

A G E N D A

WOODBURY COUNTY BOARD OF SUPERVISORS

TUESDAY, DECEMBER 9, 2014

- 9:15 a.m.** 1. Canvassing of Sioux City Community School District Special Election
Canvassing of City of Pierson Special Election

ITEMS OF BUSINESS

- 10:00 a.m.** 2. Call Meeting to Order, Approval of Minutes of December 2, 2014, Meeting
- 10:01 a.m.** 3. Discussion and Approval of Claims
- 10:03 a.m.** 4. Human Resources – Ed Gilliland
Re: Approval of Memorandum of Personnel Transactions
- 10:04 a.m.** 5. Receive Commission of Veteran Affairs Quarterly Report
- 10:05 a.m.** 6. Board Administration – Dennis Butler/Karen James Court Administration – Leesa McNeil
- a. Discussion and Action on Postponing the Public Hearing on Amendment #1 and Moving the Hearing to December 16, 2014, at 10:15 a.m.
 - b. \$900,000 General Obligation Capital Loan Notes, Series 2014B
 - 1. Approval of Tax Exemption Certificate
 - 2. Approval of Resolution Approving and Authorizing a Form of Loan Agreement and Authorizing and Providing for the Issuance of Capital Loan Notes and Levying a Tax to Pay the Notes
 - c. Public Hearing and Sale of Property Parcel #109635 (aka 3800 9th Street)
- 10:15 a.m.**
(Set Time)
- 10:17 a.m.** 7. Court Administration – Leesa McNeil
Re: Discussion and Action Efforts to Fix Leaking Water Issues in the LEC -- Court Areas
- 10:27 a.m.** 8. RML Architects – Regina Smith
Re: Request for Approval to Use Allowance Funds for a Booking Office Camera Viewing Station for Temporary Holding Cells and Medical Observation.
- 10:32 a.m.** 9. Rural Economic Development – David Gleiser
Re: Discussion and Action on Home Base Iowa
- 10:37 a.m.** 10. Secondary Roads – Mark Nahra
- a. Consider Approval of Resolution to Establish Stop Signs on Allison Avenue, Andrew Avenue, 235th Street and 240th Street
 - b. Consider Approval of Resolution to Establish a Speed Limit on Andrew Avenue and 240th Street
 - c. Consider Approval of a Permit to Work on the Right of Way of 210th Street for CJ Moyna and Sons
- 10:42 a.m.** 11. Hearing of any Individual/Group to Make a Presentation of Item(s) Not On the Agenda And Supervisors' Concerns
- 10:45 a.m.** 12. Closed Session General Relief Appeal Hearing for D. S. {Iowa Code Section 21.5 (1) (a)}
- 10:55 a.m.** 13. Closed Session General Relief Appeal Hearing for H. L. {Iowa Code Section 21.5 (1) (a)}

A G E N D A*

WOODBURY COUNTY BOARD OF SUPERVISORS

TUESDAY, DECEMBER 9, 2014

ADJOURNMENT

Subject to Additions/Deletions

CALENDAR OF EVENTS

TUESDAY, DEC. 9	10:00 a.m.	Senior Center Board of Directors Meeting, 313 Cook Street
WEDNESDAY, DEC. 10	8:05 a.m.	Woodbury County Information Communication Commission, Board of Supervisors' Chambers
THURSDAY, DEC. 11	7:00 p.m.	Siouxland Mental Health Center, Board Meeting, 625 Court Street
	12:00 p.m.	SIMPCO Board of Directors, 1122 Pierce St, Sioux City, Iowa
TUESDAY, DEC. 16	4:30 p.m.	Community Action Agency of Siouxland Board Meeting, 2700 Leech Avenue
WEDNESDAY, DEC. 17	12:00 noon	Siouxland Economic Development Corporation Meeting, Marina Inn
THURSDAY, DEC. 18	11:00 a.m.	Siouxland Regional Transit Systems (SRTS) Board Meeting, SIMPCO Office, 1122 Pierce St., Sioux City, Iowa
MONDAY, DEC. 22	6:00 p.m.	Zoning Commission Meeting, Board of Supervisors' Chambers
	7:30 p.m.	Fair Board Meeting, Woodbury County Fair Office, Fairgrounds, Merville, Iowa.
TUESDAY, DEC. 23	2:00 p.m.	Decat Board Meeting, Western Hills AEA, Room F
MONDAY, JANUARY 5, 2015	6:00 p.m.	Board of Adjustment meeting, Board of Supervisors' Chambers
TUESDAY, JANUARY 6	4:00 p.m.	Veteran Affairs Meeting, Veteran Affairs Office, 1211 Tri-View Ave.
WEDNESDAY, JANUARY 7	12:00 noon	District Board of Health Meeting, 1014 Nebraska St.
THURSDAY, JANUARY 8	5:00 p.m.	Conservation Board Meeting, Dorothy Pecaut Nature Center, Stone Park
	7:00 p.m.	Siouxland Mental Health Center, Board Meeting, 625 Court Street
	12:00 p.m.	SIMPCO Board of Directors, 1122 Pierce St, Sioux City, Iowa
TUESDAY, JANUARY 13	10:00 a.m.	Senior Center Board of Directors Meeting, 313 Cook Street
WEDNESDAY, JANUARY 14	8:05 a.m.	Woodbury County Information Communication Commission, Board of Supervisors' Chambers
	6:30 p.m.	911 Service Board Meeting, Public Safety Center, Climbing Hill
	8:00 p.m.	County's Mayor Association Meeting, Public Safety Center, Climbing Hill

Woodbury County is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act, the County will consider reasonable accommodations for qualified individuals with disabilities and encourages prospective employees and incumbents to discuss potential accommodations with the Employer.

Federal and state laws prohibit employment and/or public accommodation discrimination on the basis of age, color, creed, disability, gender identity, national origin, pregnancy, race, religion, sex, sexual orientation or veteran's status. If you believe you have been discriminated against, please contact the Iowa Civil Rights Commission at 800-457-4416 or Iowa Department of Transportation's civil rights coordinator. If you need accommodations because of a disability to access the Iowa Department of Transportation's services, contact the agency's affirmative action officer at 800-262-0003.

December 2, 2014 — FORTYEIGHTH MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS

The Board of Supervisors met on Tuesday, December 2, 2014 at 10:00 a.m. Board members present were Boykin, Monson, Smith, Clausen and Ung. Staff members present were Karen James, Board Administrative Coordinator, Dennis Butler, Finance/Operations Controller, Joshua Widman, Assistant County Attorney, and Patrick Gill, Auditor/Clerk to the Board.

1. The meeting was called to order.

Motion by Clausen second by Monson to approve the minutes from the 11/25/14 Board meeting. Carried 5-0. Copy filed.

2. Motion by Smith second by Clausen to approve the County's claims totaling \$907,183.89. Carried 5-0. Copy filed.

3a. Motion by Smith second by Monson to approve the reclassification of Terry Svendsen, Maintenance Worker, Building Services Dept., effective 12/20/14, \$17.33/hour, 5%=\$.90/hour. Per AFSCME Courthouse Contract agreement, from Grade 3/Step 3 to Grade 3/Step 4. Carried 5-0. Copy filed.

3b. Discussion of County Workplace Culture.

5a. A public hearing was held at 10:15 a.m. on 2014 Amendment to the Liberty Park Urban Renewal Area and Plan.

The Chairperson called on anyone wishing to be heard.

Motion by Smith second by Clausen to close the hearing. Carried 5-0.

5b. Motion by Clausen second by Monson to approve and authorize the Chairperson to sign a Resolution to approve the 2014 Urban Renewal Plan Amendment for the Liberty Park Urban Renewal Area. Carried 5-0.

RESOLUTION #12,105

A RESOLUTION TO APPROVE 2014 URBAN RENEWAL PLAN AMENDMENT FOR THE LIBERTY PARK URBAN RENEWAL AREA

WHEREAS, the Board of Supervisors of Woodbury County, Iowa (the "County") has created the Liberty Park Urban Renewal Area (the "Urban Renewal Area") and has approved an urban renewal plan for the Urban Renewal Area; and

WHEREAS, Chapter 403 of the Code of Iowa requires that, before a county approves any new urban renewal project, a county must amend the existing urban renewal plan to include that new project; and

WHEREAS, an amendment to the urban renewal plan for the Urban Renewal Area (the "2014 Amendment") has been prepared, which proposes to add and describe a tax increment rebate agreement between the County and CF Industries Nitrogen LLC as a new urban renewal project; and

WHEREAS, notice of a public hearing by the Board on the proposed 2014 Amendment was heretofore given in strict compliance with the provisions of Chapter 403 of the Code of Iowa, and the Board has conducted said hearing; and

WHEREAS, copies of the 2014 Amendment, notice of public hearing and notice of a consultation meeting with respect to the 2014 Amendment were sent to each School District affected by the 2014 Amendment; the consultation meeting was held and no additional comments were submitted;

NOW, THEREFORE, It Is Resolved by the Board of Supervisors of Woodbury County, Iowa, as follows:

Section 1. It is hereby determined by this Board as follows:

A. The 2014 Amendment conforms to the general plan of the County;

B. The tax increment rebate project described in the 2014 Amendment to the Urban Renewal Plan is necessary and appropriate to facilitate the proper growth and development of the County in accordance with sound planning standards and local community objectives.

Section 2. The 2014 Amendment, in the form attached to this Resolution and made a part hereof, is hereby in all respects approved.

Section 3. All resolutions or parts thereof in conflict herewith are hereby repealed, to the extent of such conflict.

Passed and approved December 2, 2014.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

5c. A public hearing was held at 10:15 a.m. on Development Agreement/Tax Increment Rebate Agreement.

The Chairperson called on anyone wishing to be heard.

Motion by Monson second by Clausen to close the hearing. Carried 5-0.

5d. Motion by Clausen second by Smith to approve and authorize the Chairperson to sign a Resolution to Approve Development Agreement and Tax Increment Rebate Agreement with CF Industries Nitrogen, LLC. Carried 5-0.

