PUBLIC NOTICE IS HEREBY GIVEN that the following governing body will meet at the date, time, and place herein set out. The tentative agenda for said meeting is as follows:

TENTATIVE AGENDA
ATKINS CITY COUNCIL
CITY HALL – 480 3RD AVENUE
TUESDAY, SEPTEMBER 8, 2026
6:00 P.M.

1. Call to Order and Pledge of Allegiance led by Mayor Brian Cruise

2. Roll Call by City Clerk

3. Approval of the Agenda by City Council.

4. Citizens' Opportunity to address the Council:

   - In conformance with the Iowa Open Meetings law, no action or deliberation can occur on items presented during the Citizens' Forum
   - Please walk to the front and state your name and address and the subject of your discussion
   - Speakers are encouraged to limit their comments to three (3) minutes

5. Unfinished Business:

6. New Business:

   A. 2026 Benton County Multi-Jurisdictional Local Hazard Mitigation:

      - Introduction by Scott Flory, City Administrator.
      - Review of Benton County Hazard Mitigation Plan, Robyn Reece, Emergency Planning & Consulting
      - **Motion** to approve **Resolution #2026-09-01**, "A Resolution adopting the 2026 Benton County Multi-Jurisdictional Local Hazard Mitigation Plan" by the City Council.
      - Discussion and consideration of **Motion** by City Council
      - Roll Call Vote by City Clerk

   B. Proposal from Hawkeye Communication for Outdoor Video Camera System for Wastewater Plant; Sewer Lift Station; and Water Treatment Plan:

      - Introduction by Scott Flory, City Administrator
      - Review of Request by David Schrier, Public Works Director
      - **Motion** to approve proposal from Hawkeye Communications in an amount not to exceed $11,814.20 by the City Council
      - Discussion and consideration of **Motion** by City Council
      - Voice Vote by Mayor Cruise

C. Engineering Services Agreement 2026 Water Distribution System Improvement Project:

- Review by Scott Flory, City Administrator
- **Motion** to approve Engineering Service Agreement by City Council
- Discussion and consideration of **Motion** by City Council
- Voice vote by Mayor Cruise

7. City Administrator's Report:

- Update on TEAP Funding Request for Safe Routes to Schools Study

8. Mayor's Report:

9. Consent Agenda:

- Approval of August 25, 2026, City Council Meeting Minutes
- Approval of the bills & claims submitted by the City Clerk
- Approval of August 2026 Financial Reports, Treasurer's Report, Revenue & Expense Reports, and Bank Reconciliation
- Approval of August 2026 Utility Trial Balance & AR Reports
- Approval Renewal of a Class B Retail Native Wine License for Central City Family Pharmacy (d/b/a Atkins Family Pharmacy), 401 Cardinal Ave
- Approval of Ownership Change for Casey's General Store, 401 Stonebrook Dr for their Class E Retail Alcohol License and their Retail Tobacco License

10. Other Business:

11. Adjournment

NEXT REGULAR MEETING – SEPTEMBER 22, 2026 at 6:00 P.M.

This notice is given pursuant to Chapter 21.4 (1) of the Code of Iowa and of the local Rules & Procedures of the Governing Body

**Written comments are welcome in advance of the meeting and may be received at the office of the City Clerk in-person, or by email at: cityclerk@cityofatkins.org at Atkins City Hall, 480 Third Avenue, Atkins, IA 52206. Contact the City Clerk's Office if you plan to speak before the Council on an agenda item and need any special assistance.*

Note: Some members may participate by telephone, per Section 21.8 of the Code of Iowa

UNFINISHED BUSINESS

NEW BUSINESS

RESOLUTION NO. 2026-09-01

A RESOLUTION ADOPTING THE 2026 BENTON COUNTY MULTI-JURISDICTIONAL LOCAL HAZARD MITIGATION PLAN

WHEREAS, the City of Atkins recognizes the threat that natural hazards pose to people and property within our community; and

WHEREAS, undertaking hazard mitigation actions will reduce the potential for harm to people and property from future hazard occurrences; and

WHEREAS, the U.S. Congress passed the Disaster Mitigation Act of 2000 ("Disaster Mitigation Act") emphasizing the need for pre-disaster mitigation of potential hazards; and

WHEREAS, the Disaster Mitigation Act made available hazard mitigation grants to state and local governments; and

WHEREAS, an adopted Local Hazard Mitigation Plan is required as a condition of future funding for mitigation projects under multiple FEMA pre-and post-disaster mitigation grant programs; and

WHEREAS, the City of Atkins fully participated in the hazard mitigation planning process to prepare this Multi-Jurisdictional Local Hazard Mitigation Plan; and

WHEREAS, the City of Atkins desires to comply with the requirements of the Disaster Mitigation Act and to augment its emergency planning efforts by formally adopting the Benton County Multi-Jurisdictional Hazard Mitigation Plan; and

WHEREAS, adoption by the governing body for the City of Atkins demonstrates the jurisdiction's commitment to fulfilling the mitigation goals outlined in this Multi-Jurisdictional Hazard Mitigation Plan; and

WHEREAS, adoption of this legitimizes the plan and authorizes responsible agencies to carry out their responsibilities under the plan.

NOW, THEREFORE, BE IT RESOLVED, that the City of Atkins adopts the Benton County Multi-Jurisdictional Hazard Mitigation Plan as an official plan; and

BE IT FURTHER RESOLVED, that the City of Atkins will submit this Adoption Resolution to the Iowa Department of Homeland Security and Emergency Management and the Federal Emergency Management Agency Region VII officials to enable the plan's final approval.

PASSED AND APPROVED THIS 8TH DAY OF SEPTEMBER 2026.

____
Brian Cruise, Mayor

ATTEST:

____
Shelley Annis, City Clerk/Treasurer

ATKINS

CITY OF ATKINS, IOWA RESOLUTION NO. 810

A RESOLUTION ADOPTING THE
2021 BENTON COUNTY MULTI-JURISDICTIONAL LOCAL HAZARD MITIGATION PLAN

WHEREAS, the City of Atkins, Iowa recognizes the threat that natural hazards pose to people and property within our community; and

WHEREAS, undertaking hazard mitigation actions will reduce the potential for harm to people and property from future hazard occurrences; and

WHEREAS, the U.S Congress passed the Disaster Mitigation Act of 2000 ("Disaster Mitigation Act") emphasizing the need for pre-disaster mitigation of potential hazards;

WHEREAS, the Disaster Mitigation Act made available hazard mitigation grants to state and local governments; and

WHEREAS, an adopted Local Hazard Mitigation Plan is required as a condition of future funding for mitigation projects under multiple FEMA pre- and post-disaster mitigation grant programs; and

WHEREAS, the City of Atkins fully participated in the hazard mitigation planning process to prepare this Multi-Jurisdictional Local Hazard Mitigation Plan; and

WHEREAS, the City of Atkins desires to comply with the requirements of the Disaster Mitigation Act and to augment its emergency planning efforts by formally adopting the Benton County .Multi-Jurisdictional Local Hazard Mitigation Plan; and

WHEREAS, adoption by the governing body for the City of Atkins demonstrates the jurisdictions' commitment to fulfilling the mitigation goals outlined in this Multi-Jurisdictional Local Hazard Mitigation Plan; and

WHEREAS, adoption of this legitimizes the plan and authorizes responsible agencies to carry out their responsibilities under the plan.

NOW, THEREFORE, BE IT RESOLVED, that the City of Atkins, Iowa adopts the Benton County Multi-Jurisdictional Local Hazard Mitigation Plan" as an official plan; and

BE IT FURTHER RESOLVED, that the City of Atkins, Iowa will submit this Adoption Resolution to the Iowa Homeland Security and Emergency Management Division and Federal Emergency Management Agency Region VII officials to enable the plan's final approval.

Passed and approved the 7th day of December, 2020.

Signed: Bruce Visser
Mayor

Attest: ______________________
City Clerk

HAWKEYE communication
Fandel Alarm

Providing Peace of Mind with Unique Technology Solutions

Well Site Cameras

Quote #MF005545 v1

Prepared For:

City of Atkins

480 3rd Ave
Atkins, IA 52206

P: (319) 446-7870
E: dschrier@cityofatkins.org

Prepared by:

Hawkeye Communication

Mike Freeman
97 N Center Point Rd
Hiawatha, IA 52233

P: 319-362-4300
M: 319-450-4079
E: mikef@hawkeye-communication.com

Date Issued:

08.20.2026

Expires:

09.19.2026

Waste Water Plant

Product Description	Quantity
Avigilon 5MP, H6SL, Outdoor Dome Camera, WDR, IR, 3.4-10, 30 Day	1
Avigilon Wall Pendant Arm	1
Avigilon NPT Adapter for H6SL Dome Cameras	1
Avigilon 5MP, 30 Day, Alta, 3 head H5A Multisensor Camera	1
Avigilon Dome Bubble Cover, for outdoor surface mount or pendant mount, smoked	1
Avigilon Outdoor Pendant Mount Adapter for H5A Cameras	1
Avigilon Wall Mount Arm	1
Avigilon Corner Mount for Large Pendant Wall Mount	1
Genesis CAT 6 Plenum Cable, Unshielded, CMP, Blue	1
Installation Materials	1
Installation Labor	1

Camera Placements:

- (1) Camera Covering Back of Building/Tanks...*Multi-Head 270 Degree Camera*
- (1) Camera Covering Driveway

Project Notes:

- Pricing assumes there will be active internet connection for cameras.
- Pricing assumes POE switches will be provided by customer.

Subtotal: **$4,360.88**

Annual Licensing Fees

Product Description	Quantity	Annual Price	Annual Total
Avigilon Alta 1 Year Camera License	2	$142.00	$284.00
		Annual Subtotal:	**$284.00**

HAWKEYE communication
Fandel Alarm

Providing Peace of Mind with Unique Technology Solutions

Lift Station

Product Description	Quantity
Avigilon 5MP, H6SL, Outdoor Dome Camera, WDR, IR, 3.4-10, 30 Day	1
Avigilon Wall Pendant Arm	1
Avigilon NPT Adapter for H6SL Dome Cameras	1
Genesis CAT 6 Plenum Cable, Unshielded, CMP, Blue	1
Installation Labor	1

Camera Placements:

- (1) Camera Covering Gate Entrance

Project Notes:

- Pricing assumes there will be active internet connection for cameras.
- Pricing assumes POE switches will be provided by customer.

Subtotal:	**$1,639.39**

Annual Licensing Fees

Product Description	Quantity	Annual Price	Annual Total
Avigilon Alta 1 Year Camera License	1	$142.00	$142.00
		Annual Subtotal:	**$142.00**

Water Plant

Product Description	Quantity
Avigilon 5MP, 30 Day, Alta, 3 head H5A Multisensor Camera	2
Avigilon Dome Bubble Cover, for outdoor surface mount or pendant mount, smoked	2
Avigilon Outdoor Pendant Mount Adapter for H5A Cameras	2
Avigilon Wall Mount Arm	2
Avigilon Corner Mount for Large Pendant Wall Mount	2
Genesis CAT 6 Plenum Cable, Unshielded, CMP, Blue	1
Installation Materials	1
Installation Labor	1

Camera Placements:

- (1) Camera Covering Front of Building/Park Area...*Multi-Head 270 Degree Camera*
- (1) Camera Covering Back of Building/Park Area...*Multi-Head 270 Degree Camera*

Project Notes:

- Pricing assumes there will be active internet connection for cameras.
- Pricing assumes POE switches will be provided by customer.

Subtotal:	**$5,813.93**

HAWKEYE communication
Fandel Alarm

Providing Peace of Mind with Unique Technology Solutions

Annual Licensing Fees

Product Description	Quantity	Annual Price	Annual Total
Avigilon Alta 1 Year Camera License	2	$142.00	$284.00
		Annual Subtotal:	**$284.00**

Quote Summary	Recurring	One-Time
Waste Water Plant	$0.00	$4,360.88
Annual Licensing Fees	$284.00	$0.00
Lift Station	$0.00	$1,639.39
Annual Licensing Fees	$142.00	$0.00
Water Plant	$0.00	$5,813.93
Annual Licensing Fees	$284.00	$0.00
Subtotal:	**$710.00**	**$11,814.20**
Total:	**$710.00**	**$11,814.20**

Shipping & Handling fees are subject to change.
Pricing may change based on charged vendor tariffs.

Acceptance

Hawkeye Communication	**City of Atkins**
Mike Freeman	David Schrier
Signature / Name	Signature / Name Initials
08/20/2026	
Date	Date

SNYDER & ASSOCIATES

STANDARD PROFESSIONAL SERVICES AGREEMENT

(Long Form)

NOW ON THIS _____ day of __________________, 20___, **Auto filled** 900 Bell Drive SW, Cedar Rapids, IA 52404, (hereinafter, Professional), and City of Atkins, 480 3rd Ave, Atkins, IA 52206 (hereinafter, Client) do hereby agree as follows:

1. **PROJECT:** Professional agrees to provide Professional Services (Services) for Client's project known and identified as: WATER MAIN REPLACEMENT – 1ST ST FROM CARDINAL AVE TO 4TH AVE., 4TH AVE FROM RAILROAD ST TO 2ND ST., 4TH AVE FROM 3RD ST TO PARK RIDGE RD, 2ND ST & 5TH AVE FROM 4TH AVE TO 1ST ST. ____________________

2. **SCOPE and FEES:** The Scope of and the fees to be paid for said Services are set forth on Exhibit A attached hereto and by this reference made a part of this Agreement. Any Services not shown on Exhibit A shall be considered Additional Services. Additional Services may only be added by written change order, amendment or supplement to this agreement signed by both parties.

3. **STANDARD OF CARE:** In providing Services under this Agreement, the Professional shall perform in a manner consistent with that degree of care and skill ordinarily exercised by members of the same professional discipline currently practicing under similar circumstances at the same time and in the same or similar locality. Professional makes no warranty, express or implied, as to its professional services rendered under this Agreement.

   3.1. Client shall promptly report to Professional any defects or suspected defects in the Professional's Services of which Client becomes aware so that the Professional may take measures to minimize the consequences of such a defect.

   3.2. Client further agrees to impose a similar notification requirement on all contractors in its Client/Contractor contract and shall require all subcontracts at any level to contain a like requirement.

   3.3. Professional shall correct any reported defects in Professional's Services at Professional's cost.

   3.4. No withholdings, deductions or offsets shall be made from the Professional's compensation for any reason unless the professional has been found to be legally liable for such amounts by a court of competent jurisdiction.

4. **CODE COMPLIANCE:** Professional shall exercise usual and customary professional care in its efforts to comply with applicable laws, codes and regulations in effect as of the date of this Agreement. Design changes made necessary by newly enacted laws, codes and regulations after the date of this Agreement shall entitle the Professional to a reasonable adjustment in the schedule and additional compensation in accordance with the Additional Services provision of this Agreement.

   4.1. In the event of a conflict between laws, codes and regulations of various governmental entities having jurisdiction over this Project, the Professional shall notify the Client of the nature and impact of such conflict. The Client agrees to cooperate and work with the Professional in an effort to resolve this conflict.

5. **ESTIMATES OF PROBABLE CONSTRUCTION COST:** Should Professional be requested and it is included in the Scope of Services to provide an estimate of probable construction cost, Client understands that the Professional has no control over the cost or availability of labor, equipment or materials, or over market conditions or the Contractor's method of pricing, and that the Professional's estimates of probable construction costs are made on the basis of the Professional's professional judgment and experience. The Professional makes no warranty, express or implied, that the bids or the negotiated cost of the Work will not vary from the Professional's estimate of probable construction cost.

6. **INFORMATION PROVIDED BY OTHERS:** All information, requirements, instructions, criteria, reports, data, findings, plans, specifications, and surveys required by this Agreement and furnished by Client, may be used by Professional in performing its services and Professional is entitled to rely upon the accuracy and completeness thereof. Professional shall not be held responsible for any errors or omissions that may arise as a result of erroneous or incomplete information provided by the Client and/or the Client's consultants and contractors.

7. **TIMELINESS:** Professional will perform its services with reasonable diligence and expediency consistent with sound professional practices.

8. **SCHEDULE OF SERVICES:** Professional is authorized to begin providing the Services as of the date Professional receives a fully executed original signature copy of this Agreement.

   8.1. Professional shall complete its services within a reasonable time; or, within the specific period(s) of time, if any, set forth in Exhibit A which are hereby agreed to be reasonable.

   8.2. Professional shall not be responsible for delays and/or for damages, if any, arising directly or indirectly from causes beyond the Professional's control. Such causes include, but are not limited to, strikes or other labor disputes; severe weather disruptions or other natural disasters or acts of God; fires, riots, war or other emergencies; failure of any government agency to act in a timely manner; failure by the Client or the Client's contractors or consultants to timely perform; or discovery of any hazardous substances or differing site conditions.

