



NOTICE OF MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS  
(NOVEMBER 23 2021) (WEEK 47 OF 2021)

Live streaming at:  
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Agenda and Minutes available at:  
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|   |  |   |  |   |
|---|--|---|--|---|
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|---|--|---|--|---|

You are hereby notified a meeting of the Woodbury County Board of Supervisors will be held November 23, 2021 at **4:30 p.m.** in the Basement of the Courthouse, 620 Douglas Street, Sioux City, Iowa for the purpose of taking official action on the agenda items shown hereinafter and for such other business that may properly come before the Board.

This is a formal meeting during which the Board may take official action on various items of business. If you wish to speak on an item, please follow the seven participation guidelines adopted by the Board for speakers.

1. Anyone may address the Board on any agenda item after initial discussion by the Board.
2. Speakers will approach the microphone one at a time and be recognized by the Chair.
3. Speakers will give their name, their address, and then their statement.
4. Everyone will have an opportunity to speak. Therefore, please limit your remarks to **three minutes on any one item.**
5. At the beginning of the discussion on any item, the Chair may request statements in favor of an action be heard first followed by statements in opposition to the action.
6. Any concerns or questions you may have which do not relate directly to a scheduled item on the agenda will also be heard under the first or final agenda item "Citizen Concerns."
7. For the benefit of all in attendance, please turn off all cell phones and other devices while in the Board Chambers.

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## **AGENDA**

- |                  |  |             |
|------------------|--|-------------|
| <b>3:45 p.m.</b> | 1. Closed Session {Iowa Code Section 21.5 (1) (c)}                           |             |
| <b>4:30 p.m.</b> | Call Meeting to Order – Pledge of Allegiance to the Flag – Moment of Silence |             |
|                  | 2. Citizen Concerns  | Information |
|                  | 3. Approval of the agenda  | Action      |

### **Consent Agenda**

**Items 4 through 10 constitute a Consent Agenda of routine action items to be considered by one motion. Items pass unanimously unless a separate vote is requested by a Board Member.**

4. a. Approval of the minutes of the November 16, 2021 meeting  
b. Approval of the minutes of the November 19, 2021 special meeting
5. Approval of claims
6. County Treasurer – Tina Bertrand
  - a. Approval of lifting tax suspension for E.M.
  - b. Approval of resolution for abatement of taxes for Yes Communities

- 7. Board Administration – Heather Satterwhite
  - a. Approval of resolution for notice of property sale parcel #894711177001 (aka 3406 44<sup>th</sup> Street) for December 7<sup>th</sup> at 4:35 p.m.
  - b. Approve estimate of \$3,200 from Gaming Funds for the cost of the holiday luncheon
  
- 8. Human Resources – Melissa Thomas
  - a. Approval of Memorandum of Personnel Transactions
  - b. Authorization to Initiate Hiring Process
  - c. Approval of request to deauthorize county position
  
- 9. Board of Supervisors – Rocky De Witt
  - Approval to appoint Daniel Lynde and Bob Stewart to represent the Board of Supervisors on the Compensation Commission
  
- 10. Secondary Roads – Mark Nahra
  - Approve the underground utility permit for NIPCO

**End Consent Agenda**

- 11. Building Services – Kenny Schmitz
  - Approve resolution appointing Rocky De Witt as Woodbury County Law Enforcement Center Authority Commissioner      Action
  
- 12. Secondary Roads – Mark Nahra
  - a. Approve the certificate of completion of project L-B(K46)—73-97 with Graves Construction for \$1,515,008.32      Action
  - b. Approve the contract for the Oak Ridge Park project to Holly Brown Construction for \$66,078.50      Action
  
- 13. Board Administration – Dennis Butler
  - Approval of the Annual Urban Renewal Report for FY 20-21      Action
  
- 14. Reports on Committee Meetings      Information
  
- 15. Citizen Concerns      Information
  
- 16. Board Concerns      Information

**ADJOURNMENT**

*Subject to Additions/Deletions*

## CALENDAR OF EVENTS

|                      |                   |   |
|----------------------|-------------------|---|
| <b>MON., NOV. 22</b> | <b>6:00 p.m.</b>  | Zoning Commission Meeting, First Floor Boardroom                                    |
| <b>TUE., NOV. 23</b> | <b>2:00 p.m.</b>  | Decat Board Meeting, Western Hills AEA, Room F                                      |
| <b>WED., NOV. 24</b> | <b>2:30 p.m.</b>  | Rolling Hills Community Services Region Governance Board Meeting                    |
| <b>THU., NOV. 25</b> | <b>11:00 a.m.</b> | Siouxland Regional Transit Systems (SRTS) Board Meeting, SIMPCO Office, 1122 Pierce |
| <b>WED., DEC. 1</b>  | <b>9:00 a.m.</b>  | Loess Hills Alliance Stewardship Meeting, Pisgah, Iowa                              |
|                      | <b>10:30 a.m.</b> | Loess Hills Alliance Executive Meeting  |
|                      | <b>1:00 p.m.</b>  | Loess Hills Alliance Board of Directors Meeting,                                    |
|                      | <b>3:45 p.m.</b>  | Veteran Affairs Meeting, Veteran Affairs Office, 1211 Tri-View Ave.                 |
| <b>THU., DEC. 2</b>  | <b>10:00 a.m.</b> | COAD Meeting, The Security Institute  |
| <b>FRI., DEC. 3</b>  | <b>9:00 a.m.</b>  | Hungry Canyons Alliance Quarterly Meeting, 101 Main St., Portsmouth, IA             |
|                      | <b>9:30 a.m.</b>  | SIMPCO Tri-State Legislative Forum, WITCC   |
| <b>WED., DEC. 8</b>  | <b>8:05 a.m.</b>  | Woodbury County Information Communication Commission, First Floor Boardroom         |
|                      | <b>10:00 a.m.</b> | STARComm Board Meeting, The Security Institute, WIT Campus                          |
|                      | <b>12:00 p.m.</b> | District Board of Health Meeting, 1014 Nebraska St.                                 |
| <b>THU., DEC. 9</b>  | <b>12:00 p.m.</b> | SIMPCO Board of Directors and Award Ceremony, Holiday Inn Express, Dakota Dunes     |
|                      | <b>4:00 p.m.</b>  | Conservation Board Meeting, Dorothy Pecaut Nature Center, Stone Park                |
| <b>WED., DEC. 15</b> | <b>12:00 p.m.</b> | Siouxland Economic Development Corporation Meeting, 617 Pierce St., Ste. 202        |
|                      | <b>10:00 a.m.</b> | Siouxland Center for Active Generations Board of Directors Meeting, 313 Cook St.    |
| <b>THU., DEC. 16</b> | <b>4:30 p.m.</b>  | Community Action Agency of Siouxland Board Meeting, 2700 Leech Avenue               |
| <b>FRI., DEC. 17</b> | <b>12:00 p.m.</b> | Siouxland Human Investment Partnership Board Meeting Northwest AEA, Room G          |
| <b>WED., DEC. 22</b> | <b>2:30 p.m.</b>  | Rolling Hills Community Services Region Governance Board Meeting                    |
| <b>THU., DEC. 23</b> | <b>11:00 a.m.</b> | Siouxland Regional Transit Systems (SRTS) Board Meeting, SIMPCO Office, 1122 Pierce |
| <b>MON., DEC. 27</b> | <b>6:00 p.m.</b>  | Zoning Commission Meeting, First Floor Boardroom                                    |
| <b>TUE., DEC. 28</b> | <b>2:00 p.m.</b>  | Decat Board Meeting, Western Hills AEA, Room F                                      |

**Woodbury County is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act, the County will consider reasonable accommodations for qualified individuals with disabilities and encourages prospective employees and incumbents to discuss potential accommodations with the Employer.**

*Federal and state laws prohibit employment and/or public accommodation discrimination on the basis of age, color, creed, disability, gender identity, national origin, pregnancy, race, religion, sex, sexual orientation or veteran's status. If you believe you have been discriminated against, please contact the Iowa Civil Rights Commission at 800-457-4416 or Iowa Department of Transportation's civil rights coordinator. If you need accommodations because of a disability to access the Iowa Department of Transportation's services, contact the agency's affirmative action officer at 800-262-0003.*

**NOVEMBER 16, 2021, FORTY-SIXTH MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS**

The Board of Supervisors met on Tuesday, November 16, 2021 at 4:30 p.m. Board members present were Taylor by phone, Ung, De Witt, Radig, and Wright. Staff members present were Karen James, Board Administrative Assistant, Dennis Butler, Budget Tax/Analyst, Joshua Widman, Assistant County Attorney, Melissa Thomas, Human Services Director, and Patrick Gill, Auditor/Clerk to the Board.

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

1. Carole Hennings, Merville, Deb Main, Sioux City, and Gayle Palmquist, Lawton, addressed the Board with concerns about various pipelines proposed to cross Woodbury County lands.
2. Motion by De Witt second by Radig to approve the agenda for November 16, 2021. Carried 5-0. Copy filed.  
Motion by De Witt second by Radig to approve the following items by consent:
  3. To approve minutes of the November 09, 2021 meeting. Copy filed.
  4. To approve the claims totaling \$764,406.16. Copy filed.
  5. To approve and authorize the Chairperson to sign a Resolution to approve the proposed amendment to the Electronic Services System 28E Agreement.

**WOODBURY COUNTY, IOWA  
RESOLUTION #13,364**

WHEREAS, in 2005 the Electronic Service System 28E was entered into agreement in order to govern the county land record information system to provide public access to land records for all 99 counties; and,

WHEREAS, the State Auditor, the Iowa County Recorders Association and the Iowa State Legislature have proposed a change to the 28E agreement that allows all contracts to be managed through the 28E organization itself instead of through the Iowa County Recorders Association;

WHEREAS, the change was signed into law in HF 527 on May 20, 2021; and

WHEREAS, The proposed amendment to the Electronic Services System 28E agreement, as approved by the Iowa County Recorders Association Executive Board and by the ESS Coordinating Committee on October 4, 2021, and as executed by Deb Kupka, Tama County Recorder and Chair of the ESS Coordinating Committee on October 11, 2021, is hereby approved by the Woodbury County Board of Supervisors on November 16, 2021

NOW, THEREFORE, Be It Resolved that Woodbury County, Iowa hereby approves to the terms of the attached agreement and authorizes the Chair to sign the attached 28E Agreement.

Passed and approved 16<sup>th</sup> day of November 2021.  
WOODBURY COUNTY BOARD OF SUPERVISORS  
Copy filed.

