DEPARTMENT				
CHIEF OF POLICE	NICOLE MINNIHAN	$ 92,214.60	$ 95,936.00	ANNUAL SALARY
SERGEANT	NICHOLAS BROKAW	$ 39.33	$ 40.80	HOURLY RATE
PATROL OFFICER	JEFF WILLIAMS	$ 36.83	$ 38.30	HOURLY RATE
PATROL OFFICER	BEN ROBERTS	$ 36.83	$ 38.30	HOURLY RATE
PATROL OFFICER	LANDON GRAHAM	$ 27.70	$ 30.12	HOURLY RATE
PATROL OFFICER	COLIN REEG	$ 36.83	$ 38.30	HOURLY RATE
PATROL OFFICER	GABE HUMPHREY	$ 36.83	$ 38.30	HOURLY RATE
PATROL OFFICER	DEREK KUNKEL	$ 36.83	$ 38.30	HOURLY RATE
PATROL OFFICER	JAYCOB THOMPSON	$ 36.83	$ 38.30	HOURLY RATE
PATROL OFFICER	DEREK DENNISTON	$ 28.96	$ 38.30	HOURLY RATE
PATROL OFFICER	WILLIAM WAGNER	$ 28.96	$ 38.30	HOURLY RATE
PATROL OFFICER	SEAN SNYDER	$ 28.96	$ 38.30	HOURLY RATE
PATROL OFFICER	SHELDON MACKE	$ 28.96	$ 38.30	HOURLY RATE
ADMINISTRATIVE ASSISTANT	JAIMIE LIGHTNER	$ 22.92	$ 23.84	HOURLY RATE
STREETS DEPARTMENT				
SUPERINTENDENT	SHANE BROWN	$ 66,785.73	$ 68,789.30	ANNUAL SALARY
ASSISTANT STREETS SUPERINTENDENT	MATT KULA	$ 26.12	$ 26.91	HOURLY RATE
STREETS LABORER	ERIC LODE	$ 25.55	$ 26.32	HOURLY RATE
STREETS LABORER	ROD WEHLING	$ 25.55	$ 26.32	HOURLY RATE
STREETS LABORER	JASON ANDERSON	$ 25.55	$ 26.32	HOURLY RATE

PUBLIC UTILITIES DEPARTMENT (WASTEWATER & WATER)				
SUPERINTENDENT	STEVEN AGNITSCH	$ 80,293.16	$ 82,701.95	ANNUAL SALARY
PUBLIC UTILITIES OPERATOR	ROBERT YOUNG	$ 30.21	$ 31.12	HOURLY RATE
PUBLIC UTILITIES OPERATOR	CURTIS PAUSTIAN	$ 24.10	$ 24.82	HOURLY RATE
PUBLIC UTILITIES OPERATOR	JACOB SIMMEN	$ 25.99	$ 26.77	HOURLY RATE
PUBLIC UTILITIES OPERATOR	RACHEL FRANK	$ 28.15	$ 28.99	HOURLY RATE
PUBLIC UTILITIES OPERATOR	JUSTIN MEYER	$ 20.60	$ 21.22	HOURLY RATE
PARKS & RECREATION DEPARTMENT				
PARKS & RECREATION DIRECTOR	MARSHALL WEBBER	$ 50,428.80	$ 51,941.66	ANNUAL SALARY
PARKS & RECREATION ASSISTANT DIRECTOR	CHRIS LOONEY	$ 20.95	$ 21.58	HOURLY RATE
RECREATION COORDINATOR	JAMIE NELSON	$ 20.64	$ 21.26	HOURLY RATE
PART-TIME LCC PERSONNEL	BARB DEARBORN	$ 10.95	$ 11.28	HOURLY RATE
PART-TIME LCC PERSONNEL	KAREN GINN	$ 10.95	$ 11.28	HOURLY RATE
PART-TIME LCC PERSONNEL	KAYLA LERMA	$ 10.95	$ 11.28	HOURLY RATE
PART-TIME LCC PERSONNEL	VIVEANAH GRAHAM	$ 10.95	$ 11.28	HOURLY RATE
PART-TIME LCC PERSONNEL	KYLEIGH GRAHAM	$ 10.95	$ 11.28	HOURLY RATE
PART-TIME LCC PERSONNEL	HOLLY CASEY	$ 10.95	$ 11.28	HOURLY RATE
PART-TIME LCC CUSTODIAN	JOSEPH BEADLE	$ 13.30	$ 13.70	HOURLY RATE
LIBRARY & LEARNING CENTER* * Library department wages are set by the Library Board of Directors but included below for transparency.				
LIBRARY DIRECTOR	ERIN RUSH	$ 56,680.00	$ 58,380.00	ANNUAL SALARY
YOUTH SERVICES LIBRARIAN	VERONICA GROESBECK	$ 21.53	$ 22.18	HOURLY RATE
MARKETING & OUTREACH LIBRARIAN	ANNE BARKALOW	$ 16.70	$ 17.20	HOURLY RATE
CATALOGING LIBRARIAN	BARB GEINZER	$ 16.97	$ 17.48	HOURLY RATE
LIBRARY CLERK	BECKY DOROTHY	$ 13.80	$ 14.21	HOURLY RATE
LIBRARY CLERK	KAYA PRIMROSE	$ 13.80	$ 14.21	HOURLY RATE
LIBRARY CUSTODIAN	TRENT RAMSEY	$ 12.99	$ 13.38	HOURLY RATE

SECTION 2. The normal work week for the City of Anamosa shall begin on Saturday at 12.01 a.m. and end on the following Friday at midnight.

SECTION 3. Job descriptions, rules and benefits will be provided to each employee and updated as required. Additional rules and benefits are further outlined in the employee bargaining contracts.

SECTION 4. GROUP HEALTH INSURANCE: The City currently pays 90% of health and medical insurance premiums for those employees eligible and participating and the employee currently pays 10% of these premiums. Beginning in January 2027, the City will pay 80% of health and medical insurance premiums for those employees eligible and participating and the employee will pay 20% of these premiums. The City will pay 100% of the premiums for life insurance in the amount of $50,000 for its employees that are eligible. The City will pay 100% of the premium for long-term disability for its employees that are eligible.

SECTION 5. **BENEFITS:** The City of Anamosa will provide such benefits to its regular full-time and approved regular part-time employees as stated in the City's Personnel Manual and from time to time approved by the City Council.

SECTION 6. MILEAGE REIMBURSEMENT*:* If an employee is required to travel on behalf of the City, employees must utilize city vehicles when they are available, unless expressly authorized to use a personal vehicle, by their department director. In the event a city vehicle is not available, employees may receive mileage reimbursement for use of their personal vehicles, upon approval of the City Administrator. The reimbursement will be subject to the federal statutory allotment per mile as determined by the Internal Revenue Service. Air travel should generally be avoided, but may be authorized by the City Administrator, if less costly than traveling by automobile. Whenever an employee elects to travel by personal vehicle, when a city vehicle is available and/or air travel is less costly and authorized by the City Administrator, employees shall not receive mileage reimbursement.

***SECTION** 7*. **EFFECTIVE DATE**: These salaries shall be effective for the first pay period paid after July 1, 2026 and the policies shall be in effect as of July 1, 2026.

SECTION 8. This resolution declares null and void any sections of previously approved salary resolutions in conflict with sections of this resolution.

Councilmember __________________ introduced this Resolution and moved for its adoption.
Councilmember __________________ seconded the motion to adopt.
The roll was called and the following indicates the result of the vote.

COUNCIL MEMBER	AYES	NAYS	ABSENT	ABSTAIN
CRUMP				
K. SMITH				
HURT				
D. SMITH				
WEIMER				
SHADA				

PASSED AND APPROVED this 22nd day of June, 2026.

ROD SMITH, MAYOR

ATTEST:

KAYLEE PALMER, CITY CLERK

RESOLUTION NO. 2026-34

RESOLUTION AUTHORIZING THE CITY CLERK TO MAKE THE APPROPRIATE INTERFUND TRANSFERS OF SUMS AND RECORD THE SAME IN THE APPROPRIATE MANNER FOR FY 2026 FOR THE CITY OF ANAMOSA, IOWA

WHEREAS, the City Clerk can be authorized by the City Council to make the appropriate interfund transfer of funds and record the same in the appropriate manner; and,

WHEREAS, the City Council can declare surpluses in city proprietary funds that can be transferred to other city funds/budgets.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF ANAMOSA, IOWA, that the City Council of the City of Anamosa, Iowa hereby authorizes the City Clerk to make said transfers of funds as stated below:

From Fund	To Fund	Amount
General	Fire Service	$189,823.68
General	LCC	$23,500.00
General	Library	$299,118.00
Fire Service	Fire Service Equip - Truck Fund	$50,000.00
Road Use Tax	General – Salaries - Streets	$280,547.33
Employee Benefits	General	$689,933.00
Fire Service	Fire Service Equip - Truck Fund	$67,500.31
TIF Debt Payments	Debt Service	$115,981.00
TIF Debt Payments	Debt Service	$26,410.00
TIF LMI	LMI MM	$15,578.00
Water	General (Administration)	$94,658.10
Water	Sinking Fund	$411,260.00
Wastewater	General (Administration)	$94,658.10
Wastewater	Sinking Fund	$131,140.00
Water MM (Reserves)	Water	$31,667.37
Wastewater MM (Reserves)	Wastewater	$31,667.37
Total Transfers		**$2,553,442.26**

Councilmember ____________________ introduced this Resolution and moved for its adoption.
Councilmember ____________________ seconded the motion to adopt.
The roll was called and the following indicates the result of the vote.

