



**NOTICE OF MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS
(JULY 25, 2017) (WEEK 29 OF 2017)**

Live streaming at:
<https://www.youtube.com/user/woodburycountyiowa>

Agenda and Minutes available at:
www.woodburycountyiowa.gov

Rocky L. DeWitt 253-0421 rdewitt@woodburycountyiowa.gov	Marty J. Pottebaum 251-1799 mpottebaum@woodburycountyiowa.gov	Keith W. Radig 560-6542 kradig@woodburycountyiowa.gov	Jeremy J. Taylor 259-7910 jtaylor@woodburycountyiowa.gov	Matthew A. Ung 490-7852 matthewung@woodburycountyiowa.gov
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You are hereby notified a meeting of the Woodbury County Board of Supervisors will be held July 25, 2017 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 silence cell phones and other devices while in the Board Chambers.

AGENDA

4:30 p.m. Call Meeting to Order – Pledge of Allegiance to the Flag – Moment of Silence

- | | |
|---|-------------|
| 1. Citizen Concerns | Information |
| 2. Approval of the agenda July 25, 2017 | Action |

Consent Agenda

Items 3 through 8 constitute a Consent Agenda of routine action items to be considered by one motion. Items pass unanimously unless a separate roll call vote is requested by a Board Member.

3. Approval of the minutes of the July 18, 2017 meeting
4. Approval of claims
5. Board Administration – Karen James
Approval of resolution approving petition for suspension of taxes through the redemption process for B. T.
6. Board Administration/Public Bidder – Heather Satterwhite
Approval of Notice of Property Sale Resolution for Parcel #[894823207007](#) (aka 2025 Riverside Blvd) setting for Tuesday, August 8th at 4:35

7. Human Resources – Ed Gilliland
 - a. Approval of Memorandum of Personnel Transactions
 - b. Authorize Chairman to sign Authorization to Initiate Hiring Process
8. County Auditor – Patrick Gill
Receive Auditor’s quarterly report

End of Consent Agenda

- 4:35 p.m.** 9. Board Administration/Public Bidder
(Set time) Public hearing and sale of property parcel #[894727286011](#) (aka 2711 7th Street) Action

**Adjourn Board of Supervisors Meeting
Convene Wolf Creek Drainage District Trustees Meeting**

10. Consider quotations for drainage district repairs Action

**Adjourn Wolf Creek Drainage District Trustees Meeting
Continue Board of Supervisors Meeting**

11. Secondary Roads – Mark Nahra
 - a. Consider approval of plans for project number M-(220th)—73-97 Action
 - b. Award quote for one riding lawn mower for the Secondary Road Department Action
 - c. Consider approval of completion certificate for project number L-B(D38)—73-97 replacement of structure D38 on 120th Street Action
 - d. Consider approval of completion certificate for maintenance gravel stockpiling at the county’s railroad pit Action
 - e. Consider approval of completion certificate for maintenance gravel hauling for 2017 Action
 - f. Consider approval of completion certificate for project number L-B(L212)—73-97 replacement of structure L212 on Story Avenue Action
12. Building Services – Kenny Schmitz
 - a. Courthouse – Building Automation System Controls Project Information
 - b. Approval of Juvenile Detention Master Control and Door Project to seek competitive bids Action
 - c. Approval of Juvenile Detention Project Master Control and Door Project bid opening Action
13. Board of Supervisors – Jeremy Taylor & Building Services – Kenny Schmitz
Approval of Lease-Purchase Plan for Law Enforcement Training Facility Action
14. Chairman’s Report Information
 - a. WCICC (July 19; Ung & Pottebaum)
 - b. 2017 NACo Annual Conference and Exposition
15. Reports on Committee Meetings Information
16. Citizen Concerns Information
17. Board Concerns Information