   8.3. If Professional is delayed, through no fault of its own, and the orderly and continuous progress of Professional's services is impaired or suspended; or, the Client authorizes or directs changes in the scope, extent, or character of the Project, then the time for the completion of Professional's services, and the rates and amounts of Professional's compensation, shall be equitably adjusted.

   8.4. If Professional is unable, through its own fault, to timely complete its services as required in this Agreement, including any adjustments thereto, then Client shall be entitled, as its sole remedy, to the recovery of direct damages, if any, resulting from such failure.

9. **CLIENT'S RESPONSIBILITIES:** Client understands and agrees that it will be responsible for and in a timely manner:

   9.1. Provide to Professional, at Client's cost, all known and existing information, plans, specifications and data pertaining to or affecting the Project; all criteria and full information as to Client's requirements for the Project; all construction standards which Client will require to be included in the plans and specifications; copies of all other entities findings and reports generated for Client with respect to this Project; and such other information as may be requested and reasonably required to enable Professional to complete its services under this Agreement.

   9.2. Provide for safe access to and make all provisions for Professional to enter upon public and private property as required for Professional to perform its services under this Agreement.

9.3. Coordinate the timing and sequence of Professional's services with the services of others to the Project.

9.4. Provide reviews, certifications, authorizations, approvals, licenses and permits from all governmental authorities having jurisdiction over the Project or any part thereof and such reviews, certifications, authorizations, approvals, easements, rights-of-way and consents from others as may be necessary for Professional to complete its services under this Agreement.

9.5. Review and examine (and shall seek the advice of an attorney, insurance counselor, financial and other advisors or consultants, as Client deems necessary relative to such review and examination) all studies, reports, sketches, drawings, specifications, proposals, alternate solutions, sample or proposed legal documents and other documents submitted by Professional and render to Professional written interim and/or final decisions thereto.

9.6. Give written notice to Professional whenever Client observes or otherwise becomes aware of any Project Site concerns, any defect or nonconformance in the performance of any Contractor or other Consultant working on the Project, or of any other event or development that may affect the scope or time of performance of Professional's services; and, also, give written notice of any defect or nonconformance of Professional's services.

9.7. Provide services of an independent testing laboratory to perform all inspections, tests, and approvals of samples, materials, and equipment as may be required prior to the design of the Project, during the design and/or construction of the Project, or upon completion of the Project with appropriate professional interpretation thereof, unless such services are included within Professional's scope of services under this Agreement.

9.8. Attend the pre-bid conference, bid opening, pre-construction conferences, construction progress and other job related meetings, and substantial completion and final payment Project Site visits.

10. **INVOICING AND PAYMENTS:** Professional shall prepare invoices in accordance with its standard invoicing practices and submit the invoice(s) to Client on a monthly basis. Client agrees to timely pay each invoice within 30 days of the invoice date.

10.1. Payments not paid within said 30 days shall accrue interest on unpaid balances at the rate of 1.5% per month (or the maximum rate of interest permitted by law, if less) from said 30th day. In addition, Professional may, after giving 7 days written notice to Client, suspend services under this Agreement until Professional has been paid in full for Services, interest, expenses and other related charges rendered, accrued, advanced and/or incurred by Professional to the date of suspension. **Client waives any and all claims against Professional arising out of or resulting from said suspension.** Payments will be credited first to accrued interest and then to unpaid principal.

10.2. In the event legal action is necessary to enforce the payment terms of this Agreement, Professional shall be entitled to collect from Client and Client agrees to pay to Professional any judgment or settlement sum(s) due, plus reasonable attorneys' fees, court costs and other expenses incurred by Professional for such collection action and, in addition, the reasonable value of the Professional's time and expenses spent for such collection action, computed according to the Professional's prevailing fee schedule and expense policy. The formal mediation requirements in Paragraph 18, Dispute Resolution, shall not apply and are hereby waived for purposes of this subparagraph 10.2.

11. **INDEMNIFICATION:** To the fullest extent permitted by law, the Professional hereby agrees as follows:

11.1. With regard to the professional services performed and to be performed hereunder by or through the Professional, Professional agrees, to the fullest extent permitted by law, to indemnify and hold the Client harmless from any damage, liability or cost (including reasonable attorneys' fees and costs of defense) to the proportionate extent that Claims are caused by Professional's negligent services or willful misconduct. The indemnity obligations provided under this section shall only apply to the extent such Claims are determined by a court of competent jurisdiction or arbitrator to have been caused by the negligence or willful misconduct of Professional. The Professional shall have no duty to defend but shall reimburse defense costs to the same extent as the overall indemnity obligations herein. These indemnity obligations shall not apply to the extent said Claims arise out of, pertain to, or relate to the negligence of Client or Client's agents, or other independent contractors, including the contractor, subcontractors of contractor or other consultants of Client, or others who are directly responsible to Client, or for defects in design or construction furnished by those persons and/or entities.

11.2. With regard to any acts or omissions of the Professional in connection with this Agreement which do not comprise professional services, the Professional further agrees to indemnify, defend and hold harmless the Client from and against any and all claims, demand actions, causes of action, losses, liabilities, costs, reasonable attorneys' fees and litigation expenses (all of the foregoing being hereinafter individually and collectively called "claims") provided that any such claim is attributable to bodily injury, death, or property damage suffered or incurred by, or asserted against, the Indemnified Parties to the extent, but only to the extent, that the claims are the result of any negligent act or omission by the Professional, its consultants or subconsultants or anyone for whom the Professional is responsible under this agreement, excluding, however, bodily injury, death or property damage arising out of the rendering or failure to render any professional services by the Professional (which is covered by subparagraph 11.1.1 above).

11.3. To the fullest extent permitted by law, the Client agrees to indemnify and hold Professional harmless from any loss, damage, liability or cost (including reasonable attorneys' fees and costs of defense) to the extent caused by the Client's willful misconduct or negligent acts, errors or omissions.

11.4. Neither Client nor Professional shall be obligated to indemnify the other party in any manner whatsoever for the other party's own negligence or willful misconduct or for the negligence or willful misconduct of others.

12. **MUTUAL WAIVERS:** Notwithstanding any other provision of this Agreement, and to the fullest extent permitted by law, neither the Client nor the Professional, their respective officers, directors, partners, employees, contractors or subconsultants shall be liable to the other or shall make any claim for any incidental, indirect or consequential damages arising out of or connected in any way to the Project or to this Agreement.

13. **LIMITATION: In allocating the risks of this Project, Client agrees that: To the fullest extent permitted by law, and not withstanding any other provision of this Agreement, the total liability, in the aggregate, of the Professional and the Professional's officers, directors, partners, employees and subconsultants, and any of them, to the Client and anyone claiming by or through the Client, for any and all claims, losses, costs or damages, including attorneys' fees and costs and expert-witness fees and costs of any nature whatsoever or claims expenses resulting from or in any way related to the Project or the Agreement from any cause or causes shall not exceed, in the aggregate, the total compensation received by the Professional under this Agreement. This limitation shall apply regardless of the cause of action or legal theory pled or asserted unless otherwise prohibited by law.**

14. **OWNERSHIP OF INSTRUMENTS OF SERVICE**: The Client acknowledges the Professional's plans, specifications, and other documents, including electronic files, as the work papers of the Professional and the Professional's instruments of professional service. Nevertheless, the final printed hard copy construction

documents prepared under this Agreement shall become the property of the Client upon completion of the services and payment in full of all monies due to the Professional. The Client shall not reuse or make any modification to the construction documents without the prior written authorization of the Professional. The Client agrees, to the fullest extent permitted by law, to defend, indemnify and hold harmless the Professional, its officers, directors, employees and subconsultants (collectively, Professional) against any damages, liabilities or costs, including reasonable attorneys' fees and defense costs, arising from or allegedly arising from or in any way connected with the unauthorized reuse or modification of the construction documents by the Client or any person or entity that acquires or obtains the construction documents from or through the Client without the written authorization of the Professional.

14.1. Under no circumstances shall the transfer of said instruments of service be deemed a sale by the Professional, and the Professional makes no warranties, either express or implied, of merchantability and fitness for any particular purpose, nor shall such transfer be construed or regarded as any waiver or other relinquishment of the Professional's copyrights in any of the foregoing, full ownership of which shall remain with the Professional, absent the Professional's express prior written consent.

14.2. Should Professional agree to delivery of electronic files to Client, Client agrees, as a condition precedent, to sign Professional's Electronic Media Transfer Agreement prior to said delivery and further agrees that such delivery is for convenience, not reliance by the receiving party.

14.3. The Client is aware that differences may exist between the electronic files delivered and the printed hard-copy construction documents. In the event of a conflict between the signed construction documents prepared by the Professional and the electronic files, the signed or sealed hard-copy construction documents shall govern.

14.4. The Client agrees not to reuse these electronic files, in whole or in part, for any purpose other than for the Project. The Client agrees not to transfer any of the delivered electronic files to others without the prior written consent of the Professional. The Client further agrees to waive all claims against the Professional resulting in any way from any unauthorized changes to or reuse of the electronic files for any other project by anyone other than the Professional.

15. **CERTIFICATIONS, GUARANTEES AND WARRANTIES:** The Professional shall not be required to sign any documents, no matter by whom requested, that would result in the Professional's having to certify, guarantee or warrant the existence of conditions whose existence the Professional cannot ascertain or in the sole judgment of the Professional, increase the Professional's risk or the availability or cost of its professional or general liability insurance. The Client also agrees not to make resolution of any dispute with the Professional or payment of any amount due to the Professional in any way contingent upon the Professional signing any such certification.

16. **RIGHT TO RETAIN SUBCONSULTANTS:** The Professional may engage the services of any professional as a subconsultant when, in the Professionals' sole opinion, it is appropriate to do so. Such subconsultants may include both general and specialized professional services deemed necessary by the Professional to carry out the scope of the Professional's services. Professional shall not be required by the Client to retain any subconsultant not fully acceptable to the Professional.

17. **SUSPENSION OF SERVICES:** If the Project or the Professional's services are suspended by the Client for more than thirty (30) calendar days, consecutive or in the aggregate, over the term of this Agreement, the Professional shall be compensated for all services performed and reimbursable expenses incurred prior to the receipt of notice of suspension. In addition, upon resumption of services, the Client shall compensate the Professional for expenses incurred as a result of the suspension and resumption of its services, and the Professional's schedule and fees for the remainder of the Project shall be equitably adjusted.

    17.1. If the Professional's services are suspended for more than ninety (90) days, consecutive or in the aggregate, the Professional may terminate this Agreement upon giving not less than seven (7) calendar days' written notice to the Client.

    17.2. If the Client is in breach of the payment terms or otherwise is in material breach of this Agreement, the Professional may suspend performance of services upon seven (7) calendar days' notice to the Client. The Professional shall have no liability to the Client, and the Client agrees to make no claim for any delay or damage as a result of such suspension caused by any breach of this Agreement by the Client. Upon receipt of payment in full of all outstanding sums due from the Client, or curing of such other breach which caused the Professional to suspend services, the Professional will resume services and there shall be an equitable adjustment to the remaining project schedule and fees as a result of the suspension.

18. **DISPUTE RESOLUTION:** In an effort to resolve any conflicts that arise during the design and construction of the Project or following the completion of the Project, the Client and the Professional agree that all disputes between them shall be negotiated in good faith for a reasonable period of time. If the parties fail to resolve all of the issues, then those issues not so resolved shall be submitted to formal nonbinding mediation prior to either party exercising their rights under the law. Each party shall be responsible for their own attorney fees, mediation costs and litigation costs. The cost of the mediator shall be shared equally by the parties.

    18.1. The Client and the Professional shall endeavor to include a similar mediation provision in all agreements with independent contractors and consultants retained for the Project and to encourage all independent contractors and consultants also to include a similar mediation provision in all agreements with their subcontractors, subconsultants, suppliers and fabricators, thereby providing for mediation, prior to the exercise of their respective legal rights, as the primary method for dispute resolution among the parties to all those agreements.

    18.2. The Client and the Professional agree that this Agreement and any legal actions concerning its validity, interpretation and/or performance shall be governed by the laws of the State of Iowa without regard to any conflict of laws provisions, which may apply the laws of other jurisdictions.

    18.3. It is further agreed that any legal action between the Client and the Professional arising out of this Agreement or the performance of the services shall be brought in a court of competent jurisdiction in the State of Iowa.

19. **TERMINATION:** In the event of termination of this Agreement by either party, the Client shall within fifteen (15) calendar days of termination pay the Professional for all services rendered and all reimbursable costs incurred by the Professional up to the date of termination, in accordance with the payment provisions of this Agreement.

    19.1. The Client may terminate this Agreement for the Client's convenience and without cause upon giving the Professional not less than seven (7) calendar days' written notice.

    19.2. Either party may terminate this Agreement for cause upon giving the other party not less than seven (7) calendar days' written notice for any of the following reasons:

19.2.1. Substantial failure by the other party to perform in accordance with the terms of this Agreement and through no fault of the terminating party;

19.2.2. Assignment of this Agreement or transfer of the Project by either party to any other entity without the prior written consent of the other party;

19.2.3. Suspension of the Project or the Professional's services by the Client for more than ninety (90) calendar days, consecutive or in the aggregate;

19.2.4. Material changes in the conditions under which this Agreement was entered into, the Scope of Services or the nature of the Project, and the failure of the parties to reach agreement on the compensation and schedule adjustments necessitated by such changes.

19.3. In the event of any termination that is not the fault of the Professional, the client shall pay the Professional, in addition to payment for services rendered and reimbursable costs incurred, for all expenses reasonably incurred by the Professional in connection with the orderly termination of this Agreement, including but not limited to demobilization, reassignment of personnel, associated overhead costs and all other expenses directly resulting from the termination.

20. **THIRD-PARTY BENEFICIARIES:** Nothing contained in this Agreement shall create a contractual relationship with or a cause of action in favor of a third party against either the Client or the Professional. The Professional's services under this Agreement are being performed solely for the Client's benefit, and no other party or entity shall have any claim against the Professional because of this Agreement or the performance or nonperformance of services hereunder.

21. **ASSIGNMENT:** Neither party to this Agreement shall transfer, sublet or assign any rights or duties under or interest in this Agreement, including but not limited to monies that are due or monies that may be due, without the prior written consent of the other party. Subcontracting to subconsultants, normally contemplated by the Professional as a generally accepted business practice, shall not be considered an assignment or sublet for purposes of this Agreement (See paragraph 16 above).

22. **SEVERABILITY AND SURVIVAL:** If any term or provision of this Agreement is held to be invalid or unenforceable under any applicable statute or rule of law, such holding shall be applied only to the provision so held, and the remainder of this Agreement shall remain in full force and effect. Notwithstanding completion or termination of this Agreement for any reason, all rights, duties and obligations of the parties to this Agreement shall survive such completion or termination and remain in full force and effect until fulfilled.

23. **ENTIRE AGREEMENT AND MODIFICATIONS:** This Agreement and the following Exhibits which are incorporated by this reference and made a part of this Agreement:

Exhibit	**A**	**Scope of Services**	**Exhibit**	**B**	**Standard Fee Schedule**
Exhibit			**Exhibit**		

contain the entire understanding between the Parties, superseding all prior or contemporaneous communications, agreements, and understandings between the Parties with respect to the subject matter hereof. This Agreement may not be modified in any manner except by written amendment, addendum, change order, or supplement executed by both Parties.

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed by their duly authorized representatives to be effective as of the day and year first above written.

____________________(Client)	SNYDER & ASSOCIATES, INC. (Professional)
By:____________________	By: Lindsay Beaman
(Authorized agent)	(Authorized agent)
____________________	Lindsay Beaman, Business Unit Leader
(Printed or typed signature)	(Printed or typed signature)
	Route executed copy to:

EXHIBIT A

WATER MAIN REPLACEMENT – 1ST ST FROM CARDINAL AVE TO 4TH AVE., 4TH AVE FROM RAILROAD ST TO 2ND ST., 4TH AVE FROM 3RD ST TO PARK RIDGE RD, 2ND ST & 5TH AVE FROM 4TH AVE TO 1ST ST.
ATKINS, IOWA

CLIENT: CITY OF ATKINS
480 3RD AVE
ATKINS, IA 52206
C/O CITY ADMINISTRATOR SCOTT FLORY

PROFESSIONAL: SNYDER & ASSOCIATES, INC.
900 BELL DR SW
CEDAR RAPIDS, IOWA 52404

PROJECT: WATER MAIN REPLACEMENT – 1ST ST FROM CARDINAL AVE TO 4TH AVE., 4TH AVE FROM RAILROAD ST TO 2ND ST., 4TH AVE FROM 3RD ST TO PARK RIDGE RD, 2ND ST & 5TH AVE FROM 4TH AVE TO 1ST ST.

