

December 12, 2023

The Bremer County Board of Supervisors as Drainage District Trustees in Bremer County, IA, met in session on Tuesday, December 12, 2023 in the Courthouse, Waverly, Iowa, at 8:45 a.m. Minutes recorded by Shelley Wolf, Auditor.

Hildebrandt & Cerwinske met as part of the Bremer-Waverly Law Board in the Law Center at 9:00 a.m. Minutes recorded by Dan Pickett, Sheriff.

The Bremer County Board of Supervisors met in session on Tuesday, December 12, 2023 in the Courthouse, Waverly, Iowa, at 10:00 a.m. Kammeyer, Cerwinske, Hildebrandt present. Kassandra Johansen, Finance Director, also present. Unless otherwise noted all actions were approved unanimously. Some Resolutions and Ordinances herein are summary descriptions, full text is available for viewing online at: https://www.bremercounty.iowa.gov/government/resolutions_and_ordinances.php and also available M – F 8:00 AM to 4:30 PM in the Bremer County Auditor’s office.

Following the Pledge of Allegiance, the meeting was called to order by Chairman Kammeyer. Cerwinske moved/Hildebrandt second to approve the agenda after removing the discussion with the Waverly Health Ctr. Emergency Services Mgr.

Public comment: Justin Jensen, Regional Director for Senator Joni Ernst present to make himself known as a conduit for assistance and information sharing with Ernst’s Office.

Board met with Landon Moore, Engineer, for a weekly department update. Adam Hoffman, Treasurer, present. Hildebrandt moved/Cerwinske second to adopt RESOLUTION NO. 23-101: TO AMEND THE SPECIAL ASSESSMENT DISTRICT FOR TIMMERMAN DRIVE. WHEREAS, The Bremer County Board of Supervisors established a Special Assessment District for improvements to Timmerman Drive under Bremer County Resolution 23-60, and WHEREAS, The interest and payment calculations in Resolution 23-60 contained errors which would cause the landowners of Timmerman Drive to pay an increased amount of interest over the 10 years of payments. NOW THEREFORE BE IT RESOLVED by the Bremer County Board of Supervisors that does hereby amend the Special Assessment District for Timberman Drive to correct the payment schedule. Land owners shall each be assessed a calculated portion of the \$10,171.43 plus 5% interest compounded annually over a period of 10 years. Landowners may elect to pay off the balance of the principle at any time and avoid further interest. Passed this 12th day of December, 2023.

Cerwinske moved/Hildebrandt second to approve the 12/5/23 minutes.

Cerwinske moved/Hildebrandt second to approve a payroll change for James May, Dispatcher, from \$25.36/hr. to \$26.72/hr., step increase effective 12/17/23.

Cerwinske moved/Hildebrandt second to approve claims as listed below and authorize Auditor to issue checks.

Hildebrandt moved/Cerwinske second to adopt RESOLUTION NO. 23-102 Fund Transfer. WHEREAS, Section 331.432 of the Code of Iowa requires the Board of Supervisors of Bremer County Iowa to authorize the transfer of funds by resolution; BE IT RESOLVED, that the Board

of Supervisors authorizes the following transfer per FY24 Budget: From Debt Service Fund to General Basic \$53,504.00. So passed and adopted this 12th day of December 2023.

Hildebrandt moved/Cerwinske second to adopt RESOLUTION NO. 23-103. Fund Transfer. WHEREAS, Section 331.432 of the Code of Iowa requires the Board of Supervisors of Bremer County Iowa to authorize the transfer of funds by resolution; BE IT RESOLVED, that the Board of Supervisors authorizes the following transfers per FY24 Budget: From General Basic Fund to General Supplemental \$450,000.00. So passed and adopted this 12th day of December, 2023.

Hildebrandt moved/Cerwinske second to adopt RESOLUTION NO. 23-104. Fund Transfer. WHEREAS, Section 331.432 of the Code of Iowa requires the Board of Supervisors of Bremer County Iowa to authorize the transfer of funds by resolution; BE IT RESOLVED, that the Board of Supervisors authorizes the following transfers per FY24 Budget: From General Basic to Secondary Roads Fund \$242,133.00. So passed and adopted this 12th day of December, 2023.