ADJOURNMENT

Subject to Additions/Deletions

CALENDAR OF EVENTS

MONDAY, JULY 24	8:00 a.m.	Department Head Meeting, LEC Conference Room
	6:00 p.m.	Zoning Commission Meeting, First Floor Boardroom
TUESDAY, JULY 25	10:00 a.m.	Sioux City Conference Board meeting, City Council Chambers
WEDNESDAY, AUGUST 2	9:00 a.m.	Loess Hills Alliance Protection Committee, Loess Hills State Forest Headquarters, Pisgah, Iowa
	10:30 a.m.	Loess Hills Alliance Stewardship Committee
	12:00 p.m.	Loess Hills Alliance Executive Committee
	12:00 p.m.	District Board of Health Meeting, 1014 Nebraska St.
MONDAY, AUGUST 7	6:00 p.m.	Board of Adjustment Meeting, First Floor Boardroom
TUESDAY, AUGUST 8	4:45 p.m.	Veteran Affairs Meeting, Veteran Affairs Office
WEDNESDAY, AUGUST 9	8:05 a.m.	Woodbury County Information Communication Commission, First Floor Boardroom
THURSDAY, AUGUST 10	5:00 p.m.	Conservation Board Meeting, Dorothy Pecaut Center, Stone Park
MONDAY, AUGUST 21	8:00 a.m.	Department Head Meeting, LEC Conference Room
WEDNESDAY, AUG. 16	12:00 p.m.	Siouxland Economic Development Corporation Meeting, 617 Pierce, Ste. 202
	12:00 p.m.	SIMPCO Board of Directors, 1122 Pierce St.
	10:00 a.m.	Siouxland Center for Active Generations Board of Directors Meeting, 313 Cook
THURSDAY, AUG. 17	10:00 a.m.	Sioux Rivers Regional Governance Board Meeting, Plymouth County Courthouse Annex Building, 215 4th Ave. S.E., Le Mars, Iowa
	11:00 a.m.	Siouxland Regional Transit Systems (SRTS) Board Meeting, SIMPCO Office, 1122 Pierce St.
	4:30 p.m.	Community Action Agency of Siouxland Board Meeting, 2700 Leech Avenue
MONDAY, AUG. 28	6:00 p.m.	Zoning Commission Meeting, First Floor Boardroom

The following Boards/Commission have vacancies: Commission to Assess Damages - Category A, Category B, Category C and Category D

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.

JULY 18, 2017, TWENTYSEVENTH MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS

The Board of Supervisors met on Tuesday, July 18, 2017 at 4:30 p.m. Board members present were De Witt, Pottebaum, Radig, Ung, and Taylor. Staff members present were Dennis Butler, Budget/Tax Analyst, Karen James, Board Administrative Assistant, Ed Gilliland, Human Resources Director, P.J. Jennings, County Attorney and Steve Hofmeyer, Deputy 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. Citizen concerns.
2. Motion by Ung second by Radig to approve the Agenda for July 18, 2017. Carried 5-0. Copy filed.
Motion by Radig second by De Witt to approve the following items by consent:
3. To approve minutes of the July 11, 2017 meeting. Copy filed.
4. To approve the claims totaling \$695414.95. Copy filed.
5. To approve the lifting of tax suspension for Mary Miller, 1619 Isabella St., parcel #894723076008. Copy filed.
- 6a. To approve and authorize the Chairperson to sign a Resolution setting the public hearing date and sale date of parcel #894720386015, 1415 Center St., Sioux City.

RESOLUTION #12,598
NOTICE OF PROPERTY SALE

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

**Lot 3 Block 38 North Sioux City Addition to City of Sioux City and Woodbury County, Iowa
(1415 Center 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 **1st Day of August, 2017 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 **1st Day of August, 2017**, 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 \$50.00** plus recording fees.

Dated this 18th Day of July, 2017.

WOODBURY COUNTY BOARD OF SUPERVISORS

Copy filed.

- 6b. To approve and authorize the Chairperson to sign a Resolution setting the public hearing date and sale date of parcel #894716401017, 814 33rd St., Sioux City.

RESOLUTION #12,599
NOTICE OF PROPERTY SALE

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

**The West 50 feet of Lots 1 & 2 in Block 64 Peirces Addition to Sioux City, in the County of Woodbury and State of Iowa
{814 33rd 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 **1st Day of August, 2017 at 4:37 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 **1st Day of August, 2017**, 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 \$220.00** plus recording fees.

Dated this 18th Day of July, 2017.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

7. To approve the appointment of William Brooks, Sheriff Deputy, County Sheriff Dept., effective 7-18-17, \$23.07/hour. From Sheriff Reserve Officer to Sheriff Deputy per Appointment by County Sheriff. Copy filed.

