

BOARD OF SUPERVISOR'S Regular Meeting
November 5, 2019 10:00 a.m. Board of Supervisors' Room
Webster County Courthouse

The Board of Supervisors will meet in Session on the above date with the following members present: Campbell, Dencklau, Carlson, Thode and Conrad Absent: None.

Moved by Dencklau, seconded by Carlson to approve the Agenda. Motion carried unanimously.

Moved by Carlson, seconded by Conrad to approve the October 29, 2019 Meeting Minutes. Motion carried unanimously.

Moved by Conrad, seconded by Thode to approve drainage claims for DD#247 Webster – 7 Humboldt. Motion carried unanimously.

Moved by Thode, seconded by Dencklau to accept and place on file the termination of Kaylee Wolfe, Correction Officer (full-time), effective October 28, 2019, per recommendation of Steve Elifrits, Jail Administrator. Motion carried unanimously.

A Moved by Dencklau, seconded by Carlson to accept and approve the authorization of Steve Elifrits, Jail Administrator, to fill Correction Officer (full-time) vacancy in Jail Administration due to termination of Kaylee Wolfe. Motion carried unanimously.

Moved by Carlson, seconded by Conrad to accept and approve the hiring and employment of Jessica Gilley, Clerk – Treasurer's Office (Full-time), effective November 12, 2019 at the rate of \$14.22 per hour, per recommendation of Brenda Angstrom – County Treasurer. Motion carried unanimously.

Moved by Conrad, seconded by Thode to receive and place on file the annual pay increase from \$18.06 to \$19.39 per hour for Roxanne Leadley, Sheriff Office – Clerk, effective November 30, 2019, per recommendation of James Stubbs, Webster County Sheriff, and in accordance with labor agreement. Motion carried unanimously.

Moved by Thode, seconded by Dencklau to receive and place on file 12 month (first year) pay increase from \$22.68 to \$23.94 per hour for James Murray, Class C Equipment Operator, effective November 19, 2019, per recommendation of Jamie Johll, Webster County – Engineer, and in accordance with labor agreement. Motion carried unanimously.

Moved by Dencklau, seconded by Carlson to approve Resolution No. 2019-41 approving publication of intent to dispose of real property pursuant to Iowa Code Section 331.361; Rials's Property Parcel #2, summary legal described as part of E1/2, NW ¼, Section 19, Township 89 North, Range 29 West of the 5th Prime Meridian, Webster County Iowa. Ayes Dencklau, Carlson, Campbell, Conrad and Thode Nays: None. Copy on file in Auditor's Office and available on Webster County Website:
www.webstercountyia.org

Moved by Carlson, seconded by Conrad to approve Resolution No. 2019-42 approving publication of intent to dispose of real property pursuant to Iowa Code Section 331.361; Stott's Property Parcel #1, summary legal described as part of E1/2, NW and part of W1/2, NE¼, Section 19, Township 89 North, Range 29 West of the 5th Prime Meridian, Webster County Iowa. Ayes Dencklau, Carlson, Campbell, Conrad and Thode Nays: None. Copy on file in Auditor's Office and available on Webster County Website:
www.webstercountyia.org

A Public Hearing was held on the final consideration for a request from Larry and Jill Alliger to Amend Zoning Ordinance 046 to rezone a property from A-2 to C-1 said property described as a portion of the NW corner of the NW quarter of Section 13, Township 86 North, Range 30 West of the 5th P.M., Webster County, Iowa; and further to amend the County Land Use Management Plan and Zoning Map. Oral Comments were made in favor of the project by Mark Crimmins and Larry Alliger; comments against were made by Margo Knippel and Ron Draft. Written comments are available in the Auditor's Office.