COUNCIL MEMBER	AYES	NAYS	ABSENT	ABSTAIN
CRUMP				
K. SMITH				
SHADA				
D. SMITH				
WEIMER				
HURT				

PASSED AND APPROVED this 22nd day of June, 2026.

____
ROD SMITH, MAYOR

ATTEST:

____
KAYLEE PALMER, CITY CLERK

Shaffer Plumbing and Heating LLC

803 N. Division Ct.
Anamosa, IA 52205

ESTIMATE

Date	ESTIMATE
6/12/2026	210

Name / Address
LAWRENCE COMMUNITY CENTER ANAMOSA, IA 52205

Project

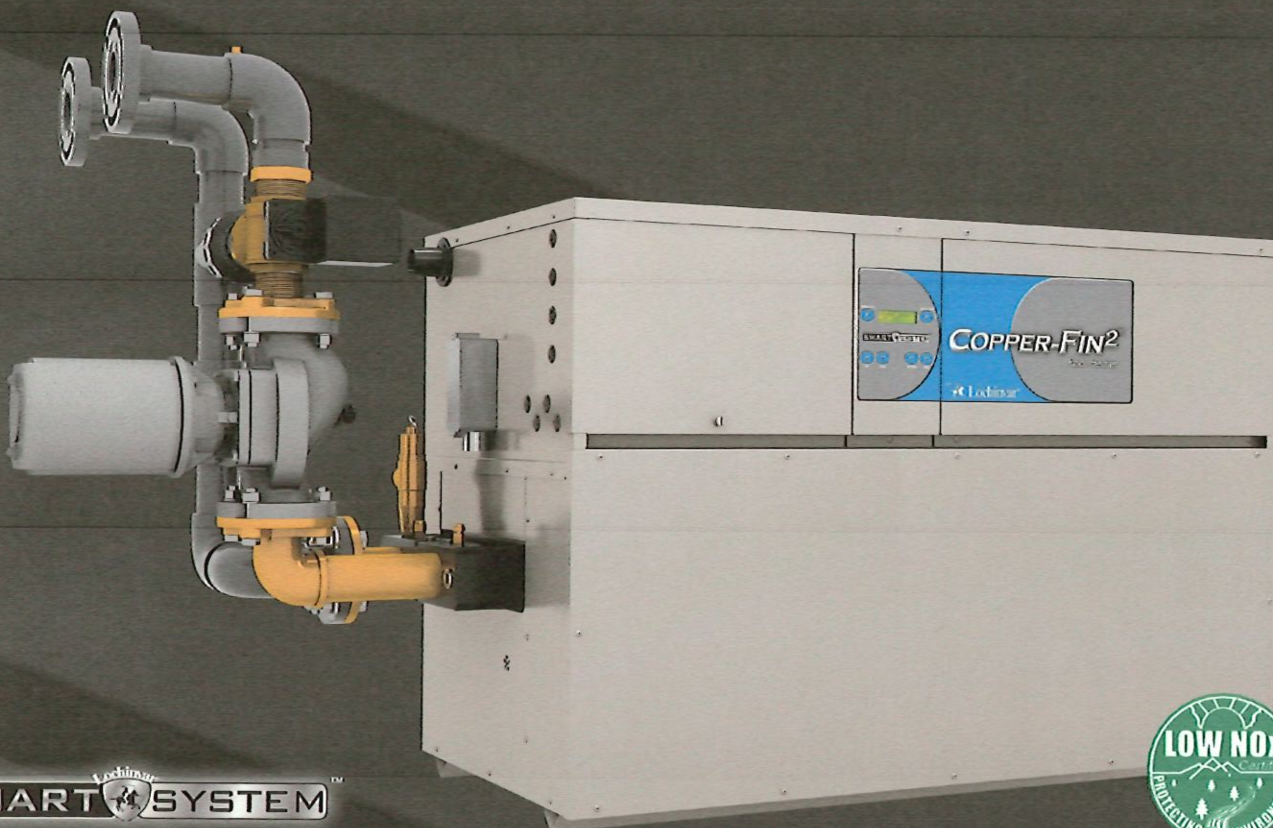
Description	Qty	Rate	Total
LOCHINVAR COPPER-FIN 2. MATERIAL AND INSTALLATION. ***ELECTRICAL BY OTHERS*** ***FREIGHT NOT INCLUDED***	1	47,800.76	47,800.76

1.5% per month (APR 18%) service charge on all invoices past due.

Subtotal	$47,800.76
Sales Tax (0.0%)	$0.00
Total	$47,800.76

HIGH EFFICIENCY
COMMERCIAL POOL HEATERS

COPPER-FIN2®



SMART SYSTEM™

LOW NOx Certified
PROTECTING THE ENVIRONMENT

START WITH A SOLID FOUNDATION

DESIGNED ★ ENGINEERED ★ ASSEMBLED
USA

Lochinvar®

COPPER-FIN²®

THE FOUNDATION OF LOCHINVAR BECOMES STRONGER

Copper-finned tube, non-condensing appliances are the foundation of Lochinvar's success. In 1993, Lochinvar introduced the Copper-Fin², the first horizontal chassis, copper-finned tube pool heater to operate with fan-assisted combustion. Now, the Copper-Fin² is even better. Along with high thermal efficiency, gasketless heat exchangers and multiple venting options we have added Lochinvar's exclusive SMART SYSTEM™ control.

Eight models from 500,000 to 2,070,000 Btu/hr input provide you with exceptional products with a long list of new features in addition to the established features that redefined the industry. The Copper-Fin² was the first proportional fired, fan assisted pool heater on the market. Every model features a small footprint for easy passage through a 36" door, low NOx – third party tested to less than 20 PPM, Stack Frames that can put twice the Btu/hr input in the same space and vent diameters up to 8" smaller than conventional atmospheric pool heaters.

THERMAL EFFICIENCY

Copper-Fin² pool heaters offer a remarkably high thermal efficiency, dramatically reducing the operating cost of the equipment. Copper-Fin² achieves this efficiency through the combination of an advanced fan assisted combustion system and a gasketless heat exchanger. The heat energy from the combustion process is transferred to the water as it passes through the copper finned tube heat exchanger. The sealed combustion design of the Copper-Fin² eliminates external heat losses, this means the energy dollars heat the water, not the mechanical room.

GASKETLESS HEAT EXCHANGER

In 1989, Lochinvar was the first manufacturer to offer gasketless copper-finned tube heat exchangers. Our unique gasketless design enhances reliability by eliminating o-rings and gaskets found on other brands. The heat exchanger features glass lined headers and copper-finned tubes with extruded integral fins spaced 7 fins per inch for exceptional heat transfer. The heat exchanger is built to ASME construction standards for 160 psi working pressure and is backed by a five year warranty.

SPACE SAVING, SERVICE FRIENDLY DESIGN

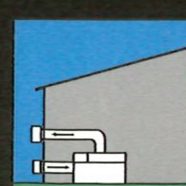
Our enhanced Copper-Fin² models offer the same reliable operation in a new service friendly design. The gas inlet, internal controls and Building Management connections have been repositioned to the front of the appliance for easier service and simpler installation. The built-in air filter reduces maintenance and improves performance with a field convertible option to install the air intake on the rear or the right side of the pool heater. In addition, Lochinvar was the first manufacturer to offer factory welded Stack Frames that allow you to put two pool heaters in the space for one.

STACK FRAME

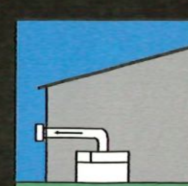
MULTIPLE VENTING OPTIONS

The Copper-Fin² offers eight venting options to meet the most challenging installation requirements. The Copper-Fin² can vent vertically in Category I with double wall "B" vent or horizontally in Category IV with AL29-4C stainless steel vent material. Vent termination can be Rooftop or Sidewall with combustion air drawn naturally from the equipment room or via dedicated air intake piping. And if floor space is limited, the Copper-Fin² pool heater can be installed outdoors with an optional Outdoor Vent Cap.