Cerwinske moved/Hildebrandt second to adopt RESOLUTION NO. 23-105 Fund Transfer. WHEREAS, Section 331.432 of the Code of Iowa requires the Board of Supervisors of Bremer County Iowa to authorize the transfer of funds by resolution; BE IT RESOLVED, that the Board of Supervisors authorizes the following transfers per FY24 Budget: From Rural Basic Fund to Secondary Roads Fund \$1,024,432.50. So passed and adopted this 12th day of December, 2023.

Hildebrandt moved/Cerwinske second to adopt RESOLUTION NO. 23-106 Fund Transfer. WHEREAS, Section 331.432 of the Code of Iowa requires the Board of Supervisors of Bremer County Iowa to authorize the transfer of funds by resolution; BE IT RESOLVED, that the Board of Supervisors authorizes the following transfers per FY24 Budget: From General Basic to Economic Development Revolving Fund \$5,000.00. So passed and adopted this 12th day of December 2023.

Board discussed the following recommendations received from the Bremer County Compensation Board: “7.0% increase for the Auditor, Supervisors, Recorder and Treasurer, and a 5% increase for the County Attorney and Sheriff for FY25, commencing July 1, 2024. In addition, a motion was passed to continue the yearly \$1,000 stipend for the Chair of the Board of Supervisors.” Kassandra Johansen, Finance Director, shared some total increase calculations for various percentage wage increase approximations for the board to consider.

Andy Hockenson, Conservation Director & Conservation Board members, Larry Pavelec, Kevin Korman & Dick Harms, met with the board to have a pre-budget discussion.

Hildebrandt moved/Cerwinske second to open the Public Hearing on the Proposed Designation of the 2023 Bremer County/Waverly Urban Renewal Area. Adam Hoffman, Treasurer, & Darius P. Robinson, County Attorney, present. No comments received.

Hildebrandt moved/Cerwinske second to close the Public Hearing

Hildebrandt moved/Cerwinske second to adopt RESOLUTION NO. 23-107. Declare Necessity and Establish an Urban Renewal Area, Pursuant to Section 403.4 of the Code of Iowa and Approve Urban Renewal Plan and Project for the Bremer County/Waverly Urban Renewal Area. WHEREAS, as a preliminary step to exercising the authority conferred upon Iowa counties by