DATE: September 1, 2026

SCOPE OF SERVICES:

PROJECT UNDERSTANDING: The Professional will provide professional engineering design, permitting, bidding services, and construction services for water distribution system improvements along the following streets:

- 1st Street from Cardinal Ave through the east intersection of 4th Avenue – Replacing approximately 640 ft of 4" water main with 8" water main
- 4th Avenue from Railroad Street to 1st Street – Replacing approximately 520 ft of 4" water main with 8" water main
- 4th Avenue from 1st Street to 2nd Street – Replacing approximately 365 ft of 4" water main with 8" water main
- 2nd Street and 5th Avenue from 4th Avenue to 1st Street – Replacing approximately 800 ft of 4" water main with 8" water main
- 4th Avenue from 3rd Street to Park Ridge Road – Add approximately 540 ft of 8" water main

The scope of the public improvement project primarily consists of the following utility modifications:

- Replace aging water main as described above
- Add new water main as described above to provide an additional loop in the system which will provide additional fire flows to the area
- Replace water services connected to the main
- Replace aging isolation valve along each stretch of water main replacement. Additional valves will be added to meet current design standards and/or at the City's request.
- Replace aging fire hydrants along each stretch of water main replacement. Additional hydrants will be added to meet current design standards and/or at the City's request.
- Decommissioning and permanent abandonment of existing water main.

- Pavement replacement as needed for installation of water main and water service connections
- Provide Special Assessment information for Client's usage

Preliminary Schedule – Below is the preliminary schedule the project shall generally follow. The actual schedule may deviate due to unknown project conflicts, project modifications from the Client, or other unknown conflicts.

- Contract Approved by City Council – September 9, 2026
- Preliminary Plans – October 20, 2026
- Check Plans – December 4, 2026
- Final Plans & Submit DNR Permit – December 18, 2026
- Bid Letting – February 2027 (Anticipated)
- Construction – Spring/Summer 2027

The proposed project is being funded locally and will not utilize State or Federal funds.

I. DESIGN SERVICES

A. Project Administration
   a. Monthly progress reports that could be used as regular updates for City Council meetings.
   b. Project coordination within the design team, as well as coordination with Client, design professionals, and utility companies.

B. Topographical Survey
   a. The Professional shall perform the necessary preliminary surveys within the project limits, including location and elevation of existing surface features, and to locate, where possible, underground utilities from existing records and field locates by the utility companies as made available.

C. Franchise Utility Coordination
   a. The Professional shall coordinate with representatives of franchise utility companies and conduct one meeting to discuss potential conflicts and relocation of existing utilities, if necessary. Design and construction of franchise utility relocation is the responsibility of each utility owner and is not included in this scope of engineering services.

D. Preliminary Design
   a. The Professional will develop a preliminary alignment and general layout that minimizes impacts to existing roadways, private and public utilities, and minimizes disruption to the existing water distribution system.
   b. The preliminary design phase includes the following:
      i. One kickoff meeting including a site walkthrough to review project limits
      ii. Water main design
      iii. Surface restoration and pavement repair
      iv. Preliminary plans
      v. One meeting with Client to review the preliminary design and comment
      vi. Engineer's opinion of probable construction costs through preliminary design

E. Assessment Documentation
   a. The Professional shall prepare the preliminary Assessment documents for the water main replacements within the limits as described above. The assessment documents should include

the assessment plat and schedule. Resolutions, mailings, and notices shall be provided by others. The assessment documents should include water main, surface restorations, and services. The inclusion of additional items may result in additional design services which would need to be approved by the City and invoiced as Other Services described below.

F. Final Design
   a. The Professional shall prepare contract documents for the water main construction in accordance with SUDAS and Client requirements.
   b. The comments and review recommendations from the Preliminary Design will be incorporated into the final design.
   c. The final design phase includes the following:
      i. General notes and construction limits
      ii. Final water main design
      iii. Water main plan and profile including valves, hydrants, and services
      iv. Bid alternates to install the water main by either open cut or trenchless methods
      v. Bid alternates for the 2nd Street and 5th Avenue from 4th Avenue to 1st Street and 4th Avenue from 3rd Street to Park Ridge Road segments. It is anticipated these will be two separate bid alternatives
      vi. Surface restoration and pavement repair – it is anticipated the majority of pavement will be replaced with seal coat pavement outside of Cardinal Ave and Park Ridge Road which will be replaced in kind with PCC pavement.
      vii. Estimate reference and tabulation of quantities
      viii. One meeting with Client to review final design and final contract documents
      ix. Traffic Control and staging plan
      x. Removal plan
      xi. Utility coordination as needed
      xii. Engineer's opinion of probable construction costs

G. Opinion of Probable Costs
   a. The Professional shall prepare a statement of the total probable cost for the Project based on the design developed. Statements of probable construction costs prepared by the Professional represent the best judgment as a design professional familiar with the construction industry. It is recognized, however, that the Professional has no control over the cost of labor, materials or equipment, over the Contractor's methods of determining bid prices, or over competitive bidding or market conditions. Accordingly, the Professional does not guarantee that any actual cost will not vary from any cost estimate prepared by the Professional.

H. Permit Applications
   a. The Professional shall prepare the required Department of Natural Resources (DNR) permit for the water main replacement and a storm water permit, NPDES General Permit #2. This permit is required for all new water main installations. All permit fees are to be paid for by the Client.

FEES FOR DESIGN SERVICES.. LUMP SUM $60,500

II. BIDDING SERVICES

OBJECTIVE: To provide assistance through bid letting phase of the project. The bidding services commence upon filing the project construction documents and setting the date for bid letting and conclude with the review and recommendation to award a bid.

A. Advertising
   a. The Professional shall notify Contractors, distribute construction documents, answer questions from potential contractors, subcontractors, and suppliers, determine need for and issue addenda, and coordinate with Client during this phase of service.
   b. The Professional shall distribute construction documents through Professional's QuestCDN account, which provides prospective bidders access to digital copies of the construction documents at no cost.
   c. A list of all plan holders shall be maintained by the Professional and sent to plan rooms, prospective bidders, and material suppliers upon request.

B. Client Responsibilities
   a. The Professional will work with the Client to establish the dates of Public Hearing and Bid Letting, and advise as to appropriate dates for issuing notices. The Client is responsible for the publication of the separate public notices required for the hearing and letting.

C. Bid Letting
   a. The Professional shall attend the meeting at which bids are received, shall tabulate the bids, and make recommendations to the City Council, in writing, regarding the award of the construction contract.

FEES FOR BIDDING SERVICES.................. HOURLY, NOT TO EXCEED $5,000

III. CONSTRUCTION SERVICES

OBJECTIVE: To provide limited construction administration and observation services to help ensure the successful completion of the project. Construction services commence upon the award of a construction contract.

A. Construction Administration
   a. Preconstruction Conference – The Professional shall arrange and conduct a preconstruction conference with the Contractor and Client to review the contract requirements, details of construction, utility conflicts and work schedule prior to construction.

   b. Contractor Payment Requests - The Professional shall review the requests of the contractor for progress payments and shall approve a request, based on site observations, which recommends payments and is a declaration that the contractor's work has progressed to the point indicated.

   c. Notification of Nonconformance - The Professional shall notify the Client of any known work which does not generally conform to the construction contract, make recommendations to the Client for the correction of nonconforming work and, at the request of the Client, see that these recommendations are implemented by the contractor.

d. Shop Drawings - The Professional shall review shop drawings and other submissions of the Contractor for general compliance with the construction contract.

e. Change Orders - The Professional shall negotiate and prepare change orders for approval by the Client.

f. Substantially Complete and Final Site Observation - The Professional shall perform a site observation to determine if the project is substantially complete according to the plans and specifications and make a recommendation on final payment. This shall include the development of a punch list of items to be completed by the contractor for completion along with subsequent site review and correspondence.

g. If the Contractor exceeds the estimated calendar days/completion date in completing construction of the project, or if change orders or project additions require additional calendar days, the Professional will be compensated for any additional administration, construction observation and staking services when authorized by the Client.

h. Final Acceptance - It is understood that the Client will accept any portion of a project only after a recommendation by the Professional. Final acceptance of a project by the Client shall not release the Contractor from the responsibility that the work is free of defects in materials and workmanship.

i. Assessment Documentation – The Professional shall prepare the final Assessment documents for the installation of water main within the limits described above. The assessment documents should include the assessment plat and schedule. All other resolutions and notices shall be provided by others.

B. Construction Staking

a. The Professional will provide construction staking. The construction documents will contain a provision that the Professional will provide one set of stakes for each construction operation of the project. Any staking that is destroyed will be replaced at the Contractor's expense.

C. Construction Observation

a. The Professional will provide periodic site observation for the project during the Construction phase. The time spent on site is dependent upon the contractors' schedule, rate of progress, and type of work.

b. The Professional will observe the work, while on-site, for general compliance with plans and specifications, and will keep a log of the Contractor's activities through construction.

c. Resident Construction Observation services provide the Client with representation at the construction site during the entirety of the construction phase, which increases the probability that the project will be constructed in substantial compliance with the plans and specifications. However, such services do not guarantee the Contractor's performance. Nor do observation services include the responsibility for construction means, techniques, procedures, or safety used in constructing the work described in this agreement.

D. Construction Testing

a. The Professional will coordinate the acceptance testing and monitoring according to the specifications, including the services as may be required by an independent testing laboratory.

FEES FOR CONSTRUCTION SERVICES .... Terms and Fees TBD

IV. ADDITIONAL SERVICES

The following items shall be considered additional services as may be requested by the Client. Additional services may be performed on an hourly basis or should a specific scope of services be defined, a quotation for services may be provided.

1. Meetings above listed in scope of services.
2. Hydraulic modeling of water distribution system
3. Submittal fees to any and all regulatory agencies
4. Publication fees
5. NEPA Documentations
6. Federal or State Funding Coordination
7. Geotechnical services
8. Easement preparation and acquisition – it is anticipated that all work will occur within public right-of-way or existing easements
9. Public Information Meetings

EXHIBIT B

SNYDER & ASSOCIATES | 2026 STANDARD FEE SCHEDULE

Professional | Engineer, Landscape Architect, Land Surveyor, GIS, Environmental Scientist, Historian, Project Manager, Planner, Archaeologist, Right-of-Way Agent, Graphic Designer

BILLING CLASSIFICATION/LEVEL	BILLING RATE
Principal II	$285.00/hour
Principal I	$265.00/hour
Senior	$236.00/hour
VIII	$216.00/hour
VII	$204.00/hour
VI	$195.00/hour
V	$182.00/hour
IV	$167.00/hour
III	$155.00/hour
II	$140.00/hour
I	$126.00/hour

Technical | CAD, Survey, Construction Observation

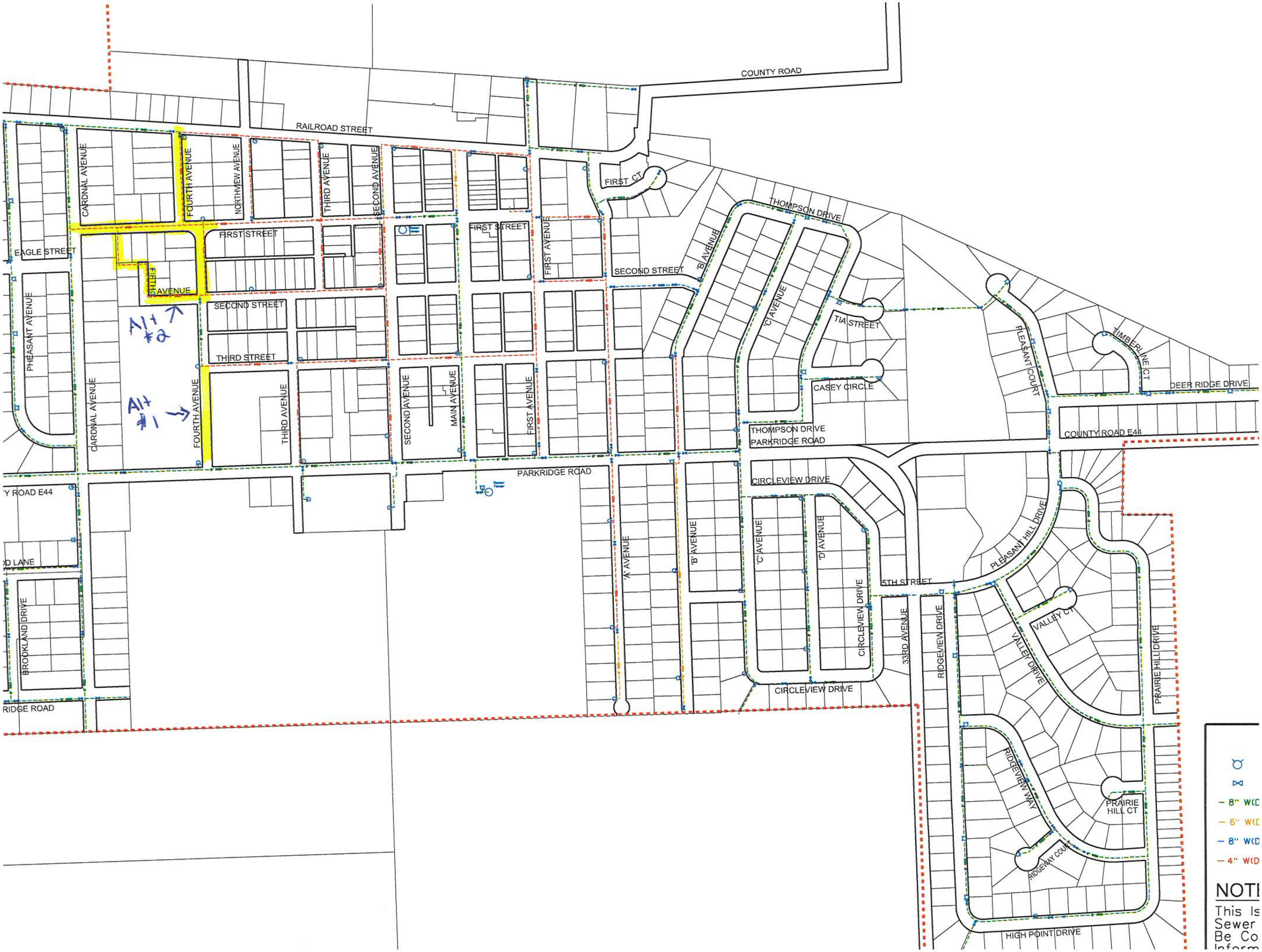
BILLING CLASSIFICATION/LEVEL	BILLING RATE
Lead	$164.00/hour
Senior	$158.00/hour
VIII	$146.00/hour
VII	$136.00/hour
VI	$122.00/hour
V	$110.00/hour
IV	$100.00/hour
III	$89.00/hour
II	$82.00/hour
I	$72.00/hour

Administrative

BILLING CLASSIFICATION/LEVEL	BILLING RATE
II	$84.00/hour
I	$69.00/hour

Reimbursables

BILLING CLASSIFICATION/LEVEL	BILLING RATE
Mileage	*Current IRS Standard Rate*
Outside Services	*As Invoiced*