Carried 5-0.
- 8a. Information on LEC Optimization Plan – Project B “Intake”. Copy filed.
- 8b. Information on Trosper Hoyt – Juvenile Detention Project. Copy filed.
- 8c. Motion by Taylor second by Ung to approve LEC Project C.1 Goldberg Group Architects AIA B 132 Contract. Carried 5-0. Copy filed.
- 8d. Motion by Radig second by Taylor to approve LEC Project C.1 Baker Group AIA C132 Contract as Construction Manager. Carried 5-0. Copy filed.
- 8e. Motion by Radig second by Ung to approve LEC Optimization Plan Project C.2 Goldberg Group Architects AIA B132 Contract. Carried 5-0. Copy filed.
- 8f. Motion by Taylor second by Ung to approve Baker Group AIA C132 Contract as Construction Manager. Carried 5-0. Copy filed.
- 8g. Motion by Taylor second by Radig to approve project inclusion to the Indefinite Scope for Professional Services AIA C132-2009 between Woodbury County and Baker Group for the LEC HVAC Control System Front End Project in the amount of \$4,834,000. Carried 5-0. Copy filed.
- 9a. Motion by Radig second by Taylor to approve the plans for project #LFM-C(L1)—73-97. Carried 5-0. Copy filed.
- 9b. Bid letting was held for pavement markings for 2017. The bids are as follows:

Iowa Plains Signing, Waterloo, IA	\$88,382.00
Vogel Traffic Services Inc, Orange City, IA	\$84,791.30

Motion by Radig second by Taylor to receive the bids and to award the project to Vogel Traffic Services Inc., Orange City, IA for \$84,791.30. Carried 5-0. Copy filed.

10. Motion by Taylor second by Pottebaum to authorize the Chairperson to sign a Resolution for the Final Platting of CDR Swine Addition subdivision. Carried 5-0. Copy filed.

**BOARD OF SUPERVISORS
RESOLUTION #12,600
RESOLUTION ACCEPTING AND APPROVING CDR SWINE ADDITION, WOODBURY COUNTY, IOWA**

Whereas the owner and proprietor did on the 1st day of June, 2017, file with the Woodbury County Auditor of Woodbury County, Iowa, a certain plat designated as "CDR SWINE", a Minor Subdivision to Woodbury County, Iowa and

Whereas, it appears that said plat conforms with all of the provisions of the Code of the State of Iowa and the ordinances of Woodbury County, Iowa, with reference to filing of the same.

Now therefore, be it resolved by the Woodbury County Board of Supervisors, Woodbury County, State of Iowa, that the plat of "CDR SWINE", a Minor Subdivision to Woodbury County, Iowa, be, and the same is hereby accepted and approved, and the chairman and the secretary of the Woodbury County Board of Supervisors, Woodbury County, State of Iowa, are hereby directed to furnish to owners and proprietors a certified copy of this resolution as required by law,

Passed and adopted this 18th day of July, A.D., 2017
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

11. Motion by Taylor second by Ung to approve change to Employee Handbook on Work Rule(s) regarding lawful carry of weapons in County buildings. Carried 4-1 on a roll-call vote; Pottebaum was opposed. Copy filed.
12. The Chairperson reported on the day-to-day activities.
13. Reports on committee meetings were presented.
14. Citizen concerns.
15. Board member concerns were presented.

The Board adjourned the regular meeting until July 25, 2017.

Meeting sign in sheet. Copy filed.

RESOLUTION

NOTICE OF PROPERTY SALE

Parcels #894823207007

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

That part of the NW ¼ of the NE ¼ of Section 23, described as follows: Commencing at a point on the west line of Riverside Boulevard 60 ft. south of the SE corner of Lot 1 in Block 1, North Riverside, Second filing; thence south on the west line of said Riverside Boulevard, 96 ft.; thence westerly at right angles with the west line of said Riverside Boulevard, 150 ft; thence north at right angles with the last mentioned line, 96 ft. thence easterly to point of commencement, all in Township 89, North Range 48, West of 5th P.M., otherwise known as Lot 11 "Subdivision of Section 23, Township 89, Range 48", in the County of Woodbury and State of Iowa (2025 Riverside Blvd.)