Chapter 403 of the Code of Iowa, the “Urban Renewal Law,” a county must adopt a resolution finding that one or more slums, blighted or economic development areas exist in the county and that the development of such area or areas is necessary in the interest of the public health, safety or welfare of the residents of the county; and WHEREAS, it has been proposed to the Board of Supervisors of Bremer County, Iowa (the “County”) that the Bremer County/Waverly Urban Renewal Area (the “Urban Renewal Area”) be established on the real property (the “Property”) described as certain real property situated in the City of Waverly, Bremer County, State of Iowa, bounded on the north by 1st Avenue; on the east by 5th Street N.E.; on the south by Bremer Avenue; and on the west by 3rd Street N.E., including all of the right-of-way of such boundary streets; and WHEREAS, the proposal demonstrates that sufficient need exists to warrant finding the Property to be an economic development area; and WHEREAS, an urban renewal plan (the “Plan”) has been prepared for the governance of projects and initiatives to be undertaken within the Urban Renewal Area and which authorizes a certain initial urban renewal project (the “Project”) to be undertaken therein consisting of undertaking the construction of certain improvements and additions to County facilities, including the County Courthouse and related facilities, situated on the Property; and WHEREAS, notice of a public hearing by the Board of Supervisors on the question of establishing the Urban Renewal Area and on the proposed Plan and the Project was heretofore given in strict compliance with the provisions of Chapter 403 of the Code of Iowa, and the Board has conducted said hearing on December 12, 2023; and WHEREAS, the Plan was submitted to and considered by the Planning and Zoning Commission of the County; and WHEREAS, the Property lies within the incorporated limits of the City of Waverly, Iowa (the “City”), and a certain agreement (the “Joint Agreement”) has been executed by the City to satisfy the consent requirements of Section 403.17 of the Code of Iowa; and WHEREAS, copies of the Plan, notice of public hearing and notice of a consultation meeting with respect to the Plan were mailed to the City and the Waverly-Shell Rock Community School District; the consultation meeting was held on November 28, 2023; and responses to any comments or recommendations received following the consultation meeting were made as required by law; NOW, THEREFORE, It Is Resolved by the Board of Supervisors of Bremer County, Iowa, as follows: Section 1: An economic development area as defined in Chapter 403 of the Code of Iowa is found to exist on the Property. Section 2: The Property is hereby declared to be an urban renewal area, in conformance with the requirements of Chapter 403 of the Code of Iowa, and is hereby designated the Bremer County/Waverly Urban Renewal Area. Section 3: The development of the Property is necessary in the interest of the public health, safety or welfare of the residents of the County. Section 4: It is hereby determined by this Board of Supervisors as follows: A) The Plan conforms to the general plan for the development of the County; B) Proposed development in the Urban Renewal Area is necessary and appropriate to facilitate the proper growth and development of the County in accordance with sound planning standards and local community objectives; C) It is not anticipated that any families will be displaced in connection with the County’s undertakings under the Plan. Should such issues arise, then the County will develop a feasible method of relocating any displaced persons into decent, safe and sanitary dwelling accommodations within their means and without undue hardship. Section 5: The Plan is made a part hereof and is hereby in all respects approved in the form presented to this Board, and the County is hereby authorized to undertake the projects and initiatives described therein. The Joint Agreement is hereby approved, and the Chairperson and County Auditor are hereby authorized and directed to execute said Joint Agreement on behalf of

the County. Section 6: All resolutions or parts thereof in conflict herewith are hereby repealed, to the extent of such conflict. Passed and approved December 12, 2023.

Hildebrandt moved/Cerwinske second to table consideration to set a date for a public hearing on a proposal to enter into a General Obligation Urban Renewal Loan Agreement and to borrow money thereunder for making certain improvements to the Bremer County Courthouse and related facilities, including, but not limited to construct an addition to the Courthouse, add parking space, workspace and garage space, improve the Courthouse including ADA improvements, tuckpointing, stone repair, HVAC improvements, and install a new elevator. Hoffman & Robinson exited.

Board/Committee updates: Kammeyer attended a Pathways board meeting; Cerwinske attended District II Supervisors meeting.

FY25 Budget Discussion: Johansen shared additional estimated totals for various percentage wage increase approximations for the board to consider. Johansen also presented various levies and what can be expended from each.

Daniel Bonzer, Veteran’s Affairs Director, Kailey Heidemann, Assistant Veteran’s Affairs Director & Rich Miller, Veteran’s Affairs Commissioner, met with the board for a pre-budget discussion.

John Scholl & Darleen Hackman, Second Judicial District Department of Correctional Services, presented an update on the Community Based Corrections program.

Discussion was held to form direction to be given for FY25 budgeting purposes. Consensus of the board is that it is unattainable without the valuation information.

Board discussed the process for board members to place items on the agenda.

Hildebrandt moved/Cerwinske second to adjourn at 1:40 p.m.

The above and foregoing is a true and correct copy of the minutes and proceedings of a regular session of the December 12, 2023 meeting of the Bremer County Board of Supervisors.