RESOLUTION #12,106
APPROVING DEVELOPMENT AGREEMENT WITH CF INDUSTRIES NITROGEN, LLC,
AUTHORIZING TAX INCREMENT PAYMENTS AND PLEDGING CERTAIN TAX INCREMENT
REVENUES TO THE PAYMENT OF THE AGREEMENT

WHEREAS, the Board of Supervisors of Woodbury County, Iowa (the "County"), pursuant to and in strict compliance with all laws applicable to the County, and in particular the provisions of Chapter 403 of the Code of Iowa, has adopted an Urban Renewal Plan for the Liberty Park Urban Renewal Area (the "Urban Renewal Area"); and

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

WHEREAS, an agreement between the County and CF Industries Nitrogen, LLC (the "Company") has been prepared (the "Agreement"), for the purpose of defraying the cost of capital investments being made by the Company on property located within the Urban Renewal Area (the "CF Industries Project"), pursuant to which the County would provide economic development tax increment payments in a total amount not exceeding \$800,000; and

WHEREAS, this Board of Supervisors, pursuant to Section 403.9 of the Code of Iowa, has published notice, has held a public hearing on the Agreement and has otherwise complied with statutory requirements for the approval of the Agreement; and

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

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

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

NOW, THEREFORE, It Is Resolved by the Board of Supervisors of Woodbury County, Iowa, as follows:

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

(a) The CF Industries Project will add diversity and generate new opportunities for the Woodbury County and Iowa economies;

(b) The CF Industries Project will generate public gains and benefits, particularly in the creation of new jobs, which are warranted in comparison to the amount of the proposed property tax incentives.

Section 2. The Board also finds that a public purpose will reasonably be accomplished by entering into the Agreement and providing the property tax payments to the Company.

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

Section 4. As provided and required by Chapter 403 of the Code of Iowa, the County's obligations under the Agreement shall be payable solely from the income and proceeds of the Urban Renewal Tax Revenue Fund.

Section 5. The County hereby pledges to the payment of the Agreement the Urban Renewal Tax Revenue Fund and the taxes referred to in Subsection 2 of Section 403.19 of the Code of Iowa to be paid into such Fund.

Section 6. After its adoption, a copy of this resolution shall be filed in the office of the County Auditor to evidence the continuing pledging of the Urban Renewal Tax Revenue Fund and the portion of taxes to be paid into such Fund and, pursuant to the direction of Section 403.19 of the Code of Iowa, the Auditor shall allocate the taxes in accordance therewith and in accordance with the tax allocation ordinance referred to in the preamble hereof.

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

Passed and approved this 2d day of December, 2014.

WOODBURY COUNTY BOARD OF SUPERVISORS

Copy filed.

4. Motion by Smith second by Monson to approve Investing in Woodbury County Loan Application, Cyclone Properties, LLC. Carried 5-0. Copy filed.
- 6a. There was a discussion on the adding descriptions to the claims process. More info was requested from departments.
- 6b. There was a discussion on the use of cell phones within the county.
- 7a. Motion by Smith second by Clausen to issue a call for applications for grants to Non-Profit Agencies funded through Gaming Funds. Carried 4-0; Boykin abstained.
- 7b. There was a discussion on the budget process for the coming year.
8. Motion by Monson second by Smith to approve and authorize the Chairperson to sign a 2014 Weed Commissioners Report. Carried 5-0. Copy filed.
9. Bid opening was held for DHS Telephone System. The bids were as follows:

TeleSystems	\$59,225.00 plus tax \$52,125.00 after decommissioned phones
SDN Communications	\$74,704.00
Quality Telecommunications & Triview Communications	Option 1: \$47,587.00 Option 2: \$53,243.00
Electric Innovations	\$79,520.96
CEC	\$80,507.96

Motion by Clausen second by Ung to receive the bids for DHS Telephone System and submit them to WCICC—IT for review and recommendation. Carried 5-0. Copy filed.

- 10a. Motion by Clausen second by Smith to approve and authorize the Chairperson to sign a Permanent Utility Easement for the Zenith Drive Improvement Project. Carried 5-0. Copy filed.
- 10b. Motion by Monson second by Ung to approve and authorize the Chairperson to sign a Temporary Construction Easement for the Zenith Drive Improvement Project. Carried 5-0. Copy filed.
- 10c. Motion by Clausen second by Smith to approve and authorize the Chairperson to sign a Waiver of Compensation for the Zenith Drive Improvement Project. Carried 5-0. Copy filed.
- 11. The Chairperson asked if there were any individuals or groups wishing to make a presentation of items not on the agenda, or Supervisors concerns.

The Board adjourned the regular meeting until December 9, 2014.

HUMAN RESOURCES DEPARTMENT

MEMORANDUM OF PERSONNEL TRANSACTIONS

DATE: December 9, 2014

*** PERSONNEL ACTION CODE:**

A- Appointment	R-Reclassification
T - Transfer	E- End of Probation
P - Promotion	S - Separation
D - Demotion	O - Other

TO: WOODBURY COUNTY BOARD OF SUPERVISORS

NAME	DEPARTMENT	EFFECTIVE DATE	JOB TITLE	SALARY REQUESTED	% INCREASE	*	REMARKS
Richtermeier, Raymond	Secondary Roads	12-10-14	Temporary Equipment Operator	\$20.71/hour		A	Not to exceed 120 days.
Johnk, Karl	Secondary Roads	12-10-14	F/T Equipment Operator	\$20.71/hour		A	Job Vacancy Posted 9-23-14. Entry Level Salary: \$20.71/hour.
Erickson, Wendy	Courthouse Safety & Security	12-11-14	P/T Courthouse Safety & Security Officer	\$16.43/hour		A	Job Vacancy Posted 10-29-14. Entry Level Salary: \$14.96-\$16.43/hour.
Dennehey, Shawn	Secondary Roads	12-15-14	Temporary Equipment Operator	\$20.71/hour		A	Not to exceed 120 days.
Mann, Michelle	County Sheriff	12-19-14	Civilian Jailer	\$17.83/hour	4%=\$.69/hr	R	Per CWA Civilian Officers Contract agreement, from Class 3 to Class 2.
Nelson, Brenda	Auditor	12-26-14	Recorder Clerk II	\$15.65/hour	4.6%=\$.69/hr	R	Per AFSCME Courthouse Contract agreement, from Grade 3/Step 1 to Grade 3/Step 2.
Wersal, Jennifer	County Sheriff	12-28-14	Civilian Jailer	\$17.83/hour	4%=\$.69/hr.	R	Per CWA Civilian Officers Contract agreement, from Class 3 to Class 2.

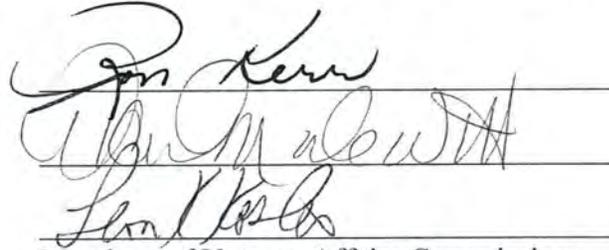
APPROVED BY BOARD DATE: _____

GLORIA MOLLET, ASST. HR DIRECTOR *Gloria Mollet*

QUARTERLY REPORT
COMMISSION OF VETERAN AFFAIRS

STATE OF IOWA
WOODBURY COUNTY

We, the undersigned, members of the Commission of Veteran Affairs, hereby certify that the following is a correct statement of the initials and amounts of assistance given to persons entitled to relief under Chapter 35 of the Code of Iowa, and for the quarter ending September 30, 2014 – 1st Quarter (July, August and September 2014).



Members of Veteran Affairs Commission

VETERAN	ASSISTANCE AMT
1	\$41.38
2	\$164.96
3	\$245.32
4	\$598.47
5	\$425.00
6	\$1056.00
7	\$49.30
8	\$183.33
9	\$300.00
10	\$1324.65
11	\$425.00

TOTAL ASSISTANCE FY 14 - 15 1st QUARTER: \$ 4,813.41

AHLERS & COONEY, P.C.

100 COURT AVENUE, SUITE 600
DES MOINES, IOWA 50309-2231
FAX: 515-243-2149
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R. Mark Cory
RCory@ahlerslaw.com

Direct Dial:
515.246.0378

December 1, 2014

Via E-mail and UPS Next Day Delivery

Michael R. Clayton
County Treasurer
Woodbury County Courthouse
620 Douglas Street
Sioux City, IA 51101-1248

Re: Woodbury County, State of Iowa - General Obligation Capital Loan Notes,
Series 2014B

Dear Mike:

Enclosed are documents to complete Board action in connection with the authorization for the issuance of the above notes.

A. The Board procedure consists of the following:

1. Resolution authorizing the issuance of the Notes. The resolution also incorporates by reference the form of the Tax Exemption Certificate.

There are blank spaces appearing in the form of Note set out in the resolution. These need not be completed but may be left blank as a guide since different amounts, dates and percents will be inserted within the blank spaces.

The resolution must be adopted by an affirmative vote equal to a majority of the full Board membership.

2. Tax Exemption Certificate. The Tax Exemption Certificate sets out in detail a number of facts, promises and obligations which must be met and agreed to by the County in order to maintain these Notes as tax exempt. This Certificate may contain some blank spaces relating to matters of information dependent upon the resale price of the Notes which are not known and available at this time. The information will be calculated and added to this certificate prior to closing and completed copies of pages with blank spaces will be provided to you. This certificate should be SIGNED BUT NOT DATED. Please return the "Complete and Return" copy to our office prior to closing.

B. Closing Certificates and Documents:

1. Loan Agreement. Please execute all copies and return the same to our office prior to closing. We will affix the Purchaser's signature page to each and provide you with a fully executed copy after the issue has closed.

2. Original Note. The Note is enclosed to be executed by the County Officials in the spaces provided and impressed with the County's seal. Tabs are attached to the Note showing where signatures and seals should appear. Please return the Note to us prior to closing.

3. Delivery Certificate. This certificate also should be signed, BUT NOT DATED. Please return all copies to my attention prior to closing.

4. Transcript Certificate. This certificate is to be executed and sealed in the manner indicated on the second page and may be dated at the time of completion. A notary attestation for all official signatures is required. Please return the "Complete and Return" copy to my attention prior to closing.