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 **8th Day of August, 2017 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 **8th Day of August, 2017**, 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 \$7,607.00** 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 25th Day of July, 2017.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

Patrick F. Gill
Woodbury County Auditor
and Recorder

Matthew A. Ung, Chairman

REQUEST FOR MINIMUM BID

Name: Darrell Prevail Date: 1/20/17

Address: 3814 Sioux River Rd. Phone: 898-6224

Address or approximate address/location of property interested in: 2025 Riverside Blvd.

GIS PIN # 894823207007

This portion to be completed by Board Administration

Legal Description:

Lot 11 \approx SW corner of Paul Ave. \rightarrow
Riverside Blvd. in the city of Sioux City
 \approx Woodbury County

Tax Sale #/Date: 939 - 6/15/15 Parcel # 571170

Tax Deeded to Woodbury County on: 7/7/17

Current Assessed Value: Land \$10,100- Building \emptyset Total \$10,100-

Approximate Delinquent Real Estate Taxes: \emptyset

Approximate Delinquent Special Assessment Taxes: \$96,000- (demo on capt. complex)

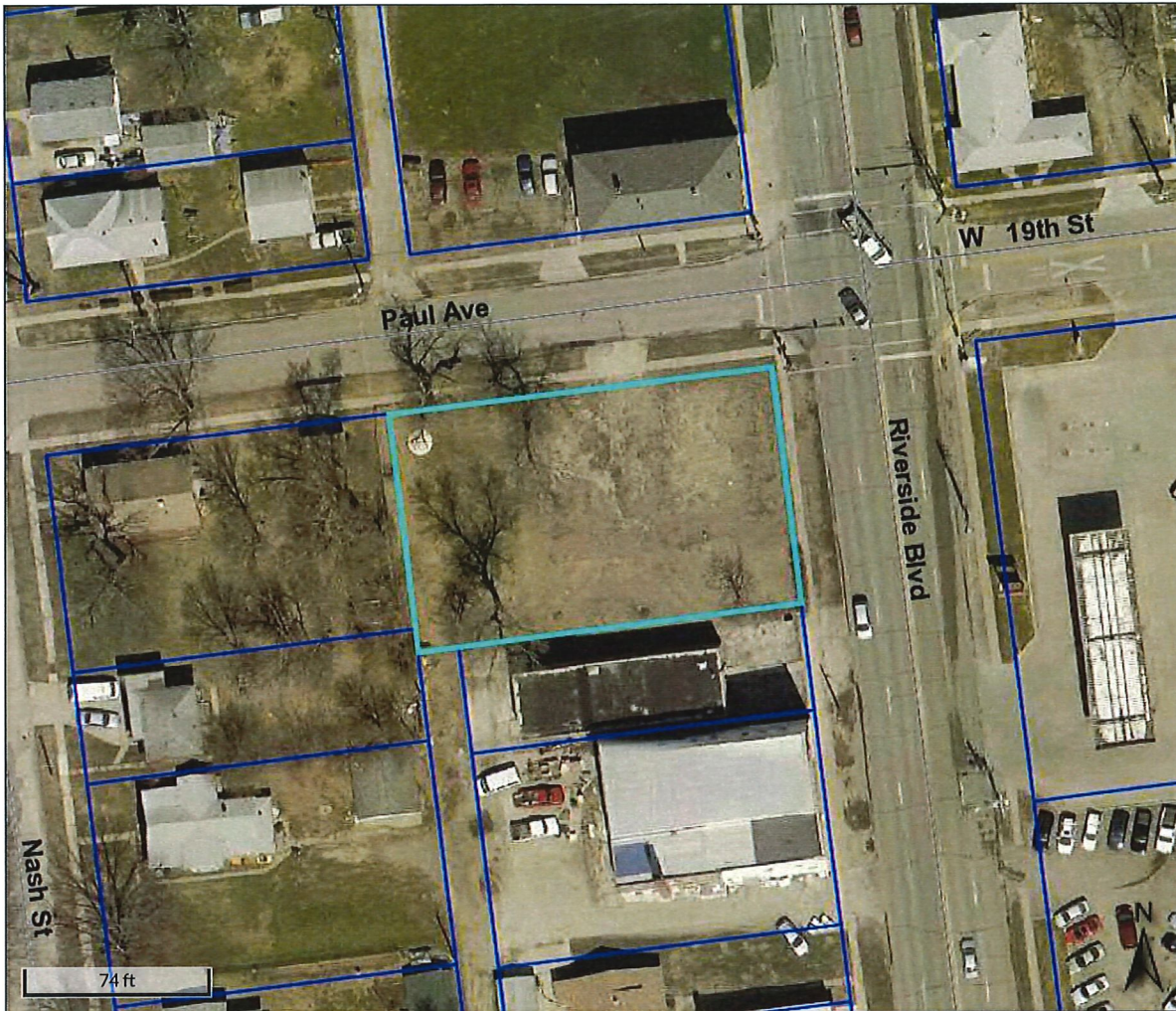
*Cost of Services: \$107-

Inspection to: Matthew Ung Date: 1/20/17

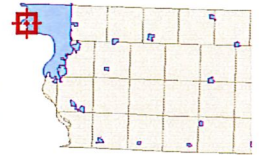
Minimum Bid Set by Supervisor: \$7,500- plus \$107 for cost of services total: \$7,607-

Date and Time Set for Auction: Tuesday, August 8th @ 4:35

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



Overview



Legend

- Roads
- ▭ Corp Boundaries
- ▭ Townships
- County Residential Sales
 - 2014
 - 2015
 - 2016
- Sioux City Residential Sales
- ▭ Parcels

Parcel ID	894823207007	Alternate ID	571170	Owner Address	THORNOCK JULIANNA J
Sec/Twp/Rng	23-89-48	Class	C		3960 E WYOMING AVE
