



**AGENDA**  
**REGULAR MEETING OF THE NEVADA CITY COUNCIL**  
**MONDAY, OCTOBER 25, 2021 – 6:00 P.M.**  
**NEVADA CITY HALL, COUNCIL CHAMBERS – 1209 6<sup>TH</sup> STREET**

**Notice to the Public:** The Mayor and City Council welcome comments from the public during discussion on agenda items. If you wish to speak, please complete a card found on the podium near this agenda and hand it to the City Clerk before the meeting. When your name is called, please step to the podium, state your name and address for the record, and speak. The Mayor may limit each speaker to five minutes. If you wish to present written materials and/or a signed petition in addition to your oral presentation, those materials need to be delivered to the City Clerk by noon on the Wednesday prior to the meeting to be included in the Council packet. The normal process on any particular agenda item is that the motion is placed on the floor, input is received from the audience, the Council is given an opportunity to comment on the issue or respond to the audience concerns, and the vote is taken. On ordinances, there is time provided for public input when recognized by the Chair. In consideration of all, if you have a cell phone, please turn it off or put it on silent ring. The use of obscene and vulgar language, hate speech, racial slurs, slanderous comments, and any other disruptive behavior during the Council meeting will not be tolerated and the offender may be barred by the presiding officer from further comment before the Council during the meeting and/or removed from the meeting. **The Council may be meeting in the Council Chambers, however, seating is limited to ensure social distancing, all others are encouraged to participate via Zoom, so long as that option is available, due to the COVID-19 Pandemic.**

<https://us02web.zoom.us/j/87961733099?pwd=UERoTDIiUXZhcZlQI9ML0ZOeEI0dz09>

OR by phone: (312) 626-6799, (646) 558-8656, (301) 715-8592

Webinar ID: 879 6173 3099 Password: 287321

***\*If you would like to speak regarding an agenda item or during public forum prior arrangements are REQUIRED. Written documents may also be submitted.***

***Please call City Hall at 515-382-5466 or email [kwright@cityofnevadaiaowa.org](mailto:kwright@cityofnevadaiaowa.org) by 4:00 p.m. Monday, October 25, 2021***

1. Call the Meeting to Order
2. Roll Call
3. Approval of the Agenda
4. Approval of CONSENT AGENDA (Any item on the Consent Agenda may be removed for separate consideration.)
  - A. Approve Minutes of the Regular Meeting held on October 11, 2021
  - B. Approve Payment of Cash Disbursements, including Check Numbers 76670-76740 and Electronic Numbers 1008-1013 (Inclusive) Totaling \$1,863,145.43 (See attached list)
  - C. Approve Recommendation from Planning & Zoning Commission for a Special Use Permit for Verbio Nevada LLC, Railway Spur Loadout Site
  - D. Approve Renewal of Class C Liquor License Permit and Sunday Sales Privileges for El Mezcalito, 1200 6<sup>th</sup> Street, Effective 11/18/21
  - E. Set Public Hearing for the Microenterprise Assistance Grant Application for Monday, November 8, 2021 at 6:00 p.m.
5. PUBLIC FORUM: Time set aside for comments from the public on topics of City business other than those listed on the agenda – no action may be taken. (Please keep your comments to five minutes or less.) This is an opportunity for members of the audience to bring to the Council's attention any item

not listed on the agenda. Comments are limited to five (5) minutes per citizen, and the City will notify citizens when their time has expired. Speakers may not yield their times to others, and as a general rule this is not a time for exchange of questions. The Mayor has the authority to reduce the time allowed for comment in accordance with the number of persons present and signed up to speak.

A. Proclamation for Watershed Awareness Month

6. OLD BUSINESS

- A. Resolution No. 020 (2021/2022): A Resolution Declaring Intent to provide Economic Development Support to Development Project at 1114 Sixth Street
- B. Approve Change Order No. 7 for the Central Business District Infrastructure Project from Con-Struct, Inc., in the amount of \$1,740.37
- C. Resolution No. 021 (2021/2022): A Resolution amending the WWTF Gas Service Agreement with Alliant Energy for a different route

7. NEW BUSINESS

- A. Resolution No. 022 (2021/2022): A Resolution of Intent to commit dollars to the Uplift Project
- B. Approve purchase of Extrication Tools using the FEMA Assistance to Firefighters Grant for the Fire Department
- C. Approve Neighborhood Improvement Incentive Program Applications for Oak Park Estates, Prairie Oak Properties
  - 1. Demolish Church
  - 2. Demolish Gym
  - 3. Demolish Factory and Quonsets
  - 4. Demolish Shop Building
- D. Discussion and Appropriate Follow up on Fireworks Ordinance 41.13

8. REPORTS – City Administrator/Mayor/Council/Staff

- 9. CLOSED SESSION: Closed session pursuant to Iowa Code Section 21.5 (1) (j) To discuss purchase or sale of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property.
- 10. Discussion and appropriate follow-up on Closed session pursuant to authority found in Iowa Code Section 21.5 (1) (j) to discuss purchase of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property.
  - A. Resolution Establishing Fair Market Value

11. ADJOURN

The agenda was posted on the official bulletin board on October 21, 2021, in compliance with the requirements of the open meetings law.

Posted \_\_\_\_\_

E-Mailed \_\_\_\_\_

W:\OFFICE\COUNCIL\AGENDAS-COUNCIL\2021-2022\2021-10-25.DOC



MEMO FOR  
REGULAR MEETING OF THE NEVADA CITY COUNCIL  
MONDAY, OCTOBER 25, 2021 – 6:00 P.M.  
NEVADA CITY HALL, COUNCIL CHAMBERS – 1209 6<sup>TH</sup> STREET

6. OLD BUSINESS

- A. Resolution No. 020 (2021/2022): A Resolution Declaring Intent to provide Economic Development Support to Development Project at 1114 Sixth Street  
**Enclosed you shall find said resolution declaring intent to provide financial support for the renovation of the Camelot Theatre.**
- B. Approve Change Order No. 7 for the Central Business District Infrastructure Project from Con-Struct, Inc., in the amount of \$1,740.37  
**Enclosed you shall see a change order for the additional labor it took to cut pavers around the boulders.**
- C. Resolution No. 021 (2021/2022): A Resolution amending the WWTF Gas Service Agreement with Alliant Energy for a different route  
**Enclosed you shall see said resolution to amend the current route and approve a different route. This will not cost the city any more or less.**

7. NEW BUSINESS

- A. Resolution No. 022 (2021/2022): A Resolution of Intent to commit dollars to the Uplift Project  
**Enclosed you shall see a resolution of intent for the city to commit city ARP Funds and grant funds from the county towards the construction of a lift station for future development on the north side of town.**
- B. Approve purchase of Extrication Tools using the FEMA Assistance to Firefighters Grant for the Fire Department  
**Enclosed you shall see a council action form of battery-operated extrication tools with a suggestion to approve bid options 1&2, Genesis and Hurst Extrication tools.**
- C. Approve Neighborhood Improvement Incentive Program Applications for Oak Park Estates, Prairie Oak Properties
  - 1. Demolish Church
  - 2. Demolish Gym
  - 3. Demolish Factory and Quonsets
  - 4. Demolish Shop Building**Enclosed you shall see documentation pertaining to demolishing four buildings at Oak Park Estates and his intended purpose to utilize Neighborhood Improvement Incentive Program funds.**
- D. Discussion and Appropriate Follow up on Fireworks Ordinance 41.13  
**Enclosed you shall see ordinance 41.13 pertaining to fireworks; a citizen would like the council to review the number of days fireworks are allowed to be discharged within city limits.**

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**NEVADA CITY COUNCIL - MONDAY, OCTOBER 11, 2021 6:00 P.M.**


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**1. CALL TO ORDER**

The City Council of the City of Nevada, Iowa, met for a meeting in the Council Chambers of Nevada City Hall located at 1209 6<sup>th</sup> Street, Nevada, Iowa. Mayor Brett Barker, convened the meeting at 6:00 p.m. on Monday, October 11, 2021, pursuant to the rules of the Council. The agenda was posted on the official bulletin board in compliance with the open meeting law.

**2. ROLL CALL**

The roll was called indicating the following named Council Members present and absent. Present: Barb Mittman, Luke Spence, Sandy Ehrig, Dane Nealson, Jason Sampson. Absent: Brian Hanson.

Staff Present: Erin Clanton, Jordan Cook, Kerin Wright, Larry Stevens, Ray Reynolds, Chris Brandes,

Also in attendance were: Brenda Dryer, Karen Selby, Henry Corbin, Dave Sly, Melissa Sly, Louis Lang and Carl Vogeler.

**3. APPROVAL OF AGENDA**

Motion by Jason Sampson, seconded by Dane Nealson, to approve the agenda. After due consideration and discussion the roll was called. Aye: Sampson, Nealson, Spence, Ehrig, Mittman. Nay: None. The Mayor declared the motion carried.

4. Workforce Retraining Program Presentation by Brenda Dryer from Ames Chamber of Commerce Foundation
5. Approval of CONSENT AGENDA (Any item on the Consent Agenda may be removed for separate consideration.)

Motion by Luke Spence, seconded by Barb Mittman, to approve the following consent agenda items:

- A. Approve Minutes of the Regular Meeting held on September 27, 2021
- B. Approve Payment of Cash Disbursements, including Check Numbers 76589-76663 and Electronic Numbers 1005-1006 (Inclusive) Totaling \$366,134.75 (See attached list) and Great Western Purchase Card Statement in the amount of \$4,609.04
- C. ABWA Request for banner on Lincoln-Jefferson Heritage Highways Park fencing for their ABWA Craft Fair
- D. Resolution No. 017 (2021/2022): A Resolution amending Resolution No. 101 (2020/2021) approving the voluntary annexation of territory into the City of Nevada, Iowa – Verbio Nevada, LLC and Union Pacific Right-of-way
- E. Approve Volunteer Fire Department Chaplain Carl Vogeler as a member to the Nevada Volunteer Fire Department

After due consideration and discussion the roll was called. Aye: Spence, Mittman, Nealson, Sampson, Ehrig. Nay: None. The Mayor declared the motion carried.

6. PUBLIC FORUM

- A. Mayor Barker Swore in Nevada Volunteer Fire Chaplain Carl Vogeler

7. OLD BUSINESS

- A. Approve Pay Request No. 4 for the Wastewater Treatment Facility Project-Phase 2 in the amount of \$1,002,227.39

Motion by Jason Sampson, seconded by Sandy Ehrig, to **approve Pay Request No. 4 for the Wastewater Treatment Facility Project-Phase 2 from Williams Brothers, Inc., in the amount of \$1,002,227.39.** After due consideration and discussion the roll was called. Aye: Sampson, Ehrig, Mittman, Nealson, Spence. Nay: None. The Mayor declared the motion carried.

- B. Approve Pay Request No. 16 for the Central Business District Infrastructure Project from Con-Struct Inc., in the amount of \$532,029.90

Motion by Dane Nealson, seconded by Luke Spence, to **approve Pay Request No. 16 for the Central Business District Infrastructure Project from Con-Struct, Inc. in the amount of \$532,029.90.** After due consideration and discussion the roll was called. Aye: Nealson, Spence, Ehrig, Mittman, Sampson. Nay: None. The Mayor declared the motion carried.

- C. Resolution No. 018 (2021/2022): A Resolution approving the Subaward Agreement with Iowa Department of Homeland Security and Emergency Management and City of Nevada, Iowa for Emergency Generator

Motion by Barb Mittman, seconded by Sandy Ehrig, to **adopt Resolution No. 018 (2021/2022).** After due consideration and discussion the roll was called. Aye: Mittman, Ehrig, Nealson, Sampson, Spence. Nay: None. The Mayor declared the motion carried.

8. NEW BUSINESS

- A. Resolution No. 019 (2021/2022): A Resolution to approve a minor subdivision for Mid-States Subdivision

Motion by Jason Sampson, seconded by Dane Nealson, to **adopt Resolution No. 019 (2021/2022).** After due consideration and discussion the roll was called. Aye: Sampson, Nealson, Spence, Ehrig, Mittman. Nay: None. The Mayor declared the motion carried.

- B. Main Street Nevada, The Camelot Theater Project

After the presentation by Main Street Nevada and the Camelot Theater Foundation for The Camelot Theater Project, council consensus was to instruct staff to prepare a resolution for a commitment to Project for the next council meeting.

9. REPORTS:

City Administrator Cook reported on the work Communication Specialist Barker has been doing. He also shared an overview of the ICMA conference he attended. He also relayed his attendances regarding the Microenterprise Grant, Alliant Energy Round Table, Ribbon Cuttings for new businesses and the Osage inner city visit.

Mayor Barker advised the Osage inner-city visit was invaluable, they learned about their CDBG Downtown Façade grant. He also reported the CAT Grant presentation was very strong and should know something by December.

Council Member reports: Nealson thanked those that set up the Osage trip. Sampson noted the Lincoln Highway Days committee met to debrief after the event.

NEDC Director Dryer reported on the CAT presentation and the process for the Fieldhouse. She also noted that maybe the City/School committee could get a program going similar to Osage where the school/businesses partner. The Microenterprise Grant has received a lot of interest.

Director of Fire/EMS Reynolds advised staff is reviewing extrication tools to purchase with their grant money. Council commended the Fire Department for their support of the Tendall Family.

Police Sergeant Brandes relayed Officer Syndes was still in the FTO program and the two at the academy are about half way through. The department still has one opening.

City Clerk Wright noted the Council budget committee will meet immediately following the next council meeting and the Budget Workshops have been scheduled if anyone would like to attend let her know.

City Engineer Stevens updated council on the projects.

10. **CLOSED SESSION:** Closed session pursuant to Iowa Code Section 21.5 (1) (j) To discuss purchase or sale of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property.

Motion by Dane Nealson, seconded by Jason Sampson, to approve going INTO Closed Session. After due consideration and discussion the roll was called. Aye: Nealson, Sampson, Spence, Ehrig, Mittman. Nay: None. The Mayor declared the motion carried.

Motion by Dane Nealson, seconded by Jason Sampson, to approve going OUT of Closed Session. After due consideration and discussion the roll was called. Aye: Nealson, Sampson, Spence, Ehrig, Mittman. Nay: None. The Mayor declared the motion carried.

11. Discussion and appropriate follow-up on Closed session pursuant to authority found in Iowa Code Section 21.5 (1) (j) to discuss purchase of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property.

No action of the council was made following the closed session.

## 12. ADJOURNMENT

There being no further business to come before the meeting, motion by Dane Nealson, seconded by Jason Sampson, to **adjourn the meeting**. Following voice vote, the Mayor declared the motion carried at 7:25 p.m. the meeting adjourned.

\_\_\_\_\_  
Brett Barker, Mayor

ATTEST:

\_\_\_\_\_  
Kerin Wright, City Clerk

Published: \_\_\_\_\_

Council Approved: \_\_\_\_\_

Item # 48  
 Date: 10/25/21

**CITY OF NEVADA**  
**CLAIMS REPORT FOR OCTOBER 25, 2021**  
**10/12/21 THRU 10/25/21**

VENDOR	REFERENCE	AMOUNT	CHECK #
WAGeworks	FSA 2020 PMTS	108.70	1008
BROWN SUPPLY CO	WTR/STS-SUPPLIES	4,172.91	76670
ALLIANT	WTR/CEM-UTILITIES	3,514.89	76671
VERIZON	PD/LIB-SERVICES	600.49	76672
CON STRUCT	CBD PROJ-PR#16	532,029.90	76673
QUADIENT	ALL-POSTAGE	1,000.00	76674
WILLIAMS BROTHERS CONST	WWTF-PHASE 2 PR#4	1,002,227.39	76675
BAKER & TAYLOR	LIB-MATERIALS	2,557.63	76677
IA COMM NETWK	LIB-LONG DISTANCE	8.00	76678
C&K HEATING	LIB-SERVICE	1,211.88	76679
AMAZON.COM	LIB-MATERIALS	285.68	76680
CENGAGE	LIB-MATERIALS	511.79	76681
VOID	VOID		76682
BRICKTOWN BAKERY	LIB-WRIGHT RETIREMENT	66.00	76683
OWL LABS	LIB-SMART VIDEO	2,817.00	76684
COUGHLIN, ERIN	LIB-REIMB	102.72	76685
IA DNR	WWTF PHASE#3-GENERAL PERMIT	350.00	76686
TREASURER STATE OF IA	SALES TAX 10/1-15/2021	5,603.46	1009
TREASURER STATE OF IA	WET 10/1-15/2021	11,610.50	1010
IPERS	IPERS	33,662.01	1011
TREASURER STATE OF IA	STATE TAX	8,894.00	1012
EFTPS	FED/FICA TAX	28,623.30	1013
AMER'N FAMILY	AFLAC	1,322.20	76692
MISSION SQUARE	DEFERRED COMP	870.00	76693
COLLECTION SERVICES CENTER	CHILD SUPPORT	1,143.30	76694
GREAT WESTERN	HSA	543.55	76695
BIG 8 TYRE	PKM-TIRES/OIL CHANGE	739.95	76696
FAREWAY	WTR/CA-SUPPLIES	68.64	76697
ALLIANT	STS/CD-UTILITIES	91.29	76698
NEVADA VET	PD-ANIMAL CONTROL	250.40	76699
NEVADA LUMBER CO	PKM-WILSON OND SHELTER DERECHO	1,089.73	76700
PRATT SANITATION	ALL-GARBAGE SVC	706.00	76701
VAN WALL EQUIPMENT	CEM-COMPACT TRACTOR/LOADER	3,600.00	76702
STATE HYGIENIC LAB	WWT-LAB ANALYSIS	3,113.00	76703
CAPITAL SANITARY SUPPLY	PKM-SUPPLIES	179.41	76704
COMPUTER RESOURCE SPEC	ALL-IT SVCS	1,012.50	76705
ARNOLD MOTOR SUPPLY	FD/PD/WTR-SUPPLIES	220.78	76706
IA ONE CALL	WTR/WWT-ONE CALLS	145.40	76707
HACH CO	WTR-SUPPLIES	269.11	76708
IA STATE READY MIX	STS-CONCRETE	248.00	76709
NEVADA ROTARY CLUB	CA-COOK MEALS	130.00	76710
STORY CO TREASURER	FY22-QTR 2	10,502.91	76711
GATEHOUSE	ADM-PUBLIC NOTICES	471.05	76712
HOKEL MACHINE SUPPLY	POOL-REPAIR	43.41	76713



IA DOT	STS-SUPPLIES	1,771.11	76714
COUNTRY LANDSCAPES	PKM-DERECHO REPLACEMENT TREES	9,950.00	76715
SIMMERING-CORY/IA CODIFICATION	LEGAL-CODE ON INTERNET	450.00	76716
GALLS INC	PD/FD-#612/612 UNIFORM	1,045.31	76717
NEVADA HARDWARE	ALL-SUPPLIES	739.97	76718
CYCLONE AWARDS	FD-TENDALL PLAQUE	40.00	76719
WINDSTREAM	PD-PHONE	76.24	76720
CONSUMERS ENERGY	ALL-UTILITIES	7,868.59	76721
ZIMCO	PKM-GRASS SEED/FERTILIZER	2,962.02	76722
MISSISSIPPI LIME	WTR-QUICKLIME	6,929.35	76723
CENTRAL IOWA WATER ASSC	WTR-LWE RAW WATER 11/21	479.72	76724
ROTARY CLUB OF NEVADA	PD-MARTINEZ MEALS	130.00	76725
SPORTS BOWL	WTR/WWT-EMBROIDERY	100.00	76726
MTI DIST	PKM-SUPPLIES	659.20	76727
MIDWEST FENCE AND GATE	PKM-FENCE INSTALL	4,945.78	76728
PRINCIPAL LIFE	ALL-LIFE INSURANCE	628.75	76729
QUADIENT	ALL-POSTAGE	1,000.00	76730
AMAZON	ADM-CAMERA/MOUSE/SCOKET SET	1,687.91	76731
RACOM CORP	EMS- RADIOS 3/3	43,180.09	76732
ALLIED SYSTEMS	WWT-SUPPLIES	4,882.05	76733
FIRE SERVICE TRNG BUREAU	FD-FF2 TESTING	50.00	76734
ANDERSON, ZACH	PKM-REIMB PESTICIDE CERT	20.00	76735
POTTERS IND	STS-ROAD SURFACE MARKERS	2,990.40	76736
TAPCO	STS/CBD-BLINKING STOP SIGNS	22,450.00	76737
LEGAL & LIABILITY RISK MGMT	PD-CONFERENCE	395.00	76738
CAHILL, ELIZABETH	LIB-BOOK REFUND	28.95	76739
WORKFORCE SOLUTIONS	PD-BRANDES/HENDERSON TRNG	300.00	76740
	WATER DEPOSITS	91.88	
	Refund Checks Total	91.88	
	Accounts Payable Total	1,782,479.32	
	Payroll Checks	80,574.23	
	***** REPORT TOTAL *****	1,863,145.43	
	GENERAL	114,565.06	
	ROAD USE TAX	29,735.93	
	RUT CAPITAL	337.22	
	LOCAL OPTION SALES TAX	21,990.59	
	LIBRARY TRUST	1,512.24	
	PARK OPEN SPACE	4,951.39	
	CBD DOWNTOWN IMPR	545,499.90	
	WATER	54,740.96	
	WATER DEPOSITS	91.88	
	SEWER	35,946.83	
	SEWER CAP IMP PROJECT	1,002,577.39	
	LANDFILL/GARBAGE	55.91	
	STORM WATER	74.61	
	REVOLVING FUND	50,956.82	
	FLEX BENEFIT REVOLVING	108.70	
	TOTAL FUNDS	1,863,145.43	



Item # 4C  
Date: 10/25/21

City Hall | 1209 6<sup>th</sup> Street | Nevada, IA 50201-0530  
p. (515) 382-5466 | f. (515) 382-4502

October 2021

TO: Mayor - City Council Members  
City Administrator Jordan Cook

From: Ryan Hutton  
Building & Zoning Official

With the recommendation from the Planning and Zoning Commission, we are seeking approval from the City Council Members to approve the Special Use Permit for Verbio Railway Spur Loadout Site.