5. County Auditor's Certificate. A true copy of the authorizing resolution as adopted is to be certified and filed with the Auditor of Woodbury County. The Auditor is asked to certify to such filing. Please return the "Complete and Return" copy to my attention prior to closing.

6. Form 8038-G -- Information Return for Tax Exempt Governmental Obligations. Please sign, BUT DO NOT DATE, and return the form to us prior to closing.

Tax Exemption

The Tax Exemption Certificate is an important document and contains important information concerning the calculated yield on the Notes and a number of covenants and obligations on the part of the County. This certificate should be retained along with all of your records regarding the use of proceeds, expenditure dates and investment information needed to comply with IRS guidelines (See exhibit attached). I will not attempt to summarize all of the matters which are included in this certificate but I do want to point out some important ones.

Tax exemption is based in part upon the fact that the use of the facilities to be acquired by the County with the proceeds will be for the benefit of the public and will not be used in the private trade or business of any business or non-tax-exempt entity. The properties acquired with the Note proceeds must not be sold or diverted to any private or nonpublic use unless the significance of that action is reviewed by bond counsel.

The Tax Exemption Certificate sets forth the best knowledge and belief which you have as of today concerning the timely expenditure of the proceeds as the County reasonably expects expenditures to occur. If for any reason the County finds it will be prevented from expending the Note proceeds fully within three years, that matter should be referred to us.

December 1, 2014

Page - 3 -

These Notes are also issued under the expectation that the County will be exempt from the requirement to rebate arbitrage earnings to the United States Government since you intend to spend the proceeds of the Notes within 18 months of issuance in accordance with the schedule described in Section 3.3 of the Tax Exemption Certificate.

These Notes are also issued under the expectation that you will be exempt from the requirement to rebate arbitrage earnings to the United States Government, because you will issue \$5,000,000 or less of notes or any similar obligations for public purposes during the calendar year. (This excludes Industrial Development Revenue notes.) If for any reason you should need to exceed that amount of note issuance, the matter should be brought to our attention immediately. For this purpose, "notes" generally includes any debt obligation including warrants, lease-purchase contracts, contracts to purchase, bonds and others.

These Notes are also issued under the expectation that you will be exempt from the requirement to rebate arbitrage earnings to the United States Government, because you will spend the gross proceeds of the Notes within six months of the date of issue. If for any reason it appears you will not meet this spending requirement, the matter should be brought to our attention immediately.

Also, these Notes are designated as qualified tax-exempt obligations, making them desirable for certain banks as investments and making possible a more favorable interest rate. For this designation to be proper, it is necessary that the County reasonably expects to issue \$10,000,000 or less of notes or other obligations in the course of this calendar year. If that amount should be exceeded, it would be necessary to review the situation immediately.

There are a number of other general promises and commitments by the County to take or refrain from action, which are necessary to maintain the tax exemption of these Notes. You should recognize that these promises and commitments are required of the County on an ongoing basis and that the possibility of some additional future action does exist.

Closing Matters.

As you know, closing of this issue is scheduled to occur on or about December 31, 2014. At the time of closing, the "Purchaser's" copies of the above items and the original Notes will be delivered to the Purchaser of the Notes in exchange for the agreed purchase price. Our legal opinion also will be delivered to the Purchaser at that time.

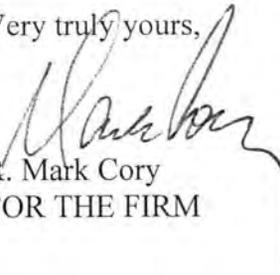
Please return all executed documents to us by December 18, 2014.

December 1, 2014

Page - 4 -

Should you have any questions, or if we can be of any assistance in completing the enclosed items, please don't hesitate to contact me.

Very truly yours,



R. Mark Cory
FOR THE FIRM

RMC:csm

Enclosures

cc: Jean Jessen
Dennis Butler

P.S. Please return all executed procedure from the November meetings as well as the publisher's affidavit at your first opportunity.

ORIGINAL

(This Notice to be posted)

NOTICE AND CALL OF PUBLIC MEETING

Governmental Body: The Board of Supervisors of Woodbury County, State of Iowa.
Date of Meeting: December 9, 2014.
Time of Meeting: _____ o'clock _____.M.
Place of Meeting: Board Room, Woodbury County Courthouse, 620 Douglas Street,
Sioux City, Iowa.

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

\$900,000 General Obligation Capital Loan Notes, Series 2014B

- Approval of Tax Exemption Certificate.
- Resolution approving and authorizing a form of Loan Agreement and authorizing and providing for the issuance of Capital Loan Notes and levying a tax to pay the Notes.

Such additional matters as are set forth on the additional _____ page(s) attached hereto.
(number)

This notice is given at the direction of the Chairperson pursuant to Chapter 21, Code of Iowa, and the local rules of the governmental body.

County Auditor, Woodbury County, State of
Iowa

December 9, 2014

The Board of Supervisors of Woodbury County, State of Iowa, met in _____ session, in the Board Room, Woodbury County Courthouse, 620 Douglas Street, Sioux City, Iowa, at _____ o'clock _____ M., on the above date. There were present Chairperson _____, in the chair, and the following named Board Members:

Absent: _____

* * * * *

Board Member _____ moved that the form of Tax Exemption Certificate be placed on file and approved. Board Member _____ seconded the motion and the roll being called thereon, the vote was as follows:

AYES: _____

NAYS: _____

Board Member _____ introduced the following Resolution entitled "RESOLUTION APPROVING AND AUTHORIZING A FORM OF LOAN AGREEMENT AND AUTHORIZING AND PROVIDING FOR THE ISSUANCE OF \$900,000 GENERAL OBLIGATION CAPITAL LOAN NOTES, SERIES 2014B, AND LEVYING A TAX TO PAY THE NOTES" and moved that it be adopted. Board Member _____ seconded the motion to adopt, and the roll being called thereon, the vote was as follows:

AYES: _____

NAYS: _____

Whereupon, the Chairperson declared the Resolution duly adopted as follows:

RESOLUTION APPROVING AND AUTHORIZING A FORM OF LOAN AGREEMENT AND AUTHORIZING AND PROVIDING FOR THE ISSUANCE OF \$900,000 GENERAL OBLIGATION CAPITAL LOAN NOTES, SERIES 2014B, AND LEVYING A TAX TO PAY THE NOTES

WHEREAS, the Issuer is a political subdivision duly organized and existing under and by virtue of the laws and Constitution of the State of Iowa; and

WHEREAS, the Issuer is in need of funds to pay costs of construction, reconstruction, improvements and repairs or equipping of bridges, roads and culverts which assist in economic development which creates jobs and wealth, an essential county purpose, and it is deemed

necessary and advisable that a form of Loan Agreement be approved and authorized and that County General Obligation Capital Loan Notes in the amount of \$900,000, be issued for the foregoing purpose; and

WHEREAS, pursuant to notice published as required by Sections 331.402 and 331.443 of the Code, this Board of Supervisors has held a public meeting and hearing upon the proposal to institute proceedings for the issuance of General Obligation Capital Loan Notes, Series 2014B, and the Board is therefore now authorized to proceed with the issuance of General Obligation Capital Loan Notes, Series 2014B;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF WOODBURY COUNTY, STATE OF IOWA:

Section 1. Definitions. The following terms shall have the following meanings in this Resolution unless the text expressly or by necessary implication requires otherwise:

- "Issuer" and "County" shall mean Woodbury County, State of Iowa.
- "Loan Agreement" shall mean a Loan Agreement between the Issuer and a lender or lenders in substantially the form attached to and approved by this Resolution.
- "Note Fund" shall mean the fund required to be established by Section 4 of this Resolution.
- "Notes" shall mean \$900,000 General Obligation Capital Loan Notes, Series 2014B authorized to be issued by this Resolution.
- "Paying Agent" shall mean the County Treasurer, or such successor as may be approved by Issuer as provided herein and who shall carry out the duties prescribed herein as Issuer's agent to provide for the payment of principal of and interest on the Notes as the same shall become due.
- "Project" shall mean the construction, reconstruction, improvements and repairs or equipping of bridges, roads and culverts which assist in economic development which creates jobs and wealth.
- "Project Fund" shall mean the fund required to be established by this Resolution for the deposit of the proceeds of the Notes.
- "Rebate Fund" shall mean the fund so defined in and established pursuant to the Tax Exemption Certificate.
- "Registrar" shall mean the County Treasurer of Woodbury County, Iowa, or such successor as may be approved by Issuer as provided herein and who shall carry

out the duties prescribed herein with respect to maintaining a register of the owners of the Notes. Unless otherwise specified, the Registrar shall also act as Transfer Agent for the Notes.

- "Resolution" shall mean this resolution authorizing the issuance of the Notes.
- "Tax Exemption Certificate" shall mean the Tax Exemption Certificate executed by the Treasurer and delivered at the time of issuance and delivery of the Notes.
- "Treasurer" shall mean the County Treasurer or such other officer as shall succeed to the same duties and responsibilities with respect to the recording and payment of the Notes issued hereunder.

Section 2. The form of Loan Agreement in substantially the form attached to this Resolution is hereby approved and is authorized to be executed and issued on behalf of the Issuer by the Chairperson and attested by the County Auditor.

Section 3. Levy and Certification of Annual Tax; Other Funds to be Used.

(a) Levy of Annual Tax. That for the purpose of providing funds to pay the principal and interest of the Notes hereinafter authorized to be issued, there is hereby levied for each future year the following direct annual tax on all of the taxable property in Woodbury County, State of Iowa, to-wit:

AMOUNT	FISCAL YEAR (JULY 1 TO JUNE 30) YEAR OF COLLECTION
*\$ 6,569	2014/2015
\$195,660	2015/2016
\$192,528	2016/2017
\$189,396	2017/2018
\$186,264	2018/2019
\$183,132	2019/2020

*Paid from cash on hand.

(NOTE: For example the levy to be made and certified against the taxable valuations of January 1, 2015, will be collected during the fiscal year commencing July 1, 2016).