- 6a. To approve the separation of Rea Gonzalez, P/T Youth Worker, Juvenile Detention Dept., effective 11-08-21. Resignation.; the appointment of Emma Sonier, P/T Youth Worker, Juvenile Detention Dept., effective 11-19-21, \$20.38/hour. Job Vacancy Posted 9-29-21. Entry Level Salary: \$20.38/hour.; the reclassification of Alyse Morris, MV Clerk II, County Treasurer Dept., effective 11-29-21, \$20.60/hour, 5%=\$1.07/hr. Per AFSCME Courthouse Contract agreement, from Grade 3/Step 3 to Grade 3/Step 4.; and the separation of Debra Heath, Clerk III, Count Sheriff Dept., effective 01-30-22. Retirement. Copy filed.
- 6b. To approve and authorize the Chairperson to sign the Authorization to initiate the hiring process for P/T Youth Worker, Juvenile Detention Dept., AFSCME Juvenile Detention: \$20.38/hour; Clerk III-Warrant, County Sheriff



Dept., AFSCME Courthouse: \$21.54/hour; Clerk III, County Sheriff Dept., AFSCME Courthouse: \$21.54/hour; and Civilian Jailer, County Sheriff Dept., CWA: \$21.02/hour. Copy filed.

- 7. To approve and authorize the Chairperson to sign a Resolution providing for the amendment of the Articles of Agreement which formed the Workforce Development Chief Elected Official Consortium for the Workforce Innovation and Opportunity Act of 2014.

**WOODBURY COUNTY, IOWA**  
**RESOLUTION #13,365**  
**PROVIDING FOR THE AMENDMENT OF THE ARTICLES OF AGREEMENT WHICH FORMED THE**  
**WORKFORCE DEVELOPMENT CHIEF ELECTED OFFICIAL CONSORTIUM FOR THE WORKFORCE**  
**INNOVATION AND OPPORTUNITY ACT OF 2014**

WHEREAS, Woodbury County previously signed a resolution to approve the Articles of Agreement creating the Workforce Development Chief Elected Official Consortium (CEO) together with 17 other counties in western and southwestern Iowa, known as the "Western Iowa Workforce Development Area" or WIWDA; and,

WHEREAS, a quorum of the CEO has been difficult to meet, hindering the ability of the CEO to conduct business and provide for smooth operation of the WIWDA; and,

WHEREAS, at their September, 2021 meeting the CEO discussed proposing to the member counties an amendment to the Articles of Agreement to reduce the required quorum from a supermajority (three-fifths or 11 members) to having a minimum of seven members (one-third + 1).

NOW, THEREFORE BE IT RESOLVED by the Woodbury County Board of Supervisors that it does hereby agree to amend Article 5C of the Articles of Agreement which formed the WIWDA Chief Elected Official Consortium to read as follows:

- C. A quorum of the member counties is required to conduct a meeting. A quorum is defined as one plus one-third of the members.

Passed and approved this 16th day of November, 2021.

WOODBURY COUNTY BOARD OF SUPERVISORS

Copy filed.

- 8. To approve the refund of property taxes for parcel #884717303021 in the amount of \$1,490.00. Copy filed.
- 9. To approve the underground utility permit for Telecom Construction for Lumen. Copy filed.

Carried 5-0.

- 10. The Canvass of the City/School Election 2<sup>nd</sup> tier of the 11-02-21 was held.

Motion by De Witt second by Radig to receive the Canvass. Carried 5-0. Copy filed.

It was reported by Steve Hofmeyer, Deputy Commissioner of Elections.

**City of Sioux City - City Council At-Large**

|                   |  |
|-------------------|--|
| Ike Rayford       | Received Two Thousand Eight Hundred (2,800) votes                  |
| Alex Watters      | Received Four Thousand Two Hundred and Seventeen (4,217) votes     |
| Matthew R. O'Kane | Received Two Thousand Eight Hundred and Sixty Six (2,866) votes    |
| Dan A. Moore      | Received Four Thousand Four Hundred and Eighty Seven (4,487) votes |
| Scattering        | Received One Hundred and Thirty Four (134) votes                   |
| <b>Total</b>      | <b>Fourteen Thousand Five Hundred and Four (14,504) votes</b>      |

**We therefore declare:**

Alex Watters duly elected to the office of City of Sioux City - City Council At-Large for the term of four years beginning Saturday, January 1, 2022.

Matthew R. O'Kane duly elected to the office of City of Sioux City - City Council At-Large for the term of four years beginning Saturday, January 1, 2022.

Dan A. Moore duly elected to the office of City of Sioux City - City Council At-Large for the term of four years beginning Saturday, January 1, 2022.

**Lawton - Bonson School Director District 3**

|              |                                 |
|--------------|---------------------------------|
| Bryan Mesz   | Received Twenty Five (25) votes |
| Scattering   | Received Thirty One (31) votes  |
| <b>Total</b> | <b>Fifty Six (56) votes</b>     |

**We therefore declare:**

Bryan Mesz duly elected to the office of Lawton - Bonson School Director District 3 for the term of four years beginning Saturday, January 1, 2022.

**Lawton - Bronson School Director District 5**

|                |   |
|----------------|---|
| Nicole Garnand | Received One Hundred and Eighty Eight (188) votes |
| Scattering     | Received Nine (9) votes                           |
| <b>Total</b>   | <b>One Hundred and Ninety Seven (197) votes</b>   |

**We therefore declare:**

Nicole Garnand duly elected to the office of Lawton - Bronson School Director District 5 for the term of four years beginning Saturday, January 1, 2022.

**Maple Valley - Anthon Oto School Director District 1**

|                  |  |
|------------------|--|
| Karen J. Kennedy | Received Four Hundred and Twelve (412) votes   |
| Scattering       | Received Twenty Four (24) votes                |
| <b>Total</b>     | <b>Four Hundred and Thirty Six (436) votes</b> |

**We therefore declare:**

Karen J. Kennedy duly elected to the office of Maple Valley - Anthon Oto School Director District 1 for the term of four years beginning Saturday, January 1, 2022.

**Maple Valley - Anthon Oto School Director District 3**

|              |   |
|--------------|---|
| Trevor Lally | Received One Hundred and Eleven (111) votes       |
| David Jensen | Received One Hundred and Eighty Seven (187) votes |
| Dale Wimmer  | Received Two Hundred and Two (202) votes          |
| Scattering   | Received Seven (7) votes                          |
| <b>Total</b> | <b>Five Hundred and Seven (507) votes</b>         |

**We therefore declare:**

Dale Wimmer duly elected to the office of Maple Valley - Anthon Oto School Director District 3 for the term of four years beginning Saturday, January 1, 2022.

**Maple Valley - Anthon Oto School Director District 5**

|              |  |
|--------------|--|
| Jana Hamann  | Received One Hundred and Four (104) votes      |
| Scattering   | Received Twenty (20) votes                     |
| <b>Total</b> | <b>One Hundred and Twenty Four (124) votes</b> |

**We therefore declare:**

Jana Hamann duly elected to the office of Maple Valley - Anthon Oto School Director District 5 for the term of four years beginning Saturday, January 1, 2022.

#### **River Valley School Director District 1**

|                |   |
|----------------|---|
| Jessica Wilson | Received Three Hundred and Twenty Two (322) votes |
| Scattering     | Received Four (4) votes                           |
| <b>Total</b>   | <b>Three Hundred and Twenty Six (326) votes</b>   |

#### **We therefore declare:**

Jessica Wilson duly elected to the office of River Valley School Director District 1 for the term of four years beginning Saturday, January 1, 2022.

#### **River Valley School Director District 4**

|                 |  |
|-----------------|--|
| Kory Dausel     | Received One Hundred and Fifty Six (156) votes   |
| Sharleen Duncan | Received One Hundred and Ninety Five (195) votes |
| Scattering      | Received Two (2) votes                           |
| <b>Total</b>    | <b>Three Hundred and Fifty Three (353) votes</b> |

#### **We therefore declare:**

Sharleen Duncan duly elected to the office of River Valley School Director District 4 for the term of four years beginning Saturday, January 1, 2022.

#### **River Valley School - Public Measure WA**

|              |  |
|--------------|--|
| Yes          | Received Two Hundred and Seventy One (271) votes |
| No           | Received Fifty Five (55) votes                   |
| <b>Total</b> | <b>Three Hundred and Twenty Six (326) votes</b>  |

#### **We therefore declare:**

River Valley School - Public Measure WA to be passed.

#### **Sioux City School Director At Large**

|                        |  |
|------------------------|--|
| Michael Lang Bushby    | Received Eight Hundred and Eighty Eight (888) votes                  |
| Perla Alarcon-Flory    | Received Two Thousand Two Hundred and Ninety Four (2,294) votes      |
| Bob Michaelson         | Received Three Thousand Five Hundred and Eight (3,508) votes         |
| Shaun Michael Broyhill | Received One Thousand Four Hundred and Seven (1,407) votes           |
| Joshua D. Potter       | Received Two Thousand and Four (2,004) votes                         |
| Jan J. George          | Received Two Thousand Five Hundred and Seventy One (2,571) votes     |
| Arthur Ryan Baker      | Received One Thousand and Seventy Two (1,072) votes                  |
| Chad Krastel           | Received Five Hundred and Fifty Nine (559) votes                     |
| Amanda Gibson          | Received One Thousand Six Hundred and Thirty Three (1,633) votes     |
| Scattering ,           | Received Fifty One (51) votes  |
| <b>Total</b>           | <b>Fifteen Thousand Nine Hundred and Eighty Seven (15,987) votes</b> |

#### **We therefore declare:**

Perla Alarcon-Flory duly elected to the office of Sioux City School Director At Large for the term of four years beginning Saturday, January 1, 2022.

Bob Michaelson duly elected to the office of Sioux City School Director At Large for the term of four years beginning Saturday, January 1, 2022.

Jan J. George duly elected to the office of Sioux City School Director At Large for the term of four years beginning Saturday, January 1, 2022.

#### **Westwood School Director At Large**

|               |   |
|---------------|---|
| Brady Worrell | Received Two Hundred and Seventy Four (274) votes |
|---------------|---|

|              |   |
|--------------|---|
| Chuck Ferris | Received Two Hundred and Twenty Eight (228) votes |
| Scattering   | Received Twelve (12) votes                        |
| <b>Total</b> | <b>Five Hundred and Fourteen (514) votes</b>      |

**We therefore declare:**

Brady Worrell duly elected to the office of Westwood School Director At Large for the term of four years beginning Saturday, January 1, 2022.

Chuck Ferris duly elected to the office of Westwood School Director At Large for the term of four years beginning Saturday, January 1, 2022.