Best Regards,  
Ryan Hutton  
Building and Zoning Official

# Memo

**To:** Planning & Zoning Commission

**From:** Ryan Hutton, Zoning Supervisor

**CC:** Jórdan Cook, City Administrator

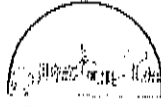
**Date:** 10/04/2021

## **RE: General Information**

1. **Special use Permit:** The City of Nevada's Special Use Permit Ordinance allows a Railroad Spur Loadout Facility to be on Agriculture Zoned Property. The proposed area is owned by VERBIO Nevada LLC. The Special Use Permit requires only a final plat and approval of The Planning & Zoning Commission and The City Council. The property owner has requested the proposed Special use Permit. Staff recommends approval of the VERBIO Railway Spur Loadout site to the Planning & Zoning Commission and send onto The City Council. Included in your packet is a copy of the plat and Application Form.

If you have any questions please contact me at work, 515-382-5466, or at home, 515-720-3545, and prior to Monday night's meeting

MUST BE FILED IN PLANNING & ZONING  
OFFICE BY 9:00 A.M. ON .....  
HEARING DATE .....



## **Special Use Permit Application Packet**

**1. Application Packet:** Be sure to complete and submit all the required materials that are a part of this Application Packet. Failure to do so will result in a delay in accepting your application until it is complete:

The "Application Packet" for a Site Development Plan includes the following:

- Application Form (This form must be filled out completely for all applications.);
- Site Development Plan Checklist (Use this Checklist to prepare the Site Development Plan.); and,

### **2. What must be submitted?**

- One (1) completed and signed Application Form.
- Ten (10) copies of the Special Use Plan, drawn to scale on a sheet no larger than 24" x 36"
- Additional materials, as specified on the Special Use Checklist;
- A check or cash for the application filing fee as established by the City Council

**No application will be accepted unless it complies with all the submittal requirements. Applications that are incomplete will be returned to the applicant without further review.**

### **3. What is the Process?**

- Submit all required items to the Planning and Zoning Department
- The Planning & Zoning Commission shall hold a **Public Hearing** and review the Special Use Application and approve or deny the Special Use Application based upon the **Special Use Checklist** and conformance with the Zoning Ordinance, Sub-division Regulations, and the Comprehensive Plan within thirty days of filing. The Planning & Zoning Commission may require modification of a special use as a prerequisite for approval. Required modifications may be more restrictive than base district regulations.
- The Applicant may appeal the Planning & Zoning Commission's decision to the City Council within ten days of the decision. The City Council shall hear the appeal at the first available meeting after filing of the appeal.
- Approval is valid for two (2) years **from the** date of approval. The applicant is also responsible for obtaining all other approvals required by all other local, state, and federal agencies. A Building/Zoning Permit may be issued once required approvals have been received.

### **4. Where should submittals be made?**

Submit the completed **Special Use** Application Packet to the:

**City Clerk  
City Hall  
1209 6<sup>th</sup> Street  
Nevada, Iowa 50201**

**IF YOU HAVE ANY QUESTIONS WHILE COMPLETING THIS APPLICATION,  
PLEASE CONTACT THE PLANNING AND ZONING DEPARTMENT.**

**Phone: 515-382-5466  
FAX: 515-3824502  
E-mail: [scole@cityofnevadaiaowa.org](mailto:scole@cityofnevadaiaowa.org)**



## Special Use Permit Application Form

(This form must be filled out completely before your application will be accepted.)

1. **Property Address** for the Special Use: Approximately 59536 220<sup>th</sup> Street
2. **Legal Description** (attach, if lengthy): The East 103 acres of that part of Section 4, Township 83 North, Range 23 West of the 5th P.M., Story County, Iowa, lying North of the right of way of the Union Pacific Railroad Company, containing 103.00 acres, which includes 3.26 acres of existing public right of way.
3. **Project Name and Project Description:** "Verbio Railway Spur Loadout Site", Development of 103-Acres north of UPRR tracks and adjacent to existing Verbio facility, located at 59219 Lincoln Highway. Site to consist of a railway loop and spur line for transporting ethanol and related products from existing Verbio facility. Site will include minor service buildings, and stormwater detention basin in conformance with City of Nevada requirements.
4. **Applicant:** VERBIO Nevada LLC  
  
Address: 17199 N. Laurel Park Dr. Livonia MI 48152  
(Street) (City) (State) (Zip)  
Telephone: (866) 306 4777 x2000 (O) (515) 520 3234 (M)  
(Home) (Business) (Fax)
5. **Property Owner:** VERBIO Nevada LLC  
  
Address: 17199 N. Laurel Park Dr. Livonia MI 48152  
(Street) (City) (State) (Zip)  
Telephone: (866) 306 4777 x2000 (O) (515) 520 3234 (M)  
(Home) (Business) (Fax)
6. **Contact Person:** Greg Faith, President and General Manager, VERBIO Nevada LLC  
  
Address: : 59219 Lincoln Highway Nevada IA 50201  
(Street) (City) (State) (Zip)  
Telephone: (866) 306 4777 x2000 (O) (515) 520 3234 (M)  
(Home) (Business) (Fax)



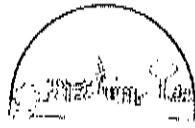
I (We) certify that I (we) have submitted all the required information to apply for approval of a Special Use Permit and that the information is true & correct.

Signed by: Ray Jones ON behalf of Verbio Nevada LLC Date: 6-7-21  
(Applicant)

(Note: No other signature may be substituted for the Property Owner's Signature)

and: Ray Jones ON behalf of Verbio Nevada LLC Date: 6-7-21  
(Property Owner)

and: Ray Jones Date: 6-7-21  
(Contact Person)



## Special Use Checklist

**The Applicant shall provide 10 copies of a Special Use Plan which includes the information described below, as set forth in Table 165.22-1**

- Name and address of owner of property.
- Name and address of person or firm preparing the special use application.
- Address of site.
- Legal description of site.
- Development schedule.
- Zoning designation of the property and proposed zoning designation of the property, if a zoning change is sought.
- Proposed use of the property in sufficient detail to determine code compliance.
- Total area and dimensions of proposed site.
- Existing and proposed location and size of sanitary sewer mains and service lines, or septic tank and leaching field. The **City of Nevada** requires a **Fire Hydrant within 150 feet of the geographic center of a lot** and a **6 inch sewer service** for all structures other than single and two family dwellings.
- Existing and proposed location and size of water mains, service lines and hydrants, and/or water well.
- Existing and proposed location and size of all electric, telephone, cable TV, and other utilities.
- Existing and proposed location and size of storm drainage facilities on the property and adjacent to the property.
- Location, grade and dimensions of all existing paved surfaces and of all abutting streets.



- Existing and proposed location and dimensions of parking areas, individual parking spaces, include handicap accessible, and drive aisles, driveways, curb cuts, easements and rights-of-way, walkways, transit stops, bicycle parking areas, loading areas, dividers, curbs, islands, and other parking and drive improvements.
- Existing and proposed contours at 2-foot intervals when an application pertains to any new permanent detached building or structure (principal or accessory).
- Location of existing and proposed outdoor trash and dumpster areas and methods for screening such areas.
- Location and type of all existing and proposed signs.
- Location of water bodies, watercourses, swamps and flood-prone areas with delineated channel encroachment lines, wetland boundary lines, 100-year flood plain boundary line, and floodway boundary line.
- ~~When an application is located in a flood-prone area, include existing and proposed site grades, contours and elevations, base flood elevation data, top-of-foundation elevations, finished floor elevations, and any proposed watercourse relocation.~~
- Location of natural features including existing trees, rock outcrops and landslide areas.
- Storm water management plan, including storm water calculations supporting the design. Such plan shall show grades and/or elevations, direction of surface flow, detention and/or retention areas, outlet control structures and devices.
- Site area per unit or floor area ratio which should be similar to surrounding uses unless separated by a major natural or artificial feature.

• ~~A landscape plan showing:~~

~~A plant list that includes:~~

- ~~The location of plants.~~
- ~~The plant species;~~
- ~~The quantity of each type of plant; and,~~
- ~~The size of each plant at the time of planting.~~
- ~~The location of fences and walls.~~
- ~~Traffic impact studies, soil tests, utility capacity analysis, and other similar information if deemed necessary by the Planning & Zoning Commission to determine the feasibility of the proposed site.~~

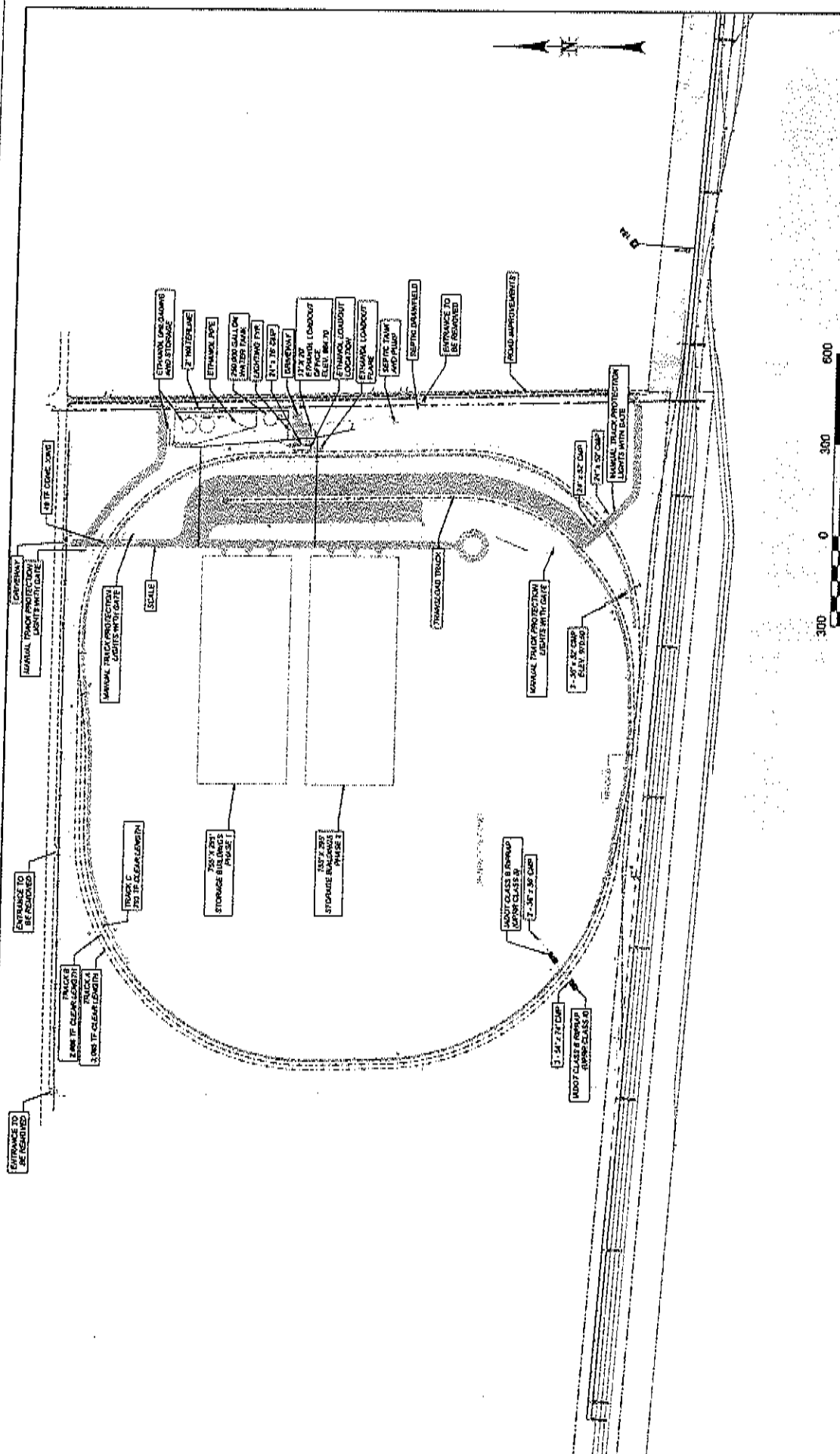
- **A copy of the architectural drawings for all new buildings or structures, or alterations, showing the following information:**
- All exterior wall elevations, indicating floor heights, overall building height and fenestration;
- Architectural design and building materials which are compatible to surrounding areas
- Building floor plans indicating existing and proposed usage, interior floor area and patron floor area.
- Size of electrical service and one line drawing of the metering and electrical service;
- Number of meters at each location;
- Approximate number of employees; and
- Possible nuisance factors and means for alleviating those factors, such as noise, odor, smoke, dust, fumes, vibration, or heat.
- A note shall be placed on all special use drawings which shall read as follows: "All construction materials, dumpsters, detached trailers, or similar items are prohibited on public streets or within the public right-of-way."

### **Planning & Zoning and Board of Adjustment Fees**

Major Subdivision Preliminary Plat*	\$150.00 + \$10.00 per lot
Major Subdivision Final Plat*	\$75.00
Minor Subdivision*	\$75.00
Administrative Subdivision*	\$75.00
Site Plan*	\$100.00
Special Use Permit*	\$100.00
Text Amendment of Code*	\$50.00
Rezoning*	\$100.00+ \$1.00 per mailing
Board of Adjustment: Residential	\$100.00
Board of Adjustment: Commercial/Industrial	\$200.00
Construction Drawings	100% of Costs for Outside Consulting

\* 100% of costs incurred by the City during review shall be charged to the developer

**No Plat shall be considered by the City Council until fees are paid**

[illegible]

Item # 48  
Date: 10/25/21



ALCOHOLIC  
BEVERAGES  
DIVISION  
State of Iowa

# State of Iowa

Alcoholic Beverages Division

## Applicant

NAME OF LEGAL ENTITY	NAME OF BUSINESS(DBA)	BUSINESS
Deniz Gracy LLC	El Mezcalito	(515) 382-3121

ADDRESS OF PREMISES	CITY	COUNTY	ZIP
1200 6th St	Nevada	Story	50201

MAILING ADDRESS	CITY	STATE	ZIP
1200 6th St	Nevada	Iowa	50201

## Contact Person

NAME	PHONE	EMAIL
Maribel Medina	(515) 288-3188	maribel@communitycpa.com

## License Information

LICENSE NUMBER	LICENSE/PERMIT TYPE	TERM	STATUS
LC0043020	Class C Liquor License	12 Month	Submitted to Local Authority

TENTATIVE EFFECTIVE DATE	TENTATIVE EXPIRATION DATE	LAST DAY OF BUSINESS
Nov 18, 2021	Nov 17, 2022	

### SUB-PERMITTS/PRIVILEGES

Class C Liquor License, Sunday Service

BEER AND/OR LIQUOR RENEWAL CERTIFICATE OF INSPECTION

This application will be on the October 25, 2021 Council Agenda

Business Name El Mezcalito Phone Number \_\_\_\_\_

Address \_\_\_\_\_

Manager's Name \_\_\_\_\_ Phone Number \_\_\_\_\_

Address \_\_\_\_\_

Owners Name \_\_\_\_\_ Phone Number \_\_\_\_\_

Address \_\_\_\_\_

I hereby certify that the premises where the above applicant intends to operate pursuant to a beer or liquor license has been inspected by the undersigned and that on the date of the inspection the premises (conforms/did not conform) to all applicable fire regulations of the City of Nevada and the State of Iowa.

The Fire Department recommends ✓ approval \_\_\_ denial of a beer or liquor license to this business.

10/18/21  
Date

RAIZ  
FIRE INSPECTOR AND/OR BUILDING INSPECTOR

COMMENTS/OR REASONS IF DENIED: (Write on back or another sheet if needed)

(1) cord is black tape spliced in kitchen w/ tape = to be replaced by owner.



CITY OF  
**NEVADA**

## Proclamation

### **“WATERSHED AWARENESS MONTH”**

**WHEREAS**, a water quality collaboration has been formed between the cities of Ames, Huxley, Nevada and Gilbert, Story County, Prairie Rivers of Iowa, Leopold Center for Sustainable Agriculture, Story County Community Foundation, Izaak Walton League, and Story County Soil & Water Conservation District; and,

**WHEREAS**, the purpose of the Story County Ten-Year Water Monitoring program is to collect and analyze water sampling data, to increase resident’s knowledge and understandings, and identify problems in our watershed to support and improve water quality; and,

**WHEREAS**, water quality and flooding issues in rivers, lakes, and streams cannot be mitigated without good stewardship of the private and public lands in the watersheds that drain to those waterways; and,

**WHEREAS**, implementing green infrastructure using native vegetation and improving soil health aids in absorbing and filtering out excess nutrients and pollutants through use of the land; and,

**WHEREAS**, educating about how we impact the health of watersheds, where, we live, through our everyday activities; and,

**WHEREAS**, keeping our watersheds healthy protects public health, water supply, fisheries, wildlife, agriculture, supports economic development and enhances recreation activities in our communities.

**THEREFORE, I, Brett Barker, Mayor of the City of Nevada, Iowa, do hereby proclaim the month of October 2021, as “WATERSHED AWARENESS MONTH.” I urge every citizen within Story County to recognize the importance of the watershed in which you live and to commit to keep learning and identifying how you can make a difference, even in your own backyard.**

Signed this 25<sup>th</sup> day of October, 2021.



---

Brett Barker, Mayor

RESOLUTION NO. 020 (2021/2022)

Resolution Declaring Intent to provide Economic Development Support to  
Development Project at 1114 6<sup>th</sup> Street

WHEREAS, the City Council of the City of Nevada, Iowa (the "City") previously established the Nevada Urban Renewal Area (the "Urban Renewal Area") and adopted an urban renewal plan (the "Plan") for the governance of initiatives and projects therein; and

WHEREAS, The Camelot Theater Foundation (the "Developer") has proposed to undertake a commercial development project (the "Project") on the property (the "Property") situated at 1114 6<sup>th</sup> Street in the City; and

WHEREAS, the Project will include the renovation of the theater area and upstairs apartments, acquire north building to add kitchen and restrooms with rooftop seating; and

WHEREAS, the Developer intends to make application to Story County ARPA Funding for the Project; and

WHEREAS, the Developer has requested that the City declare its intent to support the project and provide future fiscal support to the Project through an economic development grant (the "Grant") in the amount of \$20,000; and (b) Waiving of fees for permits and inspections for the selected property and encouraging staff to volunteer in the restoration efforts through the City's Wellness Program; and

NOW, THEREFORE, Be It Resolved by the City Council of the City of Nevada, Iowa, as follows:

Section 1. The City hereby expresses its intent to support the Project in the future. The City will, in good faith, negotiate a Development Agreement with the Developer with respect to the Project, such proposed Agreement to minimally include the following terms:

A) The Developer will commit to undertaking the Project, investing a certain minimum amount of dollars into the Project and meeting certain performance benchmarks with respect to the completion, maintenance, use and operation of the Project; and

B) In order to satisfy the Local Contribution Requirement and to provide support to the Project, the City will agree to (i) fund an economic development grant to the Developer to purchase the building for Project equal to \$20,000 and (ii) Waiving of fees for permits and inspections for the selected property and encouraging staff to volunteer in the restoration efforts through the City's Wellness Program.

C) The City's economic development grant to the Developer will be considered it's contribution for any future grants that are applied for by the Developer.

Section 2. The Mayor is hereby authorized to sign such documentation as may be reasonably requested by the Developer to show the City's support for the Project and the



corresponding application for grant assistance, provided that such documentation is consistent with the terms of this Resolution.

Section 3. The City hereby agrees to use its best efforts to complete the statutory requirements of Chapter 403 of the Code of Iowa in order to amend its urban renewal plan and to authorize the Development Agreement. Both the City and the Developer acknowledge that the City's commitment in this Section is merely a present statement of intent and that the City Council must exercise its ordinary political discretion in the completion of the statutory processes referenced herein. The City will not be held liable in the event that the City Council, through the exercising of its ordinary political discretion, determines to not approve any of the actions outlined herein.

Passed and approved October 25, 2021.

CITY OF NEVADA, IOWA

By: \_\_\_\_\_  
Brett Barker, Mayor

Attest:

\_\_\_\_\_  
Kerin Wright, City Clerk

• • • •

Upon motion and vote, the meeting adjourned.

\_\_\_\_\_  
Brett Barker, Mayor

Attest:

\_\_\_\_\_  
Kerin Wright, City Clerk

## ADOPT RESOLUTION OF INTENT

Nevada, Iowa

October 25, 2021

The City Council of the City of Nevada, Iowa, met on October 25, 2021, at 6:00 o'clock, p.m., at the Nevada City Hall Council Chambers, Nevada, Iowa for the purpose of considering a certain resolution of intent to provide economic development support.

The meeting was also available via Zoom, which was accessible at the following:  
<https://us02web.zoom.us/j/87961733099?pwd=UERoTDIiUXZhc2ZlQl9ML0ZOeEiOdz09>

The City Council offered attendance to this meeting electronically due to federal and state government recommendations in response to COVID-19 pandemic conditions. Electronic access information was included in the posted agenda of this public meeting.