(b) Additional County Funds Available. Principal and interest coming due at anytime when the proceeds of such tax on hand shall be insufficient to pay the same shall be promptly paid when due from current funds of the County available for that purpose and reimbursement shall be made from such special fund in the amounts thus advanced.

Section 4. Note Fund. The tax shall be assessed and collected each year at the same time and in the same manner as, and in addition to, all other taxes in and for the County, and when collected they shall be converted into a special fund within the Debt Service Fund to be known as the "GENERAL OBLIGATION CAPITAL LOAN NOTE FUND 2014 NO. 2" (the "Note Fund"), which is hereby pledged for and shall be used only for the payment of the principal of and interest on the Notes hereinafter authorized to be issued; and also there shall be apportioned to the fund its proportion of taxes received by the County from property that is centrally assessed by the State of Iowa.

Section 5. Application of Note Proceeds. Proceeds of the Notes other than accrued interest except as may be provided below shall be credited to the Project Fund and expended only for the purposes of the Project. Any amounts on hand in the Project Fund shall be available for the payment of the principal of or interest on the Notes at any time that other funds shall be insufficient to the purpose, in which event such funds shall be repaid to the Project Fund at the earliest opportunity. Any balance on hand in the Project Fund and not immediately required for its purposes may be invested not inconsistent with limitations provided by law or this Resolution. Accrued interest, if any, shall be deposited in the Note Fund.

Section 6. Investments of Note Fund Proceeds. All moneys held in the Note Fund and the Project Fund, shall be invested in investments permitted by Chapter 12B, Code of Iowa, 2013 (formerly Chapter 452, Code of Iowa, as amended) or deposited in financial institutions which are members of the Federal Deposit Insurance Corporation and the deposits in which are insured thereby and all such deposits exceeding the maximum amount insured from time to time by FDIC or its equivalent successor in any one financial institution shall be continuously secured in compliance with Chapter 12C of the Code of Iowa, 2013, as amended or otherwise by a valid pledge of direct obligations of the United States Government having an equivalent market value. All such interim investments shall mature before the date on which the moneys are required for payment of principal of or interest on the Notes as herein provided.

Section 7. Note Details, Execution and Redemption.

(a) Note Details. General Obligation Capital Loan Notes, Series 2014B, of the County in the total amount of \$900,000, shall be issued to evidence the obligations of the Issuer under the Loan Agreement pursuant to the provisions of Sections 331.402 and 331.443 of the Code of Iowa, as amended, for the aforesaid purpose. The Notes shall be issued in one or more series and shall be on a parity and secured equally and ratably from the sources provided in Section 3 of this Resolution. The Notes shall be designated "GENERAL OBLIGATION CAPITAL LOAN NOTES, SERIES 2014B NO. 2", be dated December 31, 2014, and bear interest from the date thereof, until payment thereof, at the office of the Paying Agent, the interest payable on June 1, 2015, and semiannually thereafter on the 1st day of June and December in each year until maturity at the rates hereinafter provided.

The Notes shall be executed by the manual or facsimile signature of the Chairperson and attested by the manual or facsimile signature of the County Auditor, and impressed or printed

with the seal of the County and shall be fully registered as to both principal and interest as provided in this Resolution. Principal, interest and premium, if any, shall be payable at the office of the Paying Agent by mailing of a check to the registered owner of the Note. The Notes shall mature and bear interest as follows:

Principal Amount	Interest Rate	Maturity June 1st
\$180,000	1.74%	2016
\$180,000	1.74%	2017
\$180,000	1.74%	2018
\$180,000	1.74%	2019
\$180,000	1.74%	2020

(b) Redemption. The Notes are not subject to redemption prior to maturity.

Section 8. Registration of Notes; Appointment of Registrar; Transfer; Ownership; Delivery; and Cancellation.

(a) Registration. The ownership of Notes may be transferred only by the making of an entry upon the books kept for the registration and transfer of ownership of the Notes, and in no other way. The County Treasurer is hereby appointed as Registrar under the terms of this Resolution. Registrar shall maintain the books of the Issuer for the registration of ownership of the Notes for the payment of principal of and interest on the Notes as provided in this Resolution. All Notes shall be negotiable as provided in Article 8 of the Uniform Commercial Code subject to the provisions for registration and transfer contained in the Notes and in this Resolution.

(b) Transfer. The ownership of any Note may be transferred only upon the Registration Books kept for the registration and transfer of Notes and only upon surrender thereof at the office of the Registrar together with an assignment duly executed by the holder or his duly authorized attorney in fact in such form as shall be satisfactory to the Registrar, along with the address and social security number or federal employer identification number of such transferee (or, if registration is to be made in the name of multiple individuals, of all such transferees). In the event that the address of the registered owner of a Note (other than a registered owner which is the nominee of the broker or dealer in question) is that of a broker or dealer, there must be disclosed on the Registration Books the information pertaining to the registered owner required above. Upon the transfer of any such Note, a new fully registered Note, of any denomination or denominations permitted by this Resolution in aggregate principal amount equal to the unmatured and unredeemed principal amount of such transferred fully registered Note, and bearing interest at the same rate and maturing on the same date or dates shall be delivered by the Registrar.

(c) Registration of Transferred Notes. In all cases of the transfer of the Notes, the Registrar shall register, at the earliest practicable time, on the Registration Books, the Notes, in accordance with the provisions of this Resolution.

(d) Ownership. As to any Note, the person in whose name the ownership of the same shall be registered on the Registration Books of the Registrar shall be deemed and regarded as the absolute owner thereof for all purposes, and payment of or on account of the principal of any such Notes and the premium, if any, and interest thereon shall be made only to or upon the order of the registered owner thereof or his legal representative. All such payments shall be valid and effectual to satisfy and discharge the liability upon such Note, including the interest thereon, to the extent of the sum or sums so paid.

(e) Cancellation. All Notes which have been redeemed shall not be reissued but shall be cancelled by the Registrar. All Notes which are cancelled by the Registrar shall be destroyed and a certificate of the destruction thereof shall be furnished promptly to the Issuer; provided that if the Issuer shall so direct, the Registrar shall forward the cancelled Notes to the Issuer.

(f) Non-Presentation of Notes. In the event any payment check representing payment of principal of or interest on the Notes is returned to the Paying Agent or if any note is not presented for payment of principal at the maturity or redemption date, if funds sufficient to pay such principal of or interest on Notes shall have been made available to the Paying Agent for the benefit of the owner thereof, all liability of the Issuer to the owner thereof for such interest or payment of such Notes shall forthwith cease, terminate and be completely discharged, and thereupon it shall be the duty of the Paying Agent to hold such funds, without liability for interest thereon, for the benefit of the owner of such Notes who shall thereafter be restricted exclusively to such funds for any claim of whatever nature on his part under this Resolution or on, or with respect to, such interest or Notes. The Paying Agent's obligation to hold such funds shall continue for a period equal to two years and six months following the date on which such interest or principal became due, whether at maturity, or at the date fixed for redemption thereof, or otherwise, at which time the Paying Agent, shall surrender any remaining funds so held to the Issuer, whereupon any claim under this Resolution by the Owners of such interest or Notes of whatever nature shall be made upon the Issuer.

(g) Registration and Transfer Fees. The Registrar may furnish to each owner, at the Issuer's expense, one note for each annual maturity. The Registrar shall furnish additional Notes in lesser denominations (but not less than the minimum denomination) to an owner who so requests.

Section 9. Reissuance of Mutilated, Destroyed, Stolen or Lost Notes. In case any outstanding Note shall become mutilated or be destroyed, stolen or lost, the Issuer shall at the request of Registrar authenticate and deliver a new Note of like tenor and amount as the Note so mutilated, destroyed, stolen or lost, in exchange and substitution for such mutilated Note to Registrar, upon surrender of such mutilated Note, or in lieu of and substitution for the Note destroyed, stolen or lost, upon filing with the Registrar evidence satisfactory to the Registrar and Issuer that such Note has been destroyed, stolen or lost and proof of ownership thereof, and upon furnishing the Registrar and Issuer with satisfactory indemnity and complying with such other reasonable regulations as the Issuer or its agent may prescribe and paying such expenses as the Issuer may incur in connection therewith.

Section 10. Record Date. Payments of principal and interest, otherwise than upon full redemption, made in respect of any Note, shall be made to the registered holder thereof or to their designated Agent as the same appear on the books of the Registrar on the 15th day of the month preceding the payment date. All such payments shall fully discharge the obligations of the Issuer in respect of such Notes to the extent of the payments so made. Payment of principal shall only be made upon surrender of the Note to the Paying Agent.

Section 11. Execution, Authentication and Delivery of the Notes. The Chairperson and Auditor shall execute and deliver the Notes to the Registrar, who shall authenticate the Notes and deliver the same to or upon order of the Purchaser. No Note shall be valid or obligatory for any purpose or shall be entitled to any right or benefit hereunder unless the Registrar shall duly endorse and execute on such Note a Certificate of Authentication substantially in the form of the Certificate herein set forth. Such Certificate upon any Note executed on behalf of the Issuer shall be conclusive evidence that the Note so authenticated has been duly issued under this Resolution and that the holder thereof is entitled to the benefits of this Resolution.

Section 12. Right to Name Substitute Paying Agent or Registrar. Issuer reserves the right to name a substitute, successor Registrar or Paying Agent upon giving prompt written notice to each registered noteholder.

