

City of Mt. Vernon, Iowa

Meeting:	Mt. Vernon City Council Meeting
Place:	Mt. Vernon City Hall, 213 1st Street NW, Mt. Vernon, Iowa 52314
Date/Time:	June 15, 2026 – 6:30 PM
Web Page:	www.cityofmtvernon-ia.gov
Posted:	June 10, 2026

Mayor:	Tom Wieseler	City Administrator:	Chris Nosbisch
Mayor Pro-Tem:	Scott Rose	City Attorney:	Holly Corkery
Councilperson:	Sherene Hansen Player	Asst. City Administrator:	Lori Boren
Councilperson:	Craig Engel	Finance Dir/City Clerk:	Marsha Dewell
Councilperson:	Mark Andresen	Chief of Police:	Jason Blinks
Councilperson:	Paul Tuerler		

For those individuals that are unable to attend or still do not feel comfortable with in-person meetings, the City is providing a Zoom option. For those planning to attend via Zoom, please use the following information:

You will be prompted for the following information:

1. Telephone #: 1-312-626-6799
2. Meeting ID: 893 0784 5622
3. Password: 340328

Should you need assistance to access the meeting, please contact Chris at 319-359-8613.

A. Call to Order

B. Agenda Additions/Agenda Approval

C. Communications:

1. Unscheduled
2. Joe Horaney – Cedar Rapids Linn County Solid Waste Agency
3. Retirement Recognition – Todd Gehrke

If you wish to address the City Council on subjects pertaining to today's meeting agenda, please wait until that item on the agenda is reached. If you wish to address the City Council on an item **not** on the agenda, please approach the microphone and give your name and address for the public record before discussing your item. Each individual will be granted no more than five (5) minutes.

D. Consent Agenda

Note: These are routine items and will be enacted by one motion without separate discussion unless a Council Member requests separate consideration.

1. Approval of City Council Minutes – June 1, 2026
2. Appoint Daniel Drumeller – Parks and Rec Board

E. Public Hearing

1. Public Hearing on the Proposed Engineering Report and Formation of the Mount Vernon EMS District (tabled on March 16, 2026, motion to remove item from table will need to be made before discussion can occur)
 - i. Close Public Hearing – Proceed to G-1

F. Ordinance Approval/Amendment

1. None

G. Resolutions for Approval

1. Resolution #3-16-2026A: Approving the Engineer's Report, Preliminary Plat and Engineer Compensation, and Setting the Election for the EMS Election as Defined in Chapter 357G of the State Code of Iowa and Giving Notice Thereof (tabled on March 16, 2026, motion to remove item from table will need to be made before discussion can occur)
2. Resolution #6-15-2026A: Approving the Fiscal Year 2025-2026 Transfers
3. Resolution #6-15-2026B: Approving a Perpetual Sanitary Sewer and Temporary Construction Easement Agreement Between Charles W. Neff and the City of Mount Vernon
4. Resolution #6-15-2026C: Supporting the Development of the Interurban Trail Connection – Phase II: Cornell College to Bryant Park

H. Mayoral Proclamation

1. None

I. Old Business

1. None

J. Motions for Approval

1. Consideration of Claims List – Motion to Approve
2. Discussion and Consideration of Quote No. 314 with Pleva Mechanical Inc. – Pool Pump Replacement – Council Action as Needed
3. Discussion and Consideration of Amendment No. 1 to the WHKS Professional Services Agreement – Council Action as Needed
4. Discussion and Consideration of Upgrading Eight Patrol Rifles – Mt. Vernon/Lisbon Police Department – Council Action as Needed
5. Discussion and Consideration of Purchase Power Agreement with Red Lion Renewables – LBC – Council Action as Needed
6. Discussion and Consideration of Engagement Letter with Ahlers Cooney – Pogo Properties LLC Development Agreement – Council Action as Needed
7. Discussion and Consideration of Quote RA351005573 to repair the 2014 International Dump Truck – Council Action as Needed

K. Reports to be Received/Filed

1. Mt. Vernon/Lisbon Police Report
2. Mt. Vernon Public Works Department
3. Mt. Vernon Parks and Rec Report
4. Cole Library Report

L. Discussion Items (No Action)

1. None

M. Reports of Mayor/Council/Administrator

1. May Reconciliation Report
2. Mayor's Report
3. Council Reports

4. Committee Reports
5. City Administrator's Report

N. Adjournment

Pursuant to §21.4(2) of the Code of Iowa, the City has the right to amend this agenda up until 24 hours before the posted meeting time.

If anyone with a disability would like to attend the meeting, please call City Hall at 895-8742 to arrange for accommodations.

D. Consent Agenda

June 1, 2026
City Council Minutes
213 1st Street NW
Mount Vernon, Iowa 52314

The Mount Vernon City Council met June 1, 2026, at City Hall, 213 1st Street NW, Mount Vernon, IA. A Zoom option was available. The following Council members were present: Engel, Rose, Andresen, Tuerler and Hansen-Player.

Call to Order. At 6:30 p.m. Mayor Thomas M. Wieseler called the meeting to order.

Agenda Additions/Agenda Approval. Wieseler noted that items E1 and G1 will remain tabled. Motion made by Tuerler, seconded by Andresen to approve the Agenda. Motion carries.

Consent Agenda. Motion made by Andresen, seconded by Rose to approve the Consent Agenda. Motion carries.

Approval of City Council Minutes – May 18, 2026

Approval of Retail Tobacco License – Gary's Foods

Approval of Retail Tobacco License – Casey's Marketing Company

Approval of Liquor License – Si Senior Inc

Approval of Liquor License – 1st Street Breakfast Company

Appoint Danielle Kumley – Historic Preservation Commission

Public Hearing

Public Hearing on the Proposed Engineering Report and Formation of the Mount Vernon EMS District (tabled on March 16, 2026, motion to remove item from table will need to be made before discussion can occur). This item remains tabled.

Public Hearing for the Adoption of Plans, Specifications, Form of Contract, and Estimate of Costs for the Bryant Road Sanitary Sewer Project. Mayor Wieseler opened the public hearing at 6:32 p.m. After hearing no public comments, Wieseler closed the public hearing at 6:33 p.m.

Resolutions for Approval

Resolution #3-16-2026A: Approving the Engineer's Report, Preliminary Plat and Engineer Compensation, and Setting the Election for the EMS Election as Defined in Chapter 357G of the State Code of Iowa and Giving Notice Thereof (tabled on March 16, 2026, motion to remove item from table will need to be made before discussion can occur). This item remains tabled.

Resolution #6-1-2026A: Adopting Plans, Specifications, Form of Contract, and Estimate of Costs for the Bryant Road Sanitary Sewer Project. Motion made by Rose, seconded by Tuerler to approve Resolution #6-1-2026A. Roll call all yes. Resolution passes.

Resolution #6-1-2026B: Making Award of the Construction Bid for Materials, Construction and Installation of the Bryant Road Sanitary Sewer Project. Bids for the Bryant Road Sewer Project were opened at 2 p.m., Thursday, May 28, 2026. There were 9 bids received, with Brecke Mechanical submitting the apparent low bid in the amount of \$286,694.80. Motion made by Tuerler, seconded by Andresen to approve Resolution #6-1-2026B awarding the bid for the Bryant Road Sanitary Sewer Project to Brecke Mechanical. Roll call all yes. Resolution passes.

Resolution #6-1-2026C: Approving the Disposal of City Owned Property. The new dump truck has arrived, and it is now time to dispose of the 2006 dump truck. Staff will attempt to advertise the dump truck as is, but it is likely that it will go to a salvage yard given its current condition. Motion made by Engel, seconded by Hansen-Player to approve Resolution #6-1-2026C approving the disposal of City owned property. Roll call all yes. Resolution passes.

Resolution #6-1-2026D: Accepting Work for the Project Known as the 2025 Uptown Lighting Improvements Project with Nelson Electric. The Uptown Lighting Project is now complete. The final contract price was \$498,750.91, which is \$66,471.51 (due to change orders) over the original contract price of \$432,279.40. Motion made by Tuerler, seconded by Andresen to approve Resolution #6-1-2026D. Roll call all yes. Resolution passes.

Mayoral Proclamation

Proclamation Recognizing and Proclaiming the Month of June as Pride Month in Support of Lesbian, Gay, Bisexual, Transgender, and Queer (LGBTQ+) Community

Motions for Approval

Consideration of Claims List – Motion to Approve. Motion made by Rose, seconded by Tuerler to approve the Claims List. Motion carries.

UMB BANK	2018 GO LOAN NOTE	534,117.50
UMB BANK	2024 GO LOAN NOTE	353,300.00
UMB BANK	2019 GO LOAN NOTE	237,561.25
RATHJE CONSTRUCTION	PAY ESTIMATE #6-RACHEL STREET	229,110.55
UMB BANK	2014 GO LOAN NOTE	217,937.50
PAYROLL	CLAIMS	134,574.88
UMB BANK	2022 GO LOAN NOTE	130,163.75
UMB BANK	2013A GO LOAN NOTE	99,376.25
IOWA FINANCE AUTHORITY	SRF BOND PYMT	96,000.00
MOUNT VERNON BANK & TRUST CO	2020 GO LOAN NOTE	90,900.00
UMB BANK	2025 GO LOAN NOTE	85,000.00
BBAJ INC	TIF REBATE-STONEBROOK PH 1	73,348.60
BBAJ INC	TIF REBATE-STONEBROOK PH 3	52,440.49
CARRICO AQUATIC RESOURCES INC	FILTER MEDIA-POOL RENOVATIONS	50,600.00
BBAJ INC	TIF REBATE-STONEBROOK PH 2A	49,700.06
MIDWEST DEVELOPMENT COMPANY	TIF REBATE-SMH PHASE 2	38,549.08
BBAJ INC	TIF REBATE-STONEBROOK PH 4	17,156.32
BBAJ INC	TIF REBATE-STONEBROOK PH 2B	6,755.75
ALLIANT ENERGY	ENERGY USAGE-SEW	5,156.58
ALLIANT ENERGY	ENERGY USAGE-ST LIGHTS	4,817.27
ALLIANT ENERGY	ENERGY USAGE-WAT	4,490.63
CARRICO AQUATIC RESOURCES INC	CHEMICALS-POOL	4,200.00
SURVEYING & MAPPING LLC	ANNUAL GIS HOSTING-WAT,SEW,RUT	3,960.00
VEENSTRA & KIMM INC	HWY 1 RECONSTRUCTION	2,684.00
VEENSTRA & KIMM INC	2024 SANITARY SEWER REHAB	2,543.93
AHLERS & COONEY P.C.	LEGAL FEES-P&A	2,502.00
VEENSTRA & KIMM INC	RACHEL STREET IMPROVEMENTS	2,409.75
RELIANT FIRE APPARATUS INC	EQUIP REPAIR-FD	2,287.92
IOWA SOLUTIONS INC	COMPUTER MAINT-ALL DEPTS	2,129.60
VEENSTRA & KIMM INC	2025 SIDEWALK IMPROVEMENTS	2,080.63
EMPLOYEE BENEFIT SYSTEMS	INSURANCE CLAIMS-ALL DEPTS	2,051.83

VEENSTRA & KIMM INC	CITY ENGINEERING GENERAL	1,807.25
VEENSTRA & KIMM INC	LBC GENERATOR	1,636.75
CORY WITTRUCK	EQUIP REPAIR-LBC	1,425.00
CAUSE TEAM	UNIFORMS-POOL	1,323.03
TEK TO TEK INC	EQUIP TESTING/REPAIRS-FD	1,237.31
RHINO INDUSTRIES INC	SLUDGE THICKENERS-SEW	1,107.00
ROTO-ROOTER	JET VAC-SEW LINN CO GRANT	1,010.00
STUDENT PUBLICATIONS INC	ADS/PUBLICATIONS-P&A	876.53
SPRINGVILLE READY MIX	CONCRETE-RUT	861.75
HAWKEYE FIRE & SAFETY	ANNUAL INSPECTION-ALL DEPTS	765.00
ALLIANT ENERGY	ENERGY USAGE-LBC	763.10
IOWA SOLUTIONS INC	MONTHLY MAINT-LBC	730.00
STUDENT PUBLICATIONS INC	ADS/PUBLICATIONS-PD,P&REC	729.65
POSTMASTER	UTIL BILL POSTAGE-WAT,SEW,SW	693.18
BBAJ INC	TIF REBATE-STONEBROOK PH 5	653.84
ALLIANT ENERGY	ENERGY USAGE-FD	648.55
ALLIANT ENERGY	ENERGY USAGE-P&REC	595.61
WHITE CAP, L.P.	FORMS-SCULPTURE TRAIL	590.94
T-MOBILE	VEHICLE SOFTWARE-PW	521.47
KONICA MINOLTA PREMIER FINANCE	COPIER LEASE-P&A	470.99
MOTOROLA SOLUTIONS INC	EQUIP MAINT-PD	460.00
MECHANICSVILLE FIBER	PHONE/INTERNET-LBC	457.73
AMAZON CAPITAL SERVICES	SUPPLIES-POOL	453.72
ALLIANT ENERGY	ENERGY USAGE-RUT,WAT,SEW,P&A	431.32
CORNELL COLLEGE	SOCCER OFFICIALS-P&REC	420.00
TASC	FSA ADMIN FEE-ALL DEPTS	407.70
MECHANICSVILLE FIBER	PHONE/INTERNET-PD	400.02
KJ & CLINTON	DISPOSAL SERVICES-FD	369.15
TRUENORTH COMPANIES	EMPLOYEE THEFT/FORGERY POLICY	354.00
CULVERS GARDEN CENTER	BEAUTIFICATION	329.83
HAWKEYE COMMUNICATION INC	FIRE SYSTEM MONITORING-PD	300.00
AMAZON CAPITAL SERVICES	SUPPLIES-POOL	281.67
SCHIMBERG COMPANY	GRATE-SEW	278.47
MERCY PHYSICIAN SERVICES INC	WELLNESS PLATFORM-ALL DEPTS	262.00
CURTIS ENGLISH SELECT SERVICE	PORTABLE RR RENTALS-P&REC	260.00
GREAT WESTERN SUPPLY CO	SUPPLIES-POOL	247.96
EVER-GREEN LANDSCAPE NURSERY	EROSION CONTROL SOCKS-RUT	240.00
AMAZON CAPITAL SERVICES	SUPPLIES-P&REC	239.76
IOWA POLICE CHIEFS ASSOCIATION	ANNUAL CONFERENCE-PD	225.00
ALLIANT ENERGY	ENERGY USAGE-RUT,WAT,SEW,P&A	220.55
MIDWEST DEVELOPMENT COMPANY	TIF REBATE-SMH PHASE 3	217.94
ALLIANT ENERGY	ENERGY USAGE-POOL	214.41
P&K MIDWEST INC	EQUIP REPAIR-P&REC	199.58
VEENSTRA & KIMM INC	NPDES COMPLIANCE	198.00
AMAZON CAPITAL SERVICES	SUPPLIES-POOL	197.11
CITY LAUNDERING CO	SERVICES-CITY HALL	190.20
MAXWELL SIDERS	FIELD PREP-P&REC	188.50
GREAT WESTERN SUPPLY CO	SUPPLIES-LBC	186.76
KJ HAUL AWAY	BULK PICK-UP-FD	176.55
ALLIANT ENERGY	ENERGY USAGE-PD	161.45
KONICA MINOLTA PREMIER FINANCE	COPIER LEASE-PD	159.76
CHRIS NOSBISCH	MILEAGE-ALL DEPTS	152.97
GREAT WESTERN SUPPLY CO	SUPPLIES-POOL	151.39
BANKCARD 8076 ACH DEBIT MTOT	REFUND-POOL	150.00