The Mayor presided and the roll being called, the following members of the Council were present and absent:

Present: \_\_\_\_

Absent: \_\_\_\_

The Mayor announced that resolution of intent to provide economic development support had been prepared, and that it was now necessary to give consideration to said resolution. Accordingly, Council Member \_\_\_\_ moved the adoption of the following resolution entitled "Resolution Declaring Intent to provide Economic Development Support to Development Project at 1114 6<sup>th</sup> Street," and the motion was seconded by Council Member \_\_\_\_\_. Following due consideration and discussion, the Mayor put the question on the motion and the roll being called, the following named Council Members voted:

Ayes: \_\_\_\_

Nays: \_\_\_\_

Whereupon, the Mayor declared the resolution duly adopted as follows:

# THE CAMELOT THEATRE

114 SIXTH STREET

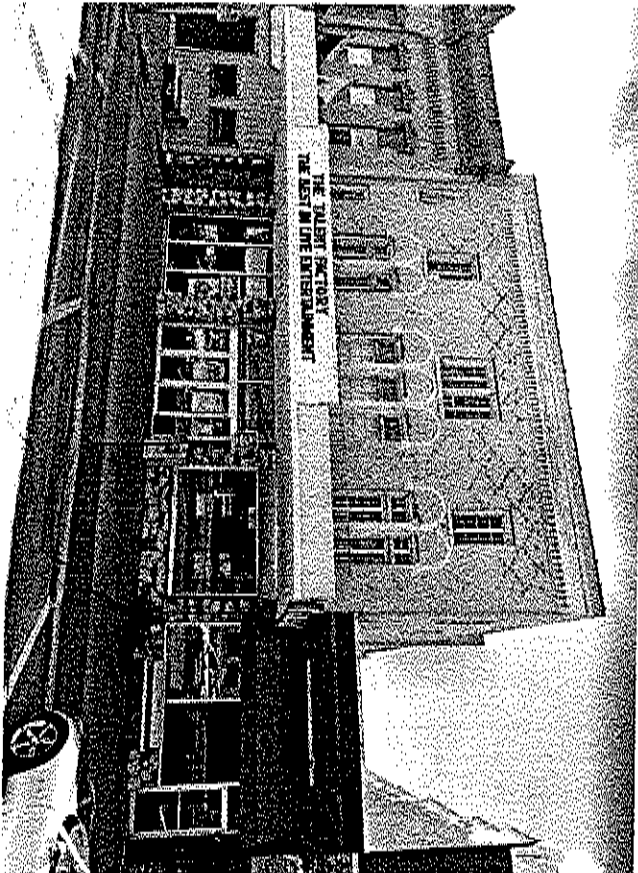
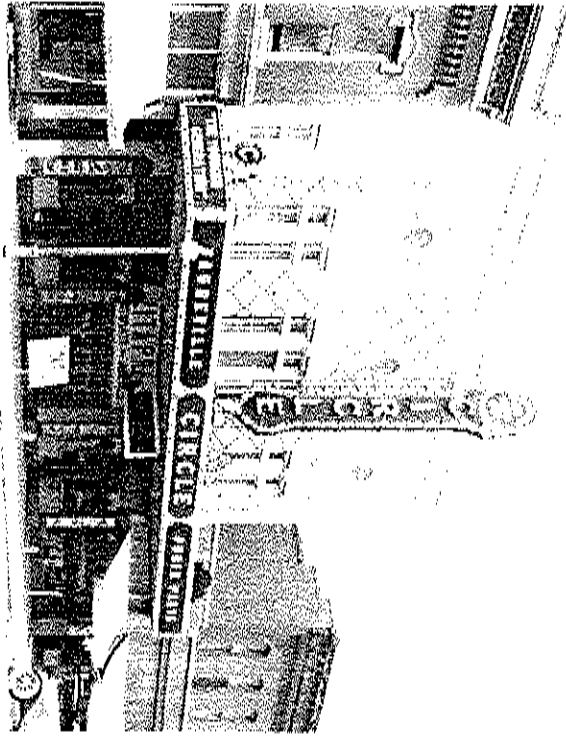
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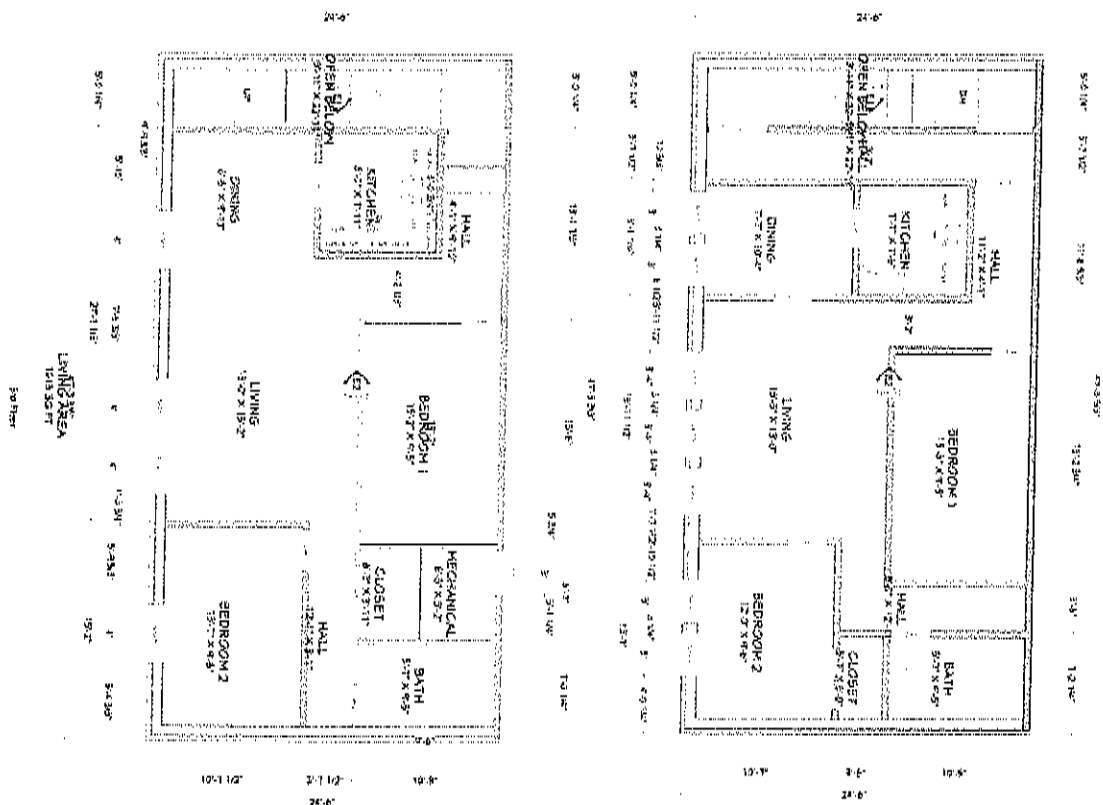
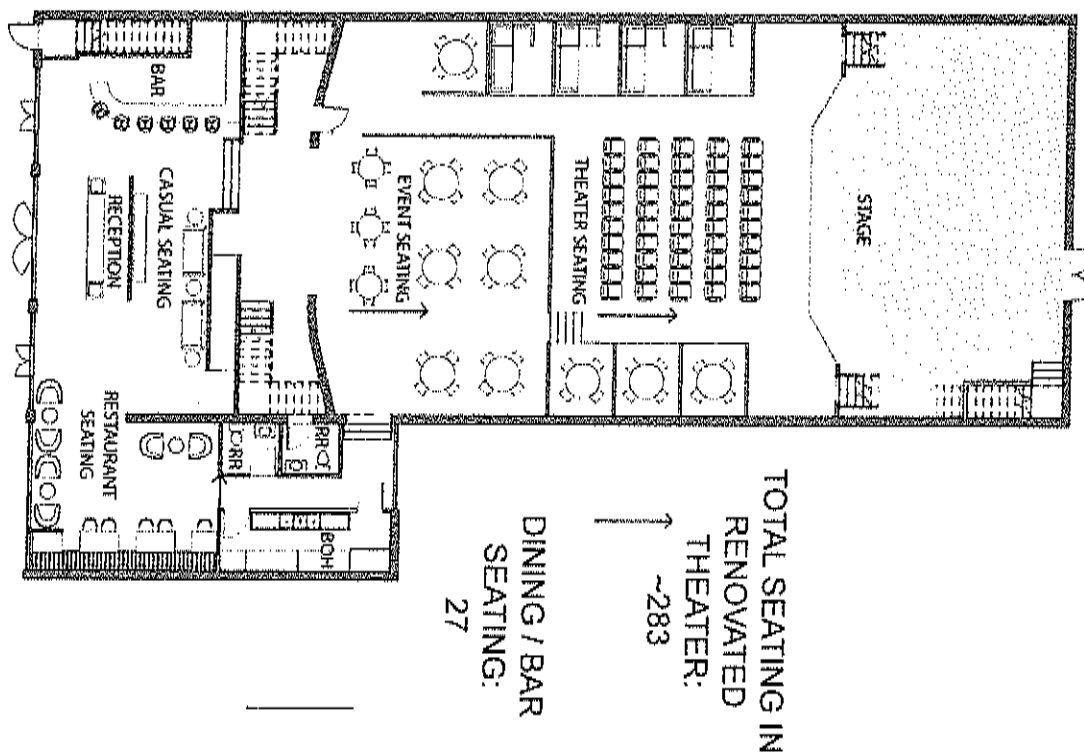
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# CAMELOT

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## Purchase price and financial break down

November 2021 (\$80k) - Purchase property and provide funding for operational/emergency expenses until grants come in.

**Phase 1** - Summer 2022 (\$250K) - Façade restoration and windows

**Phase 2** - Summer 2022 (\$240K) - Apartment renovation

**Phase 3** –Summer/Fall 2022 (\$150K) - Theatre table seating, stage repairs, rear wall removal and partition installation

**Phase 4** – Fall 2022 (\$380K) - Acquire North building, kitchen and restroom addition with rooftop seating

**Phase 5** – Fall/Winter 2022 (\$320K) - Theater lobby remodel with wine bar

## Funding and sources

Funding for the Camelot theater restoration and operations will be sourced from a mix of grants, and individual contributions.

Individual contributions of \$300-\$700,000

Grant Funding of \$300-\$900,000

Sponsorships of \$300-\$400,000

- \$500 - name on seat

- \$2,500 - name on booth

- \$50,000 - name on balcony

- \$100,000 - name on stage

- \$100,000 - name on marquee for 4 years

- \$100,000 - naming rights on lobby

## Sustainability of funding

Revenues from apartment rent, theater/wine bar/bistro rent, venue rental income, sponsorships, and memberships are expected to generate between \$60K and \$80K annually to cover property taxes, insurance, and maintenance for at least the next 25 to 30 years.



## Ask of City support

The Camelot Theater Foundation (Nevada Community Historical Society) is asking the City of Nevada to support the initial purchase and stabilization of the theater through a \$20,000 contribution.

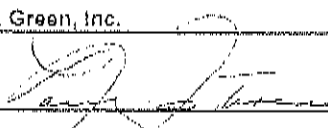
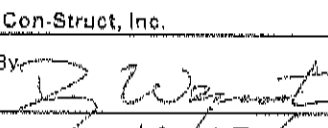
\$25,000 dollars have already been secured towards this effort.

Item # LB  
 Date: 10/25/21

## CHANGE ORDER

Distribution:  
 Owner X  
 Contractor X  
 HRG X  
 Field \_\_\_\_\_  
 Other \_\_\_\_\_

PROJECT: Central Business District Infrastructure Project Nevada, Iowa	Change Order No.	Change Order 7						
	Date	October 11, 2021						
To Contractor: Con-Struct, Inc. 305 South Dayton Avenue Ames, IA 50010	Project No.	HRG 180306						
	Original Contract Date	February 24, 2020						
<p>The contract is changed as follows:</p> <p>Cut pavers around boulders placed at intersection of 6<sup>th</sup> Street and Lincoln Highway. See attached Distinctive Landscapes Invoice for additional information.</p> <table> <tr> <td>Additional labor to cut pavers around boulders, Lump Sum</td> <td>\$ 1,657.50</td> </tr> <tr> <td>Con-Struct Markup, 5% =</td> <td>\$ 82.87</td> </tr> <tr> <td><b>Total Change Order, Add to Contract</b></td> <td><b>\$ 1,740.37</b></td> </tr> </table>			Additional labor to cut pavers around boulders, Lump Sum	\$ 1,657.50	Con-Struct Markup, 5% =	\$ 82.87	<b>Total Change Order, Add to Contract</b>	<b>\$ 1,740.37</b>
Additional labor to cut pavers around boulders, Lump Sum	\$ 1,657.50							
Con-Struct Markup, 5% =	\$ 82.87							
<b>Total Change Order, Add to Contract</b>	<b>\$ 1,740.37</b>							
Original Contract Sum		\$ 7,850,850.00						
Net change by previously authorized Change Orders		\$ 48,057.31						
The Contract Sum prior to this Change Order was		\$ 7,898,907.31						
The Contract Sum will be increased by this Change Order in the amount of		\$ 1,740.37						
The new Contract Sum including this Change order will be		\$ 7,900,647.68						
The Contract Time will be increased by		0 Days						
The date of Substantial Completion as of the date of this Change Order therefore is		November 1, 2021						

<b>NOT VALID UNTIL SIGNED BY CONTRACTOR AND OWNER</b>		
Engineer HR Green, Inc.	Contractor Con-Struct, Inc.	Owner City of Nevada, IA
By 	By 	By _____
Date: 10/11/2021	Date: 10/12/2021	Date: _____

Distinctive Landscapes, LLC

1288 Westwood Pl  
Ames, IA 50014

# Invoice

Date	Invoice #
9/30/2021	13416

Bill To
Con-Struct Attn: Doug Waite 305 S. Dayton Ave Ames, IA 50010

P.O. No.	Terms	Project
	Due on receipt	

Quantity	Description	Rate	Amount
	Nevada CBD-Progress Billing #6		
432	Item 62-Paver Sidewalk Labor and materials to install paver sidewalk-Price per square yard	55.06	23,785.92T
7.5	Deduct for poured bases around rocks at corners Labor and materials to install paver sidewalk-Price per square yard	-55.06	-412.95T
19.5	Labor to cut pavers around rock bases at corners General labor rate - Price per man hour	85.00	1,657.50T
	Out-of-state sale, exempt from sales tax	0.00%	0.00
Thank you for your business.		<b>Total</b>	\$25,030.47

**RESOLUTION NO. 021 (2021/2022)**

**A RESOLUTION APPROVING AMENDMENT TO THE GAS FACILITIES EXTENSION AGREEMENT WITH INTERSTATE POWER AND LIGHT COMPANY AND THE CITY OF NEVADA, IOWA FOR NEW WASTEWATER TREATMENT FACILITY**

**WHEREAS**, The City of Nevada, Iowa, is constructing a new Wastewater Treatment Plant located at 62512 270<sup>th</sup> St., Nevada, in Story County; and

**WHEREAS**, the City Council of Nevada, Iowa, previously approved an agreement with Interstate Power and Light Company to provide natural gas available at the site; and

**WHEREAS**, Interstate Power and Light Company is requesting an amended route for the gas main with no change in costs to the city; and

**WHEREAS**, The City of Nevada, Iowa, approves the amendment for the Gas Facilities Extension Agreement with Interstate Power and Light Company per the attached agreement; and

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Nevada, Story, County, Iowa, does hereby approve the Amendment to Gas Facilities Extension Agreement (Exhibit attached) between the City of Nevada, Iowa, and Interstate Power and Light Company. City Administrator Jordan Cook is hereby authorized to execute the agreement on behalf of the City.

**PASSED AND APPROVED** this 25th day of October, 2021.

\_\_\_\_\_  
Brett Barker, Mayor

ATTEST:

\_\_\_\_\_  
Kerin Wright, City Clerk

Moved by Council Member \_\_, seconded by Council Member \_\_, that Resolution No. 021 (2021/2022) be adopted.

AYES: \_\_\_\_  
NAYS: \_\_\_\_  
ABSENT: \_\_\_\_

The Mayor declared Resolution No. 021 (2021/2022) adopted.

I hereby certify that the foregoing is a true copy of a record of the adoption of Resolution No. 021 (2021/2022) at the regular Council Meeting of the City of Nevada, Iowa, held on the 25th day of October, 2021.

\_\_\_\_\_  
Kerin Wright, City Clerk  
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**AMENDMENT TO GAS FACILITIES EXTENSION AGREEMENT**

This Amendment is made this <sup>25th</sup> day of October 2021, by and between the City of Nevada, Iowa Wastewater Treatment Plant at 62512 270<sup>th</sup> St, Nevada, Iowa, and Interstate Power and Light corporation, an Iowa corporation headquartered at 200 First Street SE, Cedar Rapids, IA ("Company"), the parties to a Gas Facilities Extension Agreement dated the 8th day of March, 2021 and designated by Company as Contract No. 54440 (the "Agreement").

The parties have reached an understanding regarding the Agreement, and by this Amendment reduce the understanding to binding form.

NOW, THEREFORE, in consideration of the mutual covenants, terms, and conditions set forth in the Agreement, the parties hereto mutually covenant and agree to amend the Agreement as follows:

See Exhibit A, attached.

Description of Revision:

- The gas main extension project was designed by the Company to install approximately 15,900 feet of new gas main along 620<sup>th</sup> Ave and 270<sup>th</sup> St to provide service to the new City of Nevada Wastewater Treatment Facility/Plant. (Original Route)
- The advance in aid of construction in Exhibit B of Agreement 54440 was based on the costs for the Original Route.
- It was deemed desirable by the Company to construct the gas main extension to provide for additional residential/commercial development. The scope of the project was adjusted to include approximately 19,850 feet of new gas main, extending along a route on S. 11<sup>th</sup> St / Country Club Rd, to S. 19<sup>th</sup> St. to 270<sup>th</sup> St. (Alternate Route)
- The excess construction costs of the Alternate Route shall be borne by the Company. The design of the Alternate Route initially included approximately 3,950 additional feet of gas main.
- Recently, a residential developer requested natural gas service to a new development that required the extension of approximately 900 feet of gas main from S. K Ave. to S. 11<sup>th</sup> St. The developer requested natural gas service prior to the planned start of construction to serve the new City of Nevada Wastewater Treatment Facility/Plant.
- In accordance with the Company's General Rules and Regulation for Gas Service, Extension Policy, this Developer paid an advance in aid of construction toward the gas main extension. This advance reduced the Company's excess construction costs along the Alternate Route. The developer is eligible for refunds for a period of ten years for each service line attached to the distribution main extension along the extension to the development.
- The revised Exhibit A attached shows a revised starting point of the gas main extension required to serve the new City of Nevada Wastewater Treatment Facility/Plant (Revised Alternate Route).
- The advance in aid of construction listed in Exhibit B of Agreement 54440 for City of Nevada remains unchanged. The Company will continue to bear the cost of the excess construction costs for the Revised Alternate Route.
- The City of Nevada retains the ability to receive a pro-rata refund of the advance amount in Agreement 54440, for a period of ten years for each service line attached to the distribution main extension along the Revised Alternate Route.

Except as amended herein, the Agreement, including any prior amendments, shall remain unchanged.

**CITY OF NEVADA, IOWA**

By: \_\_\_\_\_  
Title: \_\_\_\_\_

**INTERSTATE POWER & LIGHT  
COMPANY**

By: \_\_\_\_\_  
Title: \_\_\_\_\_

# EXHIBIT "A" TO ATTACHED GAS FACILITIES AGREEMENT (REVISED)





**RESOLUTION NO. 085 (2020/2021)**

**A RESOLUTION APPROVING GAS FACILITIES EXTENSION AGREEMENT  
INTERSTATE POWER AND LIGHT COMPANY AND THE CITY OF NEVADA, IOWA  
FOR NEW WASTEWATER TREATMENT FACILITY**

**WHEREAS**, The City of Nevada, Iowa, is constructing a new Wastewater Treatment Plant located at 62512 270<sup>th</sup> St., Nevada, in Story County; and

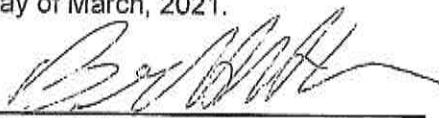
**WHEREAS**, the City Council of Nevada, Iowa, desires to have natural gas available at the site; and

**WHEREAS**, Interstate Power and Light Company agrees to sell natural gas service at the site; and


**WHEREAS**, The City of Nevada, Iowa, agrees to advance Interstate Power and Light Company the estimated cost of construction of gas facilities per the attached agreement; and

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Nevada, Story, County, Iowa, does hereby approve the Gas Facilities Extension Agreement (Exhibit attached) between the City of Nevada, Iowa, and Interstate Power and Light Company. City Administrator Jordan Cook is hereby authorized to execute the agreement on behalf of the City.

**PASSED AND APPROVED** this 8<sup>th</sup> day of March, 2021.

  
Brett Barker, Mayor

ATTEST:

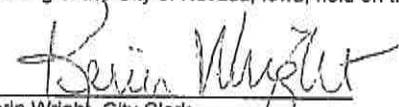
  
Kerin Wright, City Clerk

Moved by Council Member Jason Sampson, seconded by Council Member Dane Nealson, that Resolution No. 085 (2020/2021) be adopted.

AYES: Sampson, Nealson, Spence, Ehrig, Hanson, Mittman  
NAYS: None  
ABSENT: None

The Mayor declared Resolution No. 085 (2020/2021) adopted.

I hereby certify that the foregoing is a true copy of a record of the adoption of Resolution No. 085 (2020/2021) at the regular Council Meeting of the City of Nevada, Iowa, held on the 8<sup>th</sup> day of March, 2021.

  
Kerin Wright, City Clerk



**GAS FACILITIES EXTENSION AGREEMENT (ADVANCE)**

**THIS AGREEMENT**, made this 8<sup>th</sup> day of March, 2021, between **Interstate Power and Light Company**, hereinafter called the Company, and **City of Nevada, Iowa**, hereinafter called the Customer/Developer.

**WITNESSETH:**

WHEREAS, the Company is engaged in the distribution of gas in the City of Nevada, Iowa; and

WHEREAS, the Customer/Developer is the owner of the following legally described premises: Wastewater Treatment Plant, 62512 270<sup>th</sup> St, Nevada, Iowa, as shown on the map attached hereto (marked Exhibit A) and made a part hereof; and

WHEREAS, the Company desires to sell natural gas to the ultimate owners or occupants of the residences, or other buildings being built or installed on said premises, and the Customer/Developer desires to have natural gas available for such residences or other buildings to be used for heating, water heating, cooking and other uses, hereinafter called gas service.