Section 13. Form of Note. Notes shall be printed in substantial compliance with standards proposed by the American Standards Institute substantially in the form as follows:

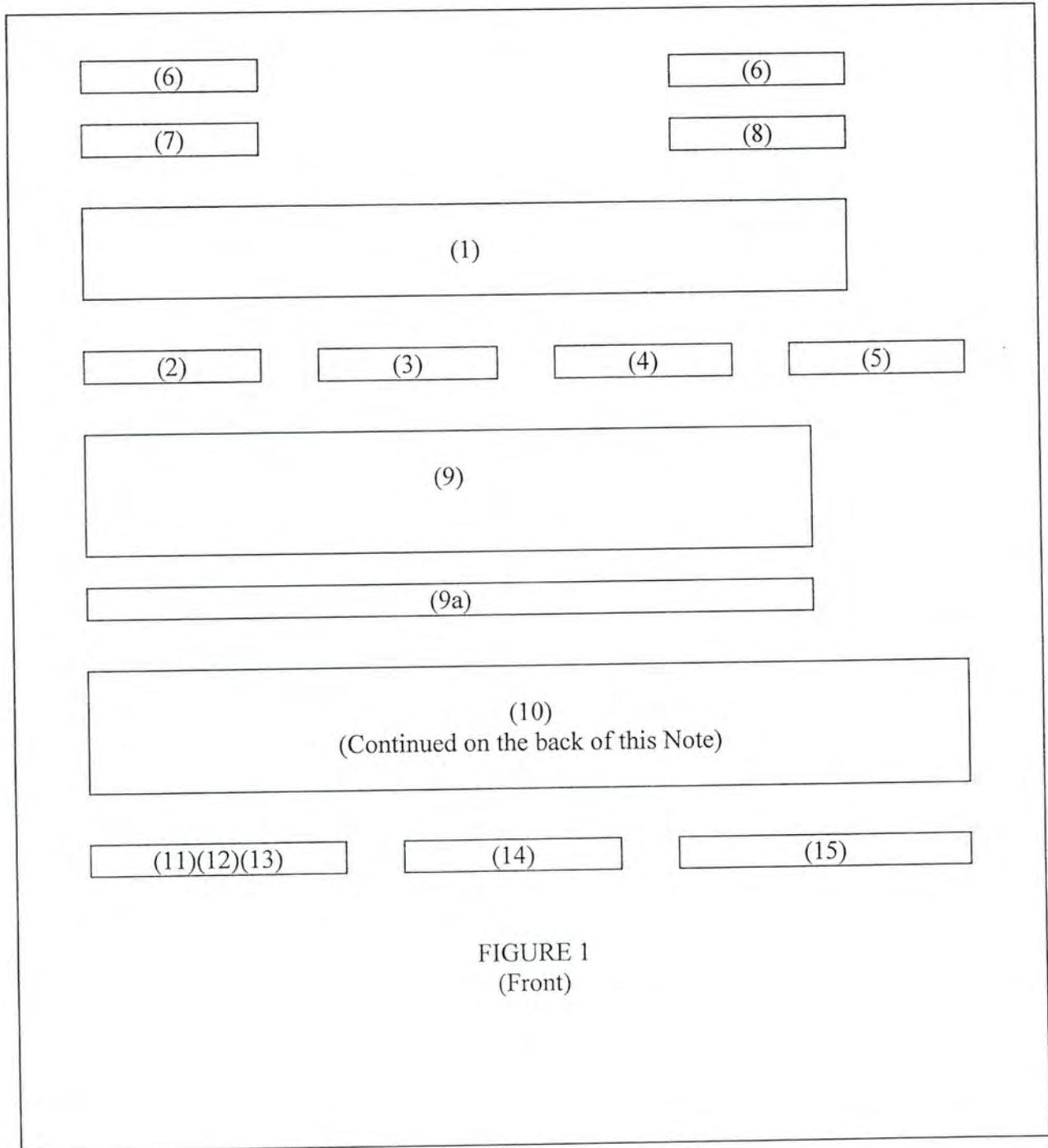


FIGURE 1
(Front)

<p>(10) (Continued)</p>		<p>(16)</p>
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FIGURE 2
(Back)

The text of the Notes to be located thereon at the item numbers shown shall be as follows:

Item 1, figure 1= "STATE OF IOWA"
"WOODBURY COUNTY"
"GENERAL OBLIGATION CAPITAL LOAN NOTE"
"SERIES 2014B"
"ESSENTIAL COUNTY PURPOSE"

Item 2, figure 1= Rate: _____ %
Item 3, figure 1= Maturity: _____
Item 4, figure 1= Note Date: December 31, 2014
Item 5, figure 1= CUSIP No.: _____
Item 6, figure 1= "Registered"
Item 7, figure 1= Certificate No. _____
Item 8, figure 1= Principal Amount: \$ _____

Item 9, figure 1= Woodbury County, State of Iowa, a political subdivision organized and existing under and by virtue of the Constitution and laws of the State of Iowa (the "Issuer"), for value received, promises to pay from the source and as hereinafter provided, on the maturity date indicated above, to

Item 9A, figure 1 = (Registration panel to be completed by Registrar or Printer with name of Registered Owner).

Item 10, figure 1 = or registered assigns, the principal sum of (principal amount written out) THOUSAND DOLLARS in lawful money of the United States of America, in accordance with the attached maturity schedule marked Exhibit "A", only upon presentation and surrender hereof at the office of the County Treasurer, Paying Agent of this issue, or its successor, with interest on such sum from the date hereof until paid at the rate per annum specified above, payable on June 1, 2015, and semiannually thereafter on the 1st day of June and December in each year.

Interest and principal shall be paid to the registered holder of the Note as shown on the records of ownership maintained by the Registrar as of the 15th day of the month preceding such interest payment date. Interest shall be computed on the basis of a 360-day year of twelve 30-day months.

This Note is issued pursuant to the provisions of Sections 331.402 and 331.443 of the Code of Iowa, as amended, for the purpose of paying costs of construction, reconstruction, improvements and repairs or equipping of bridges, roads and culverts which assist in economic development which creates jobs and wealth and in order to evidence the obligations of the Issuer under a certain Loan Agreement dated December 31, 2014, in conformity to a Resolution of the Board of the Issuer duly passed and approved. For a complete statement of the revenues and funds from which and the conditions under which this Note is payable, a statement of the conditions under which additional Notes of equal standing may be issued, and the general

covenants and provisions pursuant to which this Note is issued, reference is made to the above described Loan Agreement and Resolution.

Ownership of this Note may be transferred only by transfer upon the books kept for such purpose by the County Treasurer, the Registrar. Such transfer on the books shall occur only upon presentation and surrender of this Note at the office of the Registrar as designated below, together with an assignment duly executed by the owner hereof or his duly authorized attorney in the form as shall be satisfactory to the Registrar. Issuer reserves the right to substitute the Registrar and Paying Agent but shall, however, promptly give notice to registered noteholders of such change. All Notes shall be negotiable as provided in Article 8 of the Uniform Commercial Code and subject to the provisions for registration and transfer contained in the Note Resolution.

And it is hereby represented and certified that all acts, conditions and things requisite, according to the laws and Constitution of the State of Iowa, to exist, to be had, to be done, or to be performed precedent to the lawful issue of this Note, have been existent, had, done and performed as required by law; that provision has been made for the levy of a sufficient continuing annual tax on all the taxable property within the territory of the Issuer for the payment of the principal and interest of this Note as the same will respectively become due; that the faith, credit, revenues and resources and all the real and personal property of the Issuer are irrevocably pledged for the prompt payment hereof, both principal and interest; and the total indebtedness of the Issuer including this Note, does not exceed the constitutional or statutory limitations.

This Note is a "qualified tax-exempt obligation" designated by the Issuer for purposes of Section 265(b)(3)(B) of the Internal Revenue Code of 1986.

IN TESTIMONY WHEREOF, the Issuer by its Board of Supervisors, has caused this Note to be signed by the manual signature of its Chairperson and attested by the manual signature of its County Auditor, with the seal of said County impressed hereon, and to be authenticated by the manual signature of an authorized representative of the Registrar, County Treasurer, Woodbury County, Iowa.

Item 11, figure 1 = Date of authentication:
Item 12, figure 1 = This is one of the Notes described in the within mentioned Resolution, as registered by the County Treasurer

COUNTY TREASURER, Registrar

By: _____
Authorized Signature

Item 13, figure 1 = Registrar and Transfer Agent: County Treasurer
Paying Agent: County Treasurer

SEE REVERSE FOR CERTAIN DEFINITIONS

- Item 14, figure 1 = (Seal)
- Item 15, figure 1 = (Signature Block)

WOODBURY COUNTY, STATE OF IOWA

By: _____ (manual signature)
Chairperson

ATTEST:

By: _____ (manual signature)
County Auditor

- Item 16, figure 1 = (Assignment Block)
- (Information Required for Registration)

ASSIGNMENT

For value received, the undersigned hereby sells, assigns and transfers unto _____ (Social Security or Tax Identification No. _____) the within Note and does hereby irrevocably constitute and appoint _____ attorney in fact to transfer the said Note on the books kept for registration of the within Note, with full power of substitution in the premises.

Dated: _____

(Person(s) executing this Assignment sign(s) here)

SIGNATURE)
GUARANTEED) _____

IMPORTANT - READ CAREFULLY

The signature(s) to this Power must correspond with the name(s) as written upon the face of the certificate(s) or bond(s) in every particular without alteration or enlargement or any change whatever. Signature guarantee must be provided in accordance with the prevailing standards and procedures of the Registrar and Transfer Agent. Such standards and procedures may require signature to be guaranteed by certain eligible guarantor institutions that participate in a recognized signature guarantee program.

to make and insert all calculations and determinations necessary to complete the Tax Exemption Certificate in all respects and to execute and deliver the Tax Exemption Certificate at issuance of the Notes to certify as to the reasonable expectations and covenants of the Issuer at that date.

Section 16. Severability Clause. If any section, paragraph, clause or provision of this Resolution be held invalid, such invalidity shall not affect any of the remaining provisions hereof, and this Resolution shall become effective immediately upon its passage and approval.

Section 17. Additional Covenants, Representations and Warranties of the Issuer. The Issuer certifies and covenants with the purchasers and holders of the Notes from time to time outstanding that the Issuer through its officers, (a) will make such further specific covenants, representations and assurances as may be necessary or advisable; (b) comply with all representations, covenants and assurances contained in the Tax Exemption Certificate, which Tax Exemption Certificate shall constitute a part of the contract between the Issuer and the owners of the Notes; (c) consult with bond counsel (as defined in the Tax Exemption Certificate); (d) pay to the United States, as necessary, such sums of money representing required rebates of excess arbitrage profits relating to the Notes; (e) file such forms, statements and supporting documents as may be required and in a timely manner; and (f) if deemed necessary or advisable by its officers, to employ and pay fiscal agents, financial advisors, attorneys and other persons to assist the Issuer in such compliance.

