

May 2, 2023

The Bremer County Board of Supervisors met in session on Tuesday, May 2, 2023 in the Courthouse, Waverly, Iowa, at 9:00 a.m. Kammeyer, Cerwinski, Hildebrandt present. Cassandra 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. Hildebrandt moved/Cerwinski second to approve the agenda after adding receipt of a quote for electrical install/repair.

Board met with Lindsey Lambert, Building & Zoning Admin.

Hildebrandt moved/Cerwinski second to open the Public Hearing for the First Reading of Ordinance #23-06, an ordinance providing for a change in zoning for Ronald J. & Janice A. Kriener from A-1 to C on the following described property: A portion of the W¹/₂ of the NW¹/₄, Sec 23, T91N, R14W of the 5th P.M., Bremer County, IA, further described as beginning at the SE corner of Parcel D as recorded; thence N00°37’23” E200.00’ to the NE corner of Parcel D as recorded; thence S58°14’52” 228.94’; thence S16°53’10” East to the NE Parcel G as recorded; S89°09’22” W220.00’ to the point of beginning, containing 0.64 acres. Lambert presented the reasoning is to create off road parking for the Hidden Acre event venue. Ronald Kriener present in support. No other comments received for or against. Hildebrandt moved/Cerwinski second to close the Public Hearing. Hildebrandt moved/Cerwinski second to concur with Planning & Zoning Commission’s recommendation to approve the first reading of Ordinance #23-06 and set the date for the Second Reading to be held May 9, 2023 at 10:30 a.m.

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

Hildebrandt moved/Cerwinski second to approve the 4/24/23 minutes.

Cerwinski moved/Hildebrandt second to approve a payroll addition for Kristin Eggleston, CBS Direct Care Staff RSI, part time, \$17/hr., \$10.30/hr. sleep time effective 5/2/23; & payroll changes for Jailers: Alec Maske & Kaden Hagy, from full time \$43,120/yr. to occasional \$20.85/hr. effective 5/1/23 & 5/7/23 respectively.

Board reviewed a quote received from Tatroe Electric, Inc. for electrical install/repair.

Hildebrandt moved/Cerwinski second to accept the quote to install a new 200A single phase service and refeed sheds and the well for \$11,150 at the Customer Convenience.

Hildebrandt moved/Cerwinski second to authorize Board Chair to sign a Purchase Agreement with the Bremer County Fair Association to purchase land for \$36,478 at the Bremer County fair grounds for construction of an Emergency Management/Public Health building.

Board reviewed a facsimile of the subsequent Warranty Deed.

Hildebrandt moved/Cerwinske second to continue with the services of Anderson, Larkin and Co, P.C. for auditing fiscal years 2024-2026.

Hildebrandt moved/Cerwinske second to authorize Board Chair to sign a letter of engagement with Dorsey & Whitney LLP to retain legal services for a proposed urban renewal internal loan.

