



COPY

AGENDA  
REGULAR MEETING OF THE NEVADA CITY COUNCIL  
MONDAY, FEBRUARY 23, 2026 – 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 will be meeting in the Council Chambers, Zoom may be provided, so long as that option is available.**

<https://us02web.zoom.us/j/85159572027?pwd=LzJ0V0F2aEtoOEZxSkY4VGVTdHBpdz09>

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

Webinar ID: 851 5957 2027      Password: 287321

*\*If you would like to speak through Zoom 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 [emouse@cityofnevadaia.org](mailto:emouse@cityofnevadaia.org)  
by 4:00 p.m. Monday, February 23, 2026*

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 February 9, 2026
  - B. Approve Payment of Cash Disbursements, including Check Numbers 89764-89834 and Electronic Numbers 4926-5006 (Inclusive) Totaling \$430,870.80 (See attached list)
  - C. Approve Financial Reports for Month of January, 2026
  - D. Accept 2025 Certified Local Government Annual Report
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. Rotary Club Update

B. Runners United Update

6. Resolution No. 047 (2025/2026): A Resolution Amending and Approving the Appendix to the City Code
7. Resolution No. 048 (2025/2026): A Resolution Approving the Proposed Maximum Property Tax Levy for FY2026/2027 Budget and Setting the Public Hearing
8. Resolution No. 049 (2025/2026): Resolution on Acquisition or Development for Outdoor Recreation
9. Resolution No. 050 (2025/2026): A Resolution Authorizing Submission of a 2026 Prairie Meadows Community Betterment Grant Application for Hattery Park Revitalization and Committing Local Match Funding if Awarded
10. Resolution No. 051 (2025/2026): Resolution authorizing the use of a preliminary official statement for the sale of General Obligation Corporate Purpose Bonds, Series 2026A
11. Ordinance No. 1076 (2025/2026): An Ordinance Amending Chapter 69 (Parking Regulations) of the City Code by adding Language Pertaining to No Parking Zones, first reading
12. Ordinance No. 1077 (2025/2026): An Ordinance Amending Chapter 65 (Stop or Yield Required) of the City Code to Require Stops in Additional Intersections, first reading
13. REPORTS – City Administrator/Mayor/Council/Staff
14. ADJOURN

The agenda was posted on the official bulletin board on February 19, 2026, in compliance with the requirements of the open meetings law.

Posted \_\_\_\_\_  
E-Mailed \_\_\_\_\_  
F:\OFFICE\ COUNCIL\AGENDAS-COUNCIL\2026-2027\2026-02-23.DOC



CITY OF

**NEVADA**

**MEMO FOR  
REGULAR MEETING OF THE NEVADA CITY COUNCIL  
MONDAY, FEBRUARY 23, 2026 – 6:00 P.M.**

6. Resolution No. 047 (2025/2026): A Resolution Amending and Approving the Appendix to the City Code  
**Enclosed you shall find the proposed changes/updates to the fee appendix; this includes the wastewater rate changes that have already gone into effect on water bills due to the passing of Ordinance No. 1074 (2025/2026).**
7. Resolution No. 048 (2025/2026): A Resolution Approving the Proposed Maximum Property Tax Levy for FY2026/2027 Budget and Setting the Public Hearing  
**Enclosed you shall find the resolution to set the public hearing for the proposed tax levy for FY26/27.**
8. Resolution No. 049 (2025/2026): Resolution on Acquisition or Development for Outdoor Recreation  
**Enclosed you shall find the documents for the Land and Water Conservation Fund Grant for Harrington Park, including the action form, resolution, and grant application.**
9. Resolution No. 050 (2025/2026): A Resolution Authorizing Submission of a 2026 Prairie Meadows Community Betterment Grant Application for Hattery Park Revitalization and Committing Local Match Funding if Awarded  
**Enclosed you shall find the documents for the Prairie Meadows Community Betterment Grant for Hattery Park, including the action form, resolution, and grant application.**
10. Resolution No. 051 (2025/2026): Resolution authorizing the use of a preliminary official statement for the sale of General Obligation Corporate Purpose Bonds, Series 2026A  
**Enclosed you shall find the resolution authorizing the use of a preliminary statement for our GO Bond.**
11. Ordinance No. 1076 (2025/2026): An Ordinance Amending Chapter 69 (Parking Regulations) of the City Code by adding Language Pertaining to No Parking Zones, first reading  
**Enclosed you shall find the first reading to amend no parking zones in Chapter 69 of the city code.**
12. Ordinance No. 1077 (2025/2026): An Ordinance Amending Chapter 65 (Stop or Yield Required) of the City Code to Require Stops in Additional Intersections, first reading  
**Enclosed you shall find the first reading to add stops to Chapter 65 of the city code.**

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NEVADA CITY COUNCIL – MONDAY, FEBRUARY 9, 2026 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 Ryan Condon, convened the meeting at 6:00 p.m. on Monday, February 9, 2026, 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: Henry Corbin, Charlie Good, Jason Sampson, Andy Kelly. Absent: Luke Spence, Sandy Ehrig.

Staff Present: Erin Clanton, Jordan Cook, Kerin Wright, Erin Mousel, Lucas Battani, Chris Brandes, Joe Mousel, Marlys Barker, Ray Reynolds, Devin Cornish, Rhonda Maier, Amanda Brewer.

Also in attendance were: Jim Samuelson, Julie Pederson, Zack Landhuis, Ray Beatty, Ricardo Martinez, Eileen Miller, Debra Thompson, Cathy Vincent, Jennifer Luengas-Otto, Louis Lang, Belinda Scavone-Martin.

3. APPROVAL OF AGENDA

Motion by Jason Sampson, seconded by Henry Corbin, to approve the agenda. After due consideration and discussion the roll was called. Aye: Sampson, Corbin, Good, Kelly. Nay: None. The Mayor declared the motion carried.

4. PUBLIC HEARING(S)

A. Public hearing on proposal to enter into a General Obligation Corporate Purpose Loan Agreement

1. Public Hearing –

At 6:02 p.m. Mayor Condon announced that this is the time and place set for a public hearing as advertised in the Nevada Journal on January 29, 2026. The public hearing is on proposal to enter into a general obligation corporate purpose loan agreement.

There were no written or oral objections to the aforementioned recommendation. Public hearing closed at 6:05 p.m.

2. Resolution No. 042 (2025/2026): Resolution taking additional action on proposal to enter into a General Obligation Corporate Purpose Loan Agreement and providing for the levy of taxes to pay a General Obligation Corporate Purpose Bonds, Series 2026A

Motion by Jason Sampson, seconded by Andy Kelly, to adopt Resolution No. 042 (2025/2026). After due consideration and discussion the roll was called. Aye: Sampson, Kelly, Corbin, Good. Nay: None. The Mayor declared the motion carried.

5. Approval of CONSENT AGENDA (Any item on the Consent Agenda may be removed for separate consideration.)

Motion by Jason Sampson, seconded by Charlie Good, to approve the following consent agenda items:

- A. Approve Minutes of the Regular Meeting held on January 26, 2026
- B. Approve Payment of Cash Disbursements, including Check Numbers 89622-89762 and Electronic Numbers 4847-4925 (Inclusive) Totaling \$298,208.13 (See attached list); the First Interstate Card Purchases for the February 19, 2026 Statement, total \$2,664.26; and Sam's Club Card Purchases for February 22, 2026 Statement, total \$492.07
- C. Approve Financial Reports for Month of December, 2025
- D. Resolution No. 043 (2025/2026): A Resolution to Enter into a 28E Agreement with Story County for the Provision of Dispatch and Jail Services for FY2026/2027
- E. Approve Story County Emergency Management Commission 2026 Membership Appointments
- F. Resolution No. 044 (2025/2026): A Resolution Authorizing Ryan Condon, Mayor; Lucas Battani, Finance Director; and Donna Mosinski, Deputy City Clerk; as the Authorized Signatures on All Accounts at Financial Institutions

After due consideration and discussion the roll was called. Aye: Sampson, Good, Kelly, Corbin. Nay: None. The Mayor declared the motion carried.

## 6. PUBLIC FORUM:

Louis Lang inquired about updates on 2026 street projects as well as the future dump site.

Members of the American Legion Auxiliary, Cathy Vincent, Eileen Miller, and Debra Thompson, presented a donation to the City of Nevada for the 2026 fireworks display, and expressed interest in discussing options to celebrate America's birthday of 250 years.

7. Approve Pay Request No. 4 for Tributary to West Indian Creek – SRF Project B from Con-Struct Inc. in the amount of \$3,567.60

Motion by Jason Sampson, seconded by Henry Corbin, to approve Pay Request No. 4 for Tributary to West Indian Creek – SRF Project B from Con-Struct Inc. in the amount of \$3,567.60. After due consideration and discussion the roll was called. Aye: Sampson, Corbin, Good, Kelly. Nay: None. The Mayor declared the motion carried.

8. Approve Pay Request No. 5 for West Indian Creek – SRF Project A from RW Excavating Solutions in the amount of \$24,007.50

Motion by Henry Corbin, seconded by Andy Kelly, to approve Pay Request No. 5 for West Indian Creek – SRF Project A from RW Excavating Solutions in the amount of \$24,007.50. After due consideration and discussion the roll was called. Aye: Corbin, Kelly, Good, Sampson. Nay: None. The Mayor declared the motion carried.

9. Approve Equipment Purchase for Hattery Park

Motion by Jason Sampson, seconded by Henry Corbin, to approve option 1: Accept the quote from Cunningham Recreation in the amount of \$58,210.19 for Equipment Purchase for Hattery Park. After due consideration and discussion the roll was called. Aye: Sampson, Corbin, Good, Kelly. Nay: None. The Mayor declared the motion carried.

10. Approve Electronic Access Control System for City Hall and Water Plant

Motion by Jason Sampson, seconded by Andy Kelly, to approve option 1: Accept quote from Verkada in the amount of \$29,390.00 for electronic access control system for City Hall and Water Plant. After due consideration and discussion the roll was called. Aye: Sampson, Kelly, Corbin, Good. Nay: None. The Mayor declared the motion carried.

11. Resolution No. 045 (2025/2026): A Resolution Approving the Agreement with Hawkeye for WWTP Hazardous Materials Testing

Motion by Henry Corbin, seconded by Jason Sampson, to adopt Resolution No. 045 (2025/2026). After due consideration and discussion the roll was called. Aye: Corbin, Sampson, Kelly, Good. Nay: None. The Mayor declared the motion carried.

12. Resolution No. 046 (2025/2026): A Resolution Accepting and Approving the Plat of Survey for Northview Plat 1; Lot 3, Lot 4, Lot 5, Lot 6, Nevada, Story County, Iowa

Motion by Jason Sampson, seconded by Andy Kelly, to adopt Resolution No. 046 (2025/2026). After due consideration and discussion the roll was called. Aye: Sampson, Kelly, Corbin, Good. Nay: None. The Mayor declared the motion carried.

13. ADJOURNMENT

There being no further business to come before the meeting, motion by Jason Sampson, seconded by Henry Corbin, to adjourn the meeting. Following voice vote, the Mayor declared the motion carried at 6:33 p.m. the meeting adjourned.

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Ryan Condon, Mayor

ATTEST:

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Erin Mousel, City Clerk

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

Item # 4B  
Date: 2/23/26

City of Nevada Claims 2/23/26

Payee	Description	Check Amount	Check #
TREASURER STATE OF IA	SALES TAX 1/2026	14,848.07	4926
TREASURER STATE OF IA	WET 1/2026	9,393.71	4927
WAGEWORKS/HEALTH EQUITY	FSA 2025 PMTS	1,602.84	4928
EMPLOYEE BENEFIT SYSTEMS	BENEFITS PAID	3,074.96	4929
WAGEWORKS/HEALTH EQUITY	FSA 2024 PMTS	1,038.72	4930
EFTPS	FEDERAL WITHHOLDING TAX Pay Period: 02/15/2026	29,491.84	4999
IPERS	IPERS COUNCIL Pay Period: 02/01/2026	43,181.63	5000
RELIANCE STANDARD	RELIANCE RELIANCE Pay Period: 02/15/2026	979.60	5001
TREASURER STATE OF IA	STATE WITHHOLDING STATE WITHHOLDING TAX P	6,381.35	5002
CORNISH, DEVIN	HSA Pay Period: 02/15/2026	50.00	5003
HUTTON, RYAN	HSA Pay Period: 02/15/2027	355.42	5004
FIRST INTERSTATE BANK	PD-FRAUD RTN	2,664.26	5005
SAMS CLUB	REC-BB/SB SUPPLIES	492.07	5006
CON-STRUCT INC	SRF PRJT B PR#4	3,567.60	89764
IA ONE CALL	WWT/WTR-ONE CALL	134.40	89765
METRONET	ALL-INTERNET SVC	294.90	89766
RW EXCAVATING SOL	SRF-WEST INDIAN CREEK PR#5	24,007.50	89767
WINDSTREAM	SC/PD-PHONES	142.15	89768
VOID	VOID	VOID	89769
AMAZON CAPITAL SERVICES	LIB-SUPPLIES	1,557.39	89770
BIBLIONIX	LIB-ANNUAL SUB	3,150.00	89771
BLACKSTONE PUBLISHING	LIB-AUDIO	116.29	89772
CENGAGE	LIB-LARGE PRINT	257.52	89773
CENTER POINT	LIB-LARGE PRINT	380.01	89774
CRAIG MCCLANAHAN	LIB-COMPUTER	1,115.36	89775
CYBRARIAN CORP	LIB-ANNUAL SUB	799.95	89776
DEMCO INC	LIB-LABELS	58.10	89777
FOLLETT CONTENT SOL	LIB-JUV MAT	461.09	89778
HOOPLA	LIB-DIGITAL MATERIALS	904.93	89779
INGRAM LIBRARY SERVICES	LIB-ADULT MAT	60.16	89780
PRAIRIE RIVERS OF IA	LIB-ADULT PROG	58.20	89781
PAYROLL	PAYROLL	230.64	89782
AFLAC	AFLAC AFTER TAX Pay Period: 02/01/2026	696.21	89783
COLLECTION SERVICES CENTER	CHILD SUPPORT Pay Period: 02/15/2026	122.02	89784
MISSION SQUARE	DEFERRED COMPENSATION Pay Period: 02/15/2022	390.00	89785
ALLIANT	ALL-UTILITIES	39,378.06	89786
ARNOLDS	PKM/PD/STS-VEH RPRS	506.68	89787
AVAILA BANK	LIB-PETTY CASH	61.34	89788
AXON ENTERPRISE	PD-TASER INSTRUCTOR -DAVIDSON	895.00	89789
BACKFLOW PREVENTN SRVCS	WWT-ANNUAL BACKFLOW INCPECTION	810.00	89790
CAPITAL SANITARY SUPPLY	FH-JANITORIAL	309.07	89791
CENTRAL IOWA WATER ASSOC	WTR-LWE RAW WATER 03/2026	448.82	89792
CENTRALISQUARE TECH,LLC	PD-ANNUAL MAINT FEE	16,655.52	89793
CIZMADIA, JOSH	PD-UNIFORM CIZMADIA	240.00	89794
COCA COLA BTLG	BB/SB-CONC	113.49	89795
CONSUMERS ENERGY	WWT-TREATMENT	21,980.91	89796
CRAIG MCCLANAHAN	FD IT	5,580.00	89797
DAKOTA SUPPLY GROUP	WTR-WATERMAIN REPAIR 11TH AND M	323.87	89798
ELECTRIC PUMP	WTR-SCADA CONTROLS REPAIR	555.75	89799
ELLSWORTH, BALINDA	ADM-MILEAGE REIMB	56.55	89800
FAREWAY	WWT-SUPPLIES	4.32	89801
FERGUSON WATERWORKS	WTR-METER	1,230.98	89802

GANNETT IOWA LOCALIQ	ORD. 1075	681.60	89803
HARBOR FREIGHT	STS SIGN SHOP	95.18	89804
IA POLICE CHIEFS ASSOC	PD-BRANDES CONFERENCE	225.00	89805
INTL CODE COUNCIL	FD-CODE BOOKS	265.50	89806
JMT TRUCKING	STS GRAVEL ROADS	692.02	89807
JOHN DEERE FIN	WTR/WWT-CLOTHING-LUDWIG/SAFETY	189.95	89808
MACQUEEN EQUIP	FD- NOZZLES AFG PROJECT	4,477.95	89809
MARTIN MARIETTA	STS ROCK	1,767.68	89810
MCKIM, LARRY	PKM-CHAIN SHARPENING	37.50	89811
MENARDS - AMES	ALL-SUPPLIES	963.04	89812
MID-STATES ORGANIZED CR	PD-MEMB FEES	150.00	89813
NEVADA COMMUNITY SCHOOL	WWT-FUEL	2,346.74	89814
NEVADA HARDWARE	ALL-SUPPLIES	782.70	89815
NEVADA MONUMENT CO	STS LOADER BRACKET	150.00	89816
OFFICE OF AUDITOR OF STATE	ADM-FY25 AUDIT	39,340.90	89817
P&D WELDING SOLUTIONS	STS #5 BRACKET	2,037.88	89818
PERFECT MOTION SPORTS LLC	BB/SB-CONT SERV	1,000.00	89819
PRATT SANITATION INC	ALL-GARBAGE SVC	832.74	89820
QUADIENT FINANCE	ALL-POSTAGE	1,000.00	89821
RACOM CORPORATION	FD-RADIO MNT/REPAIR	3,567.11	89822
ROBBS TREE & STUMP SERV	PKM-STUMP REMOVAL	1,375.00	89823
SQUARED AWAY SPORTS	REC-BB/SB SUPPLIES	5,690.00	89824
STATE HYGIENIC LAB	WTR/WWT-LAB ANALYSIS	3,939.50	89825
STOREY KENWORTHY CO	WTR/WWT-UTILITY BILLS/PIMK SLIPS	2,529.75	89826
STRYKER SALES CO	PD-BATTERY AED	150.00	89827
UNION PACIFIC RAILROAD	2025 BRIDGE RPRS	14,336.12	89828
UNITYPOINT CLINIC	STS-CDL TEST	42.00	89829
VAN WALL EQUIP	PKM/STS-TRACTOR 3720 RPR/RPRS	3,151.04	89830
VERIZON WIRELESS	STS-SVCS	501.58	89831
WALKNER, SCOTT	PR-EBS BENEFIT WALKNER	14.48	89832
WEX BANK	CEM-FUEL	456.21	89833
WINDSTREAM	PD/CH-PHONES	111.80	89834
	PAYROLL EFT (4931-4998)	96,760.58	
	TOTAL ACCTS PAY:	430,870.80	

Item # 4C  
Date: 2/23/24

City of Nevada

Account Summary - Nevada Treasurer's Report-Council

GL Period: 01/26 - 01/26

GENERAL

Feb 18, 2026 04:30PM

Account Number	Title	Last Report On Hand	Received	Disbursed	Balance
<b>GENERAL</b>					
Total 001:		4,496,046.15	265,046.50	468,218.39-	4,292,874.26
<b>HOTEL MOTEL</b>					
Total 002:		17,159.65	1,828.28	894.57-	18,093.36
<b>ROAD USE TAX</b>					
Total 110:		1,596,668.63	163,303.03	147,249.12-	1,612,722.54
<b>EMPLOYEE BENEFITS</b>					
Total 112:		692,974.76	7,357.52	.00	700,332.28
<b>RUT CAPITAL</b>					
Total 113:		534,699.32	1,159.18	.00	535,858.50
<b>LOCAL OPTION SALES TAX</b>					
Total 121:		690,768.51	320,653.36	179,569.27-	831,852.60
<b>TAX INCREMENT FINANCING</b>					
Total 125:		1,531,106.38	88,540.52	.00	1,619,646.90
<b>LMI-SUBFUND</b>					
Total 126:		419,608.65	.00	.00	419,608.65
<b>RESTRICTED GIFTS</b>					
Total 167:		3,309.43	14.36	7.18-	3,316.61
<b>CEMETARY CIP/LAND</b>					
Total 168:		28,136.44	.00	.00	28,136.44
<b>LIBRARY TRUST</b>					
Total 169:		18,916.92	4,562.98	8,306.26-	15,173.64
<b>FIRE TRUST</b>					
Total 171:		19,297.37	.00	.00	19,297.37
<b>SCORE-UNDESIGNATED</b>					
Total 172:		6,290.97	.00	6,290.97-	.00
<b>SCORE O&amp;M</b>					
Total 173:		292.28	.00	.00	292.28
<b>NORTH STORY BASEBALL</b>					
Total 174:		10,941.69	.00	.00	10,941.69
<b>SENIOR CENTER TRUST</b>					
Total 175:		18,326.49	.00	.00	18,326.49
<b>GATES HALL PIANO</b>					
Total 176:		21,017.51	.00	.00	21,017.51
<b>ASSET FORFEITURE</b>					
Total 177:		13,475.82	.00	.00	13,475.82
<b>PARK OPEN SPACE</b>					
Total 179:		174,920.68	23,143.39	16,030.46-	182,033.81
<b>COLUMBARIAN MAINTENANCE</b>					
Total 180:		6,156.89	.00	.00	6,156.89
<b>TRAIL MAINTENANCE</b>					
Total 181:		92,230.69	.00	.00	92,230.69
<b>DANIELSON TRUST</b>					
Total 182:		299,009.69	.00	3,317.78-	295,691.93
<b>LIB BLDG TRUST</b>					
Total 183:		218.65	.00	.00	218.65
<b>TREES FOREVER</b>					
Total 184:		5,044.29	.00	.00	5,044.29
<b>COMMUNITY BAND</b>					
Total 186:		1,916.63	.00	.00	1,916.63
<b>PUBLIC ART FUND</b>					
Total 187:		4,733.02	.00	.00	4,733.02
<b>DEBT SERVICE</b>					
Total 200:		728,184.52	9,760.69	.00	737,945.21
<b>CH CAMPUS PROJ</b>					
Total 301:		648.98	.00	.00	648.98

## LIBRARY ADDITION

Account Number	Title	Last Report On Hand	Received	Disbursed	Balance
<b>LIBRARY ADDITION</b>					
Total 302:		106,912.13	.00	.00	106,912.13
<b>SC/FIELDHOUSE</b>					
Total 304:		936,356.61	.00	4,432.00-	931,924.61
<b>RAILROAD CROSSING IMP</b>					
Total 305:		182.58	.00	.00	182.58
<b>SPLASHPAD PROJECT</b>					
Total 306:		750,293.90	.00	13,228.75-	737,065.15
<b>SIDEWALK IMPROVEMENTS</b>					
Total 307:		148,765.32	.00	.00	148,765.32
<b>2024 CIP STS IMPROV PRO</b>					
Total 309:		28,666.83	.00	341,308.08-	312,641.25-
<b>2024 BRIDGE REPAIRS</b>					
Total 314:		3,450.00	.00	.00	3,450.00
<b>2024HMA OVERLAY F&amp;G</b>					
Total 318:		12,000.00-	.00	.00	12,000.00-
<b>HARRINGTON PARK PROJECT</b>					
Total 319:		14,399.34	.00	975.00-	13,424.34
<b>TRAIL CIP RESERVE PROJT</b>					
Total 321:		697.12-	1,278.70	.00	581.58
<b>ARP FUNDS</b>					
Total 322:		600,840.02	.00	.00	600,840.02
<b>CDBG DT FAÇADE PROJ</b>					
Total 327:		77,588.42-	.00	.00	77,588.42-
<b>PERPETUAL CARE</b>					
Total 500:		182,114.08	800.00	400.00-	182,514.08
<b>HATTERY TRUST</b>					
Total 501:		5,000.00	.00	.00	5,000.00
<b>WATER</b>					
Total 600:		5,022,173.32	273,907.23	118,802.92-	5,177,277.63
<b>WATER DEPOSITS</b>					
Total 601:		88,016.87	5,400.00	3,900.00-	89,516.87
<b>WATER PLANT UPGRADE RSR</b>					
Total 602:		2,328,644.23	5,048.28	.00	2,333,692.51
<b>WATER 2012C/2020B BOND</b>					
Total 605:		651,541.73	.00	.00	651,541.73
<b>WATER CAPITAL REVOLVING</b>					
Total 607:		478,437.08	1,037.21	.00	479,474.29
<b>JORDAN WELL</b>					
Total 608:		7,343.75-	.00	.00	7,343.75-
<b>WTR CAPITAL PROJECTS</b>					
Total 609:		42,248.30-	.00	.00	42,248.30-
<b>SEWER</b>					
Total 610:		5,922,107.10	403,902.90	162,143.35-	6,163,866.65
<b>SEWER SRF REVOLVING</b>					
Total 611:		2,920,699.25	6,331.80	.00	2,927,031.05
<b>SEWER CONSTRUCTION</b>					
Total 615:		1,467,135.25	3,465.72	.00	1,470,600.97
<b>SEWER CAP IMP PROJECT</b>					
Total 616:		1,495,130.60-	.00	20,261.90-	1,515,392.50-
<b>SEWER EQUIP REVOLVING</b>					
Total 617:		477,565.70	1,035.32	.00	478,601.02
<b>SRF SPONSORED PROJECT</b>					
Total 618:		32,350.54-	.00	21,437.92-	53,788.46-
<b>LANDFILL/GARBAGE</b>					
Total 670:		32,104.83-	6,217.80	54.45-	25,941.48-

## STORM WATER

Account Number	Title	Last Report On Hand	Received	Disbursed	Balance
<b>STORM WATER</b>					
Total 740:		1,003,434.30	17,757.14	9,327.55-	1,011,863.89
<b>REVOLVING FUND</b>					
Total 810:		1,931,294.89	317,841.80	621,892.68-	1,627,243.81
<b>FLEXT BENEFIT REVOLVING</b>					
Total 812:		55,129.42	3,134.96	5,043.66-	53,220.72
<b>HEALTH INS, SELF FUND</b>					
Total 813:		183,882.50	51,245.56	45,188.66-	189,939.40
<b>OTHER INTERNAL SERV FUN</b>					
Total 830:		352,266.74	763.68	.00	353,030.42
<b>Grand Totals:</b>		<b>35,391,946.64</b>	<b>1,984,537.71</b>	<b>2,198,280.90-</b>	<b>35,178,203.45</b>

## Report Criteria:

Includes only accounts with balances or activity  
Includes grand totals

[Report].SOURCE = none  
[Report].ACCOUNT = none

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total POLICE:		1,346,446.00	96,891.20	706,589.87	52.48%	639,856.13
Total POLICE-OFFICE:		160,203.00	7,050.96	78,985.40	49.30%	81,217.60
Total EMERGENCY MANAGEMENT:		2,100.00	99.79	638.08	30.29%	1,463.92
Total FIRE:		273,300.00	13,929.80	206,382.04	75.51%	66,917.96
Total AMBULANCE:		17,153.00	3,567.75	16,633.64	96.97%	519.36
Total BUILDING INSPECTIONS:		64,487.00	2,060.85	31,605.58	49.01%	32,881.42
Total ANIMAL CONTROL:		4,500.00	516.00	1,277.50	28.39%	3,222.50
Total ANIMAL CONTROL-OWNER:		1,500.00	.00	.00	0.00%	1,500.00
Total ROADS, BRIDGES, SIDEWALKS:		500.00	.00	.00	0.00%	500.00
Total LIBRARY:		584,711.00	45,288.64	351,246.11	60.07%	233,464.89
Total PARKS:		173,966.00	9,579.50	138,053.95	79.36%	35,912.05
Total PARK MAINTENANCE:		312,981.00	20,747.14	187,677.14	59.96%	125,303.86
Total PARKS-AHTLETIC FIELDS:		20,000.00	.00	5,853.09	29.27%	14,146.91
Total FOUR-PLEX COMPLEX:		35,081.00	216.61	11,392.98	32.48%	23,688.02
Total POOL:		275,624.00	17,200.97	168,684.13	61.20%	106,939.87
Total RECREATION:		81,577.00	5,477.94	45,810.32	56.16%	35,766.68

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total ADULT PROGRAMS/ACTIVITIES:		4,793.00	.00	.00	0.00%	4,793.00
Total COMMUNITY HEALTH/WELLNESS:		3,619.00	1,004.74	1,225.85	33.87%	2,393.15
Total SENIOR ACTIVITY:		6,000.00	900.00	3,093.20	51.55%	2,906.80
Total CEMETERY:		144,117.00	8,581.26	81,093.41	56.27%	63,023.59
Total FIELD HOUSE:		276,010.00	33,337.41	171,109.17	61.99%	104,900.83
Total SENIOR COMMUNITY CENTER:		9,236.00	230.71	5,679.38	61.49%	3,556.62
Total BASEBALL/SOFTBALL:		19,441.00	487.16	8,014.07	41.22%	11,426.93
Total YOUTH BASKETBALL:		14,765.00	2,784.76	9,122.15	61.78%	5,642.85
Total VOLLEYBALL:		5,221.00	.00	2,684.78	51.42%	2,536.22
Total FLAG FOOTBALL:		5,211.00	.00	2,282.01	43.79%	2,928.99
Total CIRL:		6,000.00	.00	1,599.00	26.65%	4,401.00
Total ECONOMIC DEVELOPMENT:		7,500.00	.00	2,270.00	30.27%	5,230.00
Total PLANNING & ZONING:		157,570.00	3,528.22	46,000.55	29.19%	111,569.45
Total MAYOR/COUNCIL/CITY MGR:		11,409.00	625.02	7,787.26	68.26%	3,621.74
Total COUNCIL:		12,095.00	80.00	84.00	0.69%	12,011.00
Total CITY ADMINISTRATOR:		16,700.00	514.42	4,761.41	28.51%	11,938.59

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total CLERK/TREASURER/ADM:		442,722.00	28,325.52	201,078.16	45.42%	241,643.84
Total ELECTIONS:		6,000.00	.00	3,835.20	63.92%	2,164.80
Total LEGAL SERVICES/ATTORNEY:		176,000.00	12,449.84	88,470.59	50.27%	87,529.41
Total CITY HALL/GENERAL BLDGS:		132,148.00	1,267.16	61,742.78	46.72%	70,405.22
Total TORT LIABILITY:		79,160.00	.00	66,034.63	83.42%	13,125.37
Total TRANSFERS IN/OUT:		200,000.00	.00	.00	0.00%	200,000.00
Total :		5,089,846.00-	316,743.37-	2,718,795.43-	53.42%	2,371,050.57-

## HOTEL MOTEL

Total 4TH OF JULY:		2,500.00	.00	.00	0.00%	2,500.00
Total LINCOLN HWY DAYS:		2,500.00	.00	.00	0.00%	2,500.00
Total HOTEL MOTEL:		5,000.00-	.00	.00	0.00%	5,000.00-

## ROAD USE TAX

Total FLOOD CONTROL:		27,400.00	1,397.94	19,332.06	70.55%	8,067.94
Total ROADS, BRIDGES, SIDEWALKS:		875,990.00	45,303.01	411,550.94	46.98%	464,439.06
Total STREET LIGHTING:		77,000.00	4,313.48	31,905.91	41.44%	45,094.09
Total PAVEMENT MARKINGS:		10,000.00	4,120.00	4,125.58	41.26%	5,874.42
Total SNOW REMOVAL:		92,482.00	12,117.68	34,598.75	37.41%	57,883.25
Total TRANSFERS IN/OUT:		200,000.00	.00	200,000.00	100.00%	.00

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
	Total ROAD USE TAX:	1,282,872.00-	67,252.11-	701,513.24-	54.68%	581,358.76-
<b>EMPLOYEE BENEFITS</b>						
	Total TRANSFERS IN/OUT:	1,030,021.00	.00	.00	0.00%	1,030,021.00
	Total EMPLOYEE BENEFITS:	1,030,021.00-	.00	.00	0.00%	1,030,021.00-
<b>RUT CAPITAL</b>						
	Total ROADS, BRIDGES, SIDEWALKS:	460,000.00	.00	442,134.76	96.12%	17,865.24
	Total RUT CAPITAL:	460,000.00-	.00	442,134.76-	96.12%	17,865.24-
<b>LOCAL OPTION SALES TAX</b>						
	Total POLICE:	84,000.00	10,418.67	56,271.44	66.99%	27,728.56
	Total STREET LIGHTING:	87,000.00	4,293.67	32,513.15	37.37%	54,486.85
	Total TREES & WEEDS:	20,000.00	.00	13,200.00	66.00%	6,800.00
	Total WATER,AIR,MOSQUITO CONTRO:	30,000.00	.00	12,149.45	40.50%	17,850.55
	Total OTHER HEALTH/SOCIAL SERV:	35,000.00	.00	35,000.00	100.00%	.00
	Total MUSEUM/BAND/THEATRE:	.00	.00	240.00	0.00%	240.00-
	Total PARK MAINTENANCE:	500.00	.00	3,536.77	707.35%	3,036.77-
	Total CEMETERY:	5,000.00	.00	2,420.00	48.40%	2,580.00
	Total HALLOWEEN:	250.00	.00	.00	0.00%	250.00
	Total HISTORICAL SOCIETY:	5,500.00	.00	3,955.00	71.91%	1,545.00