**Western Iowa Tech Community College Director District 1**

|              |   |
|--------------|---|
| Neal Adler   | Received One Thousand Four Hundred and Seventy Four (1,474) votes |
| Scattering   | Received Eight (8) votes  |
| <b>Total</b> | <b>One Thousand Four Hundred and Eighty Two (1,482) votes</b>     |

**We therefore declare:**

Neal Adler duly elected to the office of Western Iowa Tech Community College Director District 1 for the term of four years beginning Saturday, January 1, 2022.

**Western Iowa Tech Community College Director District 2**

|               |  |
|---------------|--|
| Bill Anderson | Received One Thousand Three Hundred and Seventy Four (1,374) votes |
| Scattering    | Received Fourteen (14) votes                                       |
| <b>Total</b>  | <b>One Thousand Three Hundred and Eighty Eight (1,388) votes</b>   |

**We therefore declare:**

Bill Anderson duly elected to the office of Western Iowa Tech Community College Director District 2 for the term of four years beginning Saturday, January 1, 2022.

**Western Iowa Tech Community College Director District 7 - To Fill Vacancy**

|                    |  |
|--------------------|--|
| Gregory Alan Aymar | Received Thirty Four (34) votes                |
| Scattering         | Received One Hundred and Fifty Six (156) votes |
| <b>Total</b>       | <b>One Hundred and Ninety (190) votes</b>      |

**We therefore declare:**

Gregory Alan Aymar duly elected to the office of Western Iowa Tech Community College Director District 7 - to Fill Vacancy for the residue of the term ending Sunday, December 31, 2023.

**Western Iowa Tech Community College Director District 8**

|              |   |
|--------------|---|
| Russell Wray | Received One Thousand Four Hundred and Thirty (1,430) votes   |
| Scattering   | Received Fourteen (14) votes                                  |
| <b>Total</b> | <b>One Thousand Four Hundred and Forty Four (1,444) votes</b> |

**We therefore declare:**

Russell Wray duly elected to the office of Western Iowa Tech Community College Director District 8 for the term of four years beginning Saturday, January 1, 2022.

12. Motion by Radig second by De Witt to approve funding mechanism for the CIP project at Browns Lake. Carried 5-0. Copy filed.
- 11a. Motion by Radig second by De Witt to approve and authorize the Chairperson to sign the Resolution to amend the FY 2022-2026 construction program. Carried 5-0.

**RESOLUTION #13,366  
2022 COUNTY FIVE YEAR PROGRAM RESOLUTION 0.1  
Woodbury County Secondary Roads**

Unforeseen circumstances have arisen since adoption of the approved Secondary Road Five Year Program and previous revisions, requiring changes to the sequence, funding, and timing of the proposed work plan.

The Board of Supervisors of Woodbury County, Iowa, in accordance with Iowa Code Section 309.22, initiates and recommends modification of the following project(s) in the accomplishment year (State Fiscal Year 2022), for approval by the Iowa Department of Transportation (Iowa DOT), per Iowa Code 309.23 and Iowa DOT Instructional Memorandum 2.050.

The following projects shall be MODIFIED as follows:

| Project Number<br>Name<br>Project ID                         | Project Location<br>Description of Work  | AADT<br>Length<br>Bridge ID  | Type of Work<br>Fund | Modifications   | Total       |
|--|--|------------------------------|----------------------|---|-------------|
| L-B(M229)—73-97<br>Taylor Ave Bridge M299<br>35165           | On TAYLOR AVE, Over<br>STREAM, from 230 <sup>th</sup> St<br>N 0.8 miles in Section<br>2 T87N R42W                                  | 5<br>0.000 miles<br>351220   | 320 Bridges<br>Local | added 550,000 Local dollars to 2022<br>removed 550,000 Local dollars from 2025      | \$550,000   |
| BROS-SWAP-C097(E-299-<br>1)—FE-97<br>Bridge E-299-1<br>14259 | On CORRECTIONVILLE<br>RD, Over WHISKEY<br>CREEK, from Charles<br>Ave. E 0.1 miles in<br>Section 35 T89N R46W<br>Bridge Replacement | 150<br>0.000 miles<br>355450 | 320 Bridges<br>SWAP  | added 1,000,000 SWAP dollars to 2022<br>removed 1,000,000 Swap dollars from<br>2023 | \$1,000,000 |

| Fund           | Previous Amount | Accomplishment Year |  | Net Change  |
|----------------|-----------------|---------------------|--|-------------|
|                |                 | New Amount          |  |             |
| Local          | \$1,800,000     | \$2,350,000         |  | \$550,000   |
| Farm-to-Market | \$1,962,000     | \$1,962,000         |  | \$0         |
| Special        | \$0             | \$0                 |  | \$0         |
| SWAP           | \$4,775,000     | \$5,775,000         |  | \$1,000,000 |
| Federal Aid    | \$0             | \$0                 |  | \$0         |
| Totals         | \$8,837,000     | \$10,087,000        |  | \$1,550,000 |

Passed and approved on this day the 16<sup>th</sup> of November, 2021.

WOODBURY COUNTY BOARD OF SUPERVISORS  
Copy filed.

11b. Bid letting was held for pre-cast bridge production. The bids are as follows:

|                  |              |
|------------------|--------------|
| Oden Enterprises | \$53,774.14  |
| Forterra         | \$112,515.00 |

Motion by Radig second by De Witt to receive bids as presented. Carried 5-0. Copy filed.

11c. Motion by Radig second by De Witt to award the bid for pre-cast bridge production to Oden Enterprises for \$53,774.14. Carried 5-0. Copy filed.

11d. Motion by Radig second by De Witt to postpone action to approve the contract for the Oak Ridge Park project with Holly Brown Construction for \$66,078.50. Carried 5-0. Copy filed.

13. Motion by Radig second by Wright to approve Resolution for Inter-Fund Operating Transfer for FY 2022. Carried 5-0.

**RESOLUTION FOR INTERFUND OPERTING TRANSFER**

**RESOLUTION #13,367**

Whereas, it is desired to authorize the Auditor to periodically transfer sums from General Basic Fund to the Justice Center Maintenance Fund (4755) during the Fiscal Year 2021-22 budget year, and

Whereas, said transfers must be in accordance with Section 331.432 Code of Iowa,

Whereas, the purpose of the transfers are to move additional rent obligation to the Justice Center Maintenance Fund (4755) to be in compliance with the lease agreement (Section 7.2) with the Justice Center Authority,

Now, therefore be it resolved by the Board of Supervisors of Woodbury County, Iowa, as follows:

The total maximum transfers from the General Basic Fund to the Justice Center Maintenance Fund (4755) for the fiscal year beginning July 1, 2021, shall not exceed the sum of \$400,000.

The Auditor is directed to correct his books when said operating transfers are made and to notify the Treasurer of the amounts of said transfers.

The above and foregoing resolution was adopted by the Board of Supervisors of Woodbury County Iowa, on November 16<sup>th</sup>, 2021.

WOODBURY COUNTY BOARD OF SUPERVISORS  
Copy filed.

14. The Board heard reports on committee meetings.
15. There was discussion about smoking on the courthouse grounds.
16. Board concerns were heard.

The Board adjourned the regular meeting until November 23, 2021.

Meeting sign in sheet. Copy filed.

**NOVEMBER 19, 2021, SPECIAL MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS**

The Board of Supervisors met on Friday, November 19, 2021 at 12:00 p.m. Board members present were Ung, De Witt, and Taylor by phone; Radig and Wright were absent. Staff members present were Melissa Thomas, Human Resources Director, Dennis Butler, Finance Director, and Michelle Skaff, Deputy Auditor/Clerk to the Board.

The meeting was called to order.

Chairman De Witt stated that an in person meeting with the majority of the Board members present was not possible due to one or more person traveling and others with employment obligations so electronic means are being used to obtain a majority for the meeting.

William Burrow, Sioux City, expressed concerns about Woodbury County's support of the resolution.

Chris McGowan, Siouxland Chamber of Commerce, spoke in favor of Woodbury County's support of the resolution.

Motion by De Witt second by Ung approve and authorize the Chairperson to sign a Resolution expressing intent to provide economic development support to Ag Processing Inc. Carried 3-0. Copy filed.

**RESOLUTION #13,368**  
**RESOLUTION EXPRESSING INTENT TO PROVIDE ECONOMIC DEVELOPMENT SUPPORT TO AG PROCESSING INC**

WHEREAS, the Board of Supervisors of Woodbury County, Iowa (the "County") by resolution previously established the Grow Woodbury County Urban Renewal Area (the "Urban Renewal Area") and adopted an urban renewal plan (the "Plan") for the governance of initiatives and projects therein; and

WHEREAS, Ag Processing Inc (the "Cooperative") has proposed to undertake the expansion of an existing soybean processing facility (the "Project") for use in its business operations on certain real property (the "Property") situated at 2753 Port Neal Circle, Sergeant Bluff, Iowa in the Urban Renewal Area; and

WHEREAS, the Cooperative has requested that the County provide financial support to help to defray the costs of the Project; and

WHEREAS, the Board intends to provide such financial support by entering into a development agreement (the "Development Agreement") with the Cooperative and thereby making provision for the funding of incremental property tax payments (the "Payments") to the Cooperative; and

WHEREAS, prior to entering into the Development Agreement, the Board must undertake the statutory process for (1) approving the Project as an urban renewal project under the Plan for the Urban Renewal Area; and (2) authorizing the Development Agreement and the funding of the Payments; but the County desires to convey its intent to pursue these actions to the Cooperative in order to facilitate progress on the development of the Property through the adoption of this Resolution;

NOW, THEREFORE, Be It Resolved by the Board of Supervisors of Woodbury County, Iowa, as follows:

Section 1. The County hereby expresses its intent to support the Project in the future. The County will in good faith negotiate the Development Agreement with respect to the undertaking of the Project, such proposed Agreement to minimally include the following terms:

A) The Cooperative will agree to submit documentation demonstrating the costs (the "Project Costs") incurred by the Cooperative in the completion of the Project; and

B) In undertaking the Project, the Cooperative intends to make a capital investment in the approximate amount of \$70,400,000 and to create not less than two (2) new full time jobs; and

C) The Cooperative will commit to maintaining material compliance with its agreements with the Iowa Economic Development Authority respecting the undertaking of the Project and the workforce to be employed therein; and

D) The Cooperative will commit to entering into a minimum assessment agreement pursuant to Section 403.6 of the Code of Iowa establishing a minimum assessed valuation increase relative to the Project of not less than \$11,200,000; and

E) The County will agree to fund five (5) annual Payments to the Cooperative each in the amount of \$200,000, provided, however, that such Payments will be payable solely and only from incremental property tax revenues to be derived from the incremental valuation added to the Property by the undertaking of Project.