**NOW, THEREFORE, IT IS MUTUALLY AGREED AS FOLLOWS:**

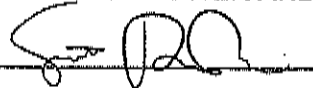
1. The Company agrees to construct, install, maintain and operate natural gas facilities to serve said premises; upon application for gas service made by the owner or occupant of each such building.
2. The Customer/Developer agrees to advance to the Company the estimated cost of construction of gas facilities, as set out in Exhibit B, attached, and the Company agrees to refund to the Customer/Developer the cost of installing the facilities, as set forth in Paragraph 4 below.
3. For the purpose of this agreement, the Company's estimated cost and the Customer/Developer advance for this gas extension are shown on Exhibit B.
4. The Customer/Developer agrees to advance \$312,289.85 to the Company payable prior to the commencement of construction. Upon acceptance by the Company of each application for gas service by Customer/Developers along the extensions contemplated herein, the Company shall refund Customer/Developer's advances in accordance with the Company's Gas Tariff Extension policy on file with the Iowa Utilities Board. The Company shall not be obligated to refund more than the original amount advanced and the refunds shall be without interest.
5. The obligation of the Company to make refund to the Customer/Developers shall be null and void after the expiration of ten (10) years from the date of this agreement, and any and all monies remaining unrefunded in the hands of the Company shall then become the sole property of the Company.
6. The Customer/Developer agrees to furnish at his own expense all necessary easements and permits required for the installation of said gas main, and the Customer/Developer and the Company will cooperate so that said construction and installation can be accomplished in the most economical manner.

7. Title to all gas facilities installed pursuant to this agreement shall be in the Company.

8. Applications for gas service referred to above shall be subject to and pursuant to applicable rules and regulations of the Company effective at the date of said applications with respect to the availability of natural gas and the rates and charges for same.

IN WITNESS WHEREOF, the parties hereto have executed this agreement the day and year first above written.

**INTERSTATE POWER AND LIGHT COMPANY**

By 

Title Director - Customer, Community and Economic Development

**CUSTOMER/DEVELOPER**

By 

Title City Administrator  
City of Nevada

**EXHIBIT "A" TO ATTACHED  
GAS FACILITIES EXTENSION AGREEMENT**



**EXHIBIT "B" TO ATTACHED  
GAS FACILITIES EXTENSION AGREEMENT**

Item Description	Qty	Installed Cost
Materials inc. 16,377 ft. of 2-In. HDPE pipe	16,377	\$ 16,049.46
Main Installation (15,900 ft)	15,900	\$ 191,913.00
Active Main tie in	1	\$ 1,000.00
Gas Main Construction Inspection	120	\$ 6,600.00
Traffic Control	1	\$ 7,500.00
Contractor Project Setup	1	\$ 3,350.00
Stormwater Pollution Prevention Plan	1	\$ 2,500.00
Sewer Lateral Cross bore inspection	9	\$ 3,150.00
Restoration materials (sand, black dirt, gravel/stone, grass seed)	1	\$ 4,725.00
Line markers	12	\$ 462.36
Applicable loadings	1	\$ 51,167.18

Total Installed Costs	\$ 288,417.00
-----------------------	---------------

Annual Gas use (therms)	22,600
Annual Estimated Revenue	\$ 4,942.87
(minus energy efficiency and commodity costs)	
Estimated 5 yrs. Future Revenue	\$ 24,714.36
Net Total Installed Costs	\$ 263,702.64

Iowa Advance Tax Adder	18.43%
Tax Adder Amount	\$ 48,587.21

Total Refundable Advance In Aid of Construction Required	\$ 312,289.85
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**CITY OF NEVADA, IOWA  
RESOLUTION 022 (2021/2022)**

**A RESOLUTION OF INTENT FOR THE CITY OF NEVADA TO COMMIT PROCEEDS  
FROM ARPA FUNDS TO PROJECT UPLIFT**

WHEREAS, the demand for affordable housing in the City of Nevada, Iowa continues to grow; and

WHEREAS, the proposed Uplift Project (the "Project") would include a lift station on the north side of Nevada in order to provide utilities for the future development of housing; and

WHEREAS, the proposed Project would allow utility services to be installed in the area that will serve Nevada and its citizens with affordable housing; and

WHEREAS, the City of Nevada has received notice that the ARPA Funding Allocation is an amount of \$995,030.99; and

WHEREAS, the City of Nevada applied for additional funding from Story County, Iowa through their ARPA Funds application to reach the estimated cost of the project; and

WHEREAS, The City Council of the City of Nevada wishes to earmark the proceeds from the ARPA Funding for this Project; and

NOW, THEREFORE, BE IT RESOLVED, that the City of Nevada confirms its commitment of the ARPA Funding Allocation of \$995,030.99 to the Uplift Project and authorizes the City Clerk to earmark such funds for the same.

Passed and approved this 25<sup>th</sup> day of October, 2021.

\_\_\_\_\_  
Brett Barker, Mayor

ATTEST:

\_\_\_\_\_  
Kerin Wright, City Clerk

Moved by Council Member \_\_, seconded by Council Member \_\_, that Resolution No. 022 (2021/2022) be adopted.

Ayes: \_\_

Nays: \_\_

Absent: \_\_

The Mayor declared Resolution No. 022 (2021/2022) adopted.

I hereby certify that the foregoing is a true copy of a record of the adoption of Resolution No. 022 (2021/2022) at the regular Council Meeting of the City of Nevada, Iowa, held on the 25<sup>th</sup> day of October, 2022.

\_\_\_\_\_  
Kerin Wright, City Clerk

## COUNCIL ACTION FORM

### **AGENDA ITEM: Fire Department Purchase of a Battery-Operated Extrication Tools Using the FEMA Assistance to Firefighters Grant (AFG)**

**HISTORY:** In 2008, with assistance from a FEMA grant, the fire department purchased two sets of TNT extrication tools (also known in earlier days as the "Jaws of Life"). The tools require a gas-powered motor and hydraulic pump to be tethered to the tool. Extrication tools general consist of a spreader used to spread open vehicle doors, cutters used to cut metal A-posts, and rams used for pushing the dash off a person. Extrication tools are vital to today's fire service mission.

In February 2018, the fire department responded to a 70-car pile-up and a 50-car pile-up on I-35 within the same week. You can probably imagine the difficulty in dragging a tool, a motor, and 20 feet of thick hydraulic hose through a scene with 70 cars and 15 people needing extrication during blizzard-like conditions. The existing tools we have are 13 years old and we have seen them fail to cut the Advanced High Strength Steel (AHSS) found in newer vehicles. In one case, the pivot bolt broke attempting to cut a field sprayer boom involved in a serious crash. This took the cutters out of service for a week. We intend to keep the existing tools on our rescue engine as a back-up or for complex scenes requiring multiple tools.

Last month, FEMA awarded the City of Nevada \$47,276.19 for the purchase of new lithium-ion battery operated extrication tools through the Assistance to Firefighters Grant (AFG). E-tools as they are called are tether-free and more maneuverable. The cutting and spreading powers are rated at 15,000 lbs. In other words, these tools are designed for next generation cars made with AHSS. The department tested Hurst, Genesis, and Amkus extrication tools on three separate nights at Central Iowa Towing. The members scored the tools on use, function, weight, and other features presented. The Amkus tools were quickly removed from consideration due to the weight of the tool being 57.6 lbs. It was too heavy for a single person to use and operate at waist height. The members were split between the Hurst and Genesis tool. The operation of the Hurst tools was impressive and the turn lever is something most of the members are use to in our existing tools. However, the battery for the Genesis tool is universal (Milwaukee) and can be used in cordless drills, impact drivers, saw-saws, and the Supervac fan saving money in the long run. Several of our members who work on other departments work with the Genesis tools. All tools have a 10-year warranty and a 5-year warranty on batteries.

The department leadership would like to order a combination tool and E-pack battery box from Genesis (Bid #1), and a cutter and spreader from Hurst (Bid #2). We already have a set of TNT gas tools so the principle of cutting open a car does not change just because more than one brand of tool is used on a scene. We are very experienced on extrication since we respond to two major divided roadways. We are not concerned with having different brands of extrication tools.

The remaining AFG funds after the purchase are anticipated at \$10,755. After the purchase of the E-tools, FEMA will allow those remaining funds to be used for purchasing approved fire-fighting equipment. The bids and equipment are as follows:

**Bid #1 Genesis Extrication Tools \$11,570.00**

Includes: 17c-SL3 EForce Combi-Tool/ battery (cutter spreader tool), (1) additional Battery, (1) additional battery charger, (1) E28 E-Pack 3-hour battery box with LED scene light.

**Bid #2 Hurst Extrication Tools \$25,715.00**

Includes: (1) eDraulic S799 E2 Cutter Package, (1) eDraulic E2 32-inch Spreader Package, (4) batteries, (2) Chargers.

**TOTAL TOGETHER: \$36,521.**

**Bid # 3: Genesis: \$ \$32,305.00** (add \$500 if purchasing Nxtgen blades to the cutter)

Includes: (1) Cutter, (1) 32-inch spreader, (1) 31-inch Ram, (1) push pull Ram kit, (3) M28 Milwaukee batteries, (3) single bay chargers, (1) E28 E pack 3-hour battery box with LED scene light, (1) AC adapter tether for AC operations if batteries die.

**Bid # 4 Hurst Tools Bid #1: \$33,601.00** (add \$764 for AC tether adaptor and \$150 for mounting plate for battery charger)

Includes: (1) Cutter, (1) 32-inch Spreader, (1) Ram, (6) Batteries, (3) chargers

**Bid #5 Hurst Tools Bid #2: \$36,638** (add \$150 for mounting plate for battery chargers)

Includes: (1) Cutter watertight, (1) 32-inch Spreader watertight, (1) 53.5-inch Ram package, (6) 9-ah batteries, (3) battery chargers.

**Bid #6 Amkus Tools Bid #1: \$33,507.00**

Includes: (1) Cutter, (1) 32-inch Spreader, (1) Extended reach tips, (1) quick adjust chain package, (1) Ram, (3) fast chargers with 2 batteries.

**Bid #7 Amkus Tools Bid #2: \$35,725.00**

Includes: (1) Cutter, (1) 32-inch Spreader, (1) Extended reach tips, (1) Ram extension kit, (1) Ram, (3) fast chargers with 2 batteries.

**OPTIONS:**

1. Accept Bids 1 & 2 together for a total amount of \$36,521 to buy both Genesis and Hurst extrication tools
2. Accept the cheapest bid of \$32,305 and buy all Genesis extrication tools.
3. Reject all bids, and have staff consider other options.

**STAFF'S RECOMMENDED ACTION:**

The fire department and Director of Fire and EMS recommend the purchase of this necessary equipment.

Therefore, it is the recommendation of the City Administrator that Council approves Option #1, accepting Bid #1 and #2 together for the purchase of battery-operated extrication tools.

Ray Reynolds

Bid #1

**From:** Bill Halleran <Bill.Halleran@genesrescue.com>  
**Sent:** Thursday, October 7, 2021 12:39 PM  
**To:** Ray Reynolds  
**Subject:** RE: extrication tools  
**Attachments:** RIT\_Tips\_cutsheet.pdf; 17C-SL3-Cutsheet.pdf

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Can you advise what tool you are referring to? I would say the 17C is our largest combi-tool that would be the best bet for you..

- \* 1. ART.109.261.1- 17C-SL3 EForce Combi-Tool/Battery- \$10,250
- \* 2. ART.386.732.3- Brute Tips- FREE
- 3. ART.109.685.9- RIT Tips- \$900.00 - Not getting
- \* 4. ART.105.409.7- Milwaukee Single Bay Charger- FREE
- \* 5. ART.105.375.5- Milwaukee M28 Battery- FREE

*Respectfully,*

*Bill Halleran  
Genesis Rescue Systems/Equipment Management Company  
Regional Sales Manager- Iowa/Nebraska/South Dakota  
[www.genesrescue.com](http://www.genesrescue.com)  
[bill.halleran@genesrescue.com](mailto:bill.halleran@genesrescue.com)  
Cellular- 641.660.6030*



**From:** Ray Reynolds <RReynolds@cityofnevadaiaowa.org>  
**Sent:** Thursday, October 7, 2021 12:31 PM  
**To:** Bill Halleran <Bill.Halleran@genesrescue.com>  
**Subject:** RE: extrication tools

What's a combination tool cost?



# EFORCE

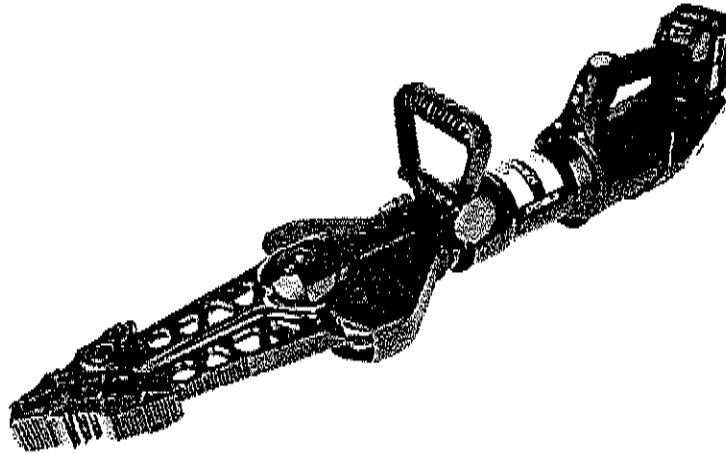


# GENESIS

RESCUE SYSTEMS

Rev: 0

21



## 17C-SL3 EFORCE

Part Number: ART.109.261.1

Length (mm/in)	989	38.1
Width (mm/in)	236	9.3
Height (mm/in)	241	9.5
Weight (kg/lbs)	21	46.3
Cutting Opening (mm/in)	342	13.5
Spreading Width (mm/in)	405	15.9
Pulling Distance (mm/in)	406	16.0
Ingress Protection Rating	IP54	IP54
Highest Spreading Force (kN/lbf)	40	9,000
Lowest Spreading Force (kN/lbf)	29	6,525
Highest Pulling Force (kN/lbf)	57	12,825
Lowest Pulling Force (kN/lbf)	36	8,100
NFPA Cut Rating	A7-B9-C7-D9-E9-F6	A7-B9-C7-D9-E9-F6
Nominal Pressure (bar/psi)	700	10,000

Images and Specifications are subject to change without notice

ART.110.115.0Y  
ART.110.115.0B

# GENESIS

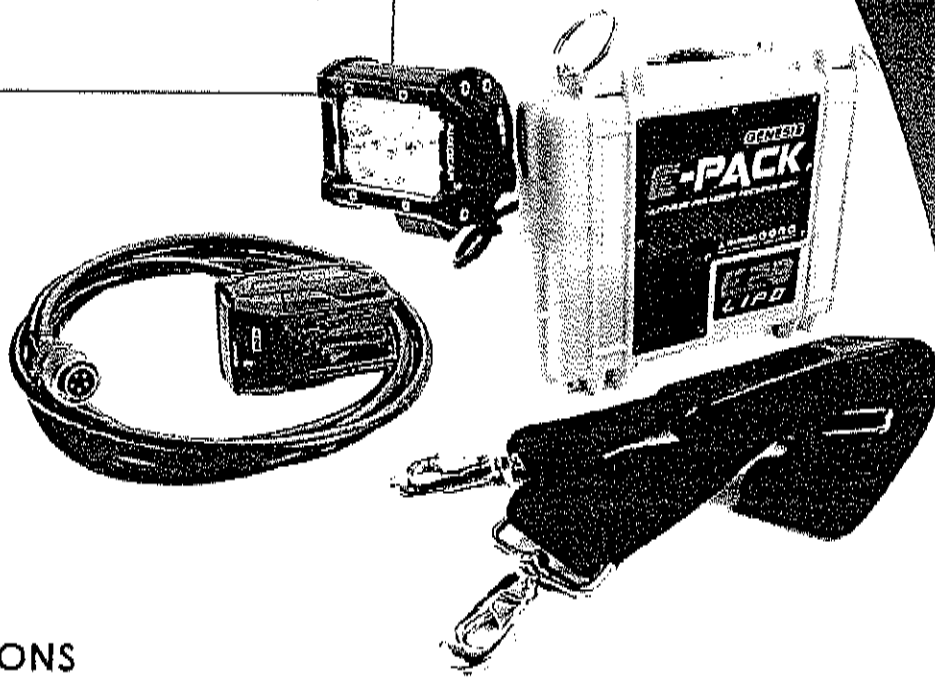
WWW.GENESISRESCUE.COM

## E28 E-PACK W/E-TORCH

**FORCE 2.0**

### E-PACK COLOR

- YELLOW - ART.110.115.0Y
- TACTICAL BLACK - ART.110.115.0B



### SPECIFICATIONS

E-PACK W/ETORCH LENGTH(IN/MM) - 13.5/343

E-PACK W/ETORCH WIDTH(IN/MM) - 7.7/195

E-PACK W/ETORCH HEIGHT(IN/MM) - 4.75/120.6

POWER CABLE LENGTH (FT/M) - 15/4.6

CABLE ONLY WEIGHT (LBS/KGS) - 3.7/1.7

E-PACK W/ETORCH ONLY WEIGHT (LBS/KGS) - 9.4/4.3

TOTAL WEIGHT (LBS/KGS) - 12.7/5.8

VOLTAGE - 28V

AMP HOURS - 15Ah

WATT HOURS - 388Wh

GENESIS IS  
TRAINING  
FOLLOW US





Equipment Management Company  
22824 West Winchester Drive  
Channahon, IL 60410  
USA  
815-467-8762  
Fax: 815-467-8763

Pending

11

Quote 10410

Order Date: 09/23/2021

Printed Date: 09/23/2021

Page: 1

Bill To:

Nevada Fire Department  
935 Lincoln Hwy  
Nevada, IA 50201  
USA

Ship To:

Nevada Fire Department  
935 Lincoln Hwy  
Nevada, IA 50201  
USA

Customer ID	Purchase Order	Valid Until	Ship Via	F.O.B.	Sales Rep	Ship From	
NEVFIR		/ /	Best Way	Origin	BHAL	DIRECT	
Ord Qty		U.O.M.	Item Number	Item Status	Unit Price	Discount Tax Est Ship Date	Extended Price
1		EACH	ART.109.351.4S	Sale	10,600.00000	0.000 N	10,600.00
			C236-SL3 Standard Blades eForce				09/23/2021
			TO ADD NXTGEN BLADES INSTEAD OF STANDARD BLADES, PLEASE ADD \$500 TO QUOTE AND USE ART.109.351.4				
1		EACH	ART.109.173.5	Sale	9,770.00000	0.000 N	9,770.00
			S54-SL3 eForce (32")				09/23/2021
1		EACH	ART.031.901.2	Sale	8,065.00000	0.000 N	8,065.00
			31" Push Pull Ram eForce				09/23/2021
1		EACH	ART.011.520.1	Sale	1,525.00000	0.000 N	1,525.00
			Deluxe Push/Pull Ram Kit w/Slip Fit & New Box				09/23/2021
3		EACH	ART.105.375.5	Sale	0.00000	0.000 N	0.00
			M28 Milwaukee 28V 5AH Battery				09/23/2021
			Free w/ Each Tool Purchase				
3		EACH	ART.105.409.7	Sale	0.00000	0.000 N	0.00
			Milwaukee Single Bay Charger 120V AC/28V (USA)				09/23/2021
			Free w/ Each Tool Purchase				
1		EACH	ART.110.115.0Y	Sale	1,320.00000	0.000 N	1,320.00
			E28 E-Pack Yellow (Charger, Pack & Cable)w/E-Torch				09/23/2021
1		EACH	ART.106.042.6	Sale	1,025.00000	0.000 N	1,025.00
			New AC Adapter for the E-Force Tools 110 VAC Tethering				09/23/2021
1		EACH	FREIGHT	Freight	0.00000	0.000 N	0.00
			Freight will be billed once order has shipped				09/23/2021
Pricing Valid for 60 Days					Non Taxable Subtotal	32,305.00	
					Taxable Subtotal	0.00	
					Order Discount	0.00	
					Tax	0.00	
					Order Total	32,305.00	

Cellular- 641.660.6030



From: Ray Reynolds <RReynolds@cityofnevadaaiowa.org>

Sent: Tuesday, October 5, 2021 2:52 PM

To: Bill Halleran <Bill.Halleran@genesisrescue.com>

Subject: e tools

I have a couple of questions on the tools I am asking the final bids rep for the tools we are considering consideration:

- 1) What is the extent of the warranty on the tools?
- 2) What is the extent of the warranty on the batteries?
- 3) If a tool breaks, how long does it take to get a replacement tool in our fire department?
- 4) How does the process work on getting the tool fixed?
- 5) Do I need to send the tools somewhere or do they come to my fire house and get the tool?
- 6) Who is the closest repair rep?
- 7) Besides a supervac PPV fan, what other tools or handheld tools does the Genesis (Milwaukee) battery fit into?

Thank you,

Ray Reynolds  
Nevada Fire

## Ray Reynolds

---

**From:** Bill Halleran <Bill.Halleran@genesisrescue.com>  
**Sent:** Wednesday, October 6, 2021 12:59 PM  
**To:** Ray Reynolds  
**Subject:** RE: e tools

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Chief Reynolds- Please see my comments below on your questions about Genesis Extrication Tools. Please advise if you have any further questions.