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
	Total HISTORIC PRESERVATION:	2,000.00	.00	.00	0.00%	2,000.00
	Total ECONOMIC DEVELOPMENT:	116,000.00	.00	65,000.00	56.52%	50,000.00
	Total MAIN STREET NEVADA:	25,000.00	.00	.00	0.00%	25,000.00
	Total PLANNING & ZONING:	275,000.00	.00	12,659.07	4.60%	262,340.93
	Total CHRISTMAS LIGHTS:	800.00	.00	152.18	19.02%	647.82
	Total OTHER COMM & ECO DEV:	700.00	.00	850.00	121.43%	150.00-
	Total CITY ADMINISTRATOR:	40,000.00	2,906.01	20,971.95	52.43%	19,028.05
	Total LEGAL SERVICES/ATTORNEY:	2,000.00	.00	450.00	22.50%	1,550.00
	Total OTHER GENERAL GOVERNMENT:	20,000.00	1,534.42	11,771.48	58.86%	8,228.52
	Total TRANSFERS IN/OUT:	1,091,000.00	.00	891,000.00	81.67%	200,000.00
	Total LOCAL OPTION SALES TAX:	1,838,750.00-	19,152.77-	1,162,140.49-	63.20%	676,609.51-
<b>TAX INCREMENT FINANCING</b>						
	Total ECONOMIC DEVELOPMENT:	427,229.00	.00	93,728.99	21.94%	333,500.01
	Total TRANSFERS IN/OUT:	486,420.00	.00	.00	0.00%	486,420.00
	Total TAX INCREMENT FINANCING:	913,649.00-	.00	93,728.99-	10.26%	819,920.01-
<b>LMI-SUBFUND</b>						
	Total HOUSING & URBAN RENEWAL:	140,000.00	.00	5,471.00	3.91%	134,529.00
	Total TRANSFERS IN/OUT:	10,000.00	.00	.00	0.00%	10,000.00

FUND	Title	2025-26 Budget	2026-26 Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
	Total LMI-SUBFUND:	150,000.00-	.00	5,471.00-	3.65%	144,529.00-
<b>ECONOMIC DEVELOPMENT</b>						
	Total ECONOMIC DEVELOPMENT:	200,000.00	.00	.00	0.00%	200,000.00
	Total HOUSING & URBAN RENEWAL:	90,000.00	.00	34,455.66	38.28%	55,544.34
	Total ECONOMIC DEVELOPMENT:	290,000.00-	.00	34,455.66-	11.88%	255,544.34-
<b>CEMETARY CIP/LAND</b>						
	Total CEMETERY:	3,000.00	.00	1,369.60	45.65%	1,630.40
	Total CEMETARY CIP/LAND:	3,000.00-	.00	1,369.60-	45.65%	1,630.40-
<b>LIBRARY TRUST</b>						
	Total LIBRARY-DONATED:	18,000.00	3,743.28	5,442.65	30.24%	12,557.35
	Total LIBRARY-STATE INFRASTRUCT:	5,000.00	.00	2,532.06	50.64%	2,467.94
	Total LIBRARY TRUST:	23,000.00-	3,743.28-	7,974.71-	34.67%	15,025.29-
<b>SCORE-UNDESIGNATED</b>						
	Total PARK MAINTENANCE:	1,000.00	6,290.97	6,290.97	629.10%	5,290.97-
	Total SCORE-UNDESIGNATED:	1,000.00-	6,290.97-	6,290.97-	629.10%	5,290.97
<b>NORTH STORY BASEBALL</b>						
	Total BASEBALL SOFTBALL:	6,000.00	.00	.00	0.00%	6,000.00
	Total NORTH STORY BASEBALL:	6,000.00-	.00	.00	0.00%	6,000.00-
<b>SENIOR CENTER TRUST</b>						
	Total SENIOR COMMUNITY CENTER:	6,200.00	.00	.00	0.00%	6,200.00

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
	Total SENIOR CENTER TRUST:	6,200.00-	.00	.00	0.00%	6,200.00-
<b>PARK OPEN SPACE</b>						
	Total PARK MAINTENANCE:	20,000.00	451.15	8,809.47	44.05%	11,190.53
	Total FOUR-PLEX COMPLEX:	5,500.00	.00	.00	0.00%	5,500.00
	Total PARK OPEN SPACE:	25,500.00-	451.15-	8,809.47-	34.55%	16,690.53-
<b>TRAIL MAINTENANCE</b>						
	Total TRAIL SYSTEM-BIKE/WALK:	15,000.00	.00	.00	0.00%	15,000.00
	Total TRAIL MAINTENANCE:	15,000.00-	.00	.00	0.00%	15,000.00-
<b>DANIELSON TRUST</b>						
	Total LIBRARY-DONATED:	28,500.00	3,317.76	15,929.99	54.00%	13,570.01
	Total DANIELSON TRUST:	28,500.00-	3,317.76-	15,929.99-	54.00%	13,570.01-
<b>4TH OF JULY TRUST</b>						
	Total 4TH OF JULY:	7,500.00	.00	.00	0.00%	7,500.00
	Total 4TH OF JULY TRUST:	7,500.00-	.00	.00	0.00%	7,500.00-
<b>COMMUNITY BAND</b>						
	Total MUSEUM/BAND/THEATRE:	1,500.00	.00	790.00	52.67%	710.00
	Total COMMUNITY BAND:	1,500.00-	.00	790.00-	52.67%	710.00-
<b>PUBLIC ART FUND</b>						
	Total COMMUNITY BEAUTIFICATION:	5,000.00	.00	.00	0.00%	5,000.00
	Total PUBLIC ART FUND:	5,000.00-	.00	.00	0.00%	5,000.00-
<b>DEBT SERVICE</b>						

City of Nevada	Finance Worksheet - Nevada Budget Report-Council view Period 01/26 (01/31/2026)				Page: 8 Feb 18, 2026 4:29PM
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FUND	Title	2025-26 Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total CITYHALL/LIBRARY DEBT:		97,493.00	.00	1,246.25	1.28%	96,246.75
Total CBD PROJECT 8.8M:		948,550.00	.00	84,275.00	8.88%	864,275.00
Total 2013 GO BOND:		144,300.00	.00	2,150.00	1.49%	142,150.00
Total FIELD HOUSE:		793,200.00	.00	19,100.00	2.41%	774,100.00
Total DEBT SERVICE:		1,983,543.00-	.00	106,771.25-	5.38%	1,876,771.75-
<b>LIBRARY ADDITION</b>						
Total TRANSFERS IN/OUT:		97,493.00	.00	.00	0.00%	97,493.00
Total LIBRARY ADDITION:		97,493.00-	.00	.00	0.00%	97,493.00-
<b>SC/FIELDHOUSE</b>						
Total SENIOR COMMUNITY CENTER:		.00	.00	3,978.77	0.00%	3,978.77-
Total FIELDHOUSE:		100,000.00	4,432.00	5,691.00	5.69%	94,309.00
Total TRANSFERS IN/OUT:		793,200.00	.00	.00	0.00%	793,200.00
Total SC/FIELDHOUSE:		893,200.00-	4,432.00-	9,669.77-	1.08%	883,530.23-
<b>RAILROAD CROSSING IMP</b>						
Total RAILROAD CROSSINGS:		60,000.00	.00	.00	0.00%	60,000.00
Total RAILROAD CROSSING IMP:		60,000.00-	.00	.00	0.00%	60,000.00-
<b>SPLASHPAD PROJECT</b>						
Total SPLASHPAD:		1,600,000.00	13,228.75	43,708.75	2.73%	1,556,291.25
Total SPLASHPAD PROJECT:		1,600,000.00-	13,228.75-	43,708.75-	2.73%	1,556,291.25-
<b>SIDEWALK IMPROVEMENTS</b>						

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
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Total SIDEWALKS:	25,000.00	.00	.00	0.00%	25,000.00
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Total SIDEWALK IMPROVEMENTS:	25,000.00-	.00	.00	0.00%	25,000.00-
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#### 2024 CIP STS IMPROV PRO

Total ROADS, BRIDGES, SIDEWALKS:	120,000.00	341,308.08	343,040.58	285.87%	223,040.58-
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Total 2024 CIP STS IMPROV PRO:	120,000.00-	341,308.08-	343,040.58-	285.87%	223,040.58
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#### 2026 CIP ST/WTR/STRM PROJECT

Total ROADS, BRIDGES, SIDEWALKS:	1,100,000.00	.00	.00	0.00%	1,100,000.00
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Total 2026 CIP ST/WTR/STRM PROJECT:	1,100,000.00-	.00	.00	0.00%	1,100,000.00-
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#### 2024 BRIDGE REPAIRS

Total ROADS, BRIDGES, SIDEWALKS:	1,800,000.00	.00	1,880.00	0.10%	1,798,120.00
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Total 2024 BRIDGE REPAIRS:	1,800,000.00-	.00	1,880.00-	0.10%	1,798,120.00-
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#### 2024HMA OVERLAY F&G

Total ROADS, BRIDGES, SIDEWALKS:	.00	.00	12,000.00	0.00%	12,000.00-
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Total 2024HMA OVERLAY F&G:	.00	.00	12,000.00-	0.00%	12,000.00
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#### HARRINGTON PARK PROJECT

Total PARKS:	100,000.00	975.00	3,775.00	3.78%	96,225.00
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Total HARRINGTON PARK PROJECT:	100,000.00-	975.00-	3,775.00-	3.78%	96,225.00-
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#### TRAIL CIP RESERVE PROJT

Total TRAIL SYSTEM-BIKE/WALK:	275,000.00	.00	212,348.08	77.22%	62,651.92
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Total TRAIL CIP RESERVE PROJT:	275,000.00-	.00	212,348.08-	77.22%	62,651.92-
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#### ARP FUNDS

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
	Total ROADS, BRIDGES, SIDEWALKS:	500,000.00	.00	.00	0.00%	500,000.00
	Total WASTSEWATER COLLECTION:	.00	.00	500,000.00	0.00%	500,000.00
	Total ARP FUNDS:	500,000.00-	.00	500,000.00-	100.00%	.00

## CDBG DT FAÇADE PROJ

Total ECONOMIC DEVELOPMENT:	500,000.00	.00	109,598.26	21.92%	390,401.74
Total HOUSING & URBAN RENEWAL:	90,000.00	.00	.00	0.00%	90,000.00
Total CDBG DT FAÇADE PROJ:	690,000.00-	.00	109,598.26-	18.68%	480,401.74-

## WATER

Total WATER-PLANT/PUMPS:	949,671.00	75,780.17	589,097.31	62.04%	360,473.69
Total WATER-LINES-INST & O&M:	90,378.00	4,353.93	32,708.75	36.19%	57,669.25
Total WATER ACCOUNTING:	459,331.00	30,281.17	216,605.19	47.16%	242,725.81
Total TRANSFERS IN/OUT:	858,050.00	.00	858,050.00	100.00%	.00
Total WATER:	2,357,330.00-	110,375.27-	1,696,461.25-	71.97%	660,868.75-

## WATER DEPOSITS

Total WATER ACCOUNTING:	25,000.00	.00	.00	0.00%	25,000.00
Total WATER DEPOSITS:	25,000.00-	.00	.00	0.00%	25,000.00-

## WATER 2012C/2020B BOND

Total WTR 2012C BOND:	458,050.00	.00	6,525.00	1.42%	451,525.00
Total WATER 2012C/2020B BOND:	458,050.00-	.00	6,525.00-	1.42%	451,525.00-

## WATER CAPITAL REVOLVING

FUND	Title	2025-26 Current-year Budget	2025-26 Current-year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total WATER:		58,000.00	.00	35,203.76	60.70%	22,796.24
Total WATER-PLANT/PUMPS:		230,000.00	.00	56,622.00	24.62%	173,378.00
Total WATER CAPITAL REVOLVING:		288,000.00	.00	91,825.76	31.88%	196,174.24
<b>JORDAN WELL</b>						
Total WATER-PLANT/PUMPS:		121,500.00	.00	.00	0.00%	121,500.00
Total JORDAN WELL:		121,500.00	.00	.00	0.00%	121,500.00
<b>SEWER</b>						
Total WASTEWATER PLANT:		1,631,932.00	122,865.31	646,029.23	39.59%	985,902.77
Total WASTSEWATER COLLECTION:		71,434.00	4,961.89	35,329.55	49.46%	36,104.45
Total WASTEWATER ACCOUNTING:		339,040.00	23,334.02	167,598.17	49.43%	171,441.83
Total TRANSFERS IN/OUT:		175,000.00	.00	75,000.00	42.86%	100,000.00
Total SEWER:		2,217,406.00	151,161.22	923,956.95	41.67%	1,293,449.05
<b>SEWER SRF REVOLVING</b>						
Total WWT DEBT:		2,984,467.00	.00	577,284.41	19.34%	2,407,182.59
Total SEWER SRF REVOLVING:		2,984,467.00	.00	577,284.41	19.34%	2,407,182.59
<b>SEWER CONSTRUCTION</b>						
Total TRANSFERS IN/OUT:		2,984,467.00	.00	.00	0.00%	2,984,467.00
Total SEWER CONSTRUCTION:		2,984,467.00	.00	.00	0.00%	2,984,467.00
<b>SEWER CAP IMP PROJECT</b>						
Total WASTSEWATER COLLECTION:		276,000.00	20,261.90	802,095.29	290.61%	526,095.29

FUND	2025-26 Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
	Total SEWER CAP IMP PROJECT:	276,000.00-	20,261.90-	802,095.29-	280.61%	526,095.29
<b>SEWER EQUIP REVOLVING</b>						
	Total WASTEWATER PLANT:	36,000.00	.00	37,037.20	102.88%	1,037.20-
	Total SEWER EQUIP REVOLVING:	36,000.00-	.00	37,037.20-	102.88%	1,037.20
<b>SRF SPONSORED PROJECT</b>						
	Total WASTSEWATER COLLECTION:	720,000.00	21,437.92	766,180.80	106.41%	46,180.80-
	Total SRF SPONSORED PROJECT:	720,000.00-	21,437.92-	766,180.80-	106.41%	46,180.80
<b>LANDFILL/GARBAGE</b>						
	Total LANDFILL/GARBAGE:	80,800.00	54.45	73,123.02	90.50%	7,676.98
	Total LANDFILL/GARBAGE:	80,800.00-	54.45-	73,123.02-	90.50%	7,676.98-
<b>STORM WATER</b>						
	Total STORM WATER:	80,900.00	9,327.56	61,728.29	76.30%	19,171.71
	Total STORM WATER:	80,900.00-	9,327.56-	61,728.29-	76.30%	19,171.71-
<b>REVOLVING FUND</b>						
	Total POLICE:	101,000.00	.00	7,370.16	7.30%	93,629.84
	Total FIRE:	345,500.00	290,277.82	331,301.77	95.89%	14,198.23
	Total LIBRARY:	21,000.00	.00	5,000.00	23.81%	16,000.00
	Total PARK MAINTENANCE:	103,500.00	1,252.36	33,276.72	32.15%	70,223.28
	Total POOL:	8,500.00	16,000.00	46,675.91	549.13%	38,175.91-
	Total CEMETERY:	35,000.00	926.99	14,943.99	42.70%	20,056.01

FUND	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total FIELD HOUSE:		11,500.00	.00	2,792.26	24.28%	8,707.74
Total FIELDHOUSE:		.00	.00	.00	0.00%	.00
Total PLANNING & ZONING:		8,000.00	.00	.00	0.00%	8,000.00
Total CLERK/TREASURER/ADM:		158,000.00	190.75	32,844.97	20.79%	125,155.03
Total REVOLVING FUND:		792,000.00-	308,647.92-	474,205.78-	59.87%	317,794.22-
<b>FLEXT BENEFIT REVOLVING</b>						
Total OTHER GENERAL GOVERNMENT:		.00	5,043.66	25,302.03	0.00%	25,302.03-
Total FLEXT BENEFIT REVOLVING:		.00	5,043.66-	25,302.03-	0.00%	25,302.03
<b>HEALTH INS, SELF FUND</b>						
Total OTHER GENERAL GOVERNMENT:		.00	42,827.83	288,158.84	0.00%	288,158.84-
Total HEALTH INS, SELF FUND:		.00	42,827.83-	288,158.84-	0.00%	288,158.84
Grand Totals:		33,749,494.00-	1,446,032.96-	12,366,080.62-	36.64%	21,383,413.38-

## Report Criteria:

Includes only accounts with balances or activity

Includes grand totals

[Report].ACCOUNT = none

[Report].OBJECT CODE = none

Account Number	Title	2025-26 Current year Budget	2026-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total :		5,243,281.00	113,571.48	2,525,636.41	48.17%	2,717,644.59
Total HOTEL MOTEL:		6,100.00	933.71	4,792.10	78.56%	1,307.90
Total ROAD USE TAX:		1,271,811.00	83,306.02	607,653.16	47.78%	664,157.84
Total EMPLOYEE BENEFITS:		1,065,030.00	7,357.52	586,391.57	55.06%	478,638.43
Total RUT CAPITAL:		360,000.00	1,159.18	358,479.48	99.58%	1,520.52
Total LOCAL OPTION SALES TAX:		1,227,000.00	160,236.86	877,385.27	71.51%	349,614.73
Total TAX INCREMENT FINANCING:		1,265,499.00	88,540.52	750,348.30	59.29%	515,160.70
Total LMI-SUBFUND:		70,620.00	.00	.00	0.00%	70,620.00
Total ECONOMIC DEVELOPMENT:		380,000.00	.00	114,455.66	30.12%	265,544.34
Total RESTRICTED GIFTS:		25.00	7.18	55.43	221.72%	30.43
Total CEMETARY CIP/LAND:		200.00	.00	.00	0.00%	200.00
Total LIBRARY TRUST:		7,100.00	.00	11,986.07	168.82%	4,886.07
Total FIRE TRUST:		120.00	.00	.00	0.00%	120.00
Total SCORE-UNDESIGNATED:		50.00	.00	.00	0.00%	50.00
Total SCORE O&M:		5.00	.00	.00	0.00%	5.00
Total NORTH STORY BASEBALL:		.00	.00	5,000.00	0.00%	5,000.00
Total SENIOR CENTER TRUST:		600.00	.00	125.00	20.83%	475.00

Account Number	Title	2025-26 Current-year Budget	2026-26 Current-year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total GATES HALL PIANO:		100.00	.00	.00	0.00%	100.00
Total ASSET FORFEITURE:		100.00	.00	.00	0.00%	100.00
Total PARK OPEN SPACE:		34,500.00	7,564.08	52,897.64	153.33%	18,397.64
Total COLUMBIAN MAINTENANCE:		520.00	.00	.00	0.00%	520.00
Total TRAIL MAINTENANCE:		21,000.00	.00	20,000.00	95.24%	1,000.00
Total DANIELSON TRUST:		2,000.00	.00	.00	0.00%	2,000.00
Total TREES FOREVER:		75.00	.00	.00	0.00%	75.00
Total 4TH OF JULY TRUST:		3,575.00	.00	.00	0.00%	3,575.00
Total COMMUNITY BAND:		1,500.00	.00	200.00	13.33%	1,300.00
Total PUBLIC ART FUND:		7,000.00	.00	2,000.00	28.57%	5,000.00
Total DEBT SERVICE:		2,003,504.00	9,760.69	396,823.60	19.81%	1,606,680.40
Total LIBRARY ADDITION:		97,988.00	.00	97,492.50	99.49%	495.50
Total SC/FIELDHOUSE:		1,002,000.00	.00	.00	0.00%	1,002,000.00
Total SPLASHPAD PROJECT:		1,602,000.00	.00	.00	0.00%	1,602,000.00
Total 2026 CIP ST/WTR/STRM PROJECT:		1,100,000.00	.00	.00	0.00%	1,100,000.00
Total 2024 BRIDGE REPAIRS:		1,800,000.00	.00	.00	0.00%	1,800,000.00

Account Number	Title	2025-26 Current year Budget	2028-26 Current year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total HARRINGTON PARK PROJECT:		100,000.00	.00	.00	0.00%	100,000.00
Total TRAIL CIP RESERVE PROJT:		314,538.00	1,278.70	34,437.76	10.95%	280,100.24
Total ARP FUNDS:		10,000.00	.00	.00	0.00%	10,000.00
Total CDBG DT FAÇADE PROJ:		540,000.00	.00	48,293.00	8.94%	491,707.00
Total PERPTUAL CARE:		5,000.00	400.00	3,700.00	74.00%	1,300.00
Total WATER:		2,999,093.00	265,479.58	2,022,505.15	67.44%	976,587.85
Total WATER DEPOSITS:		25,000.00	1,500.00	40.68	0.16%	24,959.32
Total WATER PLANT UPGRADE RSR:		230,000.00	5,048.28	237,465.11	103.25%	7,465.11-
Total WATER 2012C/2020B BOND:		458,050.00	.00	458,050.00	100.00%	.00
Total WATER CAPITAL REVOLVING:		203,000.00	1,037.21	206,848.53	101.90%	3,848.53-
Total SEWER:		2,652,300.00	392,920.77	2,317,975.82	87.39%	334,324.18
Total SEWER SRF REVOLVING:		2,994,467.00	6,331.80	46,796.84	1.56%	2,947,670.16
Total SEWER CONSTRUCTION:		3,120,000.00	3,465.72	168,522.69	5.40%	2,951,477.31
Total SEWER CAP IMP PROJECT:		.00	.00	769,061.89	0.00%	769,061.89-
Total SEWER EQUIP REVOLVING:		79,000.00	1,035.32	82,566.70	104.51%	3,566.70-
Total SRF SPONSORED PROJECT:		1,500,000.00	.00	1,827,590.66	121.84%	327,590.66-

Account Number	Title	2025-26 Current-year Budget	2026-26 Current-year Actual	2025-26 YTD balance	2026-26 Percent expended	2026-26 Unexpended
Total LANDFILL/GARBAGE:		82,800.00	6,217.80	42,678.15	51.54%	40,121.85
Total STORM WATER:		180,900.00	17,757.14	123,263.23	68.14%	57,636.77
Total REVOLVING FUND:		555,000.00	4,596.84	563,480.51	101.53%	8,480.51-
Total FLEXT BENEFIT REVOLVING:		.00	3,134.86	40,344.94	0.00%	40,344.94-
Total HEALTH INS, SELF FUND:		.00	48,884.73	356,255.75	0.00%	356,255.75-
Total OTHER INTERNAL SERV FUN:		.00	763.68	5,898.05	0.00%	5,898.05-
Grand Totals:		34,622,451.00	1,232,289.77	15,767,416.29	45.54%	18,855,034.71

# Certified Local Government Annual Report 2025

Name of Certified Local Government:

*Nevada Historical Preservation Commission*

*City of Nevada Iowa*

*Signature of person who completed this report: Balinda Ellsworth, Deputy City Clerk/Accountant*

I certify that a representative of the historic preservation commission has attended a public meeting and presented the details of this report to the city council (city CLG) or the Board of Supervisors (county CLG).

*Date of public meeting: 02/09/26*

*Name of Mayor: Mayor Ryan Condon*

---

*Signature of Mayor*

***Please upload this completed form with your annual report on SlideRoom. Thank you.***

⚠ SHPO Certified Local Government Annual Report

\* indicates a required field

## SHPO Certified Local Government Annual Report

*Under the CLG Agreement with the State, local governments and their historic preservation commissions are responsible for submitting an annual report documenting the commission's preservation work and that they have met the requirements of the CLG program.*

*This annual report is also an important tool for your commission to evaluate its own performance and to plan for the coming year.*

*We look forward to hearing from each CLG this year!*

⚠ Two questions on this form need attention.

Some required questions are incomplete: [28](#) and [29](#)

1. I am aware this report must be presented and reviewed by either the City Council or the Board of Supervisors prior to submission and requires a signature from either the mayor or the chair of the board of supervisors.

The signature form is located here: [https://iowa1.sharepoint.com/:w/s/PublicShares-SHPO2/EWJOyE84x5BEqsMBNQhGagMBGTwUBVRnzrokBawjj6h\\_3w?e=08uYUM](https://iowa1.sharepoint.com/:w/s/PublicShares-SHPO2/EWJOyE84x5BEqsMBNQhGagMBGTwUBVRnzrokBawjj6h_3w?e=08uYUM)

yes

[Clear Answer](#)

2. Name of the city, county, or land use district: \*

Please choose from the drop down list.

Nevada Historic Preservation Commission

3. Did your commission undertake any survey or identification projects during 2025? \*

CLG Standards are in your local government's Certified Local Government (CLG) Agreement and the National Historic Preservation Act:

The CLG shall maintain a system for the survey and inventory of historic and prehistoric properties in a manner consistent with and approved by the STATE.

Yes

No

I don't know

Other:

1 Forms — 2 Portfolio — 3 Submit

NEXT >

**3.1. Please explain how your local government plans to meet this CLG requirement in the future? \***

Maintain active meetings, team with other Nevada Commissions on projects and act

**4. Did your commission undertake any registration/nomination projects in 2025? \***

The CLG reviews all National Register nominations for any resources that lies within the jurisdiction of the historic preservation commission.

- Yes
- No
- I don't know
- Other:

**5. Within your local government's jurisdiction were any National Register of Historic Places listed properties moved or demolished in 2025? \***

If you need a list of the properties that are listed on the National Register of Historic Places within your jurisdiction, please contact historic.preservation@iowaeda.com

- Yes
- No
- I don't know

**6. Does your local government designate local landmarks or local districts? \***

**IMPORTANT:** Most local governments do not have a program for local designation. If you have questions about whether you have a local designation program or not, please contact the CLG Coordinator at historic.preservation@iowaeda.com before

Yes

No

I don't know

7. Has your community passed any ordinances that directly or indirectly impact the preservation of historic resources?

Yes

No

I don't know

8. Did your city, county, LUD or its historic preservation commission undertake any of the following activities in this calendar year? Please think broadly about this question and include any activity (small or large) that facilitated historic preservation in your community. This is your opportunity to boast about your accomplishments and get credit for the great work you do! \*

Please check all that apply!

CLG Standards found in CLG Agreement and National Historic Preservation Act

- 1) The CLG will enforce all appropriate state and local ordinances for designating and protecting historic properties.
- 2) The CLG shall provide for adequate public participation in the local historic preservation programs.

a. Historic preservation planning. Examples include the development or revision of an preservation plan, development of a work plan for your commission, etc.

b. Provided technical assistance on historic preservation issues or projects. Examples include working with individual property owners, business owners, institutions to identify appropriate treatments and find appropriate materials, research advice, etc.

c. Sponsored public educational programming in historic preservation. Examples include training sessions offered to the public, walking tours, open houses, lectures, Preservation Month activities, etc.

**1.** Forms    **2.** Portfolio    **3.** Submit

**NEXT >**

d. Develop design guidelines/standards

e. None

Other:

**8.1. Describe your community's historic preservation planning activities in this calendar year.**

We have been working with the Nevada Arts Commission hoping to bring back some of the historical murals to Nevada Downtown.

123 of 6000 characters

**9. Were there any issues, challenges or successes your preservation commission encountered or accomplished this year?**

I think our biggest challenge is the commitment to participating in meetings

76 of 7500 characters

**10. What partnerships did your commission form or continue with other entities?**

Examples include local main street office, local school, historical society, library, museum, service club, etc.

If none, enter NA

Main Street Nevada, Nevada Library, Nevada Arts Commission

1. Forms    2. Portfolio    3. Submit

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11. Did your historic preservation commission receive any grants (other than CLG) this year? If so, please describe. If none, enter N/A.

N/A

3 of 6000 characters

12. Does your Historic Preservation Commission have a website? \*

Yes  
 No

12.1. What is the website address? \*

cityofnevadaiaowa.org

13. List dates of public commission meetings held (please note these are meetings actually held with a quorum, not just those that were scheduled). \*

CLG Standards found in CLG Agreement and National Historic Preservation Act

- 1) The CLG will organize and maintain a historic preservation commission, which must meet at least three (3) times per year.
- 2) The commission will be composed of community members with a demonstrated positive interest in historic preservation, or closely related fields, to the extent available in the community.
- 3) The commission will comply with Iowa Code Chapter 21 (open meetings) in its operations.

 [Forms](#) —  [Portfolio](#) —  [Submit](#)

[NEXT >](#)

4) Commission members will participate in state-sponsored or state-approved historic preservation training activities.

0

1 of 6000 characters

**14. Based on the work plan submitted last year for your commission please provide a self assessment of the progress your commission made on the initiatives and programs that were identified last year.\***

Our main focus is education. We have also discussed wayfinding signs/murals and Historical Markers for downtown.

113 of 6000 characters

**15. Where are your official CLG files located? \***

Please describe where the paper or physical files are stored and where the digital records are being stored.

Nevada City Hall

16 of 6000 characters

**16. In this calendar year, what was the dollar amount of the historic preservation commission's annual budget? \***

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We recommend that the local government provide the commission a minimum of \$750 annual budget to pay for training and other commission expense.

2000

#### 17. Additional Budget Information

This is an optional question, if there is any additional information you wish to share with the State Historic Preservation Office regarding your community's budget.

N/A

3 of 6000 characters

#### 18. 2026 Work Plan\*

Each Commission should develop an annual work plan for the upcoming year. Please include the project(s), initiatives and programs your commission plans to begin or complete.

2026 Nevada Historical Preservation Work Plan.docx (15KB)

1. Forms — 2. Portfolio — 3. Submit

NEXT >

19. Does your commission have any vacancies? If so, how many? If you have no vacancies please enter N/A."

Please also use this field to describe any plans the commission has to fill those vacant positions.

N/A

3 of 6000 characters

#### 20. Commission Members

Please include all commission members in this table.

If the commissioner represents a locally designated district please provide the district in their role field.

If the commissioner doesn't have an email address please enter a phone number.

For any new commissioners please include the biographical sketch in the following question.

First and Last Name	Mailing Address	Email Address	Term	Role
Kris Corbin		KLCorbin59@	7/01/2024-4	Commissioner
Jon August		jon.augustus@	7/01/25-6/3	Commissioner
Katie Woodard		woodardkm	12/11/23-6	Commissioner

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NEXT >

Nate Hami	nathanhamire	11/27/23-6	Commission	<input type="checkbox"/>
Cisco Martin	cisco@ciscc	12/11/23-6	Commission	<input type="checkbox"/>

+ Add a row

**21. Please attach biographical sketch or resume for any commissioners who appointed in last calendar year.**

Please be sure newly appointed commissioners sign and date their statement.

Choose a file

**22. Which of your commission members, staff, and/or elected officials attended the 2025 Preserve Iowa Summit?**

Now is also a good time to start planning to attend the 2026 Preserve Iowa Summit in Arnery on June 2 & 3, 2026

0	Max 1000 characters
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### 23. Commission Training Table

An important requirement of the Certified Local Government program is annual state-sponsored or state-approved training undertaken by at least one member of the historic preservation commission and/or staff liaison.

**1** Forms — **2** Portfolio — **3** Submit

**NEXT >**

### 23. Commission Training Table

An important requirement of the Certified Local Government program is annual state-sponsored or state-approved training undertaken by at least one member of the historic preservation commission and/or staff liaison.

In this table, please provide information about the commissioners' involvement in historic preservation training (beyond or instead of the Preserve Iowa Summit), listing the name of the conference, workshop or meeting (including online training opportunities); the sponsoring organization; the location and date when the training occurred. Be sure to provide the names of commissioners, staff, and elected officials who attended.

Name of Event	Sponsor Organization	Location	Date	Name of Attendees

+ Add a row

### 24. Chief Elected Official \*

Did your communities Chief Elected Official (Mayor, Chairman of the Board of Supervisors, or President of LUD Trustees) change in 2025?