Section 2. The Board hereby agrees to use its best efforts to complete the statutory requirements of Chapter 403 of the Code of Iowa in order to amend the Plan and to authorize the Development Agreement. The County's commitments expressed in this Resolution are merely a present statement of intent, and the Board of Supervisors must still exercise its ordinary political discretion in the completion of the statutory processes referenced herein. The County will not be held liable in the event that the Board of Supervisors, through the exercising of its ordinary political discretion, determines to not approve any of the actions outlined herein.

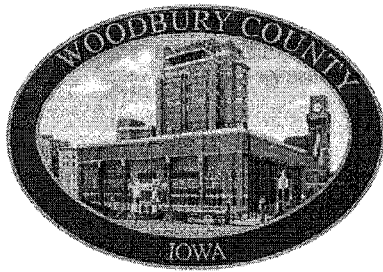
Section 3. Nothing in this Resolution shall prevent the parties from negotiating additional terms, not set forth herein, for inclusion in the Development Agreement.

Section 4. All resolutions and orders or parts thereof in conflict with the provisions of this resolution, to the extent of such conflict, are hereby repealed.

Passed and approved this November 19, 2021.  
WOODBURY COUNTY BOARD OF SUPERVISORS  
Copy filed.

The Board adjourned the meeting.





**Tina M Bertrand**  
Treasurer of Woodbury County  
Property Tax  
822 Douglas Street Suite 102  
Sioux City, IA 51101  
712-279-6495

November 15, 2021

Abatement of Taxes

Dear Board of Supervisors,

The following mobile homes have been removed from the park they were located in & the taxes need abated. Junking certificates have been issued.

1978 Holly Park-vin M605192 (owned by Yes Communities) 5309 Hwy 75 N #466-----\$296.00  
1990 Shar-Lo-vin 09A18453S (owned by Yes Communities) 5309 Hwy 75 N #469-----\$86.00

Thank you for your time,

A handwritten signature in cursive script that reads "Janet L. Trimpe".

Janet L. Trimpe  
Woodbury County Tax Deputy

**WOODBURY COUNTY, IOWA**

**RESOLUTION #**

**RESOLUTION APPROVING ABATEMENT OF TAXES**

**WHEREAS**, Yes Communities is the titleholder of a mobile homes VIN #M605192 and VIN #09A18453S located in Woodbury County, Iowa and legally described as follows:

**VIN #M605192 1978 Holly Park**

**VIN #09a18453s 1990 Shar-Lo-Vin**

**WHEREAS**, the above-stated mobile homes has taxes payable including special assessments and the mobile home is owned by Yes Communities.

**WHEREAS**, these taxes are uncollectable or impractical to pursue collection through personal judgment or tax sale.

**WHEREAS**, the Board of Supervisors sees that good cause exists for the abatement of these taxes and;

**NOW, THEREFORE, BE IT RESOLVED**, that the Woodbury County Board of Supervisors hereby abates the taxes owing on the above mobile home according to Code of Iowa, 445.16 for the taxes owed and hereby directs the Woodbury County Treasurer to abate these aforementioned taxes from the tax records.

**SO RESOLVED** this 23rd day of November, 2021.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

---

Patrick F. Gill  
Woodbury County Auditor/Recorder

---

Rocky De Witt, Chairman

# RESOLUTION #

## NOTICE OF PROPERTY SALE

Parcel #894711177001

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

**Lots Twenty-one (21) to Twenty-four (24) inclusive Block Forty-four (44) Leeds 2<sup>nd</sup> Filing Addition to the City of Sioux City, Woodbury County Iowa (3406 44<sup>th</sup> 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 **7<sup>th</sup> Day of December, 2021 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 at a public auction to be held on the **7<sup>th</sup> Day of December, 2021**, 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 \$389.00** plus recording fees.
4. That this resolution, preceded by the caption "Notice of Property Sale" and except for this subparagraph 4 be published as notice of the aforesaid proposal, hearing and sale.

Dated this 23<sup>rd</sup> Day of November, 2021.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

---

Patrick F. Gill  
Woodbury County Auditor  
and Recorder

---

Rocky De Witt, Chairman

**REQUEST FOR MINIMUM BID**

Name: Jordon Brummond Date: 5-4-21

Address: 2410 Douglas St. S.C. IA 51104 Phone: 712-259-8630

Address or approximate address/location of property interested in:

3406 - 44th St.

GIS PIN # 894711177061

*\*This portion to be completed by Board Administration \**

Legal Description:

Lots 21-24 Incl Block 44 Leeds Addition

Tax Sale #/Date: 809/2016 Parcel # \_\_\_\_\_

Tax Deeded to Woodbury County on: 10/21/21

Current Assessed Value: Land 1,728 Building — Total 1,728

Approximate Delinquent Real Estate Taxes: \_\_\_\_\_  
Total \$1,522.00

Approximate Delinquent Special Assessment Taxes: \_\_\_\_\_

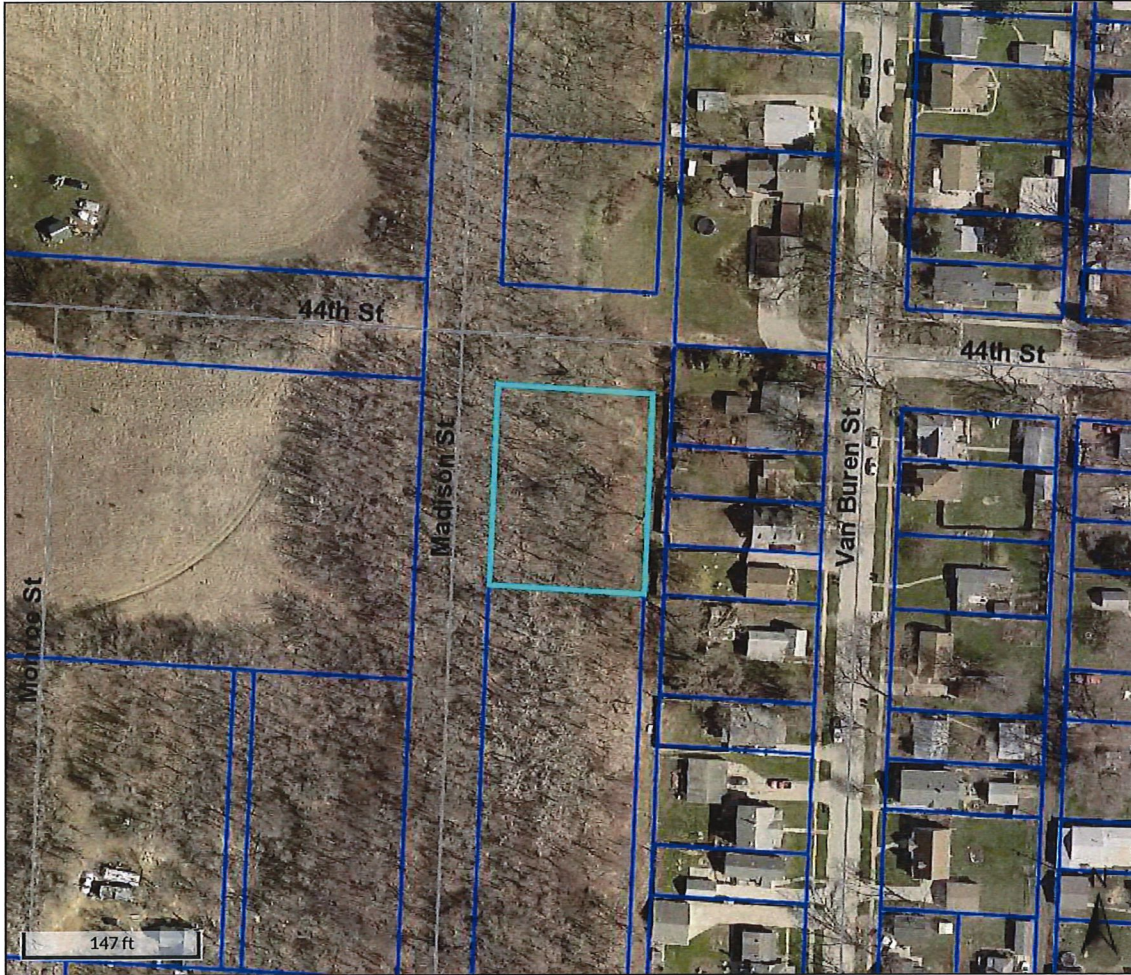
\*Cost of Services: \$114

Inspection to: Rocky De Witt Date: 5-4-21

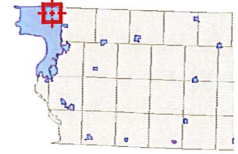
Minimum Bid Set by Supervisor: \$275 PLUS FEES IF ANY Plus cos. \$114 Total: \$389

Date and Time Set for Auction: Tuesday, December 7<sup>th</sup> @ 4:35

\* Includes: Abstractors costs; Sheriff's costs; publishing costs; and mailing costs.



Overview



Legend

- Roads
- Corp Boundaries
- Townships
- Parcels

|                       |   |              |        |               |                      |
|-----------------------|---|--------------|--------|---------------|----------------------|
| Parcel ID             | 894711177001                              | Alternate ID | 311475 | Owner Address | WOODBURY COUNTY      |
| Sec/Twp/Rng           | n/a                                       | Class        | R      |               | 620 DOUGLAS ST       |
| Property Address      | 3406 44TH ST                              | Acreage      | n/a    |               | SIOUX CITY, IA 51101 |
|                       | SIOUX CITY                                |              |        |               |                      |
| District              | 0087                                      |              |        |               |                      |
| Brief Tax Description | LEEDS LOTS 21-24 INCL BLK 44              |              |        |               |                      |
|                       | (Note: Not to be used on legal documents) |              |        |               |                      |

Date created: 11/17/2021  
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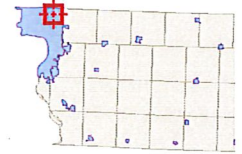
Developed by  Schneider  
 GEOSPATIAL



# Beacon™ Woodbury County, IA / Sioux City



### Overview



### Legend

- Roads
- ▭ Corp Boundaries
- ▭ Townships
- ▭ Parcels

|                       |   |              |        |               |                      |
|-----------------------|---|--------------|--------|---------------|----------------------|
| Parcel ID             | 894711177001                              | Alternate ID | 311475 | Owner Address | WOODBURY COUNTY      |
| Sec/Twp/Rng           | n/a                                       | Class        | R      |               | 620 DOUGLAS ST       |
| Property Address      | 3406 44TH ST                              | Acreage      | n/a    |               | SIOUX CITY, IA 51101 |
|                       | SIOUX CITY                                |              |        |               |                      |
| District              | 0087                                      |              |        |               |                      |
| Brief Tax Description | LEEDS LOTS 21-24 INCL BLK 44              |              |        |               |                      |
|                       | (Note: Not to be used on legal documents) |              |        |               |                      |

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 GEOSPATIAL



**WOODBURY COUNTY BOARD OF SUPERVISORS AGENDA ITEM(S) REQUEST FORM**

Date: 11/18/2021 Weekly Agenda Date: 11/23/2021

**ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN:** Heather Satterwhite - Executive Secretary

**WORDING FOR AGENDA ITEM:**

Approval of funds for the holiday luncheon on December 14, 2021

**ACTION REQUIRED:**

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

**EXECUTIVE SUMMARY:**

Each year the Board of Supervisors hosts a holiday luncheon for county employees.