DirectAire Vent



Sidewall

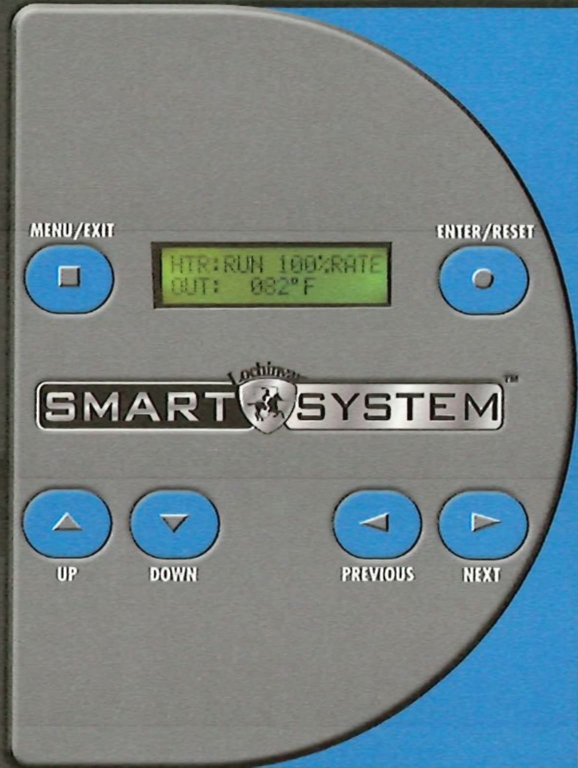


HIGH EFFICIENCY COMMERCIAL POOL HEATERS

Lochinvar SMART SYSTEM™

REFINED DESIGN PUTS MORE CONTROL AND INFORMATION AT YOUR FINGERTIPS

The most exciting addition to the Copper-Fin² is the SMART SYSTEM™ control. The SMART SYSTEM is an advanced, state of the art integrated operating control. We introduced the SMART SYSTEM control in 2005 and it has delivered proven operation in thousands of demanding commercial applications. The control provides the installer, owners and operators with precise temperature control and diagnostic information.



ADVANCED FEATURES INCLUDE:

- 2-Line, 16 Character LCD display of Setup, System Status and Diagnostic Data in Words, not codes
- Built-in Cascade sequencer controlling up to 8 Pool Heaters
- Modbus protocol - optional

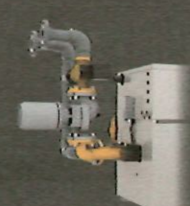
PROPORTIONAL FIRING

Proportional firing divides a single manifold of multiple burners into smaller, independent stages.

With up to four stages of individual operation, the Smart System control can reduce the firing rate down to approximately 25% Btu/hr input. This simple but effective design matches the pool heater's firing capacity to the heat loss of the pool or spa. Full fire or On/Off combustion systems often fire the entire gas train in short, inefficient bursts. Stage firing delivers the Btu's required in smoother and longer burn cycles which will improve operation and reduce component fatigue.

AUTOMATIC PUMPED BYPASS

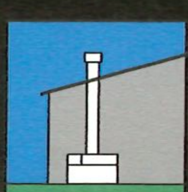
All Copper-Fin² pool heaters are equipped with an automatic pumped bypass ensuring proper flow and return water temperatures to the heat exchanger resulting in longer life and trouble free operation.



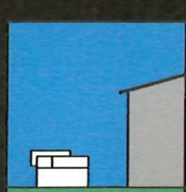
The automatic pumped bypass is provided as standard equipment in a horizontal configuration. A vertical configuration* is also available offering the flexibility to meet mechanical room space requirements or piping constraints.

** Horizontal shown*

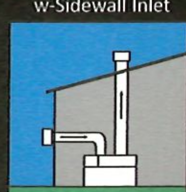
Conventional



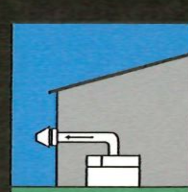
Outdoor



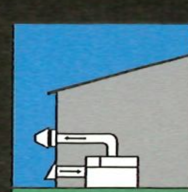
DirectAire Vertical w-Sidewall Inlet



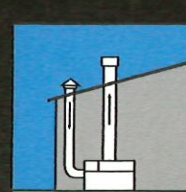
Powered Sidewall



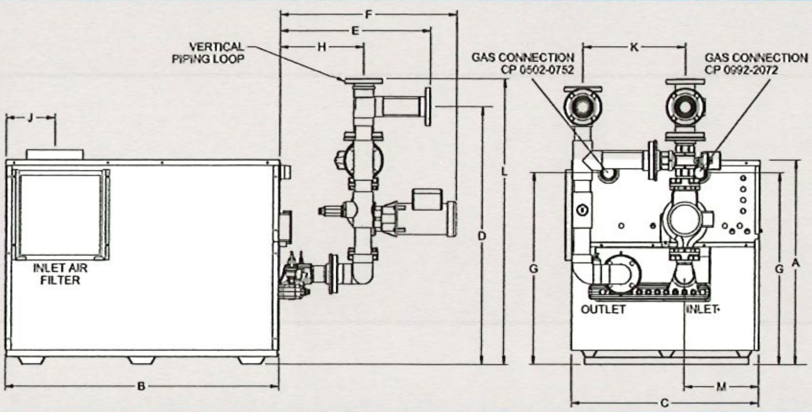
Power DirectAire Horizontal



DirectAire Vertical



COPPER-FIN2® COMMERCIAL GAS POOL HEATER DIMENSIONS & SPECIFICATIONS



Model Number	Input Btu/Hr	A	B	C	D	E	F	G	H	J	K	L	M	Vent Size	Air Inlet	Gas Conn	Ship Wt.
CPN502	500,000	31-1/2"	45-1/2"	22-1/4"	38"	20-1/4"	26-1/2"	29"	9-3/4"	7"	12-3/4"	41-1/4"	9"	6"	6"	1-1/4"	605
CPN652	650,000	31-1/2"	56-3/4"	22-1/4"	38"	20-1/4"	26-1/2"	29"	9-3/4"	8-1/2"	12-3/4"	41-1/4"	9"	8"	8"	1-1/4"	677
CPN752	750,000	31-1/2"	64"	22-1/4"	38"	20-1/4"	26-1/2"	29"	9-3/4"	8-1/2"	12-3/4"	41-1/4"	9"	8"	8"	1-1/4"	713
CPN0992	990,000	36"	48-1/4"	33-1/2"	48-1/4"	26-3/4"	30-1/4"	33-1/4"	13-1/4"	8-1/2"	18-1/4 "	52"	13"	10"	10"	2"	864
CPN1262	1,260,000	36"	58-1/2"	33-1/2"	48-1/4"	26-3/4"	30-1/4"	33-1/4"	13-1/4"	10-1/2"	18-1/4 "	52"	13"	12"	12"	2"	954
CPN1442	1,440,000	36"	68-3/4"	33-1/2"	48-1/4"	26-3/4"	30-1/4"	33-1/4"	13-1/4"	10-1/2"	18-1/4 "	52"	13"	12"	12"	2"	1,042
CPN1802*	1,800,000	36"	82-1/4"	33-1/2"	48-1/4"	26-3/4"	30-1/4"	33-1/4"	13-1/4"	11"	18-1/4 "	52"	13"	14"	12"	2"	1,233
CPN2072*	2,070,000	36"	92-1/2"	33-1/2"	48-1/4"	26-3/4"	30-1/4"	33-1/4"	13-1/4"	11"	18-1/4 "	52"	13"	14"	12"	2"	1,200

Notes: *Change 'N' to 'L' for LP gas models.* *No deration on LP models.*
Water connections for models CP 0502-0752 are 2" flanged. *Water connections for models CP 0992-2072 are 2-1/2" flanged*
*Performance data is based on manufacturer test results. *Cupro-Nickel Heat Exchanger is standard on these models.*

STANDARD FEATURES

> **85% Thermal Efficiency**
> **Proportional Firing up to 4:1 Turndown**
- Hot Surface Ignition
- Low NOx Operation
- Sealed Combustion
- Low Gas Pressure Operation

> **Vertical & Horizontal Venting**
- Category I Venting
  - Double Wall "B" Vent Material
- Category IV Venting
  - AL29-4C Stainless Steel Vent Material

> **ASME Copper Finned Tube Heat Exchanger**
- ASME Certified, "H" Stamped
- Gasketless design
- 160 psi working pressure
- On/Off Switch
- Adjustable High Limit w/ Manual Reset
- Combustible Floor Rated (0992-2072)
- Temperature & Pressure Gauge
- High & Low Gas Pressure Switches w/ Manual Reset
- Flow Switch
- All Bronze Pump
- Low Air Pressure Switch
- Inlet & Outlet Temperature Sensors
- Easy Access Terminal Strips
- Downstream Test Cocks
- 150 psi ASME Temperature & Pressure Relief Valve
- 1 Year Warranty on Parts (See Warranty for Details)
- 5 Year Limited Warranty on Heat Exchanger (See Warranty for Details)

SMART SYSTEM™ FEATURES

> **SMART SYSTEM™ Operating Control**
- 2 Line/16 Character LCD Display
- Built in Cascading Sequencer for up to 8 heaters
- Password Security
- Low Water Flow Control & Indication
- Inlet & Outlet Temperature Readout
- Freeze Protection
- Service Reminder
- Time Clock

> **Data Logging**
- Hours Running
- Ignition Attempts
- Last 10 Lockouts

> **Pump Control**
- Pool Heater Pump

> **High Voltage Terminal Strip**
- 120 VAC / 60 Hertz / 1 Phase Power Supply
- Pump Contacts with Pump Relay