W.S. DARLEY & CO.	EQUIP MAINT-FD	143.69
US CELLULAR	PHONE/INTERNET-ALL DEPTS	140.05
ALLIANT ENERGY	ENERGY USAGE-CITY HALL	139.54
WENDLING QUARRIES	ROADSTONE-RUT	138.78
ALLIANT ENERGY	ENERGY USAGE-WAT,P&REC	134.20
CEDAR VALLEY HUMANE SOCIETY	ANIMAL CONTROL	130.00
EDITH DAWSON	SERVICES-HPC	130.00
MECHANICSVILLE FIBER	PHONE/INTERNET-PW	114.45
MECHANICSVILLE FIBER	PHONE/INTERNET-POOL	108.77
TASHA WHITMAN	FITNESS MEMBERSHIP-PD	100.00
CITY LAUNDERING CO	SERVICES-CITY HALL	98.32
ALLIANT ENERGY	ENERGY USAGE-CEM	97.58
MENARDS	UNIFORMS-ALL DEPTS	89.83
RICKARD SIGN AND DESIGN CORP	FIELD SIGNS-P&REC	86.00
AMAZON CAPITAL SERVICES	SUPPLIES-LBC	85.12
TERMINIX PRESTO-X	PEST CONTROL-FD	83.45
PROFESSIONAL WINDOW CLEANING	WINDOW CLEANING-PD,CITY HALL	80.00
AMAZON CAPITAL SERVICES	SUPPLIES-P&REC	79.44
LUKE RUSHFORD	REFEREE-P&REC	70.00
TRAE DAVID BIELEFELD	REFEREE-P&REC	70.00
MECHANICSVILLE FIBER	INTERNET-CITY HALL	69.95
IOWA ONE CALL	LOCATES-WAT,SEW	65.70
ALLIANT ENERGY	ENERGY USAGE-SIRENS	64.56
SCHIMBERG COMPANY	PVC-POOL	60.44
VESTIS	JANITORIAL SUPPLIES-LBC	60.24
LEIGH BRADBURY	MEALS-ALL DEPTS	55.00
STUDENT PUBLICATIONS INC	SUBSCRIPTION-PD	55.00
TEMP VENDOR	TOBACCO COMPLIANCE-PD	50.00
AMAZON CAPITAL SERVICES	SUPPLIES-LBC	49.99
GRAINGER	SUPPLIES-POOL	49.90
AMAZON CAPITAL SERVICES	SUPPLIES-POOL	46.56
BANKCARD 8076 ACH DEBIT MTOT	REFUNDS-LBC,POOL	45.00
AMAZON CAPITAL SERVICES	SUPPLIES-DOG PARK	43.48
US CELLULAR	INTERNET-WAT,SEW	42.54
KELLI MARIE KENNON-LANE	INSTRUCTOR-LBC	42.50
IOWA SOLUTIONS INC	MONTHLY MAINT-SEW	40.00
IOWA SOLUTIONS INC	MONTHLY MAINT-PW	40.00
JAYNE DEWITTE	UNIFORMS-ALL DEPTS	36.00
BANKCARD 8076 ACH DEBIT MTOT	REFUND-POOL	35.00
KIECKS	UNIFORMS-FD	34.95
ALLIANT ENERGY	ENERGY USAGE-SW	27.28
HANNAH GANZEL	INSTRUCTOR-LBC	21.25
HETHER STAUFFACHER	INSTRUCTOR-LBC	21.25
JULIE ELLEN	INSTRUCTOR-LBC	21.25
MARKET STREET	ONLINE SUPPORT-HPC	20.00
TOTAL		2,568,753.63

FUND EXPENSE TOTALS

DEBT SERVICE	1,748,356.25
GENERAL FUND	264,182.14
RACHEL STREET	231,520.30
PAYROLL	134,574.88
SEWER FUND	106,038.99

POOL RENOVATIONS	50,600.00
ROAD USE TAX FUND	9,023.75
WATER FUND	8,233.56
LBC	5,754.41
ARPA LINN COUNTY GRANT	3,553.93
2024 INFRASTRUCTURE	2,684.00
SIDEWALK PROJECT	2,080.63
SOLID WASTE	1,123.21
LOST III TRAILS/PARKS	590.94
INSURANCE LEVY	354.00
STORM WATER FUND	82.64
TOTAL	2,568,753.63

Discussion and Consideration of Pay Application #5 with Rathje Construction - Rachel Street Improvement – Council Action as Needed. This Pay Application is in the amount of \$1,129.27. Motion made by Engel, seconded by Andresen to approve Pay Application #5 - Rathje Construction - Rachel Street Improvement. Motion carries.

Discussion and Consideration of Purchasing the FQ-AAAX FirePro 300 Thermal Cameras – Mt. Vernon Fire Department – Council Action as Needed. The Fire Department has been saving room within their budget to purchase FirePro 300 Thermal Cameras. The new technology will enhance the Fire Departments rescue capability and the new training facility will allow for proper training on the devices. Motion made by Rose, seconded by Hansen-Player to approve the purchase of thermal cameras in the amount of \$11,424.00. Motion carries.

Discussion and Consideration of Pay Application #7 with Rathje Construction - Rachel Street Improvement – Council Action as Needed. This Pay Application is in the amount of \$300,233.67. Motion made by Tuerler, seconded by Rose to approve Pay Application #7-Rathje Construction - Rachel Street Improvement. Motion carries.

Discussion and Consideration of Pay Application #5 with Nelson Electric - 2025 Uptown Lighting Improvement Project – Council Action as Needed. This Pay Application is in the amount of \$14,962.53 and represents the retainage that will be released upon completion of the mandatory waiting period. Motion made by Engel, seconded by Andresen to approve Pay Application #5 with Nelson Electric - 2025 Uptown Lighting Improvement Project. Motion carries.

Discussion and Consideration of V&K Invoice #51387-7 - Rachel Street Improvement Project – Council Action as Needed. This invoice is in the amount of \$9,675.65 and covers engineering and inspection work for the Rachel Street Construction Project. Motion made by Tuerler, seconded by Andresen to approve V&K Invoice #51387-7. Motion carries.

Discussion and Consideration of V&K Invoice #51390-3 - Stonebrook Sewer Extension Project – Council Action as Needed. This invoice is in the amount of \$18,324.73 and covers engineering and inspection work for the Stonebrook Sewer Extension Project. Motion made by Andresen, seconded by Engel to approve V&K Invoice #51390-3. Motion carries.

Reports of Mayor/Council/Administrator

Mayor's Report. Wieseler will be reading a Pride Proclamation at Newbo Market on June 27th and will be joining in a podcast with Juliet Abdel with the Cedar Rapids Economic Alliance on June 22nd. Wieseler represented the City during the Memorial Day celebration.

Committee Reports. Engel reported that the Childcare Solutions group did fundraising at Fareway and Gary's Foods and made just over \$2,000.00 between the two. National Childcare Provider day was May 8th.

City Administrator's Report. Full report available on the City website in the June 1, 2026 Council Packet.

As there was no further business to attend to, the meeting adjourned, the time being 7:02 p.m., June 1, 2026.

Respectfully submitted,
Marsha Dewell
City Clerk

Contact reconversion by submitting on the HubSpot Form "Interest Form Board & Commissions"

Page submitted on: Interest Form Boards & Commissions - City of Mount Vernon

I would like to express my interest to serve on the:

Park and Recreation Board

First name:

Daniel

Last name:

Drumeller

Street address:

720 13th Ave SW

City:

Mount Vernon

State/Region:

IA

Phone number:

12177200873

Email:

danieldrumeller@hotmail.com

What experiences or abilities do you feel qualify you for this appointment?:

I am interested in serving on the Parks and Recreation board. My family enjoys spending time at the several parks in Mount Vernon while also utilizing our family membership at the LBC. My goal would be to help maintain and preserve the parks in our community. I want to make sure all families and community members have a safe environment to enjoy the outdoors. I hope that my background serving on a school board in Illinois, and my business background can help with planning future park projects. I also have an extensive construction background that could be used when it comes to the new projects. I appreciate the opportunity to submit an interest form and hope I can get an opportunity to help the community. Thank You

E. Public Hearing

AGENDA ITEM # E - 1 & G - 1

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE: June 15, 2026

AGENDA ITEM: Engineering Report and Formation of the EMS District

ACTION: Motion to Close

SYNOPSIS: There is no additional information for this agenda item. I have spoken with Jake Lindauer and there still has not been enough movement to remove this from the table.

BUDGET ITEM: N/A

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion to Close (leave tabled)

ATTACHMENTS: Proceed to G-1

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026

G. Resolutions for Approval

AGENDA ITEM # G - 2

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE:	June 15, 2026
AGENDA ITEM:	Resolution #6-15-2026A – Fiscal Year 2025-2026 Transfers
ACTION:	Motion

SYNOPSIS: This is the final transfer resolution for FY 2025-2026. This transfer resolution identifies TIF payments to developers, deficit accounts and movement of benefit monies to the General Fund.

BUDGET ITEM: All

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: Resolution #6-15-2026A

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026

RESOLUTION #6-18-2026A

A resolution approving transfers:

FROM FUND:

TO FUND:

TIF Fund #125 (TIF Rebates to Low-Moderate Income Fund-Spring Meadow Heights Phases 2 & 3, Stonebrook Phases 1, 2A, 2B, 3, 4 & 5)	LMI Fund #115	\$156,866.42
TIF Fund #125 (TIF Rebates to Low-Moderate Income Fund-Spring Meadow Heights Phases 2 & 3, Stonebrook Phases 1, 2A, 2B, 3, 4 & 5)	General Fund #001	\$238,822.08
Water Fund #600 (Payment in lieu of taxes)	General Fund #001	\$ 40,500.00
LOST III Fund #304/Comm. Center (To cover negative fund balance)	LBC Fund #675	\$183,295.58
LOST III Fund #305/Trails-Parks (Equip Rental-Stoner Park Grading)	General Fund #001	\$ 10,340.00
General Fund-Franchise Fees Fund #005 (To cover negative fund balance)	2024 Infrastructure Fund #307	\$153,305.30
Employee Benefits Fund #112 (To zero out fund balance)	General Fund #001	\$642,970.00
Employee Benefits Fund #112 (To zero out fund balance)	RUT Fund #110	\$ 60,104.00
General Fund-Franchise Fees Fund #005 (Stonebrook Sewer Extension Engineering Fees)	Sewer Fund #610	\$ 35,123.23
General Fund-Franchise Fees Fund #005 (Dump Truck Purchase)	RUT Fund #110	\$ 70,995.00
LOST III Fund #306 UR & Streetscape (To cover negative fund balance)	Uptown Lighting Fund #326	\$ 41,531.36

LOST III Fund #303/Streets & Sidewalks
(To cover negative fund balance)

Sidewalk Project
Fund #308

\$ 35,000.00

PASSED and ADOPTED this 15th day of June, 2026.

Thomas M. Wieseler, Mayor

ATTEST:

Marsha Dewell, City Clerk

AGENDA ITEM # G - 3

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE: June 15, 2026

AGENDA ITEM: Resolution #6-15-2026B – Perpetual Easement – Bryant Road Sewer Project

ACTION: Motion

SYNOPSIS: V&K Engineering has been working with Hertz Farm Management to complete the easement purchase on the Neff property for the Bryant Road Sanitary Sewer Project. The proposed purchase amount for the easement is \$79,848.31, plus related crop lost costs.

BUDGET ITEM: FF

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: Resolution #6-15-2026B

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026

RESOLUTION #6-15-2026B

**RESOLUTION APPROVING A PERPETUAL SANITARY SEWER AND TEMPORARY
CONSTRUCTION EASEMENT AGREEMENT BETWEEN CHARLES W. NEFF AND
THE CITY OF MOUNT VERNON, IOWA**

WHEREAS, the City of Mount Vernon is requesting a perpetual sanitary sewer and temporary construction easement from Charles W. Neff., on property located within Parcel #17092-76001-00000 in the City of Mount Vernon, Linn County, Iowa,

WHEREAS, it is in the interest of the City that sanitary sewer improvements be made for the purpose of the new Public Works Facility and for economic development

NOW, THEREFORE, BE IT RESOLVED: That the City Council does hereby approve the perpetual sanitary sewer and temporary construction easement between the City of Mount Vernon, and Charles W. Neff, as described and shown in Exhibit "A" attached hereto and made a part thereof by reference.

APPROVED and ADOPTED this 15th day of June, 2026.

Thomas M. Wieseler, Mayor

ATTEST:

Marsha Dewell, City Clerk

Prepared/Return to: Steven C. Leidinger, Lynch Dallas Legal, P.O. Box 2457, Cedar Rapids, IA 52401
Phone: (319) 200-3710

PERPETUAL SANITARY SEWER AND TEMPORARY CONSTRUCTION EASEMENT AGREEMENT

This PERPETUAL SANITARY SEWER AND TEMPORARY CONSTRUCTION EASEMENT AGREEMENT (“Agreement”) is made and entered into as of the date of last signature set forth below (“Effective Date”), by and between **CHARLES W. NEFF** (“Grantor”), and **THE CITY OF MOUNT VERNON, IOWA**, an Iowa municipal corporation (“Grantee”).

Recitals

A. Grantor is the owner of that real property in the City of Mount Vernon, Iowa, identified on Exhibit A, attached hereto and incorporated by this reference (“Grantor’s Property”).

B. Grantee is a municipal corporation charged with the construction, placement, operation, and maintenance of public utilities, and facilities.

C. Grantee desires to obtain from Grantor and Grantor desires to provide to Grantee a perpetual sanitary sewer easement along, over, across, and through those portions of Grantor’s Property identified on Exhibit A (the “Perpetual Easement Area”), pursuant to the terms and conditions set forth in this Agreement.

D. Grantee further desires to obtain from Grantor and Grantor desires to provide to Grantee a temporary construction easement along, over, across, and through those portions of Grantor’s Property identified on Exhibit A (the “Temporary Easement Areas”). The Perpetual and Temporary Easement Areas are hereinafter referred collectively to as the “Easement Areas.”

Agreement

NOW THEREFORE, in consideration of the foregoing recitals and the mutual promises, covenants, and conditions set forth in this Agreement, the sufficiency of which are hereby acknowledged, the parties mutually agree as follows:

1. **PAYMENT.** In exchange for the easement rights conveyed pursuant to this Agreement, Grantee agrees to pay to Grantor the sum of Seventy-Nine Thousand Eight Hundred Forty-Eight and 31/100 dollars (\$ 79,848.31) due and payable upon Grantee's execution and delivery of this Agreement to Grantor.

2. **EASEMENT AREA.** The Easement Areas shall be described as shown on Exhibit A, entitled "Perpetual Sanitary Sewer and Temporary Construction Easement for the City of Mount Vernon, Iowa," attached hereto and incorporated herein by this reference.

3. **EASEMENT RIGHTS, DURATION, AND EFFECT.** Grantor hereby grants, warrants, and conveys to Grantee a perpetual sanitary sewer easement along, over, across, and through the Perpetual Easement Area for purposes of constructing, maintaining, repairing, replacing, and relocating sanitary sewer improvements, utilities, and facilities, together with the right, privilege, and authority to enter onto and access the Temporary Easement Areas for purposes of grading and the construction of sanitary sewer improvements, utilities, and facilities as provided in this Agreement.

- a. Grantee shall have the right of ingress and egress over the Easement Areas for any purpose consistent with this Agreement.
- b. Grantee shall have the right to remove any obstruction which might endanger or interfere with Grantee's use of the Easement Areas as provided herein, including but not limited to the right to cut, trim, or remove all trees, shrubs, weeds, or other vegetation, and to remove debris located on, in, or encroaching upon the Easement Areas.
- c. Grantor shall not construct or place any buildings, structures, plants, or other obstructions on, in, or encroaching upon the Easement Areas which would interfere in any manner with Grantee's use of the Easement Areas.
- d. The Temporary Construction Easement shall automatically expire thirty (30) days after Grantee completes its construction of sanitary sewer improvements, utilities, and facilities, as provided herein, and the City Council of the City of Mount Vernon accepts the same.
- e. Grantor hereby covenants with Grantee that the Grantor holds title fee simple title to the Easement Area; and that Grantor has good and lawful authority to transfer, convey, grant, and assign easements with respect to the same.
- f. Grantee shall indemnify, defend, protect, and hold harmless Grantor from all claims, suits, actions, damages, and costs of every name and description arising out of or resulting from Grantee's exercise of its rights under this Agreement, and not a result of negligent acts or omissions of Grantor.
- g. Grantor acknowledges possession of the Easement Areas is the essence of the Easement and Grantor accordingly grants Grantee immediate possession of the Easement Areas.
- h. Grantee shall own and maintain any sanitary sewer improvements, utilities, and facilities installed by Grantee within the Perpetual Easement Area, whereas Grantor shall provide general and routine maintenance of the grounds.

- i. Grantor acknowledges that the payment provided for herein and in an additional crop loss compensation agreement includes sufficient compensation to Grantor for anticipated decreased crop production due to soil compaction and disruption of soil structure.
- j. Grantee shall install new 6" diameter perforated HDPE field drain tile from south end of Grantor's Property to north end of Grantor's Property adjacent to the drainage way to which Grantee connect all existing drain tiles encountered during construction of Grantee's sanitary sewer improvements. Grantee shall restore grass waterway areas disturbed by its construction activities. Grantee shall use a contractor of Grantor's approval to complete the work in this section.
- k. Upon execution of this Agreement each of the Parties shall have the right to enforce the terms of this Agreement at law or in equity.

4. **RECORDING.** Grantee shall record this Agreement in the Office of the Recorder, Linn County, Iowa, within a reasonable period following the Effective Date.

5. **NO OTHER REPRESENTATION.** The Parties represent and warrant that no promise, inducement, or agreement not expressed in this Agreement, oral or written, express or implied, has been made and that all terms of this Agreement are contractual and not a mere recital.