**BACKGROUND:**

Each year the Board of Supervisors hosts a holiday luncheon for county employees.

**FINANCIAL IMPACT:**

Central Catering quote is estimated at \$3,200.00 including mileage.

**IF THERE IS A CONTRACT INVOLVED IN THE AGENDA ITEM, HAS THE CONTRACT BEEN SUBMITTED AT LEAST ONE WEEK PRIOR AND ANSWERED WITH A REVIEW BY THE COUNTY ATTORNEY'S OFFICE?**

Yes  No

**RECOMMENDATION:**

Approve estimate of \$3,200 from Gaming Funds for the cost of the holiday luncheon.

**ACTION REQUIRED / PROPOSED MOTION:**

Approve estimate of \$3,200 from Gaming Funds for the cost of the holiday luncheon.

# HUMAN RESOURCES DEPARTMENT

## MEMORANDUM OF PERSONNEL TRANSACTIONS

**DATE:** November 23, 2021

**\* PERSONNEL ACTION CODE:**

- |                |                     |
|----------------|---------------------|
| A- Appointment | R-Reclassification  |
| T - Transfer   | E- End of Probation |
| P - Promotion  | S - Separation      |
| D - Demotion   | O - Other           |

**TO: WOODBURY COUNTY BOARD OF SUPERVISORS**

| NAME               | DEPARTMENT     | EFFECTIVE DATE | JOB TITLE                                | SALARY REQUESTED | % INCREASE       | * | REMARKS  |
|--------------------|----------------|----------------|--|------------------|------------------|---|--|
| Masters, Donovan   | County Sheriff | 12-13-21       | Sheriff Deputy                           | \$31.99/hour     | 6.5%=\$1.96/hour | R | Per CWA Deputy Sheriff Contract agreement, from Class I to Senior Class due to 4 years employment and Bachelor's Degree. |
| Shinkunas, Gregory | County Sheriff | 12-31-21       | P/T Courthouse Safety & Security Officer |                  |                  | S | Retirement.  |
|                    |                |                |  |                  |                  |   |  |
|                    |                |                |  |                  |                  |   |  |
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|                    |                |                |  |                  |                  |   |  |

**APPROVED BY BOARD DATE:** \_\_\_\_\_

**MELISSA THOMAS, HR DIRECTOR:** Melissa Thomas Human Resources



**HUMAN RESOURCES DEPARTMENT  
WOODBURY COUNTY, IOWA**

**DATE: November 23, 2021**

**AUTHORIZATION TO INITIATE HIRING PROCESS**

| <b>DEPARTMENT</b> | <b>POSITION</b>       | <b>ENTRY LEVEL</b>         | <b>APPROVED</b> | <b>DISAPPROVED</b> |
|-------------------|-----------------------|----------------------------|-----------------|--------------------|
| Human Resources   | Senior Clerk<br>(New) | Wage Plan:<br>\$19.54/hour |                 |                    |
|                   |                       |                            |                 |                    |
|                   |                       |                            |                 |                    |
|                   |                       |                            |                 |                    |
|                   |                       |                            |                 |                    |
|                   |                       |                            |                 |                    |
|                   |                       |                            |                 |                    |
|                   |                       |                            |                 |                    |

\_\_\_\_\_  
Chairman, Board of Supervisors

**HUMAN RESOURCES DEPARTMENT  
WOODBURY COUNTY, IOWA**

**DATE: November 23, 2021**

**REQUEST TO DEAUTHORIZE COUNTY POSITION(S)**

| <b>DEPARTMENT</b> | <b>POSITION</b> | <b>APPROVED</b> | <b>DISAPPROVED</b> |
|-------------------|-----------------|-----------------|--------------------|
| Human Resources   | Clerk II        |                 |                    |
|                   |                 |                 |                    |
|                   |                 |                 |                    |
|                   |                 |                 |                    |
|                   |                 |                 |                    |
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\_\_\_\_\_  
Chairman, Board of Supervisors

**WOODBURY COUNTY BOARD OF SUPERVISORS AGENDA ITEM(S) REQUEST FORM**

Date: 11/17/21 Weekly Agenda Date: 11/23/21

**ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN:** Supervisor Rocky De Witt

**WORDING FOR AGENDA ITEM:**

Appointment of two people to represent BOS members on Compensation Commission.

**ACTION REQUIRED:**

Approve Ordinance

Approve Resolution

Approve Motion

Give Direction

Other: Informational

Attachments

**EXECUTIVE SUMMARY:**

Appoint Daniel Lynde and Bob Stewart to represent BOS members.

**BACKGROUND:**

**FINANCIAL IMPACT:**

None

**IF THERE IS A CONTRACT INVOLVED IN THE AGENDA ITEM, HAS THE CONTRACT BEEN SUBMITTED AT LEAST ONE WEEK PRIOR AND ANSWERED WITH A REVIEW BY THE COUNTY ATTORNEY'S OFFICE?**

Yes  No

**RECOMMENDATION:**

Recommend appointing Daniel Lynde and Bob Stewart to the Compensation Commission.

**ACTION REQUIRED / PROPOSED MOTION:**

Approve appointment of Daniel Lynde and Bob Stewart to the Compensation Commission.

**WOODBURY COUNTY BOARD OF SUPERVISORS AGENDA ITEM(S) REQUEST FORM**

Date: 11/18/2021 Weekly Agenda Date: 11/23/2021

**ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN:** Mark J. Nahra, County Engineer

**WORDING FOR AGENDA ITEM:**

Consideration of a utility permit for installation of underground communication line in county right of way

**ACTION REQUIRED:**

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

**EXECUTIVE SUMMARY:**

NIPCO has applied for a permit to allow the installation of a new underground telecommunications in county right of way on Buchanan Avenue east of Sioux City.

**BACKGROUND:**

Work in county ROW requires a permit approved by the Board of Supervisors per section 318.8 of the Code of Iowa. The county engineer has reviewed the locations and recommends that the work be allowed.

**FINANCIAL IMPACT:**

No financial impact to the county.

**IF THERE IS A CONTRACT INVOLVED IN THE AGENDA ITEM, HAS THE CONTRACT BEEN SUBMITTED AT LEAST ONE WEEK PRIOR AND ANSWERED WITH A REVIEW BY THE COUNTY ATTORNEY'S OFFICE?**

Yes  No

**RECOMMENDATION:**

Recommend approval of the permit for NIPCO.

**ACTION REQUIRED / PROPOSED MOTION:**

Motion to approve the underground utility permit for NIPCO and to direct the chair to sign the permits.

PERMIT FOR USE OF COUNTY ROAD/HIGHWAY RIGHT-OF-WAY FOR OVERHEAD AND/OR BURIED UTILITIES ACCOMMODATION

REQUEST BY APPLICANT:

Name NIPCO - Chad M. Barthman Highway \_\_\_\_\_
Address PO BOX 240, 31002 County Rd. C38 Township \_\_\_\_\_
City of LeMars, IA 51031

Office Phone 712-540-0285 Local Phone 712-546-4141 Section: 1/4 of 1/4 Sec
Type of Utility Installation Fiber Communications T N, R W
Plans Prepared By Schoon Construction Inc. Copy Enclosed x Yes No

Map Showing Location Enclosed x Yes No
Utility Location is x cross right-of-way x parallel to right-of-way
overhead x underground

Proposed Method of Installation

tunnel suspend on poles cased
jack & bore suspend on towers trench
open cut x plow & Directional Bore

Estimated Starting Date 11/29/21 Estimated Restoration Date 12/13/21

The Applicant understands and agrees that the permitted work shall comply with all permit provisions and conditions listed on the reverse side hereof, and special provisions listed below or attached hereto, and any and all plans, details, or notes attached hereto and made a part thereof. Applicant is to complete in triplicate and send all copies including plans and maps to Woodbury County Engineer, 759 E. Frontage Road, Moxville, IA 51039. One executed copy will be returned to the Applicant.

By [Signature] Title ROW Coordinator
(Signature of Authorized Utility Representative) Date 11-15-21

PERMIT APPROVAL BY PERMITTING AUTHORITY

The forgoing application is hereby approved and permit issued by the Permitting Authority subject to full compliance by the Applicant with all provisions and conditions stated herein and on the reverse side hereof and all attachments hereto.

By \_\_\_\_\_ Title \_\_\_\_\_
(Signature of Woodbury County Board Chairman)

Date \_\_\_\_\_

By \_\_\_\_\_ Title \_\_\_\_\_
(Signature of Woodbury County Engineer)

Date \_\_\_\_\_

Other Special Provisions:

Permit Provisions and Conditions of Issuance

- 1. The County and/or the County Board of Supervisors will not be charged with any responsibility for damages to the Applicant's property occasioned by any construction or maintenance operations on said county roads, including new or additional right-of-way acquired in connection therewith, subsequent to the building of the Applicant's facilities. The Board will endeavor to give the Applicant sufficient notice of any proposed construction or maintenance work, on either existing or newly acquired right-of-way that is likely to expose, cover up, or disturb any facilities belonging to the Applicant, in order that the Applicant may arrange to protect the facilities. The Board will inform contractors, and others working on the job of the location of the facilities so that reasonable care may be taken to avoid damaging the facilities, however the County and the Board of Supervisors will assume no responsibility for failure to give such notice.