> **Low Voltage Terminal Strip**
- 24 VAC Auxiliary Device Relay Output - Louvers
- Auxiliary Proving Switch Contacts - Louvers
- Alarm on Any Failure Contacts
- Runtime Contacts
- Contacts on Any Failure
- Contacts for Air Louvers
- Unit Enable/Disable Contacts
- 0-10V Rate Contacts
- Pool Sensor Contacts
- Pool Supply Sensor Contacts
- Cascade Contacts

Registered under U.S. Patent # 5,989,020

OPTIONAL EQUIPMENT

- Vertical Bypass Loop
- Alarm on Any Failure
- Cupro-Nickel Heat Exchanger
- Low Water Cut Off, Probe Type w/ Manual Reset & Test
- Texas Pool Code (Outdoor Flow Switch and T&P Gauge)
- Modbus Communications
- Combustible Floor Kit (0502-0752)
- Stack Frame
- Bronze Headers (0992-2072)

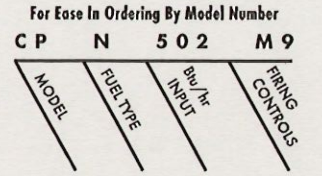
FIRING CODES

- M7 Firing Code - California Code
- M9 Firing Code - Hot surface ignition with Electronic Supervision

CERTIFICATIONS

- ANSI Z21.56/CSA 4.7 certified
- CSD1 / Factory Mutual / GE Gap compliant
- South Coast Air Quality Management District registered
- Texas Commission on Environmental Quality

For Ease In Ordering By Model Number



This heater is 500,000 Btu/hr natural gas Copper-Fin 2 Pool Heater. It has M9 firing controls.

Shaffer Plumbing and Heating LLC

803 N. Division Ct.
Anamosa, IA 52205

ESTIMATE

Date	ESTIMATE
6/12/2026	212

Name / Address
LAWRENCE COMMUNITY CENTER ANAMOSA, IA 52205

Project

Description	Qty	Rate	Total
DELTA COMMERCIAL POOL HEATER.	1	61,140.64	61,140.64
CURRENTLY 2 IN STOCK			
FREIGHT NOT INCLUDED			
ELECTRICAL BY OTHERS			

1.5% per month (APR 18%) service charge on all invoices past due.

Subtotal	$61,140.64
Sales Tax (0.0%)	$0.00
Total	$61,140.64

Raypak
A Rheem Company

SUSTAINABILITY STANDOUT

This product meets a stringent set of our company's internally defined sustainability standards.

HI DELTA®

Simple design, reliable performance.

MID EFFICIENCY

300 MBTUH - 2.3 MMBTUH

- H 84% Efficiency
- WH 83.1-85% Efficiency
- P 83.1% Efficiency[3]

CASCADE 8 · V · COLD WATER PROTECTION

Click icon or view standalone page to learn more.

Reliable Performance

- Simple multi-stage operation and fixed blower motors for reliable performance and easy maintenance
- Compatible with Cold Water Start and Cold Water Run systems for extended system protection
- Innovative patented burner "security blanket" minimizes downtime and prevents metal fatigue, extending the life of the unit

Venting Flexibility

- Direct vent capable
- Ducted combustion air ready with rear vent option available for easy installation in any space
- Cat I vertical venting, Cat III sidewall venting (no extractor required for most applications)

Installation Versatility

- Vertically stack units with no offset with the SureRack™ Kit – perfect for small areas[1]
- Indoor/outdoor construction with waterproof controls for enhanced durability and longer life
- Flex Gas Dual-Fuel System allows for rapid fuel switchover between natural gas and propane while firing for interruptible-fuel applications — in less than one minute.[2]

Simple Controls

- VERSA IC controls with LCD display
- Easy front access for simple setup and troubleshooting
- Cascade up to 8 units in parallel or sequential modulation modes for precise control and optimization

Applicable for heating in hospitals, schools, industrial processes, and more.

Optional Features

- ☑ Cupronickel heat exchanger
- ☑ Fixed speed pump
- ☑ Flex Gas dual-fuel system
- ☑ Cold Water Protection
- ☑ BACnet gateway
- ☑ SureRack™

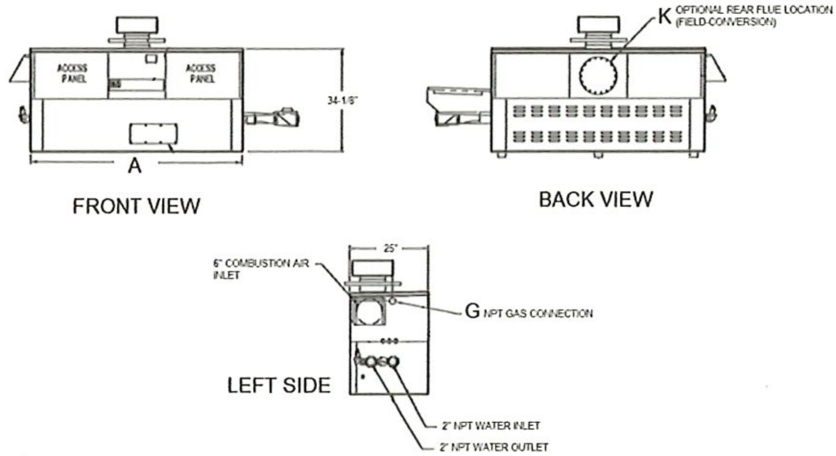
[1]Units remain fully serviceable when stacked.
[2]Not available on 2002C model.
Factory-installed and tested system.

Hi Delta Boilers and Water Heaters
Models 302C - 2342C

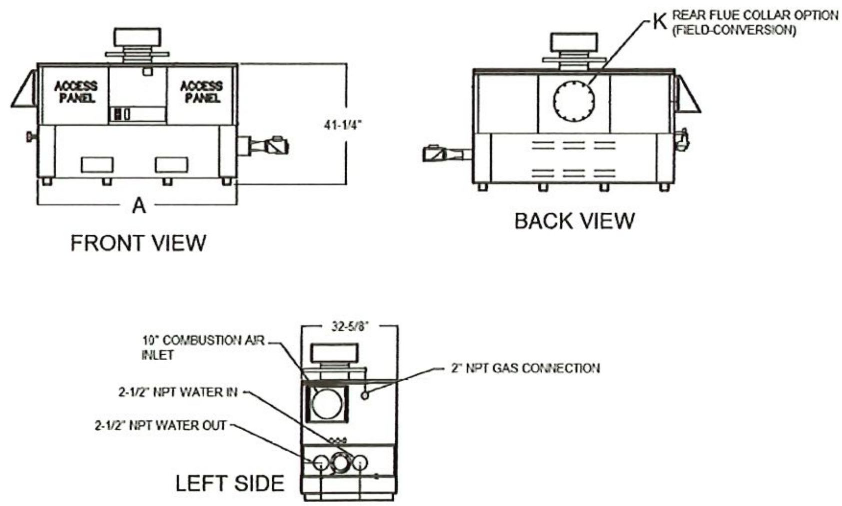
Model	MBTUH Input[1]	MBTUH Output[1]		Dimensions In.		
		Type H 84%	Type WH 85%[2]	A Width	G	K Flue
302C	300	252	255	36	3/4	5
402C	399	335	339	43	3/4	6
502C	500	420	425	50	1-1/4	6
652C	650	546	553	60-1/2	1-1/4	8
752C	750	630	638	67-1/2	1-1/4	8
902C	900	756	765	78	1-1/4	8
992C	990	832	842	57-1/8	2	10
1262C	1260	1058	1071	68-1/2	2	12
1532C	1530	1285	1301	79-7/8	2	12
1802C	1800	1512	1530	91-1/8	2	14
2002C[3]	1999	1679	1699	102-1/2	2	14
2072C	2070	1739	1760	102-1/2	2	14
2342C	2340	1966	1989	113-7/8	2	16

[1] Ratings for models 302C-2342C for natural or propane gas and for elevations up to 4,500 ft. above sea level. For higher elevations, consult the factory.
[2] These effeciencies are for a copper heat exchanger. See product submttal for CuNi efficiency data.
[3] Natural gas only. Not available for propane.

Hi Delta 302C-902C Boilers



Hi Delta 992C-2342C Boilers



28E AGREEMENT BETWEEN THE
CITY OF ANAMOSA, IOWA
and
THE ANAMOSA COMMUNITY SCHOOL DISTRICT
FORA SCHOOL RESOURCE OFFICER PROGRAM

This agreement made and entered into this 1" of July, 2025, by and between the ANAMOSA COMMUNITY SCHOOL DISTRICT (hereinafter referred to as "District") and the CITY OF ANAMOSA, IOWA (hereinafter referred to as "City").

This agreement Is entered into pursuant to the provisions of Chapter 28E, Code of Iowa. After the execution of this agreement by the District and the City, it shall be filed in the office of the Secretary of State. It is understood that this agreement is between two public agencies and that a separate legal or administrative entity will not be created under this agreement. The City Administrator of Anamosa and the Superintendent of the District shall be the designated administrators of this agreement for the purposes of Iowa Code Chapter 28E.

PURPOSE

The parties share a mutual concern to maintain an atmosphere In the District where school staff and students feel free from intimidation and have a safe learning environment. A School Resource Officer (hereinafter referred to as "SRO") would present a cooperative approach towards addressing these concerns.