6. **CONSTRUCTION.** Words and phrases herein, including acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine, feminine, or neuter gender according to the context. The captions preceding the Sections are inserted only as a matter of convenience and for reference purposes and should not be considered substantive or relied upon in interpreting any provision of this Agreement. This Agreement shall be considered to have been jointly drafted by the Parties and shall inure to the benefit of and bind the successors and assigns of Grantee and Grantor, and all covenants shall apply to and run with the land.

7. **CAPTIONS:** The captions preceding the Sections are inserted only as a matter of convenience and for reference purposes and should not be considered substantive or relied upon in interpreting any provision of this Agreement.

8. **ACKNOWLEDGMENT.** The Parties, by signing this Agreement, acknowledge having carefully read the same, having had an opportunity to consult with counsel concerning the legal effect of this Agreement and its various terms and conditions, and have signed the Agreement voluntarily and without duress or coercion.

9. **AUTHORITY.** Grantee, as a municipal corporation, represents that it has taken all action legally required of a municipal corporation to enter into this Agreement and to accept the easements provided for herein.

IN TESTIMONY WHEREOF, the Parties have caused this Agreement to be executed as of the date of the last signature set forth below.

GRANTOR:

CHARLES W. NEFF

Charles W. Neff

STATE OF IOWA
COUNTY OF LINN ss:

This instrument was executed and acknowledged before me on this _____ day of _____ 2026, by Charles W. Neff.

Notary Public for State of Iowa

GRANTEE:

CITY OF MOUNT VERNON, IOWA,
an Iowa municipal corporation

By: _____
Tom Wieseler, Mayor

Attest: _____
Marsha Dewell, City Clerk

STATE OF IOWA
COUNTY OF LINN, ss:

This instrument was executed and acknowledged before me on this _____ day of _____ 2026, by Tom Wieseler, Mayor, and Marsha Dewell, City Clerk, of the City of Mount Vernon, Iowa, on behalf of said municipal corporation.

Notary Public for State of Iowa



June 6, 2026

Mr. Dylan Daehn
Hertz Farm Management, Inc.
P.O. Box 50
Mount Vernon, IA 52314

MOUNT VERNON, IOWA
BRYANT ROAD SANITARY SEWER
CROP LOSS COMPENSATION

Construction of a 12" sanitary sewer will be required to serve the relocated public works facility on Bryant Road. The attached easement documents have been prepared following discussions with Hertz Farm Management regarding the desired location for the new sanitary sewer.

Construction of the new sanitary sewer will disturb the soil in the vicinity of the sewer line. Efforts will be made to contain construction traffic to the area west of the existing waterway to the extent possible. The easement area will be excavated and recompacted to install the sanitary sewer. This area will be impacted beyond the initial installation of the sanitary sewer as it relates to crop production. This letter is to provide a proposal for compensation for loss of production which will be generally referred to as crop loss.

Construction of the project is anticipated to start in the summer of 2026 with construction of the project completed by November of 2026. The construction schedule will prohibit the planting of crops within the easement area during the 2026 growing season. Therefore, the City of Mount Vernon would propose to provide crop damages anticipating the construction area would not be available for agricultural production in 2026.

In addition to damages for 2026, the City of Mount Vernon will provide a formula-based compensation reflecting future diminution in yield. The diminution in yield is calculated assuming a declining diminution in yield over the subsequent period through 2036.

The 2026 crop damage payment will be based on 250 bushels of corn at \$5.16 per bushel, or a \$1,290 per acre base payment.

The diminution in yield payment is based on 4.5 times the 2026 base year crop damage payment. The 4.50 factor is based on a declining scale of yield over the 10-year period as follows:

Year 1	90%
Year 2	80%
Year 3	70%
Year 4	60%
Year 5	50%
Year 6	40%
Year 7	30%
Year 8	20%
Year 9	<u>10%</u>
Total=450%	

The total crop loss damage payment would be \$7,095 per acre. This payment includes the \$1,290 per acre per year for the 2026 production year when the area will not be available for crop production and \$5,805 per acre for diminution in yield in subsequent years.

Crop damage payments will be made for those portions of the easement used in agricultural production. Although it is recognized that some of the easement area may experience more or less impact depending on the contractor's activities in each area, the damages will be calculated on the entire tillable area outside the grass waterway since it will be subject to construction.

The total area of easement that will be disturbed on your property is 3.07 acres. It is assumed that only the easement area outside the grass waterway will remain in agricultural production. This area is calculated to be 2.50 Acres. Based on the crop damage formula the City of Mount Vernon's offer of compensation for crop damage is \$17,737.50.

Crop damage payments will be made to the owner of the property. It will be the responsibility of the owner to allocate crop damages between its interest and any tenant farmer interest. Prior to receiving any crop damage payments each property owner must indicate whether there are any tenant farmer interests on the property. If there are any tenant farmer interests in the property, the tenant farmer must provide consent. If there are not tenant farmer interests in the property, all of the provisions regarding the crop damage payment will be incorporated in the easement documents.

Mr. Dylan Daehn
June 6, 2026
Page 3

If you have questions or concerns regarding the crop damage compensation offer or other issues regarding the project or easement, please contact us at 319-466-1000.

VEENSTRA & KIMM, INC.

A handwritten signature in blue ink that reads "Dave Schechinger". The signature is written in a cursive style with a prominent "D" and "S".

Dave Schechinger, P. E.

cc: City of Mount Vernon

AGENDA ITEM # G - 4

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE: June 15, 2026

AGENDA ITEM: Resolution #6-15-2026C – Phase II Interurban Trail Connection

ACTION: Motion

SYNOPSIS: The City will be submitting a grant application for Phase II of the Interurban Trail Connection – Bryant Park to Cornell College. The City would be contributing an estimated \$165,000 from its LOST allocation as a match for the project. Once complete, the City will have constructed approximately ½ mile of the Interurban Trail. Additional grant applications would be submitted for the remaining ¾ mile trail section to Irish Ln.

BUDGET ITEM: LOST

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: Resolution #6-15-2026C

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026

RESOLUTION #6-15-2026C

THE MOUNT VERNON CITY COUNCIL HEREBY RESOLVES TO SUPPORT THE DEVELOPMENT OF THE INTERURBAN TRAIL CONNECTION – PHASE II: CORNELL COLLEGE TO BRYANT PARK WITHIN MOUNT VERNON’S CORPORATE BOUNDARIES IN LINN COUNTY, IOWA.

WHEREAS: This project is intended to move pedestrian and bicycle traffic off of Bryant Road by establishing grade-separate trail-width (10’) paving;

WHEREAS: This project will provide a safe connection for both residents and visitors to travel from other areas of the city.

WHEREAS: The Parks and Recreation Board members have prioritized this project for funding and construction.

WHEREAS: This trail will provide further connection to areas of the City via other connector routes, including but not limited to: the Old Lincoln Highway Pedestrian Bridge over the UPRR, First Street Trail to the historic uptown, the City of Lisbon, Cornell College, safe routes to MVCSD campus, Cole library and the Lester Buresh Center.

WHEREAS: Several these major destinations link to the City’s neighborhoods and are utilized daily by citizens of the Mount Vernon Community.

WHEREAS: Trail maintenance is provided by the Public Works Department and City crews, and upkeep and maintenance is paid for by allocation of Road Use Tax revenue.

THE MOUNT VERNON CITY COUNCIL HEREBY RESOLVES TO:

Continue advocating this plan to the Linn County Board of Supervisors, the City of Cedar Rapids, Alliant Energy and others.

Allocate funding of Local Option Sales Tax in the amount of &165,000 for engineering, design and construction of the Interurban Trail Connection – Phase II: Cornell College to Bryant Park in FY2028, and to support applications for grant funding.

Allocate funding for the continued operation and maintenance of this trail in future years.

Work with city staff, the Parks and Recreation Board, Linn County Planning and Zoning Department, Linn County Conservation Department, Alliant Energy and others to support the design and construction of this vital connection.

PASSED AND APPROVED this 15th day of May 2026.

Thomas M. Wieseler, Mayor

ATTEST:

Marsha Dewell, City Clerk

J. Motions for Approval

CITY OF MOUNT VERNON
CLAIMS FOR APPROVAL, JUNE 15, 2026

RATHJE CONSTRUCTION	PAY APP #7-RACHEL STREET	300,233.67
PAYROLL	CLAIMS	160,458.58
REPUBLIC SERVICES #897	GB,RECYL-SW RESIDENTIAL	25,046.70
VEENSTRA & KIMM INC	STONEBROOK SEWER EXTENSION	18,324.73
REPUBLIC SERVICES #897	GB,RECYL-SW COMMERCIAL	16,130.83
NELSON ELECTRIC	PAY APP #5 FINAL-UPTOWN LIGHTING	14,962.53
IOWA LAW ENFORCEMENT ACADEMY	TRAINING-PD	10,600.00
IMWCA	WORK COMP INSURANCE-ALL DEPTS	10,157.00
FELD FIRE	THERMAL CAMERAS-FD	9,813.10
VEENSTRA & KIMM INC	RACHEL STREET IMPROVEMENTS	9,675.65
US BANK	CREDIT CARD PURCHASES-ALL DEPTS	9,072.54
LINN CO-OP OIL CO	FUEL-PD,FD,PW	7,553.54
EMPLOYEE BENEFIT SYSTEMS	INSURANCE CLAIMS-ALL DEPTS	6,616.16
TREASURER STATE OF IOWA	SALES TAX	5,129.36
RED LION RENEWABLES	RED LION	4,123.76
STATE HYGIENIC LAB	TESTING-SEW	3,715.00
TREASURER STATE OF IOWA	WET TAX	3,688.47
ORIGINAL WATERMAN INC	UNIFORMS-POOL	3,038.38
GARY'S FOODS	SUPPLIES-POOL	3,036.97
TRI-CITY ELECTRIC CO OF IOWA	ACCESS LICENSE-P&REC,POOL,LBC	2,983.00
ACCREDITED SECURITY	EQUIPMENT-PD	2,717.00
BANKCARD 8076 ACH DEBIT MTOT	CREDIT CARD FEES-LBC,POOL,P&REC	2,144.43
IOWA SOLUTIONS INC	MONTHLY MAINT-PD	1,918.08
WIENEKE LAND SOLUTIONS	FERTILIZER/WEED CONTROL-P&REC	1,785.00
LINN COUNTY TREASURER	STONEBROOK, SMH TAXES-P&A	1,740.30
MOUNT VERNON ACE HARDWARE	SUPPLIES-ALL DEPTS	1,715.33
IOWA SOLUTIONS INC	COMPUTER MAINT-ALL DEPTS	1,215.00
RATHJE CONSTRUCTION	PAY APP #5-RACHEL STREET	1,129.27
CAUSE TEAM	SWIM TEAM SUPPLIES-POOL	1,123.00
MOUNT VERNON, CITY OF	START UP CASH-K9 GOLF	1,000.00
NIGHT SHIFT LLC	CLEANING SERVICE-CITY HALL	959.21
NIGHT SHIFT LLC	CLEANING SERVICE-PD	920.70
CARQUEST OF LISBON	EQUIP MAINT-PW	797.37
SUE ASTLEY	SUPPLIES,SOFTWARE,TRAINING-HPC	796.92
CHRISTINA MILLIKAN	SERVICES-HPC	750.00
DRAKE KLEMME	SERVICES-HPC	750.00
ROTO-ROOTER	SEPTIC DISPOSAL-P&REC	700.00
LYNCH DALLAS PC	LEGAL FEES-P&A	696.00
CAMPBELL SUPPLY	BATTERIES-FD	687.00
M & S VENDING LLC	CTW FOOD VENDOR-P&REC	575.00
BUNCH HTG AND COOLING	SERVICES-FD	515.00
BRADLEY HAUGE CPA	PROFESSIONAL SERVICES-ALL DEPTS	495.00
GREAT WESTERN SUPPLY CO	SUPPLIES-PW	411.77
CHRIS NOSBISCH	MILEAGE-ALL DEPTS	407.45
CAUSE TEAM	UNIFORMS-ALL DEPTS	398.50
MEDIACOM	PHONE/INTERNET-SEW	352.42
INTERMEDIA COMMUNICATIONS	PHONE SERVICES-CITY HALL	351.99
WENDLING QUARRIES	GRAVEL-POOL	341.93
MEDIACOM	PHONE/INTERNET-PW	316.94
LOOSIES FOOD TRUCK	CTW FOOD VENDOR-P&REC	310.00
IOWA DEPT OF PUBLIC SAFETY	ONLINE WARRANTS-PD	300.00
BANKCARD 8076 ACH DEBIT MTOT	REFUND-POOL	280.00
NICHOLAS MACKE	FUEL-PD	270.16
GREAT WESTERN SUPPLY CO	SUPPLIES-LBC	269.19
KONE INC	ELEVATOR MAINT-P&A	234.45
AMAZON CAPITAL SERVICES	SUPPLIES-P&REC,POOL,LBC	228.33
MAXWELL SIDERS	FIELD PREP-P&REC	227.50
GREAT WESTERN SUPPLY CO	SUPPLIES-POOL	220.37

CITY OF MOUNT VERNON
CLAIMS FOR APPROVAL, JUNE 15, 2026

KEVIN STEELE	MILEAGE,MEALS-PD	207.95
NEAL'S WATER CONDITIONING	WATER/SALT-ALL DEPTS	199.00
TYLER TECHNOLOGIES	NEW SOFTWARE UPGRADE-ALL DEPTS	195.00
JUNCTION AUTO SALES	VEHICLE MAINT-PD	185.50
TRAE DAVID BIELEFELD	REFEREE-P&REC	180.00
BANKCARD 8076 ACH DEBIT MTOT	REFUNDS-LBC,POOL	179.57
GARY'S FOODS	SUPPLIES-LBC,P&REC,POOL	165.33
AIRGAS INC	CYLINDER RENTAL-PW	157.98
VESTIS	JANITORIAL SUPPLIES-LBC	157.04
MOUNT VERNON, CITY OF	PERSONAL TRAINER-LBC	130.00
CYNTHIA GIANNINI	REFUND-LBC	109.14
MARKET STREET	WEB HOSTING-HPC	100.00
CITY LAUNDERING CO	SERVICES-CITY HALL	98.32
TERMINIX PRESTO-X	PEST CONTROL-VC	82.75
JOE JENNISON	SUBSCRIPTION-P&A	80.14
RYAN IZER	REFEREE-P&REC	80.00
5 STAR PLUMBING	SERVICES-P&A	79.95
5 STAR PLUMBING	SERVICES-PD	79.95
LYNCH FORD-LYNCH CHEVROLET	VEHICLE MAINT-PW	79.86
CYPRESS SOLUTIONS	SUBSCRIPTION-PD	78.75
TERMINIX PRESTO-X	PEST CONTROL-PD	77.61
ECICOG	SERVICES-P&A	75.00
LINN COUNTY PUBLIC HEALTH	INSPECTION-POOL	75.00
LYNCH FORD-LYNCH CHEVROLET	VEHICLE MAINT-PD	74.71
TERMINIX PRESTO-X	PEST CONTROL-CITY HALL	72.54
DAVID FRANKFURT	FUEL-PD	71.34
RICKARD SIGN AND DESIGN CORP	CART PERMITS-PD	62.50
MOUNT VERNON ACE HARDWARE	EQUIP RENTAL-P&REC	54.72
RYAN WELLNER	DEPOSIT REFUND-WAT	43.36
AMAZON CAPITAL SERVICES	SUPPLIES-PD	43.33
MENARDS	TRAINING CENTER SUPPLIES-FD	38.16
OMAR SAMAYOA	DEPOSIT REFUND-WAT	22.70
HANNAH GANZEL	INSTRUCTOR-LBC	21.25
HETHER STAUFFACHER	INSTRUCTOR-LBC	21.25
JULIE ELLEN	INSTRUCTOR-LBC	21.25
BRADY SIDERS	REFEREE-P&REC	20.00
EMILY SPIES	REFUND-WAT	10.00
GARY'S FOODS	SUPPLIES-PD	6.99
AUTHNET GATEWAY BILLING	CREDIT CARD SERVICES-LBC	5.00
TOTAL		657,853.52

FUND EXPENSE TOTALS

RACHEL STREET	311,038.59
PAYROLL	160,458.58
GENERAL FUND	72,402.62
SOLID WASTE	45,442.79
SEWER FUND	28,524.85
2025 UPTOWN LIGHTING	14,962.53
LBC	10,547.33
WATER FUND	9,566.07
ROAD USE TAX FUND	4,416.24
STORM WATER FUND	493.92
TOTAL	657,853.52

CITY OF MOUNT VERNON
CLAIMS FOR APPROVAL, JUNE 15, 2026

FY26 MAY REVENUE	
GENERAL GOVERNMENT	287,345.88
TIF REVENUE	31,996.96
PUBLIC WORKS	275,616.12
CULTURE-RECREATION	89,681.77
PUBLIC SAFETY	129,884.63
COMMUNITY & ECONOMIC DEV	8,493.63
TOTAL	823,018.99

AGENDA ITEM # J – 2

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE:	June 15, 2026
AGENDA ITEM:	Pleva Quote #314 – Pool Pump Replacement
ACTION:	Motion

SYNOPSIS: Pleva has submitted a quote in the amount of \$19,223.70 to replace the zero-entry pool pump. Waters Edge believes the age and size of the pump is contributing to the lack of pressure on the play Nuk. While preparing this report, staff brought to my attention the pump was failing and needs immediate replacement. I informed Water’s Edge to move forward with the replacement on Wednesday, June 10, 2026.