Section 18. Amendment of Resolution to Maintain Tax Exemption. This Resolution may be amended without the consent of any owner of the Notes if, in the opinion of bond counsel, such amendment is necessary to maintain tax exemption with respect to the Notes under applicable Federal law or regulations.

Section 19. Qualified Tax-Exempt Obligations. For the sole purpose of qualifying the Notes as "Qualified Tax Exempt Obligations" pursuant to the Internal Revenue Code of the United States, the Issuer designates the Notes as qualified tax-exempt obligations and represents that the reasonably anticipated amount of tax exempt governmental obligations which will be issued during the current calendar year will not exceed Ten (10) Million Dollars.

Section 20. Repeal of Conflicting Resolutions or Ordinances. All ordinances and resolutions and parts of ordinances and resolutions in conflict herewith are hereby repealed.

PASSED AND APPROVED this 9th day of December, 2014.

Chairperson

ATTEST:

County Auditor

RESOLUTION

NOTICE OF PROPERTY SALE

Parcel #109635

WHEREAS Woodbury County, Iowa was the owner under a tax deed of a certain parcel of real estate described as:

**Lots 10, 11, and 12 in Block 11 of Cohen & Marks Addition to the City of Sioux City, Woodbury County, Iowa
(3800 9th Street)**

NOW THEREFORE,

BE IT RESOLVED by the Board of Supervisors of Woodbury County, Iowa as follows:

1. That a public hearing on the aforesaid proposal shall be held on the **9th Day of December, 2014 at 10:15 o'clock a.m.** in the meeting room of the Board of Supervisors on the first floor of the Woodbury County Courthouse.
2. That said Board proposes to sell the said parcel of real estate at a public auction to be held on the **9th Day of December, 2014**, immediately following the closing of the public hearing.
3. That said Board proposes to sell the said real estate to the highest bidder at or above a **total minimum bid of \$331.00** plus recording fees.
4. That this resolution, preceded by the caption "Notice of Property Sale" and except for this subparagraph 4 be published as notice of the aforesaid proposal, hearing and sale.

Dated this 25th Day of November, 2014.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

Patrick F. Gill
Woodbury County Auditor
and Recorder

George W. Boykin, Chairman

REQUEST FOR MINIMUM BID

Name: David Bertrand Date: 11/26/13
Address: 4000 10th Street Phone: 277-4382

Address or approximate address/location of property interested in:

3800 9th St.

#GIS# 894726258003

**This portion to be completed by Board Administration **

Legal Description:

Lots 10, 11, and 12 in Block 11 of Cehen 3
Marks Addition to the City of Sioux City,
Woodbury County, Iowa

Tax Sale #/Date: 6/16/08 # 1138 Parcel # 109635

Tax Deeded to Woodbury County on: 11/14/14

Current Assessed Value: Land \$3,500- Building 0 Total \$3,500-

Approximate Delinquent Real Estate Taxes: \$1,323-

Approximate Delinquent Special Assessment Taxes: \$20,184-

*Cost of Services: \$81-

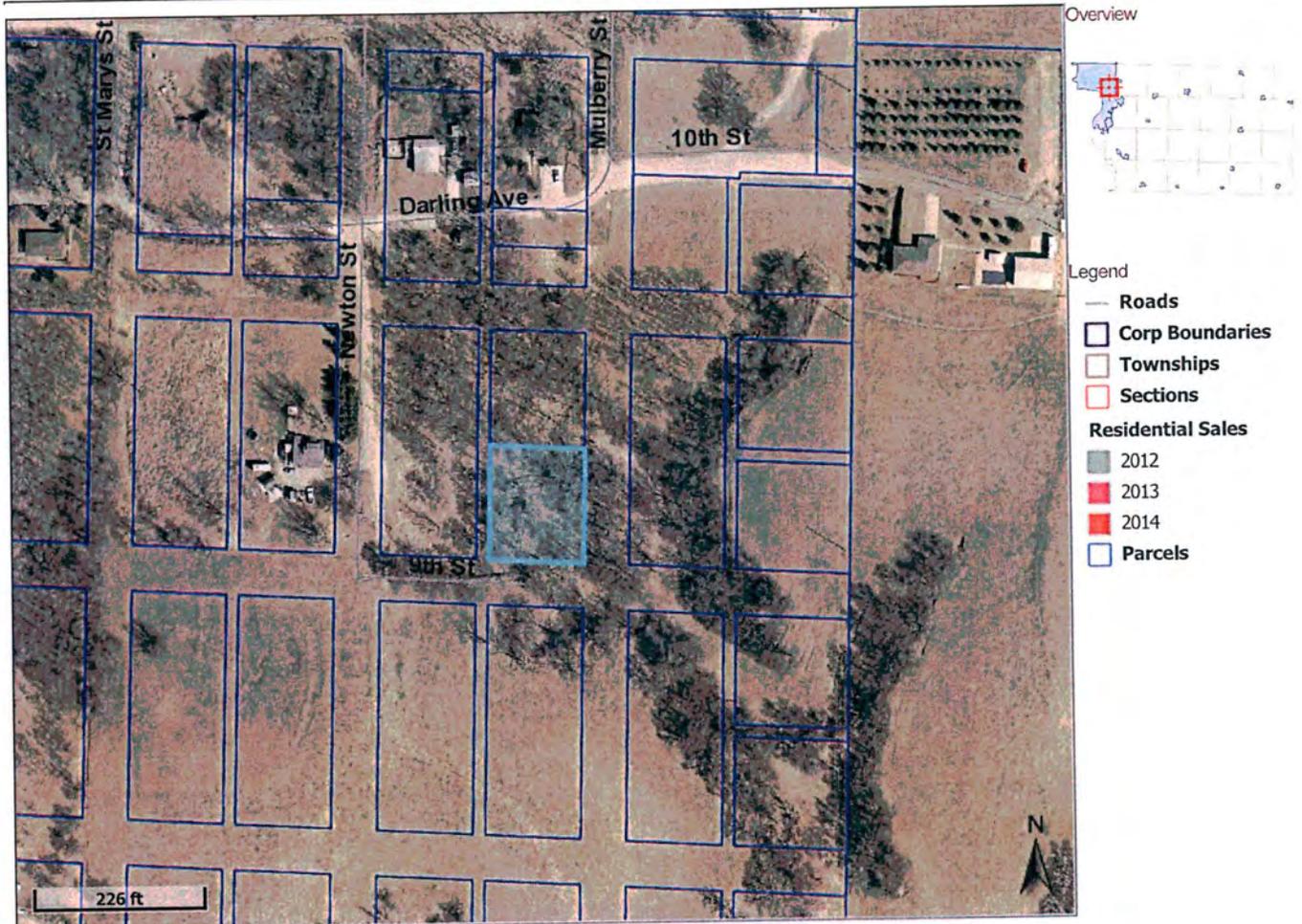
Inspection to: ~~XXXXXXXXXXXX~~ Larry Clausen Date: 11/26/13

Minimum Bid Set by Supervisor: \$250-

Date and Time Set for Auction: December 9th, 2014 @ 10:15

* Includes: Abstractors costs; Sheriff's costs; publishing costs; and mailing costs.

Date Created: 11/18/2014



Overview

Legend

- Roads
- Corp Boundaries
- Townships
- Sections

Residential Sales

- 2012
- 2013
- 2014
- Parcels

Parcel ID	894726258003	Alternate ID	109635	Owner Address	WOODBURY COUNTY WOODBURY COUNTY COURTHOUSE 620 DOUGLAS ST SIOUX CITY, IA 51101-0000
Sec/Twp/Rng	0-0-0	Class	R		
Property Address	3800 9TH ST SIOUX CITY	Acreage	n/a		

District 087 SC LL SIOUX CITY COMM
Brief Tax Description COHEN & MARKS
 LOTS 10-11-12 BLK 11
 (Note: Not to be used on legal documents)

Last Data Upload: 11/18/2014 1:05:41 AM

Karen James - Request to be on Dec 9th

From: <Leesa.McNeil@iowacourts.gov>
To: <kjames@sioux-city.org>, <hsatterwhite@sioux-city.org>
Date: 10/29/2014 11:04 AM
Subject: Request to be on Dec 9th

Hi Karen and Heather,

I'd like to be put on the agenda on Dec. 9th. The topic will be efforts to fix leaking water issues in the LEC -- court areas.

The Iowa Judicial Branch dedicates itself to providing independent and accessible forums for the fair and prompt resolution of disputes, administering justice under law equally to all persons.

Leesa A. McNeil
District Court Administrator-Third Judicial District
Woodbury County Courthouse, Room 210
620 Douglas Street, Sioux City, Iowa 51101-1249
phone: [712-279-6608](tel:712-279-6608) fax: [712-279-6631](tel:712-279-6631)
Leesa.McNeil@iowacourts.gov

Karen James - Board Agenda Woodbury County Jail Booking Viewing PC

From: "Regina" <regina@rmlarchitects.com>
To: KJAMES@sioux-city.org
Date: 12/3/2014 11:32 AM
Subject: Board Agenda Woodbury County Jail Booking Viewing PC
Attachments: BookingPc.pdf

Hi Karen,

I would like to be added to the Boards agenda next week, December 9. I have another meeting before the Board meeting so if you could please place me near the end of the agenda that would be appreciated.

Subject:

Request for approval to use allowance funds for a Booking Office camera viewing station for temporary holding cells and medical observation.

