

JULY 19, 2016 — TWENTYSEVENTH MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS

The Board of Supervisors met on Tuesday, July 19, 2016 at 4:10 p.m. Board members present were Monson, Ung (participated electronically), Smith, Clausen, and Taylor. Staff members present were Karen James, Executive Secretary/Public Bidder, Ed Gilliland, Human Resources Director and Patrick Gill, Auditor/Clerk to the Board.

- 1. Motion by Monson second by Smith to go into closed session per Iowa Code Section 21.5(1)(c). Carried 5-0 on roll-call vote.

Motion by Clausen second by Smith to go out of closed session per Iowa Code Section 21.5(1)(c). Carried 5-0 on roll-call vote.

- 2. The meeting was called to order with the Pledge of Allegiance to the Flag and a Moment of Silence.

- 3. There were no citizen concerns.

- 4. Motion by Monson second by Taylor to approve the Agenda for July 19, 2016. Carried 5-0. Copy filed.

- 5. Motion by Monson second by Taylor to approve the minutes of the July 12, 2016 Board meeting. Carried 5-0. Copy filed.

- 6. Motion by Clausen second by Ung to approve the claims totaling \$1,074,273.60. Carried 5-0. Copy filed.

- 7a. A public hearing was held at 4:35 p.m. for sale of parcel #444495, 1509 Grandview. The Chairperson called on anyone wishing to be heard.

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

Motion by Taylor second by Ung to approve and authorize the Chairperson to sign a Resolution for the sale of this parcel to City of Sioux City, % Real Estate Dept., Sioux City, IA, for real estate parcel #444495, 1509 Grandview, Sioux City, for \$114.00 plus recording fees. Carried 5-0.

**RESOLUTION OF THE BOARD
OF SUPERVISORS OF WOODBURY COUNTY, IOWA
RESOLUTION #12,399**

BE IT RESOLVED by the Board of Supervisors of Woodbury County, Iowa, that the offer at public auction of:

By City of Sioux City in the sum of One Fourteen Dollars & 00/100 (\$114.00)-----
-----dollars.

For the following described real estate, To Wit:

Parcel #444495

Lots Five and Six in Block Three, Rose Hill Addition, City of Sioux City, Woodbury County, Iowa (1509 Grandview Blvd.)

Now and included in and forming a part of the City of Sioux City, Iowa, the same is hereby accepted: said Amount being a sum LESS than the amount of the general taxes, interests, costs and penalties against the said Real Estate.

BE IT RESOLVED that payment is due by close of business on the day of passage of this resolution or this sale is null and void and this resolution shall be rescinded.

BE IT RESOLVED that per Code of Iowa Section 569.8(3 & 4), a parcel the County holds by tax deed shall not be assessed or taxed until transferred and upon transfer of a parcel so acquired gives the purchaser free title as to previously levied or set taxes. Therefore, the County Treasurer is requested to abate any taxes previously levied or set on this parcel(s).

BE IT FURTHER RESOLVED that the Chairman of this Board be and he is hereby authorized to execute a Quit Claim Deed for the said premises to the said purchaser.

SO DATED this 19th Day of July, 2016.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

- 7b. Motion by Monson second by Taylor to approve and authorize the Chairperson to sign a Resolution setting the public hearing date and sale of parcel #617250, 24 2nd St. South. Carried 5-0.

**RESOLUTION #12,400
NOTICE OF PROPERTY SALE**

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

S ½ of Lot 1 and the South ½ of Lot 2, except the East 4 feet thereof, in Block 1, of Jones' First Addition to Merville in the County of Woodbury and State of Iowa (24 2nd Street South)

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 2nd Day of August, 2016 at 4:35 o'clock p.m. in the basement of the Woodbury County Courthouse.
2. That said Board proposes to sell the said parcel of real estate on the 2nd Day of August, 2016, immediately following the closing of the public hearing to the City of Merville only per Code of Iowa 331.361(2).
3. That said Board proposes to sell the said real estate to the City of Merville only for consideration of \$114.00 plus recording fees.

Dated this 19th Day of July, 2016.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

- 7c. Motion by Monson second by Taylor to approve and authorize the Chairperson to sign a Resolution setting the public hearing date and sale of parcel #132525, 113 George St. Carried 5-0.

**RESOLUTION #12,401
NOTICE OF PROPERTY SALE**

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

The South Fifty feet of Lots 1 and 2 in Block 22, Sioux City Davis Addition, Sioux City, Woodbury County, Iowa (113 George 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 2nd Day of August, 2016 at 4:37 o'clock p.m. in the basement 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 **2nd Day of August, 2016**, 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 \$108.00** plus recording fees.

Dated this 19th Day of July, 2016.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

- 7d. Motion by Ung second by Taylor to approve and authorize the Chairperson to sign a Resolution setting the public hearing date and sale of parcel #062715, 1219 21st St. Carried 5-0.