Yes

No

#### 24.1. Please provide the contact information for your new Chief Elected Official \*

Please include their First & Last Name, Mailing Address, Phone number, & Email Address.

1 Forms — 2 Portfolio — 3 Submit

NEXT ▾

**24.1. Please provide the contact information for your new Chief Elected Official \***

Please include their First & Last Name, Mailing Address, Phone number, & Email Address.

Mayor Ryan Condon,  515-382-5466, mayorcondon@

**25. Has the contact information for your communities staff liaison changed? \***

If you have a new staff liaison please select yes.

Yes  
 No

**26. What training topic would be most helpful for your Historic Preservation Commission? \***

Finding a Grant, Getting involved in the community, How to define clear goals

77 of 6000 characters

**27. Suggestions for improvement \***

The CLG program is here to support the Historic Preservation Commissions across Iowa. Do you have any suggestions for how we can improve our services to your commissions?

Communication

NEXT ▾

1 Forms — 2 Portfolio — 3 Submit

Communication

28. Authorized Official Signature 

[https://flowwa1.sharepoint.com/:w/s/PublicShares/SHP02/EWU0ME84x5BEqsmMBNQhGaqiMBGTmJUBVRnziokBawj6h\\_3w7e=1feBDes](https://flowwa1.sharepoint.com/:w/s/PublicShares/SHP02/EWU0ME84x5BEqsmMBNQhGaqiMBGTmJUBVRnziokBawj6h_3w7e=1feBDes)

This question is required.

 Choose a file

29. Agenda or minutes from the public meeting where this report was presented  to the City Council or Board of Supervisors. 

This question is required.

 Choose a file

File name:   
File type:   
File size:

RESOLUTION NO. 047 (2025/2026)

A RESOLUTION AMENDING AND APPROVING  
THE APPENDIX TO THE CITY CODE

WHEREAS, the Appendix has been reviewed and corrections made beginning immediately unless otherwise noted.

WHEREAS, changes and additions include:

**510.1 WATER.**

4. Miscellaneous
  - A. Equipment and Service Fees:

(4)	<u>Rebuilt meter body</u>	<u>\$75.00</u>
-----	---------------------------	----------------

**510.2 WASTEWATER.**

1.	Basic Monthly Flat User Charge (See Code Section 99.08)	
	December, 2025	\$8.90 per month
	June, 2026	\$9.17 per month
	June, 2027	\$9.45 per month

And in addition thereto

2.	Quantity User Charge	
	December, 2025	\$6.05 per 1000 gallons or pro-rata
	June, 2026	\$6.23 per 1000 gallons or pro-rata
	June, 2027	\$6.42 per 1000 gallons or pro-rata

\*In addition to the User Charges above, all customers, except Burke Marketing Corporation accounts, shall be charged the following charges

3.	Basic Monthly Flat Service Charge (See Code Section 99.09)	
	December, 2025	\$19.25 per month
	*Dec 2025 One Account for Burke Marketing Corporation	\$94,211.65 per month
	*Dec 2026 One Account for Burke Marketing Corporation	\$162,235.07 per month

4.	Quantity Sewer Service Charge	
	December, 2025	\$6.10 per month

5.	Connection Fee	
	A. Residential	\$200.00
	B. Commercial/Industrial	\$400.00

6.	Surcharges (where applicable) (See Code Section 99.10):	
	A. Biological Oxygen Demand (BOD) per pound over 200mg/l	
	July 2025      July 2026      July 2027      July 2028	
	\$0.472      \$0.501      \$0.516      \$0.532	

\*An Additional 3% increase yearly with the July billing

A. Chemical Biological Oxygen Demand (CBOD) per pound over 360mg/l

July 2025	July 2026	July 2027	July 2028
\$0.262	\$0.270	\$0.278	\$0.286

\*An Additional 3% increase yearly with the July billing

B. Total Suspended Solids (TSS) in excess of 200 mg/l

July 2025	July 2026	July 2027	July 2028
\$1.12	\$1.15	\$1.19	\$1.22

\*An Additional 3% increase yearly with the July billing

**C. Total Kjeldahl Nitrogen (TKN) in excess of 35 mg/l**

July 2025	July 2026	July 2027	July 2028
\$1.50	\$1.55	\$1.59	\$1.64

\*An Additional 3% increase yearly with the July billing

**A. Total Phosphorous Surcharge per pound in excess of 30 mg/l**

July 2025	July 2026	July 2027	July 2028
\$1.00	\$1.03	\$1.06	\$1.09

\*An Additional 3% increase yearly with the July billing

**D. Oil and Grease:**

- (1) \$0.50 per pound in excess of 100 mg/l and an additional
- (2) \$1.00 per pound in excess of 200 mg/l

**7. Rates Outside City Limits.** 200% of the rates provided above.  
(See Code Section 92.04)

**8. Miscellaneous**

**(1) Equipment and Service Fees:**

(10)	Reading Non-Neptune and Non-Water Customer Meters	\$35.00
(11)	Customer Requested 90-Day Meter Reading	\$25.00

\*One free request within 365 days from free request

**(2) Delinquent Payment (bill, deposit, or NSF/Returned Payment), No application, and Requested Temporary Vacancy Shut-off Fees:**

(1)	Blue Tag Notice Card	\$20.00
(2)	Trip fee to Disconnect Service	\$35.00
(3)	Disconnect Service Fee	\$35.00
(4)	Trip fee to Reconnect between 7:30 a.m. and 4:00 p.m.	\$35.00
(5)	Trip fee to Reconnect after 4:00 p.m. and before 7:30 a.m.	\$50.00

Fees in the amounts shown in the Appendix to this Code of Ordinances shall be charged and paid before service is restored to a delinquent customer. No fee shall be charged for the usual or customary trips in the regular changes in occupancies of property.

**(3) Administrative Fees: Any customer that requires special mailing, billing or additional administrative work for their billing will be charged an additional fee for handling per month:**

(1)	Manual adjustments	\$50.00
(2)	Manual readings	\$50.00

**9. Sewer Tapping Fees:**

Tap Size	Tapping Fee
5/8" or 5/8" x 3/4"	\$150.00
3/4"	\$200.00
1"	\$250.00
1-1/4"	\$350.00
1-1/2"	\$500.00

2"	\$800.00
3"	\$1,200.00
4"	\$1,600.00
6"	\$2,500.00
Larger than 6"	\$3,000.00

An additional \$600.00 will be charged for users located outside the corporate limits of the City.

## 510.6 PARKS AND RECREATION

### 2. Pavilion

The Pavilion is not available for rentals on the following holidays: Thanksgiving, Friday after Thanksgiving, Christmas Eve (December 24), Christmas Day (December 25), New Year's Eve (December 31) and New Year's Day (January 1). All other city holidays (MLK Day, President's Day, Memorial Day, 4<sup>th</sup> of July, Labor Day and Veteran's Day) are charged at the weekend rate with a half day minimum regardless of the day of the week.

### 3. 4-Plex Fields

- \$150.00 \$200.00 per field per day

A. Lights are an additional \$10.00 \$20.00/hour/field – 1 hour minimum

### 8. Field House

#### A. Pass and User Fees:

1. Indoor Track Pass	Free \$20.00/year
2. Indoor Playground Pass	\$20.00 per year
3. Youth Basic Pass (2-6 1-6 year olds)	\$30.00 per year
4. Youth Basic Pass (7-18 year olds)	\$60.00 per year
5. Legends Pass	\$180.00 per year OR \$15.00 per month
6. Adult Access Pass	\$120.00 per year or \$12.00 per month
7. Day Pass	\$5.00 per day
8. Batting Cage Drop-In Rental	\$10.00 per person per hour \$30.00 per hour
9. FOB Fee (New User)	\$10.00
10. FOB Replacement	\$25.00
11. Membership Card Replacement	\$5.00

For additional details regarding passes, please visit with Field House staff

B. Burke Turf	\$150.00 per hour
C. Burke North, ½ Turf	\$75.00 per hour
D. Burke South, ½ Turf	\$75.00 per hour
*Add cages, additional	\$25.00 per hour
E. ALMACO Court	\$40.00 per hour
*Equipment Use/Game Set Up, additional	\$20.00 \$10.00/hour
F. MID-STATES Court	\$40.00 per hour
*Equipment Use/Game Set Up, additional	\$20.00 \$10.00/hour
G. ARENA Multipurpose Area	\$30.00 per hour
H. Partial Track	\$20.00 per hour
I. Cassabaum Indoor Play Area	\$75.00 per hour (2 hour minimum)
J. Burke Court, Availability Varies	\$40.00 per hour
*Game Set Up, additional	\$20.00 Special Event Pricing
K. Special Events: Regular Rental Rate(s) with addition of time, labor, and equipment fees	
L. Labor Fees:	
1. Regular (Mon-Fri, 7:30 a.m.–4:00 p.m.)	\$40.00 per hour (1 hour minimum)
2. Overtime (Mon-Fri, 4:00 p.m.–7:30 a.m., weekends and holidays)	\$60.00 per hour (1 hour minimum)

Tax will be added to all Field House Fees above **with the exception of Tax-Exempt Organizations.**

<b>9. Park Memorial Bench</b>	<b>\$1,600.00</b>
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#### **510.7 STREETS ALL DEPARTMENTS**

##### **1. Non-Motorized Equipment Rental Rates:**

A. Barricades*	\$20.00 each plus \$25.00 Deposit
B. Traffic Cones*	\$15.00 each plus \$25.00 Deposit
C. Flashers*	\$10.00 each plus \$25.00 Deposit
D. Plastic Snow Fence	\$1.00 per foot plus \$25.00 Deposit
<b>E. "No Parking" Signs</b>	<b>\$1.00 per sign plus \$25.00 Deposit</b>

2. Motorized Equipment Rental Rates (**includes Parks and Recreation/Cemetery**) – Machine or Vehicle Only (one hour minimum). The following rates represent the actual total cost of acquiring, operating and maintaining the listed equipment, except for fuel surcharges, if applicable. The rates are used to compute the "in-house" cost of actual work performed on municipal projects, utilizing city-owned equipment operated by city employees. These costs and charges are assessed against persons who are responsible for damages to City property and the costs of abating nuisances and repairing damage caused by vandalism, with the exception of sign replacement which is set forth in Section 510.7.4 below.

[Important Notice] The equipment rates set forth below do not include the additional labor costs of the driver or operator of each individual piece of equipment. All labor costs are in addition to the equipment rates listed below. Furthermore, in the event the local retail costs of gasoline exceeds \$3.25 per gallon, or the local retail costs of diesel fuel exceeds \$4.25 per gallon, the City Administrator shall have the option to assess a fuel tax surcharge in an amount deemed reasonable and appropriate by the Administrator. ***The "per hour" clock begins from the time the equipment leaves the shed to the time it returns and is open for other uses.***

Driver, Operator and Labor Fees (**includes Parks and Recreation/Cemetery**): ***The "per hour" clock begins from the time staff leaves the shed to the time they return.***

<b>11. Administrative Fee, invoicing for services</b>	<b>\$25.00 per invoice</b>
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#### **510.8 FIRE**

2. Labor Fees in addition to Equipment Rates for Fire Chief, Assistant Fire Chief, Firefighters, Emergency Medical Technicians and First Responders salaries (One hour minimum):

B. Regular (Monday-Friday, 8:00 a.m.-5:00 p.m.)	\$40.00 per hour (One hour minimum)
C. Overtime (Mon-Fri 5 p.m.-8 a.m., weekends & holidays)	\$60.00 per hour (Two hour minimum)
<b>C. Brush and Tree pile fire stand by:</b>	<b>\$150.00 per acre</b> <b>(\$8.00 per person per hour stand by)</b>
<b>D. CRP grass/crop Burn:</b>	<b>\$50.00 per hour</b> <b>(\$8.00 per person per hour stand by)</b>

##### **5. Lift Assist Fees – based on calendar year**

<b>A. 1<sup>st</sup>, 2<sup>nd</sup>, 3<sup>rd</sup>, 4<sup>th</sup> Lift Assist</b>	<b>No Charge</b>
<b>B. 5<sup>th</sup> Lift Assist and Subsequent Assists (Facilities/Assist Liv Homes)</b>	<b>\$200.00</b>
<b>C. 5<sup>th</sup> Lift Assist and Subsequent Assists (Residential)</b>	<b>\$100.00</b>

## 510.12 SENIOR COMMUNITY CENTER

The Senior Center is not available for rentals on the following holidays: Thanksgiving, Friday after Thanksgiving, Christmas Eve (December 24), Christmas Day (December 25), New Year's Eve (December 31) and New Year's Day (January 1). All other city holidays (MLK Day, President's Day, Memorial Day, 4<sup>th</sup> of July, Labor Day and Veteran's Day) are charged at the weekend rate ~~with a half day minimum~~ regardless of the day of the week.

1. Sunday/Holiday – 9:00 a.m. – 9:00 p.m.	<del>\$30.00 per hour or \$150.00</del> <b>\$250.00 per full day</b>
2. Monday – Thursday – 5:00 p.m. – 9:00 p.m.	<del>\$15.00 per hour (2-hour minimum)</del> <b>\$75.00/evening</b> <del>Full Evening Rental</del> <b>\$45.00/evening</b>
3. Friday – 5:00 p.m. – 11:00 p.m.	<del>\$15.00 per hour (2-hour minimum)</del> <b>\$100.00/evening</b> <del>Full Evening Rental</del> <b>\$50.00/evening</b>
4. Saturday – 9:00 a.m. – 11:00 p.m.	<del>\$30.00 hour or \$150</del> <b>\$250.00 per full day</b>
5. <b>Cleaning/Damage/Security Deposit</b>	<b>\$200.00</b> <del>(Cleaning/Damage/security deposit will be refunded after inspection following event, minus any damages and extraordinary cleaning expenses. If facility is not cleaned or damaged in any way full deposit will not be returned.)</del>

Senior Rates (for seniors over 60 on the day of the event) – effective January 1, 2012

1. Sunday/Holiday – 9:00 a.m. – 9:00 p.m.	<del>\$24.00 per hour or \$120.00</del> <b>\$200.00 per full day</b>
2. Monday – Thursday – 5:00 p.m. – 9:00 p.m.	<del>\$12.00 per hour (2-hour minimum)</del> <b>\$50.00/evening</b> <del>Full Evening Rental</del> <b>\$36.00/evening</b>
3. Friday – 5:00 p.m. – 11:00 p.m.	<del>\$12.00 per hour (2-hour minimum)</del> <b>\$75.00/evening</b> <del>Full Evening Rental</del> <b>\$40.00/evening</b>
4. Saturday – 9:00 a.m. – 11:00 p.m.	<del>\$24.00 hour or \$120</del> <b>\$200.00 per full day</b>
6. <b>Cleaning/Damage/Security Deposit</b>	<b>\$200.00</b> <del>(Cleaning/Damage/security deposit will be refunded after inspection following event, minus any damages and extraordinary cleaning expenses. If facility is not cleaned or damaged in any way full deposit will not be returned.)</del>

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF NEVADA, IOWA, that the Appendix changes as attached and dated 23<sup>rd</sup> day of February, 2026, is hereby approved.**

**PASSED AND APPROVED this 23<sup>rd</sup> day of February, 2026.**

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Ryan Condon, Mayor

ATTEST:

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Erin Mousel, City Clerk

Moved by Council Member   , seconded by Council Member   , that Resolution No. 047 (2025/2026) be adopted.

AYES:   

NAYS:   

ABSENT:   

The Mayor declared Resolution No. 047 (2025/2026) adopted.

I hereby certify that the foregoing is a true copy of a record of the adoption of Resolution No. 047 (2025/2026) at the regular Council Meeting of the City of Nevada, Iowa, held on the 23<sup>rd</sup> day of February, 2026.

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Erin Mousel, City Clerk  
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**RESOLUTION NO. 048 (2025/2026)****A RESOLUTION APPROVING THE PROPOSED MAXIMUM PROPERTY TAX LEVY  
FOR FISCAL YEAR 2026/2027 AND SETTING THE PUBLIC HEARING**

**WHEREAS**, The City Council of the City of Nevada, Iowa, is preparing the annual budget for Fiscal Year 2026/2027 and is ready to submit the proposed maximum city levy requests to Story County as proposed in Exhibit A; and

**WHEREAS**, Story County will send a notice to property owners of the levy requests from all entities requesting tax dollars from the property owner; and

**WHEREAS**, Iowa HF 718 requires a public hearing on the Proposed Property Tax Levy for Fiscal Year 2026/2027 where any resident or taxpayer of the City may present oral or written testimony regarding the City levy to the City Council; and

**WHEREAS**, the City Council of the City of Nevada has set Monday, March 23<sup>rd</sup>, 2026, at 6:00 P.M. at Nevada City Hall Council Chambers, 1209 6<sup>th</sup> Street, Nevada, Iowa, as the date, time and place for the public hearing; and

**NOW THEREFORE BE IT RESOLVED BY THE CITY OF NEVADA CITY COUNCIL, STORY COUNTY, IOWA**, that the Nevada City Council desires to submit the Proposed FY2026/2027 Tax Levies, Exhibit A, to Story County for the required mailings to the property owners. The required Public Hearing for the Proposed Maximum Property Tax Levy for the FY2026/2027 Budget for the City of Nevada, Iowa, has been set for Monday, March 23<sup>rd</sup>, 2026 at 6:00 P.M. at Nevada City Hall Council Chambers, 1209 6<sup>th</sup> Street, Nevada, Iowa. The City Clerk is authorized to publish notice of the public hearing pertaining to the Proposed Property Tax Levy not less than four (4) days nor more than twenty (20) days prior to the date set for the hearing.

Passed and approved this 23<sup>rd</sup>, day of February, 2026, by the City Council of the City of Nevada, Iowa.

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Ryan Condon, Mayor

ATTEST:

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Erin Mousel, City Clerk

Moved by Council Member \_\_, seconded by Council Member \_\_, that Resolution No. 048 (2025/2026) be adopted.

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

The Mayor declared Resolution No. 048 (2025/2026) adopted.

I hereby certify that the foregoing is a true copy of a record of the adoption of Resolution No. 048 (2025/2026) at the regular Council Meeting of the City of Nevada, Iowa, held on the 23<sup>rd</sup> day of February, 2026.

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Erin Mousel, City Clerk

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CITY NAME: NOTICE OF PUBLIC HEARING - CITY OF NEVADA - PROPOSED PROPERTY TAX LEVY CITY #: 85-820  
 NEVADA Fiscal Year July 1, 2026 - June 30, 2027

The City Council will conduct a public hearing on the proposed Fiscal Year City property tax levy as follows:

Meeting Date: Meeting Time: Meeting Location:

At the public hearing any resident or taxpayer may present objections to, or arguments in favor of the proposed tax levy. After the hearing of the proposed tax levy, the City Council will publish notice and hold a hearing on the proposed city budget.

City Website (if available)  
[www.cityofnevadaiaowa.org](http://www.cityofnevadaiaowa.org)

City Telephone Number

Iowa Department of Management	Current-Year Certified Property Tax 2025 - 2026	Budget-Year Effective Property Tax 2026 - 2027	Budget-Year Proposed Property Tax 2026 - 2027
Taxable Valuations for Non-Debt Service	323,571,198	331,331,967	331,331,967
Consolidated General Fund	2,619,432	2,619,432	2,683,789
Operation & Maintenance of Public Transit	0	0	0
Aviation Authority	0	0	0
Liability, Property & Self Insurance	296,534	296,534	288,945
Support of Local Emergency Mgmt. Comm.	0	0	0
Unified Law Enforcement	0	0	0
Police & Fire Retirement	0	0	0
FICA & IPERS (If at General Fund Limit)	497,154	497,154	446,619
Other Employee Benefits	525,010	525,010	506,858
Capital Projects (Capital Improv. Reserve)	177,644	177,644	82,833
Taxable Value for Debt Service	364,539,747	384,234,688	384,234,688
Debt Service	688,849	688,849	954,047
CITY REGULAR TOTAL PROPERTY TAX	4,804,623	4,804,623	4,963,091
CITY REGULAR TAX RATE	14.60948	13.67853	14.58276
Taxable Value for City Ag Land	1,772,063	1,817,735	1,817,735
Ag Land	5,323	5,323	5,323
CITY AG LAND TAX RATE	3.00375	2.92837	2.92837
Tax Rate Comparison-Current VS. Proposed			
Residential property with an Actual/Assessed Valuation of \$100,000/\$110,000	Current Year Certified 2025/2026	Budget Year Proposed 2026/2027	Percent Change
City Regular Residential	693	714	3.03
Commercial property with an Actual/Assessed Valuation of \$300,000/\$330,000	Current Year Certified 2025/2026	Budget Year Proposed 2026/2027	Percent Change
City Regular Commercial	3,012	3,337	10.79

Note: Actual/Assessed Valuation is multiplied by a Rollback Percentage to get to the Taxable Valuation to calculate Property Taxes. Residential and commercial properties have the same rollback percentage through \$150,000 of actual/assessed valuation.

Reasons for tax increase if proposed exceeds the current:

Increased costs in supplies, insurance, utilities, repairs, projects, and equipment.

#

DATE: 02/23/26

## COUNCIL ACTION FORM

**AGENDA ITEM:** Resolution No. 049 (2025/2026) - Authorizing Application for Land and Water Conservation Fund (LWCF) Assistance – Harrington Park Improvements

**HISTORY:** The City of Nevada is preparing a Land and Water Conservation Fund (LWCF) grant application for improvements at Harrington Park. The City's adopted Capital Improvement Plan (CIP) already includes a \$450,000 local commitment toward Harrington Park improvements through FY2029. Based on preliminary planning estimates, the full improvement scope is anticipated to total \$640,575. LWCF funding would allow the City to complete the full revitalization plan using the existing CIP commitment, without relying heavily on future revenues or needing to identify additional new match beyond what is already planned. LWCF requires governing body authorization to submit the application and confirm the City's local share.

### OPTIONS:

1. Approve the Resolution No. 049 (2025/2026) authorizing the LWCF application and confirming the City's local CIP commitment as the match for Harrington Park Improvements.
2. Deny the Resolution No. 049 (2025/2026) and do not submit the LWCF grant application by the March 6 deadline.

### STAFF'S RECOMMENDED ACTION:

Therefore, it is the recommendation of the Finance Director/Assistant City Administrator that Council approves Option 1.

RESOLUTION NO. 049 (2025/2026) ON ACQUISITION OR DEVELOPMENT FOR OUTDOOR RECREATION

County: Story

WHEREAS, the City of Nevada, Iowa (City/County) is interested in acquiring lands or developing outdoor recreational facilities on the following described project for the enjoyment of the citizenry of

Site Name: Harrington Park and the State Iowa.

Site Address: Harrington Park, Nevada, IA 50201

Project Title: Harrington Park Improvements

Total Estimated Cost: \$ 640,575

Brief Description of Project:

Construct improvements at Harrington Park including two pedestrian water crossings (approx. 120' and 50'), paved and gravel trail segments, limestone creek crossings, a mini-pitch, disc golf course expansion (9 holes), and development of a fenced dog park, along with associated grading, site work, and related project costs.

AND, Land and Water Conservation Fund financial assistance is being sought for the acquisition or development of said outdoor recreational facilities,

NOW THEREFORE, be it resolved by the Nevada City Council that the project described above be authorized,

AND, be it further resolved that said City of Nevada, Iowa make application to the Iowa Department of Natural Resources to seek Land and Water Conservation Fund financial assistance from the National Park Service in the amount of 39 % of the actual cost of the project,

AND, be it further resolved that said City of Nevada, Iowa certifies to the following:

1. That it will accept the terms and conditions set forth in the NPS Grants-in-Aid Manual and which will be a part of the Project Agreement for any grant awarded under the attached proposal.
2. That it is in complete accord with the attached proposal and that it will carry out the acquisition and/or development in the manner described in the proposal and any plans and specifications attached thereto unless prior approval for any change has been received from the Iowa Department of Natural Resources.
3. That it has the ability and intention to finance its share of the cost of the project and that the project will be operated and maintained at the expense of said City of Nevada, Iowa for public outdoor recreational use.
4. That no financial assistance has been given or promised under any other federal program or activity with regard to the proposed project.
5. That it will not discriminate against any person on the basis of race, color, or natural origin in the use of any property or failure acquired or developed pursuant to this proposal, and shall comply with the terms and intent of the Title VI of the Civil Rights Act of 1964, P.L. 88-352 (1964), and of the regulations promulgated pursuant to such Act by the Secretary of the Interior and contained in 43 CFR 17.
6. That it will maintain adequate financial records on the proposed project to substantiate claims for cost-sharing.

THIS IS TO CERTIFY that the foregoing is a true and correct copy of a resolution duly and legally adopted by the Nevada City Council at a legal meeting held on this 23rd day of February 20 26 .

(signature)

(signature)

Mayor

City Clerk/Employee Services Director

(title)

(title)

Moved by Council Member \_\_\_\_\_ seconded by Council Member \_\_\_\_\_  
that Resolution No. 049 (2025/2026) be adopted.

AYES: \_\_\_\_\_

NAYS: \_\_\_\_\_

ABSENT: \_\_\_\_\_

The Mayor declared Resolution No. 049 (2025/2026) adopted.

I hereby certify that the foregoing is a true copy of a record of the adoption of Resolution No. 049 (2025/2026) at the regular Council Meeting of the City of Nevada, Iowa, held on the 23rd day of February, 2026.

Erin Mousel, City Clerk

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

**Phone:** 515-382-5466  
**Email:** cityhall@cityofnevadaiowa.org  
**Website:** cityofnevadaiowa.org

## Harrington Park LWCF Grant – Main Questions and Answers

### Short Project Description

*Please keep responses under 250 words.*

- The City of Nevada is seeking LWCF support to improve Harrington Park, a long-time community gathering place located across from Nevada Middle School and Nevada High School. Harrington Park has hosted generations of recreation and community events and remains heavily used today for school softball, skating, walking, and informal play.

This project will add the core infrastructure needed to make the park safer, more connected, and more usable for all ages. Planned improvements include two pedestrian water crossings (approximately 120 feet and 50 feet), about 600 feet of 8-foot-wide paved trail, and about 1,100 feet of gravel trail, plus additional limestone creek crossings to improve access throughout the site. Recreation amenities will be expanded with nine additional disc golf holes, a soccer mini-pitch, and a fenced dog park split into small- and large-dog areas with separate gates.

These improvements build on approximately \$1,000,000 in creek and watershed improvements already completed through an SRF-supported project, allowing this LWCF phase to focus on public recreation access, safety, and amenities. Nevada is committing \$450,000 in local CIP funding through FY2029, and LWCF funding would accelerate completion of key elements and help deliver a more complete park experience for residents, students, and visitors.

### Project Abstract Summary

*Describe the project in plain language. Use 4,000 characters or less. Do not include sensitive or proprietary information as this summary may be made available on public websites or databases.*

- The City of Nevada is requesting Land and Water Conservation Fund (LWCF) support to restore and reimagine Harrington Park as a signature, close-to-home recreation destination for families, students, and residents. Located directly across from Nevada Middle School and Nevada High School, Harrington Park has long been part of the community's shared memory. Dedicated in the 1980s and named for the Harringtons, the park became a natural gathering place for youth sports, informal play, and community celebrations. For many residents, it was a central setting for Fourth of July activities and other events that brought people together year after year.

Over time, the park's full potential has been limited by recurring flooding and drainage challenges. Harrington Park sits within a watershed that receives stormwater and seasonal runoff from agricultural land to the north. In many spring and summer seasons, high water has impacted park usability, disrupted access, and increased erosion and maintenance demands. Rather than

accept that as "just how it is," the City took a long-term approach and invested in the underlying problem first.

Nevada recently completed an approximately \$1,000,000 SRF-supported creek and watershed improvement project at Harrington Park to improve flow and reduce the impacts of flooding and agricultural runoff, supporting healthier downstream conditions. The results are already visible. In the summer months, the creek corridor is a standout feature, and the park is positioned for a recreation-focused phase that builds on the stability created by the watershed work.

This LWCF project focuses on that next step: public recreation access, safety, and amenities that make the park more connected and usable for all ages. Planned improvements include two pedestrian water crossings (approximately 120 feet and 50 feet), approximately 600 feet of new 8-foot-wide paved trail, approximately 1,100 feet of gravel trail, and additional limestone creek crossings to improve access throughout the site. Recreation amenities will be expanded to include nine additional disc golf holes, mini-pitch, and a fenced dog park split into small- and large-dog areas with separate gates.

Nevada is committing \$450,000 in capital improvement funding through FY2029. With LWCF support, the City can accelerate key elements and deliver a more complete, welcoming park experience that reflects Harrington Park's history and returns it to a place young families will choose to visit again and again.

#### **Relationship to SCORP**

*Describe how the project goals align with priorities identified in Iowa's Statewide Comprehensive Outdoor Recreation Plan (SCORP). You may also include how the project goals meet priorities as described in other applicable state, regional, or local recreation plans or planning initiatives (30 pts).*

- Harrington Park improvements strongly align with Iowa's Statewide Comprehensive Outdoor Recreation Plan (SCORP) by expanding close-to-home outdoor recreation access, improving basic infrastructure that supports walking and biking, and delivering a higher-quality, more inclusive recreation experience.

SCORP emphasizes increasing the availability and accessibility of outdoor recreation opportunities and reducing barriers for "casual" users with limited time, funds, or mobility. This project does that by creating a safer, more connected park layout through new pedestrian water crossings, paved and gravel trail connections, and improved creek crossings, allowing residents and students to comfortably move throughout the park without needing specialized equipment or extensive travel. The park's location directly across from Nevada Middle School and Nevada High School also supports SCORP's focus on daily, convenient outdoor activity for youth and families.

The project also supports SCORP's quality-of-life and public health goals by encouraging regular outdoor activity and providing diverse recreational options for people of all ages and interests. Trail improvements expand low-cost "gateway" activities like walking and biking, while the dog park, disc golf expansion, and mini-pitch broaden use and increase year-round appeal.

Finally, SCORP highlights the importance of balancing recreation with the protection and improvement of natural resources. Nevada has already invested approximately \$1,000,000 in SRF-supported creek and watershed improvements at Harrington Park to address flooding, improve flow, and reduce runoff impacts. This LWCF phase builds on that foundation by focusing on public

recreation access and amenities that are compatible with the restored creek corridor, helping ensure the park is both functional and sustainable for long-term community use.

### **Local Need and Impact**

*Describe how project goals will satisfy local outdoor recreation unmet needs. Assessment of need should include scope of impact (regional/city wide/neighborhood); lack of resources or age/condition of resources; specific needs of user groups; and distance to other recreation opportunities. For acquisition, describe why the parcel is a high priority and will serve current or future needs of the area impacted (30 pts.).*

- Harrington Park improvements address a clear, close-to-home recreation need in Nevada by making an existing, heavily used park safer, more connected, and more functional for everyday users. The scope of impact is citywide, with strong neighborhood and youth-serving value because the park sits directly across from Nevada Middle School and Nevada High School. That location creates a constant demand for safe walking connections and spaces where students, families, and residents can be active before and after school, on evenings and weekends, and during school-related activities.

Today, the park's usability is limited by two practical issues: access and conditions. Even with recent investment in the creek corridor, the site still lacks the internal connections that allow people to move comfortably throughout the park. Without water crossings and defined trail links, visitors are often forced to backtrack, avoid portions of the site, or navigate areas that are not ideal for kids, older adults, or anyone with mobility limitations. These gaps also make it harder for the park to function as a cohesive destination rather than a collection of separate activity areas.

The proposed improvements directly solve those barriers. Two pedestrian water crossings, new paved and gravel trail segments, and additional creek crossings will connect activity areas and improve circulation across the full park. That means safer, clearer routes for students walking over from school, families pushing strollers, residents walking dogs, and users accessing softball areas, disc golf, and the mini-pitch. Adding a fenced dog park, expanding disc golf, and mini-pitch also respond to documented community interest in practical, high-use amenities that serve a wide range of ages.

Overall, this project meets a local need by upgrading an existing community asset into a park that is more usable day to day, more inclusive, and better equipped to serve Nevada residents for years to come.

### **Partnerships and Support**

*Explain how project partners and cooperators are involved (financial, volunteer, etc) and how local input and participation was solicited during planning (20 pts.).*

- This project is supported through a combination of city commitment, prior state partnership work, and ongoing community engagement around parks and recreation priorities. The City of Nevada has already demonstrated long-term investment in Harrington Park by completing approximately \$1,000,000 in SRF-supported creek and watershed improvements that improved flow, reduced flooding impacts, and addressed runoff concerns. That work laid the foundation for this recreation-focused phase by stabilizing site conditions and improving the creek corridor, enabling the park to be improved safely and sustainably.