BUDGET ITEM: Bond/FF

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: Pleva Quote #314

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026



Pleva Mechanical Inc.
 13420 Bittersweet Rd
 Woodward, IA 50276

Tel. 515.438.2279
 info@plevamechanical.com
 EIN 42-1165700

QUOTE NO. 314

Niko Mucogllava
 Woodruff Construction Iowa City
 412 Highland Avenue
 Iowa City IA 52240

Date: 05/31/2026
Site: Mt Vernon Aquatic center
Valid For: 30 Day(s)
Valid Until: 07/27/2025

Description

We are pleased to provide and install the following for the pump replacement for Mt. Vernon.

- 1- 15HP Pentair EQ series pump
- 8" Schedule 80 PVC - 5'
- 6" Schedule 80 PVC- 3'
- 4" Schedule 80 PVC - 2'
- 1- 8x6 Schedule 80 reducer
- 1- 8" 90
- 1- 6" 90
- 2- 4" Flange
- 1- 8" Flange
- 1- 4" flange gasket pack
- 1- 6" flange gasket pack
- 1- 8" flange gasket pack
- 1- Solvent kit

Service - POOL

Part #	Item	Quantity	Unit Price	Total
	Pump	1.00	\$8,740.00	\$8,740.00
	Pipe, fittings, gaskets, bolts, hardware, solvents	1.00	\$1,796.30	\$1,796.30
	Electrical	1.00	\$1,265.00	\$1,265.00
	Mileage	1.00	\$165.00	\$165.00
	Travel	1.00	\$411.40	\$411.40
	VFD	1	\$5,094.00	\$5,094.00
	Pool Service Labor	8.00	\$134.00	\$1,072.00
	Standard Labor	8.00	\$85.00	\$680.00
Sub-Total ex Tax				\$19,223.70

Labor	\$1,752.00
Materials	\$17,471.70
Sub-Total ex Tax	\$19,223.70
Tax	\$0.00
Total inc Tax	\$19,223.70



Pleva Mechanical Inc.
13420 Bittersweet Rd
Woodward, IA 50276

Office: 515-438-2279
Email: info@plevamechanical.com

TERMS AND CONDITIONS

GENERAL:

1. Pleva Mechanical agrees to perform all work in a careful and workman-like manner and to furnish only materials of good quality.
2. The customer will provide reasonable access to all areas and equipment, and will allow Pleva Mechanical to stop and start equipment as may be necessary to fulfill the terms of the project.
3. All work will be performed during normal working hours, 8:00 AM to 5:00 PM, Monday through Friday.
4. The customer will promptly pay invoices upon receipt. Should a payment become thirty (30) days or more delinquent, Pleva Mechanical may stop all work under this project without notice and/or cancel this project, and the entire project shall become due and payable immediately upon demand.
5. In addition to any price specified on the face hereof, the customer shall pay and be responsible for the gross amount of any present or future sales, use, excise, value-added, or other similar tax, however designated, applicable to the price, sale or delivery or any products, services or the work furnished hereunder or for their use by Pleva Mechanical on behalf of the customer whether such tax shall be local, state, or federal in nature.
6. In the event Pleva Mechanical must commence legal action in order to recover any amount payable under this Agreement, the customer shall pay Pleva Mechanical all court costs and attorney's fees incurred by Pleva Mechanical.
7. Any legal action relating to this agreement, or the breach thereof, shall be commenced within one (1) year from the date of the work.
8. This Proposal is valid for a period of 30 days after issuance.
9. Any balance unpaid after 30 days shall bear a FINANCE CHARGE computed by a "periodic rate" of 1.5% per month, which is an ANNUAL PERCENTAGE of 18%.

LIMITATIONS OF LIABILITY AND INDEMNITIES:

1. Pleva Mechanical will not be liable for damage or loss caused by delay in installation or interrupted service due to fire, flood, corrosive substance in the air, strike lockout, dispute with workmen, inability to obtain material or services, commotion, war, act of God, or any other cause beyond Pleva Mechanical's reasonable control.
2. In no event, whether as a result of breach of contract, or any tort including negligence or otherwise shall Pleva Mechanical or its suppliers, employees or agents be liable for any special, consequential, incidental, or penal damage including, but not limited to loss of profit or revenues, loss of use of any products, machinery, equipment, damage to associated equipment, cost of capital, cost of substitute products, facilities, services or replacement power, down time costs, lost profits, or claims of Buyer's customers for such damages.
3. No other warranty expressed or other liability is given and no other affirmation of Pleva Mechanical, by word or action, shall constitute a warranty. This warranty is expressly in lieu of any other expenses or implied warranty including any implied warranty of merchantability of fitness, and any other obligation on the part of Pleva Mechanical.
4. Pleva Mechanical warrants materials only to the extent and for the time period said materials are warranted to Pleva Mechanical by the manufacturer (s) of the same. Pleva Mechanical's liability, if any, upon any warranty, either expressed or implied, shall be limited to replacement of defective materials and correction of faulty workmanship which is in violation of local, state, or federal building codes at the time of performance of the work by Pleva Mechanical.

AGENDA ITEM # J – 3

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE:	June 15, 2026
AGENDA ITEM:	Amendment #1 – WHKS Services Agreement
ACTION:	Motion

SYNOPSIS: The original WHKS contract specified the creation of a basic database application for the GIS cemetery mapping project. This database application would be created utilizing existing City mapping data and the use of drone GPS technology. It was determined that discrepancies existed once the final product was submitted to staff. WHKS has provided Amendment #1 to the original contract in the amount of \$3,000 to reduce the known discrepancies in the data.

BUDGET ITEM: General

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: Proposed Amendment #1

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026



AMENDMENT NO. 1 TO PROFESSIONAL SERVICES AGREEMENT

WHEREAS, **City of Mount Vernon** (Client) and **WHKS & Co.** (WHKS) executed a Professional Services Agreement dated **September 4, 2025** for certain engineering services for **Mount Vernon Cemetery GIS Mapping** (Project), and

WHEREAS, the Agreement described a scope of services and was based on completion of certain services, and

WHEREAS, the Client has requested **Survey and GIS Services**, services for the **Mount Vernon Cemetery GIS Mapping** as described in more detail in attached Exhibit A, and

NOW THEREFORE, the Client and WHKS hereby agree the amended compensation for services shall be increased by the following:

Basis of Compensation

For the services described above, the Client shall remunerate WHKS as follows:

Item 8 - Billed Hourly with an Estimated Fee of \$3,000. Expenses billed at actual cost and mileage at the current published IRS rate per mile. External expenses include an administrative charge of 10 percent.

Executed this 5th day of June ~~April~~, 2026

City of Mount Vernon

By:

Lori Boren

Printed Name:

LORI BOREN

Title:

Asst. City Administrator

WHKS & CO.

By:

Derek J. Thomas

Printed Name:

Derek J. Thomas, P.E.

Title:

Vice President

Exhibit A to Amendment No. 1

A. Project Description

The project involves creating a basic geographic information system (GIS) database application to collect and manage cemetery plot information at the Mount Vernon Cemetery located at 520 1st Street East. The proposed work includes conducting a field survey to geolocate plot maps provided by the client, creating cemetery plot polygons with fields for plot-specific information (to be populated by the Client), and developing a web-based GIS platform to enable users to view cemetery information, perform searches, and locate specific grave sites. Additionally, a mobile field application will be created to allow the Client to collect plot-specific information including GPS coordinates, additional site information, and photographs. WHKS will work with the City to import collected data.

This amendment covers additional field survey and GIS work necessary to geolocate and modify scaling of individual cemetery sections due to discrepancies between initial survey work and existing cemetery layout documents.

B. Scope of Services Provided Under This Agreement:

Note: Items 1-7 were previously defined in the AGREEMENT.

8. Supplemental Survey and GIS Work

- Site survey and GIS work necessary to locate and scale individual cemetery sections to correct discrepancies between existing cemetery plot documents and locations shown in drone orthophotos collected by WHKS.

AGENDA ITEM # J – 4

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE: June 15, 2026

AGENDA ITEM: Patrol Rifle Upgrade – Mt. Vernon/Lisbon Police Department

ACTION: Motion

SYNOPSIS: Staff will be utilizing Asset Forfeiture Funds to upgrade eight patrol rifles for the officers in the amount of \$9,056.46.

BUDGET ITEM: Asset Forfeiture Funds

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: None

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026

AGENDA ITEM # J – 5

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE:	June 15, 2026
AGENDA ITEM:	Purchase Power Agreement – LBC Patio Solar
ACTION:	Motion

SYNOPSIS: Staff has been studying solutions for sun and heat related issues on the outdoor patio area of the LBC. Red Lion Renewables has submitted a proposal to construct an additional solar structure to cover a majority of the patio area. There are three options to consider with this expansion: 1. No investment from the City, add to the existing PPA at a higher rate than the current PPA, 2. Prepay for the energy rate, requiring a \$124,129 investment, or 3. Buy down the energy rate to meet the existing agreement requiring a \$42,000 investment. Staff would recommend options 2 or 3, with 3 being preferred.

BUDGET ITEM: LOST

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: PPA Agreement and Options

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026



Matt Siders
City of Mt Vernon
213 1st St.
Mt Vernon, IA 52314

June 9, 2026

RE: Solar Financing Proposal – Recreation Center Patio Solar Shade – finance options

Matt,

We are excited to potentially expand solar at the Recreation Center to add a canopy providing shade over the east patio. As discussed in December, we propose a 64 module 37kW-dc canopy for the patio in a 4 x 16 configuration. From this canopy you could hang a curtain/blinds to help with any unshaded gaps that hit the pickleball court floor. By adding the 35kW solar array it would produce approximately 40,000 kWh/yr offsetting \$7,700 in Alliant charges.

We've come up with three financing options by amending the existing PPA contract to allow you to indirectly get benefits of the tax credits. 1) add to the existing PPA contract at the current rate of a stand alone system which is higher than the existing rate due to structural and connection costs. After Alliant energy reductions, the net cost to the city is approximately \$2,450/yr without any upfront cash payment. 2) prepay for the energy. Since there will be more energy metered, the metered rate would be lowered to accommodate. This would require \$124,129 of cash payment. 3) buydown the energy rate to meet the existing energy rate. You would still be saving on the energy costs like you are with the existing system. The buydown would be a \$42,000 cash payment.

Savings and costs do not include the cost of curtain/blinds outside. Compare this with the cost of replacing the floor and the amount of glare seen on the pickleball courts.

Renderings of the different configurations are included in the proposal.

With the changes in federal taxes from the “Big Beautiful Bill”, we have a short window to capture the tax benefits and pass them on indirectly to you.

Take a look and let's discuss further.

Sincerely,

Terry Dvorak, CEO



Solar Layout Summary

Recreation Center Patio – Option 1

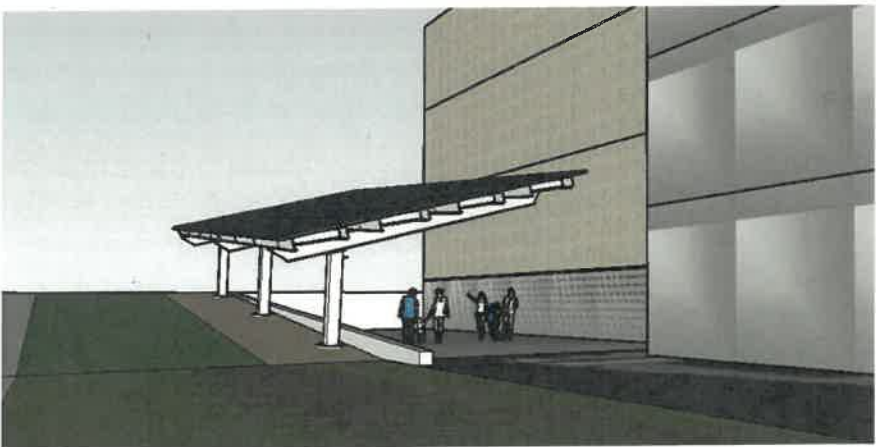
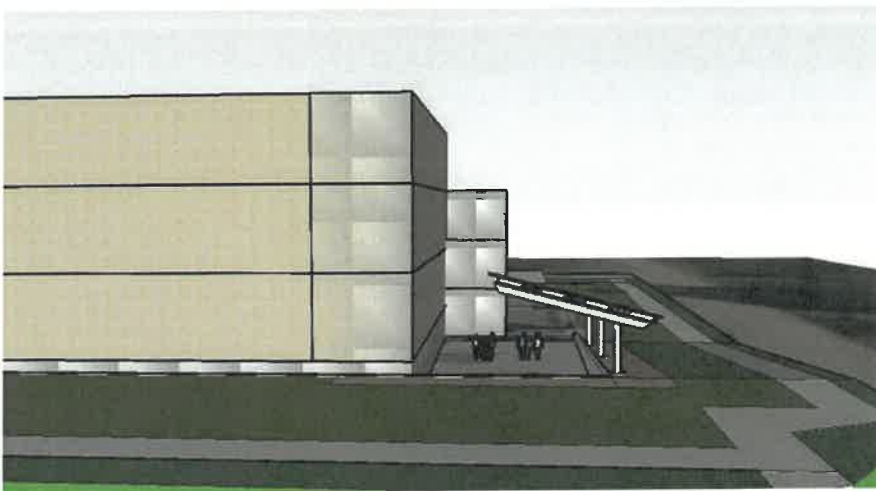
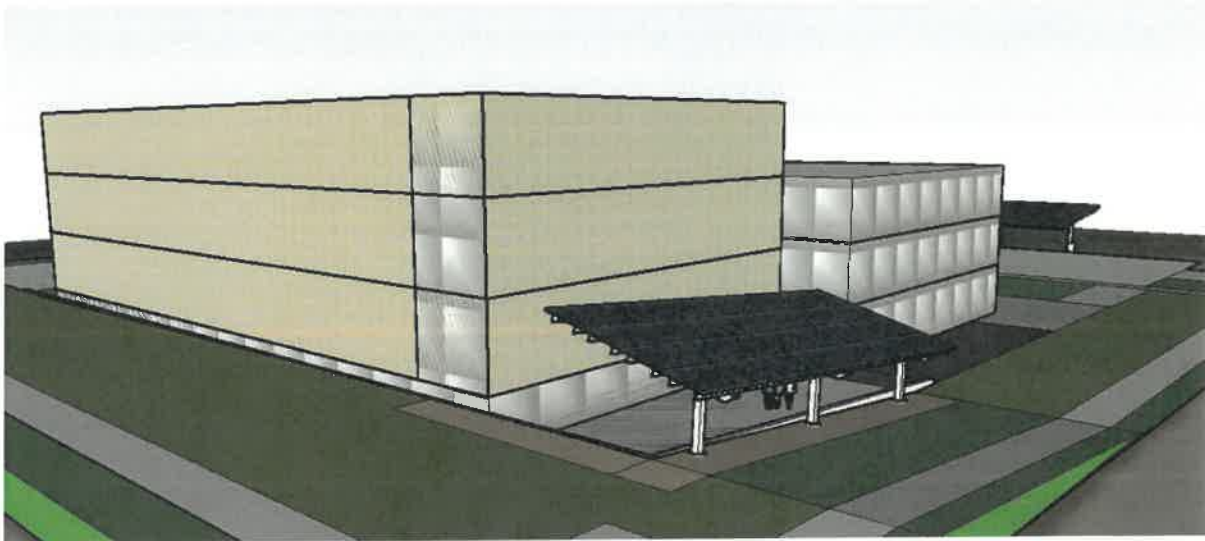
- Option 1 is for a 4-rows x 16 modules long design (approximately 30' E-W x 60' N-S) that covers most of the patio space in front of the east windows.
- There is approximately 5-6' from the edge of the building to the edge of the solar panels.
- If desired, a shade curtain could be suspended from the west edge of the framing to cover any shade gaps.
- Foundations and columns for all options would be located in the landscaping east of the retaining wall. Height above ground at the grass will be the determining factor for public safety. We recommend at least 8' clear space.



