

Board of Supervisors Regular Meeting Minutes
March 24, 2026

The Webster County Board of Supervisors, in addition to the open meeting, held an electronic meeting at the following time and place: Tuesday, March 24, 2026, 10:00 A.M.; Board of Supervisors Room, Fort Dodge, Iowa

The Board of Supervisors met in session on the above date with the following members present: Thode, Cochrane, Montgomery, Conrad. Absent: Hayek

Moved by Cochrane, seconded by Conrad to approve March 10, 2026, minutes. Motion carried unanimously.

Moved by Conrad, seconded by Montgomery to approve the agenda. Motion carried unanimously.

Moved by Montgomery seconded by Cochrane to approve Consent Agenda.

- a. Accept and authorize the hiring of Andrew Pepples, Bailiff – Jail (part-time) at \$29.67/hour, effective March 30, 2026, per recommendation of Luke Fleener, Webster County Sheriff.
- b. Accept and authorize an annual step increase to (Step 4) for Terrance Henson, Corrections Officer – Sergeant - Jail (full-time) from \$24.63/hour to \$25.90/hour, effective April 7, 2026, per the recommendation of Luke Fleener, Webster County Sheriff.
- c. Accept and authorize an annual step increase to (Step 6) for Harmon Atwood, Deputy Sheriff – Sheriff Office (full-time) from \$38.99/hour to \$40.87/hour, effective April 24, 2026, per the recommendation of Luke Fleener, Webster County Sheriff.
- d. Approve Special Class C Retail Native Wine License for Soldier Creek Winery, LLC, 1584 Paragon Ave. Fort Dodge, IA 50501 (Copy on file in Auditor's Office)
- e. Receive and place on file Engineer's Office Permits
 - i. Work in ROW Permit- Brockett McConnell Family Farms LLC. work along Baxter Ave in Sec. 7 of Gowrie Twp. (Copy on file in Auditor's office)
 - ii. Utility Permit- Fort Dodge Fiber; work along Nelson Ave in Sec. 8 of Cooper Twp. (Copy on file in Auditor's office)
 - iii. Utility Permit- Corn Belt Power Cooperative; work at multiple locations in Badger Twp. (Copy on file in Auditor's office)
 - iv. Utility Permit- Woolstock Mutual Telephone; work along 210th St in Sec. 33 of Cooper Twp. (Copy on file in Auditor's office)

Motion carried unanimously.

Moved by Cochrane, seconded by Conrad to approve and authorize agreement with Georgia-Pacific Gypsum LLC for paving on 230th St. (Copy on file in Auditor's office) Motion carried unanimously.

Moved by Conrad, seconded by Montgomery to approve and authorize agreement with the City of Fort Dodge and the Webster County Conservation Board for paving on 160th St. (Copy on file in Auditor's office) Motion carried unanimously.

Moved by Montgomery, seconded by Cochrane to approve and authorize low bidder (Doyle Construction \$1,592,003.03) for Project L-2026(2)--73-94 and authorize Jamie Johll, County Engineer, to sign the contract documents. (Copy on file in Auditor's office) Motion carried unanimously.

Moved by Cochrane, seconded by Conrad to receive and place on file farm lease between Webster County and Jeff Allen. (Copy on file in Auditor's office) Motion carried unanimously.

Moved by Conrad, seconded by Montgomery to receive and place on file farm lease between Webster County and Canon Bleam. (Copy on file in Auditor's office) Motion carried unanimously.

Moved by Montgomery, seconded by Conrad to receive and place on file farm lease between Webster County and ICCF Foundation. (Copy on file in Auditor's office) Cochrane -Abstained. Motion carried by 3 Supervisors.

Heather Stewart and Corey Krug gave an update on the happenings at the Webster County fairgrounds.

Moved by Conrad, seconded by Montgomery to approve and authorize Tax sale #1998 to Karen Markley for the purchase price of \$1.00 per Brenda Angstrom, Webster County Treasurer. (Copy on file in Auditor's office) Motion carried unanimously.