The City is also committing local match through its Capital Improvement Plan (CIP), with \$450,000 programmed through FY2029 to advance Harrington Park improvements. LWCF funding would allow Nevada to accelerate key elements and deliver a more complete set of connections and amenities within a shorter timeframe, rather than spreading improvements over multiple budget cycles.

Local input and participation have helped shape the direction of park investments, including Harrington Park. The Nevada 2040 Plan identifies community interest in additional recreation amenities, including a dog park, and reinforces the importance of improving outdoor recreation opportunities for residents. Harrington Park's location across from the middle school and high school also creates consistent use and visibility, and the project reflects feedback and practical needs observed through day-to-day park use for school activities, walking, and informal recreation.

In addition, the City expects strong community support for implementation. Nevada has a proven track record of fundraising and volunteer energy for major recreation initiatives, including a nearly \$3 million community fundraiser for the Nevada Field House. Similar community support is anticipated for Harrington Park improvements through coordinated fundraising and local involvement as the project moves from concept to construction.

### **Project Readiness**

*Provide evidence as to how your project will be ready to initiate after award. Show capacity by describing: funding (is match available and secure); well-defined project scope (are plans developed/completed, partners identified); reasonable project timeline (can project be completed with the customary three-year period of performance); and clearly stated goals with progress benchmarks. The timeline should include project milestones and measures that will provide quantifiable progress (design phase, bid letting, construction period, etc). Please also provide an estimated date when the project will be complete and open to the public (10 points).*

- Nevada is positioned to promptly initiate the Harrington Park improvements after award, as the project has a defined scope, a stable site foundation, and a programmed local funding plan. The City has already completed approximately \$1,000,000 in SRF-supported creek and watershed improvements at Harrington Park, which addressed the underlying flooding and drainage challenges that historically limited park usability. With the creek corridor improvements complete, this LWCF phase can focus on recreation access and amenities with reduced risk of redesign or rework.

Funding capacity and match are clearly identified and scheduled in the City's Capital Improvement Plan (CIP). Nevada has committed \$450,000 in local match across three fiscal years: \$50,000 in FY27 (beginning July 1, 2026), \$200,000 in FY28 (beginning July 1, 2027), and \$200,000 in FY29 (beginning July 1, 2028). LWCF funding would accelerate construction of priority elements and allow the City to deliver a more complete set of improvements within a shorter timeframe while maintaining the planned local investment.

Project scope is well defined and supported by engineer-developed cost estimates and quantities. Improvements include two pedestrian water crossings (approximately 120 feet and 50 feet), approximately 600 feet of new 8-foot-wide paved trail, approximately 1,100 feet of gravel trail,

additional limestone creek crossings, nine additional disc golf holes, a mini-pitch, and a fenced dog park with separate small- and large-dog areas. The project will be bid and constructed in accordance with standard public procurement procedures, with clear specifications and measurable deliverables.

Following the award, the City will proceed through final design completion and required permits and reviews, then move into bid letting and contractor selection. Construction will be sequenced to prioritize the core access and connectivity elements first (water crossings, paved trail segment, and limestone crossings) so public-use benefits are realized early, with remaining amenities (mini-pitch, expanded disc golf course) completed as subsequent phases under the same overall schedule. The City anticipates opening components to the public as they are completed, with full project completion targeted by the fall of 2029.

### **Sustainability and Maintenance**

*Describe how the design or materials used have long lifespans and/or are low maintenance.*

*Describe how the project will be maintained into the future (responsible agencies/organizations). For acquisitions, describe how the property could impact climate change resilience, connectivity, or future recreational needs (10 points).*

- Sustainability and long-term maintenance are central to Nevada's approach at Harrington Park, especially given the site's history of high water and seasonal flooding. The City addressed the largest long-term risk first by completing approximately \$1,000,000 in SRF-supported creek and watershed improvements to improve flow, reduce erosion, and lessen the impacts of flooding and runoff. This work protects the park's natural corridor and reduces long-term maintenance pressure, allowing the LWCF phase to focus on recreation access and amenities that can remain functional and safe over time.

The proposed improvements emphasize durable, low-maintenance materials suited for year-round public use. Pedestrian water crossings will be prefabricated structures designed for long service life and reduced upkeep compared to site-built alternatives. The paved trail segment will use standard public infrastructure materials and construction practices intended to withstand freeze-thaw cycles, routine plowing, and heavy pedestrian use. Gravel trail sections and limestone crossings are selected for practicality and ease of repair, allowing City crews to address localized wear with standard equipment and readily available materials. The dog park will include durable fencing and gates, with a layout that supports straightforward mowing, waste management, and long-term upkeep.

Harrington Park will be maintained by the City of Nevada through its normal parks operations and capital planning processes. Routine maintenance will include trail surface inspections, vegetation management, water crossings and crossing checks, trash collection, and periodic repairs as needed. The City's planned capital investment through FY2029 supports both construction and ongoing stewardship, and the project scope is designed to fit the capacity of a municipal parks system without creating specialized maintenance burdens.

Beyond facility durability, the project supports long-term resilience and future recreation needs by improving connectivity within the park and creating safer access across the creek corridor for all users. By pairing watershed stabilization with permanent recreation infrastructure, Nevada is making a long-term investment that protects the site's natural features, reduces lifecycle costs,

and ensures Harrington Park remains a reliable, close-to-home recreation destination for residents, students, and visitors.

## COUNCIL ACTION FORM

### AGENDA ITEM: Resolution No. 050 (2025/2026) – Prairie Meadows Community Betterment Grant Application for Hattery Park Revitalization

#### HISTORY:

Hattery Park is one of Nevada's oldest neighborhood parks and has served generations of families. Much of the existing playground infrastructure has exceeded its useful life, including exposure during the 1993 flood event, and no longer reflects modern safety, durability, or accessibility standards.

The City Council has previously approved Phase I of the Hattery Park revitalization, which includes replacement of the primary multi-level play structure and installation of a rope climbing tower. Phase II includes complementary natural play features, landscaping enhancements, restroom improvements, and related site components necessary to complete the full revitalization effort.

Staff has prepared a 2026 Prairie Meadows Community Betterment Grant application requesting \$50,000 toward Phase II components. The total project budget is \$120,762.75. Phase I funding is secured. If awarded, Prairie Meadows funding would be applied toward the majority of Phase II costs, with the remaining \$10,762.75 funded from the Parks Operating/Equipment Fund. That amount includes approximately \$1,200 for a permanent metal recognition plaque acknowledging Prairie Meadows' contribution.

Award notification is expected July 10, 2026. If awarded, staff would proceed with purchase of the remaining goods and services, with full project completion anticipated fall 2026.

#### OPTIONS:

1. Approve Resolution No. 050 (2025/2026) authorizing submission of the 2026 Prairie Meadows Community Betterment Grant application requesting \$50,000 and committing \$10,762.75 from the Parks Operating/Equipment Fund (including approximately \$1,200 for a recognition plaque) to complete Phase II improvements if awarded.
2. Do not approve Resolution No. 050 (2025/2026) for grant submission or contingent funding commitment. Moving forward with Hattery Park Phase I revitalization only for the time being.

#### STAFF'S RECOMMENDED ACTION:

The Prairie Meadows Community Betterment Grant is highly competitive. Prairie Meadows has historically favored distributing smaller award amounts to maximize the number of community recipients. The City has previously applied but has not yet been awarded a Prairie Meadows grant.

Requesting \$50,000 while committing \$10,762.75 locally demonstrates strong municipal partnership and financial commitment, which strengthens the competitiveness of the application. If awarded, the City would be positioned to complete the full revitalization of Hattery Park in 2026 rather than delaying Phase II components to an undefined future funding cycle.

Completion of the full project in a single construction window ensures efficiency, cost control, and timely delivery of a safe and revitalized neighborhood park for current and future families.

**Therefore, it is the recommendation of the Finance Director/Assistant City Administrator that Council approves Option 1.**

**RESOLUTION NO. 050 (2025/2026)**

**A RESOLUTION AUTHORIZING SUBMISSION OF A 2026 PRAIRIE MEADOWS COMMUNITY BETTERMENT GRANT APPLICATION FOR HATTERY PARK REVITALIZATION AND COMMITTING LOCAL MATCH FUNDING IF AWARDED**

**WHEREAS**, Hattery Park is one of the City of Nevada's oldest neighborhood parks and much of the existing playground infrastructure has exceeded its useful life and no longer reflects modern safety, durability, and accessibility standards; and

**WHEREAS**, the City Council has previously approved Phase I improvements, including replacement of the primary multi-level play structure and installation of a rope climbing tower; and

**WHEREAS**, Phase II improvements include complementary natural play features, landscaping enhancements, restroom improvements, and related site components necessary to complete the full revitalization of Hattery Park; and

**WHEREAS**, staff has prepared a 2026 Prairie Meadows Community Betterment Grant application requesting \$50,000 toward Phase II improvements; and

**WHEREAS**, the total project budget is \$120,762.75, with Phase I funding secured and the remaining \$10,762.75 required to complete Phase II improvements to be funded from the Parks Operating/Equipment Fund if the grant is awarded, including approximately \$1,200 for a permanent metal recognition plaque acknowledging Prairie Meadows' contribution; and

**WHEREAS**, award notification is anticipated July 10, 2026, and if awarded, staff will proceed with purchase of the remaining goods and services with full project completion anticipated in fall 2026.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Nevada, Iowa, that the City is hereby authorized to submit a 2026 Prairie Meadows Community Betterment Grant application requesting \$50,000 for Hattery Park Phase II improvements.

**IT IS FURTHER RESOLVED** that, if awarded, the City commits \$10,762.75 from the Parks Operating/Equipment Fund to complete Phase II improvements, including recognition signage.

PASSED AND APPROVED this 23rd day of February, 2026, by the Nevada City Council.

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Ryan Condon, Mayor

ATTEST:

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Erin Mousel, City Clerk

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ that  
Resolution No. 050 (2025/2026) be adopted.

AYES: \_\_\_\_\_

NAYS: \_\_\_\_\_

ABSENT: \_\_\_\_\_

The Mayor declared Resolution No. 050 (2025/2026) adopted.

I hereby certify that the foregoing is a true copy of a record of the adoption of Resolution No. 050 (2025/2026) at the regular Council Meeting of the City of Nevada, Iowa, held on the 23rd day of February, 2026.

Erin Mousel, City Clerk

F:\OFFICE\COUNCIL\RESOLUTIONS\2025-2026\036-AVAILA, NEW ACCOUNT AND MAX.DOC

**2026 Community Betterment Grant Application****Organization Information****Organization Information****Name of Nonprofit Organization**

City of Nevada

**Tax ID Number**

426005023

**Mailing Address**

1209 6th Street

**City                    State**

Nevada      IA

**ZIP Code**

50201

**Organization Phone**

(515) 382-5466

**Organization General E-mail Address**

lbattani@cityofnevadaiaowa.org

**Website Address**<https://cityofnevadaiaowa.org/>**Organization Executive Director****Prefix                    First Name**

&lt;Select One&gt;      Jordan

**Last Name**

Cook

**Title**

City Administrator

**Phone Number**

(515) 382-5466

**E-mail Address**

jcook@cityofnevadaiaowa.org

## Contact Person for this Request

Prefix              First Name  
<Select One>      Lucas

Last Name  
Battani

Title  
Finance Director/Assistant City Administrator

Phone Number  
5152296159

E-mail Address  
lbattani@cityofnevadaiowa.org

## Contact Person for Marketing and Public Relations

Prefix              First Name  
<Select One>      Marlys

Last Name  
Baker

Title  
Development and Communications Specialist

Phone Number  
(515) 382-5466

E-mail Address  
mbarker@cityofnevadaiowa.org

## Project Overview

## Project Overview

Project Title  
*Maximum 15 words.*  
Hattery Park Playground and Park Revitalization Project

Project Summary  
*Provide one paragraph (maximum 150 words) summarizing the project for which you are requesting funding.*

Hattery Park is one of Nevada's oldest neighborhood parks, originally gifted to the community and rooted in the city's early history. For generations, it has served as a walkable gathering space for families. Much of the existing playground infrastructure has endured decades of wear, including exposure during the 1993 flood event, and no longer meets modern safety or durability standards. The City has committed to replacing the park's primary play structure and installing a large rope-climbing feature as the foundation for revitalization. Additional natural play elements, landscaping improvements, and modest restroom renovations complete the full park vision. A new residential subdivision adjacent to the park is projected to add approximately 200 households by 2028, increasing demand for safe and welcoming recreation space. Support from Prairie Meadows will allow the City to complete the full revitalization in 2026, preserving the park's legacy while preparing it for future generations.

Total Project Budget

120762.75

Amount of Funding Requested from Prairie Meadows (this amount should equal the amount requested on your Project Budget Worksheet)

50000.00

Is your project a one-time initiative or an on-going project?

One Time Initiative

## Project Description and Detail

### Project Detail

**In detail, tell us about the project you are seeking funding for.**

*Outline the community needs that the project will meet and why it is essential. Include the goals of the project, who will benefit and why. Also address how the project will be implemented and administered.*

Hattery Park is one of Nevada's oldest neighborhood parks and has served generations of families. Originally gifted to the community and rooted in Nevada's early history, the park represents a longstanding public investment in neighborhood recreation. Much of the existing playground infrastructure has exceeded its useful life, including exposure during the 1993 flood event, and no longer reflects modern safety, durability, or accessibility standards. As Nevada continues to grow, it is essential that long-standing neighborhood parks keep pace with current expectations for safe and engaging recreation spaces.

The City Council has formally approved Phase I of the Hattery Park revitalization, which includes replacing the primary multi-level play structure featuring slides and climbing components, as well as installing a large rope climbing tower that will serve as the central anchor of the playground. Equipment purchasing is scheduled for spring 2026, with installation anticipated for fall 2026. These core elements establish a safe, modern, and durable foundation designed for long-term neighborhood use.

Phase II includes complementary playground components that complete the overall design,

including a small climbing wall, balance logs, interactive ground-level play elements, natural play features, and landscaping improvements that beautify the park environment. Phase II also includes modest restroom renovations to improve cleanliness, durability, and accessibility for park users. Together, these additions broaden age-range engagement, create a more inclusive play environment, and enhance the overall park experience for families. Without additional funding, the timing of these Phase II elements would depend on future funding availability and partnership opportunities, leading to an extended, uncertain timeline for completion.

A new residential subdivision adjacent to Hattery Park is actively issuing building permits and is projected to add approximately 200 households by 2028. This growth will significantly increase neighborhood park usage, particularly among young families. Completing the full playground and associated improvements in 2026 ensures the park is prepared for this anticipated growth rather than responding reactively in future years.

Nevada has demonstrated a fiscally responsible and community-driven approach to recreation investment. The recently completed Nevada Field House, a \$7.7 million facility, was realized through long-term planning and a strong public-private partnership, including substantial private fundraising support. That same disciplined approach is guiding the revitalization of Hattery Park. The City has committed local funding to initiate Phase I, and support from Prairie Meadows would allow completion of Phase II within the same construction window, maximizing efficiency and delivering a fully revitalized neighborhood park in 2026. If awarded, the City will recognize Prairie Meadows' partnership through permanent on-site signage acknowledging its support, funded by the City.

The project will be administered by City staff in coordination with Cunningham Recreation. Installation will be supported by City Public Works staff and community volunteers, including participation from local nonprofit organizations, enabling efficient project completion and responsible cost management.

Number of people that will be impacted by your project

*Numbers only*

7000

What is your intended start date of the project?

8/31/2026

What is the expected length of time for the project? (number of months)

*(enter number of months)*

1

Primary Program Area:

*Select the program area that most closely aligns to your request*

Education-Building & Grounds Infrastructure-Playgrounds

How will your organization measure and evaluate the project's results?

The City will evaluate the success of the Hattery Park revitalization through a combination of usage monitoring, maintenance performance, and community feedback. Following installation,

City staff will observe overall park utilization, including frequency of use and age-range engagement, particularly during peak after-school and weekend hours. Increased activity levels and broader family participation will serve as primary indicators of project impact.

The City will also track maintenance and repair records to measure durability improvements compared to the existing infrastructure. Modern playground equipment and restroom upgrades are expected to reduce reactive maintenance needs and improve long-term operational efficiency.

Community feedback will be gathered through resident communication, neighborhood engagement, and Parks and Recreation input. Positive feedback, increased usage, and reduced maintenance issues will collectively demonstrate that the project has successfully revitalized Hattery Park as a safe, welcoming, and sustainable neighborhood recreation space.

#### What are your organization's plans to sustain the project?

The City of Nevada maintains a structured operations and maintenance framework for its parks and recreation system. Ongoing support for park facilities is funded through a combination of Local Option Sales Tax (LOST) revenue and General Property Tax allocations, which contribute to a dedicated Parks and Recreation fund balance used for scheduled maintenance, capital planning, and long-term improvements.

Hattery Park will be maintained under the same established funding and operational structure used for all City parks. Replacing aging infrastructure with modern, durable playground equipment is expected to reduce reactive maintenance needs and improve long-term cost efficiency. As maintenance demands associated with outdated equipment decline, those operational savings will be directed toward upkeep of the new playground components, natural play features, landscaping enhancements, and restroom improvements.

City staff conducts routine inspections, safety reviews, and preventative maintenance to ensure all park facilities meet established safety and cleanliness standards. This existing operational structure ensures the revitalized Hattery Park will be sustained responsibly without requiring new or unsustainable funding commitments.

#### Demographics

While you may have included the following information in your narrative above, please select the best options from the following drop down boxes. This information assists Prairie Meadows in identifying needs, trends, characteristics and demographics within our community and the organizations and projects seeking Community Betterment Grants.

Primary Geographical Area Served:  
Central Iowa-Story County

Population Served:

Children

Neighborhoods

Families

Age Group Served:

All Ages

Gender Served:

All Genders

Ethnicity Served:

All Ethnicities

## Project Budget

### Budget Information

Amount Requested from Prairie Meadows

50000.00

Total Project Budget

120762.75

Amount of funding your organization currently has **secured** for this

project

60000.00

Amount of funding your organization currently has **pending** for this

project

10762.75

If your organization were to receive partial funding from Prairie Meadows (less than the amount you are requesting), would your organization be able to complete the project?

No

Is there a cost or a fee for participants to take part in your project?

No

If so, what is that cost or fee?

List the amount of the funding that will be sent to your national organization or governing entity if your organization receives the amount that you are requesting. If no funds will be sent to your national organization or governing entity enter \$0.

0

Name and relationship to national organization or governing entity:

### Requested Funds

How will the funds requested from Prairie Meadows be utilized for this project?

***Please list each expense description and dollar amount separated by a comma***

Swirl with Me Handle – \$7,275.00, Double Flyer – \$2,385.00, Climb and Discover Cave – \$6,125.00, Net PIP Footer Box (Set of 4) – \$1,650.00, NatureROCKS 4' Log Tunnel – \$6,598.00, NatureROCKS 6' Half Log – \$3,877.00, NatureROCKS Tree Stumps (Set of 3) – \$5,042.00, 8' Diameter Spider Web Climber – \$12,566.00, Bathroom Stone Exterior – \$4,960.56, Bathroom Floor Coating – \$2,300.00, Bathroom Drainage Improvements – \$1,390.25, Engineered Wood Fiber (Playground Surfacing) – \$5,600.00.

Total Phase II Cost: \$59,768.81

Prairie Meadows would fund \$50,000 toward the majority of Phase II components listed above (refer to the Project Budget Worksheet for more details). The remaining Phase II balance of ~\$10,762.75 (including the ~\$1,200 cost for permanent Prairie Meadows recognition signage) would be funded by the City of Nevada to complete the improvements within the same construction window. If an award notification is received on July 10th, 2026, the city would move forward with ordering Phase II equipment/services.

*If you have questions about this requirement, please contact the Prairie Meadows Community Relations department at (515) 967-8636 or cbettermentgrants@prairiemeadows.com.*

### Community Betterment Project Budget Worksheet & Expense Documents

## Prairie Meadows Community Betterment Project Budget Worksheet and Expense Documentation

*Your organization must complete the Prairie Meadows Community Betterment Project Budget Worksheet as provided, [click here to download a copy](#).*

Along with the completed **Prairie Meadows Community Betterment Grant Project Budget Worksheet**, your organization must submit price documentation for the items or services you

are requesting a grant for.

### Upload your Project Budget Worksheet

*It is recommended that you upload a PDF version of your completed Project Budget Worksheet.*

[City of Nevada - 2026 Community Betterment Grant Project Budget Worksheet - Hattery Park.xlsx](#)

### Upload your Price Documentation

*It is recommended that you upload a PDF version of your compiled Price Documentation. Acceptable documentation includes: Vendor quotes or estimates; Screenshots or printouts from a vendor website showing item name & price; Unpaid or pro forma invoices; Price lists or catalog pages with requested items clearly identified. Price documentation only needs to be submitted for the items or services you are requesting funds from Prairie Meadows.*

[City of Nevada - Hattery Park - Community Betterment Grant.pdf](#)

If you have questions about this requirement, please contact the Prairie Meadows Community Relations department at (515) 967-8636 or cbettermentgrants@prairiemeadows.com.

## Organizational Overview

### Organizational Overview

#### What is the mission of your organization?

*Provide one paragraph summarizing the mission of your organization.*

The City of Nevada is committed to enhancing the quality of life for its residents through responsible governance, sound fiscal stewardship, and strategic investment in community infrastructure and services. The City works to provide safe neighborhoods, reliable public services, well-maintained parks and facilities, and sustainable economic growth. Through partnerships with local organizations, businesses, and community stakeholders, Nevada strives to ensure that public investments deliver long-term value and strengthen the community's overall vitality for current and future generations.

#### What is your organization's area of expertise?

*Provide one paragraph summarizing your organization's area of expertise including the services provided.*

The City of Nevada provides comprehensive municipal services to a growing community of approximately 7,000 residents in Story County, Iowa. Core areas of expertise include parks and recreation management, public infrastructure development, capital planning, economic development, public works operations, and long-term fiscal stewardship. The City oversees multiple neighborhood parks, recreational facilities, and community amenities, including the recently completed Nevada Field House, and maintains structured funding mechanisms for operations and capital improvements. Through strategic planning, public-private partnerships, and responsible budgeting, the City delivers safe, accessible, and sustainable community assets.

Nevada has demonstrated expertise in planning, funding, and executing capital improvement projects that enhance the quality of life while maintaining long-term financial stability.

List your organization's achievements and recognition received in the past three years.

- Ames Regional Economic Alliance Community Impact Award – Recognized for the Oak Park Trail and Nevada Field House projects.
- League of Iowa Cities All-Star Community Award (2024) – Honoring community engagement and strategic development initiatives.
- Completion and opening of the \$7.7 million Nevada Field House (2024), a major public-private partnership project serving youth and adults across the region.
- Continued residential growth and active housing development, supporting long-term community expansion and strengthening the local school district.
- Sustained growth and diversification of Nevada's industrial and commercial base, supporting strong employment opportunities and economic resilience.
- Significant downtown investment initiatives, including approximately \$500,000 in local Main Street infrastructure improvements and administration of a \$1.2 million CDBG Façade Grant to enhance Main Street commercial properties and stimulate private reinvestment.

If awarded a Prairie Meadows Community Betterment Grant, how would your organization recognize the award?

If awarded a Prairie Meadows Community Betterment Grant, the City of Nevada will recognize the partnership through multiple public and permanent channels. The City will install a permanent engraved bronze plaque at Hattery Park acknowledging Prairie Meadows' support in making the revitalization possible. The plaque and installation will be funded by the City to ensure long-term recognition.

Prairie Meadows will also be recognized in the City and Nevada Community School District's joint monthly publication, Our Nevada Magazine

(<https://www.nevadacubs.org/district/ournevada/>), which is distributed community-wide to inform residents of local initiatives and investments. In addition, the City will highlight the award and project completion across its active social media platforms, including Facebook and LinkedIn, reaching residents, community stakeholders, and local and regional businesses.

The City's communications director will coordinate public announcements, project updates, and completion recognition to ensure Prairie Meadows receives visible and sustained acknowledgment for its investment in Nevada's community infrastructure.

Has your organization received funding from Prairie Meadows in the past five (5) years? If so, list the funding amount received each year.

No.

Has your organization ever been cited for unlawful conduct? If so, please list the cause, date and reason.

*If not applicable, leave blank.*

No.

**Upload Your IRS Determination Letter**

*If the application is from a city, county, school district or religious group, a letter of endorsement from the governing body (administrator, mayor, principal, pastor, etc.) can replace the IRS Exemption Letter.*

[City of Nevada - Community Betterment Grant - Hattery Park Letter of Recommendation.pdf](#)

#### Upload Your Completed 2026 W-9 Request for Tax Payer Identification

*In order for Prairie Meadows to distribute funds to grant recipients, we must have a completed W-9 on file for the organization. **W-9 must be signed and dated in 2026.** Gathering this information now saves us time at the end of the grant cycle. To download a W-9 form from the IRS [click here.](#) (opens in a new window)*

[Signed W9 2.12.26.pdf](#)

### Community Betterment Grant for School Districts

## Community Betterment Grant Applications from School Districts

*Any school district that will be submitting more than one Community Betterment Grant Application must submit a signed and completed school board resolution. The resolution must include a ranking of the grant applications in order of the board's funding priorities for the entire district. All organizations within a school district that are submitting a grant application must be included on the school board resolution.*

These organizations may include but are not limited to: Booster Clubs, PTO/PTA, Schools, Classes, Alumni Associations, Sports Teams, Clubs, Foundations

The signed and completed school board resolution must be submitted with this application or forwarded to the Community Relations department by Friday, February 27 via email: [cbettermentgrants@prairiemeadows.com](mailto:cbettermentgrants@prairiemeadows.com).

A school board resolution template is available for your organization to utilize. [Click here to download a copy.](#)

#### Upload Your School District Resolution

*It is recommended that you upload a PDF version of your completed School Board Resolution.*

## Authorization Signature

**By typing my name and title below, I acknowledge that this project has the support of the organization and board of directors. This application is a direct representation of the organization.**

Name: Lucas Battani Title: Finance Director/Assistant City Administrator

Date: 2/24/2026

## RESOLUTION NO. 051 (2025/2026)

## Resolution authorizing the use of a preliminary official statement for the sale of General Obligation Corporate Purpose Bonds, Series 2026A

WHEREAS, the City of Nevada (the "City"), in Story County, State of Iowa, proposed to enter into an General Obligation Corporate Purpose Loan Agreement (the "Loan Agreement") and to borrow money thereunder in a principal amount not to exceed \$3,000,000 pursuant to the provisions of Section 384.24A of the Code of Iowa for the purpose of paying the cost, to that extent, of (a) constructing street, storm water drainage, sidewalk, water system and sanitary sewer system improvements; and (b) acquiring and installing street lighting, signage and signalization improvements, and pursuant to law and duly published notice of the proposed action and has held a hearing thereon on February 9, 2026; and

WHEREAS, a Preliminary Official Statement (the "P.O.S.") has been prepared by Dorsey & Whitney LLP (the "Disclosure Counsel") as bond and disclosure counsel to the City to facilitate the sale of General Obligation Corporate Purpose Bonds, Series 2026A (the "Bonds") in evidence of the obligation of the City under the Loan Agreement, and it is now necessary to make provision for the approval of the P.O.S. and to authorize its use by D.A. Davidson & Co., (the "Underwriter"), as the underwriter of the issuance of the Bonds;

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

Section 1. The City Clerk and City Administrator are hereby authorized to take such action as shall be deemed necessary and appropriate, with the assistance of Disclosure Counsel to prepare the P.O.S. describing the Bonds and providing for the terms and conditions of their sale, and all action heretofore taken in this regard is hereby ratified and approved.

Section 2. The use by the Underwriter of the P.O.S. relating to the Bonds in substantially the form as has been presented to and considered by the City Council is hereby approved, and the Underwriter, together with Disclosure Counsel, is hereby authorized to prepare and use a final Official Statement for the Bonds substantially in the form of the P.O.S. but with such changes therein as are required to conform the same to the terms of the Bonds and the resolution, when adopted, providing for the sale and issuance of the Bonds, and the City Administrator is hereby authorized and directed to execute a final Official Statement for the Bonds, if requested. The P.O.S. as of its date is deemed final by the City within the meaning of Rule 15(c)(2)-12 of the Securities and Exchange Commission.

Section 3. Further action with respect to the authorization of the Loan Agreement and the issuance of the Bonds is hereby adjourned to the City Council meeting on March 9, 2026.

Section 4. All resolutions or parts thereof in conflict herewith are hereby repealed to the extent of such conflict.

Section 5. This resolution shall be in full force and effect immediately upon its adoption and approval, as provided by law.

Passed and approved February 23, 2026.

---

Ryan Condon, Mayor

Attest:

---

Erin Mousel, City Clerk

**ATTESTATION CERTIFICATE**

STATE OF IOWA  
STORY COUNTY  
CITY OF NEVADA

SS:

I, the undersigned, City Clerk of the City of Nevada, do hereby certify that attached hereto is a true and correct copy of all of the proceedings of the City Council relating to approving a preliminary official statement for the sale of the General Obligation Corporate Purpose Bonds, Series 2026A, as referred to therein.

WITNESS MY HAND this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

Erin Mousel, City Clerk

**PRELIMINARY OFFICIAL STATEMENT DATED MARCH    2026**

NEW ISSUE - DTC BOOK ENTRY ONLY

NON-RATED

*In the opinion of Dorsey & Whitney LLP, Bond Counsel, according to present laws, rulings and decisions and assuming the accuracy of certain representations and compliance with certain covenants, the interest on the Bonds (i) is excluded from gross income for federal income tax purposes under Section 103 of the Internal Revenue Code of 1986 (the "Code") and (ii) is not an item of tax preference for purposes of the federal alternative minimum tax imposed on noncorporate taxpayers by Section 55 of the Code. Interest on the Bonds may, however, be taken into account in determining adjusted financial statement income for purposes of the federal alternative minimum tax imposed on applicable corporations (as defined in Section 59(k) of the Code). In the opinion of Bond Counsel, the Bonds are "qualified tax-exempt obligations" within the meaning of Section 265(b)(3) of the Code. See "TAX EXEMPTION AND RELATED TAX MATTERS" herein.*

**\$3,000,000\***

**City of Nevada, Iowa  
General Obligation Corporate Purpose Bonds,  
Series 2026A**

Dated: Date of Delivery

Due: As shown on inside cover

The \$3,000,000\* General Obligation Corporate Purpose Bonds, Series 2026A (the "Bonds"), are being issued in fully registered form in denominations of \$5,000 or any integral multiple thereof pursuant to the provisions of Chapters 384 and 76 of the Code of Iowa, 2025, as amended, and a resolution authorizing issuance of the Bonds (the "Resolution") expected to be adopted by the City of Nevada, Iowa (the "Issuer" or the "City") on March 9, 2026\*. The Depository Trust Company, New York, New York ("DTC") will act as the securities depository for the Bonds and its nominee, Cede & Co., will be the registered owner of the Bonds. Individual purchases of the Bonds will be recorded on a book-entry only system operated by DTC. Purchasers of the Bonds will not receive certificates representing their interest in the Bonds purchased. So long as DTC or its nominee, Cede & Co., is the Bondholder, the principal of, premium, if any, and interest on the Bonds will be paid by BOKF, N.A., Lincoln, Nebraska, as Registrar and Paying Agent (the "Registrar"), or its successor, to DTC, or its nominee, Cede & Co. Disbursement of such payments to the Beneficial Owners is the responsibility of the DTC Participants as more fully described herein. Neither the Issuer nor the Registrar will have any responsibility or obligation to such DTC Participants, indirect participants or the persons for whom they act as nominee with respect to the Bonds. See "APPENDIX E - BOOK-ENTRY SYSTEM" herein.

The Bonds will bear interest from their dated date, payable semiannually on each June 1 and December 1, commencing December 1, 2026\*. The Bonds are subject to mandatory sinking fund redemption by the Issuer prior to their stated maturities in the manner and at the time described herein. The Bonds of this issue are not subject to optional redemption prior to maturity. See "THE BONDS - Redemption" herein.