COUNTY ROAD
RAILROAD STREET
CARDNAL AVENUE
FOURTH AVENUE
NORTHVIEW AVENUE
THIRD AVENUE
SECOND AVENUE
FIRST CT
THOMPSON DRIVE
FIRST STREET
EAGLE STREET
FIRST STREET
FIRST AVENUE
SECOND STREET
'B' AVENUE
FIFTH AVENUE
SECOND STREET
'C' AVENUE
TIA STREET
PHEASANT AVENUE
Alt #2
THIRD STREET
PLEASANT COURT
TIMBERLINE CT
CASEY CIRCLE
DEER RIDGE DRIVE
CARDNAL AVENUE
Alt #1
FOURTH AVENUE
THIRD AVENUE
SECOND AVENUE
MAIN AVENUE
FIRST AVENUE
THOMPSON DRIVE
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5TH STREET
CIRCLEVIEW DRIVE
33RD AVENUE
RIDGEVIEW DRIVE
VALLEY CT
VALLEY DRIVE
PRAIRIE HILL DRIVE
BROOKLAND DRIVE
CIRCLEVIEW DRIVE
RIDGE ROAD
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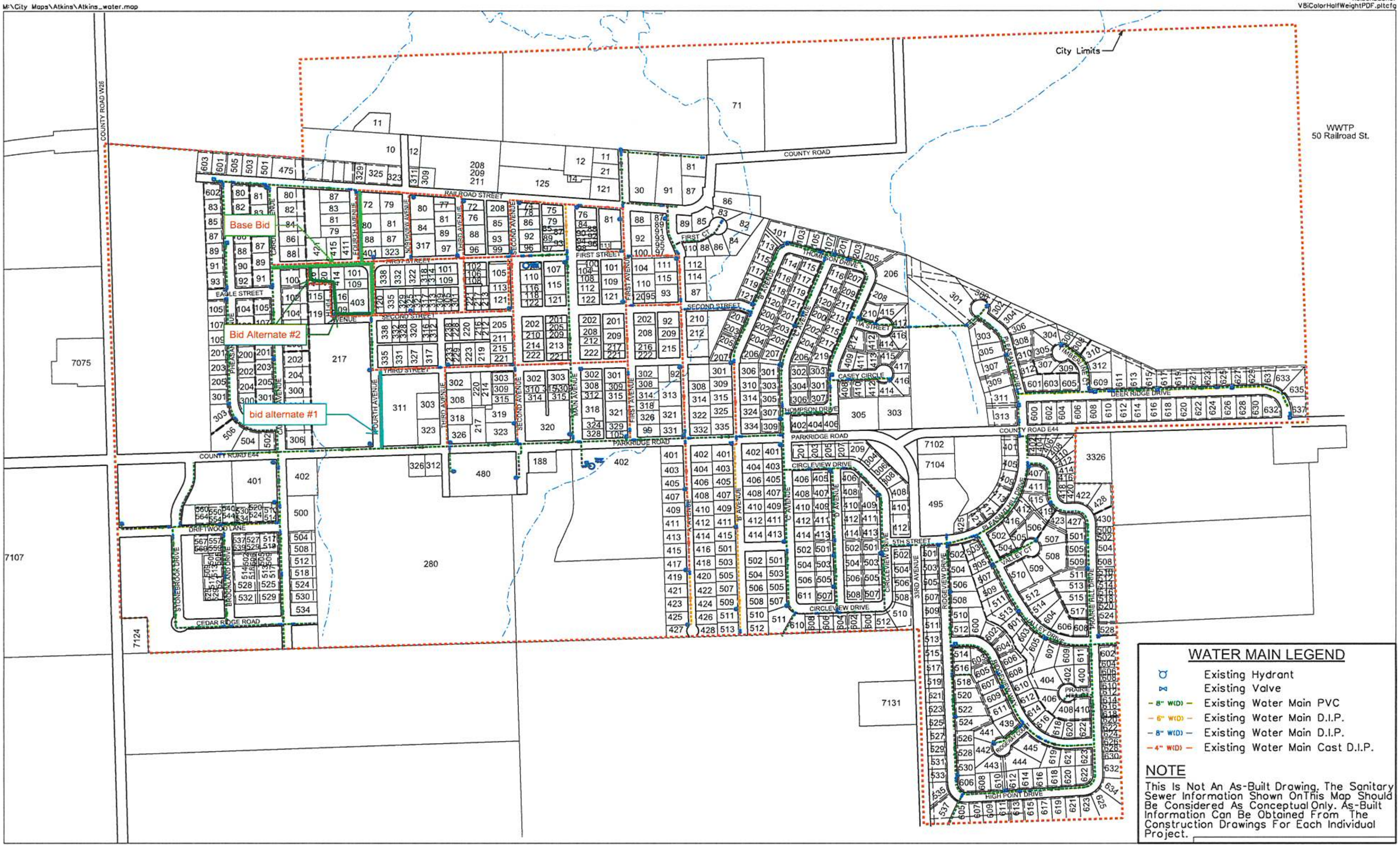


SNYDER & ASSOCIATES

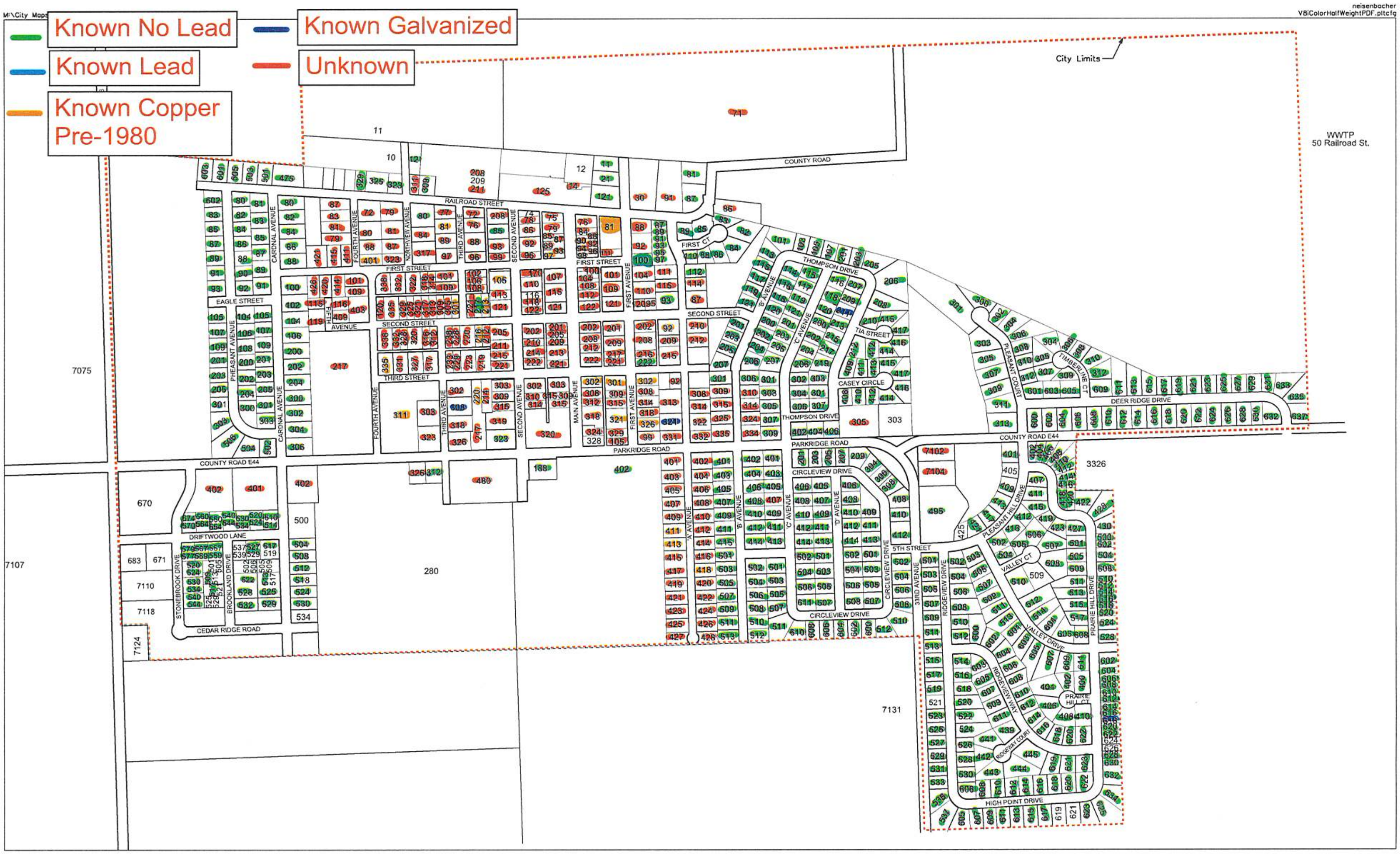
0 300 600
FEET
N

Atkins Water Main System

Atkins, IA

UPDATED:10-25-2022

PLOT DATE 10/25/2022



SNYDER & ASSOCIATES

0 300 600 FEET

N

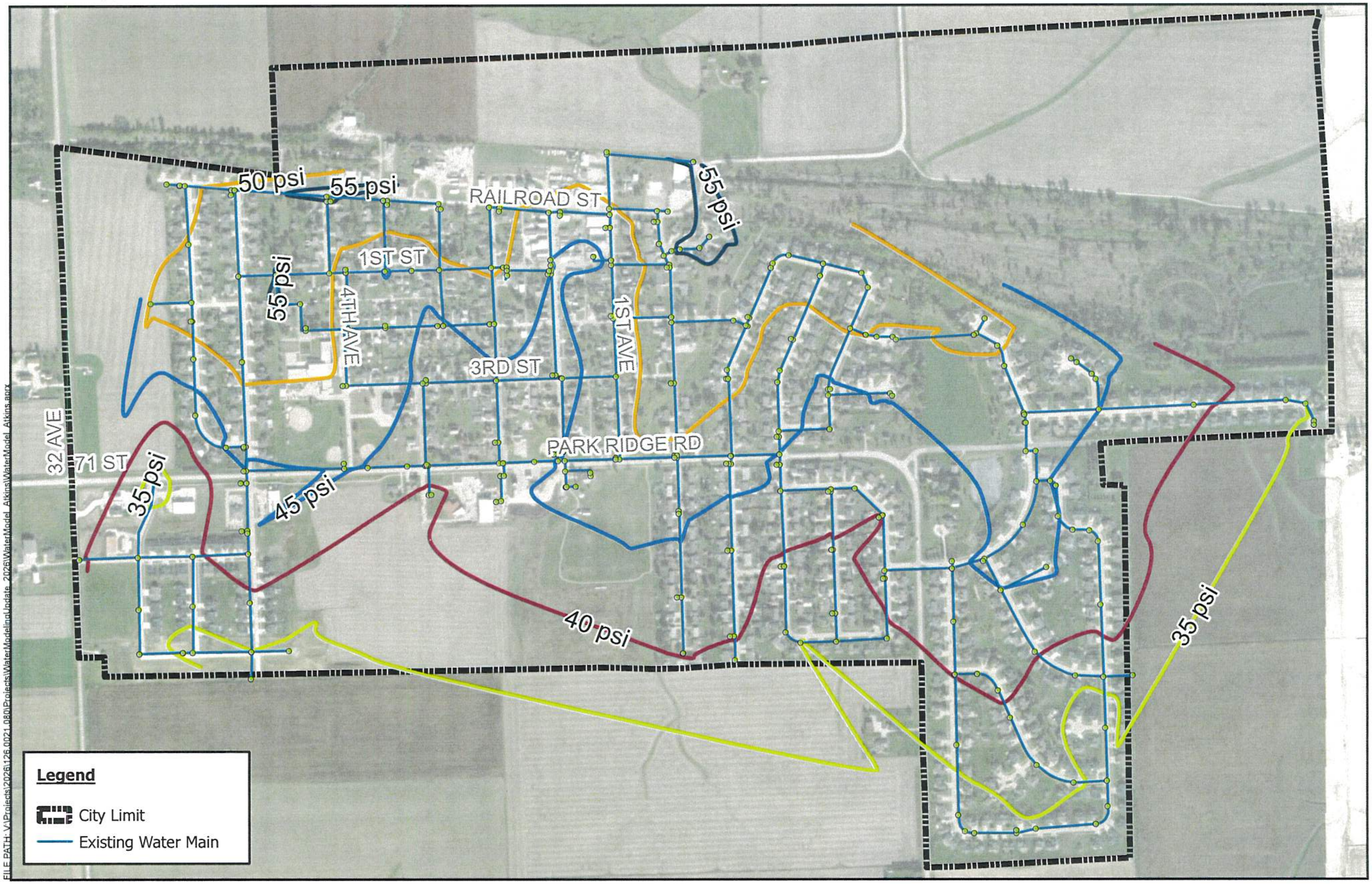
Atkins Street Map

Atkins, IA

UPDATED:12-12-2022

PLOT DATE 12/12/2022

SOURCES: World Imagery: Vantor



SNYDER & ASSOCIATES

0 500 1,000 Feet

Figure 1: Existing Max Day Pressure Contours, Tower Level 26 ft

Stone Ridge Development Water Mains | Atkins, Iowa | 8/17/2026

SOURCES: World Imagery: Vantor

Figure 2: Existing Max Day Pressure Contours, Tower Level 33 ft

SNYDER & ASSOCIATES

Stone Ridge Development Water Mains | Atkins, Iowa | 8/17/2026

SOURCES: World Imagery: Vantor

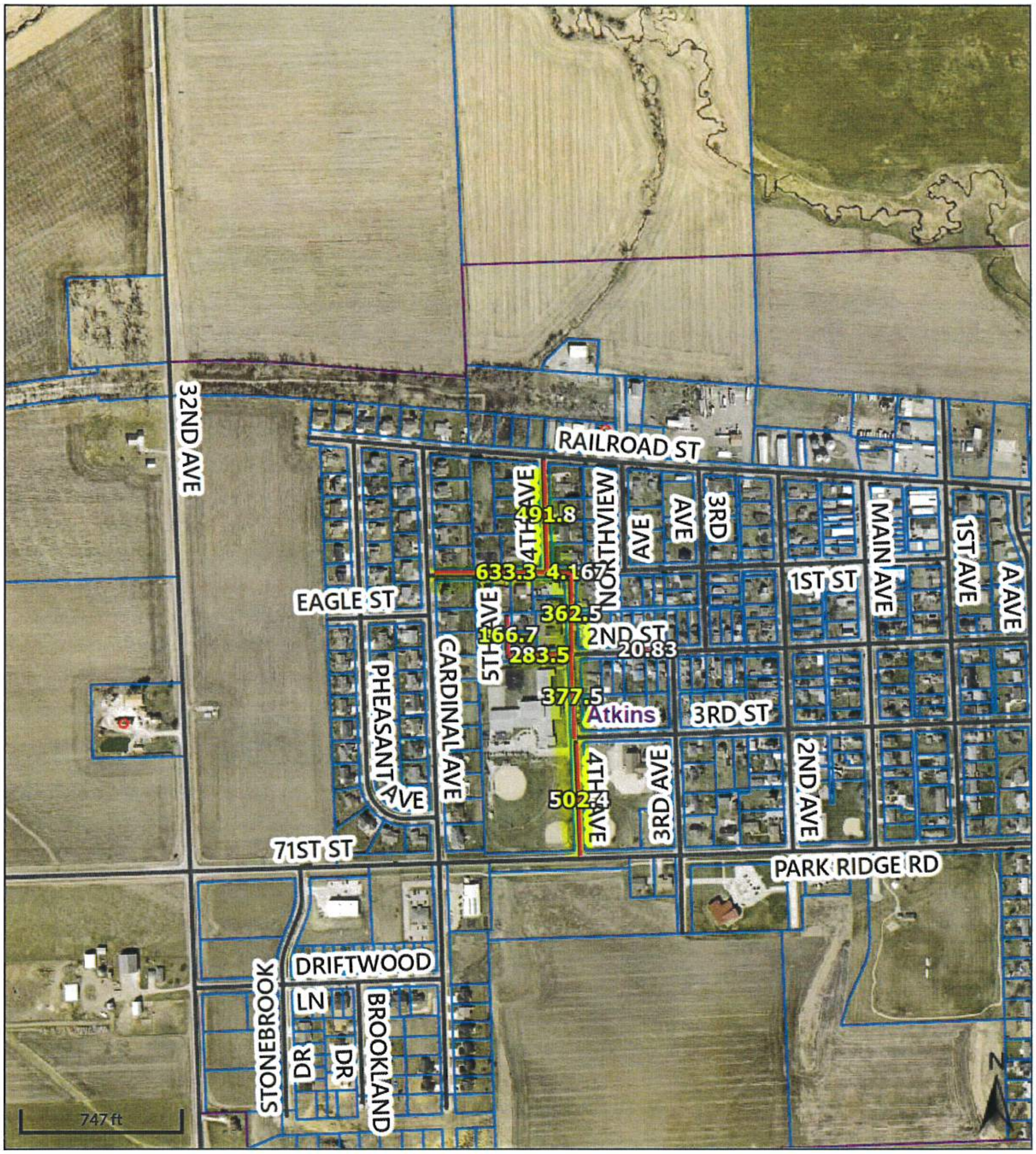
SNYDER & ASSOCIATES

N 0 500 1,000 Feet

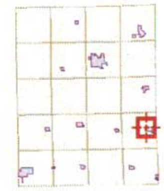
Figure 3: Existing Fire Flow Availability

Stone Ridge Development Water Mains | Atkins, Iowa | 8/17/2026

Beacon™ Benton County, IA



Overview



Legend

- Corporate Limits
- Political Townships

Parcels

- Parcel
- BLL
- Condo
- Roads

Date created: 8/31/2026
Last Data Uploaded: 8/28/2026 9:38:38 PM

Developed by SCHNEIDER GEOSPATIAL

CITY ADMINISTRATOR'S REPORT

MAYOR'S REPORT

CONSENT AGENDA ITEMS FOLLOW

City of Atkins, Iowa
August 25, 2026 Council Meeting Minutes

Mayor Brian Cruise called the meeting to order at 6:00 p.m. with the Pledge of Allegiance. Council members Kevin DeMeulenaere, Trevor Dursky, Jade Nutt, Jeremy Rolando, and Bob Stolen answered roll call. City Administrator Scott Flory and City Clerk Shelley Annis were also present.