Hildebrandt moved/Cerwinske second to adopt RESOLUTION NO. 23-32 - Setting Date for a Public Hearing on the Proposal to Incur Non-Current Debt. WHEREAS, the Board of Supervisors of Bremer County, Iowa (the "County"), has established the Wartburg College Urban Renewal Area (the "Urban Renewal Area") and has established the Wartburg College Urban Renewal Area Tax Increment Revenue Fund (the "Tax Increment Fund") in connection therewith; and WHEREAS, the County has undertaken a certain urban renewal project in the Urban Renewal Area consisting of funding an economic development grant (the "Grant") to Birdworks, LLC, a subsidiary of Cardinal Construction, related to the construction of student housing at Wartburg College; and WHEREAS, it has been proposed that the County facilitate an internal advance of funds in the amount of \$51,619 (the "Advance") for the purpose of refinancing a portion of the costs of funding the Grant, and the County desires to make the Advance eligible to be repaid from future incremental property tax revenues to be derived from the Urban Renewal Area; and WHEREAS, pursuant to Section 331.479 of the Code of Iowa, it is now necessary to fix a date of meeting of the Board of Supervisors which it is proposed to take action to approve the Advance and to give notice thereof as required by such law; NOW, THEREFORE, Be It Resolved by the Board of Supervisors of Bremer County, Iowa, as follows: Section 1. This Board will meet at the Bremer County Courthouse, Waverly, Iowa, on May 16, 2023, at 9:00 a.m., at which time and place a hearing will be held and proceedings will be instituted and action taken to approve the Advance. Section 2. The County Auditor shall publish notice of said hearing, the same being in the applicable form attached to this resolution, which publication shall be made in a legal newspaper of general circulation in Bremer County, which publication shall be not less than four (4) and not more than twenty (20) days before the date set for the hearing. NOTICE OF PROPOSED ACTION TO INSTITUTE PROCEEDINGS FOR THE INCURRENCE OF NONCURRENT DEBT IN A PRINCIPAL AMOUNT NOT TO EXCEED \$51,619. (NONCURRENT DEBT) The Board of Supervisors of Bremer County, Iowa, will meet on May 16, 2023, at the Bremer County Courthouse, Waverly, Iowa at 9:00 a.m., for the purpose of instituting proceedings and taking action on a proposal to incur noncurrent debt (the "Noncurrent Debt") in a principal amount not to exceed \$51,619 for the purpose of refinancing a portion of the costs of funding an economic development grant (the "Grant") to Birdworks, LLC, a subsidiary of Cardinal Construction, related to the construction of student housing at Wartburg College in the Wartburg College Urban Renewal Area. At that time and place, oral or written objections may be filed or made to the proposal to incur the Noncurrent Debt. After receiving objections, the County may determine to incur the Noncurrent Debt. The Noncurrent Debt will be in the form of an internal advance of funds from the County's General Fund to the Debt Service Fund for the payment of financing costs related to funding the Grant, including legal and administrative fees, and shall be repaid with incremental property tax revenues derived from the Wartburg College Urban Renewal Area on or before June 1, 2027. The Noncurrent Debt will be incurred pursuant to authority contained in Chapter 403 and in Section 331.478 and Section 331.479 of the Code of Iowa. By order of the Board of Supervisors of Bremer County, Iowa. Shelley Wolf, County Auditor. Section 1. All resolutions or parts of

resolutions in conflict herewith are hereby repealed to the extent of such conflict. Section 2. This resolution shall be in full force and effect immediately upon its approval and adoption, as provided by law. Passed and approved May 2, 2023.

Kassandra Johansen, Finance Director, presented FY23 budget amendment requests. Hildebrandt moved/Cerwinski second to set the date for a Public Hearing on the proposed FY23 budget amendments to be held May 23, 2023 at 9:00 a.m.

Rod Diercks, Mayor & Larry Farley, Administrator, for the City of Denver, met with the board to express concern for the level of funding to the library and to share ideas and make requests for potentially sharing some future projects including but not limited to upgrading Midway Ave on the east side of Denver, provide recycling and yard waste services to rural residents surrounding the City of Denver & improve the bike trail by creating an alternate route that avoids IA HWY 63 and expand bike trails in general. A request from residents of Donna Street and Highlands Ave for dust control on Midway Ave was presented. Emergency Response services in regard to SF 615 of the 89th General Assembly of Iowa, was also discussed. Landon Moore, County Engineer, Kip Ladage, EMA/Safety & Risk Mgr., present.

Barb Meeker, Human Resource Mgr., presented draft policy revisions as directed by the board on 4/17/23. Landon Moore, County Engineer, present. Cerwinski moved/Hildebrandt second to adopt a two year trial basis amendment to Bremer County Employee Handbook policy 3.1 Exempt Employees, Non-Exempt Employees and Overtime – Compensatory Time, granting a fiscal year carry over limit of 80 hours for employees in the County Engineer/Secondary Roads department due to the nature of their business operations.

Board met with Landon Moore, Engineer, for a weekly department update.

Cerwinski moved/Hildebrandt second to remove on May 10, 2023, the embargo enacted 3/6/23 as Resolution 23-20 on 250th Street from Joplin Ave west 1.75 miles to Hilton Ave.

Hildebrandt moved/Cerwinski second to approve a utility permit for Interstate Power and Light Co. for installation of underground electric placed along Reed Ave in Fremont Township.