The Bonds and the interest thereon are general obligations of the Issuer, and all taxable property within the corporate boundaries of the Issuer is subject to the levy of taxes to pay the principal of and interest on the Bonds without constitutional or statutory limitation as to rate or amount. See "SECURITY AND SOURCE OF PAYMENT" herein.

Proceeds of the Bonds will be used for the purpose of paying the cost, to that extent of (a) constructing street, storm water drainage, sidewalk, water system and sanitary sewer system improvements; (b) acquiring and installing street lighting, signage and signalization improvements; and (c) paying certain costs of issuance related to the Bonds. See "PLAN OF FINANCING" herein.

The Bonds are being offered when, as and if issued by the Issuer and accepted by the Underwriter, subject to receipt of an opinion as to legality, validity and tax exemption by Dorsey & Whitney LLP, Des Moines, Iowa, Bond Counsel. Dorsey & Whitney LLP is also serving as Disclosure Counsel to the Issuer in connection with the issuance of the Bonds. It is expected that the Bonds in the definitive form will be available for delivery through the facilities of DTC on or about March 25, 2026.\*



The Date of this Official Statement is March   , 2026

**\$3,000,000\***  
**City of Nevada, Iowa**  
**General Obligation Corporate Purpose Bonds,**  
**Series 2026A**

**MATURITY SCHEDULE**

<u>Due</u>	<u>Amount*</u>	<u>Rate*</u>	<u>Yield*</u>	<u>Cusip Num.**</u>
June 1, 2027	\$810,000			
June 1, 2028	\$600,000			
June 1, 2029	\$630,000			
June 1, 2030	\$470,000			
June 1, 2031	\$490,000			

\$,000\* \_\_\_\_%\* Term Bond due June 1, 20\_\_, Yield \_\_\_\_%\*, CUSIP\*\* \_\_\_\_\_

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\* Preliminary, subject to change.

\*\* CUSIP numbers shown above have been assigned by a separate organization not affiliated with the Issuer. The Issuer has not selected nor is responsible for selecting the CUSIP numbers assigned to the Bonds nor do they make any representation as to the correctness of such CUSIP numbers on the Bonds or as indicated above.

No dealer, broker, salesperson or any other person has been authorized to give any information or to make any representations other than those contained in this Official Statement and, if given or made, such information or representations must not be relied upon as having been authorized by the Issuer or the Underwriter. This Official Statement does not constitute an offer to sell or a solicitation of any offer to buy any of the securities offered hereby in any state to any persons to whom it is unlawful to make such offer in such state. Except where otherwise indicated, this Official Statement speaks as of the date hereof. Neither the delivery of this Official Statement nor any sale hereunder shall under any circumstances create any implication that there has been no change in the affairs of the Issuer since the date hereof.

The information set forth herein has been obtained from the Issuer and from other sources that are believed to be reliable, but it is not guaranteed as to accuracy or completeness, and is not to be construed as a representation, by the Underwriter. The Underwriter has provided the following sentence for inclusion in this Official Statement. The Underwriter has reviewed the information in this Official Statement in accordance with, and as part of, its responsibilities to investors under the federal securities laws as applied to the facts and circumstances of this transaction, but the Underwriter does not guarantee the accuracy or completeness of such information.

No representation is made regarding whether the Bonds constitute legal investments under the laws of any state for banks, savings banks, savings and loan associations, life insurance companies, and other institutions organized in such state, or fiduciaries subject to the laws of such state.

This Official Statement is not to be construed as a contract with the purchasers of the Bonds. Statements contained in this Official Statement which involve estimates, forecasts or matters of opinion, whether or not expressly so described herein, are intended solely as such and are not to be construed as a representation of facts.

THE BONDS HAVE NOT BEEN REGISTERED WITH THE SECURITIES AND EXCHANGE COMMISSION BY REASON OF THE PROVISIONS OF SECTION 3(a)(2) OF THE SECURITIES ACT OF 1933, AS AMENDED. THE REGISTRATION OR QUALIFICATIONS OF THE BONDS IN ACCORDANCE WITH APPLICABLE PROVISIONS OF SECURITIES LAWS OF THE STATES IN WHICH THE BONDS HAVE BEEN REGISTERED OR QUALIFIED AND THE EXEMPTION FROM REGISTRATION OR QUALIFICATION IN OTHER STATES SHALL NOT BE REGARDED AS A RECOMMENDATION THEREOF. NEITHER THESE STATES NOR ANY OF THEIR AGENCIES HAVE PASSED UPON THE MERITS OF THE BONDS OR THE ACCURACY OR COMPLETENESS OF THIS OFFICIAL STATEMENT. ANY REPRESENTATION TO THE CONTRARY MAY BE A CRIMINAL OFFENSE.

THIS OFFICIAL STATEMENT, INCLUDING THE APPENDICES ATTACHED HERETO, CONTAINS STATEMENTS WHICH SHOULD BE CONSIDERED "FORWARD-LOOKING STATEMENTS," MEANING THEY REFER TO POSSIBLE FUTURE EVENTS OR CONDITIONS. SUCH STATEMENTS ARE GENERALLY IDENTIFIABLE BY THE WORDS SUCH AS "ANTICIPATED," "PLAN," "EXPECT," "PROJECTED," "ESTIMATE," "BUDGET," "PRO FORMA," "FORECAST," "INTEND," OR OTHER WORDS OF SIMILAR IMPORT. THE ACHIEVEMENT OF CERTAIN RESULTS OR OTHER EXPECTATIONS CONTAINED IN SUCH FORWARD-LOOKING STATEMENTS INVOLVE KNOWN AND UNKNOWN RISKS, UNCERTAINTIES AND OTHER FACTORS WHICH MAY CAUSE ACTUAL RESULTS, PERFORMANCE OR ACHIEVEMENTS TO DIFFER FROM THOSE EXPRESSED OR IMPLIED BY SUCH FORWARD-LOOKING STATEMENTS. THE ISSUER DOES NOT EXPECT OR INTEND TO UPDATE OR REVISE ANY FORWARD-LOOKING STATEMENTS CONTAINED HEREIN IF OR WHEN ITS EXPECTATIONS OR EVENTS, CONDITIONS OR CIRCUMSTANCES ON WHICH SUCH STATEMENTS ARE BASED OCCUR.

References to website addresses presented herein are for informational purposes only and may be in the form of a hyperlink solely for the reader's convenience. Unless specified otherwise, such websites and the information or links contained therein are not incorporated into, and are not part of, this Official Statement for purposes of, and as that term is defined in, Securities and Exchange Commission Rule 15c2-12.

In connection with the issuance of the Bonds, the Issuer will enter into a Continuing Disclosure Certificate. See "APPENDIX C – FORM OF CONTINUING DISCLOSURE CERTIFICATE."

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## OFFICIAL STATEMENT

\$3,000,000\*

City of Nevada, Iowa  
General Obligation Corporate Purpose Bonds,  
Series 2026A

### INTRODUCTION

The purpose of this Official Statement, including the cover page and the appendices hereto (the "Official Statement"), is to set forth certain information in conjunction with the sale of \$3,000,000\* General Obligation Corporate Purpose Bonds, Series 2026A (the "Bonds"), of the City of Nevada, Iowa (the "Issuer" or the "City"). This Introduction is not a summary of this Official Statement but is only a brief description of the Bonds and certain other matters. Such description is qualified by reference to the entire Official Statement and the documents summarized or described herein. This Official Statement should be reviewed in its entirety. The offering of the Bonds to potential investors is made only by means of the entire Official Statement, including the appendices attached hereto. All statements made in this Official Statement involving matters of opinion or of estimates, whether or not so expressly stated, are set forth as such and not as representations of fact, and no representation is made that any of the estimates will be realized. Copies of statutes, resolutions, ordinances, reports or other documents referred to herein are available, upon request, from the Issuer.

The Bonds are being issued pursuant to the provisions of Chapters 384 and 76 of the Code of Iowa, 2025, as amended (collectively, the "Act"), and a resolution expected to be adopted by the Issuer on March 9, 2026\* (the "Resolution"), to evidence the obligations of the Issuer under a loan agreement between the Issuer and the Underwriter (the "Loan Agreement").

The Bonds and the interest thereon are general obligations of the Issuer, and all taxable property within the corporate boundaries of the Issuer is subject to the levy of taxes to pay the principal of and interest on the Bonds without constitutional or statutory limitation as to rate or amount. See "SECURITY AND SOURCE OF PAYMENT" herein.

Proceeds of the Bonds will be used for the purpose of paying the cost, to that extent, of (a) constructing street, storm water drainage, sidewalk, water system and sanitary sewer system improvements; (b) acquiring and installing street lighting, signage and signalization improvements; and (c) paying certain costs of issuance related to the Bonds. See "PLAN OF FINANCING" and "SOURCES AND USES OF FUNDS" herein.

### THE ISSUER

The Issuer, with a 2020 U.S. Census population of 6,925, comprises approximately 5.78 square miles. The Issuer operates under a statutory form of government consisting of a six-member City Council, of which the Mayor is not a voting member. Additional information concerning the Issuer is included in "APPENDIX A – INFORMATION ABOUT THE ISSUER" hereto.

### THE BONDS

#### General

The Bonds will be issued in fully registered form only, without coupons. The Bonds will be initially registered in the name of Cede & Co., as nominee of DTC. DTC will act as securities depository of the Bonds. Interest on and principal of the Bonds are payable in lawful money of the United States of America.

The Bonds are dated as of the date of their delivery, will mature on June 1 in the years and in the amounts set forth on the inside cover page hereof, and will bear interest at the rates to be set forth on the inside cover page hereof. Interest on the Bonds is payable semiannually on June 1 and December 1 in each year, beginning on December 1, 2026\*, calculated on the basis of a year of 360 days and twelve 30-day months. Interest shall be payable to the persons who were registered owners thereof as of the fifteenth day of the month immediately preceding the interest payment date, to the addresses appearing on the registration books maintained by the Registrar or such other address as is furnished to the Registrar in writing by a registered owner. The Bonds are issuable in denominations of \$5,000 or any integral multiple thereof.

#### Redemption

Optional Redemption. The Bonds of this issue are not subject to optional redemption prior to maturity.

\* Preliminary, subject to change.

Mandatory Sinking Fund Redemption. The Bonds identified below are subject to mandatory redemption (by lot, as selected by the Registrar) on June 1 in each of the years set forth below at a redemption price of 100% of the principal amount thereof to be redeemed, plus accrued interest thereon to the redemption date in the following principal amounts:

Term Bond Maturing June 1, 20

<u>Date</u>	<u>Amount</u>
June 1, 20	\$ _____
June 1, 20 (maturity)	\$ _____

**SECURITY AND SOURCE OF PAYMENT**

**General**

Pursuant to the Resolution and the Act, the Bonds and the interest thereon are general obligations of the Issuer, and all taxable property within the corporate boundaries of the Issuer is subject to the levy of taxes to pay the principal of and interest on the Bonds without constitutional or statutory limitation as to rate or amount. See "APPENDIX A – INFORMATION ABOUT THE ISSUER."

Section 76.2 of the Code of Iowa, 2025, as amended (the "Iowa Code") provides that when an Iowa political subdivision issues general obligation bonds, the governing authority of such political subdivision shall, by resolution adopted before issuing the bonds, provide for the assessment of an annual levy upon all the taxable property in the political subdivision sufficient to pay the interest and principal of the bonds. A certified copy of such resolution shall be filed with the County Auditor in which the Issuer is located, giving rise to a duty of the County Auditor to annually enter this levy for collection from the taxable property within the boundaries of the Issuer, until funds are realized to pay the bonds in full.

For the purpose of providing for the levy and collection of a direct annual tax sufficient to pay the principal of and interest on the Bonds as the same become due, the Resolution provides for the levy of a tax sufficient for that purpose on all the taxable property in the Issuer in each of the years while the Bonds are outstanding. The Issuer shall file a certified copy of the Resolution with the County Auditor, pursuant to which the County Auditor is instructed to enter for collection and assess the tax authorized. When annually entering such taxes for collection, the County Auditor shall include the same as a part of the tax levy for Debt Service Fund purposes of the Issuer and when collected, the proceeds of the taxes shall be converted into the Debt Service Fund of the Issuer and set aside therein as a special account to be used solely and only for the payment of the principal of and interest on the Bonds and for no other purpose whatsoever.

Pursuant to the provisions of Section 76.4 of the Iowa Code, each year while the Bonds remain outstanding and unpaid, any funds of the Issuer which may lawfully be applied for such purpose, may be appropriated, budgeted and, if received, used for the payment of the principal of and interest on the Bonds as the same become due, and if so appropriated, the taxes for any given fiscal year as provided for in the Resolution, shall be reduced by the amount of such alternate funds as have been appropriated for said purpose and evidenced in the Issuer's budget.

**BONDHOLDERS' RISKS**

An investment in the Bonds involves an element of risk. In order to identify risk factors and make an informed investment decision, potential investors should be thoroughly familiar with this entire Official Statement (including the appendices hereto) in order to make a judgment as to whether the Bonds are an appropriate investment.

**Tax Levy Procedures**

The Bonds are general obligations of the Issuer, payable from and secured by a continuing ad-valorem tax levied against all of the taxable property within the boundaries of the Issuer. As part of the budgetary process of the Issuer each fiscal year the Issuer will have an obligation to request a debt service levy to be applied against all of the taxable property within the boundaries of the Issuer. A failure on the part of the Issuer to make a timely levy request or a levy request by the Issuer that is inaccurate or is insufficient to make full payments of the debt service on the Bonds for a particular fiscal year may cause Bondholders to experience delay in the receipt of distributions of principal of and/or interest on the Bonds.

**Changes in Property Taxation**

From time to time the Iowa General Assembly has altered the method of property taxation and could do so again. Any alteration in property taxation structure could affect property tax revenues available to pay the Bonds.

Historically, the Iowa General Assembly has applied changes in property taxation structure on a prospective basis; however, there is no assurance that future changes in property taxation structure by the Iowa General Assembly will not be retroactive. It is impossible to predict the outcome of future property tax changes by the Iowa General Assembly or their potential negative impact, if any, on the Bonds and the security for the Bonds.

#### **Matters Relating to Enforceability of Agreements**

Bondholders shall have and possess all the rights of action and remedies afforded by the common law, the Constitution and statutes of the State of Iowa and of the United States of America for the enforcement of payment of the Bonds, including, but not limited to, the right to a proceeding in law or in equity by suit, action or mandamus to enforce and compel performance of the duties required by Iowa law and the Resolution.

The practical realization of any rights upon any default will depend upon the exercise of various remedies specified in the Resolution or the Loan Agreement. The remedies available to the Bondholders upon an event of default under the Resolution or the Loan Agreement, in certain respects, may require judicial action, which is often subject to discretion and delay. Under existing law, including specifically the federal bankruptcy code, certain of the remedies specified in the Loan Agreement or the Resolution may not be readily available or may be limited. A court may decide not to order the specific performance of the covenants contained in these documents. The legal opinions to be delivered concurrently with the delivery of the Bonds will be qualified as to the enforceability of the various legal instruments by limitations imposed by general principles of equity and public policy and by bankruptcy, reorganization, insolvency or other similar laws affecting the rights of creditors generally.

No representation is made, and no assurance is given, that the enforcement of any remedies will result in sufficient funds to pay all amounts due under the Resolution or the Loan Agreement, including principal of and interest on the Bonds.

#### **Secondary Market**

There can be no guarantee that there will be a secondary market for the Bonds or, if a secondary market exists, that such Bonds can be sold for any particular price. Occasionally, because of general market conditions or because of adverse history of economic prospects connected with a particular issue, secondary marketing practices in connection with a particular Bond or Note issue are suspended or terminated. Additionally, prices of bond or note issues for which a market is being made will depend upon then prevailing circumstances. Such prices could be substantially different from the original purchase price of the Bonds.

**EACH PROSPECTIVE PURCHASER IS RESPONSIBLE FOR ASSESSING THE MERITS AND RISKS OF AN INVESTMENT IN THE BONDS AND MUST BE ABLE TO BEAR THE ECONOMIC RISK OF SUCH INVESTMENT. THE SECONDARY MARKET FOR THE BONDS, IF ANY, COULD BE LIMITED.**

#### **Lack of Rating**

No credit rating for the Bonds has been requested. As a general rule, unrated bonds are less liquid in the secondary market than rated bonds and may bear interest at rates higher than bonds with credit ratings. There can be no assurance that the Bonds will be marketable in the secondary market.

The Issuer has not requested a rating from any nationally recognized rating agency. The Issuer could request a rating at a later date or time and, if said rating is applied, it could affect, positively or negatively, the market value of the Bonds. In addition, if a rating is secured at a later date, that rating could, thereafter, be increased or decreased based solely on the views of the rating agency. Any revision, suspension or withdrawal of a rating may have an adverse effect on the market price of the Bonds.

#### **Bankruptcy and Insolvency**

The rights and remedies provided in the Resolution may be limited by and are subject to the provisions of federal bankruptcy laws, to other laws or equitable principles that may affect the enforcement of creditor's rights, to the exercise of judicial discretion in appropriate cases and to limitations in legal remedies against exercise of judicial discretion in appropriate cases and to limitations on legal remedies against municipal corporations in the State of Iowa. The various opinions of counsel to be delivered with respect to the Bonds, the Loan Agreement and the Resolution, including the opinion of Bond Counsel, will be similarly qualified. If the Issuer were to file a petition under chapter nine of the federal bankruptcy code, the owners of the Bonds could be prohibited from taking any steps to enforce their rights under the Resolution. In the event the Issuer fails to comply with its covenants under the Resolution or fails to make payments on the Bonds, there can be no assurance of the availability of remedies adequate to protect the interests of the holders of the Bonds.

Under Sections 76.16 and 76.16A of the Iowa Code, a city, county, or other political subdivision may become a debtor under chapter nine of the federal bankruptcy code, if it is rendered insolvent, as defined in 11 U.S.C. §101(32)(c), as a result of a debt involuntarily incurred. As used therein, "debt" means an obligation to pay money, other than pursuant to a valid and binding collective-bargaining agreement or previously authorized bond issue, as to which the governing body of the city, county, or other political subdivision has made a specific finding set forth in a duly adopted resolution of each of the following: (1) that all or a portion of such obligation will not be paid from available insurance proceeds and must be paid from an increase in general tax levy; (2) that such increase in the general tax levy will result in a severe, adverse impact on the ability of the city, county, or political subdivision to exercise the powers granted to it under applicable law, including without limitation providing necessary services and promoting economic development; (3) that as a result of such obligation, the city, county, or other political subdivision is unable to pay its debts as they become due; and (4) that the debt is not an obligation to pay money to a city, county, entity organized pursuant to Chapter 28E of the Iowa Code, or other political subdivision.

#### **Forward-Looking Statements**

This Official Statement contains statements relating to future results that are "forward-looking statements" as defined in the Private Securities Litigation Reform Act of 1995. When used in this Official Statement, the words "anticipated," "plan," "expect," "projected," "estimate," "budget," "pro forma," "forecast," "intend," and similar expressions identify forward-looking statements. Any forward-looking statement is subject to uncertainty. Accordingly, such statements are subject to risks that could cause actual results to differ, possibly materially, from those contemplated in such forward-looking statements. Inevitably, some assumptions used to develop forward-looking statements will not be realized or unanticipated events and circumstances may occur. Therefore, investors should be aware that there are likely to be differences between forward-looking statements and the actual results. These differences could be material and could impact the availability of funds of the Issuer to pay debt service when due on the Bonds.

#### **Tax Matters, Bank Qualification and Loss of Tax Exemption**

As discussed under the heading "TAX EXEMPTION AND RELATED TAX MATTERS" herein, the interest on the Bonds could become includable in gross income for purposes of federal income taxation retroactive to the date of delivery of the Bonds, as a result of acts or omissions of the Issuer in violation of its covenants in the Resolution. Should such an event of taxability occur, the Bonds would not be subject to a special redemption and would remain outstanding until maturity or until redeemed under the redemption provisions contained in the Bonds, and there is no provision for an adjustment of the interest rate on the Bonds.

The Issuer will designate the Bonds as "qualified tax-exempt obligations" under the exception provided in Section 265(b)(3) of the Internal Revenue Code of 1986, as amended (the "Code"), and has further covenanted to comply with certain other requirements, which affords banks and certain other financial institutions more favorable treatment of their deduction for interest expense than would otherwise be allowed under Section 265(b)(2) of the Code. However, the Issuer's failure to comply with such covenants could cause the Bonds not to be "qualified tax-exempt obligations" and banks and certain other financial institutions would not receive more favorable treatment of their deduction for interest expense than would otherwise be allowed under Section 265(b)(2) of the Code.

It is possible that actions of the Issuer after the closing of the Bonds will alter the tax-exempt status of the Bonds, and, in the extreme, remove the tax-exempt status from the Bonds. In that instance, the Bonds are not subject to mandatory prepayment, and the interest rate on the Bonds does not increase or otherwise reset. A determination of taxability on the Bonds, after closing of the Bonds, could materially adversely affect the value and marketability of the Bonds.

#### **DTC-Beneficial Owners**

Beneficial Owners of the Bonds may experience some delay in the receipt of distributions of principal of and interest on the Bonds since such distributions will be forwarded by the Registrar to DTC and DTC will credit such distributions to the accounts of the Participants which will thereafter credit them to the accounts of the Beneficial Owner either directly or indirectly through indirect Participants. Neither the Issuer nor the Registrar will have any responsibility or obligation to assure that any such notice or payment is forwarded by DTC to any Participants or by any Participant to any Beneficial Owner.

In addition, since transactions in the Bonds can be effected only through DTC Participants, indirect participants and certain banks, the ability of a Beneficial Owner to pledge the Bonds to persons or entities that do not participate in the DTC system, or otherwise to take actions in respect of such Bonds, may be limited due to lack of a physical certificate. Beneficial Owners will be permitted to exercise the rights of registered Owners only indirectly through DTC and the Participants. See "APPENDIX E – BOOK-ENTRY SYSTEM."

## **Proposed Federal Tax Legislation**

From time to time, Presidential proposals, federal legislative committee proposals or legislative proposals are made that would, if enacted, alter or amend one or more of the federal tax matters described herein in certain respects or would adversely affect the market value of the Bonds. It cannot be predicted whether or in what forms any of such proposals that may be introduced may be enacted and there can be no assurance that such proposals will not apply to the Bonds. See "TAX EXEMPTION AND RELATED TAX MATTERS" herein.

## **Cybersecurity**

The Issuer, like many other public and private entities, relies on a large and complex technology environment to conduct its operations. As such, it may face multiple cybersecurity threats including but not limited to, hacking, viruses, malware and other attacks on computer or other sensitive digital systems and networks. There can be no assurances that any security and operational control measures implemented by the Issuer will be completely successful to guard against and prevent cyber threats and attacks. Failure to properly maintain functionality, control, security, and integrity of the Issuer's information systems could impact business operations and systems, and the costs of remedying any such damage could be significant.

The Issuer maintains cybersecurity insurance coverage. The Issuer cannot predict whether this coverage would be sufficient in the event of a cyber-incident.

## **Pension and Other Post-Employment Benefits ("OPEB") Information**

The Issuer contributes to the Iowa Public Employees' Retirement System ("IPERS"), which is a state-wide multiple-employer cost-sharing defined benefit pension plan administered by the State of Iowa. IPERS provides retirement and death benefits which are established by State statute to plan members and beneficiaries. All full-time employees of the Issuer are required to participate in IPERS. IPERS plan members are required to contribute a percentage of their annual salary, in addition to the Issuer being required to make monthly contributions to IPERS. Contribution amounts are set by State statute. The IPERS Annual Comprehensive Financial Report for its fiscal year ended June 30, 2025 (the "IPERS ACFR"), indicates that as of June 30, 2025, the date of the most recent actuarial valuation for IPERS, the funded ratio of IPERS was 92.17%, and the unfunded actuarial liability was approximately \$3.841 billion. The IPERS ACFR identifies the IPERS Net Pension Liability at June 30, 2025, at approximately \$2.323 billion (market value), while its net pension liability at June 30, 2024, was approximately \$3.641 billion (market value). The IPERS ACFR is available on the IPERS website, or by contacting IPERS at 7401 Register Drive, Des Moines, IA 50321.

Bond Counsel, Disclosure Counsel, the Underwriter, and the Issuer undertake no responsibility for and make no representations as to the accuracy or completeness of the information available from the IPERS discussed above or included on the IPERS website, including, but not limited to, updates of such information on the State Auditor's website or links to other internet sites accessed through the IPERS website.

In fiscal year ended June 30, 2025, the Issuer's IPERS contribution totaled approximately \$304,521. The Issuer is current in its obligations to IPERS.

Pursuant to Governmental Accounting Standards Board Statement No. 68, IPERS has allocated the net pension liability among its members, with the Issuer's identified portion at June 30, 2025, at approximately \$639,367, which is measured as of June 30, 2024. While the Issuer's contributions to IPERS are controlled by state law, there can be no assurance the Issuer will not be required by changes in State law to increase its contribution requirement in the future, which may have the effect of negatively impacting the finances of the Issuer. See "APPENDIX D – AUDITED FINANCIAL STATEMENTS OF THE ISSUER FOR FISCAL YEAR 2025" for additional information on pension and liabilities of the Issuer.

The Issuer operates a single-employer health benefit plan which provides medical/prescription drug benefits for employees, retirees and their spouses. Group insurance benefits are established under the Iowa Code, Chapter 509A.13. The Issuer currently finances the benefit on a pay-as-you-go basis. For the year ended June 30, 2025, the Issuer contributed \$432,720 and plan members eligible for benefits contributed \$59,323 to the plan. At June 30, 2025, no assets have been accumulated in a trust that meets the criteria in paragraph 4 of GASB Statement No. 75. Individuals who are employed by the Issuer and are eligible to participate in the group health plan are eligible to continue health care benefits upon retirement. Retirees under age 65 pay the same premium for the medical/prescription drug benefits as active employees, which results in an implicit rate subsidy. Retired participants must be age 55 or older at retirement, with the exception of special service participants who must be age 50 with 22 years of services. At June 30, 2025, 43 active employees were covered by the benefit terms. See "APPENDIX D – AUDITED FINANCIAL STATEMENTS OF THE ISSUER FOR FISCAL YEAR 2025" for additional information on other post-employment benefits of the Issuer.

## Risk of Audit

The Internal Revenue Service has an ongoing program to audit tax-exempt obligations to determine the legitimacy of the tax status of such obligations. No assurance can be given as to whether the Internal Revenue Service will commence an audit of the Bonds. Public awareness of any audit could adversely affect the market value and liquidity of the Bonds during the pendency of the audit, regardless of the ultimate outcome of the audit.

## Summary

The foregoing is intended only as a summary of certain risk factors attendant to an investment in the Bonds. In order for potential investors to identify risk factors and make an informed investment decision, potential investors should become thoroughly familiar with this entire Official Statement and the appendices hereto.

## LITIGATION

The Issuer encounters litigation occasionally, as a course of business; however, no litigation currently exists that is not believed to be covered by current insurance carriers and the Issuer is not aware of any pending litigation that questions the validity of these Bonds.

## ACCOUNTANT

The financial statements of the Issuer as of and for the year ended June 30, 2025, included in this Official Statement as Appendix D, have been audited by the Iowa State Auditor's Office (the "Accountant"), as stated in their report appearing herein. The Accountant has not been engaged to perform, and has not performed, any procedures on the financial statements after June 30, 2025, and also has not performed any procedures relating to this Official Statement.

The financial statements are prepared on the basis of cash receipts and disbursements, which is a basis of accounting other than U.S. generally accepted accounting principles.

## PLAN OF FINANCING

The Issuer will use the proceeds of the Bonds to provide funds for the purpose of paying the cost, to that extent, of (a) constructing street, storm water drainage, sidewalk, water system and sanitary sewer system improvements; (b) acquiring and installing street lighting, signage and signalization improvements; and (c) paying certain costs of issuance related to the Bonds.

## SOURCES AND USES OF FUNDS\*

The following are estimated sources and uses of funds, with respect to the Bonds.

<b>Sources of Funds</b>	
Bond Principal	\$3,000,000*
Premium	\$
<b>Total Sources of Funds</b>	<b>\$</b>
<b>Uses of Funds</b>	
Project Fund	\$
Costs of Issuance & Contingency(1)	\$
<b>Total Uses of Funds</b>	<b>\$</b>

(1) Includes, among other things, payment of certain legal, financial and other expenses related to the issuance of the Bonds (including, without limitation, underwriters' discount). See the discussion under the caption "UNDERWRITING" herein.

## TAX EXEMPTION AND RELATED TAX MATTERS

### Federal Income Tax Exemption

The opinion of Bond Counsel will state that under present laws and rulings, interest on the Bonds is excluded from gross income for federal income tax purposes and is not an item of tax preference for purposes of the federal alternative minimum tax imposed on noncorporate taxpayers under the Code.

\* Preliminary, subject to change.

The opinion set forth in the preceding sentence will be subject to the condition that the Issuer comply with all requirements of the Code that must be satisfied subsequent to the issuance of the Bonds in order that interest thereon be, or continue to be, excluded from gross income for federal income tax purposes. Failure to comply with certain of such requirements may cause the inclusion of interest on the Bonds in gross income for federal income tax purposes to be retroactive to the date of issuance of the Bonds. In the resolution authorizing the issuance of the Bonds, the Issuer will covenant to comply with all such requirements.

There may be certain other federal tax consequences to the ownership of the Bonds by certain taxpayers, including without limitation, corporations subject to the branch profits tax, financial institutions, certain insurance companies, certain S corporations, individual recipients of Social Security and Railroad Retirement benefits, taxpayers who may be deemed to have incurred (or continued) indebtedness to purchase or carry tax-exempt obligations, and corporations that may be subject to the alternative minimum tax. Bond Counsel will express no opinion with respect to other federal tax consequences to owners of the Bonds. Prospective purchasers of the Bonds should consult with their tax advisors as to such matters.

Ownership of the Bonds may result in other state and local tax consequences to certain taxpayers. Bond Counsel expresses no opinion regarding any such collateral consequences arising with respect to the Bonds. Prospective purchasers of the Bonds should consult their tax advisors regarding the applicability of any such state and local taxes.

### **Proposed Changes in Federal and State Tax Law**

From time to time, there are Presidential proposals, proposals of various federal committees, and legislative proposals in the Congress and in the states that, if enacted, could alter or amend the federal and state tax matters referred to herein or adversely affect the marketability or market value of the Bonds or otherwise prevent holders of the Bonds from realizing the full benefit of the tax exemption of interest on the Bonds. Further, such proposals may impact the marketability or market value of the Bonds simply by being proposed. No prediction is made whether such provisions will be enacted as proposed or concerning other future legislation affecting the tax treatment of interest on the Bonds. In addition, regulatory actions are from time to time announced or proposed and litigation is threatened or commenced which, if implemented or concluded in a particular manner, could adversely affect the market value, marketability or tax-exempt status of the Bonds. It cannot be predicted whether any such regulatory action will be implemented, how any particular litigation or judicial action will be resolved, or whether the Bonds would be impacted thereby.

Purchasers of the Bonds should consult their tax advisors regarding any pending or proposed legislation, regulatory initiatives or litigation. The opinions expressed by Bond Counsel are based upon existing legislation and regulations as interpreted by relevant judicial and regulatory authorities as of the date of issuance and delivery of the Bonds, and Bond Counsel has expressed no opinion as of any date subsequent thereto or with respect to any proposed or pending legislation, regulatory initiatives or litigation.

### **Qualified Tax-Exempt Obligations**

In the resolution authorizing the issuance of the Bonds, the Issuer will designate the Bonds as "qualified tax exempt obligations" within the meaning of Section 265(b)(3) of the Code relating to the ability of financial institutions to deduct from income for federal income tax purposes a portion of the interest expense that is allocable to tax-exempt obligations. In the opinion of Bond Counsel, the Bonds are "qualified tax-exempt obligations" within the meaning of Section 265(b)(3) of the Code.