Motion Stolen to amend the consent agenda by adding approval of Resolution 2026-08-07 authorizing the City Clerk to file liens on behalf of the City to the Linn County Treasurer, 2nd Rolando to approve the amended agenda – all aye.

Mayor Cruise opened a public hearing at 6:06 p.m. on the Stoneridge 5th Addition Minor Boundary Change to Lot 3. With no comments having been received prior to the public hearing and hearing no comments from those in attendance, Mayor Cruise closed the public hearing at 6:07 p.m.

Motion Stolen, 2nd Rolando to approve Resolution 2026-08-02 approving a Minor Boundary Change to Lot 3 of the Stoneridge 5th Addition by creating Parcel A & B for twin home construction. DeMeulenaere, Dursky, Nutt, Rolando, Stolen – aye.

Motion Dursky, 2nd DeMeulenaere to approve Resolution 2026-08-03 authorizing and directing the City Clerk to write off certain combined utility accounts having credit balances. Dursky, Nutt, Rolando, Stolen, DeMeulenaere – aye.

Motion Stolen, 2nd Nutt to approve Resolution 2026-08-04 approving the Final Plat of Boland Farms, an Addition to Linn County, Iowa. Nutt, Rolando, Stolen, DeMeulenaere, Dursky – aye.

Motion Nutt, 2nd Rolando to approve submission of a letter opposing the re-zoning application as submitted to Linn County by Alliant Energy for the Morgan Valley Energy Center Project – all aye.

Motion Dursky, 2nd Nutt to approve Resolution 2026-08-05 approving the FY2026 Street Financial Report for submission to the Iowa Department of Transportation. Rolando, Stolen, DeMeulenaere, Dursky, Nutt – aye.

Motion Stolen, 2nd Rolando to approve Resolution 2026-08-06 authorizing and directing the City Clerk to waive all \$15.00 late fees and \$75.00 disconnect/reconnect penalties for non-payment of utility bills for the month of July 2026. Council member Dursky is not in favor of waiving the \$75.00 shut-off fee as the City did communicate system changes and gave notice, as required by state code, of the upcoming shut-off for non-payment of utility accounts. Dursky further pointed out that 95% of customers were able to pay their bills on time. Stolen agreed that the City did its due diligence in communicating the system transition, and failing to read mail is not an acceptable reason for not acting on the information given. Stolen amended his motion to approve Resolution 2026-08-06 by giving credit for all \$15.00 late fees and split the \$75.00 disconnect/reconnect fee by giving a \$37.50 credit on all utility bills affected for the month of July 2026. Stolen, DeMeulenaere, Dursky, Nutt, Rolando – aye.

Motion Nutt, 2nd DeMeulenaere to approve an Engineering Service Agreement with Veenstra & Kimm for $14,000 for the Water System Master Planning & Preliminary Engineer Design Phase for a Water System Booster Station Improvement Project – all aye.

City Administrator Flory and Mayor Cruise gave their reports.

Motion Stolen, 2nd Nutt to approve the following consent agenda items: August 10th Council workshop minutes, August 11th Council meeting minutes, and August 12th Council workshop minutes, the claims for payment, the July 2026 Treasurer's Report, Bank Reconciliation Reports, Financial Reports, and Revenue & Expense Reports, the July 2026 and revised June 2026 Utility Billing AR Reports, and approval of Resolution 2026-08-07 authorizing the City Clerk to file liens on behalf of the City to the Linn County Treasurer. DeMeulenaere, Dursky, Nutt, Rolando, Stolen – aye.

Motion Stolen, 2nd DeMeulenaere to adjourn the meeting at 7:13 p.m. – all aye.

VENDOR NAME	REFERENCE	AMOUNT	VENDOR TOTAL	CHECK#	CHECK DATE
ALLIANT ENERGY	7/30-8/28		24,674.72		
AMAZON CAPITAL SERVICES	SUPPLIES		647.86		
ASCENDANCE TRUCKS EASTERN IA	10 INTL REPAIRS		909.46		
ATKINS LUMBER CO INC	SUPPLIES		271.12		
ATKINS TELEPHONE CO INC	9/1-9/30		731.54		
BANKERS BANK	SUPPLIES		444.37		
BOOK SYSTEMS, INC.	2026-2027 SUBSCRIP		1,249.00		
BOUND TREE MEDICAL LLC	SUPPLIES		552.02		
CASEYS BUSINESS MASTERCARD	GAS		160.33		
CHEM-SULT INC	CHEMICALS		1,875.05		
THE DEPOT EXPRESS	GAS/FUEL		1,285.54		
JEANETTE DOSTAL	DEPOSIT REFUND		100.00		
DP PROPERTIES	08/26		855.00		
EMPLOYEE HSA	08/28		794.23	13274947	8/28/26
ESG PROFESSIONAL ACCOUNTA	08/26 PR		667.00	13274954	9/02/26
HI-VIZ SAFETY	SIGNS		661.75		
IMFOA	FALL CONF-SA		223.00		
IPERS	08/26		6,448.79	13274955	9/03/26
IRT SERVICES & CLEARLY CLEAN	STRIPING		2,234.75		
JENSEN INSPECTION SERVICES LLC	08/26		1,889.18		
TRACI LEWIS	DEPOSIT REFUND		100.00		
DANIEL P NOVAK	09/26		70.00		
MENARDS	SUPPLIES		44.91		
MIDAMERICAN ENERGY	07/28-08/25		62.02		
ROB MILLER	DEPOSIT REFUND		100.00		
POWESHIEK WATER ASSOCIATION	7/20-8/21		94.00		
RIPPLING - PAYROLL	08/28 PR		25,206.29	13274948	8/28/26
S&J SANITATION	08/26		13,849.00		
TRIONFO SOLUTIONS LLC	09/2026		254.02	13274956	9/05/26
TRUENORTH COMPANIES LC	09/26		500.00		
TURFTIME EQUIPMENT	ROLLER		4,350.00		
VOYA RETIREMENT PLAN	08/28	150.00		13274949	8/28/26
VOYA RETIREMENT PLAN	08/28	1,413.89	1,563.89	13274950	8/28/26
			==============		
	Accounts Payable Total		92,868.84		
	Invoices: Paid		34,934.22		
	Invoices: Scheduled		57,934.62		
	Utility Refund Checks				
	---------------------------------		--------------		
	Refund Checks Total				
			==============		
	Report Total		92,868.84		
			==============		

CLAIMS REPORT
CLAIMS FUND SUMMARY

FUND	NAME	AMOUNT
001	GENERAL	47,208.63
110	ROAD USE TAX	11,743.47
112	EMPLOYEE BENEFITS	4,806.18
600	WATER	12,614.43
610	SEWER	16,496.13
	TOTAL FUNDS	92,868.84

City of Atkins, Iowa

Unaudited Monthly Report Summarization

August 31, 2026

EXPENDITURES BY FUNCTION

Expenditures	% of Year Used	Actual % of Budget	Amended Amount Budgeted	Fiscal Activity	Budget Remaining
Public Safety	16.60%	17.85%	$140,800.00	$25,134.40	$115,665.60
Public Works	16.60%	11.46%	$729,984.00	$83,623.04	$646,360.96
Culture & Recreation	16.60%	22.59%	$322,922.00	$72,950.99	$249,971.01
Community & Economic Dev	16.60%	1.55%	$205,500.00	$3,186.30	$202,313.70
General Government	16.60%	12.57%	$737,093.00	$92,643.43	$644,449.57
Debt Service	16.60%	0.00%	$525,021.00	$0.00	$525,021.00
Capital Projects	16.60%	46.65%	$350,000.00	$163,279.81	$186,720.19
Enterprise Funds (Water & Sewer)	16.60%	12.67%	$1,352,944.00	$171,382.41	$1,181,561.59
			$4,364,264.00	$612,200.38	
Transfers Out			$1,871,900.00	$0.00	$1,871,900.00
		TOTAL EXPENDITURES	$6,236,164.00	$612,200.38	

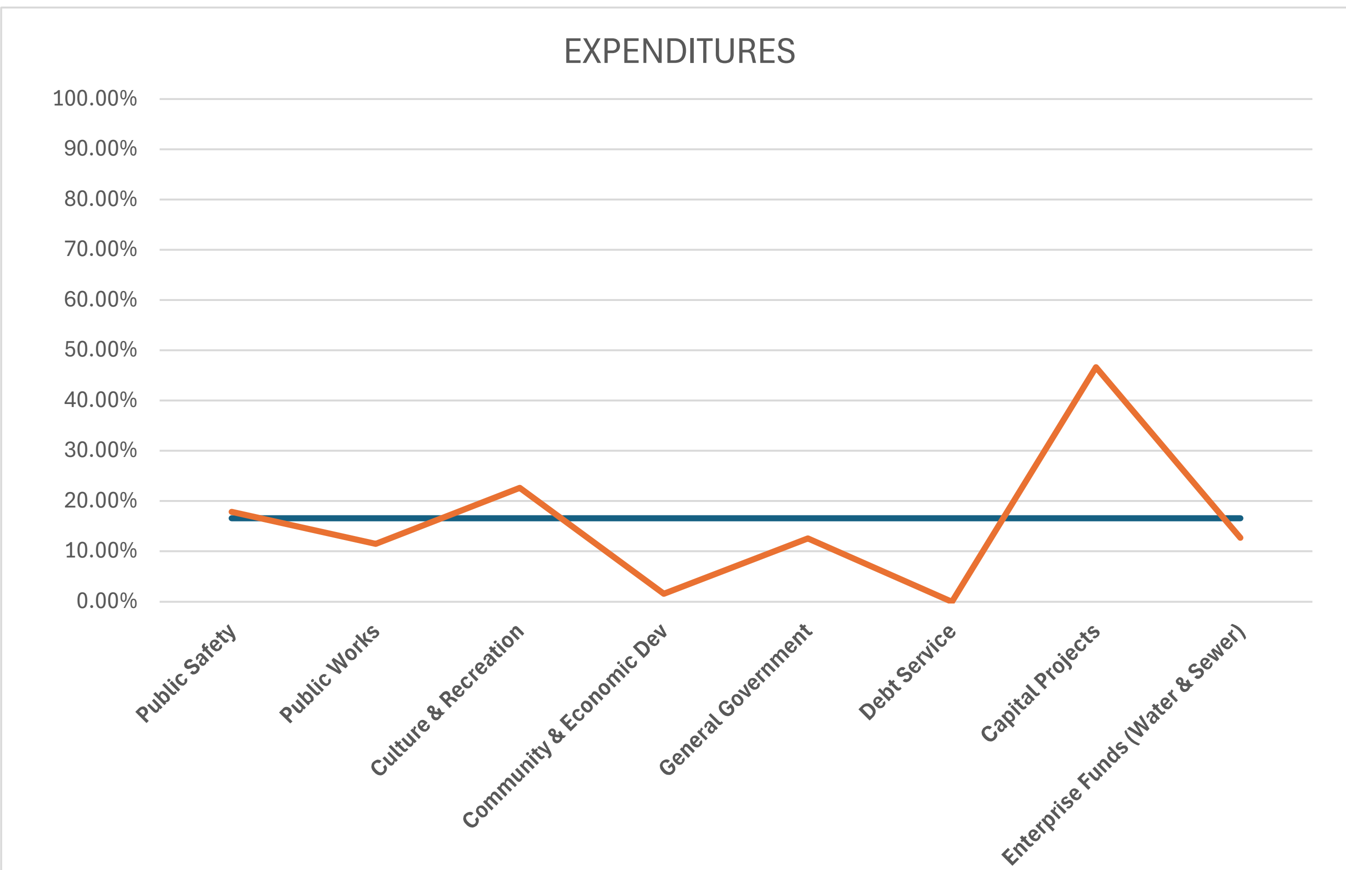
City of Atkins, Iowa

Unaudited Monthly Report Summarization

August 31, 2026

This report provides a summarization of the budget status after the first month of the 2026-2027 fiscal year. At the end of August, the city is 16.60% through the budget year (represented by the blue/green line in each graph). The orange line indicates the percentage the budget area is currently at. Bullet points are provided below the graph for any area falling significantly below or above the percentage through the budget year.

The Expenditure and Revenue graphs provide a summary of FY27 Budget to Actual detail.



City of Atkins, Iowa

Unaudited Monthly Report Summarization

August 31, 2026

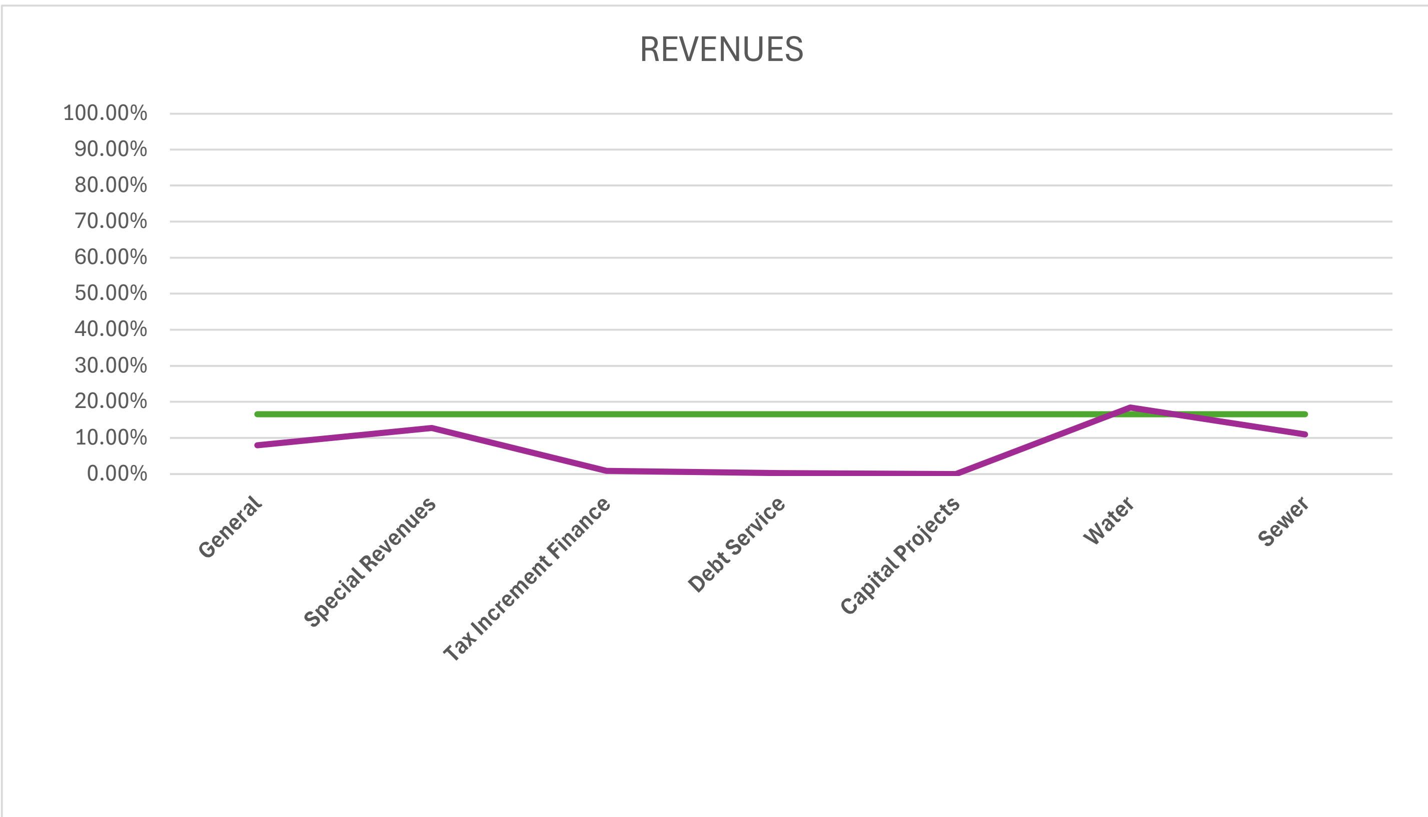
REVENUES BY FUND

Fund	% of Year Used	Actual % of Budget	Amended Amount Budgeted	Fiscal Activity	Budget Remaining
General	16.60%	7.92%	$1,550,320.00	$122,775.27	$1,427,544.73
Special Revenues	16.60%	12.75%	$841,620.00	$107,342.75	$734,277.25
Tax Increment Finance	16.60%	0.86%	$856,970.00	$7,367.56	$849,602.44
Debt Service	16.60%	0.22%	$525,104.00	$1,175.33	$523,928.67
Capital Projects	16.60%	0.02%	$350,000.00	$55.92	$349,944.08
Water	16.60%	18.47%	$558,500.00	$103,173.00	$455,327.00
Sewer	16.60%	10.94%	$1,230,856.00	$134,677.10	$1,096,178.90
			$5,913,370.00	$476,566.93	