Mt Vernon Rec Center

Solar

	<u>Total Solar</u>
Solar Array Size (kW-DC)	37
Solar Annual Production (kWh)	40,832
Current Annual Usage (kWh)	305,040
Electrical Usage Offset	13.4%





Financial Option Summary

Mt Vernon Rec Center	Patio 4x16	Total Solar
Solar		
Solar Array Size (kW-DC)	37	37
Solar Annual Production (kWh)	40,832	40,832
Current Annual Usage (kWh)	305,040	305,040
Electrical Usage Offset	13.4%	13.4%
Current Annual Energy Cost (\$)	\$51,016	\$ 51,016
Average Blended Electrical Rate (\$/kWh)	\$0.167	\$0.167
Savings/Revenue		
Effective Offset Rate	\$0.190	\$0.190
Energy offset	\$7,758	\$7,758
Cash Purchase Option		
Installed Cost/Budget (Solar)	\$155,162	\$ 155,162
Simple Payback year	20.0	20.0

PPA - no money down option		
PPA Price - 20-year, 2.5% annual escalator	\$0.2500	\$0.2500
Year 1 PPA energy payments	(\$10,208)	(\$10,208)
Annual Savings / Net Revenue	(\$2,450)	(\$2,450)
30-yr Life Savings - end term buy		\$ 50,895

Alt 1 - Prepaid PPA		
Installed Cost/Budget (Solar)	\$124,129	\$ 124,129
Simple Payback year	16.0	16.0
30-yr Life Savings - end term buy		\$ 108,613

Alt 2 - Buydown PPA		
Buydown payment	\$42,000	\$42,000
PPA Price - 20-year, 2.5% annual escalator	\$0.1391	\$0.1391
Year 1 PPA energy payments	(\$5,680)	(\$5,680)
Annual Savings / Net Revenue	\$2,078	\$2,078
30-yr Life Savings - end term buy		\$77,148

Notes:

Simple payback time and annual savings does not include grid energy increases or cost of funding for traditional financing. Expected system life beyond 30 years.

30-yr Life Savings based on 20-years of savings under PPA, purchase of system in year 20, and 10 years of full energy savings.

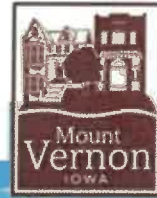
Alternate 1 is a prepaid PPA. Initial payment made and ownership delayed until after 5 years of service.

Alternate 2 is a buydown of the system to meet the existing PPA rate of \$0.1391.

Monitoring and maintenance covered in PPA options.



Mt. Vernon Solar Project



- **Reliable and Clean Solar Energy**
- **3 Solar Units**
 - Police Station
 - Recreation Center Roof
 - Recreation Center Carport
- **Financed through a Red Lion Renewables power purchased agreement (PPA) with no upfront cost to Mt. Vernon.**
- **288 kW-dc**
- **351,000 kWh/yr**
- **99% Energy offset**
- **\$5,000/yr, \$865,000+ lifetime savings**



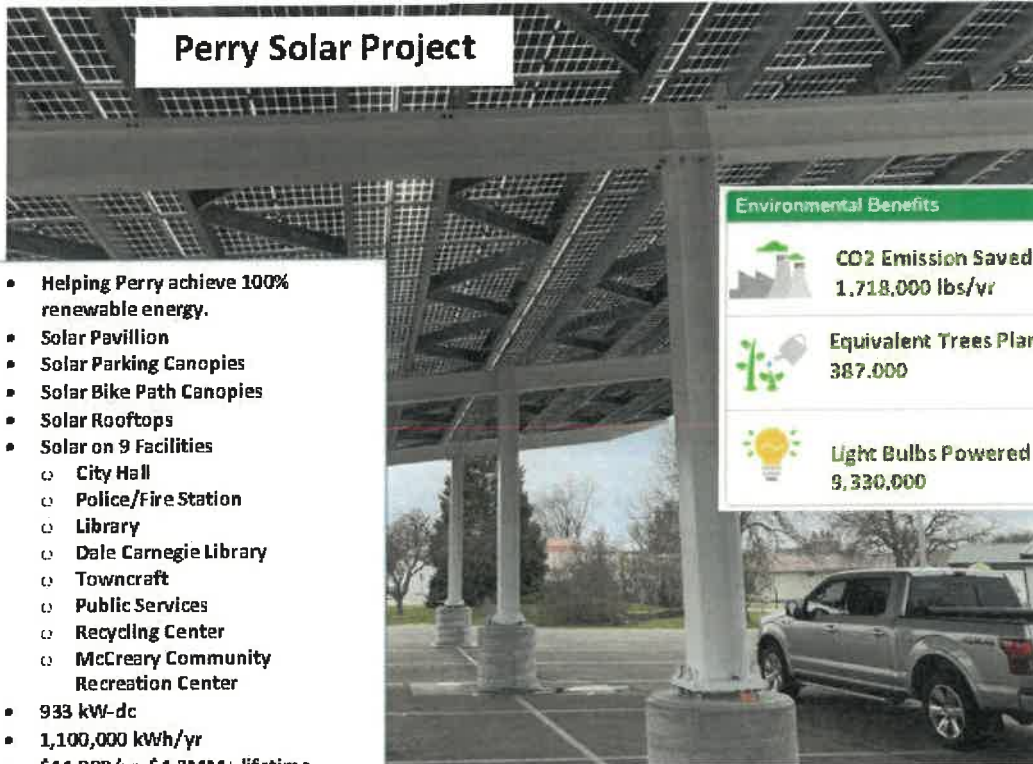
Environmental Benefits

-  **CO2 Emission Saved**
335,000 lbs/yr
-  **Equivalent Trees Planted**
50,200
-  **Light Bulbs Powered**
2,880



Thank you to the Mt. Vernon for making a difference!

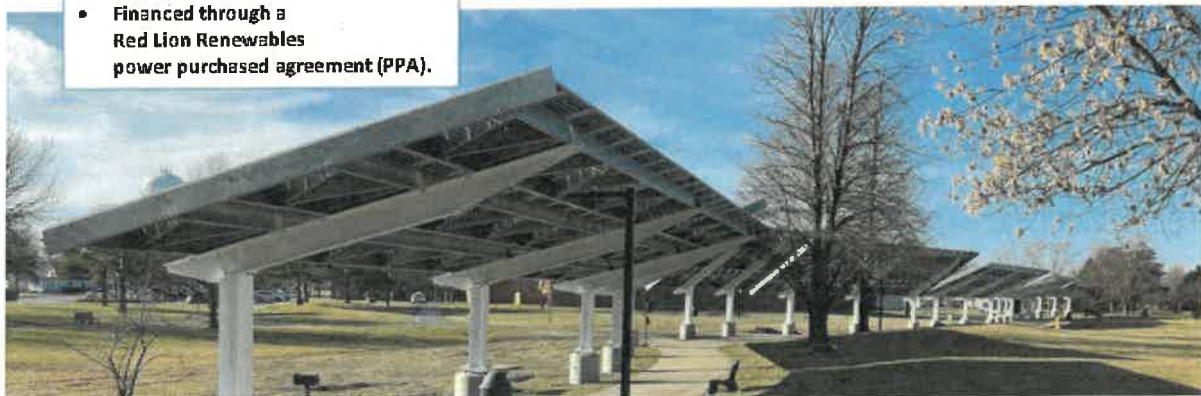
2719 Georgetown Avenue | Norwalk, IA 50211 | 515.991.4594 | www.RedLionRenewables.com



- Helping Perry achieve 100% renewable energy.
- Solar Pavillion
- Solar Parking Canopies
- Solar Bike Path Canopies
- Solar Rooftops
- Solar on 9 Facilities
 - City Hall
 - Police/Fire Station
 - Library
 - Dale Carnegie Library
 - Towncraft
 - Public Services
 - Recycling Center
 - McCreary Community Recreation Center
- 933 kW-dc
- 1,100,000 kWh/yr
- \$14,000/yr, \$4.2MM+ lifetime savings
- Financed through a Red Lion Renewables power purchased agreement (PPA).

Environmental Benefits

-  **CO2 Emission Saved**
1,718,000 lbs/yr
-  **Equivalent Trees Planted**
387,000
-  **Light Bulbs Powered**
9,330,000



Thank you to the community of Perry for making a difference!

2719 Georgetown Avenue | Norwalk, IA 50211 | 515.991.4594 | www.RedLionRenewables.com

2719 Georgetown Avenue | Norwalk, IA 50211 | 515.991.4594 | www.RedLionRenewables.com



FIRST AMENDMENT TO SOLAR POWER AND SERVICES AGREEMENT

This First Amendment to Solar Power and Services Agreement (this “**First Amendment**”) is made and entered into this 9th day of June, 2025, by and between Red Lion Mt Vernon Solar II, LLC, an Iowa limited liability company (the “**Provider**”) and City of Mt Vernon (the “**Buyer**”). Provider and Buyer may be referred to as a “Party” or collectively as the “Parties.”

RECITALS

WHEREAS, Provider and Buyer entered into that certain Solar Power and Services Agreement dated 02/17/22 (the “**Agreement**”);

WHEREAS, the Parties desire to expand the scope of the Agreement as described in Exhibit E-1;

WHEREAS, pursuant to Section 15.11 of the Agreement, Provider and Buyer desire to amend the Agreement pursuant to the terms and conditions set forth herein.

AGREEMENT

NOW, THEREFORE, in consideration of and subject to the mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties hereby agree as follows:

1. **Payment for Scope Changes**. In exchange for the change in scope Agreement described in Exhibit E-1, Buyer agrees to pay Provider as described in Exhibit F-1.

[Signatures on following page]



IN WITNESS WHEREOF, the Parties have duly and validly executed this First Amendment effective as of the date first set forth above.

PROVIDER:

RED LION MT VERNON SOLAR II, LLC, an Iowa limited liability company

By: _____

Printed Name: _____

Title: _____

Date: _____

BUYER:

CITY OF MT VERNON, IOWA

By: _____

Printed Name: _____

Title: _____

Date: _____

[Signature page to First Amendment]



EXHIBIT E-1

PROJECT SPECIFICATIONS

This project is modified to include the following additional solar arrays as described in proposal dated March 7, 2026 and shown below:

Solar Expansion

The expansion includes adding solar to offset further usage at the existing solar meter as shown below.

- The Lester Buresh Family Community Wellness Center would be expanded as shown below.

Sites Locations:

Lester Buresh Family Community Wellness Center
855 Palisades Road
Mt. Vernon, IA 52314

Site Descriptions and Layouts:

All solar arrays are tied into the existing facility electrical systems on the facility side of the meter and to internet access at each facility. Expansion of the Lester Buresh Family Community Wellness Center is tied into the existing solar electrical systems. Module nameplate wattage may vary depending on availability at time of order. Individual site array sizes are as follows:

Site	Size (kW-dc)
Lester Buresh Center	37
Total Addition	37



Solar Expansion
Recreation Center Patio – Option 1

- Option 1 is for a 4-rows x 16 modules long design (approximately 30' E-W x 60' N-S) that covers most of the patio space in front of the east windows.
- There is approximately 5-6' from the edge of the building to the edge of the solar panels.
- If desired, a shade curtain could be suspended from the west edge of the framing to cover any shade gaps.
- Foundations and columns for all options would be located in the landscaping east of the retaining wall. Height above ground at the grass will be the determining factor for public safety. We recommend at least 8' clear space.



Mt Vernon Rec Center	Total Solar
Solar	
Solar Array Size (kW-DC)	37
Solar Annual Production (kWh)	40,832
Current Annual Usage (kWh)	305,040
Electrical Usage Offset	13.4%

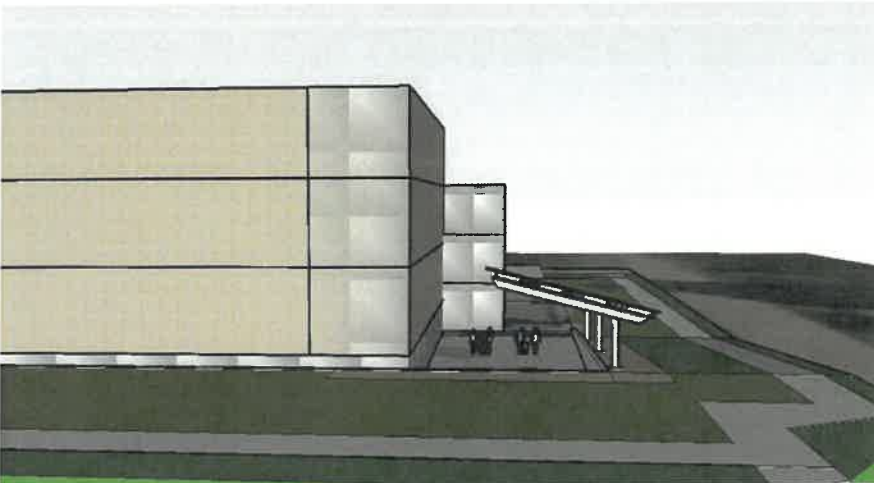
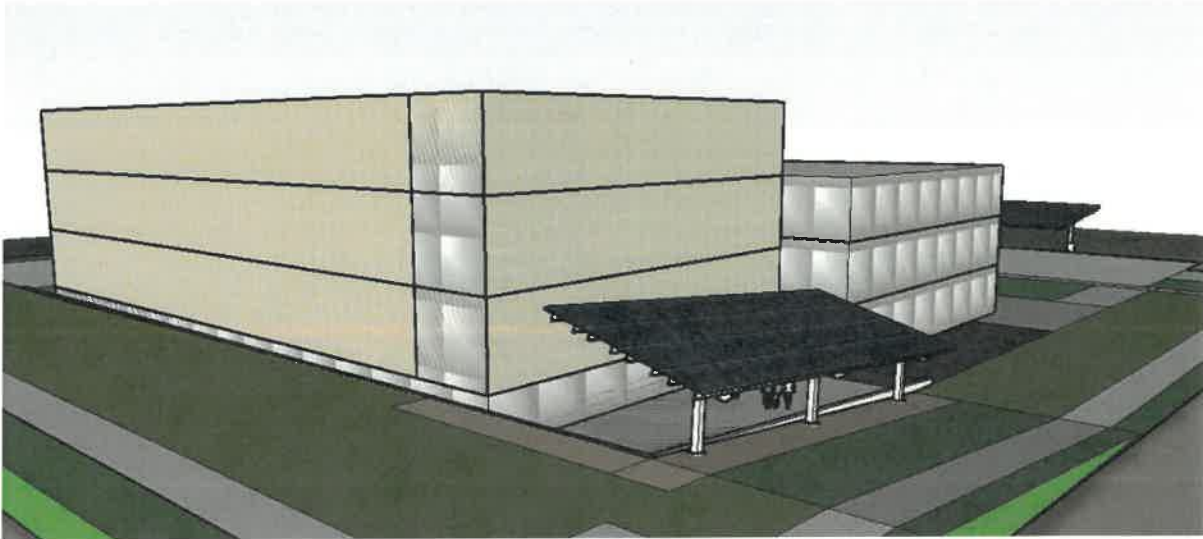




EXHIBIT F-1

Power Purchase Agreement (PPA) Term Sheet

Project: Mt Vernon Rec Center **expansion**
 Location: Mt Vernon, IA
 Option: Solar Portfolio
 Solar array size (DC): 37 kW-dc
 Anticipated year 1 energy 40,832 kWh
 Initial Rate: \$ 0.2500 cents/kWh Year 1+ 2.5%/yr after
 PPA Term: 20 years
 Annual escalator: 2.50% escalator for all years on PPA rate and capacity.
 Other: rate change to combined rate once expansion is placed in service and then January 1 each subsequent year.