SRO programs are recognized nationally as programs that effectively establish positive working relationships between the schools and the police department. The SRO will assist school administrators by taking immediate action when police intervention is warranted. Additionally, the SRO will provide guidance and support in assisting school staff, students, and parents with a variety of non-emergency police related matters.

GOALS

The goals of the School Resource Officer Program are as follows:

1. Help create an environment where students and staff feel safe and supported
2. Improve the physical security of the district through patrols and security audits

3. Promote positive connections between students, staff, and the police department
4. Provide educational opportunities and training for students and staff
5. Deter and respond to school-based crimes
6. Use a trauma informed approach and restorative justice practices when addressing issues
7, Provide informal counseling and/or support to students and staff

SELECTION

The SRO will be a certified police officer who will be assigned to the District's high school, middle school, and elementary school campuses during the period of the school year. The SRO will be subject to the normal hiring process of the Anamosa Police Department and City of Anamosa; to Include a competitive application process, criminal history/background check, Physical Ability Test (as required), Police Officer Selection Test (as required), MMPI-2 Psychological Testing, and Pre-Employment Physical & Drug Screening. A committee of representatives, from both the City and District, shall conduct Interviews with candidates and the Police Chief will select a qualified candidate who is a certified, non-probationary law enforcement officer who maintains at least the minimum qualifications required for employment with the Anamosa Police Department. The selected candidate will be recommended to the City Administrator. Upon approval of the City Administrator, a Conditional Offer of Employment shall be extended to the recommended candidate and forwarded onto the Anamosa City Council for final approval of employment and wages.

TRAINING

The SRO must attend a Basic SRO training within 6 months of appointment to the position or as soon as practical. It is suggested the SRO attend Single Officer Response {SOR) training for active threats.

SUPERVISION

Within the school setting, the principals will serve as the on-site supervisor for the assigned SRO. However, the Chief of Police, or their designee, will ultimately retain authority and responsibility for the SRO, but and the SRO will follow the normal chain of command for the Anamosa Police

Department, The SRO Is subject to all policies of the Anamosa Police Department and the City of Anamosa.

EVALUATION

The Chief of Police, in consultation with the District, will complete performance evaluations for the SRO yearly, The Chief of Police will also conduct a review of the activities of the SRO periodically and provide the results to the District and the City upon written request.

COMPLAINTS

Complaints about the conduct or performance of the SRO will be submitted to the Chief of Police in writing and follow normal complaint procedures/process of the Anamosa Police Department.

REMOVAL

In the event that the District feels that the SRO is not performing their duties and/or responsibilities adequately, a District representative must notify the Chief of Police in writing, This notification shall describe the deficiencies and establish an in-person meeting between the District and the City within 3 days of receipt of written notice or as soon as reasonably practical. In the event that the City or the Police Department feel that the SRO is not performing their duties and/or responsibilities adequately, the Chief of Police shall notify the District in writing to describe the deficiencies and establish an in-person meeting between the District and the City within 3 days of receipt of written notice or as soon as reasonably practical.

REGULAR DUTY

1. Generally, the SRO shall be on District property from 7:30 am until 3:30 pm working with administrators and students on a flexible and as-needed basis while school is in session,
2. A request for SRO attendance at District Board Meetings, District Planning Sessions, or other Extracurricular School related events both during the District Calendar year and during the School "off season" should be made two weeks in advance to the Chief of Police.

3. If the Chief of Police reassigns the SRO to duties outside of the District for an extended period of time, the monthly invoicing rate shall be adjusted as agreed upon by the District Superintendent and the Chief of Police.

4. The SRO may be temporarily reassigned by the Chief of Police during school holidays, school breaks, vacations, and/or during times of police emergency.

5. In the event school is suspended for more than 10 consecutive in-person school days, the District shall be relieved of obligation of compensation for the duration of the period of suspension at a per diem rate (based on 175 school days).

6. Overtime pay to the SRO shall be 100% covered by the District If the events are school related. Overtime pay to the SRO shall be 100% covered by the City if the events are not school related.

7. In the event that the SRO is unavailable due to vacation, illness, or vacancy of the position that lasts longer than 10 school days, the Chief of Police may temporarily assign another officer to fill in on a short-term basis.

EQUIPMENT/UNIFORM

1. All equipment purchased by the City for the SRO to perform their duty shall be the property of the City.

2. All equipment purchased by the District for the SRO to perform their duty shall be property of the District.

3. The SRO uniform will generally be the regulation patrol uniform (including equipment) of the Anamosa Police Department. This may be adjusted by agreement between the Chief of Police and the District Superintendent.

DUTIES AND RESPONSIBILITIES OF THE SRO

1. Immediately report to the Chief of Police, through the chain of command, all serious or unusual occurrences,

2. Take appropriate law enforcement action to protect against violations of state law and city ordinance, Identify and deter delinquent behavior, including substance abuse. Make arrests only when necessary to protect students, staff, and school property, The SRO will utilize restorative justice practices whenever able.

3. Patrol district property for suspicious activity, unauthorized persons, and breaches of security.

4. Conduct security assessments for all District schools and provide the results and feedback to the District,

5. Work closely with District administrators and staff *on* safety protocols and regulations.

6. Maintain all State and Departmental required certifications as a Police Officer and the required educational certificates to provide the directed instruction within the district. Maintain required and/or minimum SRO certification/training.

7. Coordinate security for crowd control and vehicle control at extracurricular activities and special events as needed.

8. Assist the District to enforce their rules and regulations when possible.

9. Respond to calls as requested by other law enforcement officers.

10. Provide in-service training to help administrators to deal with security and safety related matters.

11. Provide education and Instruction to both students and staff.

12. Provide instructions and directions to others as it pertains to law enforcement matters and emergency situations.

13. Perform other duties as assigned by appropriate supervisory personnel or school administrators (with consent from the Chief of Police).

14. Support the supervision of students with appropriate referrals to District personnel.

15. Provide informal consultation with students and staff as needed.

16. Perform all duties at the designated District locations in uniform and armed.

17. The SRO WILL NOT be part of the District discipline process on acts or incidents that are not deemed to be criminal in nature.

18. The SRO will notify the appropriate building principal of any law enforcement actions taken when possible. SROs will not violate confidentiality and will not jeopardize an active Investigation for these notifications.

19. The SRO will document official actions through the call reporting and records management systems utilized by the Anamosa Police Department,

DUTIES AND RESPONSIBILITIES OF THE DISTRICT

The District shall provide the SRO the following materials and facilities which are deemed necessary to the performance of the SRO's duties and evaluation of the program:

1. Access to an appropriate office setup, which includes file storage, a chair, a desk, and a workspace for use when documentation, interviews, student/parent meetings occur.
2. Access to District Internet service.
3. Training on school specific protocols.
4. The District shall designate the SRO as a "school official" under the Federal Educational Rights and Privacy Act and provide them access to the Student Information System as well as training on proper utilization of the system.
5. Access to a computer and printer.
6. A copy of the District emergency manual and/or emergency plan and any building specific emergency manuals and/or plans.
7. With approval from the Chief of Police, the District may provide training to the SRO so they can provide instruction on topics not related to law enforcement (CPI, Mandt, CPR, etc) to staff and/or students.
8. Provide direction to the SRO as to the amount of time spent in each school. Generally, the goal for time spent in each school will be as follows, but is subject to change:
   I. 40% at Strawberry Hill Elementary School
   ii. 35% at Anamosa Middle School
   iii. 25% at Anamosa High School
9. Collect and report yearly metrics on the impact and activities of the SRO at the District (such as school safety surveys) to be provided to the City by June 15th of each year.

EMPLOYMENT STATUS

The SRO shall at all times remain an employee of the City and shall not be an employee of the District. The District and the City acknowledge that the SRO shall remain responsive to the chain of command of the Anamosa Police Department.

FINANCING

The District and the City agree to jointly cover the cost of the SRO and related equipment. The District will cover a set amount yearly, based on the SRO's salary and other factors. The City shall pay the remainder of the complete cost of the SRO. The scale below represents the cost for year one (FY26) and estimated costs for subsequent years (with 3% Increase yearly).

FY 2026 August 2025-May 2026

District $75,000

FY2027 August 2026-May 2027

District (Modified 6/5/26): $73,578.67

Daily Rate: $449.66

FY2028 August 2027-May 2028

District (Modified 6/5/2026): $75,786

Daily Rate: $463.15

FY2029 August 2028-May 2029

District (Modified 6/5/26): $78,059.45

Daily Rate: $477.05

FY2030 August 2029-May 2030

District (Modified 6/5/26): $80,401.56

Daily Rate: $491.36

The City and the District may share any funds received by either of them from sources other than the City and District, including, and without limitation to, state and federal grants, to the extent permitted by law and allowed by the terms of the grant/award. These funds will be used to lower the annual complete cost of the SRO.

The City will invoice the District 1/12th of the District's share of the wages each month and any applicable overtime.

TERMINATION OF AGREEMENT

The terms of this agreement shall begin on July 1", 2025. This agreement will automatically renew unless terminated by either party upon providing a one-year written notification to the other party, prior to June 30th.