RESOLUTION #12,402
NOTICE OF PROPERTY SALE

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

**Lot Five Beatties Addition to Sioux City, in the County of Woodbury and State of Iowa
(1219 21st 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 **2nd Day of August, 2016 at 4:39 o'clock p.m.** in the basement 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 **2nd Day of August, 2016**, 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 \$227.00** plus recording fees.

Dated this 19th Day of July, 2016.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

- 7e. Motion by Ung second by Taylor to approve and authorize the Chairperson to sign a Resolution setting the public hearing date and sale of parcel #062700, 1223 21st St. Carried 5-0.

RESOLUTION #12,403
NOTICE OF PROPERTY SALE

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

**Lot Four Beatties Addition to Sioux City, in the County of Woodbury and State of Iowa
(1223 21st 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 **2nd Day of August, 2016 at 4:41 o'clock p.m.** in the basement 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 **2nd Day of August, 2016**, 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 \$227.00** plus recording fees.

Dated this 19th Day of July, 2016.

WOODBURY COUNTY BOARD OF SUPERVISORS

Copy filed.

8. A good news report was presented Great Professional Communications. Copy filed.
- 9a. Motion by Monson second by Ung to approve the promotion of Erica Tuttle, Percentage Deputy, County Treasurer Dept., effective 5-23-16, \$21.00/hour (5-23-16 thru 6-30-16), \$21.63/hour (7-1-16 wage), 20%=\$3.69/hr. Promotion 55% Percentage Deputy Retro to 5-23-16.; the appointment of Toni Haefs, Clerk II, County Sheriff Dept., effective 7-20-16, \$15.64/hour. Job Vacancy Posted 6-6-16. Entry Level Salary: \$15.64/hour.; the reclassification of Joshua Widman, Asst. County Attorney, County Attorney Dept., effective 7-26-16, \$78,917/year, 3%=\$2,953/year. Per Wage Plan comparability with AFSCME Asst. County Attorney Contract, from Step 7 to Step 8., the reclassification of Matthew Verzani, Asst. County Attorney, County Attorney Dept., effective 7-27-16, \$70,346/year, 4%=\$2,955/year. Per AFSCME Asst. County Attorney Contract agreement, from Step 5 to Step 6.; the reclassification of Joel Bertrand, P/T Courthouse Safety & Security Officer, County Sheriff Dept., effective 8-04-16, \$18.12/hour, 5%=\$.94/hour. Per Wage Comparability with AFSCME Courthouse Contract, from Grade 3/Step 3 to Grade 3/Step 4.; and the reclassification of Jesse Lieber, Youth Worker, Juvenile Detention Dept., effective 8-06-16, \$23.87/hour, 5%=\$1.27/hour. Per AFSCME Juvenile Detention Contract agreement, from Grade 1/Step4 to Grade 1/Step 5. Carried 5-0. Copy filed.
- 9b. Motion by Smith second by Clausen to approve the request of Bernard Ketelsen to remain on the County Dental Insurance. Carried 5-0. Copy filed.
- 9c. Motion by Monson second by Clausen to approve the contract with Cannon Financial Services for a new copier. Carried 5-0. Copy filed.
- 10a. Motion by Taylor second by Ung to receive the appointment of Dani Jo Davidson, 400 Main St., Hornick, IA, to the Hornick City Council, to fill the office previously held by Scott Mitchell, until the next regular election. The appointment was made on January 13, 2016. Carried 5-0. Copy filed.
- 10b. Motion by Smith second by Clausen to receive the County Recorders report of fees collected for the period of 04/01/2016 through 06/30/2016. Carried 5-0. Copy filed.
11. Motion by Clausen second by Monson to receive the semi-annual report to the Board of Supervisors of funds in the hands of the Woodbury County Treasurer at close of business June 30, 2016. Carried 5-0. Copy filed.
12. Motion by Clausen second by Taylor to approve the underground utility permit for MidAmerican Energy for installation of a 6" natural gas line along Port Neal Circle. Carried 5-0. Copy filed.

The Board recessed for a meeting of the Upper Wolf Creek Drainage District.

The Supervisors meeting was called back to order.

14. Motion by Monson second by Smith to receive the final platting for Deer Run Addition – a minor subdivision with referral to the Zoning Commission for Public Hearing and recommendation. Carried 5-0. Copy filed.
15. Motion by Taylor second by Monson to approve the Baker Group change order #1 dated July 13, 2016 for the Courthouse exterior façade & windows – courtroom 203 Emergency repair project. Carried 5-0. Copy filed.

Motion by Taylor second by Monson to approve the Cannon Moss Brygger "fee extension proposal" dated July 12, 2016 for the Courthouse exterior façade & windows – courtroom 203 Emergency repair project. Carried 5-0. Copy filed.

Motion by Taylor second by Monson to approve the funds to extend 60' high lift equipment rental with Biersbach Equipment for the Courthouse exterior façade & windows – courtroom 203 Emergency repair project. Carried 5-0. Copy filed.