- 1) What is the extent of the warranty on the tools? Genesis offers a limited 10 year warranty. Year 1 is bumper to bumper. Years 2-10 Genesis will cover the components of the tool and the Fire Dept. covers the labor. This is 99% a standard warranty from all manufacturers.
- 2) What is the extent of the warranty on the batteries? Milwaukee offers a 4 year warranty.
- 3) If a tool breaks, how long does it take to get a replacement tool in our fire department? I have tools on my truck that I would drop off if need be as well as EMC (Genesis) has tools that we can expedite to you. Tim Snyder (Genesis Service Tech) and Brent Soland (Minnesota Regional Sales Manager) have tools that we can offer you as well. We are big into service after the sale and keeping our customers happy and that is imperative to us.
- 4) How does the process work on getting the tool fixed? Barring what the issue may be, either Tim Snyder will come to your station asap for repairs or if we need to ship it into our home office. I will get you a box to ship or I will come to Nevada and box it up and ship it for you.
- 5) Do I need to send the tools somewhere or do they come to my fire house and get the tool? Service will be done at your Fire Station. You can choose to do this either Annually or every other year. You know how often the tools are used for calls/trainings.
- 6) Who is the closest repair rep? Tim Snyder is our exclusive service tech and will be coming to you out of Rochester, Minnesota. I have some knowledge on repairs. It will depend on the issue. We have other service techs in our home office in Channahon, Illinois.
- 7) Besides a supervac PPV fan, what other tools or handheld tools does the Genesis (Milwaukee) battery fit into? Sawzalls, Drills, Chainsaws

*Respectfully,*

**Bill Halleran**  
**Genesis Rescue Systems/Equipment Management Company**  
**Regional Sales Manager- Iowa/Nebraska/South Dakota**  
[www.genesisrescue.com](http://www.genesisrescue.com)  
[bill.halleran@genesisrescue.com](mailto:bill.halleran@genesisrescue.com)



**ALEX**  
AIR APPARATUS  
800.264.2370

## QUOTE

Date	Customer PO
8/30/2021	

BILL TO
Nevada Fire Department Address on File Nevada, Iowa

SHIP TO

Nevada Fire Department  
Address on File  
Nevada, Iowa

S.O. #	Promise Date	Terms	Sales Rep
		N30	Andrea Gerritson

[illegible]

**TOTAL: \$88,601.00**

Authorized Signature of Approval



HURST Jaws of Life  
711 North Post Road  
Shelby, NC 28150  
[www.jawsoflife.com](http://www.jawsoflife.com)



Dinglee  
Hurst  
Lukas  
Vetter

## Hurst®, Hurst Jaws of Life, Inc.® and eDRAULIC™ Rescue Tools Lifetime Warranty

Hurst®, Hurst Jaws of Life, Inc.® and eDRAULIC™ rescue tools ("Tools") manufactured on or after January 1, 2012 are warranted by Hurst to be free from defects in material and workmanship for the expected life of the Tools, which is 10 years from the date of manufacture ("Lifetime Warranty Period").

During the first 2 years of Lifetime Warranty Period, Hurst will repair or, at its option, replace at no charge any Tool or original or warranty replacement Tool part that Hurst determines to have failed during normal and proper use due to a defect in material or workmanship. After the first 2 years of the Lifetime Warranty Period until the end of the Lifetime Warranty Period, Hurst will provide replacement parts only (no labor) at no charge for any original or warranty replacement Tool part that Hurst determines to have failed during normal and proper use due to a defect in material or workmanship. Any repaired or replacement Tool or Tool part shall be warranted only for the remainder of the original Lifetime Warranty Period. If requested by Hurst, a Tool or Tool part that is claimed to be defective must be delivered to Hurst or an authorized Hurst dealer for inspection and evaluation. Any Tool or Tool part that is replaced shall be the sole property of Hurst and must be returned to Hurst upon request.

This Lifetime Warranty protects only the original purchaser and applies only to Tools that Hurst manufactured on or after January 1, 2012 and does not apply to subsequent purchasers or to any Tools sold as "Used" or "Reconditioned", or any Tools manufactured prior to January 1, 2012.

This Lifetime Warranty is conditioned upon and subject to:

- Registration of the Tool with Hurst by the original purchaser, within 90 days after the date of original purchase from Hurst or an authorized Hurst dealer. Instructions for registration of the Tool with Hurst are included with the Tool and can also be obtained by contacting Hurst's Customer Service Department by telephone at (800)562-5041 or by email at [contacthurst@idexcorp.com](mailto:contacthurst@idexcorp.com).
- Annual service of the Tool by an authorized Hurst dealer during the Lifetime Warranty Period.

This Lifetime Warranty does not apply to:

- Damage to a Tool or Tool part occurring during or after shipment (claims of damage during shipment should be presented to the carrier)
- Normal wear and tear and consumable Tool parts and items, including, but not limited to seal rings, plunger blocks, couplings, cutter blades, hoses and other rubber components, and fluids
- Any issue related or attributable to abnormal or improper use or mishandling of a Tool, including, but not limited to, use for a purpose other than extrication and rescue
- Any issue related or attributable to failure to follow and strictly adhere to maintenance and inspection instructions and guidelines contained in the Owner's Manual provided with a Tool or any maintenance or inspection bulletins or notices provided by Hurst
- Any issue related or attributable to failure to follow and strictly adhere to operating and use instructions and guidelines contained in the Owner's Manual provided with a Tool or any operating and use bulletins or notices provided by Hurst
- Any issue related or attributable to repair or installation of a Tool or Tool part by persons other than Hurst or an authorized Hurst distributor
- Any issue related or attributable to rusting or corrosion of a Tool or Tool part

# S 799 E3 CUTTER

PART #: 272899000-1 (TOOL ONLY)  
272899000-9 (9AH PACKAGE)



## THE MOST POWERFUL CUTTER, IS NOW SMARTER.

The new S 799 E3 cutter carves through the strongest of materials with ease. On land or underwater, this bold cutter will get the job done with its genius technology. Combine the most powerful cutter with the new turbo function, and you get a must-have for all rescue teams.

### TECHNICAL SPECIFICATIONS

- Length (w/o battery): 36.6 in / 930 mm
- Width: 10.4 in / 265 mm
- Height: 9.96 in / 253 mm
- Weight (w/o battery): 54.9 lbs / 24.9 kg
- Cutter Opening: 8.03 in / 204 mm
- NFPA Cutter Rating: A9/B9/C9/D9/E9/F5
- NFPA 1936 2020 Compliant: Yes
- IP Rating: IP58

### ACCESSORIES

**Rescue Batteries:**  
Part number:  
9Ah EWXT/E3 rescue battery - 90-53-15  
9Ah E3 Saltwater battery - 90-53-18

### FEATURES AND BENEFITS

- Durable in fresh and salt water with its watertight design
- Smart dashboard displays live visual tool feedback
- Power levels and battery charge status at a glance
- Detects and reveals when a saltwater-capable battery has been installed
- New turbo function allows for a faster rescue
- Brushless DC electrical motor runs more efficiently with higher performance for a longer battery life
- Two LED lights illuminate the front of the tool
- Large waterproof battery (9Ah) with IP68 protection class



SP 777 E3

# SPREADER

PART #: 271877000-1 (TOOL ONLY)  
271877000-9 (9AH PACKAGE)



## STEEL'S WORST NIGHTMARE.

The most powerful 32-inch battery-powered spreader just got even better. With its watertight design and up-to-the-minute feedback, you'll get the job done faster and smarter than ever. In dire situations, our powerful E3 spreader speaks for itself.

### TECHNICAL SPECIFICATIONS

- Length: 39.3 in / 997 mm
- Width: 12.2 in / 309 mm
- Height: 9.96 in / 253 mm
- Weight: 51.6 lbs / 23.4 kg
- Spreading Distance: 32 in / 813 mm
- Max Spreading Force: 134,900 lbs / 600 kN
- Max Pulling Force: 13,490 lbs / 60 kN
- NFPA HSF: 19,110 lbs / 85 kN
- NFPA LSF: 13,260 lbs / 59 kN
- NFPA HPF: 11,016 lbs / 49 kN
- NFPA LPF: 6,744 lbs / 30 kN
- NFPA 1936 2020 Compliant: Yes
- IP Rating: IP58

### ACCESSORIES

#### Rescue Batteries:

Part number:  
9Ah EWXT/E3 rescue battery - 90-53-15  
9Ah E3 Saltwater battery - 90-53-18

#### Chain Set:

Part number: 81-67-20

#### Peeling Tips:

Part number: 81-67-22

### FEATURES AND BENEFITS

- Watertight design durable in fresh and salt water
- Smart dashboard displays live visual tool feedback
- Power level and battery charge status at a glance
- Detects and reveals when a saltwater-capable battery has been installed
- New turbo function allows for a faster rescue
- Single integrated cylinder body design
- Squeezing plates built into the arms
- "Shark Tooth" removable tips offer multifunctional design, with four rows of shark-like teeth for maximum performance and gripping
- Package comes with two li-ion rechargeable batteries and one charger



HURST Jaws of Life  
711 North Post Road  
Shelby, NC 28150  
www.jawsoflife.com



Dinglee  
Hurst  
Lukas  
Vetter

- Any Tool or Tool part that is changed, altered or modified unless the change, alteration or modification is made by Hurst or strictly in accordance with Hurst's written directions and instructions
- Any issue with a Tool or Tool part related or attributable to failure or substandard performance of any other manufacturer's equipment, system, product, component or part
- Any Hurst®, Hurst Jaws of Life, Inc.® and eDRAULIC™ brand products other than rescue tools
- Any accessories, spare or non-warranty replacement parts, or other products that may be sold either with or separate from Tools (Any warranty with respect to such accessories, spare or replacement parts, and other products shall be limited to a pass through of the warranty (if any) furnished by the manufacturer of such accessories or other products. For accessories and spare and non-warranty replacement parts manufactured by Hurst, see the Hurst®, Hurst Jaws of Life, Inc.® and eDRAULIC™ Rescue Tool Accessories and Parts Warranty.)

The above warranty and remedies are the sole and exclusive warranty and remedies offered by Hurst with respect to Hurst®, Hurst Jaws of Life, Inc.® and eDRAULIC™ rescue tools and are in lieu of any and all other warranties and remedies, express or implied, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose.

Unless and except to the extent mandated otherwise by law, under no circumstances shall Hurst have (i) any liability or obligation to the original purchaser or any other person for any claim, loss, damage, injury, liability, obligation, cost or expense that directly or indirectly relates to or arises out of the use or failure of any Hurst®, Hurst Jaws of Life, Inc.® or eDRAULIC™ rescue tool, other than as expressly set forth in this limited lifetime warranty, or (ii) any liability in connection with any Hurst®, Hurst Jaws of Life, Inc.® or eDRAULIC™ rescue tool for indirect, special, punitive or consequential damages, including, but not limited to, loss of sales, loss of profits, down time, loss of production, loss of contracts, or damage to reputation or good will, whether or not Hurst was aware of or advised of the possibility of such damages.

In any event, unless and except to the extent mandated otherwise by law, Hurst's liability in connection with any Hurst®, Hurst Jaws of Life, Inc.® or eDRAULIC™ rescue tool shall be limited to the original price paid to Hurst for such rescue tool.



**Equipment Management Company**  
 22824 West Winchester Drive  
 Channahon, IL 60410  
 USA  
 815-467-8762  
 Fax: 815-467-8763

**Pending**

**8:4#3**

**Quote 10410**

Order Date: 09/23/2021

Printed Date: 09/23/2021

Page: 1

**Bill To:**

**Nevada Fire Department**  
 935 Lincoln Hwy  
 Nevada, IA 50201  
 USA

**Ship To:**

**Nevada Fire Department**  
 935 Lincoln Hwy  
 Nevada, IA 50201  
 USA

Customer ID	Purchase Order	Valid Until	Ship Via	F.O.B.	Sales Rep	Ship From			
NEVFIR		/ /	Best Way	Origin	BHAL	DIRECT			
Ord Qty			U.O.M.	Item Number	Item Status	Unit Price	Discount Tax	Est Ship Date	Extended Price
			Description						
1			EACH	ART.109.351.4S	Sale	10,600.00000	0.000 N		10,600.00
			C236-SL3 Standard Blades eForce					09/23/2021	
			TO ADD NXTGEN BLADES INSTEAD OF STANDARD BLADES, PLEASE ADD \$500 TO QUOTE AND USE ART.109.351.4						
1			EACH	ART.109.173.5	Sale	9,770.00000	0.000 N		9,770.00
			S54-SL3 eForce (32")					09/23/2021	
1			EACH	ART.031.901.2	Sale	8,065.00000	0.000 N		8,065.00
			31" Push Pull Ram eForce					09/23/2021	
1			EACH	ART.011.520.1	Sale	1,525.00000	0.000 N		1,525.00
			Deluxe Push/Pull Ram Kit w/Slip Fit & New Box					09/23/2021	
3			EACH	ART.105.375.5	Sale	0.00000	0.000 N		0.00
			M28 Milwaukee 28V 5AH Battery					09/23/2021	
			Free w/ Each Tool Purchase						
3			EACH	ART.105.409.7	Sale	0.00000	0.000 N		0.00
			Milwaukee Single Bay Charger 120V AC/28V (USA)					09/23/2021	
			Free w/ Each Tool Purchase						
1			EACH	ART.110.115.0Y	Sale	1,320.00000	0.000 N		1,320.00
*			E28 E-Pack Yellow (Charger, Pack & Cable)w/E-Torch					09/23/2021	
1			EACH	ART.106.042.6	Sale	1,025.00000	0.000 N		1,025.00
			New AC Adapter for the E-Force Tools 110 VAC Tethering					09/23/2021	
1			EACH	FREIGHT	Freight	0.00000	0.000 N		0.00
			Freight will be billed once order has shipped					09/23/2021	
Pricing Valid for 60 Days						Non Taxable Subtotal			32,305.00
						Taxable Subtotal			0.00
						Order Discount			0.00
						Tax			0.00
						Order Total			32,305.00

## QUOTE



11897 Co. RD 87 SE  
Alexandria, MN 56308  
Phone: 800-264-2320  
Fax: 320-763-9077  
Email: [orders@alexairapparatus.com](mailto:orders@alexairapparatus.com)  
Web Site: [www.alexairapparatus.com](http://www.alexairapparatus.com)

Date	Customer PO
8/30/2021	

BILL TO
Nevada Fire Department Address on File Nevada, Iowa

SHIP TO
Nevada Fire Department Address on File Nevada, Iowa

S.O. #	Promise Date	Terms	Sales Rep
		N30	Andrea Gerritson

[illegible]

\*CUSTOMERS THAT HAVE NOT PROVIDED TAX EXEMPT FORMS WILL BE CHARGED APPLICABLE SALES TAX

\*FREIGHT PREPAID & ADDED

\*F.O.B SHIPPING POINT

**\*THIS IS NOT AN INVOICE**

SHIPPING:

Tax Rate SUB: \$33.601.00

TAX:

**TOTAL: \$33,601.00**

Authorized Signature of Approval



**ALEX**  
AIR APPARATUS  
800.264.2370

**QUOTE**

Date	Customer PO
8/30/2021	

BILL TO
Nevada Fire Department Address on File Nevada, Iowa

SHIP TO
Nevada Fire Department Address on File Nevada, Iowa

S.O. #	Promise Date	Terms	Sales Rep
		N30	Andrea Gerritson

[illegible]

**TOTAL: \$36,638.00**



**BID # 6**

Date: #####  
 Quote #: [100]  
 Customer ID: [ABC12345]

To: Nevada FD  
 Attn: Chief Reynolds  
 [Phone]

Ship to: [Name]  
 [Company Name]  
 [Street Address]  
 [City, ST ZIP Code]  
 [Phone]

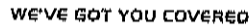
Salesperson	Job	Shipping Method	Shipping Terms	Delivery Date	Payment Terms	Due Date
-------------	-----	-----------------	----------------	---------------	---------------	----------

Qty	Item #	Description	Unit Price	Discount	Line Total
1.00	IS320LB	32" Spreader	\$ 11,340.00		\$ 11,340.00
1.00	K5-0029-KII	Extended reach tips	918.00		\$ 918.00
1.00	K-Chasin-24-30	Quick adjust chain pkg	855.00		\$ 855.00
1.00	IC700	Cutter	10,125.00		\$ 10,125.00
1.00	ITR500	Ram	8,730.00		\$ 8,730.00
3.00	Batt-9-KIT	Fast chargers w/2-9AH batteries(Flexvolt)	513.00		\$ 1,539.00

Subtotal \$ 33,507.00  
 Sales Tax  
 Total \$ 33,507.00

Make all checks payable to Ed M. Feld Equipment Co., Inc.  
 Thank you for your business!

113 N. Griffith Rd., Carroll, IA 51401 800.568.2403 712.792.6658 sales@feldfire.com



```
Date:          ## ## ## ## ## ## ## ##
Quote #:      {100}
Customer ID:   [ABC12345]
```

Ship to:                    {Name}  
                                  {Company Name}  
                                  {Street Address}  
                                  {City, ST ZIP Code}  
                                  {Phone}

[illegible]

113 N. Griffith Rd., Carroll, IA 51401 800.568.2403 712.792.6658 [sales@leldfire.com](mailto:sales@leldfire.com)

# - Comparison -

CUTTERS	LENGTH	WIDTH	HEIGHT	WEIGHT
AMKUS				
iC550	30.6"	9.5"	9.5"	48.2 lbs
iC750	33.7"	8.7"	11.6"	58.0 lbs
GENESIS				
ALL-9	40.5"	11.7"	9.5"	58 lbs
C236-SL3	39.1"	10.2"	9.5"	51.8 lbs
C195-SL3	35.4"	9.3"	9.5"	45.4 lbs
C165-SL2	33.3"	9.3"	8.5"	43 lbs
SPREADERS	LENGTH	WIDTH	HEIGHT	WEIGHT
AMKUS				
iS320	38.1"	11.1"	11.6"	57.6 lbs
iS280	32.9"	11.1"	9.6"	55.8 lbs
iS240	31.2"	11.1"	9.6"	54.4 lbs
GENESIS				
S54	40.0"	11.1"	9.5"	46.1 lbs
S49	38.7"	11.1"	9.5"	45.6 lbs
S44	34.5"	9.4"	9.5"	38.1 lbs
RAMS	LENGTH	WIDTH	HEIGHT	WEIGHT
AMKUS				
iTR230	17.8"	7.3"	11.4"	39.8 lbs
GENESIS				
54" Telescopic	23.1"	5.3"	13.7"	44.3 lbs
21/36	21.3"	5.3"	12.8"	34.6 lbs
31" Push/Pull	20.5"	4"	8"	40 lbs
41" Push/Pull	25.7"	5.6"	15"	47.6 lbs



CUTTER OPENING	NFPA RATING	IP RATING
----------------	-------------	-----------

5.8"	A6/B5/C6/D7/E7	unknown
7.0"	A8/B9/C7/D9/E9/F4	unknown

10.2"	A9/B9/C9/D9/E9	IP54
8.3"	A8/B9/C8/D9/E9/F4	IP54
7.3"	A8/B9/C7/D9/E9/F4	IP54
6.5"	A8/B5/C6/D7/E9	IP54

<b>MAX SPREAD</b>	<b>HSF</b>	<b>LSF</b>	<b>HPF</b>
-------------------	------------	------------	------------

31.9" (39" w/ERT)	15,100 lbs	10,530 lbs	11,500 lbs
28" (36" w/ ERT)	12,700 lbs	6,610 lbs	9,590 lbs
24" (32" w/ ERT)	13,620 lbs	7,410 lbs	10,350 lbs

31.7"	15,300 lbs	10,350 lbs	11,700 lbs
28.9"	17,100 lbs	11,475 lbs	12,150 lbs
24 "	11,700 lbs	9,225 lbs	9,450 lbs

<b>MAX EXTENSION</b>	<b>HSF</b>	<b>TELESCOPIC</b>	<b>HSF STAGE 2</b>
22.6"	48,360 lbs	Yes	

54"	24,279 lbs	Yes	24,279 lbs
36"	25,021 lbs	No	N/A
31.8"	32,300 lbs	No	N/A
41.8"	31,050 lbs	No	N/A

RAMS

	LENGTH	WIDTH	HEIGHT	WEIGHT	MAX EXTENSION
<b>GENESIS</b>					
54" Telescopic	23.1"	5.3"	13.7"	44.3 lbs	54"
21/36	21.3"	5.3"	12.8"	34.6 lbs	36"
31" Push/Pull	20.5"	4"	8"	40 lbs	31.8"
41" Push/Pull	25.7"	5.6"	15"	47.6 lbs	41.8"
<b>HURST</b>					
R 422E2	29.5"	5.31"	12.3"	45.9 lbs *	59.1"
R 421E2	23.5"	5.3"	12.3"	41.9 lbs *	53"

Indicates That NFPA Performance Data For This Category IS NOT Published By  
 Weights indicated are the tool in "ready to use" state. \* Indicates weight of tool only WITH  
 ALL PERFORMANCE DATA IS BASED OFF OF NFPA 1936 TESTING STANDARDS. NO "THEORETICAL" PE

Item # 7C  
Date: 10/25/21



City Hall | 1209 6<sup>th</sup> Street | Nevada, IA 50201-0530  
p. (515) 382-5466 | f. (515) 382-4502

October 2021

TO: Mayor - City Council Members  
City Administrator Jordan Cook

From: Ryan Hutton  
Building & Zoning Official

With the recommendation from Building and Zoning Official, we are seeking approval from the City Council Members to award the Neighborhood Improvement Incentive Program to Oak Park Estates.

Best Regards,  
Ryan Hutton  
Building and Zoning Official

# City of Nevada

## Neighborhood Improvement Incentive Program 2021 – 2022 Application

### Overview

#### Purpose:

The purpose of this grant program is to assist organizations, residents, and business owners within the City of Nevada to strengthen their neighborhood's appearance, to promote the area to visitors, and to improve the quality of life.

#### Eligible Applicants:

- ◆ Eligible applicants are property owners of residential or commercial property in the city limits of Nevada who are committed to improve neighborhoods, promote the area, and improve the quality of life.

#### Eligible Projects to be Considered for Funding:

- ◆ Projects that demolish a residential or commercial structure, including capping utilities, grading and seeding the area, and for the City to acquire property.

Options:

- A. Maintain ownership** – demolish structure, including capping utilities, grading and seeding the area. Grants will be awarded on a minimum 50/50 cash match basis. Also, grants are set up on a reimbursement basis and payable upon completion of the project. Maximum request is \$10,000, minimum request is \$500.00.
- B. Transfer property to City** – costs to the City cover title opinion, transfer of deed, and any other legal costs for the City to acquire the property. The property owner makes an offer of a gift of property to the City.

- ◆ Projects must be completed within the one fiscal year of which the project is approved for.
- ◆ Before and after pictures are required for funding.
- ◆ Work is done by a licensed professional who is permitted and inspected to do such work.