Rate & Buyout Schedule

Rec Center

		<u>Original</u>	<u>Expansion</u>	<u>Combined</u>	<u>Buyout</u>	<u>Buyout</u>	<u>Buyout</u>
	kW-dc:	253	37	290	Price	Price	Price
	%:	87%	13%	100%	Original	Expansion	Combined
Year	Electricity Rate	Electricity Rate					
2023	0	\$0.1260	\$0.2500	\$0.1418	--	--	--
2024	1	\$0.1292	\$0.2563	\$0.1454	--	--	--
2025	2	\$0.1324	\$0.2627	\$0.1490	--	--	--
2026	3	\$0.1357	\$0.2692	\$0.1528	--	--	--
2027	4	\$0.1391	\$0.2760	\$0.1566	--	--	--
2028	5	\$0.1426	\$0.2829	\$0.1605	\$ 404,121	--	--
2029	6	\$0.1462	\$0.2899	\$0.1645	\$ 387,951	--	--
2030	7	\$0.1498	\$0.2972	\$0.1686	\$ 370,250	--	--
2031	8	\$0.1536	\$0.3046	\$0.1728	\$ 350,927	--	--
2032	9	\$0.1574	\$0.3122	\$0.1772	\$ 329,887	\$ 117,708	\$ 447,595
2033	10	\$0.1614	\$0.3200	\$0.1816	\$ 307,029	\$ 112,999	\$ 420,028
2034	11	\$0.1654	\$0.3280	\$0.1861	\$ 282,247	\$ 107,844	\$ 390,091
2035	12	\$0.1695	\$0.3362	\$0.1908	\$ 255,429	\$ 102,216	\$ 357,645
2036	13	\$0.1738	\$0.3446	\$0.1956	\$ 226,458	\$ 96,088	\$ 322,546
2037	14	\$0.1781	\$0.3532	\$0.2004	\$ 195,210	\$ 89,431	\$ 284,641
2038	15	\$0.1826	\$0.3621	\$0.2055	\$ 161,553	\$ 82,213	\$ 243,766
2039	16	\$0.1871	\$0.3711	\$0.2106	\$ 125,353	\$ 74,402	\$ 199,755
2040	17	\$0.1918	\$0.3804	\$0.2159	\$ 125,353	\$ 65,964	\$ 191,317
2041	18	\$0.1966	\$0.3899	\$0.2213	\$ 125,353	\$ 56,862	\$ 182,215
2042	19	\$0.2015	\$0.3997	\$0.2268	\$ 125,353	\$ 47,059	\$ 172,412
2043	20	\$0.2065	\$0.4097	\$0.2325	\$ 125,353	\$ 36,514	\$ 161,867
2044	21	\$0.2117	\$0.4199	\$0.2383	\$ 125,353	\$ 36,514	\$ 161,867
2045	22	\$0.2170	\$0.4304	\$0.2442	\$ 125,353	\$ 36,514	\$ 161,867
2046	23	\$0.2224	\$0.4412	\$0.2503	\$ 125,353	\$ 36,514	\$ 161,867



FIRST AMENDMENT TO SOLAR POWER AND SERVICES AGREEMENT

This First Amendment to Solar Power and Services Agreement (this “**First Amendment**”) is made and entered into this 9th day of June, 2025, by and between Red Lion Mt Vernon Solar II, LLC, an Iowa limited liability company (the “**Provider**”) and City of Mt Vernon (the “**Buyer**”). Provider and Buyer may be referred to as a “Party” or collectively as the “Parties.”

RECITALS

WHEREAS, Provider and Buyer entered into that certain Solar Power and Services Agreement dated 02/17/22 (the “**Agreement**”);

WHEREAS, the Parties desire to expand the scope of the Agreement as described in Exhibit E-1;

WHEREAS, pursuant to Section 15.11 of the Agreement, Provider and Buyer desire to amend the Agreement pursuant to the terms and conditions set forth herein.

AGREEMENT

NOW, THEREFORE, in consideration of and subject to the mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties hereby agree as follows:

1. **Payment for Scope Changes**. In exchange for the change in scope Agreement described in Exhibit E-1, Buyer agrees to pay Provider as described in Exhibit F-1.

[Signatures on following page]



IN WITNESS WHEREOF, the Parties have duly and validly executed this First Amendment effective as of the date first set forth above.

PROVIDER:

RED LION MT VERNON SOLAR II, LLC, an Iowa limited liability company

By: _____

Printed Name: _____

Title: _____

Date: _____

BUYER:

CITY OF MT VERNON, IOWA

By: _____

Printed Name: _____

Title: _____

Date: _____

[Signature page to First Amendment]



EXHIBIT E-1

PROJECT SPECIFICATIONS

This project is modified to include the following additional solar arrays as described in proposal dated March 7, 2026 and shown below:

Solar Expansion

The expansion includes adding solar to offset further usage at the existing solar meter as shown below.

- The Lester Buresh Family Community Wellness Center would be expanded as shown below.

Sites Locations:

Lester Buresh Family Community Wellness Center
855 Palisades Road
Mt. Vernon, IA 52314

Site Descriptions and Layouts:

All solar arrays are tied into the existing facility electrical systems on the facility side of the meter and to internet access at each facility. Expansion of the Lester Buresh Family Community Wellness Center is tied into the existing solar electrical systems. Module nameplate wattage may vary depending on availability at time of order. Individual site array sizes are as follows:

Site	Size (kW-dc)
Lester Buresh Center	37
Total Addition	37



Solar Expansion
Recreation Center Patio – Option 1

- Option 1 is for a 4-rows x 16 modules long design (approximately 30’ E-W x 60’ N-S) that covers most of the patio space in front of the east windows.
- There is approximately 5-6’ from the edge of the building to the edge of the solar panels.
- If desired, a shade curtain could be suspended from the west edge of the framing to cover any shade gaps.
- Foundations and columns for all options would be located in the landscaping east of the retaining wall. Height above ground at the grass will be the determining factor for public safety. We recommend at least 8’ clear space.



Mt Vernon Rec Center	Total Solar
Solar	
Solar Array Size (kW-DC)	37
Solar Annual Production (kWh)	40,832
Current Annual Usage (kWh)	305,040
Electrical Usage Offset	13.4%

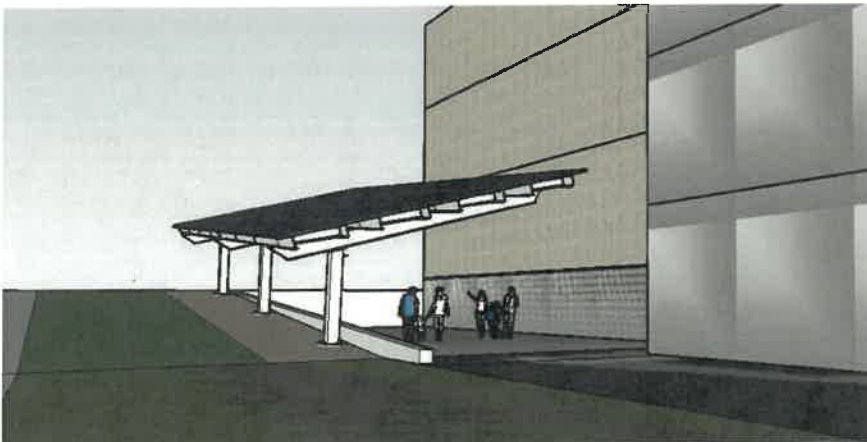
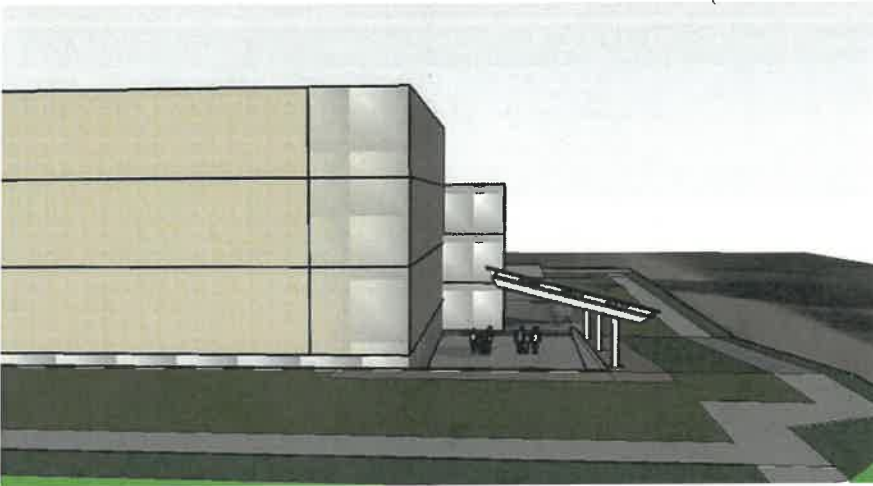
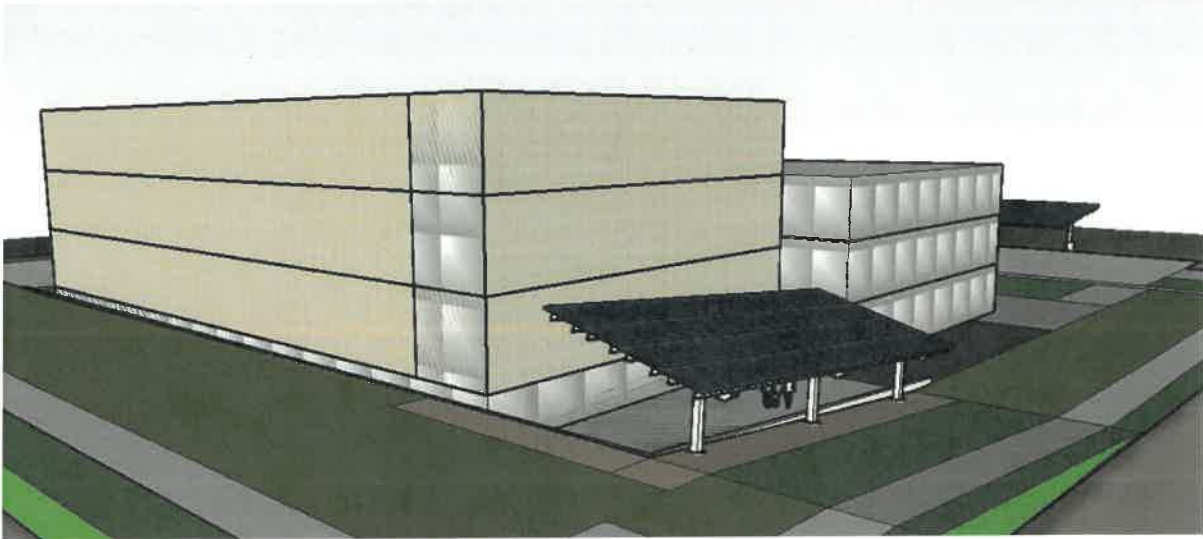




EXHIBIT F-1

Power Purchase Agreement (PPA) Term Sheet

Project: Mt Vernon Rec Center expansion
 Location: Mt Vernon, IA
 Option: Solar Portfolio
 Solar array size (DC): 37 kW-dc
 Anticipated year 1 energy 40,832 kWh
 Initial Rate: \$ 0.2500 cents/kWh Year 1+ 2.5%/yr after
 PPA Term: 20 years
 Annual escalator: 2.50% escalator for all years on PPA rate and capacity.
 Other: \$ 124,219 Prepayment of energy for expansion.
 Existing system billing adjusted proportionately for original production less prepaid portion of combined system output.

Rate & Buyout Schedule

Rec Center

		<u>Original</u>	<u>Expansion</u>	<u>Combined</u>	<u>Buyout</u>	<u>Buyout</u>	<u>Buyout</u>
	kW-dc:	253	37	290	Price	Price	Price
	%:	87%	13%	100%	Original	Expansion	Combined
Year	Electricity Rate	Electricity Rate					
2023	0	\$0.1260		\$0.1260	--	--	--
2024	1	\$0.1292		\$0.1292	--	--	--
2025	2	\$0.1324		\$0.1324	--	--	--
2026	3	\$0.1357		\$0.1357	--	--	--
2027	4	\$0.1391	\$0.0000	\$0.1214	--	--	--
2028	5	\$0.1426	\$0.0000	\$0.1244	\$ 404,121	--	--
2029	6	\$0.1461	\$0.0000	\$0.1275	\$ 387,951	--	--
2030	7	\$0.1498	\$0.0000	\$0.1307	\$ 370,250	--	--
2031	8	\$0.1535	\$0.0000	\$0.1339	\$ 350,927	--	--
2032	9	\$0.1574	\$0.0000	\$0.1373	\$ 329,887	\$ -	\$ 329,887
2033	10	\$0.1613	\$0.0000	\$0.1407	\$ 307,029	\$ -	\$ 307,029
2034	11	\$0.1653	\$0.0000	\$0.1442	\$ 282,247	\$ -	\$ 282,247
2035	12	\$0.1695	\$0.0000	\$0.1479	\$ 255,429	\$ -	\$ 255,429
2036	13	\$0.1737	\$0.0000	\$0.1515	\$ 226,458	\$ -	\$ 226,458
2037	14	\$0.1780	\$0.0000	\$0.1553	\$ 195,210	\$ -	\$ 195,210
2038	15	\$0.1825	\$0.0000	\$0.1592	\$ 161,553	\$ -	\$ 161,553
2039	16	\$0.1870	\$0.0000	\$0.1631	\$ 125,353	\$ -	\$ 125,353
2040	17	\$0.1917	\$0.0000	\$0.1672	\$ 125,353	\$ -	\$ 125,353
2041	18	\$0.1965	\$0.0000	\$0.1714	\$ 125,353	\$ -	\$ 125,353
2042	19	\$0.2014	\$0.0000	\$0.1757	\$ 125,353	\$ -	\$ 125,353
2043	20	\$0.2064	\$0.0000	\$0.1801	\$ 125,353	\$ -	\$ 125,353
2044	21	\$0.2116	\$0.0000	\$0.1846	\$ 125,353	\$ -	\$ 125,353
2045	22	\$0.2169	\$0.0000	\$0.1892	\$ 125,353	\$ -	\$ 125,353
2046	23	\$0.2223	\$0.0000	\$0.1939	\$ 125,353	\$ -	\$ 125,353



FIRST AMENDMENT TO SOLAR POWER AND SERVICES AGREEMENT

This First Amendment to Solar Power and Services Agreement (this “**First Amendment**”) is made and entered into this 9th day of June, 2025, by and between Red Lion Mt Vernon Solar II, LLC, an Iowa limited liability company (the “**Provider**”) and City of Mt Vernon (the “**Buyer**”). Provider and Buyer may be referred to as a “Party” or collectively as the “Parties.”

RECITALS

WHEREAS, Provider and Buyer entered into that certain Solar Power and Services Agreement dated 02/17/22 (the “**Agreement**”);

WHEREAS, the Parties desire to expand the scope of the Agreement as described in Exhibit E-1;

WHEREAS, pursuant to Section 15.11 of the Agreement, Provider and Buyer desire to amend the Agreement pursuant to the terms and conditions set forth herein.

AGREEMENT

NOW, THEREFORE, in consideration of and subject to the mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties hereby agree as follows:

1. **Payment for Scope Changes**. In exchange for the change in scope Agreement described in Exhibit E-1, Buyer agrees to pay Provider as described in Exhibit F-1.

[Signatures on following page]



IN WITNESS WHEREOF, the Parties have duly and validly executed this First Amendment effective as of the date first set forth above.

PROVIDER:

RED LION MT VERNON SOLAR II, LLC, an Iowa limited liability company

By: _____

Printed Name: _____

Title: _____

Date: _____

BUYER:

CITY OF MT VERNON, IOWA

By: _____

Printed Name: _____

Title: _____

Date: _____

[Signature page to First Amendment]



EXHIBIT E-1

PROJECT SPECIFICATIONS

This project is modified to include the following additional solar arrays as described in proposal dated March 7, 2026 and shown below:

Solar Expansion

The expansion includes adding solar to offset further usage at the existing solar meter as shown below.

- The Lester Buresh Family Community Wellness Center would be expanded as shown below.

Sites Locations:

Lester Buresh Family Community Wellness Center
855 Palisades Road
Mt. Vernon, IA 52314

Site Descriptions and Layouts:

All solar arrays are tied into the existing facility electrical systems on the facility side of the meter and to internet access at each facility. Expansion of the Lester Buresh Family Community Wellness Center is tied into the existing solar electrical systems. Module nameplate wattage may vary depending on availability at time of order. Individual site array sizes are as follows:

Site	Size (kW-dc)
Lester Buresh Center	37
Total Addition	37



Solar Expansion
Recreation Center Patio – Option 1

- Option 1 is for a 4-rows x 16 modules long design (approximately 30' E-W x 60' N-S) that covers most of the patio space in front of the east windows.
- There is approximately 5-6' from the edge of the building to the edge of the solar panels.
- If desired, a shade curtain could be suspended from the west edge of the framing to cover any shade gaps.
- Foundations and columns for all options would be located in the landscaping east of the retaining wall. Height above ground at the grass will be the determining factor for public safety. We recommend at least 8' clear space.