Hildebrandt moved/Cerwinski second to approve a utility Permit for Butler County REC for installation of underground electric placed along Navaho Ave in Fremont Township.

Board set a deadline for ISG to present a preliminary design for a possible Courthouse addition by 6/15/23.

Board discussed projects to finance with the ARPA fund vs. by county levy taxation.

Board/Committee updates: Hildebrandt attended East Central Region Mental Health & Disability Services board meeting; Cerwinski attended Northeast IA Community Action virtual board meeting; Kammeyer attended Iowa Works CEO board meeting.

Hildebrandt moved/Cerwinski second to adjourn at 11:22 a.m.

The above and foregoing is a true and correct copy of the minutes and proceedings of a regular session of the May 2, 2023 meeting of the Bremer County Board of Supervisors.

Ken Kammeyer, Chairman

Attest: Shelley Wolf, Auditor

Claims Publication Summary 5/2/23:

Ahlers & Cooney PC	Legal Fees	525.00	
Alliant Energy - IP&L	Utilities	573.62	4
Amazon Capital Services	Office Equipment/ Supplies	604.54	2
Angela Miller	Meal Reimbursement	20.00	
BeyondTrust Corp	Annual Support Fee	2,201.10	
BMC Aggregates LC	Road Rock	30,769.68	6
Bremer Co Community Partners	Reimbursement Expense	229.00	
Bremer Co Highway Dept	FMCSA Query	1.25	
Bremer Co Sheriff	Mitigation Reimb/Service of Notice	3,275.27	2
Bremer County Fair Assoc	Land Purchase/ Fair Operations	43,978.00	3
Br-Waverly Law Enforcement Brd	Budget Allocation	17,775.08	
Bully Fabrication	Material	834.00	
Calhoun-Burns & Assoc Inc	Professional Services	35,581.66	3
Capital Sanitary Supply Co Inc	Jail Supplies	107.37	
CCL Supply LLC	Parts	583.77	
CCS Presentations Systems	Technology Upgrade	7,583.00	
Central Iowa Detention	Juvenile Transportation	319.50	
Central Iowa Distributing Inc	Custodial/Medical Supplies	4,143.00	2
Century Link	Utilities	83.08	
Chickasaw Co Sheriff	Service of Notice	35.00	
Cintas	Sundry Supplies	242.41	3
City Of Janesville	Utilities	97.83	
City Of Waverly	Budget Allocation	13,629.00	
Community Digital Wireless	Utilities	59.95	
Cooley Pumping LLC	Restroom Rental	95.00	
Culligan Water Conditioning	Water Bottles	23.25	
Daniel Bonzer	Mileage Reimbursement	158.40	
Daria T Shahriari Rpr Csr	Court Transcript	48.00	
Del's Auto Repair Inc	Vehicle Maintenance	73.54	
Denver Ambulance Service	Budget Allocation	13,629.00	
East-Central Iowa Rec	Utilities	48.58	
Fastenal Co	Supplies	154.60	
Franklin Co Sheriff	Service of Notice	36.00	
Frederika 1st Responders	Budget Allocation	2,621.00	
Galls LLC	Uniforms	802.62	
GGC Leasing - Wi	Copier Lease	784.44	4
Gordon Flesch Co Inc	Phone Equipment	398.75	
Henry M Adkins & Son Inc	Annual Support Fee	4,375.00	
IA Office State Med Examiner	Autopsy Fee	2,094.00	
Iowa Prison Industries	Signs	114.90	