Moved by Conrad, seconded by Thode to approve final consideration for a request from Larry and Jill Alliger to Amend Zoning Ordinance 046 to rezone a property from A-2 to C-1 said property described as a portion of the NW corner of the NW quarter of Section 13, Township 86 North, Range 30 West of the 5th P.M., Webster County, Iowa; and further to amend the County Land Use Management Plan and Zoning Map. (Copy on file in Auditor's Office) Ayes: Dencklau, Campbell and Conrad Nays: Carlson and Thode

Moved by Thode, seconded by Dencklau to approve Engineer Jeff Shug, McClure Engineering, recommendation for Change Order No. 1 of the Bank Parking Lot Improvement, Ally addition, remove foundation and ATM Island; to Russ's Construction, 1200 Third Ave. NW, Fort Dodge, Iowa in the amount of \$87,337.41 and allow Chairman to sign. Motion carried unanimously.

Moved by Dencklau, seconded by Carlson to approve Engineer Jeff Shug, McClure Engineering, recommendation for Pay Estimate No.1 (Final) for the Bank Parking Lot Improvement to Russ's Construction, 1200 Third Ave. NW, Fort Dodge, Iowa in the amount of \$263,960.96 and allow Chairman to sign. Motion carried unanimously.

Moved by Carlson, seconded by Conrad to approve Architect Kevin Binder, Shuck-Britson, recommendation for Final Payment in the amount of \$7,093.00 to Woodruff Construction, LLC, 1890 Kountry Lane, Fort Dodge, Iowa and allow Chairman to sign. Motion carried unanimously.

Moved by Conrad, seconded by Thode to receive and place on file Closing Certificate for issuance of Webster County General Obligation Emergency Communications Equipment Bond Series 2019 and IRS 8038G filing form. Motion carried unanimously.

Moved by Thode, seconded by Dencklau to receive and place on file Annual Manure Management Plan for: Geisler Site, 1249 360th St., Gowrie, Iowa. Motion carried unanimously.

Engineer Jamie Johll presented the following vendor proposals for two 1-ton pickups: Kemna Auto-\$69,543.00 and Fort Dodge Ford -\$82,442.00. Motion carried unanimously.

Moved by Carlson, seconded by Conrad to approve County Engineer's recommendation of Kemna Auto in the amount of \$69,543.00 for the purchase of two 1-ton pickups. Motion carried unanimously.

Moved by Conrad, seconded by Thode to approve and authorize Chair to sign a permit application from Koch Fertilizer to repair an effluent line on 230th St in Section 1, Township 88 North, Range 27 West, Washington Township. Motion carried unanimously.

Moved by Dencklau, seconded by Carlson to adjourn. Motion carried unanimously.

Legal Notice

RESOLUTION NO. 2019-41

PROPOSED RESOLUTION APPROVING THE PUBLICATON OF INTENT TO DISPOSE OF REAL PROPERTY PURSUANT TO IOWA CODE SECTION 331.361

Rial Property/Parcel #2: A parcel of land being a part of the E ½ of the NW ¼ of Section 19, Township 89 North, Range 29 West of the 5th P.M., Webster County, Iowa

WHEREAS, Webster County Iowa holds fee simple title to certain real estate (Rial’s Property/Parcel #2) located in Webster County, Iowa, and further described in attachment “A” by this reference made a part hereof, and

WHEREAS, pursuant to a “Sale and Purchase Agreement” entered into on the 12th day of February, 2019 where Webster County agreed to enter into a written contract for the County to sell and for Cargill, Incorporated to purchase at a future “Closing date” after Cargill, Incorporated had the opportunity to complete a Due Diligence period, and

WHEREAS, said Due Diligence period has now been completed and the Closing Date has been scheduled for November 19th, 2019, where the parties intend to execute all necessary written contract documents on said Closing Date for the County to sell and Cargill, Incorporated to purchase said property, and

WHEREAS, pursuant to ICS 331.361 Publication of Intent to Dispose of Real Property by the County must be completed no less than four (4) days prior to November 19th, 2019 nor more than twenty (20) days prior to November 19th, 2019.

NOW THEREFORE, IT IS HEREBY RESOLVED BY THE WEBSTER COUNTY BOARD OF SUPERVISORS:

- NOTICE OF INTENT TO DISPOSE OF RIAL’S PROPERTY/PARCEL #2 AS DESCRIBED IN ATTACHMENT “A” SHALL BE PUBLISHED AS REQUIRED PER ICS 331.361.
- That said Sale and Purchase Agreement entered into by and between Webster County, Iowa and Cargill, Incorporated on February 19th, 2019 is hereby confirmed, approved and ratified in all respects.
- That the County Auditor is directed and authorized to take all steps necessary to effectuate this Resolution in a timely fashion.