#### Grant Application Process:

- ◆ Written bid(s) for each expense must be attached to your application.
- ◆ The City Administrator and the Building and Zoning Official will make final recommendations to the City Council regarding which projects should be funded.

#### For More Information/Questions:

Contact the City Administrator, City Clerk or Building and Zoning Official at 515-382-5466.

#### Applicant Information

Organization Name: \_\_\_\_\_ Project Name: \_\_\_\_\_

Contact Person: \_\_\_\_\_ Mailing Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_ Daytime Phone Number: \_\_\_\_\_

Fax: \_\_\_\_\_ E-mail: \_\_\_\_\_

Total Project Cost: \$ \_\_\_\_\_ Amount requesting from this grant program: \$ \_\_\_\_\_

Project Address: \_\_\_\_\_

Project Description: \_\_\_\_\_

1  
✕  
✉ Reply all | ✓ Delete Junk | ✓ ...

## New submission from Planning/Zoning - Neighborhood Improvement Incentive Program

City of Nevada <no-reply@cityofnevadaiaowa.org>

✉ Reply all | ✓

Tue 8/31, 11:30 PM

Ryan Hutton; forms ✕

Inbox

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

### Organization Name

Prairie Oak Properties

### Project Name

Oak Park Estates

### Contact Person

Jason R Holland

### Mailing Address

1106 Dakota Court

Nevada, IA 50201

United States

Map It

### Phone

(515) 520-0545

### Fax

(515) 382-1905

### Email

Jason@prairieoakproperties.com

### Total Project Cost

\$64,661.00

### Amount Requested From This Grant Program

\$10,000.00

Reply all | ~ Delete Junk | ~ ...

625 Academy Circle

### Project Description

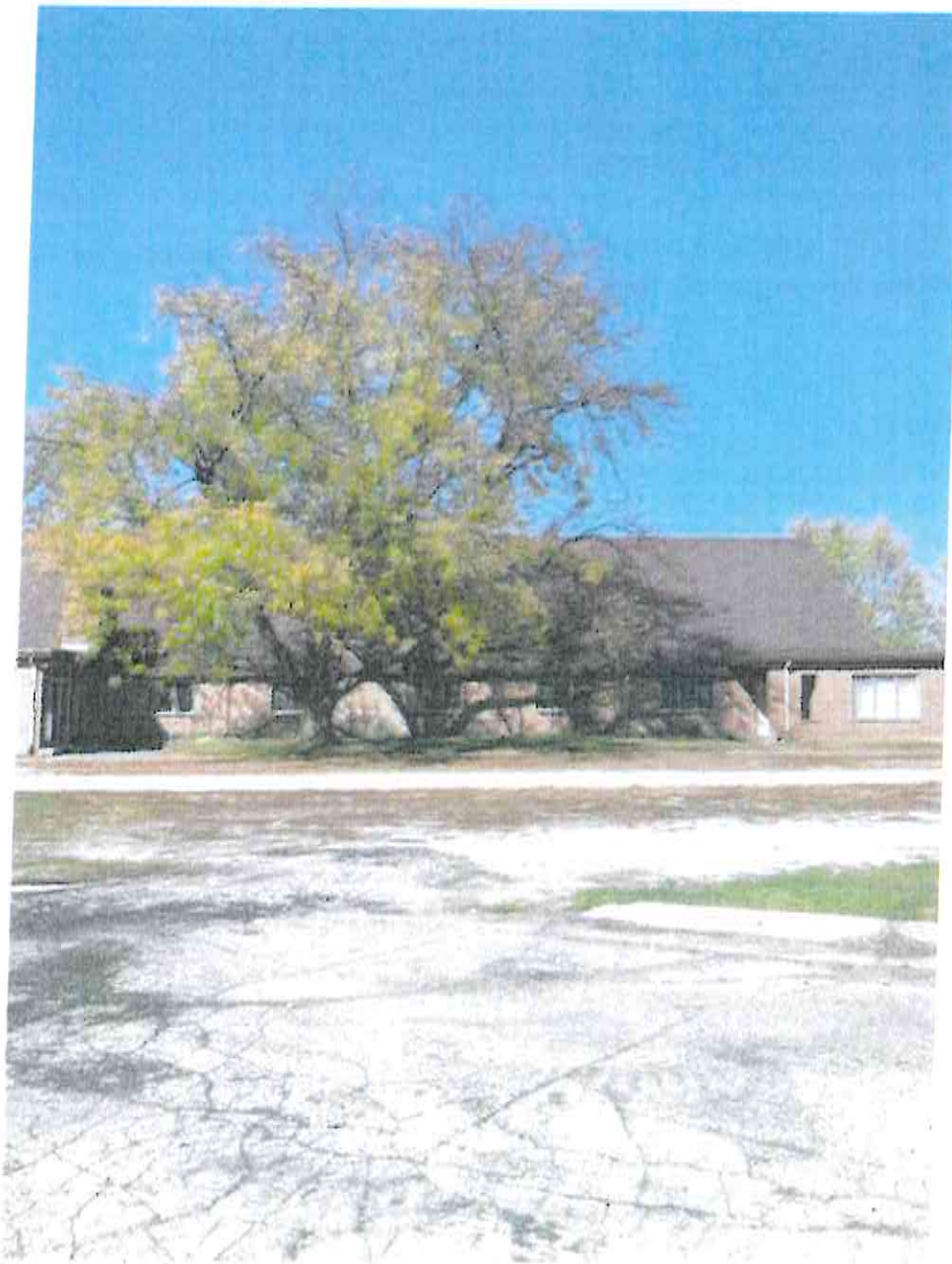
Demolish Old Church

Asbestos Removal ≈\$16,700

Demolition= \$47,961

### Upload Written Bid(s) for Each Project Expense

- [Cooper-demo-quote.pdf](#)
- [Asbestos-removal-contracts.pdf](#)



B2

Reply all | Delete | Junk | ...

X

## New submission from Planning/Zoning - Neighborhood Improvement Incentive Program

City of Nevada <no-reply@cityofnevadaiaowa.org>

Reply all |

Tue 8/31, 11:38 PM

Ryan Hutton; forms

Inbox

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

### Organization Name

Prairie Oak Properties

### Project Name

Oak Park Estates

### Contact Person

Jason R Holland

### Mailing Address

1106 Dakota Court

Nevada, IA 50201

United States

[Map It](#)

### Phone

(515) 520-0545

### Fax

(515) 382-1905

### Email

[Jason@prairieoakproperties.com](mailto:Jason@prairieoakproperties.com)





### Total Project Cost

\$34,032.00

### Amount Requested From This Grant Program

\$10,000.00



 Reply all |   Delete Junk |  ...



820 Academy Circle

**Project Description**

Demolish Old Gym

Asbestos Removal = \$3500

Demolition= \$30,532

**Upload Written Bid(s) for Each Project Expense**

- [Asbestos-removal-contracts1.pdf](#)
- [Cooper-demo-quote1.pdf](#)



Reply all | Delete | Junk | ...



## New submission from Planning/Zoning - Neighborhood Improvement Incentive Program

City of Nevada <no-reply@cityofnevadaiaowa.org>

Reply all |

Tue 8/31, 11:45 PM

Ryan Hutton; forms

Inbox

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

**Organization Name**

Prairie Oak Properties

**Project Name**

Oak Park Estates

**Contact Person**

Jason R Holland

**Mailing Address**

1106 Dakota Court

Nevada, IA 50201

United States

[Map It](#)

**Phone**

(515) 520-0545

**Fax**

(515) 382-1905

**Email**

[Jason@prairieoakproperties.com](mailto:Jason@prairieoakproperties.com)

**Total Project Cost**

\$51,106.00

**Amount Requested From This Grant Program**

\$10,000.00

✉ Reply all | ✖ Delete Junk | ✖ ...

738 Academy Circle



**Project Description**

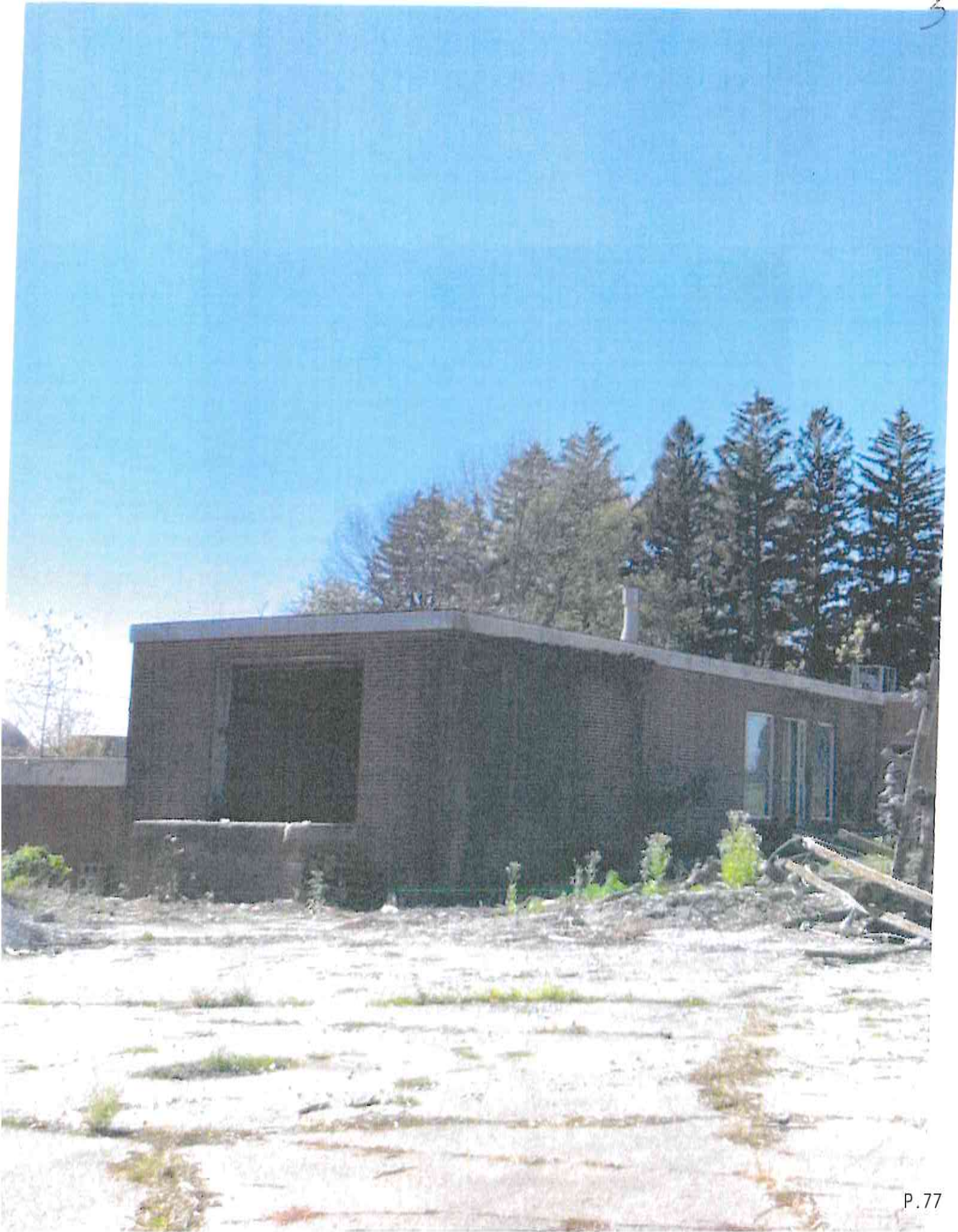
Demolish Old factory and Quonsets

Asbestos Removal ≈\$3,175

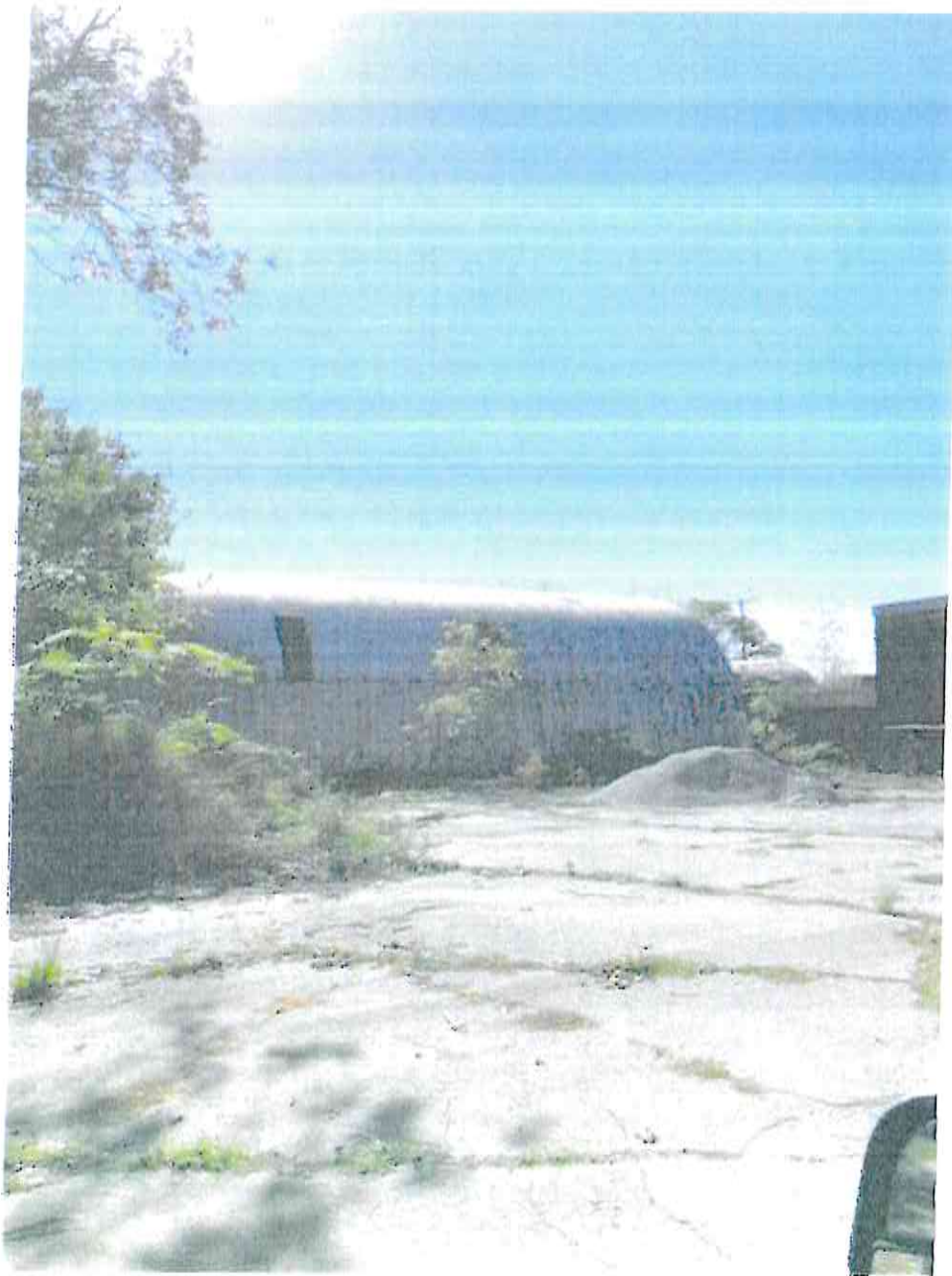
Demolition= \$47,931

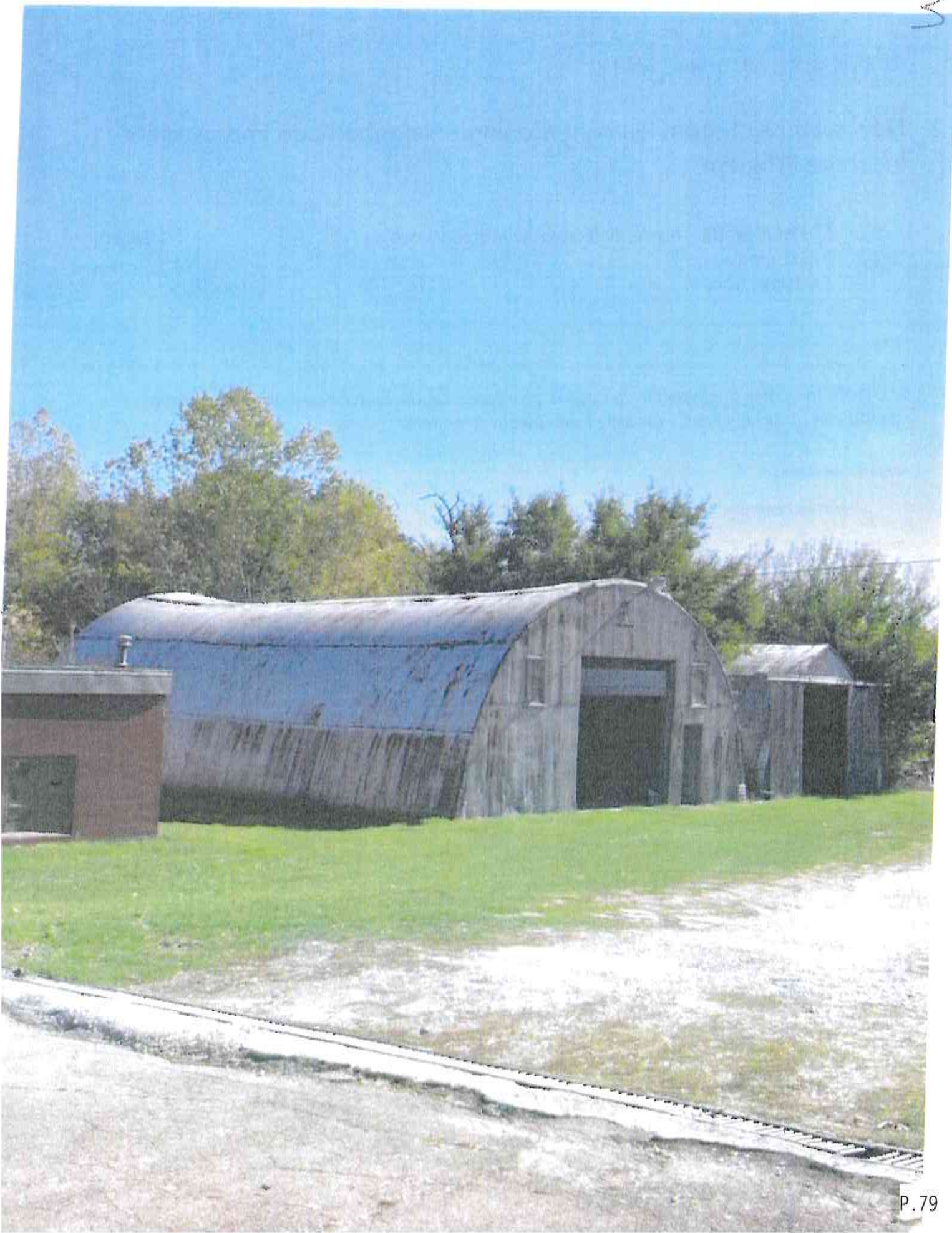
**Upload Written Bid(s) for Each Project Expense**

- [Asbestos-removal-contracts2.pdf](#)
- [Cooper-demo-quote2.pdf](#)









 Reply all |  Delete |  Junk | 




## New submission from Planning/Zoning - Neighborhood Improvement Incentive Program

City of Nevada <no-reply@cityofnevadaiaowa.org>

 Reply all | 

Tue 8/31, 11:51 PM

Ryan Hutton; forms 

Inbox

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

### Organization Name

Prairie Oak Properties

### Project Name

Oak Park Estates

### Contact Person

Jason R Holland

### Mailing Address

1106 Dakota Court

Nevada, IA 50201

United States

[Map It](#)

### Phone

(515) 520-0545

### Fax

(515) 382-1905

### Email

[Jason@prairieoakproperties.com](mailto:Jason@prairieoakproperties.com)