City of Atkins, Iowa

Unaudited Monthly Report Summarization

August 31, 2026



PCT OF FISCAL YTD 16.6%

ACCOUNT NUMBER	ACCOUNT TITLE	TOTAL BUDGET	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	TOTAL REVENUE	68,400.00	6,123.79	14,243.39	20.82	54,156.61
	TOTAL	68,400.00	6,123.79	14,243.39	20.82	54,156.61
	TOTAL EXPENSES	140,800.00	4,577.82	25,134.40	17.85	115,665.60
	PUBLIC SAFETY TOTAL	140,800.00	4,577.82	25,134.40	17.85	115,665.60
	TOTAL REVENUE	.00	.00	.00	.00	.00
	PUBLIC WORKS TOTAL	.00	.00	.00	.00	.00
	TOTAL EXPENSES	729,984.00	51,538.59	83,623.04	11.46	646,360.96
	PUBLIC WORKS TOTAL	729,984.00	51,538.59	83,623.04	11.46	646,360.96
	TOTAL REVENUE	.00	.00	.00	.00	.00
	CULTURE & RECREATION TOTAL	.00	.00	.00	.00	.00
	TOTAL EXPENSES	322,922.00	32,503.85	72,950.99	22.59	249,971.01
	CULTURE & RECREATION TOTAL	322,922.00	32,503.85	72,950.99	22.59	249,971.01
	TOTAL EXPENSES	205,500.00	2,554.00	3,186.30	1.55	202,313.70
	COMMUNITY & ECONOMIC DEV TOTA	205,500.00	2,554.00	3,186.30	1.55	202,313.70
	TOTAL REVENUE	.00	.00	.00	.00	.00
	GENERAL GOVERNMENT TOTAL	.00	.00	.00	.00	.00
	TOTAL EXPENSES	737,093.00	37,974.73	92,643.43	12.57	644,449.57
	GENERAL GOVERNMENT TOTAL	737,093.00	37,974.73	92,643.43	12.57	644,449.57
	TOTAL EXPENSES	525,021.00	.00	.00	.00	525,021.00
	DEBT SERVICE TOTAL	525,021.00	.00	.00	.00	525,021.00
	TOTAL EXPENSES	350,000.00	148,334.69	163,279.81	46.65	186,720.19

PCT OF FISCAL YTD 16.6%

ACCOUNT NUMBER	ACCOUNT TITLE	TOTAL BUDGET	MTD BALANCE	YTD BALANCE	PERCENT EXPENDED	UNEXPENDED
	CAPITAL PROJECTS TOTAL	350,000.00	148,334.69	163,279.81	46.65	186,720.19
	TOTAL EXPENSES	1,352,944.00	108,549.54	171,382.41	12.67	1,181,561.59
	ENTERPRISE FUNDS TOTAL	1,352,944.00	108,549.54	171,382.41	12.67	1,181,561.59
	TOTAL EXPENSES	1,871,900.00	.00	.00	.00	1,871,900.00
	TRANSFER OUT TOTAL	1,871,900.00	.00	.00	.00	1,871,900.00
	TOTAL REVENUE	1,600,100.00	141,175.96	277,765.79	17.36	1,322,334.21
	CHARGES FOR SERVICES TOTAL	1,600,100.00	141,175.96	277,765.79	17.36	1,322,334.21
	TOTAL REVENUE	382,302.00	30,221.99	121,874.61	31.88	260,427.39
	OPERATING GRANTS TOTAL	382,302.00	30,221.99	121,874.61	31.88	260,427.39
	TOTAL EXPENSES	.00	.00	.00	.00	.00
	OPERATING GRANTS TOTAL	.00	.00	.00	.00	.00
	TOTAL REVENUE	.00	.00	.00	.00	.00
	CAPITAL GRANTS TOTAL	.00	.00	.00	.00	.00
	TOTAL REVENUE	1,990,668.00	29,753.12	62,584.84	3.14	1,928,083.16
	GENERAL REVENUES TOTAL	1,990,668.00	29,753.12	62,584.84	3.14	1,928,083.16
	TOTAL REVENUE	1,871,900.00	30.00	98.30	.01	1,871,801.70
	TRANSFER IN TOTAL	1,871,900.00	30.00	98.30	.01	1,871,801.70
	TOTAL PROFIT/LOSS	322,794.00-	178,728.36-	135,633.45-	42.02	187,160.55-

REVENUE & EXPENSE REPORT
CALENDAR 8/2026, FISCAL 2/2027

PCT OF FISCAL YTD 16.6%

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	FIRE DEPARTMENT				
001-150-4480	FIRE DISTRICT		56,000.00	58,000.00	2,000.00
001-150-4710	REIMBURSEMENTS - FIRE		3,574.92		3,574.92-
001-150-4711	MISCELLANEOUS FIRE REV			9,400.00	9,400.00
	GARBAGE DEPARTMENT				
001-290-4500	RECYCLING FEE - GARBAGE	14,680.35	29,541.88	187,000.00	157,458.12
001-290-4501	LANDFILL	4,804.22	9,529.05	50,000.00	40,470.95
	LIBRARY DEPARTMENT				
001-410-4465	BENTON CO LOSST LIBRARY		6,147.04	6,150.00	2.96
001-410-4466	BENTON CO LIBRARY FUND		1,695.00	5,845.00	4,150.00
001-410-4470	ENRICH IOWA			2,000.00	2,000.00
001-410-4553	COPY REVENUE	101.70	167.15	200.00	32.85
001-410-4700	LIBRARY DONATIONS			100.00	100.00
	PARKS DEPARTMENT				
001-430-4310	PARK PAVILLION RENT	510.00	1,410.00	10,000.00	8,590.00
	TRANSFERS IN/OUT DEPARTMENT				
001-910-4831	TRANSFER IN - TIF			155,224.00	155,224.00
	GENERAL REVENUES DEPARTMENT				
001-950-4000	CURRENT PROPERTY TAX	3,304.08	3,900.50	620,156.00	616,255.50
001-950-4003	AG LAND TAXES	23.64	88.57	957.00	868.43
001-950-4013	TORT LIABILITY	322.19	322.19	60,473.00	60,150.81
001-950-4060	UTILITY TAX REPLACEMENT			2,717.00	2,717.00
001-950-4100	ALCOHOL LICENSES			1,700.00	1,700.00
001-950-4105	CIGARETTE PERMITS			200.00	200.00
001-950-4120	BUILDING PERMITS	2,406.39	4,691.41	15,000.00	10,308.59
001-950-4190	GOLF CART/CHICK	100.00	200.00	2,000.00	1,800.00
001-950-4300	INTEREST - GENERAL	2,461.98	5,352.64	6,000.00	647.36
001-950-4464	COMM/IND PROP TAX REPLACEMENT			443.00	443.00
001-950-4715	REFUNDS	56.62	56.62	200.00	143.38
001-950-4799	MISCELLANEOUS	30.00	98.30		98.30-
		============	============	============	============
	GENERAL TOTAL	28,801.17	122,775.27	1,193,765.00	1,070,989.73
		============	============	============	============
	TRANSFERS IN/OUT DEPARTMENT				
002-910-4830	TRANSFER IN			356,555.00	356,555.00
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ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	FD CAP/DEBT RESERVE TOTAL	.00	.00	356,555.00	356,555.00
		============	============	============	============
	ROADS, BRIDGES, SIDEWALKS DEPARTMENT				
110-950-4300	INTEREST	19.52	36.13	500.00	463.87
110-210-4430	ROAD USE TAXES	30,165.37	54,401.03	300,000.00	245,598.97
	TRANSFERS IN/OUT DEPARTMENT				
110-910-4831	TRANSFER IN - TIF			200,000.00	200,000.00
		============	============	============	============
	ROAD USE TAX TOTAL	30,184.89	54,437.16	500,500.00	446,062.84
		============	============	============	============
	GENERAL REVENUES DEPARTMENT				
112-950-4000	FICA & IPERS BENEFITS	411.26	485.33	77,189.00	76,703.67
112-950-4001	OTHER EMPLOYEE BENEFITS	185.72	267.58	34,861.00	34,593.42
112-950-4060	UTILITY TAX REPLACEMENT			447.00	447.00
112-950-4300	INTEREST	5.12	11.00	50.00	39.00
112-950-4464	COMM/IND PROP TAX REPLACEMENT			73.00	73.00
		============	============	============	============
	EMPLOYEE BENEFITS TOTAL	602.10	763.91	112,620.00	111,856.09
		============	============	============	============
	GENERAL REVENUES DEPARTMENT				
121-950-4090	LOST - 70% COMMUNITY BTTRMENT	14,288.83	33,234.55	159,600.00	126,365.45
121-950-4091	LOST - 10% FIRE DEPT	2,041.26	4,747.79	22,800.00	18,052.21
121-950-4092	LOST - 10% PARK DEPT	2,041.26	4,747.79	22,800.00	18,052.21
121-950-4093	LOST 10% PROP TX RELIEF	2,041.27	4,747.81	22,800.00	18,052.19
121-950-4300	INTEREST	2,148.26	4,663.74	500.00	4,163.74-
		============	============	============	============
	LOCAL OPTION SALES TAX TOTAL	22,560.88	52,141.68	228,500.00	176,358.32
		============	============	============	============
	GENERAL REVENUES DEPARTMENT				
125-950-4050	TIF REVENUES	4,064.28	7,261.38	856,470.00	849,208.62
125-950-4300	INTEREST	55.87	106.18	500.00	393.82
		============	============	============	============
	TAX INCREMENT FINANCING TOTAL	4,120.15	7,367.56	856,970.00	849,602.44
		============	============	============	============

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	DEBT SERVICES DEPARTMENT				
200-710-4000	DEBT SERVICE PROPERTY TAXES	813.12	1,152.90	156,807.00	155,654.10
200-710-4464	COMM/IND PROP TAX REPLACEMENT			91.00	91.00
	WATER DEPARTMENT				
200-810-4060	UTILITY TAX REPLACEMENT			441.00	441.00
	TRANSFERS IN/OUT DEPARTMENT				
200-910-4830	TRANSFER IN			137,388.00	137,388.00
200-910-4831	TRANSFER IN - TIF			230,377.00	230,377.00
	GENERAL REVENUES DEPARTMENT				
200-950-4300	INTEREST	11.80	22.43		22.43-
	DEBT SERVICE TOTAL	824.92	1,175.33	525,104.00	523,928.67
	EMERGENCY MANAGEMENT DEPARTMENT				
310-130-4300	INTEREST	19.37	55.92		55.92-
	TRANSFERS IN/OUT DEPARTMENT				
	FIRE STATION(incl FEMA) TOTAL	19.37	55.92	.00	55.92-
	TRANSFERS IN/OUT DEPARTMENT				
341-910-4830	TRANSFER IN			350,000.00	350,000.00
	WATER DIST SYS IMPR PROJ TOTA	.00	.00	350,000.00	350,000.00
	WATER DEPARTMENT				
600-810-4300	INTEREST - WATER	15.17	32.89	500.00	467.11
600-810-4500	WATER SALES	46,166.64	89,964.51	515,000.00	425,035.49
600-810-4530	LATE FEES	825.00	3,135.00	10,000.00	6,865.00
600-810-4540	WATER CONNECTIONS	250.00	500.00		500.00-

PCT OF FISCAL YTD 16.6%

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
600-810-4560	SALES TAX - WATER	2,793.66	5,285.60	31,000.00	25,714.40
600-810-4515	MISC REVENUE	1,050.00	4,105.00	2,000.00	2,105.00-
600-810-4730	DEPOSITS	150.00	150.00		150.00-
	TRANSFERS IN/OUT DEPARTMENT				
	WATER TOTAL	51,250.47	103,173.00	558,500.00	455,327.00
	SEWER/SEWAGE DISPOSAL DEPARTMENT				
610-815-4300	INTEREST - SEWER	42.91	75.91	500.00	424.09
610-815-4500	SEWER SALES	32,611.88	62,195.34	358,000.00	295,804.66
610-815-4530	SEWER DEBT FEE	35,856.89	71,628.66	430,000.00	358,371.34
610-815-4540	SEWER CONNECTIONS	250.00	500.00		500.00-
610-815-4560	SALES TAX - SEWER	179.23	277.19		277.19-
	TRANSFERS IN/OUT DEPARTMENT				
610-910-4830	TRANSFER IN			80,856.00	80,856.00
	SEWER TOTAL	68,940.91	134,677.10	869,356.00	734,678.90
611-910-4830	TRANSFER IN			361,500.00	361,500.00
	SEWER SINKING FUND TOTAL	.00	.00	361,500.00	361,500.00
	TOTAL OF ALL REVENUE	207,304.86	476,566.93	5,913,370.00	5,436,803.07

REVENUE & EXPENSE REPORT
CALENDAR 8/2026, FISCAL 2/2027

PCT OF FISCAL YTD 16.6%

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	POLICE DEPARTMENT				
001-110-6413	CONTRACTUAL - POLICE		15,210.00	65,000.00	49,790.00
	POLICE TOTAL	.00	15,210.00	65,000.00	49,790.00
	FIRE DEPARTMENT				
001-150-6230	EDUCATION & TRAINING			5,000.00	5,000.00
001-150-6310	BUILDING REPAIR/MAINT		211.57	1,500.00	1,288.43
001-150-6330	FUEL EXPENSE	369.07	805.45	4,500.00	3,694.55
001-150-6331	VEHICLE OPERATIONS		236.12	5,500.00	5,263.88
001-150-6332	VEHICLE REPAIR & MAINTENANCE	1,172.13	1,172.13	12,500.00	11,327.87
001-150-6350	EQUIPMENT PREVENTIVE MAINT			4,500.00	4,500.00
001-150-6371	UTILITY EXPENSE	707.74	1,385.24	7,000.00	5,614.76
001-150-6373	TELEPHONE EXPENSE		327.20	1,800.00	1,472.80
001-150-6408	INSURANCE - PROPERTY	668.00	668.00		668.00-
001-150-6507	OPERATION SUPPLIES MEDICAL			3,500.00	3,500.00
001-150-6510	OPERATION SUPPLIES FIRE	354.68	378.04	3,500.00	3,121.96
001-150-6799	EQUIPMENT REPLACEMENT		2,174.45	11,000.00	8,825.55
	FIRE TOTAL	3,271.62	7,358.20	60,300.00	52,941.80
	BUILDING INSPECTIONS DEPARTMENT				
001-170-6413	CONTRACTUAL SERVICES-BLDG INSP	1,306.20	2,566.20	15,000.00	12,433.80
	BUILDING INSPECTIONS TOTAL	1,306.20	2,566.20	15,000.00	12,433.80
	ANIMAL CONTROL DEPARTMENT				
001-190-6490	ANIMAL CONTROL			500.00	500.00
	ANIMAL CONTROL TOTAL	.00	.00	500.00	500.00
	ROADS, BRIDGES, SIDEWALKS DEPARTMENT				
001-210-6727	CAPITAL EXPENSE			125,000.00	125,000.00
	ROADS, BRIDGES, SIDEWALKS TOTA	.00	.00	125,000.00	125,000.00