Ken Kammeyer, Chairman

Attest: _____
Shelley Wolf, Auditor

Claims Publication Summary 12/12/23:

Acuren Inspection Inc.	Parts	1,868.00	
Ahlers & Cooney PC	Legal Services	65.03	
Alliant Energy - IP&L	Utilities	289.85	3
American Diabetes Assoc - DPP Express	Annual Fees	650.00	

Andrew Hockenson	Cell Phone Reimbursement	105.00	
Angela Auel	Cell Phone Reimbursement	60.00	
Black Hawk Co Landfill	Tipping Fees	4,770.85	
Black Hawk Co Sheriff	Service of Notice	117.70	2
Black Hawk Co Treasurer	Medical Examiner Fees	7,778.06	
Black Hawk Rental -Cedar Falls	Equipment Rental	374.50	
Black Hills Energy	Utilities	551.43	3
BMC Aggregates LC	Rock	2,475.99	3
Bremer Co Health Dept	Employee Flu Shots	1,470.00	
Bremer Co Health Ins Fund	Early Retiree Ins	1,507.00	
Bremer Co Sheriff	Service of Notice	953.19	2
Bremer County	Internal Loan	53,504.00	
Bremer County Abstract Co Inc	Property Abstract	450.00	
Br-Waverly Law Enforcement Brd	Budget Allocation	17,519.83	
Bully Fabrication	Steel	468.75	
Butler Co Rec	Utilities	112.41	2
Butler-Bremer Communications	Phone/ Internet Service & Utilities	168.30	2
Calhoun-Burns & Assoc Inc	Services	12,246.40	2
Capital Sanitary Supply Co Inc	Jail Supplies	107.34	
Central Iowa Distributing Inc	Jail Supplies	451.00	
Cintas	Safety Supplies	231.84	3
Community Digital Wireless	Internet Service	59.95	
Cooley Sanitation LLC	Restroom Rental	95.00	
Cottingham & Butler Ins Svcs	Monthly Benefit Consultant	1,083.33	
Crawford Supply Co	Commissary Supplies	28.08	
Dakota Supply Group	Parts	180.18	
Des Moines Stamp MFG Co	Office Supplies	33.00	
Don's Truck Sales Inc	Parts	187.00	
Duane Hildebrandt	Mileage Reimbursement	865.00	
Galls LLC	Protective Equipment	1,150.00	
GFC Leasing - Wi	Copier Lease	351.38	
Gordon Flesch Co Inc	Copier Lease	206.02	2
Hawkeye Fire & Safety Co	Fire Extinguisher Annual Certification	1,376.80	2
IA Assoc Of Naturalists	Membership Renewal	40.00	
IA Conservation Edu Coalition	Membership/ Conference Fee	55.00	
IMWCA	Workers Comp Premium	7,022.00	
Iowa Regional Utilities Assoc	Utilities	182.36	
Janesville Public Library	Library Building Project	12,147.00	
Jerry Roling Mts Inc	Vehicle Maintenance	76.95	
John Deere Financial	Business Expense	40.58	
John-Paul Gerard Sager	VA Commission Per Diem	180.00	
Kaiser Corson Funeral Home Inc	Autopsy Transport	600.00	