### Total Project Cost

\$28,280.00

### Amount Requested From This Grant Program

\$10,000.00



Reply all | Delete | Junk | ...  
/ 10 Academy Circle

**Project Description**

Demolish Old Shop building

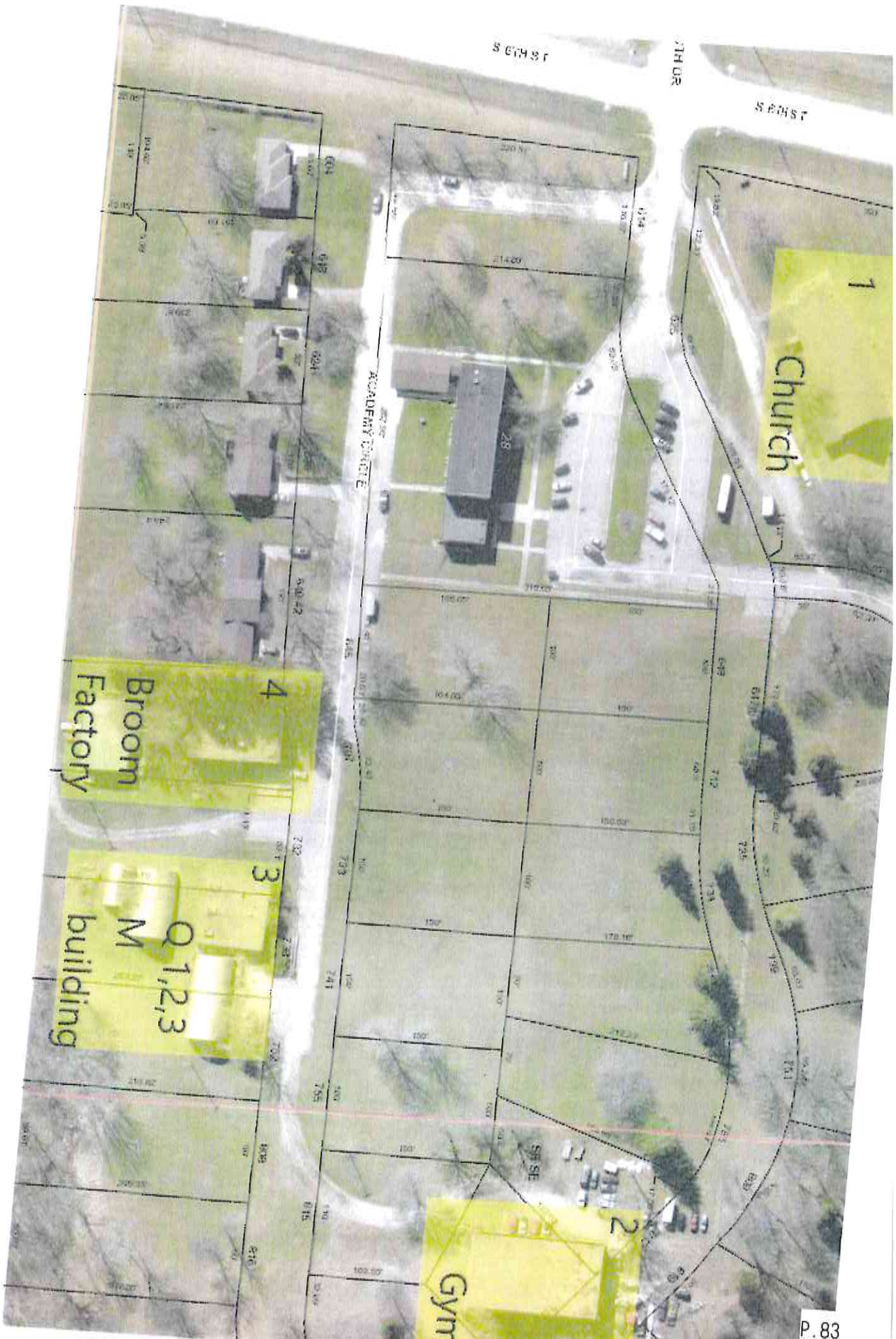
Asbestos Removal = \$2,950

Demolition= \$25,330

**Upload Written Bid(s) for Each Project Expense**

- [Asbestos-removal-contracts3.pdf](#)
- [Cooper-demo-quote3.pdf](#)





**Keith Cooper & Sons, Inc.**

819 Lincoln Way, Suite E

Ames, IA 50010

Office: (515) 232-3456 Fax: (515) 232-7188

Email: coopdigs@gmail.com

Quoted By: Kent Cooper

Phone: (515) 291-3855

To: Jason Holland

Date: October 16, 2020

Job: Academy Circle Building Demos

Terms: Payment due on receipt of invoice

**PROPOSAL**

**OUR PRICE**

1. Gymnasium	\$	30,532.00
2. Quonset 1		4,061.00
3. Quonset 2		3,525.00
4. Quonset 3		1,884.00
5. Broom Factory		40,345.00
6. Maintenance Building		25,330.00
		<del>486</del>
<b>TOTAL</b>	<b>\$</b>	<b>105,677.00</b>

**NOTE:**

If buildings are done individually, additional mobilization will be applied

If roofing is removed by asbestos removal a deduct will be applied

**EXCLUSIONS**

1. Removal of or working around concrete, foundations, tanks, site drainage systems/tile runs, unlocated utilities, or other obstructions hidden from view or not on plans
2. Permits fees
3. Remediation of damage and cleanup from other construction operations
4. Soil hauled in or out of site
5. Traffic Control
6. Dump fees
7. Asbestos survey and removal
8. Disconnect water and sewer
9. Fence installation or removal
10. Removal of landscaping
11. Sidewalk repair and replacement
12. Septic tank removal
13. Removal of non-building materials
14. Removal of footing larger than 8" x 4'

if you have any questions regarding this quote, please contact Kent Cooper at (515) 291-3855

Thank you for the opportunity to quote this work.

**Kelth Cooper & Sons, Inc.**

819 Lincoln Way, Suite E

Ames, IA 50010

Office: (515) 232-3456 Fax: (515) 232-7198

Email: coopdigs@gmail.com

Quoted By: Kent Cooper

Phone: (515) 291-3855

To: Jason

Prairie Oak Properties

Date: February 16, 2021

Job: Nevada Church Demo (625 Academy Circle)

Terms: Payment due on receipt of invoice

**PROPOSAL**

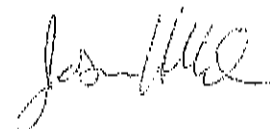
Demolish church and dispose of debris offsite

**OUR PRICE**

TOTAL \$ 47,961.00

**EXCLUSIONS**

1. Removal of or working around concrete, foundations, tanks, site drainage systems/tile runs, unlocated utilities, or other obstructions hidden from view or not on plans
2. Soil hauled in or out of site
3. Traffic Control
4. Asbestos survey and removal
5. Removal of landscaping
6. Parking Lot Removal
7. Disconnect of utilities



If you have any questions regarding this quote, please contact Kent Cooper at (515) 291-3855

Thank you for the opportunity to quote this work.



AUGUST ENTERPRISES, LLC 104 W Clark St, Jefferson, IA 50129

Office: 515-386-3477 Cellular: 515-370-1984

Email: [augustenterprises@earthlink.net](mailto:augustenterprises@earthlink.net) or [augustenterprises@earthlink.net](mailto:augustenterprises@earthlink.net)

To: Taney Heston, Oak Park Estates LLC, PO Box 25, Nevada, IA 50249

Offer for Asbestos removal disposal services

Project site: Current building 625 Academy Circle, Nevada, Iowa

Activities: Asbestos removal and disposal

Contractor responsibilities:

1. Necessary accredited staff, equipment, material supply; other as needed
2. Notifications for asbestos removal, waste manifests, close out documents
3. Appropriate current insurances: WC, GCL, E&O, Environmental, Vehicle fleet
4. "Additional insured available" upon request

Owner/Manager responsibilities:

1. Authorize us to act on your behalf
2. Provide access, oversight, liaison between trades, parking, water and electricity
3. Remove movables, furnishings, C+D debris from Work Area for access/egress

Conditions:

1. It is intended that the Work be performed at mutually agreed schedules; that other signed contracts may be waiting before your project preferred start/finish dates
2. Invoices unpaid after thirty days are past due and subject to a monthly finance charge computed at the rate of one and one-half percent
3. For bonding/performance bonds: there is a \$550.00 supply fee plus cost/interest

Proposed Offer of Asbestos related Services:

1. Removal, disposal and A-licensed P&H, T&M
2. \_\_\_\_\_
3. \_\_\_\_\_
4. For any other, a "labor/time and material rate" may be offered: \$ 78.00 + 15%

5/15/21

AEL Representative

Roger C. Nielson, M.S.

ACCEPTANCE OF PROPOSED OFFER OF SERVICES

The undersigned has reviewed the terms and agrees to the proposal.

Date 5-28-21

Representative name

Joe Heston

Firm/Agency/Entity Oak Park Estates

Address/Phone/email 1106 Oakdale Ct Nevada IA 50249

515-520-9544

Jason@proton.me or jason@proton.com

AUGUST ENTERPRISES, LLC 104 W Clark St, Jefferson, IA 50129

Office: 515-386-3477 Cellular: 515-370-1984

Email: [augustentllc@yahoo.com](mailto:augustentllc@yahoo.com) or [augustentllc@gmail.com](mailto:augustentllc@gmail.com)

To: Jason Holbrook (jason@prairieoakproperties.com)

**Offer for Asbestos removal disposal services**

Project site: Industrial building at 710 Academy Circle in Nevada IA 50201

Activities: Removal/disposal of asbestos materials greater than one percent identified by Impact 76

**Contractor responsibilities:**

1. Necessary accredited staff, equipment, material supply; other as needed
2. Notifications for asbestos removal, waste manifests, close out documents
3. Appropriate current insurances: WC, GCL, E&O, Environmental, Vehicle fleet
4. "Additional insured available" upon request

**Owner/Manager responsibilities:**

1. Authorize us to act on your behalf
2. Provide access, oversight, liaison between trades, parking, water and electricity
3. Remove movables, furnishings, C+D debris from Work Area for access/egress

**Conditions:**

1. It is intended that the Work be performed at mutually agreed schedules; that other signed contracts may be waiting before your project preferred start/finish dates
2. Invoices unpaid after thirty days are past due and subject to a monthly finance charge computed at the rate of one and one-half percent
3. For bonding/performance bonds: there is a \$550.00 supply fee plus cost/interest

**Proposed Offer of Asbestos related Services:**

1. Asbestos removal (disposal at Boone Island, IA) \$2950.00
2. \_\_\_\_\_
3. \_\_\_\_\_
4. For any other, a "labor/time and material rate" may be offered: \$ TBD + 15 %

9.28.20.20

AEI Representative

Roger C. Nielson  
Roger C. Nielson, M.S.

**ACCEPTANCE OF PROPOSED OFFER OF SERVICES**

The undersigned has reviewed the terms and agrees to the proposal.

Date 5-28-21

Representative name

Jason Holbrook

Firm/Agency/Entity Oak Park Estates

Address/Phone/email 1106 Dakota Ct Nevada IA 50201

515-520-0544

Jason @ prairieoakproperties.com

AUGUST ENTERPRISES, LLC 104 W Clark St, Jefferson, IA 50129

Office: 515-386-3477 Cellular: 515-370-1984

Email: [augustentlco@yahoo.com](mailto:augustentlco@yahoo.com) or [augustentlco@gmail.com](mailto:augustentlco@gmail.com)

To: Jason Holland (jason@prairieoakproperties.com)

**Offer for Asbestos removal disposal services**

Project site: Industrial building at 826 Academichide Nevada st 50201

Activities: Removal disposal of asbestos materials greater than one percent identified via Impact 76

**Contractor responsibilities:**

1. Necessary accredited staff, equipment, material supply; other as needed
2. Notifications for asbestos removal, waste manifests, close out documents
3. Appropriate current insurances: WC, GCL, E&O, Environmental, Vehicle fleet
4. "Additional Insured available" upon request

**Owner/Manager responsibilities:**

1. Authorize us to act on your behalf *It is important to move materials/interior away from exterior of building for access*
2. Provide access, oversight, liaison between trades, parking, water and electricity
3. Remove movables, furnishings, C+D debris from Work Area for access/egress

Conditions: *It is important to move interior materials to exterior clean up of window putty - 9/12*

1. It is intended that the work be performed at mutually agreed schedules; that other signed contracts may be waiting before your project preferred start/finish dates
2. Invoices unpaid after thirty days are past due and subject to a monthly finance charge computed at the rate of one and one-half percent
3. For bonding/performance bonds: there is a \$550.00 supply fee plus cost/interest

**Proposed Offer of Asbestos related Services:**

1. Asbestos removal (disposed at Benning landfill) \$3500.00
2. \_\_\_\_\_
3. \_\_\_\_\_
4. For any other, a "labor/time and material rate" may be offered: \$ TBD + 15%

9/25/2020

AEL Representative

Roger C. Nielson  
Roger C. Nielson, M.S.

**ACCEPTANCE OF PROPOSED OFFER OF SERVICES**

*The undersigned has reviewed the terms and agrees to the proposal.*

Date 5-28-21

Representative name

Jan Hill

Firm/Agency/Entity

2nd Park Estates

Address/Phone/email

1060 Dakota St. Des Moines IA 50301

515-520-0544

Jason@prairieoakproperties.com



AUGUST ENTERPRISES, LLC 104 W Clark St, Jefferson, IA 50129

Office: 515-386-3477 Cellular: 515-370-1984

Email: [augustentllc@yahoo.com](mailto:augustentllc@yahoo.com) or [augustentllc@gmail.com](mailto:augustentllc@gmail.com)

To: Jason Holland ([jason@prairieoakproperties.com](mailto:jason@prairieoakproperties.com))

**Offer for Asbestos removal disposal services**

Project site: Industrial building at 738 Academy Circle Nevada IA 50201

Activities: Removal/disposal of asbestos materials greater than one piece identified by impact 75

**Contractor responsibilities:**

1. Necessary accredited staff, equipment, material supply; other as needed
2. Notifications for asbestos removal, waste manifests, close out documents
3. Appropriate current insurances: WC, GCL, E&O, Environmental, Vehicle fleet
4. "Additional insured available" upon request

**Owner/Manager responsibilities:**

1. Authorize us to act on your behalf
2. Provide access, oversight, liaison between trades, parking, water and electricity
3. Remove movables, furnishings, C+D debris from Work Area for access/egress

**Conditions:**

1. It is intended that the Work be performed at mutually agreed schedules; that other signed contracts may be waiting before your project preferred start/finish dates
2. Invoices unpaid after thirty days are past due and subject to a monthly finance charge computed at the rate of one and one-half percent
3. For bonding/performance bonds: there is a \$550.00 supply fee plus cost/interest

**Proposed Offer of Asbestos related Services:**

1. Asbestos removal/disposal at Boone (a laudible) \$ 3175.00
2. \_\_\_\_\_
3. \_\_\_\_\_
4. For any other, a "labor/time and material rate" may be offered: \$ TBA + 15 %

9 28 2020

AEL Representative

Roger C. Nielson  
Roger C. Nielson, M.S.

**ACCEPTANCE OF PROPOSED OFFER OF SERVICES**

*The undersigned has reviewed the terms and agrees to the proposal.*

Date 5-28-21

Representative name

Jason Holland

Firm/Agency/Entity

Park Estates

Address/Phone/email

1166 Drake Ct Nevada IA 50201

515-520-0544

Jason@prairieoakproperties.com

AUGUST ENTERPRISES, LLC 104 W Clark St, Jefferson, IA 50129

Office: 515-386-3477 Cellular: 515-370-1984

Email: ~~augustenterprisesllc@aol.com~~ or ~~augustenterprisesllc@earthlink.net~~

To: JASON HOGAN AND OAK PARK ESTATES LLC 1106 W 25th St Jefferson IA 50129

Offer for Asbestos removal disposal services

Project site: Elementary Building 625 Academy Circle Nevada Iowa

Activities: Asbestos removal and disposal

Contractor responsibilities:

1. Necessary accredited staff, equipment, material supply; other as needed
2. Notifications for asbestos removal, waste manifests, close out documents
3. Appropriate current insurances: WC, GCL, E&O, Environmental, Vehicle fleet
4. "Additional insured available" upon request

Owner/Manager responsibilities:

1. Authorize us to act on your behalf
2. Provide access, oversight, liaison between trades, parking, water and electricity
3. Remove movables, furnishings, C+D debris from Work Area for access/egress

Conditions:

1. It is intended that the Work be performed at mutually agreed schedules; that other signed contracts may be waiting before your project preferred start/finish dates
2. Invoices unpaid after thirty days are past due and subject to a monthly finance charge computed at the rate of one and one-half percent
3. For bonding/performance bonds: there is a \$550.00 supply fee plus cost/interest

Proposed Offer of Asbestos related Services:

1. Removal and disposal to include \$16,700.00
2. \_\_\_\_\_
3. \_\_\_\_\_
4. For any other, a "labor/time and material rate" may be offered: \$ 78.00 + 15%

6/2/15 2012

AEL Representative Roger C. Nielson  
Roger C. Nielson, M.S.

ACCEPTANCE OF PROPOSED OFFER OF SERVICES

The undersigned has reviewed the terms and agrees to the proposal.

Date 5-28-21 Representative name Jason Hogan

Firm/Agency/Entity Oak Park Estates

Address/Phone/email 1106 Dakota Ct Nevada IA 50241  
515-520-0544  
Jason@protonmail.com

AUGUST ENTERPRISES, LLC 104 W Clark St, Jefferson, IA 50129

Office: 515-386-3477 Cellular: 515-370-1984

Email: [augustentllic@yahoo.com](mailto:augustentllic@yahoo.com) or [augustentllic@gmail.com](mailto:augustentllic@gmail.com)

To: Jason Holbrook (jason@prairieoakproperties.com)

**Offer for Asbestos removal disposal services**

Project site: Industrial building at 110 Academy Circle in Nevada IA 50201

Activities: Removal disposal of asbestos materials greater than one percent identified by Impact 70

**Contractor responsibilities:**

1. Necessary accredited staff, equipment, material supply; other as needed
2. Notifications for asbestos removal, waste manifests, close out documents
3. Appropriate current insurances: WC, GCL, E&O, Environmental, Vehicle fleet
4. "Additional insured available" upon request

**Owner/Manager responsibilities:**

1. Authorize us to act on your behalf
2. Provide access, oversight, liaison between trades, parking, water and electricity
3. Remove movables, furnishings, C+D debris from Work Area for access/egress

**Conditions:**

1. It is intended that the Work be performed at mutually agreed schedules; that other signed contracts may be waiting before your project preferred start/finish dates
2. Invoices unpaid after thirty days are past due and subject to a monthly finance charge computed at the rate of one and one-half percent
3. For bonding/performance bonds: there is a \$550.00 supply fee plus cost/interest

**Proposed Offer of Asbestos related Services:**

1. Asbestos removal/disposal at Boone Glen (IL) \$2950.00
2. \_\_\_\_\_
3. \_\_\_\_\_
4. For any other, a "labor/time and material rate" may be offered: \$ TBD + 15 %

9-28-2020

AEL Representative Roger C. Nielson  
Roger C. Nielson, M.S.

**ACCEPTANCE OF PROPOSED OFFER OF SERVICES**

The undersigned has reviewed the terms and agrees to the proposal.

Date 5-28-21 Representative name Jason Holbrook

Firm/Agency/Entity Prairie Oak Properties

Address/Phone/email 1106 Dakota Ct Nevada IA 50201  
515-520-0544  
jason@prairieoakproperties.com

AUGUST ENTERPRISES, LLC 104 W Clark St, Jefferson, IA 50129

Office: 515-386-3477 Cellular: 515-370-1984

Email: [augustentlrc@yahoo.com](mailto:augustentlrc@yahoo.com) or [augustentlrc@gmail.com](mailto:augustentlrc@gmail.com)

To: Jason Holland (jason@prairieoakproperties.com)

**Offer for Asbestos removal disposal services**

Project site: Industrial building at 826 Academy Circle Nevada IA 50201

Activities: Removal disposal of asbestos materials greater than one pound identified by Impact 76

**Contractor responsibilities:**

1. Necessary accredited staff, equipment, material supply; other as needed
2. Notifications for asbestos removal, waste manifests, close out documents
3. Appropriate current insurances: WC, GCL, E&O, Environmental, Vehicle fleet
4. "Additional Insured available" upon request

**Owner/Manager responsibilities:**

1. Authorize us to act on your behalf It is important to move material/vehicle away from exterior of building for access
  2. Provide access, oversight, liaison between trades, parking, water and electricity
  3. Remove movables, furnishings, C+D debris from Work Area for access/egress
- Conditions: It is important to move internal materials to exterior before clean up of window putty-glass
1. It is intended that the Work be performed at mutually agreed schedules; that other signed contracts may be waiting before your project preferred start/finish dates
  2. Invoices unpaid after thirty days are past due and subject to a monthly finance charge computed at the rate of one and one-half percent
  3. For bonding/performance bonds: there is a \$550.00 supply fee plus cost/interest

**Proposed Offer of Asbestos related Services:**

1. Asbestos removal (disposal at Barnsland landfill) @ 3500.00
2. \_\_\_\_\_
3. \_\_\_\_\_
4. For any other, a "labor/time and material rate" may be offered: \$ 75.00 + 15%

9-25-2020

AEL Representative Roger C. Nielson  
Roger C. Nielson, M.S.

**ACCEPTANCE OF PROPOSED OFFER OF SERVICES**

*The undersigned has reviewed the terms and agrees to the proposal.*

Date 5-29-21 Representative name Jason Holland

Firm/Agency/Entity Park Park Estates

Address/Phone/email 406 Dakota St Reynolds IA 50201

515-520-3544

Jason@prairieoakproperties.com

AUGUST ENTERPRISES, LLC 104 W Clark St, Jefferson, IA 50129  
Office: 515-385-3477 Cellular: 515-370-1984  
Email: augustentllc@yahoo.com or augustentllc@gmail.com

To: Jason Holland (jason@prairieowlproperties.com)

**Offer for Asbestos removal disposal services**

Project site: Industrial building at 138 Academy Circle Nevada IA 50201

Activities: Removal/disposal of asbestos materials greater than amount identified by Impact 75

**Contractor responsibilities:**

1. Necessary accredited staff, equipment, material supply; other as needed
2. Notifications for asbestos removal, waste manifests, close out documents
3. Appropriate current insurances: WC, GCL, E&O, Environmental, Vehicle fleet
4. "Additional insured available" upon request

**Owner/Manager responsibilities:**

1. Authorize us to act on your behalf
2. Provide access, oversight, liaison between trades, parking, water and electricity
3. Remove movables, furnishings, C+D debris from Work Area for access/egress

**Conditions:**

1. It is intended that the Work be performed at mutually agreed schedules; that other signed contracts may be waiting before your project preferred start/finish dates
2. Invoices unpaid after thirty days are past due and subject to a monthly finance charge computed at the rate of one and one-half percent
3. For bonding/performance bonds: there is a \$550.00 supply fee plus cost/interest

**Proposed Offer of Asbestos related Services:**

1. Asbestos Removal/Disposal at Prairie Owl (landfill) \$ 3,175.00
2. \_\_\_\_\_
3. \_\_\_\_\_
4. For any other, a "labor/time and material rate" may be offered: \$ TBA + 15 %

9/30/2020

AEL Representative

Roger C. Nielson  
Roger C. Nielson, M.S.

**ACCEPTANCE OF PROPOSED OFFER OF SERVICES**

*The undersigned has reviewed the terms and agrees to the proposal.*

Date 5-28-21

Representative name

Jason Holland

Firm/Agency/Entity

Prairie Owl Properties

Address/Phone/email

1106 Dakota Ct Nevada IA 50201

515-520-0544

Jason@prairieowlproperties.com



**41.13 FIREWORKS.**

The sale, use or exploding of fireworks within the City is subject to the following:

1. Definition. For purposes of this section, definitions are enumerated in the Iowa Code section 727.2, which definitions are incorporated herein by reference.