Property Address	2025 RIVERSIDE BLVD	Acreeage	n/a		LAS VEGAS NV 89104
	SIOUX CITY				

District 087 SC LL SIOUX CITY COMM
 Brief Tax Description LL-SC COMM 89-48
 SUB DIV 23-89-48 LOT
 11 & SW COR OF PAUL
 AVE & RIVERSIDE BLV
 D

(Note: Not to be used on legal documents)

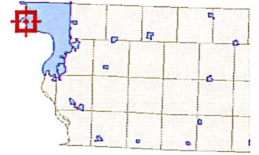
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Beacon™ Woodbury County, IA / Sioux City



Overview



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Parcel ID	894823207007	Alternate ID	571170	Owner Address	THORNOCK JULIANNA J
Sec/Twp/Rng	23-89-48	Class	C		3960 E WYOMING AVE
Property Address	2025 RIVERSIDE BLVD	Acreage	n/a		LAS VEGAS NV 89104
	SIOUX CITY				
District	087 SC LL SIOUX CITY COMM				
Brief Tax Description	LL-SC COMM 89-48 SUB DIV 23-89-48 LOT 11 & SW COR OF PAUL AVE & RIVERSIDE BLV D				

(Note: Not to be used on legal documents)

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WOODBURY COUNTY
HUMAN RESOURCES DEPARTMENT

TO: Board of Supervisors and the Taxpayers of Woodbury County

FROM: Ed Gilliland, Human Resources Director

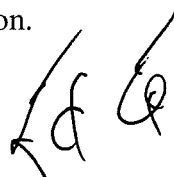
SUBJECT: Memorandum of Personnel Transactions

DATE: July 25, 2017

For the July 25, 2017 meeting of the Board of Supervisors and the Taxpayers of Woodbury County the Memorandum of Personnel Transactions will include:

- 1) County Treasurer Clerk II, Appointment.
- 2) County Sheriff Civilian Jailer, Resignation.

Thank you



HUMAN RESOURCES DEPARTMENT

#7b

WOODBURY COUNTY, IOWA

DATE: July 25, 2017

AUTHORIZATION TO INITIATE HIRING PROCESS

DEPARTMENT	POSITION	ENTRY LEVEL	APPROVED	DISAPPROVED
County Sheriff	Jail Sergeants – 4 Positions (New)	CWA: \$27.75/hour		
County Sheriff	Civilian Jailer	CWA: \$18.72/hour		
	*Please see attached memos of explanation.			