ISAC	Cancellation Fee	50.00	
ISACA	Training Conference	325.00	
Janesville 1st Responders	Budget Allocation	2,621.00	
Jasper County Sheriff	Service of Notice	66.00	
Jerry Roling Mts Inc	Vehicle Maintenance/ Repairs	6,626.53	
John Deere Financial	Sign Materials/ Parts/ Sundry	81.30	3
Keefe Supply Co	Commissary Supplies	4,646.44	
Keltek Inc	Vehicle Maintenance	23,143.14	
Kip Ladage	Medical Examiner	111.00	
Mail Services LLC	Postage	998.31	
Mansfield Oil Co of Gainesville	Fuel	21,511.03	
McCloud Services	Monthly Pest Service	187.50	
MCI	Phone Service	50.18	
MercyOne Waverly	Medical Examiner	37.50	
Microbac Laboratories, Inc	Water Tests	80.50	
MidAmerican Energy Co	Utilities	845.04	6
Miller Hardware	Supplies	7.50	
Neapolitan Labs LLC	Election Website Development	4,500.00	
North Iowa Reporting	Court Transcripts	92.50	
NRolltech	Benefit Portal	1,100.00	
MercyOne Medical Group	Contract Nursing/Occ. Health	1,950.00	2
PATC	Training Materials	84.00	
Pathways Behavioral Serv Inc	Substance Abuse Prevention Services	1,024.65	
Pictometry International Corp	GIS Mapping	13,688.33	
Pitney Bowes Bank Inc	Postage	685.91	
Plainfield First Responders	Budget Allocation	2,621.00	
Productivity Plus Account	Equipment Parts	600.00	
Quad Co Firefighters Assoc	Membership Dues	350.00	
Readlyn 1st Responders	Budget Allocation	2,621.00	
Riley's Inc	Office Supplies	1,059.80	2
Roling Ford LLC	Vehicle Maintenance/Repairs	657.34	
RTC Communications	Utilities	33.61	
Sadler Power Train Inc	Parts	1,715.68	2
Schaeffer Mfg Co	Supplies	1,020.60	
Spahn & Rose Lumber Co	Bridge Supplies	86.78	
Stokes Welding	Parts	227.52	3
Storey Kenworthy /Matt Parrott	Office Supplies	71.61	
Summit Food Service LLC	Inmate Meals	10,508.57	
Sumner Emergency Medical Svcs	Budget Allocation	13,629.00	
The Printery	Printing Services	129.00	
The Shredder	Shredding Fee	90.00	
TifCo Industries	Parts	560.72	
TimeWell Drainage Products	Materials	367.29	
Tripoli Ambulance Service	Budget Allocation	13,629.00	
Tripoli Plumbing & Heating	Grounds Maintenance	35.00	
Truck Center Companies	Parts/Credit/Outside Service	3,337.51	6

UnityPoint Health	EAP Services	1,194.75	
US Cellular Corp	Phone Service/Hotspot	525.46	5
Verizon Wireless	Phone Service	175.20	2
Visa	Business Expense	10,777.84	15
Waverly Newspapers	Publications	464.42	3
Waverly Tire Co	Vehicle Repair	82.00	2
Waverly Utilities	Utilities/Phone & Internet Service	3,532.08	6
Westendorfs Auto	Vehicle Maintenance	75.95	
Whitney Reporting Services	Court Transcripts	330.00	
Wizer, Inc	Annual Security Training	1,287.75	
Ziegler Inc	Parts/Credit/ Supplies	3,181.87	5
	TOTAL	348,200.90	
<u>Assessor's</u>			
Aaron Betts	Mileage Reimbursement	215.20	
Access Systems	Data Processing Equipment	233.77	
IICA	Training Fees	650.00	
Pictometry International Corp	GIS Mapping	13,688.34	
Riley's Inc	Office Supplies	15.27	
The Masters Touch LLC	Assessment Notice Postage	3,444.04	
US Cellular Corp	Phone Service	87.82	
Visa	Business Expense	28.00	
	TOTAL	18,362.44	
<u>CBS</u>			
Craig Franzen	Shredding Fees	7.25	
IC Northland Regional Transit	Transportation	1,056.00	
ICareManager, LLC	Documentation Software	875.00	
Katie Schwartz	Medical Training	105.00	
McCloud Services	Quarterly Inspection	77.48	
MidAmerican Energy Co	Utilities	31.55	
Murray Arends	Shredding Fees	7.25	
Setworks	Documentation System	295.00	
Storey Kenworthy/ Matt Parrott	Office Supplies	107.32	
US Cellular Corp	Phone Service	41.50	
Visa	Business Expense	150.00	
Waverly Tire Co	Vehicle Repair	32.00	
Waverly Utilities	Utilities/ Phone & Internet Service	2,385.37	
	TOTAL	5,170.72	
	GRAND TOTAL	371,734.06	