Mt Vernon Rec Center

Total Solar

Solar

Solar Array Size (kW-DC)	37
Solar Annual Production (kWh)	40,832
Current Annual Usage (kWh)	305,040
Electrical Usage Offset	13.4%

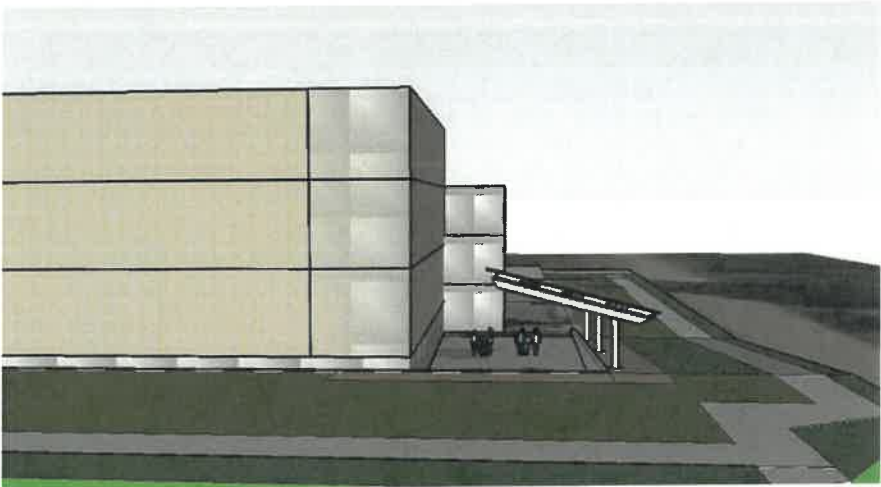
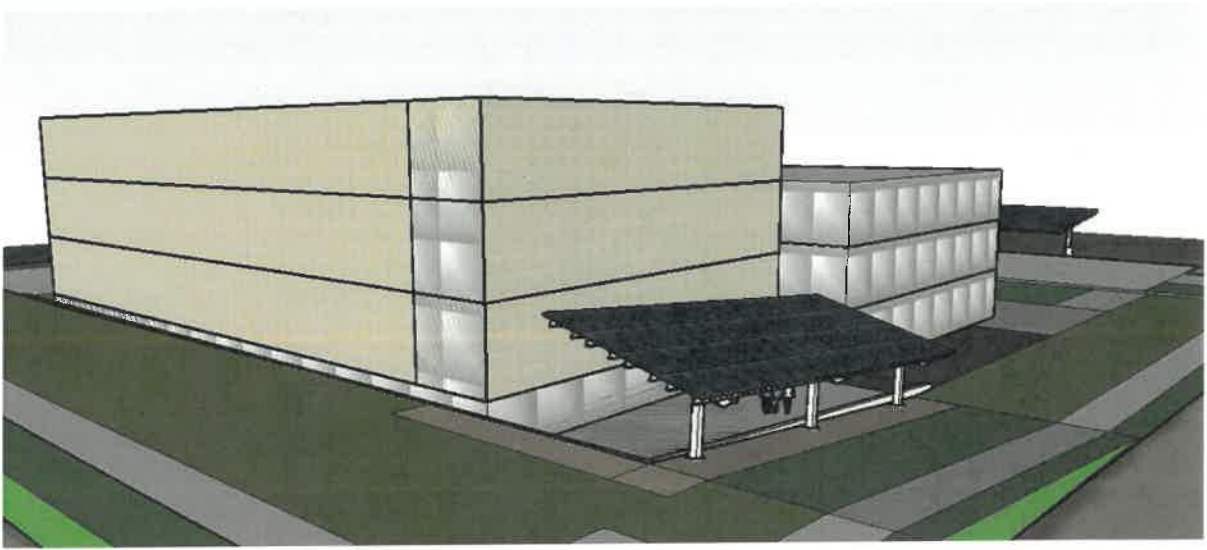




EXHIBIT F-1

Power Purchase Agreement (PPA) Term Sheet

Project: Mt Vernon Rec Center **expansion**
 Location: Mt Vernon, IA
 Option: Solar Portfolio
 Solar array size (DC): 37 kW-dc
 Anticipated year 1 energy 40,832 kWh
 Initial Rate: \$ 0.2500 cents/kWh Year 1+ 2.5%/yr after
 PPA Term: 20 years
 Annual escalator: 2.50% escalator for all years on PPA rate and capacity.
 Other: \$ 42,000 Buydown to maintain existing pricing of expanded system.
 Existing system billing adjusted proportionately for original production less prepaid portion of combined system output.

Rate & Buyout Schedule

Rec Center

		<u>Original</u>	<u>Expansion</u>	<u>Combined</u>	<u>Buyout</u>	<u>Buyout</u>	<u>Buyout</u>
	kW-dc:	253	37	290	Price	Price	Price
	%:	87%	13%	100%	Original	Expansion	Combined
Year	Electricity Rate	Electricity Rate					
2023	0	\$0.1260		\$0.1260	--	--	--
2024	1	\$0.1292		\$0.1292	--	--	--
2025	2	\$0.1324		\$0.1324	--	--	--
2026	3	\$0.1357		\$0.1357	--	--	--
2027	4	\$0.1391	\$0.1391	\$0.1391	--	--	--
2028	5	\$0.1426	\$0.1426	\$0.1426	\$ 404,121	--	--
2029	6	\$0.1461	\$0.1461	\$0.1461	\$ 387,951	--	--
2030	7	\$0.1498	\$0.1498	\$0.1498	\$ 370,250	--	--
2031	8	\$0.1535	\$0.1535	\$0.1535	\$ 350,927	--	--
2032	9	\$0.1574	\$0.1574	\$0.1574	\$ 329,887	\$ 61,089	\$ 390,976
2033	10	\$0.1613	\$0.1613	\$0.1613	\$ 307,029	\$ 58,645	\$ 365,674
2034	11	\$0.1653	\$0.1653	\$0.1653	\$ 282,247	\$ 55,969	\$ 338,216
2035	12	\$0.1695	\$0.1695	\$0.1695	\$ 255,429	\$ 53,048	\$ 308,477
2036	13	\$0.1737	\$0.1737	\$0.1737	\$ 226,458	\$ 49,868	\$ 276,326
2037	14	\$0.1780	\$0.1781	\$0.1780	\$ 195,210	\$ 46,412	\$ 241,622
2038	15	\$0.1825	\$0.1825	\$0.1825	\$ 161,553	\$ 42,666	\$ 204,219
2039	16	\$0.1870	\$0.1871	\$0.1870	\$ 125,353	\$ 38,612	\$ 163,965
2040	17	\$0.1917	\$0.1918	\$0.1917	\$ 125,353	\$ 34,233	\$ 159,586
2041	18	\$0.1965	\$0.1965	\$0.1965	\$ 125,353	\$ 29,509	\$ 154,862
2042	19	\$0.2014	\$0.2015	\$0.2014	\$ 125,353	\$ 24,421	\$ 149,774
2043	20	\$0.2064	\$0.2065	\$0.2064	\$ 125,353	\$ 18,949	\$ 144,302
2044	21	\$0.2116	\$0.2117	\$0.2116	\$ 125,353	\$ 18,949	\$ 144,302
2045	22	\$0.2169	\$0.2169	\$0.2169	\$ 125,353	\$ 18,949	\$ 144,302
2046	23	\$0.2223	\$0.2224	\$0.2223	\$ 125,353	\$ 18,949	\$ 144,302

AGENDA ITEM # J – 6

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE:	June 15, 2026
AGENDA ITEM:	Engagement Letter – Ahlers Cooney
ACTION:	Motion

SYNOPSIS: Ahlers and Cooney have submitted an engagement letter to complete the terms and conditions of the development agreement between the City and Pogo Properties LLC. Pogo Properties LLC is the owner the old public works shop, and the agreement was a condition of sale.

BUDGET ITEM: TIF

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: Engagement Letter

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026



Ahlers & Cooney, P.C.
Attorneys at Law
100 Court Avenue, Suite 600
Des Moines, Iowa 50309-2231
Phone: 515-243-7611
Fax: 515-243-2149
www.ahlerslaw.com
Nathan J. Overberg
515.246.0329
noverberg@ahlerslaw.com

June 9, 2026

Sent via email: cnosbisch@cityofmtvernon-ia.gov

Chris Nosbisch
City Administrator
City of Mount Vernon
213 First St. NW
Mount Vernon, IA 52314

RE: Engagement Letter – Pogo Properties LLC Development Agreement

Dear Chris:

The purpose of this Engagement Agreement (“Agreement”) is to disclose and memorialize the terms and conditions under which Ahlers & Cooney, P.C. will represent the City of Mount Vernon, Iowa (the “City”) in connection with a development agreement with Pogo Properties LLC (the “Development Agreement”).

SCOPE OF ENGAGEMENT

We agree to perform the following services for the fees we charge under this Agreement:

1. Prepare the Development Agreement, based on the information provided to us by the City;
2. Prepare proceedings to be used for setting the date of a public hearing on the Development Agreement, and proceedings for the date fixed for the public hearing and adoption of the Development Agreement;
3. Answer questions and advise City staff and the Council throughout the adoption process for the Development Agreement; and
4. Complete a transcript file record related to the adoption of the Development Agreement.

Our duties under this Agreement are limited to those expressly set forth above. Absent a separate engagement agreement regarding one or more of the following services, the services provided and the fees charged hereunder do not include:

1. Preparing the legal descriptions to be used in the Development Agreement;
2. Defending any legal challenges to or arising out of the Development Agreement;
3. Confirming or calculating any potential tax increment anticipated within the Urban Renewal Area, or pursuant to a given project, or otherwise acting in a financial advisory role;
4. Administering the Development Agreement after the adoption of the Development Agreement (and after completion of the transcript file on the Development Agreement);
or
5. Any bond (finance) related services.

It is not anticipated that it will be necessary for us to personally attend Council meetings in order to accomplish our work. We will be coordinating our services with you and other City staff, as directed by the City. In the event that public hearings or litigation should occur in the course of this matter, we would expect the same to be handled by the City Attorney, unless special arrangements are made for our participation.

COOPERATION

To enable us to provide effective representation, the City agrees to: (1) disclose to us, fully and accurately and on a timely basis, all facts and documents that are or might be material or that we may request; (2) keep us apprised on a timely basis of all developments relating to the representation that are or might be material; (3) attend meetings, conferences, and other proceedings when it is reasonable to do so; and (4) cooperate fully with us in all matters relating to the engagement. During the course of this engagement, we will rely on the City's staff to provide us with complete and timely information on all developments pertaining to any aspect of the projects involved in the services described in this Agreement.

ATTORNEY-CLIENT RELATIONSHIP

As confirmed by the execution of this Agreement, the City will be our client and an attorney-client relationship will exist between us for purposes of providing the services listed above. Our services are limited to those contracted for in this letter and the City's execution of this Agreement will constitute an acknowledgement of those limitations. The Firm's engagement under this Agreement will end when the Development Agreement is adopted/approved by the Council and our final invoice has been paid.

FEES

The attorneys working in the economic development practice area of the firm, including Nathan Overberg, will be the attorneys chiefly responsible for providing you with these legal services. However, if efficient and appropriate, we may call on other attorneys and legal assistants from time to time. The fees will be based on the hours worked by firm personnel at their hourly rates in effect at the time the work is performed. Mr. Overberg's 2026 hourly rate is \$360. Work

performed by other attorneys will be billed at their applicable 2026 hourly rate (generally ranging from \$200-\$500 per hour). Work by legal assistants will be billed at their applicable 2026 hourly rate, which is generally \$165 per hour. Our rates are generally adjusted on an annual basis, as of January 1st of each year.

It is difficult to estimate the total cost for the work, because we charge by the hour and there are many variables that impact the number of hours spent on the work. Expenses will be billed at the amount incurred. Our statement for services and expenses will be due and payable upon receipt of the invoice, which in most instances, is monthly. Should you have any questions about a statement or a fee, please do not hesitate to call. We do reserve the right to withdraw from representation for any reason, including failure to pay the monthly statement in accordance with this policy. If, for any reason, the City terminates the engagement governed by this Agreement before the completion of the services described herein, we will bill the City for the services rendered as of the date of termination based on the hourly rates of those who provided services.

ELECTRONIC DOCUMENTS AND DATA

In the interest of facilitating our services to you, we may send documents, information or data electronically or via the Internet or store electronic documents or data via computer software applications hosted remotely or utilize cloud-based storage. Your confidential electronic documents or data may be transmitted or stored using these methods. We may use third party service providers to store or transmit these documents or data. In using these electronic communication and storage methods, we employ reasonable efforts to keep such communications, documents and data secure in accordance with our obligations under applicable laws, regulations, and professional standards; however, you recognize and accept that we have no control over the unauthorized interception or breach of any communications, documents or data once it has been transmitted or if it has been subject to unauthorized access while stored, notwithstanding all reasonable security measures employed by us or by our third party vendors. By your acceptance of this Agreement, you consent to our use of these electronic devices and applications and submission of confidential client information to or through third party service providers during this engagement.

RECORDS

At the City's request, any documents furnished by the City will be returned promptly upon receipt of payment for outstanding fees and client charges. Our own files, including lawyer work product, pertaining to the above referenced project will be retained by us. Following the completion of our services under this Agreement, we may store some or all client file materials in a digital format. After any paper documents created or received in connection with the services under this Agreement are digitized, we will intend to destroy the physical records and only maintain electronic records related to this matter, consistent with the Firm's records retention policy. For various reasons, including the minimization of unnecessary storage expenses, we reserve the right to dispose of any documents or other material retained by us after the termination of this Agreement.

APPROVAL

Please carefully review the terms and conditions of this Agreement. **If this Agreement accurately reflects the terms of this particular engagement, please obtain approval by the City Council, and execute, date, and return to me a copy of this Agreement. Please retain the original for your file.**

If you have questions regarding any aspect of the above or our representation, please do not hesitate to contact me. As always, we appreciate the opportunity to represent the City and we look forward to working with you on this project.

Ahlers & Cooney, P.C.

Sincerely,

By:



Nathan J. Overberg

Accepted and approved on behalf of the City Council of the City of Mount Vernon, Iowa*

By: _____ Dated: _____

Title: _____

*Authorized by action of the governing body, approved on _____, 2026.

AGENDA ITEM # J – 7

**AGENDA INFORMATION
MT. VERNON CITY COUNCIL COMMUNICATION**

DATE: June 15, 2026

AGENDA ITEM: Quote RA351005573 – 2014 International Dump Truck Repair

ACTION: Motion

SYNOPSIS: Ascendance Truck Company of Cedar Rapids has provided a quote to repair the 2014 International dump truck used by the Public Works Department. During the past winter, staff identified a coolant leak and closely monitored the issue throughout the season. However, the leak now requires repair to prevent further damage. If left unaddressed, the coolant leak could result in catastrophic engine failure, with replacement costs exceeding \$80,000. Repairing the issue now will help protect the vehicle and avoid a significantly more expensive repair or replacement in the future. The quote is in the amount of \$13,047.28.

BUDGET ITEM: Enterprise Funds

RESPONSIBLE DEPARTMENT: City Administrator

MAYOR/COUNCIL ACTION: Motion

ATTACHMENTS: Quote RA351005573

PREPARED BY: Chris Nosbsich

DATE PREPARED: 6/10/2026



7820 6th St SW
 Cedar Rapids, IA 52404
 P: (800) 728-6699

SERVICE ORDER: RA351005573

Tag Number: 921
 License Plate Number:

BILL TO
 CITY OF MT VERNON - 310242
 213 FIRST STREET WEST
 MOUNT VERNON IA 52314

DELIVER TO
 CITY OF MT VERNON - 310242
 213 FIRST STREET WEST
 MOUNT VERNON IA 52314
 P: (319) 329-1985

DATE ARRIVED	DATE INVOICE	SALES TYPE	ADVISOR	TERMS	CUSTOMER PO#			
6/8/2026 5:12:31PM		SRET	B.SKALSKY	CASH				
YEAR	MAKE	MODEL	VIN	CUSTOMER UNIT #	ENGINE HOURS	IN SERVICE	Component Serial #	ODOMETER
2015	INTERNATIONAL	7000	3HAWDAAR5FL658390	FL658390	3,728		0466HM2U33384	0

Sold Operations

JOB #1 00-1

GENERAL

COMPLAINT CONTACT: JACOB 319-329-1985 jacobseejd@gmail.com
 CAUSE
 CORRECTION

QTY	ITEM	DESCRIPTION	UNIT PRICE	EXTD PRICE

Prepay: Parts: Labor: Misc: Sublet:

JOB #2 NCI

NO CHARGE INSPECTION

COMPLAINT NO CHARGE INSPECTION
 CAUSE
 CORRECTION ISSUES NOTED

- RIGHT SIDE MIRROR BASE BROKEN
- P/S LEAK @ RESERVOIR - CLAMPS?
- OIL LEAK @ FILL TUBE (CL2)
- BRAKE VALVE ON LEFT FRAME CORRODED OFF, HELD ON W/ZIP TIES. LINES RUBBING ON CROSSMEMBER
- LEFT REAR SPRING BROKEN

QTY	ITEM	DESCRIPTION	UNIT PRICE	EXTD PRICE
	LABOR NCI	NO CHARGE INSPECTION		0.00

Prepay: \$0.00 Parts: \$0.00 Labor: \$0.00 Misc: \$0.00 Sublet: \$0.00 \$0.00



Sold Operations (Cont.)

JOB #3 09

COOLING

COMPLAINT

DIAGNOSE LOSS OF COOLANT. C/S ADDING 1 GAL/DAY. NO EXTERNAL LEAKS. NOT BLOWING SMOKE. C/S RECENTLY HAD THE EGR VALVE REPLACED DUE TO THE TRUCK RUNNING LIKE IT HAD A MISS.