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	GARBAGE DEPARTMENT				
001-290-6498	RECYCLING COLLECTION - GARBAGE	13,849.00	27,698.00	175,000.00	147,302.00
001-290-6499	CONTRACTUAL - LANDFILL	13,364.00	13,364.00	60,000.00	46,636.00
	GARBAGE TOTAL	27,213.00	41,062.00	235,000.00	193,938.00
	LIBRARY DEPARTMENT				
001-410-6010	SALARIES - LIBRARY	8,844.33	22,439.59	116,000.00	93,560.41
001-410-6220	SUBSCRIPTION			2,000.00	2,000.00
001-410-6230	TRAINING & MILEAGE EXPENSE			300.00	300.00
001-410-6373	TELEPHONE EXPENSE		208.39	2,000.00	1,791.61
001-410-6409	CLEANING SERVICE	508.00	1,016.00	7,000.00	5,984.00
001-410-6506	OFFICE SUPPLIES	113.63	196.66	3,200.00	3,003.34
001-410-6508	POSTAGE			300.00	300.00
001-410-6520	BOOKS	1,243.13	2,041.29	10,000.00	7,958.71
001-410-6521	PERIODICALS			1,000.00	1,000.00
001-410-6522	AUDIO/VIDEO			500.00	500.00
001-410-6523	SUMMER READ PROGRAM	277.15	697.73	3,500.00	2,802.27
001-410-6524	PROGRAMS	66.01	114.84	3,500.00	3,385.16
001-410-6525	MAKERS SPACE			2,500.00	2,500.00
001-410-6725	OFFICE EQUIPMENT	361.70	723.40	3,000.00	2,276.60
	LIBRARY TOTAL	11,413.95	27,437.90	154,800.00	127,362.10
	PARKS DEPARTMENT				
001-430-6010	SALARIES - PARKS	7,458.75	18,805.50	43,035.00	24,229.50
001-430-6310	BUILDING REPAIR/MAINT	2,601.25	3,651.25		3,651.25-
001-430-6330	FUEL EXPENSE	406.58	642.49	2,000.00	1,357.51
001-430-6332	EQUIPMENT REPAIR & MAINTENANCE	706.29	1,092.77	5,000.00	3,907.23
001-430-6371	UTILITY EXPENSE	40.49	81.45	3,000.00	2,918.55
001-430-6373	TELEPHONE/COMMUNICATIONS		179.90	1,200.00	1,020.10
001-430-6419	TECHNOLOGY SERVICES	181.68	181.68		181.68-
001-430-6507	OPERATIONS EXPENSES	3,282.72	5,054.05	25,000.00	19,945.95
001-430-6728	OTHER CAPITAL EQUIPMENT	741.01	1,482.02		1,482.02-
	PARKS TOTAL	15,418.77	31,171.11	79,235.00	48,063.89
	PLANNING & ZONING DEPARTMENT				
001-540-6407	ENGINEERING	2,212.00	2,844.30	5,000.00	2,155.70
001-540-6470	COMMUNITY PROMOTION	342.00	342.00	5,000.00	4,658.00

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
001-540-6480	ECONOMIC DEVELOPMENT			5,000.00	5,000.00
001-540-6490	PLANNING & ZONING			500.00	500.00
	PLANNING & ZONING TOTAL	2,554.00	3,186.30	15,500.00	12,313.70
	MAYOR/COUNCIL/CITY MGR DEPARTMENT				
001-610-6010	SALARIES - MAYOR/COUNCIL			20,500.00	20,500.00
001-610-6230	TRAINING EXPENSE	767.50	1,267.50	5,000.00	3,732.50
	MAYOR/COUNCIL/CITY MGR TOTAL	767.50	1,267.50	25,500.00	24,232.50
	CLERK/TREASURER/ADM DEPARTMENT				
001-620-6010	SALARIES - CLERK	18,293.04	45,224.83	172,231.00	127,006.17
001-620-6150	EMPLOYEE BENEFITS			10,500.00	10,500.00
001-620-6182	VEHICLE & CELL ALLOWANCE	510.00	960.00	4,000.00	3,040.00
001-620-6230	EDUCATION & TRAINING	534.59	728.39	7,000.00	6,271.61
001-620-6491	OTHER PROFESSIONAL SERVICES	667.00	2,191.75	30,000.00	27,808.25
	CLERK/TREASURER/ADM TOTAL	20,004.63	49,104.97	223,731.00	174,626.03
	LEGAL SERVICES/ATTORNEY DEPARTMENT				
001-640-6411	LEGAL SERVICES	1,955.00	2,960.00	15,000.00	12,040.00
	LEGAL SERVICES/ATTORNEY TOTAL	1,955.00	2,960.00	15,000.00	12,040.00
	CITY HALL/GENERAL BLDGS DEPARTMENT				
001-620-6210	DUES			3,000.00	3,000.00
001-650-6310	BUILDING REPAIR/MAINT	845.21	1,502.75	6,000.00	4,497.25
001-650-6371	UTILITY EXPENSES	1,356.21	2,223.23	10,000.00	7,776.77
001-620-6373	TELEPHONE/COMMUNICATIONS		248.66	2,500.00	2,251.34
001-620-6401	AUDITING SERVICES		9,000.00	27,000.00	18,000.00
001-620-6408	INSURANCE - PROPERTY			10,000.00	10,000.00
001-650-6410	LABOR RELATIONS			400.00	400.00
001-620-6414	PUBLICATION EXPENSE	444.62	766.86	6,000.00	5,233.14
001-620-6419	WEBSITE MAINTENANCE	2,000.00	2,000.00	3,500.00	1,500.00
001-650-6419	TECHNOLOGY SERVICES	2,034.56	3,257.56	20,000.00	16,742.44
001-620-6420	SOFTWARE			32,000.00	32,000.00
001-620-6490	INSURANCE - LIABILITY			103,750.00	103,750.00
001-620-6497	CREDIT CARD FEES	119.69	1,665.20	5,000.00	3,334.80

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
001-620-6505	CAPITAL EXPENSE			178,000.00	178,000.00
001-620-6507	OFFICE SUPPLIES	524.05	1,724.12	9,000.00	7,275.88
001-620-6508	POSTAGE	663.90	663.90		663.90-
001-620-6725	OFFICE EQUIPMENT EXPENSE	414.29	775.94	5,000.00	4,224.06
	CITY HALL/GENERAL BLDGS TOTAL	8,402.53	23,828.22	421,150.00	397,321.78
	TRANSFERS IN/OUT DEPARTMENT				
001-910-6910	TRANSFER OUT			40,000.00	40,000.00
	TRANSFERS IN/OUT TOTAL	.00	.00	40,000.00	40,000.00
	TOTAL EXPENSES	92,307.20	205,152.40	1,475,716.00	1,270,563.60
	GENERAL TOTAL	92,307.20	205,152.40	1,475,716.00	1,270,563.60
	ROADS, BRIDGES, SIDEWALKS DEPARTMENT				
110-210-6010	WAGES - FULL TIME	4,114.92	10,264.80	69,352.00	59,087.20
110-210-6315	RIGHT OF WAY/CULVERT MAINT			10,000.00	10,000.00
110-210-6330	FUEL EXPENSE	252.89	588.16	3,000.00	2,411.84
110-210-6331	VEHICLE SUPPLIES			10,000.00	10,000.00
110-210-6332	VEHICLE REPAIR & MAINTENANCE	5,045.76	5,045.76	10,000.00	4,954.24
110-210-6370	STREET LIGHTING	2,637.07	5,090.13	32,000.00	26,909.87
110-210-6371	UTILITY EXPENSE	1,204.89	1,539.80	6,300.00	4,760.20
110-210-6407	ENGINEERING			10,000.00	10,000.00
110-210-6408	INSURANCE - PROPERTY			5,000.00	5,000.00
110-210-6417	STREET MAINTENANCE	7,922.05	9,903.25	100,000.00	90,096.75
110-210-6421	STREET REPAIR/PROJECTS		2,835.00		2,835.00-
110-210-6422	STREET EQUIPMENT			10,000.00	10,000.00
110-210-6423	EQUIPMENT LEASE	741.01	1,482.02	7,500.00	6,017.98
110-210-6507	OPERATIONS SUPPLIES	1,111.65	2,328.92	20,000.00	17,671.08
110-210-6727	CAPITAL EXPENSE			10,000.00	10,000.00
	ROADS, BRIDGES, SIDEWALKS TOTA	23,030.24	39,077.84	303,152.00	264,074.16
	SNOW REMOVAL DEPARTMENT				
110-250-6417	SNOW/ICE REMOVAL		547.08	25,000.00	24,452.92

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	SNOW REMOVAL TOTAL	.00	547.08	25,000.00	24,452.92
	TRANSFERS IN/OUT DEPARTMENT				
	TOTAL EXPENSES	23,030.24	39,624.92	328,152.00	288,527.08
	ROAD USE TAX TOTAL	23,030.24	39,624.92	328,152.00	288,527.08
	ROADS, BRIDGES, SIDEWALKS DEPARTMENT				
112-210-6110	FICA - CITY SHARE	305.36	764.04	11,737.00	10,972.96
112-210-6130	IPERS - CITY SHARE	388.45	969.00	9,512.00	8,543.00
112-210-6140	DISABILITY INSURANCE	18.98	37.96	360.00	322.04
112-210-6150	HEALTH INSURANCE	582.56	1,165.12	20,223.00	19,057.88
	ROADS, BRIDGES, SIDEWALKS TOTA	1,295.35	2,936.12	41,832.00	38,895.88
	LIBRARY DEPARTMENT				
112-410-6110	FICA - CITY SHARE	656.28	1,693.98	8,867.00	7,173.02
112-410-6130	IPERS - CITY SHARE	834.90	2,118.30	10,941.00	8,822.70
112-410-6140	DISABILITY INSURANCE	33.10	66.20	720.00	653.80
112-410-6150	HEALTH INSURANCE	2,146.62	4,866.02	14,868.00	10,001.98
	LIBRARY TOTAL	3,670.90	8,744.50	35,396.00	26,651.50
	PARKS DEPARTMENT				
112-430-6110	FICA - CITY SHARE	571.85	1,448.57	3,292.00	1,843.43
112-430-6130	IPERS - CITY SHARE	704.10	1,775.36	4,062.00	2,286.64
112-430-6140	DISABILITY INSURANCE	22.98	45.96	360.00	314.04
112-430-6150	HEALTH INSURANCE	701.30	1,402.59	13,777.00	12,374.41
	PARKS TOTAL	2,000.23	4,672.48	21,491.00	16,818.52
	MAYOR/COUNCIL/CITY MGR DEPARTMENT				
112-610-6110	FICA - CITY SHARE			600.00	600.00

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
112-610-6130	IPERS - CITY SHARE	798.76	966.32	500.00	466.32-
112-610-6150	HEALTH INSURANCE	1,775.18	1,775.18		1,775.18-
	MAYOR/COUNCIL/CITY MGR TOTAL	2,573.94	2,741.50	1,100.00	1,641.50-
	CLERK/TREASURER/ADM DEPARTMENT				
112-620-6110	FICA - CITY SHARE	1,347.27	3,369.52	13,176.00	9,806.48
112-620-6130	IPERS - CITY SHARE	1,280.56	3,809.94	14,893.00	11,083.06
112-620-6140	DISABILITY INSURANCE	62.34	124.68	1,080.00	955.32
112-620-6150	HEALTH INSURANCE	1,580.96	5,437.10	21,463.00	16,025.90
	CLERK/TREASURER/ADM TOTAL	4,271.13	12,741.24	50,612.00	37,870.76
	TRANSFERS IN/OUT DEPARTMENT				
	TOTAL EXPENSES	13,811.55	31,835.84	150,431.00	118,595.16
	EMPLOYEE BENEFITS TOTAL	13,811.55	31,835.84	150,431.00	118,595.16
121-910-6910	TRANSFER OUT			370,000.00	370,000.00
	TRANSFERS IN/OUT TOTAL	.00	.00	370,000.00	370,000.00
	GENERAL REVENUES DEPARTMENT				
121-950-6090	LOST EXP 70% COMMUNITY BTTRMNT		925.00	17,000.00	16,075.00
121-950-6092	LOST EXP 10% PARK DEPT			15,000.00	15,000.00
	GENERAL REVENUES TOTAL	.00	925.00	32,000.00	31,075.00
	TOTAL EXPENSES	.00	925.00	402,000.00	401,075.00
	LOCAL OPTION SALES TAX TOTAL	.00	925.00	402,000.00	401,075.00
	ECONOMIC DEVELOPMENT DEPARTMENT				
125-520-6499	TIF EXP -STONERIDGE DEV AGREE			190,000.00	190,000.00

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	ECONOMIC DEVELOPMENT TOTAL	.00	.00	190,000.00	190,000.00
	TRANSFERS IN/OUT DEPARTMENT				
125-910-6911	TRANSFER OUT - TIF			666,457.00	666,457.00
	TRANSFERS IN/OUT TOTAL	.00	.00	666,457.00	666,457.00
	TOTAL EXPENSES	.00	.00	856,457.00	856,457.00
	TAX INCREMENT FINANCING TOTAL	.00	.00	856,457.00	856,457.00
	EMERGENCY MANAGEMENT DEPARTMENT				
200-130-6801	PRINCIPAL PAYMENTS			100,000.00	100,000.00
200-130-6851	INTEREST PAYMENTS			119,636.00	119,636.00
200-130-6899	BOND REGISTRATION FEES			600.00	600.00
	EMERGENCY MANAGEMENT TOTAL	.00	.00	220,236.00	220,236.00
	FIRE DEPARTMENT				
200-150-6801	PRINCIPAL PAYMENTS - FIRE			70,000.00	70,000.00
200-150-6851	INTEREST PAYMENTS - FIRE			14,645.00	14,645.00
200-150-6899	BOND REGISTRATION FEES			500.00	500.00
	FIRE TOTAL	.00	.00	85,145.00	85,145.00
	WATER DEPARTMENT				
200-810-6801	PRINCIPAL PAYMENTS - WATER			105,000.00	105,000.00
200-810-6851	INTEREST PAYMENTS - WATER			2,100.00	2,100.00
200-810-6899	DEBT SERVICE FEE - WATER			500.00	500.00
	WATER TOTAL	.00	.00	107,600.00	107,600.00
	SEWER/SEWAGE DISPOSAL DEPARTMENT				
200-815-6801	PRINCIPAL PAYMENTS - SEWER			92,000.00	92,000.00

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
200-815-6851	INTEREST PAYMENTS - SEWER			17,535.00	17,535.00
200-815-6899	DEBT SERVICE FEE - SEWER			2,505.00	2,505.00
	SEWER/SEWAGE DISPOSAL TOTAL	.00	.00	112,040.00	112,040.00
	TRANSFERS IN/OUT DEPARTMENT				
	TOTAL EXPENSES	.00	.00	525,021.00	525,021.00
	DEBT SERVICE TOTAL	.00	.00	525,021.00	525,021.00
	EMERGENCY MANAGEMENT DEPARTMENT				
310-130-6750	CAP OUTLAY - BUILDINGS	148,334.69	163,279.81		163,279.81-
	EMERGENCY MANAGEMENT TOTAL	148,334.69	163,279.81	.00	163,279.81-
	TRANSFERS IN/OUT DEPARTMENT				
310-910-6910	TRANSFER OUT			356,555.00	356,555.00
	TRANSFERS IN/OUT TOTAL	.00	.00	356,555.00	356,555.00
	TOTAL EXPENSES	148,334.69	163,279.81	356,555.00	193,275.19
	FIRE STATION(incl FEMA) TOTAL	148,334.69	163,279.81	356,555.00	193,275.19
	WATER DEPARTMENT				
341-810-6407	ENGINEERING			50,000.00	50,000.00
341-810-6499	OTHER CONTRACTUAL SERV			300,000.00	300,000.00
	WATER TOTAL	.00	.00	350,000.00	350,000.00
	TRANSFERS IN/OUT DEPARTMENT				

PCT OF FISCAL YTD 16.6%

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	TOTAL EXPENSES	.00	.00	350,000.00	350,000.00
	WATER DIST SYS IMPR PROJ TOTA	.00	.00	350,000.00	350,000.00
	WATER DEPARTMENT				
600-810-6010	SALARIES - WATER	6,173.04	15,398.58	112,875.00	97,476.42
600-810-6110	FICA - CITY SHARE	457.91	1,146.84	8,635.00	7,488.16
600-810-6130	IPERS - CITY SHARE	582.72	1,453.61	10,656.00	9,202.39
600-810-6140	DISABILITY INSURANCE	14.99	29.98	400.00	370.02
600-810-6150	HEALTH INSURANCE	517.64	1,035.28	6,336.00	5,300.72
600-810-6160	WORKER'S COMP			2,500.00	2,500.00
600-810-6230	EDUCATION & TRAINING	127.62	459.79	6,000.00	5,540.21
600-810-6310	BUILDING REPAIR/MAINT			20,000.00	20,000.00
600-810-6330	FUEL EXPENSE	43.96	136.14	1,500.00	1,363.86
600-810-6350	GENERATOR MAINTENANCE & REPAIR			6,000.00	6,000.00
600-810-6371	UTILITY EXPENSE	7,013.74	13,468.97	65,000.00	51,531.03
600-810-6373	TELEPHONE EXPENSE	69.97	139.92	2,000.00	1,860.08
600-810-6499	WATER TOWER MAINTENANCE			45,000.00	45,000.00
600-810-6407	ENGINEERING		836.30	10,000.00	9,163.70
600-810-6408	INSURANCE - PROPERTY			15,000.00	15,000.00
600-810-6418	WATER EXCISE TAX	2,751.24	5,397.70	31,000.00	25,602.30
600-810-6489	WATER EQUIPMENT REPAIR & MAINT	866.65	1,733.30	45,000.00	43,266.70
600-810-6490	INSURANCE - LIABILITY			5,000.00	5,000.00
600-810-6491	WATER MAIN REPAIR & MAINT	4,144.56	4,144.56	25,000.00	20,855.44
600-810-6492	TESTING	160.00	196.00	3,000.00	2,804.00
600-810-6493	WATER HYDRANT REPAIR & MAINT		586.88	35,000.00	34,413.12
600-810-6501	CHEMICALS	4,286.90	10,754.45	100,000.00	89,245.55
600-810-6507	OPERATIONS EXPENSES	5,943.02	7,292.58	20,000.00	12,707.42
600-810-6508	POSTAGE			2,000.00	2,000.00
600-810-6598	SCRUBBER REPAIR & MAINT	13,829.54	14,237.54	30,000.00	15,762.46
600-810-6599	FILTER REPAIR & MAINT			7,000.00	7,000.00
600-810-6726	OLD TOWER REPAIRS	37,792.40	37,792.40		37,792.40-
	WATER TOTAL	84,775.90	116,240.82	614,902.00	498,661.18
	TRANSFERS IN/OUT DEPARTMENT				
	TOTAL EXPENSES	84,775.90	116,240.82	614,902.00	498,661.18
	WATER TOTAL	84,775.90	116,240.82	614,902.00	498,661.18