### **Original Issue Premium**

The Bonds maturing in the years \_\_\_\_\_ are being issued at a premium to the principal amount payable at maturity. Except in the case of dealers, which are subject to special rules, Bondholders who acquire the Bonds at a premium must, from time to time, reduce their federal tax bases for the Bonds for purposes of determining gain or loss on the sale or payment of such Bonds. Premium generally is amortized for federal income tax purposes on the basis of a bondholder's constant yield to maturity or to certain call dates with semiannual compounding. Bondholders who acquire any Bonds at a premium might recognize taxable gain upon sale of the Bonds, even if such Bonds are sold for an amount equal to or less than their original cost. Amortized premium is not deductible for federal income tax purposes. Bondholders who acquire any Bonds at a premium should consult their tax advisors concerning the calculation of bond premium and the timing and rate of premium amortization, as well as the state and local tax consequences of owning and selling the Bonds acquired at a premium.

### **Original Issue Discount**

The Bonds maturing in the years \_\_\_\_\_ (collectively, the "Discount Bonds") are being sold at a discount from the principal amount payable on such Discount Bonds at maturity. The difference between the price at which a substantial amount of the Discount Bonds of a given maturity is first sold to the public (the "Issue Price") and the principal amount payable at maturity constitutes "original issue discount" under the Code. The amount of original issue discount that accrues to a holder of a Discount

Bond under Section 1288 of the Code (“Section 1288”) is excluded from federal gross income to the same extent that stated interest on such Discount Bond would be so excluded. The amount of the original issue discount that accrues with respect to a Discount Bond under Section 1288 is added to the owner’s federal tax basis in determining gain or loss upon disposition of such Discount Bond (whether by sale, exchange, redemption or payment at maturity).

Interest in the form of original issue discount accrues under Section 1288 pursuant to a constant yield method that reflects semiannual compounding on dates that are determined by reference to the maturity date of the Discount Bond. The amount of original issue discount that accrues for any particular semiannual accrual period generally is equal to the excess of (1) the product of (a) one-half of the yield on such Discount Bonds (adjusted as necessary for an initial short period) and (b) the adjusted issue price of such Discount Bonds, over (2) the amount of stated interest actually payable. For purposes of the preceding sentence, the adjusted issue price is determined by adding to the Issue Price for such Discount Bonds the original issue discount that is treated as having accrued during all prior semiannual accrual periods. If a Discount Bond is sold or otherwise disposed of between semiannual compounding dates, then the original issue discount that would have accrued for that semiannual accrual period for federal income tax purposes is allocated ratably to the days in such accrual period.

An owner of a Discount Bond who disposes of such Discount Bond prior to maturity should consult owner’s tax advisor as to the amount of original issue discount accrued over the period held and the amount of taxable gain or loss upon the sale or other disposition of such Discount Bond prior to maturity.

Owners who purchase Discount Bonds in the initial public offering but at a price different than the Issue Price should consult their own tax advisors with respect to the tax consequences of the ownership of Discount Bonds.

The Code contains provisions relating to the accrual of original issue discount in the case of subsequent purchasers of bonds such as the Discount Bonds. Owners who do not purchase Discount Bonds in the initial offering should consult their own tax advisors with respect to the tax consequences of the ownership of the Discount Bonds.

Original issue discount that accrues in each year to an owner of a Discount Bond may result in collateral federal income tax consequences to certain taxpayers. No opinion is expressed as to state and local income tax treatment of original issue discount. All owners of Discount Bonds should consult their own tax advisors with respect to the federal, state, local and foreign tax consequences associated with the purchase, ownership, redemption, sale or other disposition of Discount Bonds.

## LEGAL MATTERS

Legal matters incident to the authorization, issuance and sale of the Bonds and with regard to the tax-exempt status of the interest thereon (see “TAX EXEMPTION AND RELATED TAX MATTERS” herein) are subject to the approving legal opinion of Dorsey & Whitney LLP, Des Moines, Iowa, Bond Counsel, a form of which is attached hereto as “APPENDIX B – FORM OF BOND COUNSEL OPINION.” Signed copies of the opinion, dated and premised on law in effect as of the date of original delivery of the Bonds, will be delivered to the Underwriter at the time of such original delivery. The Bonds are offered subject to prior sale and to the approval of legality of the Bonds by Bond Counsel. Dorsey & Whitney LLP is also serving as Disclosure Counsel to the Issuer in connection with issuance of the Bonds.

The legal opinion to be delivered will express the professional judgment of Bond Counsel, and by rendering a legal opinion, Bond Counsel does not become an insurer or guarantor of the result indicated by that expression of professional judgment or of the transaction or the future performance of the parties to the transaction.

## CONTINUING DISCLOSURE

The Issuer will covenant in a Continuing Disclosure Certificate for the benefit of the Owners and Beneficial Owners of the Bonds to provide annually certain financial information and operating data relating to the Issuer (the “Annual Report”), and to provide notices of the occurrence of certain enumerated events. The Annual Report is to be filed by the Issuer no later than twelve months after the close of each fiscal year, commencing with the fiscal year ending June 30, 2026, with the Municipal Securities Rulemaking Board, at its internet repository named “Electronic Municipal Market Access” (“EMMA”). The notices of events, if any, are also to be filed with EMMA. See “APPENDIX C – FORM OF CONTINUING DISCLOSURE CERTIFICATE.” The specific nature of the information to be contained in the Annual Report or the notices of events, and the manner in which such materials are to be filed, are summarized in “APPENDIX C – FORM OF CONTINUING DISCLOSURE CERTIFICATE.” These covenants have been made in order to assist the Underwriter in complying with Securities and Exchange Commission Rule 15c2-12(b)(5) (the “Rule”).

During the previous five years, the Issuer did not timely file notices of incurrence of financial obligations, did not timely file certain annual operating data for its fiscal year ended June 30, 2020, and did not timely file notice of its failure to provide the aforementioned information on or before the date specified in its prior continuing disclosure undertakings.

## UNDERWRITING

The Bonds are being purchased, subject to certain conditions, by D.A. Davidson & Co. (the "Underwriter"). The Underwriter has agreed, subject to certain conditions, to purchase all, but not less than all, of the Bonds at an aggregate purchase price of \$ \_\_\_\_\_ (reflecting the par amount of the Bonds with original issue premium of \$ \_\_\_\_\_ and an underwriter's discount of \$ \_\_\_\_\_ ).

The Underwriter may offer and sell the Bonds to certain dealers (including dealers depositing the Bonds into unit investment trusts, certain of which may be sponsored or managed by the Underwriter) at prices lower than the initial public offering prices stated on the cover page. The initial public offering prices of the Bonds may be changed, from time to time, by the Underwriter.

The Underwriter intends to engage in secondary market trading of the Bonds subject to applicable securities laws. The Underwriter is not obligated, however, to repurchase any of the Bonds at the request of the holder thereof.

## MISCELLANEOUS

Brief descriptions or summaries of the Issuer, the Bonds, the Resolution and other documents, agreements and statutes are included in this Official Statement. The summaries or references herein to the Bonds, the Resolution and other documents, agreements and statutes referred to herein, and the description of the Bonds included herein, do not purport to be comprehensive or definitive, and such summaries, references and descriptions are qualified in their entireties by reference to such documents, and the description herein of the Bonds is qualified in its entirety by reference to the form thereof and the information with respect thereto included in the aforesaid documents. Copies of such documents may be obtained from the Issuer.

Any statements in this Official Statement involving matters of opinion or estimates, whether or not expressly so stated, are intended as such and not as representations of fact; and no representation is made that any of the estimates will be realized. This Official Statement is not to be construed as a contract or agreement between the Issuer and the purchasers or Owners of any of the Bonds.

The attached APPENDICES A, B, C, D and E are integral parts of this Official Statement and must be read together with all of the foregoing statements.

It is anticipated that CUSIP identification numbers will be printed on the Bonds, but neither the failure to print such numbers on any Bonds nor any error in the printing of such numbers shall constitute cause for a failure or refusal by the purchaser thereof to accept delivery of and pay for any Bonds.

The Issuer has reviewed the information contained herein which relates to it and has approved all such information for use within this Official Statement. The execution and delivery of this Official Statement has been duly authorized by the Issuer.

City of Nevada, Iowa

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Jordan Cook/City Administrator

**APPENDIX A**  
**INFORMATION ABOUT THE ISSUER**

**CITY OF NEVADA, IOWA**

1209 6<sup>th</sup> St.

Nevada, Iowa 50201

(515) 382-5466

**MAYOR and CITY COUNCIL**

**Ryan Condon**, Mayor

*Term Expires December 31, 2029*

**Henry Corbin**, Council Member – First Ward

*Term Expires December 31, 2027*

**Luke Spence**, Council Member – Second Ward

*Term Expires December 31, 2029*

**Sandy Ehrig**, Council Member – Third Ward

*Term Expires December 31, 2027*

**Charlie Good**, Council Member – Fourth Ward

*Term Expires December 31, 2029*

**Jason Sampson**, Council Member – At-Large

*Term Expires December 31, 2027*

**Andrew Kelly**, Council Member – At-Large

*Term Expires December 31, 2029*

**CITY OFFICIALS**

**Jordan Cook**, City Administrator

**Erin Mousel**, City Clerk

**Kerin Wright**, Finance Director

**BOND AND DISCLOSURE COUNSEL**

Dorsey & Whitney, LLP

801 Grand Ave., Suite 4100

Des Moines, IA 50309

**UNDERWRITER**

D.A. Davidson & Co.

515 East Locust Street, Suite 200

Des Moines, IA 50309

**GENERAL INFORMATION**

Nevada, the county seat of Story County in central Iowa, is located 42 miles north of Des Moines, the state capital. The majority of the business portion of Nevada is located on the north side of U.S. Highway 30, and the residential area is split by U.S. Highway 30. The City is five miles east of Interstate 35 and twenty-five miles north of Interstate 80. Nevada covers an area of 5.78 square miles. The City of Nevada owns and operates its municipal water and wastewater systems, and completed construction of a new wastewater treatment plant in 2025. Gas and electric is supplied by Alliant Energy and the phone service is provided by Iowa Telecom.

The City operates under the mayor-council form of government with six council members. Law enforcement is provided by six fulltime police officers. Fire protection is handled by a full-time fire chief assisted by over 40 volunteer fire fighters. Equipment for firefighting includes a 75' aerial pumper, two pumper trucks, and a vehicle for the fire chief.

Nevada is served by the Union Pacific Railroad. Four intrastate carriers and seven interstate carriers serve the community. The nearest public airport is seven miles away in Ames. The nearest commercial air service is in Des Moines.

The Nevada Community School District includes one senior high school, one junior high school and one elementary school all located in Nevada. This school system is well known for its quality innovative education. The approximate enrollment is 1,434 students. The population of the school district is approximately 8,732. Des Moines Area Community College has sites in Ankeny twenty-five miles south of Nevada and Boone twenty-five miles west of Nevada, and also a satellite in Ames. Iowa State University is located in Ames, nine miles west of Nevada.

There are 20 public parks in or within 45 minutes of the community. Included in these parks are campgrounds, softball diamonds, lighted tennis courts, Frisbee golf, soccer fields, multi-purpose courts, picnic areas, play equipment, fishing and swimming. The Fawcett Family Aquatic Center, a fee supported facility, is located in Nevada. Also available for recreation in Nevada is a country club with a nine-hole golf course, and a bowling alley. The Field House addition to SCORE Park includes an indoor sports complex with 3 basketball courts, indoor track, and turf areas. Several civic, fraternal and social organizations are readily available. The library has over 90,000 volumes, magazines, newspaper subscriptions and records. There are ten churches within the community for the religious needs and activities of its residents.

Story County Medical Center was founded in 1908 by community members and the Seventh-Day Adventist Church. The previous facility was originally built in Nevada in 1951. In 1969 a wing was added and the older section was renovated. These long-term care institutions are capably staffed twenty-four hours a day and feature the most up-to-date equipment, including a coronary care unit. Recently a new medical center was built just south of Highway 30. Life Flight service is available from Des Moines, 40 miles south, with the only on-site helipad in Story County. EMT ambulance service is available locally. The Story County Medical Center Senior Care unit was completed in 2024 on the Story County Medical Center campus which includes 40 apartments, and also includes a secure memory care wing to accommodate individuals who have Alzheimer's, dementia or other memory care needs.

## POPULATION

Population trends for the city, county and state are as follows:

	1980	1990	2000	2010	2020
City of Nevada	5,912	6,009	6,658	6,798	6,925
Story County	72,326	74,252	79,981	89,542	98,537
State of Iowa	2,913,808	2,776,755	2,926,324	3,046,355	3,190,369

Source: U.S. Census Bureau

## FINANCIAL SERVICES

The area is served by State Bank & Trust Co. with total deposits approximately \$171.753 million at June 30, 2025, and branch locations of First Interstate Bank (branch of Billings, Montana), South Story Bank & Trust (branch of Slater, Iowa), and Availa Bank (branch of Carroll, Iowa). Deposits for individual branch locations are not available.

## UNEMPLOYMENT STATISTICS

	2024	2023	2022	2021	2020
County of Story	2.3%	2.3%	2.3%	3.0%	3.8%
State of Iowa	3.0%	2.9%	2.8%	3.9%	5.2%

Source: Iowa Workforce Development.

## MAJOR EMPLOYERS

Employer	Type of Business	Approximate Number of Employees <sup>1</sup>
Burke Manufacturing	Manufacturing, Pizza toppings	572
Nevada Community Schools	School	352
Story County <sup>3</sup>	County Government	309
Story County Medical Center <sup>3</sup>	Hospital/Clinic	338
Almaco <sup>2</sup>	Manufacturing specialty combines	150
Verbio	Manufacture Cellulosic Natural Gas	94
Mid States Companies	Manufacture tooling items/services	91
Priority Envelope	Manufacture printed envelopes	62
General Financial Services	Manufacture forms and documents	80
Hertz Farm Management	Farm Management services/sales	60
Top 10 Total:		2,108

1) Includes full-time and part-time employees.

2) Approximately 65% of the employees work in Nevada.

3) The County hires additional seasonal employees during the summer.

Source: The City.

## MEDIAN HOUSEHOLD INCOME

Nevada had an estimated, median household income of \$75,094, compared to \$75,059 for the State of Iowa. The following table represents the distribution of household incomes for the City according to the 2020-2024 American Community Survey 5 year estimated table:

Household Income	# of Households	% of Households
Less than \$10,000	211	7.08%
\$10,000 to \$14,999	110	3.69%
\$15,000 to \$24,999	128	4.30%
\$25,000 to \$34,999	131	4.40%
\$35,000 to \$49,999	284	9.53%
\$50,000 to \$74,999	624	20.94%
\$75,000 to \$99,999	425	14.26%
\$100,000 to \$149,999	718	24.09%
\$150,000 to \$199,999	159	5.34%
\$200,000 or more	190	6.38%
TOTAL	2,980	100%

Source: U.S. Census Bureau

## TAXABLE RETAIL SALES

Year Ended June 30	City of Nevada		Story County	
	Retail Sales	No. of Businesses	Retail Sales	No. of Businesses
2025	\$55,964,186	157	\$1,348,542,476	1,621
2024	\$60,370,337	147	\$1,357,283,612	1,555
2023*	\$62,767,546	144	\$1,360,906,406	1,492
2022	\$72,904,939	246	\$1,369,880,640	2,103
2021	\$68,950,016	221	\$1,163,082,228	2,071

\* FY2023 was the first year that monthly returns were required from the majority of taxpayers

Source: Iowa Department of Revenue and Finance, Iowa Retail Sales and Use Tax Reports.

## AGRICULTURAL STATISTICS

	Story County	State of Iowa
<u>Corn/Grain:</u>		
Harvested acres	153,300	12,450,000
Yield per acre (bu./acre)	215.5	211.0
Production (1,000 bu.)	33,036	2,626,950
<u>Soybeans:</u>		
Harvested acres	113,000	9,960,000
Yield per acre (bu./acre)	63.2	60.0
Production (1,000 bu.)	7,142	597,600

Source: 2025 Iowa Agriculture Statistical Bulletin, USDA.

## BUILDING PERMIT TREND

	CY2025	CY2024	CY2023	CY2022	CY2021
Residential					
No. of New Permits	24	9	12	4	6
Valuation	\$8,402,043	\$2,497,000	\$1,117,500	\$1,609,657	\$2,497,106
Commercial					
No. of New Permits	8	2	7	3	11
Valuation	\$1,006,500	\$1,757,000	\$17,625,000	\$2,850,000	\$8,789,700
Additions/Remodeling					
No. of New Permits	17	17	12	19	20
Valuation	\$194,900	\$1,235,000	\$1,829,000	\$804,000	\$474,000
Total Permits	49	28	31	26	37
Total Valuations	\$9,603,443	\$5,489,000	\$20,571,500	\$5,263,657	\$11,760,806

Source: The City.

## SCHEDULE OF RECEIPTS AND DISBURSEMENTS (General Fund)

Fiscal Year	Beginning			Ending
	Balance	Receipts	Disbursements	Balance
2024/25	\$7,817,410	\$4,184,031	\$5,598,295	\$6,403,146
2023/24	\$7,161,056	\$4,994,788	\$4,338,434	\$7,817,410
2022/23	\$6,544,538	\$5,146,925	\$4,530,407	\$7,161,056
2021/22	\$9,628,377	\$3,382,737	\$6,466,576	\$6,544,538
2020/21	\$8,293,364	\$5,107,251	\$3,772,238	\$9,628,377

Source: The City's Audited Financial Statements.

## SCHEDULE OF RECEIPTS AND DISBURSEMENTS (All Funds)

Fiscal Year	Beginning			Ending
	Balance	Receipts	Disbursements	Balance
2024/25	\$16,247,133	\$12,399,964	\$12,791,526	\$15,855,571
2023/24	\$20,652,347	\$9,999,146	\$14,404,360	\$16,247,133
2022/23	\$20,277,702	\$12,657,667	\$12,283,022	\$20,652,347
2021/22	\$21,204,414	\$10,167,817	\$11,094,529	\$20,277,702
2020/21	\$21,995,478	\$9,799,202	\$10,590,266	\$21,204,414

Source: The City's Audited Financial Statements.

## BREAKDOWN OF CITY TAX LEVY

Valuation Year:	2024	2023	2022	2021	2020

Collection Year:	2025/26	2024/25	2023/24	2022/23	2021/22
General	8.09538	8.33824	8.10000	8.10000	8.10000
Outside General	0.91644	0.71168	0.73646	0.64835	0.57734
Debt Service	1.88964	1.91739	2.73980	3.04399	2.68575
Other	<u>3.70802</u>	<u>3.64669</u>	<u>3.03809</u>	<u>2.82201</u>	<u>3.25491</u>
Total Levy	14.60948	14.61400	14.61435	14.61435	14.61800
City Ag Land	<u>3.00375</u>	<u>3.00375</u>	<u>3.00349</u>	<u>3.00349</u>	<u>3.00375</u>

Source: Iowa Department of Management.

#### TAX RATE PER \$1,000 OF TAXABLE VALUATION

Valuation Year:	2024	2023	2022	2021	2020
Collection Year:	2025/26	2024/25	2023/24	2022/23	2021/22
City of Nevada	14.60948	14.61400	14.61435	14.61435	14.61800
Story County	4.03184	4.41532	4.50196	4.50207	4.95627
County Assessor	0.49809	0.51841	0.39159	0.42803	0.50620
Ag. Extension	0.11254	0.11259	0.11735	0.11527	0.07582
Nevada CSD	13.94817	13.57043	14.69969	14.71343	14.91083
Des Moines Area CC	0.78046	0.75916	0.74410	0.69448	0.67789
Story County Hospital	0.99500	0.93090	0.93090	0.93350	0.87250
State (Bruc./T.B.)	<u>0.00000</u>	<u>0.00180</u>	<u>0.00180</u>	<u>0.00240</u>	<u>0.00260</u>
Nevada Resident:	34.97558	34.92261	36.00174	36.00353	36.62011

Source: Iowa Department of Management.

#### TAX COLLECTION TREND

Valuation	Collection	Amount	Amount	Percent
Year	Year	Levied	Collected*	Collected
2024	2025/26	\$4,809,946	<i>In the process of collection.</i>	
2023	2024/25	\$4,470,755	\$4,468,607	99.95%
2022	2023/24	\$4,227,109	\$4,237,264	100.24%
2021	2022/23	\$4,159,581	\$4,154,143	99.87%
2020	2021/22	\$4,021,145	\$4,023,029	100.05%

\* Includes delinquent taxes, if any.

Source: The City.

#### CURRENT FUND BALANCES (As of December 31, 2025)

Sewer	\$5,908,162	LMI-Subfund	419,609	North Story Baseball	10,942
Water	5,008,824	Other Internal Serv Fun	351,437	Score-Undesignated	6,291
General	4,467,687	Danielson Trust	299,010	Columbarian Maintenance	6,157
Sewer SRF Revolving	2,913,822	Health Ins, Self Fund	183,450	Trees Forever	5,044
Water Plant Upgrade RSR	2,323,161	Perpetual Care	182,114	Hattery Trust	5,000
Revolving Fund	1,926,747	Park Open Space	174,921	Public Art Fund	4,733
Road Use Tax	1,592,909	Sidewalk Improvements	148,765	2024 Bridge Repairs	3,450
Tax Increment Financing	1,526,513	Library Addition	106,912	Restricted Gifts	3,302
Sewer Construction	1,463,680	Trail Maintenance	92,231	Community Band	1,917
Storm Water	1,001,071	Water Deposits	87,942	Ch Campus Project	649
Sc/Fieldhouse	936,357	Flex Benefit Revolving	\$55,129	Score O&M	292
Splashpad Project	750,294	2024 Cip STS Improv Pro	28,667	Lib BLDG Trust	219
Debt Service	728,185	Cemetery Cip/Land	28,136	Railroad Crossing IMP	183
Employee Benefits	692,975	Gates Hall Piano	21,018	Trail Cip Reserve Project	(697)
Local Option Sales Tax	690,769	Fire Trust	19,297	Jordan Well	(7,344)
Water 2012c/2020b Bond	651,542	Senior Center Trust	18,326	2024hma Overlay F&G	(12,000)
Arp Funds	600,840	Hotel Motel	17,119	Landfill/Garbage	(32,105)
Rut Capital	533,440	Library Trust	16,635	SRF Sponsored Project	(32,351)
Water Capital Revolving	477,310	Harrington Park Project	14,399	WTR Capital Projects	(42,248)
Sewer Equip Revolving	476,441	Asset Forfeiture	13,476	CDBG DT Façade Project	(77,588)
<i>Continued in next column...</i>		<i>Continued in next column...</i>		Sewer Cap Imp Project	(1,495,131)
					Total: \$35,298,036

Source: The City.

## VALUATION BY PROPERTY CLASSIFICATION

The following table presents the January 1, 2024 and January 1, 2025 100% Assessed and Taxable Valuations of the City by property classification (for Fiscal Year 2025/26 and 2026/27 tax levies).

	As of January 1, 2024 (2025/26 Collection)		As of January 1, 2025 (2026/27 Collection)*	
	100% Actual Valuation	Taxable Valuation (With Rollback)	100% Actual Valuation	Taxable Valuation (With Rollback)
Residential	\$453,571,368	\$205,383,639	\$484,380,040	\$204,963,162
Commercial	\$59,541,170	\$44,231,701	\$66,598,479	\$48,691,635
Industrial	\$77,313,713	\$67,410,262	\$82,259,663	\$71,355,389
Railroads	\$12,045,567	\$10,832,800	\$11,781,059	\$10,594,184
Utilities w/o Gas & Electric	\$0	\$0	\$0	\$0
Other	\$0	\$0	\$0	\$0
Gross Valuation	\$602,471,818	\$327,858,402	\$645,019,241	\$335,604,370
Less: Military Exemption	(\$887,704)	(\$887,704)	(\$833,903)	(\$833,903)
Less: Homestead Exemption	(\$3,399,500)	(\$3,399,500)	(\$3,438,500)	(\$3,438,500)
Net Valuation	<u>\$598,184,614</u>	<u>\$323,571,198</u>	<u>\$640,746,838</u>	<u>\$331,331,967</u>
Taxable Increment Valuation (TIF)	\$40,968,549	\$40,968,549	\$53,402,018	\$52,902,721
Taxed Separately				
Ag. Land	\$2,395,100	\$1,768,961	\$3,056,400	\$1,816,725
Ag. Buildings	\$4,200	\$3,102	\$1,700	\$1,010
Gas & Electric	\$17,326,505	\$2,487,112	\$17,295,734	\$2,578,456

\*Subject to final certification on July 1, 2026.

Source: Iowa Department of Management.

TIF used to compute debt service levies and constitutional debt limit.

## VALUATION TREND

Valuation Year	Payable Fiscal Year	100% Actual Valuation	Taxable Valuation (With Rollback)	Taxable Increment Valuation (TIF)	Total Taxable Valuation
2025*	2026/27	\$714,502,690	\$333,910,423	\$52,902,721	\$386,813,144
2024	2025/26	\$658,878,968	\$326,058,310	\$40,968,549	\$367,026,859
2023	2024/25	\$647,997,916	\$301,199,706	\$52,692,424	\$353,892,130
2022	2023/24	\$512,710,349	\$287,656,167	\$20,060,262	\$307,716,429
2021	2022/23	\$495,172,634	\$282,797,594	\$19,042,890	\$301,840,484
2020	2021/22	\$488,400,180	\$269,995,018	\$40,049,195	\$310,044,213

The 100% actual valuations, before rollback and after reduction of military exemption, include ag land and buildings, TIF increment, and gas and electric utilities and are used for calculating debt capacity. The taxable valuations, with the rollback and after the reduction of military exemption, include gas and electric utilities, exclude ag land and buildings, and exclude taxable TIF increment value, which is shown separately. Iowa cities certify operating levies against taxable value excluding TIF increment. However, debt service levies are certified against taxable value including TIF increment.

\*Subject to final certification on July 1, 2026.

Source: Iowa Department of Management.

## LARGER TAXPAYERS BY VALUATION

Taxpayer	1/1/2024 Taxable Valuation <u>for FY 2025/26</u>
Verbio Nevada LLC	36,998,362
Lincolnway Energy LLC	11,888,058
Union Pacific Corporation	10,832,800
Vanhouweling Property LLC	9,005,267
Key Cooperative	6,826,057
Burke Marketing Corporation	5,756,354
Vier Enterprises	5,225,893
Flummerfelt's Country Club Estates MHC LLC	4,445,925
Hertz Associates LTD	3,335,777
Nevada IA Property Holdings LLC	2,932,269
Total Top 10 Taxable Valuation:	\$97,246,762

Top 10 as % of Total 2024 Taxable Valuation: 26.5%

Source: Story County Auditor

## DEBT LIMIT CALCULATION

The amount of general obligation debt a political subdivision of the State of Iowa can incur is controlled by constitutional debt limit which is an amount equal to 5% of the value of taxable property within its limits as ascertained by the last state and county tax lists. The Issuer's debt limit, based upon 2024 property valuations, is illustrated below:

Total Market Value, 2024	\$663,166,172
Less: Military Exemption	(887,704)
Less: Homestead Exemption	(3,399,500)
100% Assessed Valuation	\$658,878,968
	x 5%
Legal Debt Limit (A)	\$32,943,948
Debt Applicable to Limit:	
General Obligation Bonds/Notes	\$12,395,000*
TIF Backed Development Agreements	407,229
Total Bonds/Notes Subject to Debt Limit (B)	\$12,802,229
Legal Debt Limit Available (A - B)	\$20,141,719
Percentage of Debt Limit Available	61.14%

\*Preliminary, subject to change.

## GENERAL OBLIGATION DEBT

Date of Issue	Original Amount	Purpose	Final Maturity	Principal Outstanding as of March 25, 2026
9/2012B	\$7,320,000	Advance Refund 2008C U.R. Bonds, Funding Library Improvements	6/2026	\$95,000
9/2017	2,850,000	Advance Refunding Series 2013 G.O. Bonds (due 2021-2026)	6/2026	140,000
4/2020	8,905,000	G.O. Bonds	6/2032	8,405,000
6/2023	2,380,000	Infrastructure Improvements and Fieldhouse Project	6/2026	755,000
6/2026	3,000,000	Various Improvements	6/2031	3,000,000*
			Total:	\$12,395,000

\*Preliminary, subject to change.

### Fiscal Year General Obligation Debt Payments

Year Ended	Outstanding			G.O. Series 2026*			TOTAL
	G.O. Debt			G.O. Series 2026*			
June 30,	Principal	Interest	P+I	Principal	Interest	P+I	P+I
2026	\$1,770,000	\$211,743	\$1,981,743				\$4,006,443
2027	1,140,000	152,500	1,292,500	\$810,000	\$150,000	\$960,000	3,545,000
2028	1,245,000	129,700	1,374,700	600,000	109,500	709,500	3,458,900
2029	1,270,000	104,800	1,374,800	630,000	79,500	709,500	3,459,100
2030	1,295,000	79,400	1,374,400	470,000	48,000	518,000	3,266,800
2031	1,325,000	53,500	1,378,500	490,000	24,500	514,500	3,271,500
2032	1,350,000	27,000	1,377,000				2,754,000
Total	\$9,395,000	\$758,643	\$10,153,643	\$3,000,000	\$411,500	\$3,411,500	\$23,761,743

\*Preliminary, subject to change.

### OTHER CITY DEBT

#### Water Revenue Debt

Date of Issue	Original Amount	Purpose	Final Maturity	Principal Outstanding as of March 25, 2026
7/2020B	\$2,765,000	Current Refunding 2012C Water Refunding Bonds	6/2027	\$630,000

#### Sewer Revenue Debt

Date of Issue	Original Amount	Purpose	Final Maturity	Principal Outstanding as of March 25, 2026
1/2021	\$1,360,000	Sewer Revenue	6/2042	\$1,177,000
4/2021	10,000,000	Sewer Revenue	6/2042	8,659,000
1/2022	10,000,000	Sewer Revenue	6/2042	9,114,000
9/2022	20,838,000	Sewer Revenue	6/2052	20,835,000
12/2023	16,120,000	Sewer Revenue	6/2043	11,676,010
6/2025	20,835,000	Sewer Revenue	6/2052	20,835,000
8/2025	2,000,000	Sewer Revenue	6/2045	2,000,000
Total:				\$51,461,010

### OTHER OBLIGATIONS

From time to time the City, pursuant to Section 403.9 of the Iowa Code and the Issuer's urban renewal plans, has entered into Development Agreements which contain payment obligations from the Issuer to an external party. The Issuer's payment requirements under these contracts are not structured as general liabilities of the Issuer, but rather are exclusively secured by and payable from a pledge of the City's incremental property tax revenues (TIF) to be derived from the taxable properties (or some subset thereof) contained within an urban renewal area of the Issuer pursuant to Section 403.19 of the Iowa Code. The City's payment obligations under these contracts are routinely contingent upon development or redevelopment performance requirements of the external party and are typically made subject to annual appropriation rights by the City Council. TIF Payments under these contracts are typically due and owing semi-annually on December 1 and June 1 of each fiscal year of the City.

The following table contains information on the City's more significant Development Agreements, each subject to annual appropriation by the City:

Third Party Agreement Name	Agreement Date	Maximum Amount Outstanding	Final Payment Date
Verbio	2019	\$478,233	2027
On Track Construction LLC	2020	1,500,000	2034
South Glen Subdivision	2020	1,500,000	2036
Nevada Dev, Henry Prop	2022	\$500,000	2027
Oak Park Estates	2023	1,800,000	2049

**FINANCIAL SUMMARY (as of March 25, 2026)**

	<b>2024</b>	<b>2025</b>
	<b>Valuations</b>	<b>Valuations**</b>
<b>City of Nevada, Iowa</b>		
100% Valuation	\$658,878,968	\$714,502,690
Taxable Valuation (excludes ag value)	\$367,026,859	\$386,813,144
General Obligation Debt	\$12,395,000*	\$12,395,000*
Direct General Obligation Debt per Capita (2020 Census: 6,925 )	\$1,789.89*	\$1,789.89*
Total Direct and Indirect General Obligation Debt per Capita	\$2,346.10*	\$2,352.61*
Ratio of Direct General Obligation Debt to 100% Valuation	1.88%*	1.73%*
Ratio of Direct and Indirect G. O. Debt to 100% Valuation per Capita	2.47%*	2.28%*
100% Valuation per Capita	\$95,144.98	\$103,177.28
Water Revenue Debt	\$630,000	\$630,000
Sewer Revenue Debt	\$51,461,010	\$51,461,010
<b>Overlapping Debt:</b>		
Story County		
100% Valuation	\$11,519,566,883	\$12,683,944,892
Taxable Valuation	\$6,373,667,959	\$6,693,310,591
General Obligation Bonded Debt	\$2,404,287	\$2,404,287
Percent Allocable to City	5.76%	5.78%
Amount Allocable to City	\$138,451	\$138,946
City's Share of Debt per Capita	\$19.99	\$20.06
Nevada Community School District		
100% Valuation	\$1,171,244,850	\$1,285,233,603
Taxable Valuation	\$647,900,585	\$673,266,520
General Obligation Bonded Debt	\$6,035,000	\$6,035,000
Percent Allocable to City	56.65%	57.45%
Amount Allocable to City	\$3,418,745.32	\$3,467,300.47
City's Share of Debt per Capita	\$493.68	\$500.69
Des Moines Area CC		
100% Valuation	\$126,960,545,853	\$141,971,885,743
Taxable Valuation	\$70,226,515,406	\$75,013,580,610
Bonded Debt:		
General Obligation School Bonds/Notes	\$56,355,000	\$56,355,000
General Obligation Certificates: Industrial New Jobs Training Certificates <sup>1</sup>	\$54,925,000	\$54,925,000
Total General Obligation Bonded Debt	\$111,280,000	\$111,280,000
Percent Allocable to City	0.52%	0.52%
Amount Allocable to City (excludes New Jobs Training Certificates)	\$294,530	\$290,599
City's Share of Debt per Capita (excludes New Jobs Training Certificates)	\$42.53	\$41.96

<sup>1</sup> The Certificates were issued to finance projects which provide education and training of workers for new or expanding industry in the Merged Area. While secured by an annual levy of a standby tax upon all taxable property in the Merged Area, the debt service is payable from revenues of the respective projects and the standby tax will be collected only in the event such revenues are insufficient.