- 16a. Motion by Monson second by Taylor to receive a statement of unadjudicated Condemnation funds now being held by the Woodbury County Sheriff's office. Carried 5-0. Copy filed.

Motion by Clausen second by Smith to receive a statement of unadjudicated Condemnation funds now being held by the Woodbury County Sheriff's office. Carried 5-0. Copy filed.

- 16b. Midwest Correctional Medical Group, Inc. gave a presentation of a proposal for medical services in the jail. Copy filed.

17. Motion by Smith second by Taylor to approve the purchase of one general admission table out of Rural Economic Development dept. budget for Siouxland Chamber of Commerce Annual Dinner. Carried 5-0. Copy filed.

18. Motion by Monson second by Taylor to approve and authorize the Chairperson to sign a Resolution to set the date of July 26, 2016 at 4:40 p.m. for the hearing on Issuance of Urban Renewal Tax Increment Revenue Bond. Carried 5-0.

RESOLUTION #12,404

**TO FIX A DATE OF MEETING AT WHICH IT IS PROPOSED TO TAKE ACTION OF THE ISSUANCE OF A
\$1,710,000 URBAN RENEWAL TAX INCREMENT REVENUE BOND**

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 Grow Woodbury County Urban Renewal Area (the "Urban Renewal Area"); and

WHEREAS, the urban renewal plan for the Urban Renewal Area provides for the use of incremental property tax revenues to finance certain road improvements in the Urban Renewal Area, including Dogwood Trail in the City of Sergeant Bluff (the "Projects"); and

WHEREAS, the 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, 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 bonds issued under the authority of Section 403.9 of the Code of Iowa; and

WHEREAS, it is necessary to make provision for the payment of the costs of the Projects and to authorize the issuance of a bond in the amount of \$1,710,000 (the "Bond"), under the authority of Section 403.9 of the Code of Iowa; and

WHEREAS, it is necessary to fix a date of meeting of the Board at which it is proposed to take action to issue the Bond, and to give notice thereof as required by Section 403.9 of the Code of Iowa;

NOW THEREFORE, IT IS RESOLVED by the Board of Supervisors of Woodbury County, Iowa, as follows:

Section 1. This Board shall meet on the 26th day of July, 2016, at 4:40 o'clock p.m., at the Woodbury County Courthouse, at which time and place proceedings will be instituted and action taken for the issuance of the Bond.

Section 2. The County Auditor is hereby directed to give notice of the proposed action for the issuance of the Bond, setting forth the amount and purpose thereof, the time when and place where the meeting will be held,

by publication at least once not less than four days and not more than twenty days before the meeting in a legal newspaper of general circulation in the County. The notice shall be in substantially the following form:

NOTICE OF MEETING FOR ISSUANCE OF URBAN RENEWAL
TAX INCREMENT REVENUE BOND

The Board of Supervisors of Woodbury County, Iowa, will meet at the Woodbury County Courthouse on the 26th day of July, 2016, at 4:40 o'clock p.m., at which time and place a public hearing will be held and proceedings will be instituted and action taken for the issuance of a \$1,710,000 Urban Renewal Tax Increment Revenue Bond (the "Bond"), authorized by Section 403.9 of the Code of Iowa, for the purpose of planning, undertaking and carrying out urban renewal projects within the Grow Woodbury County Urban Renewal Area, consisting of financing the construction of certain road improvements in the Urban Renewal Area, including Dogwood Trail in the City of Sergeant Bluff.

The Bond will not be a general obligation of the County, but will be payable solely and only from incremental property tax revenues generated within the Grow Woodbury County Urban Renewal Area.

At the meeting, the Board will receive oral or written objections from any resident or property owner of the County. Thereafter, the Board may, at the meeting or at an adjournment thereof, take additional action for the issuance of the Bond.

This notice is given by order of the Board of Supervisors of Woodbury County, Iowa, in accordance with Section 403.9 of the Code of Iowa.

Pat Gill
County Auditor

Section 3. All resolutions or parts of resolutions in conflict herewith are hereby repealed.

Passed and approved July 19, 2016.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

- 19. The Chairperson reported on day to day activities.
- 20. The Board members reported on their committee meetings.
- 21. There were no citizen concerns.
- 22. Board members offered concerns and comments.
- 23. Motion by Monson second by Ung to go into closed session per Iowa Code Section 21.5(1)(c). Carried 5-0 on roll-call vote.

Motion by Monson second by Smith to go out of closed session per Iowa Code Section 21.5(1)(c). Carried 5-0 on roll-call vote.
- 24. Motion by Mons second by Ung to go into closed session per Iowa Code Section 21.5(1)(c). Carried 5-0 on roll-call vote.

Motion by Taylor second by Ung to go out of closed session per Iowa Code Section 21.5(1)(c). Carried 5-0 on roll-call vote.



The Board adjourned the regular meeting until July 26, 2016.

Meeting sign in sheet. Copy filed.