SEWER/SEWAGE DISPOSAL DEPARTMENT

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
610-815-6010	SALARIES - SEWER	4,929.01	12,283.40	112,875.00	100,591.60
610-815-6110	FICA - CITY SHARE	367.98	919.40	8,635.00	7,715.60
610-815-6130	IPERS - CITY SHARE	465.32	1,159.57	10,656.00	9,496.43
610-815-6140	DISABILITY INSURANCE	14.98	29.96		29.96-
610-815-6150	HEALTH INSURANCE	517.64	1,035.29	4,956.00	3,920.71
610-815-6160	WORKER'S COMP			1,000.00	1,000.00
610-815-6230	EDUCATION & TRAINING		269.14	2,500.00	2,230.86
610-815-6310	BUILDING REPAIR/MAINT		478.26	7,000.00	6,521.74
610-815-6311	SEWER EQUIP REPAIR & MAINT	741.02	1,482.04	10,000.00	8,517.96
610-815-6313	SEWER DISTRIBUTION REP & MAINT	514.11	514.11	40,000.00	39,485.89
610-815-6314	CLEANING/TELEVISE LINES			25,000.00	25,000.00
610-815-6318	EQUIPMENT - SEWER PUMP		2,000.00	25,000.00	23,000.00
610-815-6330	FUEL EXPENSE	43.97	136.16	1,000.00	863.84
610-815-6350	GENERATOR MAINTENANCE			7,000.00	7,000.00
610-815-6371	UTILITY EXPENSE	12,642.23	19,873.61	110,000.00	90,126.39
610-815-6373	TELEPHONE EXPENSE	69.98	455.75	3,000.00	2,544.25
610-815-6407	ENGINEERING		396.00	10,000.00	9,604.00
610-815-6408	INSURANCE - PROPERTY			25,000.00	25,000.00
610-815-6418	TAXES, PROPERTY OR SALES			6,600.00	6,600.00
610-815-6490	TESTING	1,712.50	2,847.50	15,000.00	12,152.50
610-815-6491	SEWER PLANT MAINT & REPAIR			20,000.00	20,000.00
610-815-6497	CREDIT CARD FEES			8,500.00	8,500.00
610-815-6501	CHEMICALS	837.99	1,675.98	15,000.00	13,324.02
610-815-6507	OPERATION EXPENSES	916.91	9,585.42	20,000.00	10,414.58
610-815-6801	PRINCIPAL PAYMENTS			201,000.00	201,000.00
610-815-6851	INTEREST PAYMENTS			42,280.00	42,280.00
610-815-6899	BOND REGISTRATION FEES			6,040.00	6,040.00
	SEWER/SEWAGE DISPOSAL TOTAL	23,773.64	55,141.59	738,042.00	682,900.41

TRANSFERS IN/OUT DEPARTMENT

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
610-910-6910	TRANSFER OUT			438,888.00	438,888.00
	TRANSFERS IN/OUT TOTAL	.00	.00	438,888.00	438,888.00
	TOTAL EXPENSES	23,773.64	55,141.59	1,176,930.00	1,121,788.41
	SEWER TOTAL	23,773.64	55,141.59	1,176,930.00	1,121,788.41

PCT OF FISCAL YTD 16.6%

ACCOUNT NUMBER	ACCOUNT TITLE	MTD BALANCE	YTD BALANCE	BUDGET	DIFFERENCE
	TOTAL EXPENSES	386,033.22	612,200.38	6,236,164.00	5,623,963.62
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ACCOUNTS RECEIVABLE AUDIT REPORT
8/01/2026 TO 8/31/2026

	BEGINNING BALANCE	BILLED	BALANCE ADJUSTMENT	PENALTIES	APPLIED/ PAYMENTS	ENDING BALANCE
GRAND TOTAL	138,570.37					
BILLED						
SERVICE CHARGES						
FUEL ADJUSTMENT						
DEMAND						
MISC CHARGES		930.00				
TAXES						
DEPOSIT APPLIED						
ASSISTANCE APPLIED						
PENALTIES				1,200.00		
ADJUSTMENTS						
CHARGES			15.00-			
TAXES			11.37			
PENALTIES			3,877.50-			
MISC CHARGES						
BAD DEBT ENTRIES						
PAYMENTS					139,257.52-	
CREDIT REFUNDS					355.97	
GRAND TOTAL	138,570.37	930.00	3,881.13-	1,200.00	138,901.55-	2,082.31-

BAD DEBT PAYMENTS

TOTAL PAYMENTS 138,901.55-

BAD DEBT WRITE OFFS

ACCOUNT NO/CUSTOMER NAME	DEPOSITS	ENERGY ASSIST	PROPERTY LOCATION PERIOD 1	PERIOD 2	PERIOD 3	PERIOD 4	TOTALS	BUDGET
REPORT TOTALS								
SV			1078.96-	193.60	2097.07	.00	1211.71	
TX			49.31	9.04	.00	.00	58.35	
PN			3120.00-	60.00	.00	.00	3060.00-	
MC			705.00	75.00	.00	.00	780.00	
TX			.00	.00	.00	.00	.00	
PN			.00	.00	.00	.00	.00	
TOTAL	.00	.00	3444.65-	337.64	2097.07	.00	1009.94-	.00

	CHARGES	TAXES	PENALTY	MISC CHRGS	TOTAL
CREDIT BALANCE SERVICES	3555.57-	.00	3225.00-	.00	6780.57-
GB SERVICE	288.41	.00	.00	.00	288.41
LF SERVICE	128.49	.00	.00	.00	128.49
SD SERVICE	841.77	9.45	.00	.00	851.22
SW SERVICE	603.38	7.33	.00	.00	610.71
WA SERVICE	2905.23	41.57	165.00	780.00	3891.80
TOTALS	1211.71	58.35	3060.00-	780.00	1009.94-

Criminal History

Has anyone listed on the Ownership page been charged or convicted of a felony offense in Iowa or any other state of the United States?

No

Has anyone listed on the Ownership page been convicted of any violation of any state, county, city, federal or foreign law? For traffic violations, only include those that are drug or alcohol related.

No

Local Authority Information

Local Authority Reviewing

City of Atkins

Local Authority Signature Date

Approved/Denied *

Required

Local Authority Email *

Required

Local Authority Attestation Name *

Required

Local Authority Contact Phone Number *

Required

Comments

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Resources

Frequently Asked Questions

Can I help?

SPECIAL CLASS "B" RETAIL NATIVE WINE LICENSE RENEWAL

Business Information

Name of Legal Entity: CENTRAL CITY FAMILY PHARMACY INC

FEIN: XX-XXX7499

Business Type: Corporation

This business is registered with the Secretary of State.

Business Number of Secretary of State: 141434

Premises Information

Premises DBA: ATKINS FAMILY PHARMACY

Premises Address: 401 CARDINAL AVE ATKINS IA 52206-4700

Premises Type: Pharmacy

Number of Floors: 1

Control of Premises: Lease

Does your premises conform to all local and state health, fire and building laws and regulations?
Yes

Has the number of floors of the premises changed?
No

Have there been any changes to the premises in the last 12 months? This includes any changes that affect where alcohol is manufactured, stored, sold or consumed, such as adding, deleting, or changing permanent outdoor service areas.
No

Has there been a change in the control of property over the last 12 months? This includes a renewed/updated lease agreement, or changing from a deed to a lease, or a lease to a deed.
No

License Information

Effective Date: 15-Sep-2026

Length of License Requested: 12 months

Endorsements

Local Authority: City of Atkins

Ownership Information

Type	Name	ID Type	ID	DOB	Phone	Address	Percentage
Individual	LAND, ELLEN	SSN	***-**-3100	02-Oct-1988		3311 MULBERRY DR MARION IA 52302-9041	25.00
Individual	LAND, DOUGLAS	SSN	***-**-7431	09-Apr-1990		3311 MULBERRY DR MARION IA 52302-9041	25.00
Individual	MANDERSCHEID, MEGAN	SSN	***-**-1629	04-May-1984		22223 250TH AVE LA MOTTE IA 52054-9411	50.00

Criminal History Details

Has anyone listed on the Ownership page been charged or convicted of a felony offense in Iowa or any other state of the United States?
No

Has anyone listed on the Ownership page been convicted of any violation of any state, county, city, federal or foreign law? For traffic violations, only include those that are drug or alcohol related.
No

Criminal Violations

Contact Information

Contact Name: ELLEN LAND

Phone Number: 3193897597

Email Address: ccfpellen@gmail.com

Address: 401 CARDINAL AVE ATKINS IA 52206-4700

Owner Attestation

Name of Owner: ELLEN LAND

Attestation Date: 21-Aug-2026

SPECIAL CLASS "B" RETAIL NATIVE WINE LICENSE RENEWAL

Business Information

Name of Legal Entity: CENTRAL CITY FAMILY PHARMACY INC

FEIN: XX-XXX7499

Business Type: Corporation

This business is registered with the Secretary of State.

Business Number of Secretary of State: 141434

Premises Information

Premises DBA: ATKINS FAMILY PHARMACY

Premises Address: 401 CARDINAL AVE ATKINS IA 52206-4700

Premises Type: Pharmacy

Number of Floors: 1

Control of Premises: Lease

Does your premises conform to all local and state health, fire and building laws and regulations?
Yes

Has the number of floors of the premises changed?
No

Have there been any changes to the premises in the last 12 months? This includes any changes that affect where alcohol is manufactured, stored, sold or consumed, such as adding, deleting, or changing permanent outdoor service areas.
No

Has there been a change in the control of property over the last 12 months? This includes a renewed/updated lease agreement, or changing from a deed to a lease, or a lease to a deed.
No

License Information

Effective Date: 15-Sep-2026

Length of License Requested: 12 months

Endorsements

Local Authority: City of Atkins

Ownership Information

Type	Name	ID Type	ID	DOB	Phone	Address	Percentage
Individual	LAND, ELLEN	SSN	***-**-3100	02-Oct-1988		3311 MULBERRY DR MARION IA 52302-9041	25.00
Individual	LAND, DOUGLAS	SSN	***-**-7431	09-Apr-1990		3311 MULBERRY DR MARION IA 52302-9041	25.00
Individual	MANDERSCHEID, MEGAN	SSN	***-**-1629	04-May-1984		22223 250TH AVE LA MOTTE IA 52054-9411	50.00

Criminal History Details

Has anyone listed on the Ownership page been charged or convicted of a felony offense in Iowa or any other state of the United States?
No

Has anyone listed on the Ownership page been convicted of any violation of any state, county, city, federal or foreign law? For traffic violations, only include those that are drug or alcohol related.
No

Criminal Violations

Contact Information

Contact Name: ELLEN LAND

Phone Number: 3193897597

Email Address: ccfpellen@gmail.com

Address: 401 CARDINAL AVE ATKINS IA 52206-4700

Owner Attestation

Name of Owner: ELLEN LAND

Attestation Date: 21-Aug-2026

CITY OF ATKINS

Local Authority Review - Alcohol Ownership

CITY OF ATKINS

1209373800

Owners

Business Information

Customer Type

BUS

Business Sub-Type

Corporation

Business Designation

Legal Business Name

CASEYS MARKETING COMPANY

Old Ownership Information

Owner Type	Owner	Single Line Address	Ownership Percentage
Owner	FABER, SCOTT	6749 CARDIFF CT JOHN	0.00
Owner	LARSEN, ERIC	4407 NW 5TH ST ANKE	0.00
Owner	BEECH, DOUGLAS	729 NE BROOK HAVEN	0.00
Company	CASEY'S GENERAL STOI	1 SE CONVENIENCE BL\	100.00

Can I help?

Owner	JOHNSON, BRIAN	9129 NW 73RD CIR JOH	0.00
Owner	JAMES, SAMUEL	3204 NE AVERY DR ANI	0.00
Owner	KOBER, PARKER	700 SE 15TH ST GRIMES	0.00

Updated Ownership Information

Owner Type	Owner	Single Line Address	Ownership Percentage
Owner	FABER, SCOTT	6749 CARDIFF CT JOHN	0.00
Company	CASEY'S GENERAL STOI	1 SE CONVENIENCE BLV	100.00
Owner	JOHNSON, BRIAN	9129 NW 73RD CIR JOH	0.00
Owner	JAMES, SAMUEL	3204 NE AVERY DR ANI	0.00
Owner	KOBER, PARKER	700 SE 15TH ST GRIMES	0.00
Owner	JANSEN, AMANDA	535 COUNTRY CLUB BL	0.00
Owner	WEBB, JESSICA	9112 WOODED POINT	0.00

Impacted Active Alcohol Licenses

Jurisdiction Code	Permit Type	License Number	Address
City of Atkins	Class "E" Retail Alco	LE0004469	401 STONEBROOK DR ATI

Can I help?

Criminal History

Has anyone listed on the Ownership page been charged or convicted of a felony offense in Iowa or any other state of the United States?

No

Has anyone listed on the Ownership page been convicted of any violation of any state, county, city, federal or foreign law? For traffic violations, only include those that are drug or alcohol related.

No

Local Authority Information

Local Authority Reviewing

City of Atkins

Local Authority Signature Date

Approved/Denied *

Required

Local Authority Email *

Required

Local Authority Attestation Name *

Required

Local Authority Contact Phone Number *

Required

Comments

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GovConnectIowa License Administration

CITY OF ATKINS

Local Authority Review - Tobacco Ownership

CITY OF ATKINS

1209373800

Owners

Business Information

Customer Type

BUS

Business Sub-Type

Corporation

Business Designation

Legal Business Name

CASEYS MARKETING COMPANY

Old Ownership Information

Owner Type	Owner	Single Line Address	Ownership Percentage
Owner	FABER, SCOTT	6749 CARDIFF CT JOHN	0.00
Owner	LARSEN, ERIC	4407 NW 5TH ST ANKE	0.00
Owner	BEECH, DOUGLAS	729 NE BROOK HAVEN	0.00
Company	CASEY'S GENERAL STOI	1 SE CONVENIENCE BL\	100.00

Can I help?

	Owner	JOHNSON, BRIAN	9129 NW 73RD CIR JOH	0.00
	Owner	JAMES, SAMUEL	3204 NE AVERY DR ANI	0.00
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Updated Ownership Information

	Owner Type	Owner	Single Line Address	Ownership Percentage
	Owner	FABER, SCOTT	6749 CARDIFF CT JOHN	0.00
	Company	CASEY'S GENERAL STOI	1 SE CONVENIENCE BL\	100.00
	Owner	JOHNSON, BRIAN	9129 NW 73RD CIR JOH	0.00
	Owner	JAMES, SAMUEL	3204 NE AVERY DR ANI	0.00
	Owner	KOBER, PARKER	700 SE 15TH ST GRIME!	0.00
	Owner	JANSEN, AMANDA	535 COUNTRY CLUB BL	0.00
	Owner	WEBB, JESSICA	9112 WOODED POINT	0.00

Impacted Active Retail Tobacco and Device Retailer Permits

Jurisdiction	Permit Type	Permit Number	Address
City of Atkins	Retail Tobacco	871051040	401 STONEBROOK DR ATI

Local Authority Information

Local Authority Reviewing

City of Atkins

Local Authority Signature Date

Approved/Denied *

Required

Local Authority Email *

Required

Local Authority Attestation Name *

Required

Local Authority Contact Phone Number *

Required

Comments

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

OTHER BUSINESS