Chairman, Board of Supervisors



Woodbury County Sheriff's Office

LAW ENFORCEMENT CENTER
P. O. BOX 3715 SIOUX CITY, IOWA 51102

DAVID A. DREW, SHERIFF

PHONE: 712.279.6010
E-MAIL: ddrew@sioux-city.org
FAX: 712.279.6522

19 July 2017

To the Woodbury County Board of Supervisors & Human Resources Department,

The Woodbury County Sheriff's Office respectfully requests action on the creation of four (4) Civilian Correctional Sergeants positions for the Jail Division. We request this be placed on the agenda for the Tuesday, July 25, 2017 Woodbury County Board of Supervisors meeting. Thank you.

Sincerely,

A handwritten signature in cursive script that reads "David Drew".

Dave Drew, Sheriff

Cc: file



Woodbury County Sheriff's Office

LAW ENFORCEMENT CENTER
P. O. BOX 3715 SIOUX CITY, IOWA 51102

DAVID A. DREW, SHERIFF

PHONE: 712.279.6010
E-MAIL: ddrew@sioux-city.org
FAX: 712.279.6522

19 July 2017

To the Woodbury County Board of Supervisors & Human Resources Department,

The Woodbury County Sheriff's Office respectfully requests action on the authorization to promote for four (4) Civilian Correctional Sergeants. Please place this on the agenda for the Tuesday, July 25, 2017 Woodbury County Board of Supervisors meeting. Thank you.

Sincerely,

A handwritten signature in cursive script that reads "David Drew".

Dave Drew, Sheriff

Cc: file



Woodbury County Sheriff's Office

LAW ENFORCEMENT CENTER
P. O. BOX 3715 SIOUX CITY, IOWA 51102

DAVID A. DREW, SHERIFF

PHONE: 712.279.6010
E-MAIL: ddrew@woodburycountyiowa.gov
FAX: 712.279.6522

19 July 2017

To the Woodbury County Board of Supervisors & Human Resources Department,

The Woodbury County Sheriff's Office respectfully requests discussion and action on the authorization to begin the hiring process for a Correctional Officer position, effective July 26th, 2017. We request this be placed on the agenda for the Tuesday, July 25th, 2017, Woodbury County Board of Supervisors meeting. Thank you.

Sincerely,

A handwritten signature in cursive script that reads "David Drew".

Dave Drew, Sheriff

Cc: file

Office Of The
AUDITOR/RECORDER
Of Woodbury County

PATRICK F. GILL
Auditor/Recorder

Court House – Rooms 103
620 Douglas
Sioux City, Iowa 51101

Phone (712) 279-6702
Fax (712) 279-6629



AUDITOR'S QUARTERLY REPORT

April 1, 2017 / June 30, 2017

Patrick F. Gill, Woodbury County Auditor/Recorder

Payroll Taxes

Beginning Cash Balance	April 1, 2017		
Payroll Taxes		670,879.58	
Other		124.86	
Total Beginning Balance			671,004.44
Receipts:			
Payroll Taxes		2,253,652.80	
Interest		127.84	
Other			
Total Receipts			2,253,780.64
Total Resources			2,924,785.08
Disbursements:			
Payroll Taxes		2,664,230.88	
Interest Paid to Treasurer		89.24	
Other			
Total Disbursements			2,664,320.12
Ending Cash Balance	June 30, 2017		
Payroll Taxes		260,301.50	
Other		163.46	
Total Ending Balance			260,464.96

I, Patrick F. Gill, County Auditor/Recorder of Woodbury County, Iowa, hereby certify the above to be a true and correct statement of the Receipts and Disbursements of the office of County Auditor for the 4th Quarter ending 06/30/17.



Patrick F. Gill, County Auditor/Recorder

RESOLUTION #

NOTICE OF PROPERTY SALE

Parcels #894727286011

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

Lot "N" and the W 1/2 of Lot "O" and the E 1/2 of the vacated S 1/2 of the North/South alley abutting Lot "N" all in Block 26 Hornick and Skinner's Subdivision of lots in Cole's Addition to Sioux City, in the County of Woodbury and State of Iowa (2711 7th 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 **25th Day of July, 2017 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 **25th Day of July, 2017**, 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 \$157.00** 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 11th Day of July, 2017.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

Patrick F. Gill
Woodbury County Auditor
and Recorder

Matthew A. Ung, Chairman

REQUEST FOR MINIMUM BID

Name: Brad Fletcher Date: 6/29/16
Address: 2717 7th St. Phone: 712-635-1173

Address or approximate address/location of property interested in:
2711 7th St.