(Code of Iowa, Sec. 727.2)

2. Sales - General Requirements.

A. Prior to any person engaging in the sale of consumer fireworks, the following shall be provided to the fire chief:

(1) License: Proof of valid license issued from the state fire marshal.

(2) Liability Insurance: Proof of liability insurance separate from the building property insurance specifically showing coverage of fireworks sales for an aggregate amount of \$2,000,000.

(3) Fire Inspection: Any property, building, or premise whether it be permanent or temporary, intended for the sale of consumer fireworks shall have an initial fire inspection completed by the fire chief prior to engaging in the sale of consumer fireworks. The fire chief or their designee shall cause an annual inspection to occur meeting the requirements of the National Fire Protection Code 1124 (2006 edition) and the current fire code adopted by the City of Nevada. Inspection Costs shall be assessed as follows:

a. Permanent Structure where fireworks are sold - Annual inspection fee of \$100.

b. Temporary or Non-Brick or Mortar Building where fireworks are sold - Annual inspection fee of \$200.

B. Dates of Sale: Consumer fireworks sales shall only be conducted in accordance with dates and times designated by Iowa Code Section 727.2. It shall be unlawful to sell consumer fireworks without meeting the requirements specified in this ordinance, or to sell fireworks outside of the dates specified.

(1) Approved consumer fireworks sales meeting the requirements of this chapter shall be allowed from an approved permanent structure or building between June 1 and July 8 and from December 10 until January 3.

(2) Approved consumer fireworks sales meeting the requirements of this chapter shall be allowed from an approved temporary structure between June 13 and July 8.

C. Safety Requirements: The following safety requirements shall be adopted for all locations where consumer fireworks are sold:

(1) All transportation, storage, and sales of consumer fireworks shall conform to the safety standards set forth by the National Fire Protection Code 1124 (2006 Edition), including but not limited to, those standards concerning separation distance requirements and aggregate weight limits.

(2) There shall be no more than 1000 lbs of 1.4G consumer fireworks on site at any temporary structure sales location.

(3) Any permanent structure used primarily for the purpose of consumer fireworks sales shall be located 35 feet from a property line, public roadway, alley, or highway; and 70 feet from an inhabited building.

(4) Any temporary structure having between 500 and 1000 pounds of total aggregate weight of DOT 1.4 class consumer fireworks shall be located 55 feet from a property line, public roadway, alley, or highway; and 110 feet from an inhabited building.

(5) Smoking, open flame source, or matches shall not be located within 50 feet where consumer fireworks are sold. The following exemptions apply:

a. Lighters and matches may be sold as part of a retail business in commercial structures who engage in other merchandise sales where consumer fireworks are not the primary business.

b. Locations that engage in consumer fireworks sales as a primary source of revenue may sell extended lighters so long as lighters are located in a sealed package and not opened within the store premises.

(6) All electrical wiring shall meet NFPA 70 National Electrical Code. Permanent structures or buildings used primarily for consumer fireworks sales shall meet wiring requirements for a hazardous location, including covered light fixtures to avoid sparks upon failure or damage to lights.

(7) Locations shall maintain a 48-inch clear aisles between consumer fireworks display shelves.

(8) Locations shall maintain two approved exits for egress during an emergency. All approved exits shall be clearly marked with signage; except that, exit signs shall be illuminated in permanent structures.

(9) Consumer fireworks sales shall only be permitted in a single story at grade building or structure to facilitate easy exiting during an emergency.

(10) Locations shall have a minimum of two 10 pound ABC rated fire extinguishers mounted in accordance with NFPA 10. Additional fire extinguishers shall be placed in locations to prevent travel distance exceeding 75 feet in order to reach a fire extinguisher.

(11) All doors used as service doors outside the view of a clerk shall be locked to prevent unauthorized persons from entering the building unnoticed. If doors are approved exit doors as part of the two approved exits needed, they shall be operable without special tools, keys, or knowledge. Delayed or alarmed egress doors are permitted so long as release is activated within 8 seconds.

(12) No persons under the influence of alcohol, drugs, or narcotics, shall be allowed to remain in the business where consumer fireworks are sold as a primary business.

(13) No more than one conex container or approved explosive magazine shall be located on site for short-term storage of extra product. All containers shall be properly placarded and equipped with tamper proof locking devices. It is permitted to place containers in a security fenced area.

(14) Individual consumer fireworks devices or opened consumer fireworks packages shall not be permitted to be displayed. No open fuses shall be exposed during storage inside a sales location.

(15) Consumer fireworks sales shall only be allowed in areas zoned for commercial use.

(16) Any person engaged in consumer firework sales in any other zone other than commercial zoned areas shall not be approved for sales within the city limits.

(17) No person shall sell a DOT 1.4 class consumer firework to a person under the age of 18.

(18) Consumer fireworks shall not be sold to an intoxicated person or to any person whom a reasonable person would believe may be impaired by other substances.

### 3. Fireworks - Discharging General Requirements.

A. No person under the age of 18 shall discharge a DOT 1.4 class consumer firework without parental supervision.

B. A person shall only discharge a consumer fireworks device on real property they own or on property where consent has been given and the property owner is present. Novelties, including snakes, sparklers, or caps, can be discharged on a public place so long as all trash, wrappers, and wires are properly disposed of.

*(Ord. 1000 - Aug. 18 Supp.)*

C. Consumer fireworks shall not be discharged by persons showing visible signs of, or determined to be, intoxicated or under the influence of a drug or narcotic.

D. Any person discharging a consumer fireworks device assumes all responsibility for its operation and the consequences thereof. No person shall discharge a consumer fireworks device in a reckless manner or manner likely to cause death, injury, fire, or property damage.

E. No person shall discharge a consumer fireworks device outside the following dates and hours:

(1) July 1 thru July 4 from the hours of 6 pm until 10 pm.

Exception: discharge hours are extended from noon to 11 pm on July 4th only.

(2) December 29 and 30 from the hours of 5 pm until 9 p.m.; December 31 from the hours of 5 pm until 11:59 pm; and January 1 from the hours of 12 am-12:30 am and 5 pm until 9 pm.

*(Ord. 1000 - Aug. 18 Supp.)*

F. It shall be unlawful to alter, remove, or discharge components of a consumer fireworks device from its intended method of discharging.

G. Sky lantern open flame devices are not permitted to be released within the city limits, except if tethered by a retrievable rope so long as the person discharging has control over the sky lantern.

H. The City may, upon application in writing, grant a permit for the display of display fireworks on public property by a City agency, fair associations, amusement parks and other organizations or groups of individuals approved by City authorities when such display fireworks display will be handled by a competent operator. No

permit shall be granted hereunder unless the operator or sponsoring organization has filed with the City evidence of insurance in the following amounts:

- (1) Personal Injury: \$250,000 per person.
- (2) Property Damage: \$50,000.
- (3) Total Exposure: \$1,000,000.

4. Violations. All violations of any provisions of this Chapter are hereby declared simple misdemeanors and/or municipal infractions. Violations may be prosecuted as either a misdemeanor criminal offense or a municipal infraction at the sole discretion of the fire chief or peace officer. Fines shall be set by resolution of the City Council. Violations of this chapter shall be reported to the state fire marshal.

5. Exceptions. This section does not prohibit the sale by a resident, dealer, manufacturer or jobber of such fireworks as are not prohibited; or the sale of any kind of fireworks if they are to be shipped out of State; or the sale or use of blank cartridges for a show or theater, or for signal purposes in athletic sports or by railroads or trucks for signal purposes, or by a recognized military organization. This section does not apply to any substance or composition prepared and sold for medicinal or fumigation purposes.

*(Ord. 994 - Jan. 18 Supp.)*





# NEVADA PUBLIC SAFETY DEPARTMENT

1209 6<sup>th</sup> Street - P.O. Box 530 Nevada, Iowa 50201 Tele: 515-382-4593



*Ricardo Martinez II*  
Public Safety Director  
Chief of Police

Date: Monday, October 18<sup>th</sup>, 2021

Tom Boeding  
840 Westwood Drive  
Nevada, Iowa 50201  
Email: [tomboeding1@gmail.com](mailto:tomboeding1@gmail.com)  
Cell: 515-297-2970

**RE: Block Party Street Closure Westwood Drive on Sunday, October 24<sup>th</sup>, 2021**

Dear Tom:

Through our conversation and your pamphlet, you are requesting a street closure for a block party on Westwood Drive at the cul-de-sac at the north end of the street. This event will block off the cul-de-sac at the intersection with Cimmaron Drive. Traffic will be open for Westwood and Cimmaron Drives up to the block party location. The event starts at 3:30pm and concludes no later than at 7:00pm. You have advised your neighbors and arrangement would be made to allow them to leave and return if necessary.

**Your request for this event is approved**

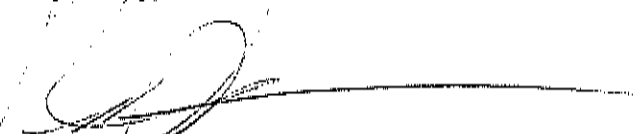
You will be required to allow emergency vehicle access if necessary.

In our conversation you have been advised you will need street barricades to close off the roadway. While you are not required to use the City of Nevada equipment, should you require equipment, such as street barricades, cones, or any device in assisting you to close the roadway these arrangements will need to be made with City of Nevada Streets Superintendent Joe Mousel. There are rental fees and deposits associated with the use of City equipment. Mr. Mousel can be reached Monday-Friday between 8:00 a.m. and 3:00 p.m. by calling his office at 515-382-4813. It is your responsibility to make these arrangements with Mr. Mousel.

The City of Nevada is not liable for any injuries or other claims made by participants in your event. You are responsible for obtaining any liability insurance necessary to protect you against any claims which may be brought in connection with this.

Should you have questions or concerns please contact the Nevada Public Safety Department. I wish you great success with this event. I hope the weather cooperates! This letter should suffice if any questions arise.

Respectfully,

  
Ricardo Martinez II  
Public Safety Director/Chief of Police

Cc: Jordan Cook, Nevada City Administrator  
Command Staff, Nevada Public Safety Department  
Jeremy Rydl, Nevada Public Works Director  
Joe Mousel, Nevada Streets Superintendent  
City Council & Mayor



# NEVADA PUBLIC SAFETY DEPARTMENT

1209 6<sup>th</sup> Street - P.O. Box 530 Nevada, Iowa 50201 Tele: 515-382-4593

*Ricardo Martinez II*  
Public Safety Director  
Chief of Police



Date: Tuesday, October 12, 2021

Jessica Tendall  
1335 2<sup>nd</sup> Street  
Nevada, Iowa 50201  
M: 515-231-7411

1<sup>st</sup> Contact Person: Chris Melton: 515-290-6895  
2<sup>nd</sup> Contact Person: Stephanie Badger: 515-231-3088

RE: Block Party Street Closure - Saturday, October 16<sup>th</sup>, 2021

Dear Jessica:

First of all, I want to express my deepest sympathy on the passing of your husband, Brad Tendall. Brad was a great person, easy going, and a smile on his face. I'll miss that about him.

On Monday, 10/11/2021, Stephanie Badger contacted me on your behalf. Stephanie reported you would like to have a party in celebration of the life of Brad. It is my understanding this event will take place on Saturday, October 16<sup>th</sup>, 2021. This will begin at 2:00pm, concluding at 6:00pm. The block party will take place on N Avenue, with the road closed from the east side of the intersection of N Avenue at 2<sup>nd</sup> Street to the west side at the alley to the east. Barricades will be used at both ends of the closed area. If there are any questions or concerns during this event Chris Melton or Stephanie Badger will be contacted. In the event the weather is problematic, this event will take place the following Saturday, October 23<sup>rd</sup>, 2021.

## Your request is approved

You will be required to have vehicles parked on the inside of each of the barricades to insure traffic will not drive through the event. You will also be required to allow emergency vehicle access if necessary. If there are any questions contact me.


I strongly suggest you contact your neighbors to advise them of the block party. This fosters positive neighbor relationships and reduces the likelihood of complaints. While I prefer a face-to-face discussion with neighbors, leaving a note with the name of a contact person will suffice.

Stephanie reported she has access to barricades to use for the blocking of the road. This is acceptable as barricades do not need to be from the City of Nevada. However, should you require additional equipment such as barricades, cones, or any device in assisting you to close the roadway these arrangements will need to be made with City of Nevada Streets Superintendent Joe Mousel. Keep in mind there are rental fees and deposits associated with the use of City equipment. Mr. Mousel can be reached Monday-Friday between 8:00 a.m. and 3:00 p.m. by calling his office at 515-382-4813. It is your responsibility to make these arrangements with Mr. Mousel.

The City of Nevada is not liable for any injuries or other claims made by participants in your event. You are responsible for obtaining any liability insurance necessary to protect you against any claims which may be brought in connection with this.

Should you have questions or concerns please contact the Nevada Public Safety Department.

Respectfully,

  
Ricardo Martinez II  
Public Safety Director  
Chief of Police

Cc: Jordan Cook, Nevada City Administrator  
Command Staff, Nevada Public Safety Department  
Joe Mousel, Nevada Streets Superintendent  
Jeremy Rydl, Nevada Public Works Director  
Mayor, City Council

## City Administrators Report

October 8- October 21, 2021

### Leadership Nevada:

The committee for leadership Nevada has been meeting on a regular basis to start up the new program for 2022. I am going to be in the class this year so I can go through the program. This should be a better year as long as we do not have any more pandemics come through.

### Business Owners:

Henry and I will be starting back up on this to get to know more of the property owners. We did this a few weeks ago and really haven't had an opportunity again because of our schedules.

### Pizza Fest:

Had another meeting about this since we last met and we are continuing to move forward. We are recruiting people to be a part of the committee and we meet again on the 28<sup>th</sup>.

### Micro Grant Monies:

We chose Region XII to write and administer the grant. They have started the process but do not know how far along they are with the process.

### ARPA Grant Monies:

I filled out and applied for a grant from Story County. The amount asked was \$182,000 which would cover the gap between what we have received in ARPA of \$995,000 and the \$1.3 million that it costs to construct the lift station. I am only asking for \$182k because the remaining amount is Engineering and Administration costs and wanted to be more realistic about the amount.

### Weekly NEDC Meeting (Brenda):

Still meeting weekly with Brenda, have been talking a lot about developments pertaining to housing and daycare.

### Bike Safety

Have found a viable solution for this; unfortunately, we are unable to get paint to start the project. So, we will most likely be starting this next spring so the bike lanes can be utilized the following year.

### Murals

Met with Joan again pertaining to Murals. She is still very much excited to paint our community. Will be meeting more on this to decide when we will be able to accomplish this. We are still looking at two areas downtown and have received permission on 1 of the 2 walls.

### Wellness

Had our meeting and talked about different incentives we could offer our employees and promote a healthier lifestyle. We did not take anything away but added a \$50 incentive for COVID Vaccinations and this is retroactive also. We also added \$25 bonus for those who choose

to receive a flu shot and we are giving out water jugs to encourage drinking more water throughout the day.

**Alliant Tree Initiative**

Tim, Jayson and I spoke with Alliant about their tree initiative. Seems that we have some opportunities we can go after. Tim and Jayson have found a couple of grants we can apply for and they plan on applying for one this year and possibly the other next year.

**JCG Land Services**

Had a good meeting with Mike Adams. We will be discussing more on the topic Monday at our council meeting.

**Updates:**

**Burke WW Agreement:**

Waiting to hear back from DA Davidson

**Verbio WW Agreement:**

In progress

**Rise Grant:**

No Update

**Design:**

Waiting on Mainstreet to present.

**Ordinances:**

Working on this to be on the first November meetings

**CAT Grant:**

Presented to the board on October 7<sup>th</sup>, they have their second round on the 28<sup>th</sup>. We should find out in November or December.

**Logos:**

Should be on all the vehicles.

**City Phones**

New phones have been installed.

**Drone:**

Still weighing our options out.



**STAFF MEETING AGENDA**

**Monday, October 18, 2021 @ 9:00 A.M**

- i. Grant Submission to Story County
- ii. Department Plans and sustainability of plans-November 1<sup>st</sup>
- iii. Pizza Fest
- iv. Housing Developments
- v. Mainstreet Design
- vi. 102 K Ave.



## MEMO

To: Nevada Mayor and City Council

From: Larry Stevens, PE

Subject: Monthly Project Update from HR Green

Date: October 20, 2021

### **On-Call Engineering Services – 40100100**

HR Green provided the following services:

- Provided sizing and a cost estimate for a wastewater lift station and force main to serve the proposed NW Subdivision.
  - HR Green surveyed sanitary sewers in the area of the proposed subdivision to determine if some of the planned residential lots could be served without a lift station. It was determined first floor elevations would need to be raised and lower basement ceilings would be required.
- Participated in the updated Capital Improvement Plan.
- Provided a street condition map based on data from the Iowa Pavement Management Program.
- Provided maps of the City to be used for future planning purposes.
- Assisted with determining appropriate sanitary sewer services for the Burgie's Coffee Shop and American Car Wash.

### **Central Business District Infrastructure Improvements – 180306**

- Lincoln Highway: All work was completed. There is an issue with ride with this street segment; the Contractor has measured the roughness, and remedial actions will be taken.
- 6<sup>th</sup> Street between Lincoln Highway and M Avenue: All underground utility work has been completed. Mainline paving and parking areas are complete.
- The additional block of water main work on 6<sup>th</sup> Street from M Avenue to N Avenue has been completed, except for the street patch in this area, which will be completed in the near future.

### **Sponsored Projects - 191900**

#### **Nevada Sponsored Project Concept Design – 191900.02**

- Concept design is continuing on the drainage tributaries from the Indian Ridge subdivision to West Indian Creek and the existing drainage area and channel near the Kiwanis Butterfly Garden Area.
- HR Green is still awaiting the jurisdictional ruling from the US Army Corps of Engineers on several locations in the Harrington Park and Wilson Pond project areas. The ruling requests were made 5/26/2021, and jurisdictional rulings usually take several months. Since these rulings will affect the design concept, concept work for Harrington Park and Wilson Pond are paused pending the ruling.
- Work on the North Stormwater Facility remains paused indefinitely pending further discussion between the City and private property owners.

#### **GIS Services – 181696**

- Cemetery Project
  - Last plots are being inserted into GIS based on feedback from Gene and Tim.
  - Mike Liska provided Tim with some budgeting options for HR Green to assist the City on transferring cemetery plot information into GIS.
- Training
  - Mike Liska will schedule some new GIS training for new Ryan, Tim, and Gene.
- Design Requests
  - HR Green continues to help with design requests on an as needed basis.

#### **2021 Streets Project - 201191**

- This project consists of the following:
  - 11<sup>th</sup> Street from U to W Avenues – full depth asphalt roadway with open ditches.
  - Lincoln Highway mill and overlay from the bridge over the UPRR Connector Track to approximately 1900’.
  - S-14 (W 4<sup>th</sup> Street) from M Avenue to North of Railroad underpass – planning on complete reconstruction of street. PCC or HMA options for the reconstruction are being considered. Cost estimates for both have been prepared.
- Final plans and specifications are being prepared.
- Cost estimates have been prepared.
- Anticipate an early 2022 letting.

#### **Wastewater Treatment Facility - 160473**

- Phase 1, Site Preparation: Work was completed as of 5/14/21. Working on project close-out with IDNR.
- Phase 2, WWTF Plant: Held construction progress meeting with WBCI on 10/13. Current work items underway include: Foundations and walls work for Administration Building, Headworks Building, aerobic digester, Secondary Treatment Building, Return Pump Station, Oxidation Ditch flow splitter, and UV Building; site utilities, HRG is working on shop drawing submittal reviews and responding to contractor questions; HRG is reviewing change order requests from WBCI and will provide recommendations to the City on this items for consideration.
- Phase 3, Lift Station: Pre-bid meeting was held on 10/13/21 with good attendance; bid letting on 10/27/21
- Phase 4, Force Main and Trunk Sewer: HRG is developing revised design documents for the new alignment; HRG is moving forward with ER efforts; JCG Land Services has completed appraisals and is ready to start reaching out to property owners for easement negotiations once compensation values and terms are approved by Council; Public informational meeting on new TS alignment was held on 10/4/21 with six property owners attending in-person and two property owners/representatives attending virtually.

#### **Jordan Well No. 4 Abandonment - 191227**

- Notice to Proceed has been given to Northway.

#### **American Water Infrastructure Act - 201437**

- HR Green submitted a draft Emergency Response Plan for review by City staff.
- The ERP certification is due no later than December 2021; we are on schedule for this EPA requirement.

October 2021

TO: Mayor - City Council Members  
City Administrator Jordan Cook

From: Ryan Hutton  
Building & Zoning Official

Continue working on processing all building, mechanical, and other permits.

Continuing to monitoring the construction work that is being done on 6<sup>th</sup> Street and Lincoln Hwy.

I am submitting a Special Use Permit for Verbio. All the information is included in the packet.

I am submitting a Neighborhood Improvement Incentive Program Application. The project is at Academy Circle. All the information is included in the packet.

I have stated the nuisance process for yard and dilapidated buildings.

Best Regards,  
Ryan Hutton  
Building and Zoning Official

Louis Hong  
224 Winway Nevada  
NOTES Iowa

got one street done before you start  
another one. I now replace pipes.  
should take 1 week pipes done. another week  
put cement down. That was uncolled just  
two big rocks both side street by matras  
places. then they take parking away on both  
them when put cement down or make it to  
high middle. up just little bit Rain off side  
why pipe done <sup>come</sup> means you want listine to  
them. im town 30 years. not ~~that was~~  
~~start that street lights up~~. what we have  
before was fine. Dont tear up sidewalk  
by toll food bar. they green machine  
eat up money. got a small roller  
smooth out black tear across city.  
other side street same thin parking machines  
away. on side st by Barber shop catmore  
parking away it's less three parking for customers  
should be ~~the~~ there cat tear up parking places  
for customers. they small bricks put down  
not smooth. to south when move snow. put no  
cement down dont lock fence