Allowance Available: \$3,575.00

Proposed Amount for PC: \$2,600.00

Available allowance after this proposals acceptance: \$975.00

From: Tyler Solma [tyler@ecisystems.com]
Sent: Sunday, November 30, 2014 9:56 AM
To: Regina
Subject: Woodbury County Jail Booking PC

Regina, attached is our proposal for the booking area PC, monitor and mount. Should you have any questions, please let me know. Thank you. Tyler

PS We did not install the PC in the master control area as planned. I was told that due to the Holidays and staffing they would prefer this coming week. Tyler

Electronic Communications, Inc. (ECI)
Tyler Solma, PSP
Board Certified In Physical Security
1246 River Drive
North Sioux City, SD 57049
Office: [605-217-2299](tel:605-217-2299)
Fax: [605-217-2288](tel:605-217-2288)
Cellular: [712-898-6550](tel:712-898-6550)

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1246 RIVER DRIVE
NORTH SIOUX CITY, SD 57049
 T. 605-217-2299 F. 605-217-2288

PROPOSAL

Number AAAQ17

Date Nov 30, 2014

Sold To
WOODBURY COUNTY BOARD OF SUPERVISORS 620 DOUGLAS STREET SIOUX CITY, IA 51101 Phone 712-279-6525 Fax

Ship To
WOODBURY COUNTY JAIL SHERIFF 407 7TH STREET SIOUX CITY, IA 51101 Phone 712-279-6040 Fax

Salesperson	P.O. Number	Ship Via	Terms
Tyler	BOOKING PC		

Line	Qty	Description	Unit Price	Ext. Price
1	1	DELL PC W/ I7 WINDOWS 7 MACHINE	\$1,425.00	\$1,425.00
2	1	32" FLAT SCREEN MONITOR	\$425.00	\$425.00
3	1	WALL/PIVOT	\$150.00	\$150.00
4	8	Labor	\$75.00	\$600.00

SubTotal	\$2,600.00
Tax	\$0.00
Shipping	\$0.00
Total	\$2,600.00

PRICES SUBJECT TO CHANGE - PRICES BASED UPON TOTAL PURCHASE - ALL DELIVERY, TRAINING OR CONSULTING SERVICES TO BE BILLED AT PUBLISHED RATES FOR EACH ACTIVITY INVOLVED - GENERALLY ALL HARDWARE COMPUTER COMPONENTS PROPOSED ABOVE ARE COVERED BY A LIMITED ONE YEAR WARRANTY, COVERING PARTS AND LABOUR FOR HARDWARE ONLY AND ON A DEPOT BASIS - WE SPECIFICALLY DISCLAIMS ANY AND ALL WARRANTIES, EXPRESS OR IMPLIED, INCLUDING BUT NOT LIMITED TO ANY IMPLIED WARRANTIES OR WITH REGARD TO ANY LICENSED PRODUCTS. WE SHALL NOT BE LIABLE FOR ANY LOSS OF PROFITS, BUSINESS, GOODWILL, DATA, INTERRUPTION OF BUSINESS, NOR FOR INCIDENTAL OR CONSEQUENTIAL MERCHANTABILITY OR FITNESS OF PURPOSE, DAMAGES RELATED TO THIS AGREEMENT. MINIMUM 15% RESTOCKING FEE WITH ORIGINAL PACKAGING.



HOME BASE IOWA BUSINESS

This agreement serves as a commitment to becoming a Home Base Iowa Business. Home Base Iowa will use the business name in efforts to promote the Home Base Iowa program. Please list your company how you want it to appear publicly.

Once completed, please send this form electronically to Kathy Anderson at Kathy.anderson@iowa.gov.

Employer Information:

Name of Company: _____

Executive Contact and Title: _____

Phone: _____ Email Address: _____

HR Contact and Title: _____

Phone: _____ Email Address: _____

Company Address: _____

Industry: _____

Does this letter of commitment apply to this single site or does it extend to other locations for your business?
Please list all covered locations. _____

Employer Commitments to the Home Base Iowa Standards:

Our organization has set a goal to hire _____ veterans by December 31, 2018, assuming business conditions allow normal hiring and employment practices. We understand that our jobs pledge will be aggregated with pledges by other businesses across the state in promotion of Home Base Iowa.

___ We commit to posting jobs on the Home Base Iowa website through the IowaJobs system.

___ We are currently a member of the Skilled Iowa Program, or are becoming one concurrently with this application.

Promotion of Home Base Iowa Businesses:

___ We give permission to promote the specific number of jobs pledged by our organization.

Employer Signature: _____ Date: _____



Woodbury County Secondary Roads Department

759 E. Frontage Road • Merville, Iowa 51039
Telephone (712) 279-6484 • (712) 873-3215 • Fax (712) 873-3235

COUNTY ENGINEER
Mark J. Nahra, P.E.
mnahra@sioux-city.org

ASSISTANT TO THE COUNTY ENGINEER
Benjamin T. Kusler, E.I.T.
bkusler@sioux-city.org

SECRETARY
Tish Brice
tbrice@sioux-city.org

Date: December 4, 2014
TO: Board of Supervisors
FROM: Mark Nahra, County Engineer
RE: Tuesday, December 9, 2014 Meeting

I am requesting the following agenda items for the Board's consideration.

- Consider approval of resolution to establish stop signs on Allison Avenue, Andrew Avenue, 235th Street and 240th Street
- Consider approval a resolution to establish a speed limit on Andrew Avenue and 240th Street
- Consider approval of a permit to work in the right of way of 210th Street for CJ Moyna and Sons.

RESOLUTION FOR THE ESTABLISHMENT OF STOP SIGNS AT THE INTERSECTIONS OF 235th STREET AND ANDREW AVENUE and 240th STREET AND ALLISON AVENUE
RESOLUTION NO. _____

WHEREAS, under the provisions of Section 321.255 and 321.236 (1C)(6) of the 2013 Code of Iowa, the Board of Supervisors and County Engineer are empowered to designate the location and erection of stop signs,

AND WHEREAS, the County Board and County Engineer may designate certain roads as through roads with the erection of stop signs at specified locations furnishing access thereto or designation of any intersection as a stop intersection and erect like signs at one or more locations of access to such intersections.

AND WHEREAS, traffic through the intersection discussed herein have changed due to the completion of the extension of Andrew Avenue and 240th Street between 235th Street and Allison Avenue for use as a new haul road during the construction of the new CF Industries plant, resulting in a significant change to the volume of traffic at these intersections,

AND WHEREAS, there are currently no stop signs controlling traffic at the new intersections,

AND WHEREAS, with the increased level of traffic at the intersections of the new and improved routes, it is deemed a safety hazard to allow the traffic to move without some control of traffic movement,

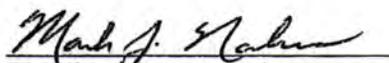
NOW THEREFORE BE IT RESOLVED, that the Board of Supervisors of Woodbury County on this 9th day of December, 2014, recognize as official the location of a stop signs at the intersections described below:

1. Located at the intersection of 235th Street and Andrew Avenue, causing traffic travelling north on Andrew Avenue to come to a complete stop.
2. Located at the intersection of 235th Street and Andrew Avenue, causing traffic travelling east on 235th Street to come to a complete stop.
3. Located at the intersection of 240th Street and Allison Avenue, causing traffic travelling west on 240th Street to come to a complete stop.
4. Located at the intersection of 240th Street and Allison Avenue, causing traffic travelling south on Allison Avenue to come to a complete stop.

Woodbury County Board of Supervisors

George Boykin, Chairman

Recommended:


Woodbury County Engineer

Larry Clausen, Member

Mark Monson, Member

Attest:

Jackie Smith, Member

Woodbury County Auditor

Matthew Ung, Member

SPEED LIMIT RESOLUTION
240th STREET and ANDREW AVENUE
RESOLUTION NO. _____

WHEREAS: The Board of Supervisors of Woodbury County is empowered under the authority of sections 321.255 and 321.285, subsection 4 of the Code of Iowa to determine upon the basis of an engineering and traffic investigation conducted by the County Engineer that the speed limit of any secondary road is greater than is reasonable and proper under the conditions existing, and may determine and declare a reasonable and proper speed limit, and

WHEREAS: Such investigation has been requested and completed and the county engineer has reached an opinion concerning the reasonable and proper speed for the road listed herein,

NOW, THEREFORE BE IT RESOLVED, by the Woodbury County Board of Supervisors that the following speed limit be established and appropriate signs erected at the locations described as follows:

- 1) Beginning at the intersection of 235th Street and Andrew Avenue then proceeding south on Andrew Avenue then west on 240th Street to the intersection of 240th and Allison Avenue, a speed limit of 45 miles per hour is established.

Speed limit shall be effective when appropriate signs giving notice of the speed limits are erected.

Passed and approved this 9th day of December, 2014 by the Woodbury County Board of Supervisors.

George Boykin, Chairperson

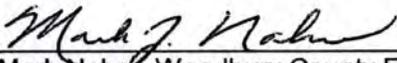
Larry Clausen, Member

Mark Monson, Member

Jackie Smith, Member

Matthew Ung, Member

Recommended:



Mark Nahr, Woodbury County Engineer

ATTEST:

Patrick Gill, Woodbury County Auditor



Woodbury County Secondary Roads Department

759 E. Frontage Road • Merville, Iowa 51039
Telephone (712) 279-6484 • (712) 873-3215 • Fax (712) 873-3235

COUNTY ENGINEER
Mark J. Naha, P.E.
mnaha@sioux-city.org

ASSISTANT TO THE COUNTY ENGINEER
Benjamin T. Kusler, E.I.T.
bkusler@sioux-city.org

SECRETARY
Tish Brice
tbrice@sioux-city.org

WOODBURY COUNTY SECONDARY ROAD DEPARTMENT PERMIT & AGREEMENT TO PERFORM WORK WITHIN WOODBURY COUNTY RIGHT OF WAY

Name of Permittee: C.J. Moyna + Sons Phone No.: 563-980-6935

Mailing Address: Hwy 13, Elkader, IA 52043

Township: _____ Section: _____

Woodbury County, State of Iowa, and C.J. Moyna (hereinafter referred to as property owner, organization or authorized representative) do hereby enter into the following permit and agreement:

1. Woodbury County hereby consents to and grants permission to the property owner, organization or authorized representative, to conduct the following described construction or activities within the right-of-way:

Clean north ditch of 210th Street to pre-project conditions.

2. In consideration of Woodbury County granting said permission and consent, the property owner, organization or authorized representative hereby promises and agrees to the following:

A. The applicant shall carry on the construction, repair and maintenance with serious regard to the safety of the traveling public and adjacent property owners.