\*Preliminary, subject to change.

\*\*Subject to final certification on July 1, 2026

**APPENDIX B**  
**FORM OF BOND COUNSEL OPINION\***

We hereby certify that we have examined certified copies of the proceedings (the "Proceedings") of the City Council of the City of Nevada (the "Issuer"), in Story County, Iowa, passed preliminary to the issue by the Issuer of its General Obligation Corporate Purpose Bonds, Series 2026A (the "Bonds") in the amount of \$3,000,000, in the denomination of \$5,000 each, or any integral multiple thereof, dated March 25, 2026, in evidence of the Issuer's obligation under a certain loan agreement (the "Loan Agreement"), dated as of March 25, 2026. The Bonds mature on June 1 in each of the respective years and in the principal amounts and bear interest payable semiannually on June 1 and December 1 in each year, commencing December 1, 2026, at the respective rates as follows:

<u>Date</u>	<u>Principal</u>	<u>Interest Rate</u>
2027	\$810,000	_____ %
2028	\$600,000	_____ %
2029	\$630,000	_____ %
2030	\$470,000	_____ %
2031	\$490,000	_____ %

Principal of the Bonds is not subject to optional redemption prior to maturity.

Based upon our examination, we are of the opinion, as of the date hereof, that:

1. The Proceedings show lawful authority for such issue under the laws of the State of Iowa.
2. The Bonds and the Loan Agreement are valid and binding general obligations of the Issuer.

3. All taxable property within the corporate boundaries of the Issuer is subject to the levy of taxes to pay the principal of and interest on the Bonds without constitutional or statutory limitation as to rate or amount.

4. The interest on the Bonds (including any original issue discount properly allocable to an owner thereof) is excluded from gross income for federal income tax purposes and is not treated as a preference item in calculating the federal alternative minimum tax imposed on noncorporate taxpayers under the Internal Revenue Code of 1986 (the "Code"). The opinions set forth in the preceding sentence are subject to the condition that the Issuer comply with all requirements of the Code that must be satisfied subsequent to the issuance of the Bonds in order that interest thereon be, or continue to be, excluded from gross income for federal income tax purposes. The Issuer has covenanted to comply with each such requirement. Failure to comply with certain of such requirements may cause the inclusion of interest on the Bonds in gross income for federal income tax purposes to be retroactive to the date of issuance of the Bonds.

5. The Bonds are "qualified tax-exempt obligations" within the meaning of Section 265(b)(3) of the Code. The opinion set forth in the preceding sentence is subject to the condition that the Issuer comply with all requirements of the Code that must be satisfied subsequent to the issuance of the Bonds in order that the Bonds be, or continue to be, qualified tax-exempt obligations. The Issuer has covenanted to comply with each such requirement.

We express no opinion regarding other federal tax consequences arising with respect to the Bonds. We note, however, that interest on the Bonds may be taken into account in determining adjusted financial statement income for purposes of the federal alternative minimum tax imposed on applicable corporations (as defined in Section 59(k) of the Code).

The rights of the owners of the Bonds and the enforceability thereof may be subject to bankruptcy, insolvency, reorganization, moratorium and other similar laws affecting creditors' rights heretofore or hereafter enacted to the extent constitutionally applicable, and their enforcement may also be subject to the exercise of judicial discretion in appropriate cases.

DORSEY & WHITNEY LLP

**\*This form of bond counsel opinion is subject to change pending the results of the sale of the Bonds contemplated herein.**

**APPENDIX C**  
**FORM OF CONTINUING DISCLOSURE CERTIFICATE**

This Continuing Disclosure Certificate (the "Disclosure Certificate") is executed and delivered by the City of Nevada, Iowa (the "Issuer"), in connection with the issuance of \$3,000,000 General Obligation Corporate Purpose Bonds, Series 2026A (the "Bonds"), dated March 25, 2026. The Bonds are being issued pursuant to a resolution of the Issuer approved on March 9, 2026 (the "Resolution"). The Issuer covenants and agrees as follows:

Section 1. Purpose of the Disclosure Certificate. This Disclosure Certificate is being executed and delivered by the Issuer for the benefit of the Holders and Beneficial Owners of the Bonds and in order to assist the Participating Underwriters in complying with S.E.C. Rule 15c2-12.

Section 2. Definitions. In addition to the definitions set forth in the Resolution, which apply to any capitalized term used in this Disclosure Certificate unless otherwise defined in this Section, the following capitalized terms shall have the following meanings:

"Annual Report" shall mean any Annual Report provided by the Issuer pursuant to, and as described in, Sections 3 and 4 of this Disclosure Certificate.

"Beneficial Owner" shall mean any person which (a) has the power, directly or indirectly, to vote or consent with respect to, or to dispose of ownership of, any Bonds (including persons holding Bonds through nominees, depositories or other intermediaries), or (b) is treated as the owner of any Bonds for federal income-tax purposes.

"Dissemination Agent" shall mean the Dissemination Agent, if any, designated in writing by the Issuer and which has filed with the Issuer a written acceptance of such designation.

"EMMA" shall mean the MSRB's Electronic Municipal Market Access system available at <http://emma.msrb.org>.

"Financial Obligation" shall mean a (i) debt obligation, (ii) derivative instrument entered into in connection with, or pledged as security or a source of payment for, an existing or planned debt obligation, or, (iii) guarantee of either (i) or (ii). The term "Financial Obligation" shall not include municipal securities as to which a final official statement has been provided to the MSRB pursuant to the Rule.

"Holders" shall mean the registered holders of the Bonds, as recorded in the registration books of the Registrar.

"Listed Events" shall mean any of the events listed in Section 5(a) of this Disclosure Certificate.

"Municipal Securities Rulemaking Board" or "MSRB" shall mean the Municipal Securities Rulemaking Board, 1300 I Street NW, Suite 1000, Washington, DC 20005.

"Participating Underwriter" shall mean any of the original underwriters of the Bonds required to comply with the Rule in connection with offering of the Bonds.

"Rule" shall mean Rule 15c2-12 adopted by the Securities and Exchange Commission under the Securities Exchange Act of 1934, as the same may be amended from time to time.

"State" shall mean the State of Iowa.

Section 3. Provision of Annual Reports.

(a) Not later than June 30 (the "Submission Deadline") of each year following the end of the 2025-2026 fiscal year, the Issuer shall, or shall cause the Dissemination Agent (if any) to, file on EMMA an electronic copy of its Annual Report which is consistent with the requirements of Section 4 of this Disclosure Certificate in a format and accompanied by such identifying information as prescribed by the MSRB. The Annual Report may be submitted as a single document or as separate documents comprising a package, and may cross-reference other information as provided in Section 4 of this Disclosure Certificate; provided that the audited financial statements of the Issuer may be submitted separately from the balance of the Annual Report and later than the Submission Deadline if they are not available by that date. If the Issuer's fiscal year changes, it shall give notice of such change in the same manner as for a Listed Event under Section 5(c), and the Submission Deadline beginning with the subsequent fiscal year will become one year following the end of the changed fiscal year.

(b) If the Issuer has designated a Dissemination Agent, then not later than fifteen (15) business days prior to the Submission Deadline, the Issuer shall provide the Annual Report to the Dissemination Agent.

(c) If the Issuer is unable to provide an Annual Report by the Submission Deadline, in a timely manner thereafter, the Issuer shall, or shall cause the Dissemination Agent (if any) to, file a notice on EMMA stating that there has been a failure to provide an Annual Report on or before the Submission Deadline.

Section 4. Content of Annual Reports. The Issuer's Annual Report shall contain or include by reference the following:

(a) The audited financial statements of the Issuer for the prior fiscal year, prepared in accordance with generally accepted accounting principles promulgated by the Financial Accounting Standards Board as modified in accordance with the governmental accounting standards promulgated by the Governmental Accounting Standards Board or as otherwise provided under State law, as in effect from time to time, or, if and to the extent such audited financial statements have not been prepared in accordance with generally accepted accounting principles, noting the discrepancies therefrom and the effect thereof. If the Issuer's audited financial statements are not available by the Submission Deadline, the Annual Report shall contain unaudited financial information (which may include any annual filing information required by State law) accompanied by a notice that the audited financial statements are not yet available, and the audited financial statements shall be filed on EMMA when they become available.

(b) Tables, schedules or other information contained in the official statement for the Bonds, under the following captions:

- **Building Permit Trend (Calendar Year)**
- **Schedule of Receipts and Disbursements – (General Fund)**
- **Schedule of Receipts and Disbursements – (All Funds)**
- **Breakdown of City Tax Levy**
- **Tax Rate per \$1,000 of Taxable Valuation – City Tax Levies**
- **Tax Collection Trend (All Funds)**
- **Current Fund Balances (as of June 30)**
- **Valuation by Property Classification**
- **Valuation Trend**
- **Larger Taxpayers by Taxable Valuation**
- **Debt Limit Calculation**
- **General Obligation Debt**
- **General Obligation Debt - Fiscal Year General Obligation Debt Payments**
- **Other City Debt – Water Revenue Debt**
- **Other City Debt – Sewer Revenue Debt**
- **Other Obligations**
- **Financial Summary**

Any or all of the items listed above may be included by specific reference to other documents, including official statements of debt issues of the Issuer or related public entities, which are available on EMMA or are filed with the Securities and Exchange Commission. If the document included by reference is a final official statement, it must be available on EMMA. The Issuer shall clearly identify each such other document so included by reference.

Section 5. Reporting of Significant Events

(a) Pursuant to the provisions of this Section 5, the Issuer shall give, or cause to be given, notice of the occurrence of any of the following events with respect to the Bonds:

- (1) Principal and interest payment delinquencies.
- (2) Non-payment related defaults, if material.
- (3) Unscheduled draws on debt service reserves reflecting financial difficulties.
- (4) Unscheduled draws on credit enhancements reflecting financial difficulties.
- (5) Substitution of credit or liquidity providers, or their failure to perform.
- (6) Adverse tax opinions, the issuance by the Internal Revenue Service of proposed or final determinations of taxability, Notices of Proposed Issue (IRS Form 5701-TEB) or other material notices or determinations with respect to the tax status of the security, or other material events affecting the tax status of the security.

- (7) Modifications to rights of security holders, if material.
- (8) Bond calls, if material, and tender offers.
- (9) Defeasances.
- (10) Release, substitution, or sale of property securing repayment of the securities, if material.
- (11) Rating changes.
- (12) Bankruptcy, insolvency, receivership or similar event of the obligated person.

Note to paragraph (12): For the purposes of the event identified in subparagraph (12), the event is considered to occur when any of the following occur: the appointment of a receiver, fiscal agent or similar officer for an obligated person in a proceeding under the U.S. Bankruptcy Code or in any other proceeding under state or federal law in which a court or governmental authority has assumed jurisdiction over substantially all of the assets or business of the obligated person, or if such jurisdiction has been assumed by leaving the existing governing body and officials or officers in possession but subject to the supervision and orders of a court or governmental authority, or the entry of an order confirming a plan of reorganization, arrangement or liquidation by a court or governmental authority having supervision or jurisdiction over substantially all of the assets or business of the obligated person.

- (13) The consummation of a merger, consolidation, or acquisition involving an obligated person or the sale of all or substantially all of the assets of the obligated person, other than in the ordinary course of business, the entry into a definitive agreement to undertake such an action or the termination of a definitive agreement relating to any such actions, other than pursuant to its terms, if material.
- (14) Appointment of a successor or additional trustee or the change of name of a trustee, if material.
- (15) Incurrence of a Financial Obligation of the obligated person, if material, or agreement to covenants, events of default, remedies, priority rights, or other similar terms of a Financial Obligation of the obligated person, any of which affect security holders, if material.
- (16) Default, event of acceleration, termination event, modification of terms, or other similar events under the terms of a Financial Obligation of the obligated person, any of which reflect financial difficulties.

(b) If a Listed Event described in Section 5(a) paragraph (2), (7), (8) (but only with respect to bond calls under (8)), (10), (13), (14), or (15) has occurred and the Issuer has determined that such Listed Event is material under applicable federal securities laws, the Issuer shall, in a timely manner but not later than ten business days after the occurrence of such Listed Event, promptly file, or cause to be filed, a notice of such occurrence on EMMA, with such notice in a format and accompanied by such identifying information as prescribed by the MSRB.

(c) If a Listed Event described in Section 5(a) paragraph (1), (3), (4), (5), (6), (8) (but only with respect to tender offers under (8)), (9), (11), (12), or (16) above has occurred the Issuer shall, in a timely manner but not later than ten business days after the occurrence of such Listed Event, promptly file, or cause to be filed, a notice of such occurrence on EMMA, with such notice in a format and accompanied by such identifying information as prescribed by the MSRB. Notwithstanding the foregoing, notice of Listed Events described in Section 5(a) paragraphs (8) and (9) need not be given under this subsection any earlier than the notice (if any) of the underlying event is given to Holders of affected Bonds pursuant to the Resolution.

Section 6. Termination of Reporting Obligation. The Issuer's obligations under this Disclosure Certificate shall terminate upon the legal defeasance, prior redemption or payment in full of all of the Bonds or upon the Issuer's receipt of an opinion of nationally recognized bond counsel to the effect that, because of legislative action or final judicial action or administrative actions or proceedings, the failure of the Issuer to comply with the terms hereof will not cause Participating Underwriters to be in violation of the Rule or other applicable requirements of the Securities Exchange Act of 1934, as amended.

Section 7. Dissemination Agent. The Issuer may, from time to time, appoint or engage a Dissemination Agent to assist it in carrying out its obligations under this Disclosure Certificate, and may discharge any such Agent, with or without appointing a successor Dissemination Agent. The Dissemination Agent shall not be responsible in any manner for the content of any notice or Annual Report prepared by the Issuer pursuant to this Disclosure Certificate. The initial Dissemination Agent shall be D.A. Davidson & Co.

Section 8. Amendment; Waiver. Notwithstanding any other provision of this Disclosure Certificate, the Issuer may amend this Disclosure Certificate, and any provision of this Disclosure Certificate may be waived, provided that the following conditions are satisfied:

(a) (i) the amendment or waiver is made in connection with a change in circumstances that arises from a change in legal requirements, change in law, or change in the identity, nature or status of an obligated person with respect to the Bonds, or the type of business conducted; (ii) the undertaking, as amended or taking into account such waiver, would, in the opinion of nationally recognized bond counsel, have complied with the requirements of the Rule at the time of the original issuance of the Bonds, after taking into account any amendments or interpretations of the Rule, as well as any change in circumstances; and (iii) the amendment or waiver either (1) is approved by a majority of the Holders, or (2) does not, in the opinion of nationally recognized bond counsel, materially impair the interests of the Holders or Beneficial Owners; or

(b) the amendment or waiver is necessary to comply with modifications to or interpretations of the provisions of the Rule as announced by the Securities and Exchange Commission.

In the event of any amendment or waiver of a provision of this Disclosure Certificate, the Issuer shall describe such amendment in the next Annual Report, and shall include, as applicable, a narrative explanation of the reason for the amendment or waiver and its impact on the type (or in the case of a change of accounting principles, on the presentation) of financial information or operating data being presented by the Issuer. In addition, if the amendment relates to the accounting principles to be followed in preparing audited financial statements, (i) notice of such change shall be given in the same manner as for a Listed Event under Section 5(c), and (ii) the Annual Report for the year in which the change is made will present a comparison or other discussion in narrative form (and also, if feasible, in quantitative form) describing or illustrating the material differences between the audited financial statements as prepared on the basis of the new accounting principles and those prepared on the basis of the former accounting principles.

Section 9. Additional Information. Nothing in this Disclosure Certificate shall be deemed to prevent the Issuer from disseminating any other information, using the means of dissemination set forth in this Disclosure Certificate or any other means of communication, or including any other information in any Annual Report or notice of occurrence of a Listed Event, in addition to that which is required by this Disclosure Certificate. If the Issuer chooses to include any information in any Annual Report or notice of occurrence of a Listed Event in addition to that which is specifically required by this Disclosure Certificate, the Issuer shall have no obligation under this Certificate to update such information or include it in any future Annual Report or notice of occurrence of a Listed Event.

Section 10. Default. In the event of a failure of the Issuer to comply with any provision of this Disclosure Certificate, any Holder or Beneficial Owner may take such actions as may be necessary and appropriate, including seeking mandate or specific performance by court order, to cause the Issuer to comply with its obligations under this Disclosure Certificate. Direct, indirect, consequential and punitive damages shall not be recoverable by any person for any default hereunder and are hereby waived to the extent permitted by law. A default under this Disclosure Certificate shall not be deemed an event of default under the Resolution, and the sole remedy under this Disclosure Certificate in the event of any failure of the Issuer to comply with this Disclosure Certificate shall be an action to compel performance.

Section 11. Duties, Immunities and Liabilities of Dissemination Agent. The Dissemination Agent, if any, shall have only such duties as are specifically set forth in this Disclosure Certificate, and the Issuer agrees to indemnify and save the Dissemination Agent, its officers, directors, employees and agents, harmless against any loss, expense and liabilities which it may incur arising out of or in the exercise or performance of its powers and duties hereunder, including the costs and expenses (including attorneys' fees) of defending against any claim of liability, but excluding liabilities due to the Dissemination Agent's negligence or willful misconduct. The obligations of the Issuer under this Section shall survive resignation or removal of the Dissemination Agent and payment of the Bonds.

Section 12. Beneficiaries. This Disclosure Certificate shall inure solely to the benefit of the Issuer, the Dissemination Agent, the Participating Underwriters and Holders and Beneficial Owners from time to time of the Bonds, and shall create no rights in any other person or entity.

Dated: March 25, 2026

CITY OF NEVADA, IOWA

By \_\_\_\_\_  
Mayor

Attest:

By \_\_\_\_\_  
City Clerk

**APPENDIX D**  
**AUDITED FINANCIAL STATEMENTS OF THE ISSUER FOR FISCAL YEAR 2025**

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The financial statements are prepared on the basis of cash receipts and disbursements, which is a basis of accounting other than U.S. generally accepted accounting principles.

## APPENDIX E

### BOOK-ENTRY SYSTEM

*The information in this Appendix concerning The Depository Trust Company, New York, New York ("DTC") and DTC's book-entry system has been obtained from DTC. Neither the Underwriter nor the Issuer take responsibility for the accuracy or completeness thereof, or for any material changes in such information subsequent to the date hereof, or for any information provided at the web sites referenced below. Beneficial Owners should confirm the following with DTC or the Direct Participants (as hereinafter defined). So long as Cede & Co. is the Registered Owner of the Bonds, as nominee of DTC, references in the Official Statement to the Bondholders or Registered Owners of the Bonds shall mean Cede & Co. and shall not mean the Beneficial Owners of the Bonds.*

#### Book-Entry System

The Depository Trust Company ("DTC"), New York, NY, will act as securities depository for the Bonds. The Bonds will be issued as fully-registered securities registered in the name of Cede & Co. (DTC's partnership nominee) or such other name as may be requested by an authorized representative of DTC. One fully-registered Bond certificate will be issued for the Bonds, in the aggregate principal amount of such issue, and will be deposited with DTC.

DTC, the world's largest securities depository, is a limited-purpose trust company organized under the New York Banking Law, a "banking organization" within the meaning of the New York Banking Law, a member of the Federal Reserve System, a "clearing corporation" within the meaning of the New York Uniform Commercial Code, and a "clearing agency" registered pursuant to the provisions of Section 17A of the Securities Exchange Act of 1934. DTC holds and provides asset servicing for over 3.5 million issues of U.S. and non-U.S. equity issues, corporate and municipal debt issues, and money market instruments (from over 100 countries) that DTC's participants ("Direct Participants") deposit with DTC. DTC also facilitates the post-trade settlement among Direct Participants of sales and other securities transactions in deposited securities, through electronic computerized book-entry transfers and pledges between Direct Participants' accounts. This eliminates the need for physical movement of securities certificates. Direct Participants include both U.S. and non-U.S. securities brokers and dealers, banks, trust companies, clearing corporations, and certain other organizations. DTC is a wholly-owned subsidiary of the Depository Trust & Clearing Corporation ("DTCC"). DTCC is the holding company for DTC, National Securities Clearing Corporation and Fixed Income Clearing Corporation, all of which are registered clearing agencies. DTCC is owned by the users of its regulated subsidiaries. Access to the DTC system is also available to others such as both U.S. and non-U.S. securities brokers and dealers, banks, trust companies, and clearing corporations that clear through or maintain a custodial relationship with a Direct Participant, either directly or indirectly ("Indirect Participants"). DTC has a Standard & Poor's rating of AA+. The DTC Rules applicable to its Participants are on file with the Securities and Exchange Commission. More information about DTC can be found at [www.dtcc.com](http://www.dtcc.com).

Purchases of Bonds under the DTC system must be made by or through Direct Participants, which will receive a credit for the Bonds on DTC's records. The ownership interest of each actual purchaser of each Bond ("Beneficial Owner") is in turn to be recorded on the Direct and Indirect Participants' records. Beneficial Owners will not receive written confirmation from DTC of their purchase. Beneficial Owners are, however, expected to receive written confirmations providing details of the transaction, as well as periodic statements of their holdings, from the Direct or Indirect Participant through which the Beneficial Owner entered into the transaction. Transfers of ownership interests in the Bonds are to be accomplished by entries made on the books of Direct and Indirect Participants acting on behalf of Beneficial Owners. Beneficial Owners will not receive certificates representing their ownership interests in Bonds, except in the event that use of the book-entry system for the Bonds is discontinued.

To facilitate subsequent transfers, all Bonds deposited by Direct Participants with DTC are registered in the name of DTC's partnership nominee, Cede & Co., or such other name as may be requested by an authorized representative of DTC. The deposit of Bonds with DTC and their registration in the name of Cede & Co. or such other DTC nominee do not effect any change in beneficial ownership. DTC has no knowledge of the actual Beneficial Owners of the Bonds; DTC's records reflect only the identity of the Direct Participants to whose accounts such Bonds are credited, which may or may not be the Beneficial Owners. The Direct and Indirect Participants will remain responsible for keeping account of their holdings on behalf of their customers.

Conveyance of notices and other communications by DTC to Direct Participants, by Direct Participants to Indirect Participants, and by Direct Participants and Indirect Participants to Beneficial Owners will be governed by arrangements among them, subject to any statutory or regulatory requirements as may be in effect from time to time. Beneficial Owners of Bonds may wish to take certain steps to augment the transmission to them of notices of significant events with respect to the Bonds, such as redemptions, tenders, defaults and proposed amendments to the Security documents. For example, Beneficial Owners of Bonds may wish to ascertain that the nominee holding the Bonds for their benefit has agreed to obtain and transmit notices to Beneficial Owners. In the alternative,

Beneficial Owners may wish to provide their names and addresses to the registrar and request that copies of notices be provided directly to them.

Redemption notices shall be sent to DTC. If less than all of the Bonds within an issue are being redeemed, DTC's practice is to determine by lot the amount of the interest of each Direct Participant in such issue to be redeemed.

Neither DTC nor Cede & Co. (nor any other DTC nominee) will consent or vote with respect to the Bonds unless authorized by a Direct Participant in accordance with DTC's MMI Procedures. Under its usual procedures, DTC mails an Omnibus Proxy to Issuer as soon as possible after the record date. The Omnibus Proxy assigns Cede & Co.'s consenting or voting rights to those Direct Participants to whose accounts the Bonds are credited on the record date (identified in a listing attached to the Omnibus Proxy).

Redemption proceeds, distributions and dividend payments on the Bonds will be made to Cede & Co., or such other nominee as may be requested by an authorized representative of DTC. DTC's practice is to credit Direct Participants' accounts upon DTC's receipt of funds and corresponding detail information from Issuer or Agent, on payable date in accordance with their respective holdings shown on DTC's records. Payments by Participants to Beneficial Owners will be governed by standing instructions and customary practices, as is the case with securities held for the accounts of customers in bearer form or registered in "street name," and will be the responsibility of such Participant and not of DTC, Agent or Issuer, subject to any statutory or regulatory requirements as may be in effect from time to time. Payment of redemption proceeds, distributions and dividend payments to Cede & Co. (or such other nominee as may be requested by an authorized representative of DTC) is the responsibility of Issuer or Agent, disbursement of such payments to Direct Participants will be the responsibility of DTC, and disbursement of such payments to the Beneficial Owners will be the responsibility of Direct and Indirect Participants.

DTC may discontinue providing its services as depository with respect to the Bonds at any time by giving reasonable notice to Issuer or Agent. Under such circumstances, in the event that a successor depository is not obtained, Bond certificates are required to be printed and delivered.

The Issuer may decide to discontinue use of the system of book-entry-only transfers through DTC (or a successor securities depository). In that event, Bond certificates will be printed and delivered to DTC.

The information in this section concerning DTC and DTC's book-entry system has been obtained from sources that the Issuer believes to be reliable, but the Issuer does not take any responsibility for the accuracy thereof.

ORDINANCE NO. 1076 (2025/2026)

AN ORDINANCE AMENDING CHAPTER 69 (PARKING REGULATIONS)  
OF THE CITY CODE BY ADDING LANGUAGE PERTAINING TO NO PARKING ZONES

BE IT ENACTED by the City Council of the City of Nevada, Iowa, as follows:

**SECTION 1. SECTION MODIFIED.** Chapter 69 (Parking Regulations), Section 69.08 (No Parking Zones), is hereby amended by adding:

**69.08 – NO PARKING ZONES**

No one shall stop, stand or park a vehicle in any of the following specifically designated no parking zones except when necessary to avoid conflict with other traffic or in compliance with the direction of a peace officer or traffic control signal.

(Code of Iowa, Sec. 321.236 [1])

1. All of S-14 (County Road), from Lincoln Highway to the north City limit.
2. All of First (1st) Street from I Avenue to Lincoln Highway (except during fair time).
3. All of I Avenue from S-14 (County Road) to First (1st) Street, except on the north side of I Avenue from the west line of First (1st) Street, 195 feet west.
4. All of S-14 (County Road), from I Avenue to the south City limit.
5. All of Maple Street from S-14 (County Road) to the west line of Gaslite Third Addition.
6. The east side of West First (1st) Street from Lincoln Highway to M Avenue.
7. The west side of First (1st) Street from H Avenue to I Avenue.
8. The west side of Second (2nd) Street from Lincoln Highway to the south line of N Avenue.
- 9. The west side of Second (2<sup>nd</sup>) from S Avenue to T Avenue**

(Ord. 953 – Jul. 10 Supp.)

10. All of Fifth (5th) Street from F Avenue to G Avenue.
11. All of Fifth (5th) Street from G Avenue to I Avenue.
12. The west side of Fifth (5th) Street from I Avenue to J Avenue (Sunday parking only).
13. The east side of Fifth (5th) Street from Lincoln Highway to N Avenue (funeral parking only).
14. All of Sixth (6th) Street from US Highway 30 to I Avenue.

(Ord. 939 - Jan. 09 Supp.)

15. The west side of Sixth (6th) Street from the Union Pacific Railroad right-of-way to R Avenue.
16. The east side of Seventh (7th) Street from E Avenue to J Avenue.
17. The west side of Seventh (7th) Street from Lincoln Highway to N Avenue.
18. The west side of Eighth (8th) Street from the West Indian Creek bridge to N Avenue.
- 18A. The east side of Eighth (8th) Street from the Union Pacific Railroad south tracks right-of-way to E Avenue.

(Ord. 939 - Jan. 09 Supp.)

19. The west side of Ninth (9th) Street from E Avenue to N Avenue.
20. The west side of Tenth (10th) Street from E Avenue to T Avenue West.
- 20A. The east side of Tenth (10th) Street from E Avenue to F Avenue (northbound).

(Ord. 941 - Jan. 09 Supp.)

- 20B. The east side of Tenth (10th) Street from H Avenue (east) intersection to 110 feet south of the intersection.

(Ord. 944 - Jul. 09 Supp.)

21. The east side of Tenth (10th) Street from H Avenue (east) to J Avenue.
22. All of Eleventh (11th) Street and South Eleventh (11th) Street from the Union Pacific Railroad south track right-of-way to the south City limits.

(Ord. 939 - Jan. 09 Supp.)

23. The east side of Eleventh (11th) Street from the Union Pacific Railroad south track right-of-way to the north line of G Avenue.

(Ord. 939 - Jan. 09 Supp.)

24. The west side of Twelfth (12th) Street from K Avenue to the Union Pacific Railroad right-of-way.
25. All of Thirteenth (13th) Street from M Avenue to N Avenue.
- 25A. East side of West 18th Street north of Highway 30 and south of Lincoln Highway.

(Ord. 944 - Jul. 09 Supp.)

26. The south side of T Avenue from Eighth (8th) Street to Eleventh (11th) Street.
27. The north side of R Avenue from First (1st) Street to Tenth (10th) Street.
28. The south side of N Avenue from Story County Road S-14 to Fifth (5th) Street.
29. All of N Avenue from Fifth (5th) Street to Seventh (7th) Street.
30. The north side of N Avenue from Seventh (7th) Street to Fifteenth (15th) Street.
31. The north side of M Avenue from Sixth (6th) Street to Fifth (5th) Street.
32. The south side of M Avenue from Eighth (8th) Street to Ninth (9th) Street.
33. The south side of M Avenue from Tenth (10th) Street to Twelfth (12th) Street.
34. All of Lincoln Highway from the west City limit to the east City limit.
35. The north side of K Avenue from Fourth (4th) Street to the alley east.
36. The north side of K Avenue from Fifth (5th) Street to the alley west shall be restricted to ten-minute parking only.
37. The south side of K Avenue from Fifth (5th) Street to the alley west shall be restricted to momentary parking while depositing mail only.
38. All of K Avenue from 50 feet east and west of the alley between Eleventh (11th) Street and Twelfth (12th) Street.

**39. The north side of J Avenue from Tenth (10<sup>th</sup>) Street east to the alleyway.**

40. The south side of I Avenue from 195 feet west of First (1st) Street to Sixth (6th) Street.
- 40A. The north side of I Avenue from Fifth (5th) Street west to the alley.

(Ord. 944 - Jul. 09 Supp.)