2. The Applicant shall take all reasonable precaution during the construction of said facilities to protect and safeguard the lives and property of the adjacent property owners and the traveling public and shall save the County and the Board of Supervisors harmless of any damages or losses that may be sustained by adjacent property owners and the traveling public on account of such construction operations.
3. Operations in the construction and maintenance of said facilities shall be carried on in such a way as to not interfere with, or interrupt traffic on said roads. However, should the performance of work called for in this permit in any way interfere with or obstruct traffic on said roads, the Applicant shall provide the necessary flagmen as required by the Statutes when one-way traffic is involved and/or otherwise mark said work so as to protect the traveling public.
4. The Applicant shall hold the County and the Board of Supervisors harmless from any damages that may result to said highway because of the construction or maintenance of said facilities and shall reimburse the County or the Board of Supervisors for any expenditures that the County or the Board of Supervisors may have to make on said roads on account of replacement of surfacing gravel and bridge and culvert repairs.
5. Applicant shall lay, construct, operate and maintain said facilities so as not to interfere with natural drainage of the road and so as not to interfere with the construction or maintenance of said roads. When buried cable or wire lines are to be placed lengthwise with the roadway, they shall be placed in the County road shoulder or ditch near the toe of the fore-slope and parallel to centerline of roadbed at a depth of three (3) to four (4) feet by using specially designed plows or by trenching, whichever is appropriate. Plow slots and trenches shall be repacked as necessary to restore the disturbed area to its original condition. For buried line crossings of roadways not paved, an open trench may be dug and the lines placed therein, and the trench back-filled over the lines. Buried line crossings on paved roadways, lines may be placed through the sub-grade by jacking, or by boring a hole just large enough to take the lines; or if the County Engineer approves, a tunnel may be dug through and the cable or wire lines placed therein. All backfill of tunnels and trenches shall be thoroughly compacted in layers of 6" or less in depth. Back-filling of trenches within the right-of-way by not under the traveled roadway shall be tamped sufficiently to avoid settlement. When crossing an existing roadway, all buried facilities shall be placed a minimum of three (3) to four (4) below the bottom of the existing adjacent ditches. Overhead lines, where practical, shall be placed adjacent to and with two (2) feet of the Road/Highway Right-of-Way Line.
6. The Applicant will at any time subsequent to placing the facilities, and at the Applicant's expense, relay, replace, alter, change, reconstruct, or relocate its overhead and/or buried facilities and appurtenances thereto as may become necessary to conform to new grades, alignment, or widening right-of-way, resulting from maintenance or construction operations by the County Board of Supervisors irrespective of whether or not additional right-of-way is acquired in connection with such road improvements. The Applicant agrees to do this within ninety (90) days written notice from the Board of Supervisors, and without cost to the County. If the Applicant is unable to comply within said ninety (90) days, the Board of Supervisors may cause the work to be done and the Applicant will pay the cost thereof upon receipt of statement.
7. All work shall be done in a workmanlike manner; the surrounding ground, slopes, and ditch bottoms shall be reshaped to conform to the area and left in a neat condition satisfactory to the County Engineer. All areas where sod has been damaged or destroyed shall be re-seeded.
8. The Applicant shall notify the County Board of Supervisors at least forty-eight (48) hours in advance of the Applicant's intention of starting work covered by this permit on the road right-of-way. Said notice shall be in writing to the County Engineer.
9. Applicant, its' successors, grantees and assigns shall and hereby agrees to assume all responsibility, risks and liabilities for all accidents and damages that may occur to persons and/or property on account of the work done under this permit, and to this end, indemnify and hold the County and all authorized representatives thereof harmless from any and all claims, damages, losses, and expense including judgements, costs and including attorney's fees, for personal injuries (including death) or property damage arising or resulting from the activities of the Applicant in connection herewith, now and at all times in the future.
10. It is understood that this permit is issued only insofar as Woodbury County has jurisdiction and does not presume to release the Applicant from fulfilling any existing statutes relating to the installation, construction and operation of said facilities.
11. It is further understood that the facilities covered by this permit shall be constructed or installed within one (1) year after the date of approval of this permit, unless otherwise extended in writing by Woodbury County.
12. Engagement in the operations as herein applied for by the Applicant shall be considered and constitute an acceptance of all the terms and conditions herein set forth.





Bore road crossing

NIPCO Substation

Sheet 2

plow/bore fiber

Buchanan Ave

plow/bore fiber

Capek Rd





Sheet 1

See sheet 2

Buchanan Ave.

plow/bore fiber

bore road crossing

155th St.

plow/bore fiber

Existing fiber handhole

Hwy 75

bore road crossing

ramp

Access



**WOODBURY COUNTY BOARD OF SUPERVISORS AGENDA ITEM(S) REQUEST FORM**

Date: 11/17/2021 Weekly Agenda Date: 11/23/2021

**ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN:** Kenny Schmitz

**WORDING FOR AGENDA ITEM:**

Approval of Resolution appointing Commissioner to the Woodbury County Law Enforcement Center Authority's Board of Commissioners

**ACTION REQUIRED:**

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

**EXECUTIVE SUMMARY:**

By resolution Woodbury County Commissioners seat on the LEC Authority will expire December 31, 2021. A resolution approving the Commissioners new term is necessary.

**BACKGROUND:**

The Commissioner must be elected by the Woodbury County Board of Supervisors & reside from an area outside of the County seat.

**FINANCIAL IMPACT:**

**IF THERE IS A CONTRACT INVOLVED IN THE AGENDA ITEM, HAS THE CONTRACT BEEN SUBMITTED AT LEAST ONE WEEK PRIOR AND ANSWERED WITH A REVIEW BY THE COUNTY ATTORNEY'S OFFICE?**

Yes  No

**RECOMMENDATION:**

Motion to approve resolution & appoint Rocky De Witt as Woodbury County Law Enforcement Center Authority Commissioner.

**ACTION REQUIRED / PROPOSED MOTION:**

Motion to approve resolution & appoint Rocky De Witt as Woodbury County Law Enforcement Center Authority Commissioner

RESOLUTION APPOINTING COMMISSIONER TO  
WOODBURY COUNTY LAW ENFORCEMENT CENTER AUTHORITY'S  
BOARD OF COMMISSIONERS

WHEREAS, Woodbury County, State of Iowa (the "County"), is a political subdivision, organized and existing under and by the laws and Constitution of the State of Iowa; and

WHEREAS, the County has approached the City of Sioux City, Iowa (the "City") with a proposal to establish a Joint County and City Building Authority pursuant to Iowa Code Section 346.27 (the "Authority") for the purposes of building and financing a new law enforcement center for joint use by the City and County; and

WHEREAS, the County has now adopted a resolution adopting Articles of Incorporation to form the Woodbury County Law Enforcement Center Authority and has authorized the execution of the Articles of Incorporation: and

WHEREAS, Iowa Code Section 346.27 requires that the Authority be directed and governed by a Board of Commissioners of three members, one to be elected by the Board of Supervisors of the County from the area outside the county seat, one to be elected by the City Council of the City from the area inside the City, and one to be elected by the joint action of the Board of Supervisors of the County and the City Council of the City; and

WHEREAS, the two-year term of the first Commissioner elected by the Board of Supervisors expires on December 31, 2021; and

WHEREAS, the County hereby intends to appoint a Commissioner to the Board of Commissioners of the Authority to serve a six-year term; and

WHEREAS, the following action is now considered to be in the best interests of the County and residents thereof.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF  
SUPERVISORS OF WOODBURY COUNTY, STATE OF IOWA:

Section 1. Appointment. Rocky De Witt, currently residing outside of the City of Sioux City, Iowa, is hereby appointed to serve as the County's Commissioner on the Woodbury County Law Enforcement Authority's Board of Commissioners for a term of six years beginning on January 1, 2022 and ending December 31, 2027.

Section 2. Compensation. The Commissioner shall not receive compensation in any actual and necessary expenditures in connection with the performance of the Commissioner's duties.

Section 3. What constitutes vacancy. The appointment shall be vacant if any of the following occur:

(a.) The Commissioner ceases to reside in the area outside of the county seat of Woodbury County, Iowa (i.e. Sioux City, Iowa).

(b.) The Commissioner ceases to be a member of the Woodbury County Board of Supervisors.

If a vacancy occurs, the Woodbury County Board of Supervisors shall fill the vacancy and the person filling such vacancy shall serve out the remainder of the term of the prior Commissioner.

PASSED AND APPROVED this 23<sup>rd</sup> day of November 2021.

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Chairperson, Board of Supervisors

ATTEST:

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County Auditor

**WOODBURY COUNTY BOARD OF SUPERVISORS AGENDA ITEM(S) REQUEST FORM**

Date: 11/18/2021 Weekly Agenda Date: 11/23/2021

**ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN:** Mark J. Nahra, County Engineer

**WORDING FOR AGENDA ITEM:**

Consider approval of completion certificate for project L-B(K46)--73-97.

**ACTION REQUIRED:**

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

**EXECUTIVE SUMMARY:**

The county approved a contract with Graves Construction on 12/08/2020 to replace the existing bridge K46 on Mason Ave.

**BACKGROUND:**

The project was completed August 13, 2021. The work was done within compliance with county standards. The total contract amount for the project was \$1,515,008.32.

**FINANCIAL IMPACT:**

The projects are paid for with FEMA and local Woodbury County secondary road funds.

**IF THERE IS A CONTRACT INVOLVED IN THE AGENDA ITEM, HAS THE CONTRACT BEEN SUBMITTED AT LEAST ONE WEEK PRIOR AND ANSWERED WITH A REVIEW BY THE COUNTY ATTORNEY'S OFFICE?**

Yes  No

**RECOMMENDATION:**

I recommend the Board approve, accept and certify the completed project.

**ACTION REQUIRED / PROPOSED MOTION:**

Motion to approve the certificate of completion of project L-B(K46)--73-97 with Graves Construction for \$1,515,008.32.

CERTIFICATION AS TO COMPLETION OF WORK  
AND FINAL ACCEPTANCE BY THE BOARD OF SUPERVISORS  
WOODBURY COUNTY, IOWA

PROJECT NO. L-B(K46)—73-97

This is certifying that work covered by contract entered into with

**Graves Construction**

**Of Spencer, Iowa under the date December 08 of 2020**

Bridge on Mason Ave., over the Little Sioux River  
S21-T88-R43

Contract Amount: **\$1,515,008.32**

in Woodbury County was completed in accordance with the plans and specifications  
therefore, and in a satisfactory manner on **August 13, 2021**

**November 23, 2021** By \_\_\_\_\_  
Date County Engineer

Approved: Board of Supervisors  
Woodbury County, Iowa

**November 23, 2021** By \_\_\_\_\_  
Date Chairperson

**WOODBURY COUNTY BOARD OF SUPERVISORS AGENDA ITEM(S) REQUEST FORM**

Date: 11/8/2021 Weekly Agenda Date: 11/23/2021

**ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN:** Mark J. Nahra, County Engineer

**WORDING FOR AGENDA ITEM:**

Approve contract for the Oak Ridge Park project

**ACTION REQUIRED:**

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

**EXECUTIVE SUMMARY:**

The Board awarded the bid for repairs to a dike and outlet structure for a watershed in Oak Ridge Park for the Conservation Department to Holly Brown Construction at their November 09 2021 meeting.