MODIFICATION OF AGREEMENT

This agreement may only be modified by written mutual agreement to amend.

INDEMNIFICATION

To the extent permitted by law, the District agrees to indemnify and hold harmless the City, its officers, agents, and employees, against any and all claims, suits, actions, debts, damages, costs, charges and expenses, including court costs and attorney's fees, and against all liability for property damage and personal injury, including death resulting directly or indirectly therefrom, arising from (i) any material breach of this agreement or (ii) from any acts or

omissions of the District, either active or passive, or those of its agents, employees, assigns, or any other person acting on its behalf in the performance of its obligations, duties, and responsibilities imposed under this agreement.

To the extent permitted by law, the City agrees to indemnify and hold harmless the District, its officers, directors, agents, and employees, against any and all claims, suits, actions, debts, damages, costs, charges and expenses, including court costs and attorney's fees, and against all liability for property damage and personal injury, including death resulting directly or indirectly therefrom, arising from {i) any material breach of this agreement or (ii) from any acts or omissions of the City, either active or passive, or those of its agents, employees, assigns, or any other person acting on Its behalf in the performance of its obligations, duties, and responsibilities imposed under this agreement.

INSURANCE

The City and the District shall each maintain Commercial General Liability insurance for protection of each, respectively, from any liability arising out of any accidents or other occurrence causing any injury and/or damage to any person or property arising from the performance of their obligations under this agreement due directly or indirectly to the actions of the Insured.

The City shall maintain Workers' Compensation insurance tor the SRO as statutorily required by the State of Iowa.

The City and the District each release the other from any claim for recovery for any loss or damages to any of its property that is Insured under valid and collectible Insurance policies to the extent of any recovery collectible wider such insurance, The City and the District shall each waive and, to the extent allowed by law cause its insurance underwriter to waive, Its rights of subrogation with respect to Workers Compensation,

All required insurance shall be obtained from issuers of recognized responsibility licensed to do business in the State of Iowa. Each party shall be furnished with a certificate(s) of insurance required under this agreement upon request. Such policies shall not be modified or canceled except upon at least thirty (30) calendar days' prior written notice to the other party to this agreement. It is specifically agreed that the types and amounts of insurance specified above shall not limit or otherwise affect any party's obligation to indemnify and hold the other party harmless as provided by the indemnification provisions of this agreement. The failure of any party to maintain the insurance coverage and limits required by this agreement shall be considered a material breach of this agreement. However, the failure of any party to declare another party to be In material breach shall not be deemed a waiver by the other party of the right to claim a material breach for a subsequent failure to maintain the required coverage or limits.

TERM

The initial term of this agreement shall begin on July 1•t, 2025 and expire on June 30th, 2026 and shall be automatically renewed annually unless terminated as provided herein.

The City and the District mutually agree that the terms of this agreement shall be reviewed at least every four (4) years to ensure that its language reflects the current expectations of the SRO program, meets standard liability requirements from each party, and aligns with standard legal requirements for similar 28E agreements in tl1e State of Iowa.

NOTICE

All notices under this agreement must be In writing and shall be deemed given when either personally delivered, transmitted by confirmed facsimile or confirmed electronic mail or when received by certified mall at the address below or at another address as designated by a party.

Anamosa Community School District Attention:
Superintendent
200 S Garnavillo Street Anamosa, IA
52205

City of Anamosa
Attention: City Administrator
107 South Ford Street
Anamosa, IA, 52205

SEVERABILITY

If any clause, provision, or section of this agreement shall, for any reason, be held illegal or invalid by any court, the illegality or Invalidity of such clause, provision or section shall not affect any of the remaining clauses, provisions or sections, and this agreement shall be construed and enforced as if such illegal or invalid clause, provision or section had not been contained herein. in case any agreement or obligation contained in this agreement is held to be in violation of law, then such agreement or obligation shall be deemed to be the agreement or obligation of the parties to the full extent permitted by law.

BINDING EFFECT

This agreement shall be binding upon, and inure to the benefit of, the parties and their successors and assigns. However, neither party may assign this agreement without the consent of the other party. This agreement supersedes all prior agreements between the District and the City purporting to establish and finance a School Resource Officer Program.

EXECUTION IN COUNTERPARTS

This agreement may be simultaneously executed in several counterparts, each of which shall be an original and all of which shall constitute but one and the same instrument.

SIGNATURES

Representatives of the Anamosa Community School District and the City of Anamosa sign this agreement by the authority of a resolution adopted by the Anamosa School Board and the Anamosa City Council.

[signature]	Superintendent of Schools	6-15-26
District Representative	Title	Date
[signature]	CHIEF OF POLICE	6/15/26
City Representative	Title	Date

SETTLEMENT AGREEMENT

This Settlement Agreement ("Agreement") is made between Jones County, Iowa ("the County") and the City of Anamosa, Iowa ("the City")(collectively "the Parties").

1. BACKGROUND. The City filed suit in Jones County District Court to seek a declaratory judgment order concerning the responsibilities of the Parties with respect to the maintenance, repair or demolition of the Dillon Military Bridge in Case No. CVCV007902 pursuant to the Parties' 28E Agreement.

2. SETTLEMENT. In consideration for the City's dismissal of Case No. CVCV007902 and the resolution of all the Parties' respective claims, the County and City have agreed as follows:

a) The County agrees, under the supervision of the County Engineer, to undertake lawful selection of a demolition contractor qualified to dismantle and remove the Dillon Military Bridge ("the Bridge") and any of its supporting columns as may be required by law and to coordinate with all regulatory agencies as may be necessary to achieve the same, including but not limited to the United States Army Corps of Engineers, the Iowa Department of Natural Resources., and any other regulatory agency claiming jurisdiction over the Bridge or the Wapsipinicon River channel and flood plain. The County shall complete a public project to lawfully remove the Bridge and the County shall handle all aspects of the same.

b) The County agrees to indemnity, defend and hold harmless the City for any and all claims, lawsuits by the contractor, or other third-party claims arising out of the Board of Supervisors' negligent handling of the public project or the conduct of its selected contractor. However, this provision shall not apply to the City's commitment to pay for one-half of the reasonable and necessary cost of the project as agreed between the Parties in Paragraph 3 below.

c) Said public project shall be commenced by the County as soon as practicable and completed within twenty-four (24) months from the execution of this Settlement Agreement by the Parties. The County's contractor shall commence work on the project not later than one hundred and fifty (150) days from execution of this Settlement Agreement by the Parties.

d) The County agrees to ensure the work is done in a lawful manner and consistent with all regulatory requirements, including but not limited to federal and state flood plain regulations.
e) The County agrees to obtain all necessary permits for the work.
f) The County agrees to obtain the least expensive price for lawful removal of the Bridge and submit the same for approval by the Anamosa City Council prior to commencement of the work.
g) The County agrees to timely share with the Anamosa City Council, as the project progresses, all bid documents, bid responses, bid selection documents, resolutions, regulatory communications and all other documents related to the dismantling and removal project.
h) The City agrees to withdraw its demand for refurbishment or repair of the Bridge and to support the dismantling of the Bridge in the most economical way possible.
i) The County and City acknowledge there is a disputed issue of ownership and neither Party makes any admission regarding this issue, or the import of any statements set forth in their 28E agreement, which was the subject of Case No. CVCV007902.

3. **SHARING OF COSTS EQUALLY**. The City and County agree to share equally the costs of the entire project required for removal of the Bridge, including any permitting costs. As sums become due on the project, the County shall submit said invoices to the City Council for approval and reimbursement. The City shall approve the same within thirty (30) days of submission of the invoices and shall transmit reimbursement of one-half of the invoiced costs to the County within ten (10) days of passage of the City's claim resolution.

4. DISMISSAL AND WAIVER OF CLAIMS. The City agrees to dismiss Jones County Case No. CVCV007902, with prejudice within ten (10) days following approval of this Agreement by the Jones County Board of Supervisors and the Anamosa City Council. The Parties hereby waive all of their respective claims set forth in Case No. CVCV007902. However, this waiver shall not waive any claim arising out of this Settlement Agreement, or a breach of the same.

5. GENERAL PROVISIONS.

(a) Severability. If any term of this Agreement is deemed unenforceable or invalid for any reason, that term shall be severed from this Agreement and the remaining terms of this Agreement shall be given affect to the greatest extent possible without the unenforceable or invalid provision.

(b) Integration. This Agreement constitutes the entire understanding and intent of the parties. This Agreement supersedes all prior negotiations, discussions, and representations by the parties. It may not be modified unless the modification is done through a written document signed by all parties. This Agreement is made solely in reliance upon each of the parties' own knowledge, belief and judgment. No representations have been on matters that include, without limitation, issues relating to the tax consequences of this Agreement.

(c) No Admission. This Agreement is part of a settlement of uncertain and disputed claims and is not an admission of any liability or fact of any kind whatsoever.

(d) Counsel/Knowledge. All parties to this Agreement are represented by attorneys. All parties are signing this Agreement solely upon their own knowledge, belief and judgment and not upon any representation made by any other party.