Moved by Montgomery seconded by Cochrane to approve and authorize amendment to Webster County Environmental Health Fee Schedule. (Copy on file in Auditor's office)

Webster County Environmental Health Fee Schedule			
Current		Proposed	
Standard PSDS	\$ 200.00	Private Sewage Disposal System	\$ 300.00
Advanced PSDS	\$ 300.00		
Variance	\$ 100.00	Variance	\$ 150.00
PSDS Repair	\$ 100.00	PSDS Repair	\$ 150.00
Private Water Well	\$ 150.00	Private Water Well	\$ 200.00
Effluent Sample Fee	\$ 90.00	Effluent Sample Fee	\$ 150.00

- Fee's double Private Sewage Disposal Systems constructed/installed by the property owner
- Fee's triple if no permit is issued for an installed private sewage disposal system or a private water well
- Fee's will be reevaluated every 2 years

Motion carried unanimously.

A Public Hearing was held on first Consideration of Amendment to Webster County Ordinance 2023-03; an ordinance providing construction/installation standards of private sewage disposal systems and requirements of the contractor/installer, issuance of private sewage disposal system permits, private water well testing and the transferring of properties. (Copy on file in Auditor's office)

Proposed amendments:

- Section 3.2 Private Sewage Disposal System Installation Process
 - a. Removal of Patron Acknowledgement
- Section 3.3 Private Sewage Disposal System Contractors
 - a. Reduce CEU's from a minimum of 12 annually to 6 annually
- Section 3.6 Alternative Wastewater Treatment Systems
 - a. Addition of alternative wastewater treatment system requirements in terms of effluent openly discharging to either the surface and/or other than soil treatment
- Section 4.3 Water Quality and Transferring Property
 - a. Specification of private well water contaminants required for testing prior to the transfer of property

Moved by Conrad, seconded by Montgomery to approve First Consideration of Ordinance No. 2026-2 to an ordinance providing construction/installation standards of private sewage disposal systems and requirements of the contractor/installer, issuance of private sewage disposal system permits, private water well testing and the transferring of properties (Copy on file in Auditor's office)

Proposed amendments:

- Section 3.2 Private Sewage Disposal System Installation Process
 - a. Removal of Patron Acknowledgement
- Section 3.3 Private Sewage Disposal System Contractors
 - a. Reduce CEU's from a minimum of 12 annually to 6 annually
- Section 3.6 Alternative Wastewater Treatment Systems
 - a. Addition of alternative wastewater treatment system requirements in terms of effluent openly discharging to either the surface and/or other than soil treatment
- Section 4.3 Water Quality and Transferring Property
 - a. Specification of private well water contaminants required for testing prior to the transfer of property

Waive the second hearing and set 10:00 A.M. April 7, 2026, as the time and date of the third and final hearing. Motion carried unanimously.

Moved by Montgomery, seconded by Cochrane to approve and authorize mediated settlement payment on behalf of Webster County, Iowa from the Iowa Community Assurance Pool to Regina Rhea in the sum of \$2.75M to resolve a contested civil matter and in exchange for a full release of all claims against Webster County, its employees and agents, as recommended by counsel assigned by the Iowa Community Assurance Pool. (Copy on file in Auditor's office) Motion carried unanimously.

Moved by Cochrane, seconded by Conrad to approve setting hearing date and time for the Adoption of Budget and Certification of Taxes for April 28, 2026, at 10:00 a.m. (Copy on file in Auditor's office) Motion carried unanimously.

Public Hearing was held on First Consideration of Webster County Ordinance No 2026-1
Title V: Public Order, Safety, and Health
Chapter 7: Animal Control and Welfare
Zoning Designations R-1, R-2 and R-3.

Moved by Conrad, seconded by Montgomery to approve First Consideration of Ordinance No 2026-2
Title V: Public Order, Safety, and Health
Chapter 7: Animal Control and Welfare
Zoning Designations R-1, R-2 and R-3
Waive the second hearing and set 10:00 A.M April 7, 2026, as the time and date of the third and final hearing.

Citizens' opportunity to address the Board with items not on agenda. None

Board of Supervisors' Committee Reports: Thode- CIJD, Linkin Families, CFR; Cochrane-Crime stoppers, Landfill; MIDAS; Hayek- None; Conrad-City/County canceled, Visit FD canceled; Montgomery- Upper Des Moines.

Moved by Montgomery, seconded by Cochrane, to allow claims. Motion carried unanimously.

Moved by Cochrane, seconded by Conrad to Adjourn. Motion carried unanimously.

s/Shounna Abrams
Auditor, Webster County

s/Bob Thode
Vice Chair, Webster County Board of Supervisor