B. The property owner, organization or authorized representative, at his/her own expense, shall provide all safety measures and warning devices necessary to protect the traveling public such as but not limited to, signs, lights, and barricades during the day and at night if the roadway will be obstructed. Traffic protection shall be in accordance with Part VI of the current Manual on Uniform Traffic Control Devices for Streets and Highways. The Department will loan the required signs to the applicant who shall be responsible for placing the signs and covering or removing when not in use, removal after the work has been completed, and return of the Department owned signs to the Department maintenance facility from which obtained. The applicant shall be responsible for correctly using signs as needed while work is in progress. Flagging operations are the responsibility of the applicant.

C. In placing any drainage structure, no natural drainage course will be altered or blocked.

D. The finished project shall be left in a satisfactory condition subject to the approval of the County Engineer. The traveled portion of the roadway shall not be damaged or disturbed. The property owner, organization or authorized representative assumes all liability and agrees to reimburse Woodbury County for any damage to the roadway or ditch caused by placement of this structure. Permittee is to call County Engineer for upon completion for final inspection.

E. The property owner, organization or authorized representative shall notify all appropriate telephone and utility companies in advance of any excavation and shall check for underground electric or telephone lines.

F. Woodbury County will not assume any of the cost of the construction of the said improvement or structure nor will Woodbury County assume any future costs for maintenance or replacement of said improvement or structure. If in the best interest of Woodbury County, the said improvement or structure may be removed by the County, or may be caused to be removed, without any obligation by Woodbury County to pay damages or cost of replacement.

G. Property owner, organization or authorized representative will reseed and mulch the disturbed areas. Property owner, organization or authorized representative will be responsible for seed, mulch, and labor unless otherwise provided in section L.

H. The property owner, organization, or authorized representative hereby agrees to hold Woodbury County and the Woodbury County Secondary Road Department, its employees and agents harmless against any and all claims for damages and personal injury arising out of work performed or actions taken by the applicant related to the construction or maintenance of the facility. The applicant further agrees to reimburse the County or the Department for any expenditures that the County or Department may have to make on said highway rights of way on account of said applicant's construction or maintenance activity or other activities or lack thereof. The applicant shall also save Woodbury County and the Woodbury County Secondary Road Department harmless of any damage or losses that may be sustained by the traveling public on account of such construction, repair or maintenance operations, or other activities.

I. **FAILURE TO CONFORM TO OR TO ACQUIRE A PERMIT IS A VIOLATION OF SECTION 318.8, 2009 CODE OF IOWA.** This permit is subject to any laws now in effect or any laws that may be hereafter enacted and all applicable rules and regulations of local, state and federal agencies. This permit is subject to all the rules and regulations of Woodbury County and the Woodbury County Secondary Road Department.

J. This permit is subject to revocation by the Department at any time and at no cost to the Department, when in the judgment of the Department it is necessary in the improvement or maintenance of the highway or for other reasonable cause.

K. All proposed work covered by this permit shall be at the applicant's expense. The applicant shall reimburse the Woodbury County Secondary Road Department for any materials removed from the highway right of way described as follows:

L. Woodbury County agrees to provide the following contribution toward completion of this project:

_____ *Final inspection of ditch* _____

M. All work done by property owner, organization or authorized representative pursuant to this agreement shall be completed prior to the 31st day of December, 2014.

Entered into this 24th day of November, 2014.

Lorin E. Waly for C.S. Moyna

Signature of Property Owner or Authorized Representative

Mark J. Mohr

Woodbury County Engineer

Chair, Woodbury County Board of Supervisors



FEMA

NOV 17 2014

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

NOV 20 2014 PM3:44

Larry Clausen
Chairperson, Board of Supervisors
Woodbury County
620 Douglas Street, Room 104
Sioux City, Iowa 51101

Dear Mr. Clausen:

I commend you for the efforts that have been put forth in implementing the floodplain management measures for Woodbury County, Iowa, to participate in the National Flood Insurance Program (NFIP). As you implement these measures, I want to emphasize the following:

- a Flood Insurance Study (FIS) and Flood Insurance Rate Map (FIRM) have been completed for your community;
- the FIS and FIRM will become effective on March 2, 2015; and
- by the FIS and FIRM effective date, the Department of Homeland Security's Federal Emergency Management Agency (FEMA) Regional Office is required to approve the legally enforceable floodplain management measures your community adopts in accordance with Title 44 Code of Federal Regulations Section 60.3(d).

As noted in FEMA's letter dated September 2, 2014, no significant changes have been made to the flood hazard data on the Preliminary and/or revised Preliminary copies of the FIRM for Woodbury County. Therefore, Woodbury County should use the Preliminary and/or revised Preliminary copies of the FIRM as the basis for adopting the required floodplain management measures. Final printed copies of the FIRM for Woodbury County will be sent to you within the next few months.

If you encounter difficulties in enacting the measures, I recommend you contact the Iowa Department of Natural Resources. You may contact Bill Cappuccio, the NFIP State Coordinator, by telephone at (515) 281-8942, in writing at 502 East Ninth Street, Des Moines, Iowa 50319, or by electronic mail at bill.cappuccio@dnr.iowa.gov.

The FEMA Regional staff in Kansas City, Missouri, is also available to provide technical assistance and guidance in the development of floodplain management measures. The adoption of compliant floodplain management measures will provide protection for Woodbury County and will ensure its participation in the NFIP. The Regional Office may be contacted by telephone at (816) 283-7002 or in writing. Please send your written inquiries to the Director, Mitigation Division, FEMA Region VII, at 9221 Ward Parkway, Suite 300, Kansas City, Missouri 64114-3372.

Larry Clausen

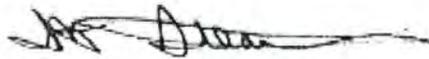
NOV 17 2014

Page 2

You may have already contacted the NFIP State Coordinator and/or the FEMA Regional Office, and may be in the final adoption process or recently adopted the appropriate measures. However, in the event your community has not adopted the appropriate measures, this letter is FEMA's official notification that you only have until March 2, 2015, to adopt and/or submit a floodplain management ordinance that meets or exceeds the minimum NFIP requirements, and request approval from the FEMA Regional Office by the effective date. Your community's adopted measures will be reviewed upon receipt and the FEMA Regional Office will notify you when the measures are approved.

I appreciate your cooperation to ensure that your community's floodplain management measures are approved by the FEMA Regional Office by March 2, 2015. Your compliance with these mandatory program requirements will enable your community to avoid suspension from the NFIP.

Sincerely,



David H. Stearrett, CFM, Chief
Floodplain Management Branch
Federal Insurance and Mitigation Administration

cc: Dean Ownby, Floodplain Management and Insurance Branch Chief, FEMA Region VII
Bill Cappuccio, NFIP State Coordinator, Iowa Department of Natural Resources
John Pylelo, Director, Planning and Zoning, Woodbury County

**WOODBURY COUNTY, IOWA
BOARD ADMINISTRATION
MEMORANDUM**

TO: Board of Supervisors
FROM: Karen James, Administrative Coordinator
DATE: December 2, 2014
RE: Farm Receipt

Attached to this memo is a copy of the check received from Tony and Kim Kohn for:

Land Contract	\$46,296.25
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Thank you.

Check: 2869
Date: 12/02/14 BS Receipt no: 3764
CHECK PAYMENTS \$46296.25

*** CUSTOMER RECEIPT ***
Date: 12/02/14 00 Receipt no: 3764

Description	Quantity	Amount
BB BS-LAND RENT	01	
	1.00	\$46296.25

TONY OR KIM KOHM

1/2 CASH RENT OF COUNTY FARM
GEN BASIC FUND
BOARD OF SUPERVISORS DK

Tender detail
CK CHECK PAYMEN 2869 \$46296.25
Total tendered \$46296.25
Total payment \$46296.25

Trans date: 12/02/14 Time: 14:05:31

** THANK YOU FOR YOUR PAYMENT **

WOODBURY COUNTY JAIL WEEKLY POPULATION REPORT AT 0600 HRS.

<u>DATE</u>	<u>Day</u>	<u>DAILY TOTAL</u>	<u>LEC</u>	<u>ELECTRONIC MONITORING</u>	<u>PRAIRIE HILLS</u>	<u>FEDERAL PRISONERS</u>
11/22/14	Saturday	222	195	14	13	15
11/23/14	Sunday	221	196	14	11	15
11/24/14	Monday	217	194	14	9	15
11/25/14	Tuesday	221	199	12	10	17
11/26/14	Wednesday	214	194	11	9	12
11/27/14	Thursday	203	187	8	8	11
11/28/14	Friday	206	190	8	8	11
		1504	1355	81	68	96

24 HOUR DAILY COUNT

<u>DATE</u>	<u>TOTAL</u>	<u>MALE</u>	<u>FEMALE</u>
11/22/14	241	209	32
11/23/14	245	210	35
11/24/14	237	202	35
11/25/14	242	206	36
11/26/14	249	215	34
11/27/14	236	198	38
11/28/14	216	181	35
	1666	1421	245

*Highest population count each day

WOODBURY COUNTY JAIL WEEKLY POPULATION REPORT AT 0600 HRS.

<u>DATE</u>	<u>Day</u>	<u>DAILY TOTAL</u>	<u>LEC</u>	<u>ELECTRONIC MONITORING</u>	<u>PRAIRIE HILLS</u>	<u>FEDERAL PRISONERS</u>
11/29/14	Saturday	207	190	8	9	11
11/30/14	Sunday	210	194	8	8	11
12/1/14	Monday	214	196	8	10	11
12/2/14	Tuesday	214	196	8	10	13
12/3/14	Wednesday	213	194	8	11	12
12/4/14	Thursday	209	189	9	11	13
12/5/14	Friday	216	196	9	11	13
		1483	1355	58	70	84

24 HOUR DAILY COUNT

<u>DATE</u>	<u>TOTAL</u>	<u>MALE</u>	<u>FEMALE</u>
11/29/14	221	186	35
11/30/14	223	189	34
12/1/14	228	192	36
12/2/14	233	195	38
12/3/14	226	187	39
12/4/14	232	193	39
12/5/14	234	199	35
	1597	1341	256

*Highest population count each day