**BACKGROUND:**

The project will repair a dam embankment that provides watershed retention and wetland habitat in the Oak Ridge Park area. The county successfully applied for Hungry Canyons funds to pay for the majority of the project.

**FINANCIAL IMPACT:**

The projects are paid for with Woodbury County Conservation and Hungry Canyons funds .

**IF THERE IS A CONTRACT INVOLVED IN THE AGENDA ITEM, HAS THE CONTRACT BEEN SUBMITTED AT LEAST ONE WEEK PRIOR AND ANSWERED WITH A REVIEW BY THE COUNTY ATTORNEY'S OFFICE?**

Yes  No

**RECOMMENDATION:**

Recommend that the board approve the contract for the Oak Ridge Park project.

**ACTION REQUIRED / PROPOSED MOTION:**

Motion that the board approve the contract for the Oak Ridge Park project to Holly Brown Construction for \$66,078.50



WOODBURY COUNTY, IOWA
CONTRACT

Kind of Work 48" Culvert and Dike Repair

Project No. Oak Ridge Park County Woodbury

THIS AGREEMENT made and entered by and between Woodbury County, Iowa, by its Board of Supervisors consisting of the following members: Rocky De Witt, Matthew Ung, Jeremy Taylor, Keith Radig and Justin Wright Contracting Authority, and Holly Brown Const. Ponca, Neb, Contractor.

WITNESSETH: That the Contractor, for and in consideration of Sixty-Six Thousand Seventy-Eight and 50/100 (\$66,078.50)

payable as set forth in the specifications constituting a part of this contract, hereby agrees to construct in accordance with the plans and specifications therefore, and in the locations designated in the notice to bidders, the various items of work as follows:

Table with 5 columns: Item No., Item, Quantity, Unit Price, Amount. Includes items like Clearing and Grubbing, Embankment in Place, Excavation Class 20, etc.

TOTAL BID \$66,078.50

Said specifications and plans are hereby made part of and the basis of this agreement and a true copy of said plans and specifications are now on file in the office of the County Engineer under the date of October 3, 2021

That in consideration of the foregoing, the Contracting Authority hereby agrees to pay the Contractor, promptly and according to the requirements of the specifications the amounts set forth, subject to the conditions as set forth in the specifications.

That it is mutually understood and agreed by the parties hereto that the notice to bidders, the proposal, the specifications for Project No. Oak Ridge Park in Woodbury County, Iowa, the within contract, the contractor's bond, and the general and detailed plans are and constitute the basis of contract between the parties hereto.

That it is further understood and agreed by the parties of this contract that the above work shall be commenced and completed on or before:

Table with 4 columns: Approximate Starting Date, Specified Starting Date, Completion Date, Number of Working Days. Completion Date is June 1, 2022.

That time is the essence of this contract and that said contract contains all of the terms and conditions agreed upon by the parties hereto.

It is further understood that the Contractor consents to the jurisdiction of the courts of Iowa to hear, determine, and render judgment as to any controversy arising hereunder.

IN WITNESS WHEREOF the parties hereto have set their hands for the purposes herein expressed to this and three other instruments of like tenor, as the

day of , 2021

Approved: Contractor: Holly Brown Construction

By Contracting Authority: Woodbury County Board Chairperson

Date

Date

**Levy Authority Summary**

Local Government Name: WOODBURY COUNTY  
 Local Government Number: 97

| Active Urban Renewal Areas | U.R.<br># | # of Tif<br>Taxing<br>Districts |
|----------------------------|-----------|---------------------------------|
| LIBERTY TWP/GROW WOODBURY  | 97026     | 5                               |
| MILLER TWP/PLATINUM GRAIN  | 97027     | 1                               |

**TIF Debt Outstanding:** **1,145,000**

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|                                       |                |          |  |
|---------------------------------------|----------------|----------|--|
| <b>TIF Sp. Rev. Fund Cash Balance</b> |                |          | <b>Amount of 07-01-2020 Cash Balance</b> |
| <b>as of 07-01-2020:</b>              | <b>139,675</b> | <b>0</b> | <b>Restricted for LMI</b>                |

|                                 |                |
|---------------------------------|----------------|
| TIF Revenue:                    | 728,857        |
| TIF Sp. Revenue Fund Interest:  | 0              |
| Property Tax Replacement Claims | 0              |
| Asset Sales & Loan Repayments:  | 0              |
| <b>Total Revenue:</b>           | <b>728,857</b> |

|                               |                |
|-------------------------------|----------------|
| Rebate Expenditures:          | 65,795         |
| Non-Rebate Expenditures:      | 654,448        |
| Returned to County Treasurer: | 0              |
| <b>Total Expenditures:</b>    | <b>720,243</b> |

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|                                       |                |          |  |
|---------------------------------------|----------------|----------|--|
| <b>TIF Sp. Rev. Fund Cash Balance</b> |                |          | <b>Amount of 06-30-2021 Cash Balance</b> |
| <b>as of 06-30-2021:</b>              | <b>148,289</b> | <b>0</b> | <b>Restricted for LMI</b>                |

**Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance:** **276,468**



**Urban Renewal Area Data Collection**

Local Government Name: WOODBURY COUNTY (97)  
 Urban Renewal Area: LIBERTY TWP/GROW WOODBURY  
 UR Area Number: 97026  
 UR Area Creation Date: 02/2013  
 UR Area Purpose: CF Industries expansions

**Tax Districts within this Urban Renewal Area**

|  | Base No. | Increment No. | Increment Value Used |
|--|----------|---------------|----------------------|
| LIBERTY TWP/SERGEANT BLUFF SCH/ GROW WOODBURY/ TIF- INCR     | 970243   | 970244        | 22,394,959           |
| LIBERTY TWP/SGT BLUFF SCH/GROW WOODBURY - AMEND #1-INCR      | 970247   | 970248        | 831,100              |
| LIBERTY TWP/WESTWOOD SCH/GROW WOODBURY - AMEND#1-INCR        | 970249   | 970250        | 1,831,380            |
| LIBERTY TWP/WESTWOOD SCH/GROW WOODBURY - AMEND #2 - TIF INCR | 970294   | 970295        | 32,510               |
| LIBERTY TWP/SGT BLUFF LUTON/GROW SIOUXLAND AMENDMENT 3 INC   | 970316   | 970317        | 6,663,750            |

**Urban Renewal Area Value by Class - 1/1/2019 for FY 2021**

|                   | Agricultural | Residential | Commercial | Industrial  | Other | Military | Total       | Gas/Electric Utility | Total       |
|-------------------|--------------|-------------|------------|-------------|-------|----------|-------------|----------------------|-------------|
| Assessed          | 1,043,340    | 321,440     | 6,683,140  | 128,563,730 | 0     | -3,704   | 136,607,946 | 0                    | 136,607,946 |
| Taxable           | 850,148      | 177,031     | 6,014,826  | 115,707,357 | 0     | -3,704   | 122,745,658 | 0                    | 122,745,658 |
| Homestead Credits |              |             |            |             |       |          |             |                      | 3           |

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2020:** 139,675      0      **Amount of 07-01-2020 Cash Balance Restricted for LMI**

TIF Revenue: 663,062  
 TIF Sp. Revenue Fund Interest: 0  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 663,062**

Rebate Expenditures: 0  
 Non-Rebate Expenditures: 654,448  
 Returned to County Treasurer: 0  
**Total Expenditures: 654,448**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2021:** 148,289      0      **Amount of 06-30-2021 Cash Balance Restricted for LMI**

## Projects For LIBERTY TWP/GROW WOODBURY

### CF Industries Expansions

|                      |                                   |
|----------------------|-----------------------------------|
| Description:         | Industrial Expansion              |
| Classification:      | Industrial/manufacturing property |
| Physically Complete: | No                                |
| Payments Complete:   | No                                |

## Debts/Obligations For LIBERTY TWP/GROW WOODBURY

### Attorney Fees

|                        |            |
|------------------------|------------|
| Debt/Obligation Type:  | Other Debt |
| Principal:             | 0          |
| Interest:              | 0          |
| Total:                 | 0          |
| Annual Appropriation?: | No         |
| Date Incurred:         | 11/02/2015 |
| FY of Last Payment:    | 2035       |

### AGP/Dogwood Trail/CF

|                        |            |
|------------------------|------------|
| Debt/Obligation Type:  | Other Debt |
| Principal:             | 750,000    |
| Interest:              | 0          |
| Total:                 | 750,000    |
| Annual Appropriation?: | No         |
| Date Incurred:         | 09/01/2016 |
| FY of Last Payment:    | 2027       |

### CF Special Project

|                        |            |
|------------------------|------------|
| Debt/Obligation Type:  | Other Debt |
| Principal:             | 200,000    |
| Interest:              | 0          |
| Total:                 | 200,000    |
| Annual Appropriation?: | Yes        |
| Date Incurred:         | 07/01/2016 |
| FY of Last Payment:    | 2022       |

## Non-Rebates For LIBERTY TWP/GROW WOODBURY

TIF Expenditure Amount: 56,948  
Tied To Debt: Attorney Fees  
Tied To Project: CF Industries Expansions

TIF Expenditure Amount: 0  
Tied To Debt: Attorney Fees  
Tied To Project: CF Industries Expansions

TIF Expenditure Amount: 397,500  
Tied To Debt: AGP/Dogwood Trail/CF  
Tied To Project: CF Industries Expansions

TIF Expenditure Amount: 200,000  
Tied To Debt: CF Special Project  
Tied To Project: CF Industries Expansions

**TIF Taxing District Data Collection**

Local Government Name: WOODBURY COUNTY (97)  
 Urban Renewal Area: LIBERTY TWP/GROW WOODBURY (97026)  
 TIF Taxing District Name: LIBERTY TWP/SERGEANT BLUFF SCH/ GROW WOODBURY/ TIF- INCR  
 TIF Taxing District Inc. Number: 970244  
 TIF Taxing District Base Year: 2012  
 FY TIF Revenue First Received: 2015  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2035

|                      | UR Designation |
|----------------------|----------------|
| Slum                 | No             |
| Blighted             | No             |
| Economic Development | 02/2013        |