Keefe Supply Co	Commissary Supplies	4,210.62	
Ken Kammeyer	Cell Phone/ Mileage Reimbursement	126.60	
Kip Ladage	Medical Examiner	551.26	
Koch Office Group	Copier Lease	149.03	
Lorraine Gebert	Easement Contract	17,008.35	
Mansfield Oil Co of Gainesville	Diesel Fuel	22,669.74	
Martin Gardner Architecture P.C	Architect Fees	800.00	
Mary Lou Billhorn	Election Official	91.90	
McCloud Services	Monthly Pest Control	187.50	
MercyOne Waverly	Medical Examiner	557.50	
Meyer Construction Inc	Sundry	687.60	
MidAmerican Energy Co	Utilities	537.29	4
Mike Gott	Safety Boots	200.00	
Miller Hardware	Maintenance Supplies	265.31	5
Mitko LLC	Parts & Service	128.45	
Motorola Solutions Inc	911 Communication Project	25,516.54	
Nancy Maifield	Election Official	185.75	
Napa Auto Parts	Parts/Filters	1,351.23	11
MercyOne Medical Group NE IA	Occ. Health Services	2,189.00	3
P & K Midwest Inc	Equipment Maintenance	651.98	
Pitney Bowes Bank Inc	Postage	2,493.45	
Plainfield Welding & Repair	Equipment Repair	172.00	
Premiere Auto Wash	Vehicle/ Equipment Maintenance	10.60	
Readlyn Veterinary Assoc	Animal Care	140.20	
Relx Inc Dbx Lexisnexis	Subscription Dues	436.00	
Rich Miller	VA Commissioner Per Diem	165.60	
Riley's Inc	Office Supplies	735.12	4
Roling Ford LLC	Vehicle Maintenance	52.90	
Sara Jennerman	VA Commissioner Per Diem	103.00	
Sara Petersen	Election Official	161.40	
Schneider Geospatial LLC	Bi-Annual Agreement	5,748.00	
Scott Pharmacy Inc	Inmate Prescriptions	908.74	
Sherry Nuss	Election Official	118.50	
Snap On Tools	Tools	334.85	
Spahn & Rose Lumber Co	Maintenance Tools	15.35	
State Hygienic Laboratory	Water Tests	527.50	
Stokes Welding	Parts	172.00	
Storey Kenworthy /Matt Parrott	Custodial/ Office Supplies	272.35	
Strottman Repair Shop LC	Vehicle Repairs	801.60	
Summit Food Service LLC	Inmate Meals	9,887.50	
Sumner Municipal Utilities	Utilities/ Trash Service	624.39	
Survive Today, LLC	Crisis Training	600.00	

The Shredder	Document Shredding	90.00	
TifCo Industries	Parts	113.14	
Titan Machinery Inc	Equipment Rental	4,586.24	5
Truck Center Companies	Parts	1,232.51	4
US Cellular Corp	Survey Equipment	127.96	
Vanguard Publishing Co LLC	Publications	1,941.98	
Verizon Connect	Vehicle Tracking	466.35	
Verizon Wireless	Mobile Data/ Phone Service	620.60	3
Visa	Business Expense	372.85	
Waste Management	Garbage Service	71.75	
Waverly Health Center	Jail Supplies	127.01	
Waverly Newspapers	Publications	1,010.48	3
Waverly Tire Co	Vehicle Repair	55.00	
Waverly Utilities	Utilities/ Phone Service	834.58	5
WBC Mechanical Inc	Service Agreement/ CH Repairs	2,470.30	2
Wellmark BCBS of IA	Insurance Fees	26,034.64	
Windstream Corp	Trunking Expense	207.46	
Wix Water Works	Water Cooler Rental	34.00	
Woodman Controls Co	Courthouse Maintenance	600.00	
Zetron, Inc	Phone Integration Agreement	17,541.22	
	Total	295,340.87	
Assessor's			
Heather Moe	Mileage Reimbursement	136.50	
IICA	Membership Dues	125.00	
ItSavvy LLC	Office Supplies	1,299.00	
Pitney Bowes Bank Inc	Postage	23.76	
Thomas Bovy	Mileage Reimbursement	132.60	
Vanguard Appraisals Inc	Reappraisal	8,418.60	
Waverly Newspapers	Subscription Dues	99.00	
	Total	10,234.46	
CBS			
Bremer Co Maintenance Dept	Grounds Maintenance	389.97	
Gordon Flesch Co Inc	Copier Lease	96.46	
MidAmerican Energy Co	Utilities	95.05	
Miller Hardware	Maintenance Supplies	16.99	
Murray Arends	Document Shredding	7.25	
MercyOne Medical Group NE IA	Occ. Health Services	232.00	
Pitney Bowes Bank Inc	Postage	13.23	
Storey Kenworthy /Matt Parrott	Custodial/ Office Supplies	590.85	
The Shredder	Document Shredding	48.00	
Verizon Wireless	Mobile Data	320.08	
Waverly Utilities	Utilities/ Phone & Internet	247.93	
	Total	2,057.81	
	Grand Total	307,633.14	