PASSED AND ADOPTED this 5th day of November, 2019

Roll Call Vote:

Dencklau: Aye x ; Nay _____; Abstain _____; Absent _____
 Campbell: Aye x ; Nay _____; Abstain _____; Absent _____
 Carlson: Aye x ; Nay _____; Abstain _____; Absent _____
 Conrad: Aye x ; Nay _____; Abstain _____; Absent _____
 Thode: Aye x ; Nay _____; Abstain _____; Absent _____

WEBSTER COUNTY BOARD OF SUPERVISORS

s/Mark Campbell
Mark Campbell, Chairman

Attest:s/Doreen Pliner
Doreen Pliner, Auditor

s/Keith Dencklau
Keith Dencklau

s/Nicholas Carlson
Nicholas Carlson

s/Niki Conrad
Niki Conrad

s/Bob Thode
Bob Thode

RESOLUTION 2019-42

PROPOSED RESOLUTION APPROVING THE PUBLICATON OF INTENT TO DISPOSE OF REAL PROPERTY PURSUANT TO IOWA CODE SECTION 331.361

(Stott’s Property/Parcel #1: A parcel of land being a part of the E ½ of the NW ¼ and a part of the W ½ of the NE ¼ of Section 19, Township 89 North, Range 29 West of the 5th P.M., Webster County, Iowa

WHEREAS, Webster County Iowa holds fee simple title to certain real estate (Stott’s Property/Parcel #1) located in Webster County, Iowa, and further described in attachment “A” by this reference made a part hereof, and

WHEREAS, pursuant to a “Sale and Purchase Agreement” entered into on the 12th day of February, 2019 where Webster County agreed to enter into a written contract for the County to sell and for Cargill, Incorporated to purchase at a future “Closing date” after Cargill, Incorporated had the opportunity to complete a Due Diligence period, and

WHEREAS, said Due Diligence period has now been completed and the Closing Date has been scheduled for November 19th, 2019, where the parties intend to execute all necessary written contract documents on said Closing Date for the County to sell and Cargill, Incorporated to purchase said property, and

WHEREAS, pursuant to ICS 331.361 Publication of Intent to Dispose of Real Property by the County must be completed no less than four (4) days prior to November 19th, 2019 nor more than twenty (20) days prior to November 19th, 2019.

NOW THEREFORE, IT IS HEREBY RESOLVED BY THE WEBSTER COUNTY BOARD OF SUPERVISORS:

- NOTICE OF INTENT TO DISPOSE OF STOTT’S PROPERTY/PARCEL #1 AS DESCRIBED IN ATTACHMENT “A” SHALL BE PUBLISHED AS REQUIRED PER ICS 331.361.
- That said Sale and Purchase Agreement entered into by and between Webster County, Iowa and Cargill, Incorporated on February 12th, 2019 is hereby confirmed, approved and ratified in all respects.
- That the County Auditor is directed and authorized to take all steps necessary to effectuate this Resolution in a timely fashion.

PASSED AND ADOPTED this 5th day of November, 2019

Roll Call Vote:

Dencklau: Aye x ; Nay _____; Abstain _____; Absent _____

Campbell: Aye x ; Nay _____; Abstain _____; Absent _____

Carlson: Aye x ; Nay _____; Abstain _____; Absent _____

Conrad: Aye x ; Nay _____; Abstain _____; Absent _____

Thode: Aye x ; Nay _____; Abstain _____; Absent _____

WEBSTER COUNTY BOARD OF SUPERVISORS

s/Mark Campbell
Mark Campbell, Chairman

Attest: s/Doreen Pliner
Doreen Pliner, Auditor

s/Keith Dencklau
Keith Dencklau

s/Nicholas Carlson
Nicholas Carlson

s/Niki Conrad
Niki Conrad

s/Bob Thode
Bob Thode