(e) Applicable Law. This Agreement shall be construed pursuant to the laws of the State of Iowa. This Agreement shall not be construed either in favor of one party or against one party, but pursuant to the fair and reasonable interpretation of the language used.

(f) Additional Documents. All parties agree to take any additional action, such as, but without limitation, executing supplemental, administrative, or clerical documents that are necessary or appropriate to give full force and effect to the terms and intentions of this Agreement.

(g) Costs and Litigation Fees. Each party shall be responsible for paying their own costs, attorney fees, and other litigation expenses.

(h) Open Records. The Parties recognize that each shall comply with the Iowa Open Records Act.

Agreed:

JONES COUNTY, IOWA

______________________________ ___________
Chair, Jones County Board of Supervisors Date
(By resolution or motion dated _____________)

______________________________ ___________
Attest Date

CITY OF ANIMOSA, IOWA

By:______________________________ ____________
Rod Smith, Mayor DATE
(By resolution dated _______________)

Attest:

____
Kaylee Palmer, City Clerk

HRGreen

CHANGE ORDER

HR Green, Inc.
8710 Earhart Lane SW
Cedar Rapids, IA 52404
(319) 841-4000

Distribution:

Owner	X
Engineer	X
Contractor	X
Field	
Other	

Project: Sanitary Sewer Rehabilitation Near Elm St. and Hickory St.		**Change Order No.**	1
		Date	June 22, 2026
To Contractor: Boomerang Corp. 13225 Circle Dr. Suite A, PO Box 227 Anamosa, IA 52205		**Project No.**	2403955
		Original Contract Date	January 7, 2026

The contract is changed as Follows:

Change Order #1 includes the following:
1) Sanitary Service Reinstatement (301 S Elm St.): services (typ 2) will be reinstated from inside the building instead of being reinstated from within the sewer due to the ovality of the pipe and concerns that the robotic cutter is not a practical alternative.
2) Storm Sewer Replacement Under Driveway (200 Mechanic St.): Approximately 25 feet of corrugated metal pipe will need to be excavated and replaced prior to lining the downstream section of storm sewer. This is due to the condition and severe joint offset of the sewer under the driveway and was not visible through televising.
3) Schedule Extension associated with the above items.

Item Number	Description	Unit	Unit Cost	Quantity Change	Sub-Total
CO1-1a	Sanitary Sewer Service Reinstatements Under Concrete Floor (301 S Elm St.)	LS	$ 23,035.00	1	$ 23,035.00
CO1-1b	Credit for 2 Service Reinstatements from Within Sewer	EA	$ (6,400.00)	2	$ (12,800.00)
CO1-2a	Storm Sewer Replacement Under Driveway (200 Mechanic St.)	LS	$ 11,700.00	1	$ 11,700.00
CO1-2b	Credit for UV Cure Substitution	LF	$ (156.50)	80	$ (12,520.00)
				Total Cost	$ 9,415.00

The original (Contract Sum) was	$ 669,150.84
Net change by previously authorized Change Orders	$ -
The (Contract Sum) prior to this Change Order was	$ 669,150.84
The (Contract Sum) will be increased by this Change Order in the amount of	$ 9,415.00
The new (Contract Sum) including this Change order will be	$ 678,565.84
The Contract Time will be (increased) by	90 Days
The date of Final Completion as of the date of this Change Order therefore is	August 31, 2026

NOT VALID UNTIL SIGNED BY THE CONTRACTOR, OWNER'S REPRESENTATIVE, if applicable, **AND OWNER**

Contractor	Owner's Representative	Owner
Boomerang Corp.	**HR Green, Inc.**	**City of Anamosa, IA**
By: [signature]	By: Haley Jirik	By:
Date: 6/16/2026	Date: 6/16/2026	Date:

EAST CENTRAL IOWA
COUNCIL OF GOVERNMENTS
YOUR REGIONAL PLANNING AGENCY

700 16th Street NE, Suite 301
Cedar Rapids, IA 52402

Invoice

Date	Invoice #
5/29/2026	11728

Phone #	Fax #
319-289-0057	319-365-9981

Bill To
CITY OF ANAMOSA 107 S FORD STREET ANAMOSA IA 52205

Approved by:

Quantity	Description	Rate	Amount
	DOWNTOWN REVITALIZATION CDBG 25-DTR-002		
6	ADMINISTRATION HOURS - CONTRACTOR CLEARANCES - PAY APP COMPLIANCE	75.00	450.00

Please remit payment within 30 days.

Total $450.00

Please Remit To:
HR Green, Inc.
PO Box 8213
Des Moines, IA 50301-8213
319-841-4000

Steve Agnitsch
City of Anamosa, IA
107 S Ford Street
Anamosa, IA 52205-1841

June 15, 2026
Project No: 2403955.01
Invoice No: 203584

Invoice Total: $2,257.15

Project 2403955.01 Anamosa, IA - Elm St & Hickory St Sewer CPS
Sanitary Sewer Rehabilitation Near Elm St and Hickory St
Construction Phase Services, includes amendment 1

Send Invoice to Jeremiah Hoyt at jeremiah.hoyt@anamosa-ia.org and copy Kaylee Palmer at kaylee.palmer@anamosa-ia.org

Professional Services Through June 05, 2026

Phase 1000 Construction Phase Services

Professional Personnel

	Hours	Amount	
Professional	10.00	2,160.00	
Totals	10.00	2,160.00	
Total Labor			**2,160.00**

Reimbursable Expenses

Mileage	97.15	
Total Reimbursables	**97.15**	**97.15**

Total this Phase $2,257.15

Billing Limits	**Current**	**Prior**	**To-Date**
Total Billings	2,257.15	2,780.00	5,037.15
Limit			8,200.00
Remaining			3,162.85

Total this Invoice $2,257.15

Payment is due within 30 days unless prior arrangements are made. Interest of 1.5% per month will be levied on overdue balances.

Please Remit To:
HR Green, Inc.
PO Box 8213
Des Moines, IA 50301-8213
319-841-4000

Steve Agnitsch
City of Anamosa, IA
107 S Ford Street
Anamosa, IA 52205-1841

June 15, 2026
Project No: 2202515-0000
Invoice No: 203587

Invoice Total: $5,200.00

Project 2202515-0000 Anamosa, IA - WTP Aerator Equipment Replacement
Water Treatment Plant Aerator Replacement
Design and Bid Phase Services
Includes Amendment 1 Construction Phase Services

Send Invoice to Jeremiah Hoyt at jeremiah.hoyt@anamosa-ia.org and copy Kaylee Palmer at kaylee.palmer@anamosa-ia.org

Professional Services Through June 05, 2026

Phase 01 WTP Aerator Equipment Replacement

Fee

Total Fee	52,000.00			
Percent Complete	74.6154	Total Earned	38,800.00	
		Previous Fee Billing	33,600.00	
		Current Fee Billing	5,200.00	
		Total Fee		**5,200.00**

Billing Limits	**Current**	**Prior**	**To-Date**
Total Billings	5,200.00	33,600.00	38,800.00
Limit			52,000.00
Remaining			13,200.00

Total this Phase $5,200.00

Total this Invoice $5,200.00

Payment is due within 30 days unless prior arrangements are made. Interest of 1.5% per month will be levied on overdue balances.

City of Anamosa
107 South Ford Street
Anamosa, IA 52205

June 16, 2026
Project No: 2400220
Invoice No: 2500643

Project 2400220 Anamosa Downtown Revitalization Facade Project-Phase 3

Professional Services from May 01, 2026 to May 31, 2026

Task 400 Bidding

Fee

Total Fee 6,500.00

Billing Phase	**Percent of Fee**	**Fee**	**Percent Complete**	**Earned**	
Bidding	100.00	6,500.00	100.00	6,500.00	
		Total Earned		**6,500.00**	
		Previous Fee Billing		6,500.00	
		Current Fee Billing		0.00	
		Total Fee			**0.00**

Reimbursable Expenses

Reproductions/Photocopy

5/28/2026	Rapids Reproductions Inc	Anamosa DTR print job		88.08	
	Total Reimbursables		**1.1 times**	**88.08**	**96.89**

Total this Task $96.89

Task 500 Construction Administration

Professional Personnel

	Hours	**Rate**	**Amount**	
Employee				
Branez Condorena, Ingrid	5.00	148.00	740.00	
Jordan, Bethany	21.25	179.00	3,803.75	
Totals	26.25		4,543.75	
Total Labor				**4,543.75**

Billing Limits	**Current**	**Prior**	**To-Date**
Labor	4,543.75	5,466.25	10,010.00
Limit			43,500.00
Remaining			33,490.00

Total this Task $4,543.75

Total this Invoice $4,640.64

Outstanding Invoices

Number	Date	Balance
2500608	5/1/2026	2,602.25
Total		**2,602.25**

Rapids Reproductions Inc
6015 Huntington Ct NE
Cedar Rapids IA 52402
United States
Phone:319-364-2473
Email: info@rapidsrepro.com

Invoice

Date: 5/27/2026

Invoice # INVCR11319

Sales Order #SOCR15237

Customer CU10513

Terms Net 30

Martin Gardner Architecture PC
700 11th St Ste 200
Marion IA 52302

Shipped To:
Martin Gardner Architecture PC
6015 Huntington Ct NE
Cedar Rapids IA 52402

Order Placed By	PO #	Ship Via	Order Writer	Due Date
Kristin Neppl	Anamosa Downtown Revitalization Facade	Pick Up	Hannah Eicher	6/26/2026

Item	Description	Quantity	UOM	Lot/Serial	Unit Price	Amount
RXMPLOTBW BW Drawings by Square Foot	36x24" 27 pages, 1/2 scale = Arch B	54	Sqft		$0.83	$44.82
COPIES0811 BW 8.5x11 White Bond	Specs, Double-Sided	372	Each		$0.092	$34.22
ROBCOVER Cover Set Card Stock printed front back blank	Spec Book Covers	2	Each		$0.64	$1.28
ROBCOMB1 Comb Binding 1"		1	Each		$2.00	$2.00

Remit Address:
PO Box 11277 Cedar Rapids, IA 52410

Click Here To Pay

Subtotal	$82.32
Tax Total	$5.76
Freight	$0.00
Total	$88.08
Payment	-$0.00
Balance Due	$88.08

Thank you for your business
Return Policy: Authorized returns only, subject to a 15% restocking charge.