GIS PIN # 894727286011

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

Legal Description:
Lot "N" and the west one-half (W 1/2) of Lot "O" and the East one-half (E 1/2) of the vacated South one-half (S 1/2) of the North/South alley abutting Lot "N", all in Block Twenty-six (26) Hornick and Skinner's Subdivision of Lots in Cole's Addition to Sioux City, in the County of Woodbury and State of Iowa
Tax Sale #/Date: *911 6/15/15 Parcel # 114810

Tax Deeded to Woodbury County on: 6/16/17

Current Assessed Value: Land \$4,300 Building 0 Total \$4,300

Approximate Delinquent Real Estate Taxes: \$1,257

Approximate Delinquent Special Assessment Taxes: \$11,346

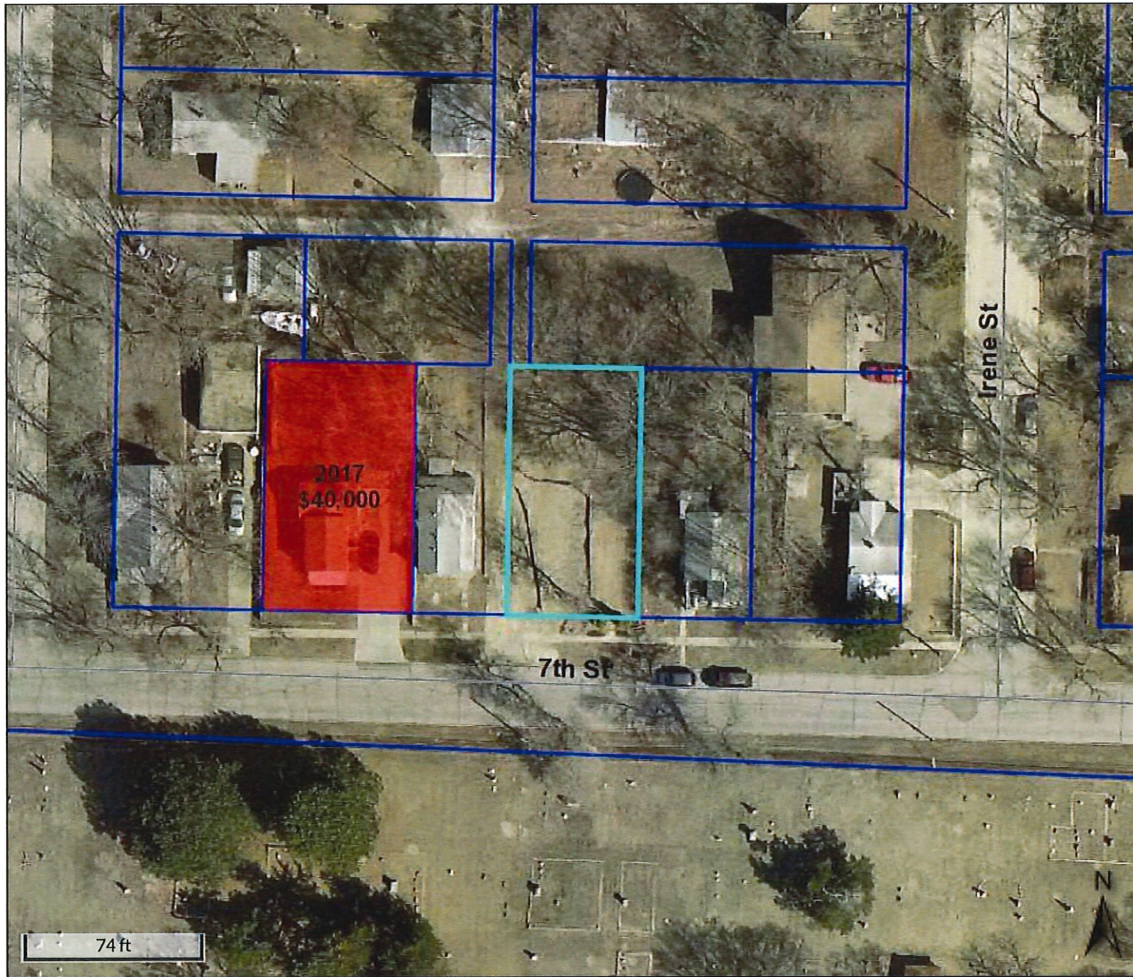
*Cost of Services: \$107

Inspection to: Jeremy Taylor Date: 6/29/16

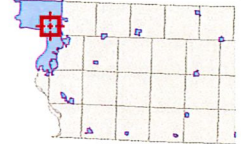
Minimum Bid Set by Supervisor: \$50 plus \$107 for cost of services; Total: \$157

Date and Time Set for Auction: Wednesday, July 25th @ 4:35 p.m.

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



Overview




Legend

- Roads
- ▭ Corp Boundaries
- ▭ Townships
- County Residential Sales
- 2015
- 2016
- 2017
- Sioux City Residential Sales
- ▭ Parcels

Parcel ID	894727286011	Alternate ID	114810	Owner Address	WOODBURY COUNTY
Sec/Twp/Rng	n/a	Class	R		620 DOUGLAS ST
Property Address	2711 7TH ST	Acreage	n/a		SIOUX CITY IA 51101
	SIOUX CITY				
District	087				
Brief Tax Description	COLES LOT N BLK 26 & E 1/2 VAC N-S ALLEY ABUTT & W 1/2 LOT 0 BLK 26				
	(Note: Not to be used on legal documents)				

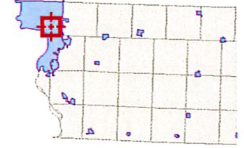
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 Developed by
 The Schneider Corporation

Beacon™ Woodbury County, IA / Sioux City



Overview



Legend

- Roads
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- Townships
- County Residential Sales
- 2015
- 2016
- 2017
- Sioux City Residential Sales
- Parcels

Parcel ID	894727286011	Alternate ID	114810	Owner Address	WOODBURY COUNTY