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

|                   | Agricultural | Residential | Commercial | Industrial | Other | Military | Total      | Gas/Electric Utility | Total      |
|-------------------|--------------|-------------|------------|------------|-------|----------|------------|----------------------|------------|
| Assessed          | 273,580      | 0           | 0          | 92,029,160 | 0     | 0        | 92,302,740 | 0                    | 92,302,740 |
| Taxable           | 222,922      | 0           | 0          | 82,826,244 | 0     | 0        | 83,049,166 | 0                    | 83,049,166 |
| Homestead Credits |              |             |            |            |       |          |            |                      | 0          |

|                  | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2021 | 11,774,913        | 80,527,827          | 22,394,959     | 58,132,868         | 1,216,583                  |

FY 2021 TIF Revenue Received: 469,313

**TIF Taxing District Data Collection**

Local Government Name: WOODBURY COUNTY (97)  
 Urban Renewal Area: LIBERTY TWP/GROW WOODBURY (97026)  
 TIF Taxing District Name: LIBERTY TWP/SGT BLUFF SCH/GROW WOODBURY - AMEND #1-INCR  
 TIF Taxing District Inc. Number: 970248  
 TIF Taxing District Base Year: 2012  
 FY TIF Revenue First Received: 2015  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2035

|                      | UR Designation |
|----------------------|----------------|
| Slum                 | No             |
| Blighted             | No             |
| Economic Development | 12/2013        |

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

|                   | Agricultural | Residential | Commercial | Industrial | Other | Military | Total     | Gas/Electric Utility | Total     |
|-------------------|--------------|-------------|------------|------------|-------|----------|-----------|----------------------|-----------|
| Assessed          | 47,150       | 0           | 66,260     | 916,490    | 0     | 0        | 1,029,900 | 0                    | 1,029,900 |
| Taxable           | 38,420       | 0           | 59,634     | 824,841    | 0     | 0        | 922,895   | 0                    | 922,895   |
| Homestead Credits |              |             |            |            |       |          |           |                      | 0         |

|                  | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2021 | 198,800           | 831,100             | 831,100        | 0                  | 0                          |

FY 2021 TIF Revenue Received: 17,395

**TIF Taxing District Data Collection**

Local Government Name: WOODBURY COUNTY (97)  
 Urban Renewal Area: LIBERTY TWP/GROW WOODBURY (97026)  
 TIF Taxing District Name: LIBERTY TWP/WESTWOOD SCH/GROW WOODBURY - AMEND#1-INCR  
 TIF Taxing District Inc. Number: 970250  
 TIF Taxing District Base Year: 2012  
 FY TIF Revenue First Received: 2015  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2035

|                      | UR Designation |
|----------------------|----------------|
| Slum                 | No             |
| Blighted             | No             |
| Economic Development | 05/2013        |

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

|                   | Agricultural | Residential | Commercial | Industrial | Other | Military | Total     | Gas/Electric Utility | Total     |
|-------------------|--------------|-------------|------------|------------|-------|----------|-----------|----------------------|-----------|
| Assessed          | 680,730      | 321,440     | 3,123,570  | 0          | 0     | -3,704   | 4,122,036 | 0                    | 4,122,036 |
| Taxable           | 554,681      | 177,031     | 2,811,213  | 0          | 0     | -3,704   | 3,539,221 | 0                    | 3,539,221 |
| Homestead Credits |              |             |            |            |       |          |           |                      | 3         |

|                  | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2021 | 2,294,360         | 1,831,380           | 1,831,380      | 0                  | 0                          |

FY 2021 TIF Revenue Received: 36,899

**TIF Taxing District Data Collection**

Local Government Name: WOODBURY COUNTY (97)  
 Urban Renewal Area: LIBERTY TWP/GROW WOODBURY (97026)  
 TIF Taxing District Name: LIBERTY TWP/WESTWOOD SCH/GROW WOODBURY - AMEND #2 - TIF INCR  
 TIF Taxing District Inc. Number: 970295  
 TIF Taxing District Base Year: 2016  
 FY TIF Revenue First Received:  
 Subject to a Statutory end date? No

|                      | UR Designation |
|----------------------|----------------|
| Slum                 | No             |
| Blighted             | No             |
| Economic Development | No             |

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

|                   | Agricultural | Residential | Commercial | Industrial | Other | Military | Total      | Gas/Electric Utility | Total      |
|-------------------|--------------|-------------|------------|------------|-------|----------|------------|----------------------|------------|
| Assessed          | 0            | 0           | 3,493,310  | 16,305,680 | 0     | 0        | 19,798,990 | 0                    | 19,798,990 |
| Taxable           | 0            | 0           | 3,143,979  | 14,675,112 | 0     | 0        | 17,819,091 | 0                    | 17,819,091 |
| Homestead Credits |              |             |            |            |       |          |            |                      | 0          |

|                  | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2021 | 19,766,480        | 32,510              | 32,510         | 0                  | 0                          |

FY 2021 TIF Revenue Received: 0



**TIF Taxing District Data Collection**

Local Government Name: WOODBURY COUNTY (97)  
 Urban Renewal Area: LIBERTY TWP/GROW WOODBURY (97026)  
 TIF Taxing District Name: LIBERTY TWP/SGT BLUFF LUTON/GROW SIOUXLAND AMENDMENT 3 INC  
 TIF Taxing District Inc. Number: 970317

|                                     | UR Designation          |
|-------------------------------------|-------------------------|
| TIF Taxing District Base Year: 2018 | Slum No                 |
| FY TIF Revenue First Received:      | Blighted No             |
| Subject to a Statutory end date? No | Economic Development No |

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

|                   | Agricultural | Residential | Commercial | Industrial | Other | Military | Total      | Gas/Electric Utility | Total      |
|-------------------|--------------|-------------|------------|------------|-------|----------|------------|----------------------|------------|
| Assessed          | 41,880       | 0           | 0          | 19,312,400 | 0     | 0        | 19,354,280 | 0                    | 19,354,280 |
| Taxable           | 34,125       | 0           | 0          | 17,381,160 | 0     | 0        | 17,415,285 | 0                    | 17,415,285 |
| Homestead Credits |              |             |            |            |       |          |            |                      | 0          |

|                  | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2021 | 12,690,530        | 6,663,750           | 6,663,750      | 0                  | 0                          |

FY 2021 TIF Revenue Received: 139,455

**Urban Renewal Area Data Collection**

Local Government Name: WOODBURY COUNTY (97)  
 Urban Renewal Area: MILLER TWP/PLATINUM GRAIN  
 UR Area Number: 97027

UR Area Creation Date: 05/2012

UR Area Purpose: The purpose of this TIF area is for tax increment rebates to Platinum Grain for the construction of a storage facility for grain

| Tax Districts within this Urban Renewal Area        | Base No. | Increment No. | Increment Value Used |
|---|----------|---------------|----------------------|
| MILLER TWP/ANTHON-OTO SCH/PLATINUM GRAIN TIF - INCR | 970245   | 970246        | 3,106,135            |

**Urban Renewal Area Value by Class - 1/1/2019 for FY 2021**

|                   | Agricultural | Residential | Commercial | Industrial | Other | Military | Total     | Gas/Electric Utility | Total     |
|-------------------|--------------|-------------|------------|------------|-------|----------|-----------|----------------------|-----------|
| Assessed          | 0            | 0           | 7,266,670  | 0          | 0     | 0        | 7,266,670 | 0                    | 7,266,670 |
| Taxable           | 0            | 0           | 6,540,003  | 0          | 0     | 0        | 6,540,003 | 0                    | 6,540,003 |
| Homestead Credits |              |             |            |            |       |          |           |                      | 0         |

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2020:** **0** **0** **Amount of 07-01-2020 Cash Balance Restricted for LMI**

TIF Revenue: 65,795  
 TIF Sp. Revenue Fund Interest: 0  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue:** **65,795**

Rebate Expenditures: 65,795  
 Non-Rebate Expenditures: 0  
 Returned to County Treasurer: 0  
**Total Expenditures:** **65,795**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2021:** **0** **0** **Amount of 06-30-2021 Cash Balance Restricted for LMI**



## Projects For MILLER TWP/PLATINUM GRAIN

### Platinum Grain

|                      |   |
|----------------------|---|
| Description:         | Construction of grain storage                       |
| Classification:      | Commercial - warehouses and distribution facilities |
| Physically Complete: | Yes   |
| Payments Complete:   | No  |

## Debts/Obligations For MILLER TWP/PLATINUM GRAIN

### Platinum Grain

|                        |            |
|------------------------|------------|
| Debt/Obligation Type:  | Rebates    |
| Principal:             | 195,000    |
| Interest:              | 0          |
| Total:                 | 195,000    |
| Annual Appropriation?: | No         |
| Date Incurred:         | 05/08/2012 |
| FY of Last Payment:    | 2024       |

## Rebates For MILLER TWP/PLATINUM GRAIN

### 2309 HWY 31 Anthon IA 51004

|                               |                |
|-------------------------------|----------------|
| TIF Expenditure Amount:       | 65,795         |
| Rebate Paid To:               | Platinum Grain |
| Tied To Debt:                 | Platinum Grain |
| Tied To Project:              | Platinum Grain |
| Projected Final FY of Rebate: | 2024           |

**TIF Taxing District Data Collection**

Local Government Name: WOODBURY COUNTY (97)  
 Urban Renewal Area: MILLER TWP/PLATINUM GRAIN (97027)  
 TIF Taxing District Name: MILLER TWP/ANTHON-OTO SCH/PLATINUM GRAIN TIF - INCR  
 TIF Taxing District Inc. Number: 970246  
 TIF Taxing District Base Year: 2012  
 FY TIF Revenue First Received: 2015  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2035

|                      | UR Designation |
|----------------------|----------------|
| Slum                 | No             |
| Blighted             | No             |
| Economic Development | 05/2012        |

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

|                   | Agricultural | Residential | Commercial | Industrial | Other | Military | Total     | Gas/Electric Utility | Total     |
|-------------------|--------------|-------------|------------|------------|-------|----------|-----------|----------------------|-----------|
| Assessed          | 0            | 0           | 7,266,670  | 0          | 0     | 0        | 7,266,670 | 0                    | 7,266,670 |
| Taxable           | 0            | 0           | 6,540,003  | 0          | 0     | 0        | 6,540,003 | 0                    | 6,540,003 |
| Homestead Credits |              |             |            |            |       |          |           |                      | 0         |

|                  | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2021 | 44,000            | 6,540,003           | 3,106,135      | 3,433,868          | 72,738                     |

FY 2021 TIF Revenue Received: 65,795