Cedar Rapids | Clive | Cedar Falls | Davenport | Dubuque | Iowa City

HRGreen

150 1st Ave NE, Suite 300
Cedar Rapids, IA 52401
Main 319.841.4000 + **Fax** 713.965.0044

HRGREEN.COM

June 17, 2026

Jeremiah Hoyt
City Administrator
City of Anamosa
107 S. Ford Street
Anamosa, IA 52205

Re: Water Treatment Plant Aerator Replacement
Contractor's Pay Request No. 2

Dear Jeremiah,

Enclosed is Payment Application No. 2 from Woodruff Construction for the above-referenced project. This payment application includes stored materials for the Aerator and fittings for the interior piping revisions. The total request for Pay Request No. 2 is $106,988.09. This payment application represents approximately 48% of the total contract value not including retainage. We have reviewed and recommend full partial payment of Payment Application No. 2 as submitted by Woodruff. Please execute the pay application and distribute copies to all parties.

Sincerely,

HR GREEN, INC.

Josh Scanlon, P.E.
Project Manager

\\hrgreen.com\HRG\Data\2022\2202515\Construction\Payment\Pay_Applications\02\ltr-20260617-Woodruff_Pay_Request_2.docx

EJCDC
ENGINEERS JOINT CONTRACT DOCUMENTS COMMITTEE

Contractor's Application for Payment No. 2

	Application Period: 6/1/2026 - 6/17/2026	Application Date: 6/17/2026
To (Owner): City of Anamosa	From (Contractor): Woodruff Construction	Via (Engineer): HR Green
Project: Water Treatment Plant Aerator Replacement	Contract:	
Owner's Contract No.:	Contractor's Project No.: 25-106	Engineer's Project No.:

Application For Payment

Change Order Summary

Approved Change Orders		
Number	Additions	Deductions
TOTALS		
NET CHANGE BY CHANGE ORDERS		

1. ORIGINAL CONTRACT PRICE	$	**$233,730.00**
2. Net change by Change Orders	$	
3. Current Contract Price (Line 1 ± 2)	$	**$233,730.00**
4. TOTAL COMPLETED AND STORED TO DATE (Column F total on Progress Estimates)	$	**$112,397.00**
5. RETAINAGE:		
a. 3% X $ 3,100.00 **Work Completed**	$	**$93.00**
b. 3% X $109,297.00 **Stored Material**	$	**$3,278.91**
c. Total Retainage (Line 5.a + Line 5.b)	$	**$3,371.91**
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5.c)	$	**$109,025.09**
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)	$	**$2,037.00**
8. AMOUNT DUE THIS APPLICATION	$	**$106,988.09**
9. BALANCE TO FINISH, PLUS RETAINAGE (Column G total on Progress Estimates + Line 5.c above)	$	**$124,704.91**

Contractor's Certification

The undersigned Contractor certifies, to the best of its knowledge, the following:
(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;
(2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all Liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such Liens, security interest, or encumbrances); and
(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

Contractor Signature

By: [signature] Date: 6/17/26

Payment of: $ **106,988.09**
(Line 8 or other - attach explanation of the other amount)

is recommended by: [signature] (Engineer) 6/17/2026 (Date)

Payment of: $
(Line 8 or other - attach explanation of the other amount)

is approved by: (Owner) (Date)

Approved by: Funding or Financing Entity (if applicable) (Date)

Progress Estimate - Lump Sum Work

Contractor's Application

For (Contract): Water Treatment Plant Aerator Replacement		Application Number:	2
Application Period: 6/1/2026 - 6/17/2026		Application Date:	6/17/2026

			Work Completed		E	F		G
A		B	C	D	Materials Presently Stored (not in C or D)	Total Completed and Stored to Date (C + D + E)	% (F / B)	Balance to Finish (B - F)
Specification Section No.	Description	Scheduled Value ($)	From Previous Application (C+D)	This Period				
	Bond	$ 2,100.00	$ 2,100.00			$ 2,100.00	100%	$ -
	General Conditions	$ 19,050.00				$ -		$ 19,050.00
	Demolition	$ 3,700.00				$ -		$ 3,700.00
	Insulation	$ 6,100.00				$ -		$ 6,100.00
	Openings (Access Hatches)	$ 9,050.00				$ -		$ 9,050.00
	Painting	$ 4,660.00				$ -		$ 4,660.00
	Process Piping	$ 27,935.00		$ 1,000.00		$ 1,000.00	4%	$ 26,935.00
	Aerator - Material	$ 135,235.00			$109,297.00	$ 109,297.00	81%	$ 25,938.00
	Aerator - Installation	$ 8,800.00				$ -		$ 8,800.00
	Electrical	$ 17,100.00				$ -		$ 17,100.00
						$ -	#DIV/0!	$ -
						$ -	#DIV/0!	$ -
						$ -	#DIV/0!	$ -
						$ -	#DIV/0!	$ -
						$ -	#DIV/0!	$ -
						$ -	#DIV/0!	$ -
						$ -	#DIV/0!	$ -
						$ -		$ -
	Totals	$ 233,730.00	$ 2,100.00	$ 1,000.00	$ 109,297.00	$ 112,397.00	48.1%	$ 121,333.00

Stored Material Summary

Contractor's Application

For (Contract):	Water Treatment Plant Aerator Replacement	Application Number:	2
Application Period:	6/1/2026 - 6/17/2026	Application Date:	6/17/2026

A		B	C		D		E		F		G
					Stored Previously				Incorporated in Work		
Bid Item No.	Supplier Invoice No.	Submittal No. (with Specification Section No.)	Storage Location	Description of Materials or Equipment Stored	Date Placed into Storage (Month/Year)	Amount ($)	Amount Stored this Month ($)	Subtotal Amount Completed and Stored to Date (D + E)	Date (Month/ Year)	Amount ($)	Materials Remaining in Storage ($) (D + E - F)
		44 4213.02-01	Kurita NA	Aerator Equipment			$109,297.00	$109,297.00			$109,297.00
				Totals			**$109,297.00**	**$109,297.00**			$109,297.00

RELATIONSHIPS • TECHNOLOGY • SERVICE

August 26th, 2025

ATTENTION: **Bidding Contractors**

PROPOSAL: **BGA 25-281-1**

ENGINEER: **HR Green – Cedar Rapids, IA**

PROJECT: **2025 Water Treatment Plant Aerator Replacement**
Anamosa, IA

BID DATE: **August 26th, 2025 @ 2:00 PM CDT**

PROPOSAL

DIVISION 44 – POLLUTION CONTROL EQUIPMENT
SECTION 42 4213.02 – FORCED DRAFT AERATOR

One (1) **Forced Draft Aerator as detailed in previously sent Kurita/Tonka quotation 23831.**

$ 109,297.00

Cordially yours,
GURNEY & ASSOCIATES

Chris Johnson

DOC: PROPOSALS/2025/BGA 25-281-1 Anamosa, IA – 2025 WTP Aerator Replacement – Contractors Scope Priced

TONKAWATER™
a Kurita brand



Quotation # 23831

Anamosa, IA
Water Treatment Plant Aerator Replacement

Tonka Water, a Kurita brand, is the basis of design for this project.
We acknowledge no addenda.

Addressee:	Bidding Contractors
Engineer	HR Green, Inc.
Quotation #:	23831
Quotation Date:	8/21/25
Bid Date:	8/26/25

REPRESENTED BY

Gurney

RELATIONSHIPS • TECHNOLOGY • SERVICE

4428 South 108th Street
Omaha, NE 68137
(402)-551-7995
(402)-553-5879 Fax
www.bgagurney.com

We are represented on this project by:

Chris Johnson
Gurney & Associates, Inc.
4428 South 108th Street
Omaha, NE 68137 USA
(402) 551-7995
(402) 203-3403
chrisj@bgagurney.com

Tonka Water Contact:

Alan Schneider
6600 94th Ave North
Minneapolis, MN 55445 USA
Main: 866.663.7633
Cell: 612.708.6517
a.schneider@kurita-water.com

KURITA