41. All of I Avenue from Sixth (6th) Street to Seventh (7th) Street.
42. The south side of I Avenue from Seventh (7th) Street to Tenth (10th) Street.
- 43. The north side of H Avenue from Ninth (9<sup>th</sup>) Street east to Tenth (10<sup>th</sup>) Street.**
44. The south side of H Avenue from Tenth (10th) Street to Thirteenth (13th) Street.
45. The north side of H Avenue from Tenth (10th) Street to Nineteenth (19th) Street.
46. The north side of H Avenue from First (1st) Street to Second (2nd) Street.
47. All of E Avenue from County Road S-14 to and including 275 feet east of the center of the highway bridge over West Indian Creek.
48. The north side of E Avenue starting at a point 275 feet east of the center of the highway bridge over West Indian Creek, and ending at Eleventh (11th) Street.
49. The north side of C Avenue from Eighth (8th) Street to Eleventh (11th) Street.
50. The east side of Third (3rd) Street from Lincoln Highway to N Avenue.
51. The west side of Fifth (5th) Street from G Avenue to the east-west alley south of E Avenue.
52. All of Sixth (6th) Street from I Avenue to U.S. Highway No. 30.
53. All of south 50 feet of Lynn Drive.
54. All of Fifteenth (15th) Street from H Avenue to Lincoln Highway except for diagonal parking where marked from H Avenue to J Avenue on Fifteenth (15th) Street.
55. The south side of J Avenue from the alley between Eighth (8th) and Ninth (9th) Streets to the intersection of Tenth (10th) and J Avenue.
56. The north side of M Avenue from Sixth (6th) Street to Seventh (7th) Street.
57. The west side of Seventh (7th) Street beginning at a point 76 feet and ending at a point 86 feet south of the north property line of Block 13, Original Town of Nevada, Iowa, locally known as the entrance to the United Methodist Church.
58. The north side of Maple Avenue east from the west line of Gaslite Third Addition.
59. All of South G Avenue.
60. All of Fawcett Parkway between Nineteenth (19th) Street and South B Avenue.
61. All of Osage Drive.
62. The north side of Cherokee Street from Osage Drive to the centerline of Apache Street.
63. The south side of Apache Street from Osage Drive to Cherokee Street.
64. The west side of Fifteenth (15th) Street from the intersection with H Avenue to a point 100 feet south as measured along the centerline of Fifteenth (15th) Street from the intersection of the centerlines of Fifteenth (15th) Street and H Avenue.

65. The east side of Fifteenth (15th) Street from the intersection with H Avenue to a point 68 feet south as measured along the centerline of Fifteenth (15th) Street from the intersection of the centerlines of Fifteenth (15th) Street and H Avenue.

66. The east side of Second (2nd) Street from Lincoln Highway south 155 feet from centerline of Lincoln Highway.

67. The south side of E Avenue from Sixth (6th) Street east 187 feet from centerline of Sixth (6th) Street.

68. The south side of E Avenue from Sixth (6th) Street west 122 feet from centerline of Sixth (6th) Street.

68A. The north and south side of F Avenue east 80 feet from centerline of 10th Street.

(Ord. 941 - Jan. 09 Supp.)

68B. The north and south side of F Avenue west 100 feet from centerline of 11th Street.

(Ord. 941 - Jan. 09 Supp.)

69. The south side of G Avenue from Sixth (6th) Street east 120 feet from centerline of Sixth (6th) Street; the north side of G Avenue from Sixth (6th) Street east to alley.

70. The north side of G Avenue from Fourth (4th) Street to Fifth (5th) Street.

71. The south side of F Avenue from Sixth (6th) Street to Seventh (7th) Street.

72. Third (3rd) Street Place from E Avenue to F Avenue.

73. The north side of K Avenue from the intersection with First (1<sup>st</sup>) Street to a point 155 feet east as measured along the centerline of K Avenue from the intersection of the centerlines of K Avenue and First (1<sup>st</sup>) Street.

74. The north side of J Avenue from the intersection with First (1<sup>st</sup>) Street to a point 155 feet east as measured along the centerline of J Avenue from the intersection of the centerlines of J Avenue and First (1<sup>st</sup>) Street.

75. The east side of Third (3rd) Street from G Avenue to H Avenue.

76. The north side of J Avenue from Thirteenth (13th) Street to Fifteenth (15th) Street.

77. The south side of K Avenue from Thirteenth (13th) Street to Fifteenth (15th) Street.

78. The east side of Fourth (4th) Street from H Avenue to I Avenue.

79. The north side of I Avenue from Tenth (10th) Street to Eleventh (11th) Street.

80. All of West K Avenue east of West Eighteenth (18th) Street.

81. The north side of K Avenue from Seventh (7th) Street to Eleventh 11<sup>th</sup> Street.

(Ord. 919 - Feb. 08 Supp.)

82. The north side of Apache Street from the west-end hammerhead turnabout to Osage Drive.

83. The east side of Sioux, Pueblo and Cheyenne Drive from Apache Street to the north-end hammerhead turnabout on Sioux Drive.

84. All of the hammerhead turnabout located on the north end of Sioux, Pueblo and Cheyenne Drive.

85. All of the hammerhead turnabout located on the west end of Apache Drive.

86. The north side of South I Avenue from South Eleventh (11th) Street to the west.

(Ord. 997 - Jan. 18 Supp.)

87. All of W Avenue.

88. The east side of Fourteenth (14<sup>th</sup>) Street from H Avenue to J Avenue.

89. The west side of Fourteenth (14<sup>th</sup>) Street Place from F Avenue to Fifteenth (15<sup>th</sup>) Street.

90. The west side of Fifteenth (15<sup>th</sup>) Street from F Avenue to H Avenue.

91. The west side of Fifteenth (15<sup>th</sup>) Street Place from F Avenue to H Avenue.

92. The west side of Sixteenth (16<sup>th</sup>) Street from F Avenue to H Avenue.

93. The west side of Seventeenth (17<sup>th</sup>) Street from the Cul-de-sac to H Avenue.

94. The west side of Eighteenth (18<sup>th</sup>) Street from F Avenue to H Avenue.

95. The east side of Eighteenth (18<sup>th</sup>) Street Place.

96. The south side of F Avenue from 14<sup>th</sup> Street Place to 18<sup>th</sup> Street.

**SECTION 2. REPEALER.** All ordinances or parts or ordinances in conflict with the provisions of this ordinance are hereby repealed.

**SECTION 3. SEVERABILITY CLAUSE.** If any section, provision or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

**SECTION 4. WHEN EFFECTIVE.** This ordinance shall be in effect from and after its final passage, approval and publication as provided by law.

Passed and approved 1<sup>st</sup> Reading on this 9<sup>th</sup> day of February, 2026.

Passed and approved 2<sup>nd</sup> Reading on this 23<sup>rd</sup> day of February, 2026.

Passed and approved 3<sup>rd</sup> and Final Reading on this 9<sup>th</sup> day of March, 2026. Enacted upon publication

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Ryan Condon, Mayor

ATTEST:

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Kerin Wright, City Clerk

## ORDINANCE NO. 1077 (2025/2026)

AN ORDINANCE AMENDING CHAPTER 65 (STOP OR YIELD REQUIRED)  
OF THE CITY CODE TO REQUIRE STOPS IN ADDITIONAL INTERSECTIONS

BE IT ENACTED by the City Council of the City of Nevada, Iowa, as follows:

**SECTION 1. SECTION MODIFIED.** Chapter 65 (Stop or Yield Required), Section 65.01 (Stops Required by Vehicles Entering Stop Intersection), is amended by inserting the following new highlighted/bolded language:

65.01 Stops Required by Vehicles Entering Stop Intersection.

65.01(1) On First (1<sup>st</sup>) Street

- A. At intersection of I Avenue
- B. At intersection of R Avenue**
- C. At intersection of S Avenue**
- D. North bound at intersection of T Avenue**

65.01(4) On Second (2<sup>nd</sup>) Street

- A. South bound at intersection of E Avenue
- B. At intersection of I Avenue
- C. At intersection of Lincoln Highway (L Avenue) – 4-way
- D. At intersection of N Avenue
- E. At intersection of S Avenue**
- F. North bound at T Avenue**

65.01(57) On R Avenue

- A. At intersection of Second (2nd) Street
- B. At intersection of Fifth (5th) Street – 4-way
- C. At intersection of Sixth (6th) Street
- D. At intersection of Eighth (8th) Street
- E. At intersection of Tenth (10th) Street
- F. West bound at West 3<sup>rd</sup> Street (County Road S14)**

65.01(74) Academy Circle at 6<sup>th</sup> Street65.01(75) South Glen Avenue at South Eleventh (11<sup>th</sup>) Street65.01(76) Cubs Drive at South Eleventh (11<sup>th</sup>) Street65.01(77) Nevada Street at intersection of South Glen Avenue65.01(78) Alpine Drive

- A. At intersection of R Avenue**
- B. At intersection of T Avenue**

**65.01(79) Canyon Drive at intersection of R Avenue**

**65.01(80) Sequoia Drive**

- C. At intersection of R Avenue**
- D. At intersection of T Avenue**

**SECTION 2. REPEALER.** All ordinances or parts or ordinances in conflict with the provisions of this ordinance are hereby repealed.

**SECTION 3. SEVERABILITY CLAUSE.** If any section, provision or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

**SECTION 4. WHEN EFFECTIVE.** This ordinance shall be in effect from and after its final passage, approval and publication as provided by law.

Passed and approved 1<sup>st</sup> Reading on this \_\_\_\_ day of February, 2026.

Passed and approved 2<sup>nd</sup> Reading on this \_\_\_\_ day of March, 2026.

Passed and approved 3<sup>rd</sup> and Final Reading on this \_\_\_\_ day of March, 2026. Enacted upon publication

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Ryan Condon, Mayor

ATTEST:

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Erin Mousel, City Clerk

1<sup>st</sup> Reading – February 23, 2026

Motion by Council Member \_\_, seconded by Council Member \_\_, to adopt the first reading of Ordinance No. 1077 (2025/2026).

AYES: \_\_

NAYS: \_\_

ABSENT: \_\_

2<sup>nd</sup> Reading – March 9, 2026

Motion by Council Member \_\_, seconded Council Member by \_\_, to adopt the second reading of Ordinance No. 1077 (2025/2026).

AYES: \_\_

NAYS: \_\_

ABSENT: \_\_

3<sup>rd</sup> Reading – March 23, 2026

Motion by Council Member \_\_, seconded by Council Member \_\_, to adopt the third and final reading of Ordinance No. 1077 (2025/2026).

AYES: \_\_

NAYS: \_\_

ABSENT: \_\_

The Mayor declared Ordinance No. 1077 (2025/2026) adopted.

I certify that the foregoing was published as Ordinance No. 1077 (2025/2026) on the 23<sup>rd</sup> day of March, 2026.

Erin Mousel, City Clerk

## City Administrators Report

February 5-19, 2026

### Lead and Asbestos Testing

The lead and asbestos inspection reports have been received and forwarded to our office. After an initial review, no significant issues or immediate concerns were identified that would require follow-up at this time. These reports will be shared with the project architects for their review to determine if they have any additional findings, concerns, or recommendations that should be addressed moving forward.

### Historical Review

The historical reviews for the buildings participating in the CDBG Façade Program have been completed. Each review includes a detailed site description, an overview of the buildings' past and current uses, and information regarding their architectural classification and the materials incorporated into their construction. In addition, the reviews highlight key aspects of historic integrity, provide a statement of significance, and outline the requirements for maintaining historical classification. Where applicable, they also identify improvements or modifications needed for a building to be considered historically significant or eligible for continued historic designation. All completed reviews will be forwarded to the project architect for further evaluation and review.

### Iowa Appraiser

I met with the appraiser hired by the DOT to discuss the proposed land acquisition related to the I-35 expansion project. This meeting followed our previous discussion, during which I needed additional clarification on which portions of the property would be disturbed, particularly because the area is part of a potential future well-field expansion, and half of the land is currently CRP. After further review of the acquisition area and additional discussion with the appraiser, I do not believe this request will negatively impact any future well field development. The DOT is seeking only a small portion of land, approximately 0.84 acres, which does not encroach on the acreage currently being cash rented, nor does it affect any of the CRP land we currently maintain. Additionally, the acquisition area aligns with an existing easement already in place in the location where the DOT intends to purchase. Because of this, the proposed acquisition should not interfere with future well expansion plans, as the area was already subject to limited use due to the easement. The next step in the process is for the appraiser to submit an estimate of market value for the 0.84 acres the DOT wishes to acquire. Following that appraisal submission, the DOT will begin negotiations with the City regarding compensation and the final purchase amount. The appraiser indicated that she would be providing the DOT with her recommended market value assessment as part of the next phase of the acquisition process. Maps are attached to my report.

### Flint Hills

At our previous meeting, I referenced a letter the City received from Flint Hills Resources regarding planned activity associated with their pipeline infrastructure. The correspondence outlines their intent to relocate the pipelines currently located on the east side of W. 18th Street. The letter includes a detailed project map identifying the affected area and the proposed relocation alignment. A copy of this map will be provided at the conclusion of my report for

Council's reference. In addition, the letter references Chapter 9 of the Iowa State Code, which governs the restoration of agricultural lands during and after pipeline construction. Flint Hills Resources acknowledges these requirements and outlines their obligation to restore impacted agricultural property in accordance with state regulations once construction activities are completed. The letter also provides an anticipated project timeline. According to the information provided, staking of the project area is expected to begin on or around March 2nd. This staking will mark the limits of construction and identify the areas where work will occur. Further updates will be shared as additional information becomes available regarding construction scheduling and duration.

#### **N Avenue walk-thru**

We recently conducted our initial project walk-through with WHKS along N Avenue to begin coordination and discuss the scope of improvements planned between 5th Street and 8th Street. The purpose of this walk-through was to review existing site conditions with the engineers, identify potential challenges, and clearly communicate our goals and expectations for the project area. This early coordination allows the design team to better understand the existing infrastructure and incorporate our priorities into the project plans. In addition to meeting with WHKS, I have proactively reached out to several businesses located within and adjacent to the project corridor. These conversations are intended to inform them of the upcoming work, explain the general scope of improvements, and ensure they are aware of potential disruptions well in advance. We want to maintain open communication so that businesses are not caught off guard as the project moves forward and can plan accordingly. The project itself will involve significant infrastructure improvements. Planned work includes full roadway replacement in certain segments, replacement of select storm sewer intakes, and installation of new utility lines within the corridor. Due to the extent of these improvements, portions of the project area will undergo full reconstruction rather than minor surface repairs. As design progresses, we will continue refining the scope and coordinating with affected stakeholders.

#### **Rising Leaders Tour**

Rising Leaders is a program made up of high school students from various schools throughout Story County. Each year, a group of students participates in visits to local government entities to gain a better understanding of how public services operate and how local government functions. As part of this program, the students typically visit City Hall and the Police Department to learn about municipal operations from a citywide perspective. During their visit, staff provide an overview of how the City is structured, the roles and responsibilities of different departments, and how decisions are made and implemented. The goal is to give students insight into the day-to-day operations of local government, public service careers, and the importance of civic engagement. Historically, the group has shown strong interest in the Police Department portion of the visit, often asking thoughtful questions about law enforcement operations, public safety responsibilities, and community engagement efforts. Overall, it is a positive and engaging program that allows the City to connect with local students and provide them with a greater understanding of how their local government serves the community.

#### **Capstone Tour**

A group of City officials and staff will be touring the Capstone property this Friday to view the recent improvements that have been made to the facility. This tour will provide Council and staff the opportunity to see firsthand what work has been completed, evaluate the progress of the project, and ask any questions regarding the upgrades and overall condition of the property.

In addition, we will be meeting with the property management company on the following Monday to discuss next steps and ongoing matters related to the facility moving forward. Part of that discussion will include planning for a potential open house event, which would allow members of the public to tour the property, see the improvements, and learn more about the facility and its future use. Further details will be shared once those plans are finalized.

#### **Resource Recovery Center Update**

Following up on the questions raised by Council and my phone conversation with Brian, I wanted to provide additional detail regarding their intentions and operational approach for the new Resource Recovery and Recycling Campus (R3C). A primary focus in both the design and operation of the R3C facility is reliability. They understand that the current system presents significant challenges for haulers, particularly when equipment failures disrupt operations. The new facility is being designed to ensure that incoming waste can continue to be handled even if processing equipment is not functioning. Specifically, the facility will not rely solely on processing systems to move waste. If equipment were to fail, garbage can still be loaded directly into transfer trailers for transport to the Carroll County Landfill. In addition, they have learned that the Iowa Department of Natural Resources would not allow an operation in which haulers would be required to direct haul waste to Carroll County. Therefore, they fully anticipate that the R3C facility will have the capacity and operational ability to accept all incoming waste and appropriately transfer it out via semi-truck transport without placing additional burden on haulers. The facility is also being planned with backup contingencies. A backup generator can be relocated from Electric Services in the event of an extended power outage. Even without electricity, waste transfer operations can continue as long as a loader is available. Should there be issues with trucks or trailers, contracts with private truck operators will be in place to ensure hauling to Carroll County continues without interruption. The tipping floor has been sized to accommodate several days' worth of material, providing additional resilience in the event of disruptions such as landfill delays or highway closures due to severe winter weather. While such events are possible, it is important to note that storms significant enough to close Highway 30 would likely also disrupt waste collection throughout the region, making extended delays less likely in practice. They also want to emphasize that Ames shares Nevada's priorities regarding both reliability and cost control. Any operational issue impacting Nevada would also impact Ames. Minimizing operating costs is another key driver of this project. Under the current system, reliability problems often result in haulers traveling directly to Boone County Landfill, which increases staff time, equipment use, and overall costs. Disposal costs make up roughly half of what residents typically pay each month for garbage service, with the remainder covering fuel, labor, equipment, and other expenses. Improved reliability at the R3C facility and reduced hauling inefficiencies are expected to help offset the impact of higher tipping fees and minimize cost increases for end customers. In terms of ongoing coordination and communication with Nevada, the agreement includes multiple safeguards. Ames will provide an annual report to Nevada, with the next report expected soon. Additionally, Article IV, paragraph 4 of the agreement allows Nevada to request meetings with Ames to discuss projected operating costs, revenues, rates, capital improvements, and debt financing. The City Manager has also made clear that Ames staff, including Resource Recovery, the Public Works Director, and Assistant City Managers, will remain responsive to any questions or concerns raised by Nevada staff during facility operations. Finally, it is important to note that the Ames City Council formally reviews all communications received at each Council meeting and determines whether follow-up is needed. Should any Nevada official submit questions or concerns directly to the Ames City

Council, the Council would have the ability to request staff investigation, place the matter on a future agenda, or take other appropriate action. It is highly unlikely that any correspondence from Nevada would be dismissed without consideration. City of Ames hopes this explanation of details helps address the concerns discussed and provides reassurance regarding the reliability, operational planning, and communication commitments associated with the R3C facility. Ames staff remain available to continue these discussions and would be happy to meet with Nevada's Council if desired.

**Drainage**

We have received two bids for the project to date and are currently awaiting the third submission. Once all bids are received, or sufficient time has passed to proceed without the third, we will be in a position to evaluate pricing and move forward with a recommendation.

Regardless of whether the final bid is submitted, the project timeline should allow us to proceed relatively quickly toward completion. In the meantime, I will be sending an email to the property owners on the west side of 18th Street. The purpose of this communication is to outline the scope of the project, explain the improvements that will be taking place, and specifically address how we plan to mitigate the drainage issues they have experienced. Clear communication with these property owners is important to ensure they understand both the construction process and the anticipated benefits once the project is completed. Additionally, I plan to reach out to the County to discuss their potential financial contribution to the project. However, I would like to allow adequate time for the third bid to be submitted so we have the most accurate project cost information available before having that conversation. This will ensure we are providing complete and reliable figures as we discuss funding participation.

**Monthly Meetings**

IAMU  
NEDC Exec  
Mainstreet  
Rotary  
PPL  
Foundation  
Bond meeting



**STAFF MEETING AGENDA**

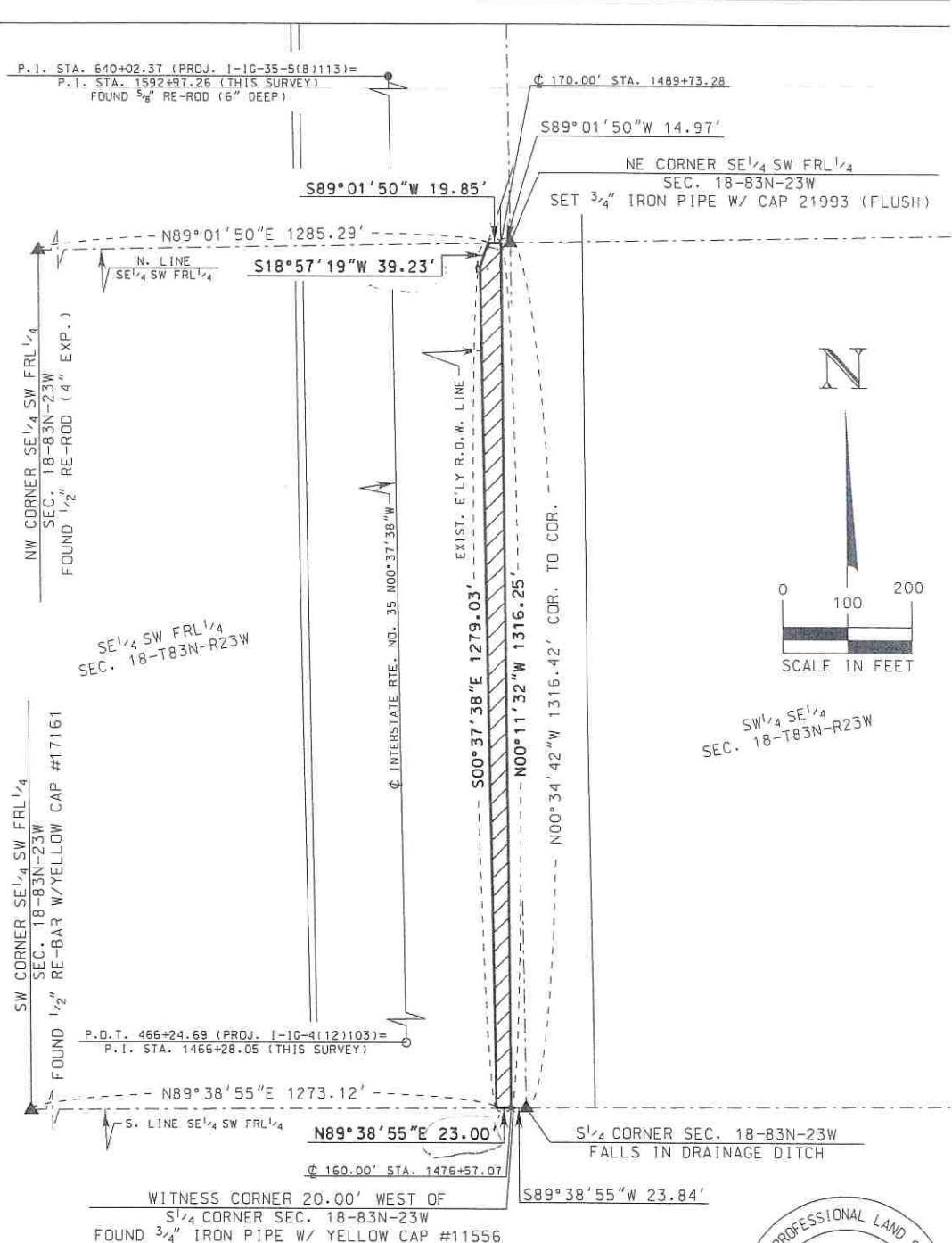
**No Meeting due to City Holiday.**

## IOWA DEPARTMENT OF TRANSPORTATION

IOWA IDOT

ACQUISITION PLAT  
EXHIBIT "A"

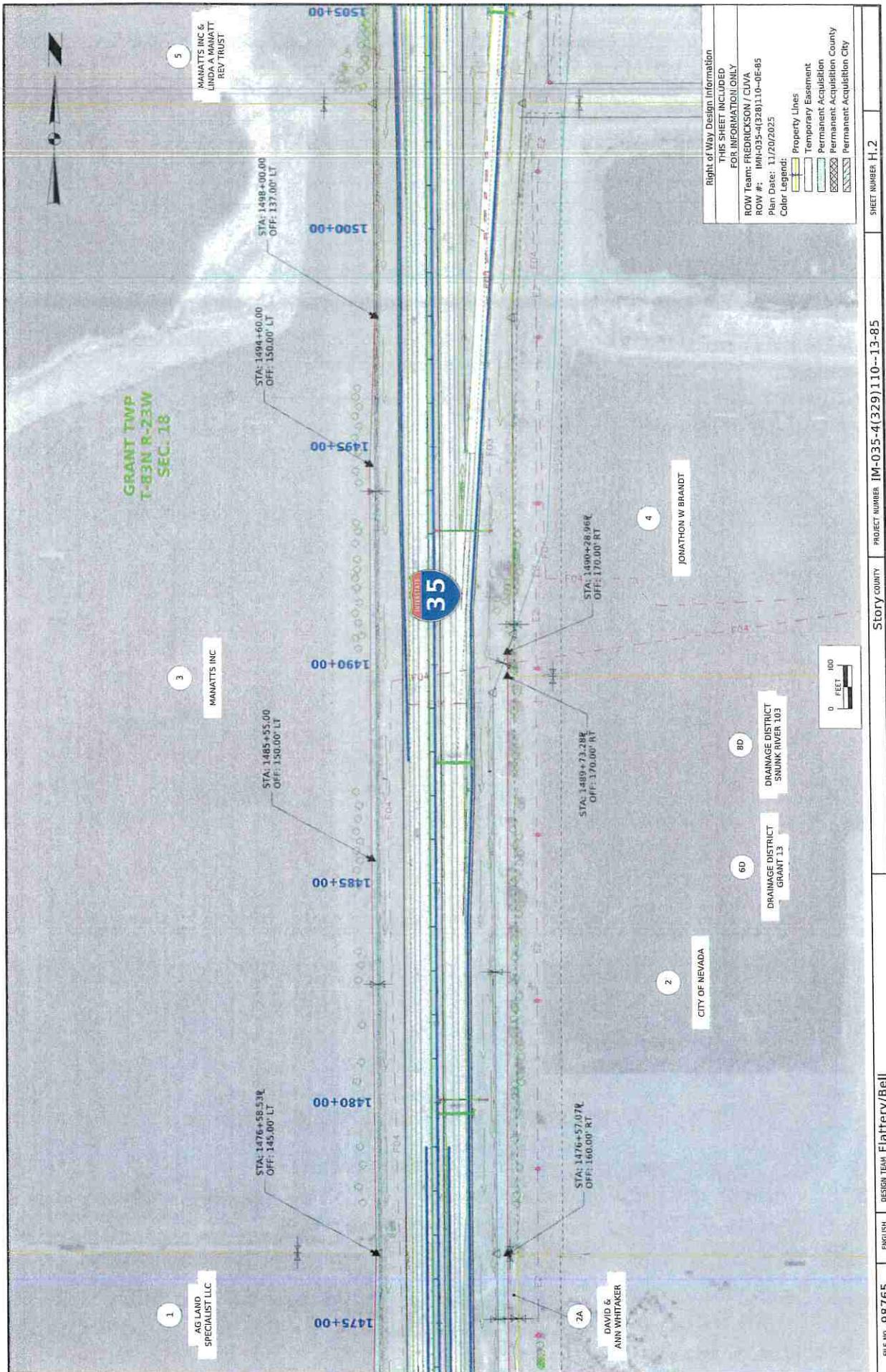
COUNTY STORY STATE CONTROL NO. 85-1200  
 PROJECT NO. IMN-035-4(328)110--OE-85 PARCEL NO. 2  
 SECTION 18 TOWNSHIP 83N RANGE 23W  
 ROW - FEE 0.84 AC, EASE  AC, EXCESS - FEE  AC  
 ACQUIRED ACCESS RIGHTS FROM STA.  TO STA.  MAIN LINE  SIDE  
 ACQUIRED ACCESS RIGHTS FROM STA.  TO STA.  SIDE ROAD  SIDE  
 ACQUIRED FROM

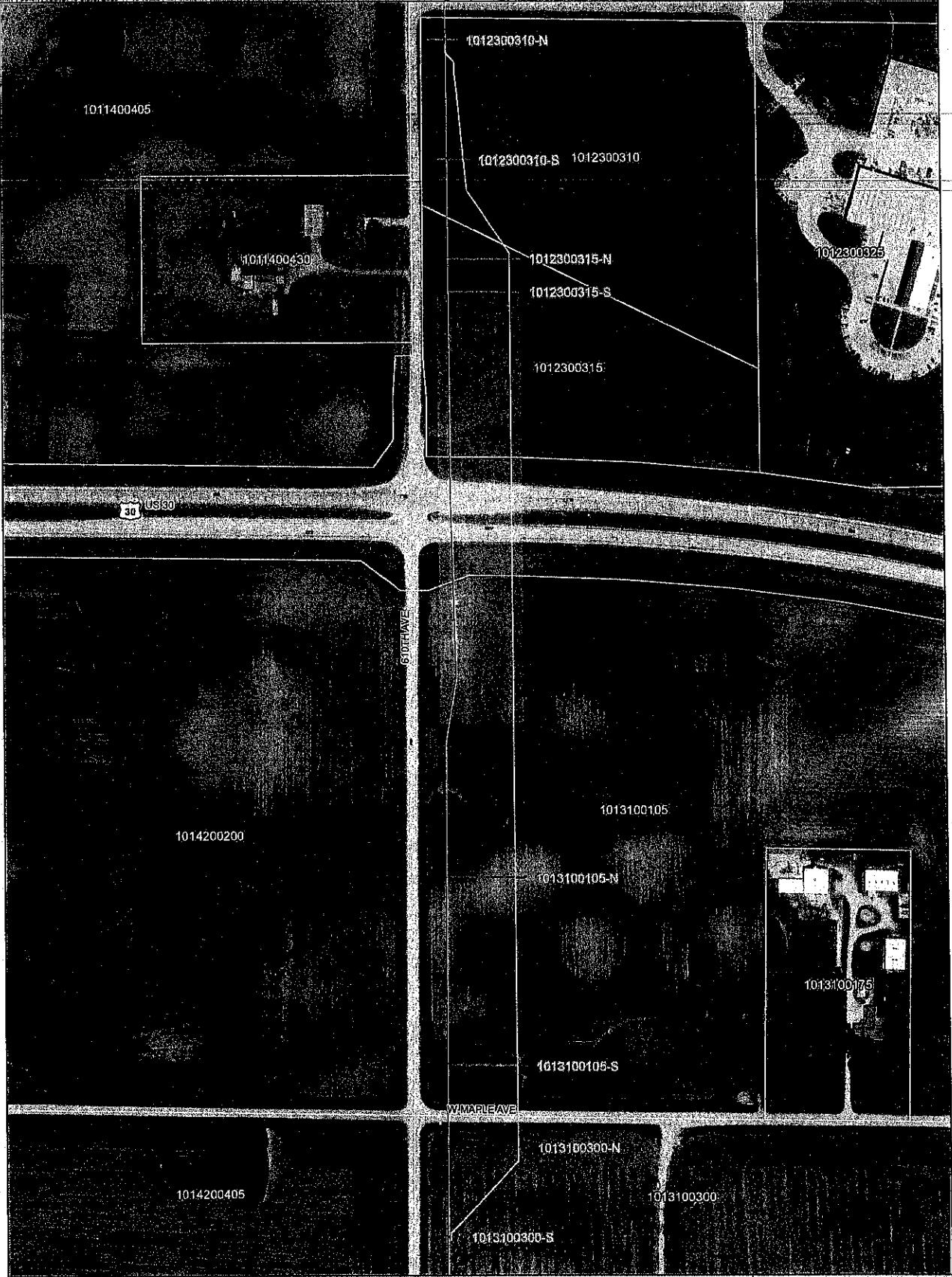


I hereby certify that this land surveying document was prepared by me or under my direct personal supervision, and that I am a duly licensed Professional Land Surveyor under the laws of the State of Iowa.

*[Signature]* Dec. 29, 2025  
 Anthony F. Hildreth License No. 21993 Date  
 My license renewal date is December 31, 2027

DATE DRAWN DEC. 29, 2025 A.F.H.





Topsol Survey Location  
Flint Hills Resources, LC  
Nevada, IA

FIGURE 1

**BARR.**



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## February 23rd / 2026

## Water Pollution Control Council Report

- Regular operation, monitoring & maintenance of the wastewater treatment plant, lift stations, and remote flow basin.
- Advancing staff Continuing Education Credits.
- Submitted Annual Bio-Solids Land Application Reporting Forms to DNR and EPA for review.
- Chloride and Sulfate Data Collection has started for DNR Form 30 part A.18
- DNR Form 30 Part B special sampling analysis #2 and #3 scheduled.
- UV Proficiency Testing has begun.
- Ongoing Punch list work being logged and completed at Phase 2.
- Ongoing Warranty Work Orders completed as assigned at Phase 3.