CAUSE

CORRECTION

RAN ENGINE UP TO TEMP. PRESSURE TESTED COOLING SYSTEM. HELD 17 PSI. NO EXTERNAL LEAKS. COOLANT IS LOW. HAS INACTIVE COOLANT LEVEL CODES. REMOVED FENDERS AND SPLASH GUARDS. REMOVED AIR FILTER HOUSING AND PIPING, BRACKETS, EGR VALVE, WET INSIDE HOUSING. GOING TO PRESSURE TEST EGR COOLER.
REMOVED WIRING, CAC PIPING, BELT, ALTERNATOR, TENSIONER AND IDLER, ALTERNATOR MTG BRACKET. INSTALLED BOLTS IN PLACE OF ALTERNATOR BRACKET. DRAINED COOLING SYSTEM.
REMOVED COOLANT HOSES AND PIPING. REMOVED AFI. THE AFI PORT PLUGS ARE STRIPPED SO I CAN'T USE THEM TO TEST THE COOLER. REINSTALLED THE AFI AND COOLANT LINES TO I CAN PRESSURE TEST.
PRESSURE TESTED @ 55 PSI. LOSING PRESSURE. SPRAYED DOWN, FOUND ONE SMALL LEAK AT AFI LINE. TIGHTENED IT UP MORE. PRESSURIZED AGAIN. STILL LOSING PRESSURE. SPRAYED DOWN, NO LEAKS ON TOOLING. LOST 25 PSI IN 10 MINUTES. EGR COOLER LEAKING.

QTY	ITEM	DESCRIPTION	UNIT PRICE	EXTD PRICE
	LABOR 09	COOLING		861.00
Prepay: \$0.00 Parts: \$0.00 Labor: \$861.00 Misc: \$0.00 Sublet: \$0.00				\$861.00

JOB #4 19

HEAT, A/C, WIPERS, SEATS

COMPLAINT

REPLACE PASSENGER SIDE MIRROR MOUNT

CAUSE

CORRECTION

QTY	ITEM	DESCRIPTION	UNIT PRICE	EXTD PRICE
	LABOR 19	HEAT, A/C, WIPERS, SEATS		51.25
Prepay: \$0.00 Parts: \$0.00 Labor: \$51.25 Misc: \$0.00 Sublet: \$0.00				\$51.25

Sold Operations Totals

Prepay: \$0.00 Parts: \$0.00 Labor: \$912.25 Misc: \$0.00 Sublet: \$0.00 \$912.25



Estimate Operations

JOB #5 19 HEAT, A/C, WIPERS, SEATS

COMPLAINT REPLACE RIGHT SIDE MIRROR ASSEMBLY
CAUSE
CORRECTION

QTY	ITEM	DESCRIPTION	UNIT PRICE	EXTD PRICE
1	351N/2526577C91	Mirror Rear View R Prem Height	907.98	907.98
	LABOR A16-3521	REAR VIEW MIRROR ASSEMBLY AND BRACKETS, REPI		246.00

Prepay: \$0.00 Parts: \$907.98 Labor: \$246.00 Misc: \$0.00 Sublet: \$0.00 \$1,153.98

JOB #6 09 COOLING

COMPLAINT REPLACE EGR COOLER
CAUSE
CORRECTION

QTY	ITEM	DESCRIPTION	UNIT PRICE	EXTD PRICE
1	351N/5012354R91	Sustainable I334 EGR Cooler Ki	5,919.49	5,919.49
1	351N/5012354R91-CORE	Sustainable I334 EGR Cooler Ki	520.00	520.00
1	351N/1885590C93	Tube, Turbo Oil Supply	306.43	306.43
2	351D/FLTANCBC14KK	Fleetrite Brake Cleaner	6.60	13.20
1	351N/3018016C2	Gasket, Injector, Hc	53.22	53.22
1	351N/7078618C1	Tube, Injector Cooler, Outlet	218.11	218.11
1	351N/7078617C1	Tube, Injector Cooler, Inlet	184.34	184.34
1	351N/1889136C91	Seals Kit, EGR Valve	54.17	54.17
1	351N/1893794C1	Clamp, Exhaust	33.67	33.67
1	351N/1893799C1	Locknut, Hex, 1/4-28	22.59	22.59
1	351N/1893794C1	Clamp, Exhaust	33.67	33.67
1	351N/1893799C1	Locknut, Hex, 1/4-28	22.59	22.59
1	351N/3869550C1	Clamp, V-band, Exhaust, W/ Qui	77.12	77.12
1	351N/3900706C1	Gasket, Exhaust Pipe Flange, 4	40.81	40.81
1	351N/6117238C1	Gasket, Exhaust Pipe Flange, 3	28.02	28.02
1	351N/3805267C2	Clamp, Turbo	80.90	80.90
1	MISC	SHOP SUPPLIES	375.00	375.00
	LABOR M12-6892T-20	EGR COOLER, REPLACE		2,870.00

Prepay: \$0.00 Parts: \$7,608.33 Labor: \$2,870.00 Misc: \$375.00 Sublet: \$0.00 \$10,853.33

Estimate Operations Totals Prepay: \$0.00 Parts: \$8,516.31 Labor: \$3,116.00 Misc: \$375.00 Sublet: \$0.00 \$12,007.31



TERMS OF SALE

- 1) All sales are cash, unless other arrangements have been made. If charging, all amounts are due and payable net ten prox (Due by the 10th of the month following billing). No discounts permitted.
- 2) All past due amounts are subject to a service charge of 1 1/2 % per month (18% per annum) on all past due balances.
- 3) No returns on electrical. No returns on special order items or items not returnable to the manufacturer. A restocking charge of 15% will apply on all other returns. Returns must be made within 30 days to receive credit.
- 4) Cores must be returned within 30 days to receive credit.
- 5) The seller hereby certifies that these goods were produced in compliance with all applicable requirements of sections 6, 7 and 12 of the Fair Labor Standards Act of 1938, as amended and of the regulations and orders of the administrator or wage and hour division issues under section 14 thereof.
- 6) By providing sales tax exemption number, customer certifies he is exempt from any sales or occupation tax and agrees if he is ruled to be not exempt by taxing authorities he will be responsible for any tax assessment made by the state of PA or another taxing authority and agrees to reimburse seller for any amount now due or becoming due, including penalties and interest, if assessed. In addition, buyer agrees to pay costs of pat due collection, including reasonable attorney's fees.
- 7) NO REFUND WITHOUT THIS NOTICE

WARRANTY

ANY WARRANTIES ON THE PRODUCTS SOLD ARE AVAILABLE ONLY FROM THE MANUFACTURER OR REBUILDER OF SAID PRODUCTS. THE SELLER AGREES TO PASS TO CUSTOMER ANY AVAILABLE WARRANTIES. THE SELLER MAKES NO WARRANTIES OF ANY PRODUCTS SOLD AND AUTHORIZES NO PERSON TO ASSUME FOR IT ANY

X

SIGNATURE OF PERSON RESPONSIBLE OR AGENT FOR PERSON RESPONSIBLE FOR PAYMENT.

	ESTIMATED	BILLED
LABOR	\$3,116.00	\$912.25
PARTS	\$8,516.31	\$0.00
MISC	\$375.00	\$0.00
SUBLET	\$0.00	\$0.00
SUBTOTAL	\$12,007.31	\$912.25
SHOP SUPPLIES	\$0.00	\$127.72
MISC SUPPLIES		\$0.00
TAX	\$0.00	\$0.00
TOTAL	\$12,007.31	\$1,039.97
TOTAL w/ EST.		\$13,047.28

Please Remit Payment to:

Ascendance Trucks Eastern Iowa, LLC
7820 6th St SW
Cedar Rapids, IA 52404

K. Reports-Received/File



Mt. Vernon-Lisbon Police Department

Jason C. Blinks
Chief of Police

May 2026 Monthly Report

Vehicle Collisions

There was a total of 5 reported collisions during the month. There were 3 collisions in Mount Vernon. Collision 1 occurred on Hwy 30 when unit 1 attempted to merge onto Hwy 30 and struck unit 2. Damage was reported at \$5,500 and no injuries were reported. Collision 2 occurred on 10th Ave SW when unit 1 turned into a parking lot and struck a pedestrian. Damage was reported at \$100 and minor injuries were reported. Collision 3 occurred on Hwy 30 when unit 1 struck a deer. Damage was estimated at \$3,000 and no injuries were reported.

There were 2 collisions in Lisbon. Collision 1 occurred on the 500 block of N. Jackson St when unit 1 struck unit 2, which was legally parked. Damage was estimated at \$3,000 and no injuries were reported. Collision 2 occurred on the 900 block of N. Washington St. when unit 1 backed into unit 2, which was entering the parking lot. Damage was estimated at \$5,000 and no injuries were reported.

Incidents/Arrest

There were 20 reported incidents during the month. In Mount Vernon, there were 13 reports which included: dog bite, assault (x3), warrant, fraud, public intoxication, possession under legal age (x2), juvenile issue, driving while suspended, theft, and driving while barred.

In Lisbon, there were 7 reports which included: assault (x3), fraud, hit and run, juvenile issue, and theft.

During the month, officers had 7 arrests. In Mount Vernon there were 5, including: driving while barred, possession of legal age (x2), public intoxication, and assault.

In Lisbon there were 2 for assault.

Community Service/Training/Misc.:

- Chief Blinks participated in the Lisbon Schools Teeling Walkathon
- Lisbon time (administration, call for service, patrol): 281 hours

	Apr	Mar	Feb	Jan	Dec	Nov
Administrative	19	49	55	65	23	23
Call for service	13	17	12	25	18	12
Patrol	250	202	202	178	242	210
	281	268	270	268	283	245

380 Old Lincoln Highway
Mount Vernon, Iowa 52314

319-895-6141 (office)
319-895-6617 (fax)



Mt. Vernon-Lisbon Police Department

Jason C. Blinks
Chief of Police

K9:

Attended k9 training and had no deployments.

GTSB:

During May, officers worked 56 hours of GTSB which resulted in: 3 seat belt warnings, 26 speed citations, 53 speed warnings, 4 hands free warnings, 2 stop sign warnings, 2 other traffic citations and 11 other traffic violation warnings.

Respectfully Submitted,

A handwritten signature in black ink that reads "Jason C. Blinks".

Chief of Police



Mount
Vernon
IOWA

Chris Nosbisch, City Administrator
Jason Blinks, Chief of Police

Thomas M. Wieseler, Mayor

Council:

Scott Rose
Paul Tuerler
Craig Engel
Mark Andresen
Sherene Hansen Player

Parks and Recreation Department
Directors Report
May 15 -June 15

Parks

-The Park Shelter that is failing in Nature Park will be removed by July 1st. We are looking into an Eagle Scout to replace it with something similar.

Sports

-Ball Programs are in full swing. A few rainouts this past week.

Pool

-Attendance has been steady. Rain has finally trickled in this week to delay a daily opening or create an early shut down. Pool Concessions have been going well.

Misc

-LBC daily visits are up slightly to about 179 patrons/day for May 2026 up from 175 in May 2025. We were able to host six graduations this season down from eight last year. Group Fitness Class attendance has been steady. Personal Training is up from last year as this time. Memberships are down about 26 memberships from last year.
-LBC will be shut down Aug 14-16 as we are having our gym floors resurfaced and brand new cardio equipment will be installed.
-LBC hosted a high school basketball tournament on Saturday, June 6th from 7am-7pm. Everything went well and Mount Vernon Basketball did a great job running the event.

M. Reports Mayor/Council/Admin.

Mt. Vernon May 2026 Reconciliation		4/30/2026	May Receipts	May Expenditures	A/P 4/30/2026	A/P 5/31/2026	Calculated Cash	Reconciled Cash	Difference
	Total Cash	304,754.50	242,177.92	(233,486.66)	-	-	313,445.76	313,445.76	-
001	General Fund	2,504.63	20,790.72	-	-	-	23,295.35	23,295.35	-
002	Police Forfeiture	-	-	-	-	-	-	-	-
003	Police Vehicle Depreciation	185,928.62	99,226.00	-	-	-	285,154.62	285,154.62	-
005	Franchise Fee	7,816.16	-	-	-	-	7,816.16	7,816.16	-
006	Business 30	477,600.72	60,293.81	(37,134.35)	-	-	500,760.18	500,760.18	-
110	Road Use Tax	87,626.42	238.76	(354.00)	-	-	87,511.18	87,511.18	-
111	Insurance Levy	674,596.28	21,927.34	-	-	-	696,523.62	696,523.62	-
112	Benefit Levy	-	-	-	-	-	-	-	-
113	Law/Emerg Levy	-	-	-	-	-	-	-	-
114	RUT Vehicle Depr.	-	-	-	-	-	-	-	-
115	Low-Moderate Income	(58,221.44)	-	-	-	-	(58,221.44)	(58,221.44)	-
125	TIF	1,088,557.26	31,996.96	-	-	-	1,120,554.22	1,120,554.22	-
140	Capital Improvement Projects	-	-	-	-	-	-	-	-
141	CIP/Fire Dept./Tax Levy	458,284.18	3,370.98	-	-	-	461,655.16	461,655.16	-
163	WTP Depreciation	100,000.00	-	-	-	-	100,000.00	100,000.00	-
173	Sewer Plant Depreciation	-	-	-	-	-	-	-	-
200	Debt Service	1,775,167.56	-	(1,657,456.25)	-	-	117,711.31	117,711.31	-
303	LOST III Streets/Sidewalks	352,552.76	49,364.78	-	-	-	401,917.54	401,917.54	-
304	LOST III Community Center	1,405,600.61	22,438.53	-	-	-	1,428,039.14	1,428,039.14	-
305	LOST III Trails	348,501.91	8,975.41	-	-	-	357,477.32	357,477.32	-
306	LOST III UR & Streetscape	34,743.04	8,975.43	(450.00)	-	-	43,268.47	43,268.47	-
307	2024 Infrastructure	(151,121.30)	-	(2,184.00)	-	-	(153,305.30)	(153,305.30)	-
308	Sidewalk Project	36,330.32	1,376.67	(43,337.50)	-	-	(5,630.51)	(5,630.51)	(0.00)
313	WWTP UV Disinfection	-	-	-	-	-	-	-	-
314	Police Station Construction	-	-	-	-	-	-	-	-
315	PW Facilities	(257,811.02)	-	(11,475.00)	-	-	(269,286.02)	(269,286.02)	-
316	Remote Read Meter Proj.	273,256.26	-	-	-	-	273,256.26	273,256.26	-
317	ARPA Linn County Grant	(777.00)	-	(67,958.76)	-	-	(68,735.76)	(68,735.76)	-
318	Capital Projects	-	-	-	-	-	-	-	-
320	Davis Park Improvements	158,514.47	-	-	-	-	158,514.47	158,514.47	-
321	4th/5th Ave SW Water Main	-	-	-	-	-	-	-	-
322	Palisades Road Overlay	-	-	-	-	-	-	-	-
323	Glenn St./CHI/Cottonwood	5,790.45	-	-	-	-	5,790.45	5,790.45	-
324	Pool Renovations	59,745.00	-	(50,600.00)	-	-	9,145.00	9,145.00	-
325	Rachel Street/Kwik Star	1,303,607.48	-	(237,792.13)	-	-	1,065,815.35	1,065,815.35	-
326	2025 Uptown Lighting	(16,840.07)	-	(24,691.29)	-	-	(41,531.36)	(41,531.36)	-
500	Perpetual Care	107,085.00	-	-	-	-	107,085.00	107,085.00	-
600	Water	387,134.20	74,484.50	(64,976.45)	-	-	396,642.25	396,642.25	-
602	Water Vehicle Depr.	-	-	-	-	-	-	-	-
610	Sewer	(39,701.53)	81,664.06	(63,063.67)	-	-	(21,101.14)	(21,101.14)	-
611	Sewer Vehicle Depr.	-	-	-	-	-	-	-	-
620	Storm Water	(93,174.54)	6,866.05	(7,131.17)	-	-	(93,439.66)	(93,439.66)	-
621	Storm Water Vehicle Depr.	-	-	-	-	-	-	-	-
670	Solid Waste	322,527.66	52,307.70	(57,707.38)	-	-	317,127.98	317,127.98	-
675	Wellness/Fitness Center	(148,770.76)	36,543.37	(49,255.42)	-	-	(161,482.81)	(161,482.81)	-
		9,191,807.83	823,018.99	(2,609,054.03)	-	-	7,405,772.79	7,405,772.79	(0.00)

**CITY OF MT. VERNON
CITY ADMINISTRATOR
REPORT TO THE CITY COUNCIL
June 15, 2026**

- The NE Iowa City Managers Association meeting will be held on Friday, June 19, 2026, in Waukon.
- The next all-employee staff meeting will be held in City Hall on Wednesday, June 24, 2026.
- City offices will be closed on Friday, July 3, 2026 in observance of the 4th of July holiday.