Sec/Twp/Rng	n/a	Class	R		620 DOUGLAS ST
Property Address	2711 7TH ST	Acreage	n/a		SIOUX CITY IA 51101
	SIOUX CITY				
District	087				
Brief Tax Description	COLES LOT N BLK 26 & E 1/2 VAC N-S ALLEY ABUTT & W 1/2 LOT 0 BLK 26				
	(Note: Not to be used on legal documents)				

Date created: 7/6/2017
 Last Data Uploaded: 7/5/2017 10:49:39 PM

Developed by
 The Schneider Corporation

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

Date: 7/10/2017 Weekly Agenda Date: 7/18/2017

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

WORDING FOR AGENDA ITEM:

Wolf Creek Drainage District Trustees: Consider quotations for drainage district repairs

ACTION REQUIRED:

- Approve Ordinance
- Approve Resolution
- Approve Motion
- Public Hearing
- Other: Informational
- Attachments

EXECUTIVE SUMMARY:

The county engineer's office has obtained quotes for repair work at pipe outlets on the Wolf Creek Drainage District and is presenting them for approval by the trustees.

BACKGROUND:

Westergard Farms filed a request for repairs to outlet culverts in the lower portion of the Wolf Creek drainage district. The county engineer's office has obtained two quotes for the work. The county engineer is making a recommendation for repair of the culverts.

FINANCIAL IMPACT:

The project is paid for by drainage district tax levies.

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 trustees award the work to Soil Solutions.

ACTION REQUIRED / PROPOSED MOTION:

Motion that the trustees award the work under Option 2 in the proposal to Soil Solutions for repairs on the Wolf Creek Drainage district.

Mark,

Kevin Heck wanted me to send you the proposed bid for the project on the Wolf Creek. He met with Forrest Johnston to look over the project. The long reach excavator would be required for these projects. We would clean any and all obstructions around all culverts indicated by Forrest. The proposed bid for work discussed would be OPTION 1 of \$4545.00. OPTION 2 would be due to any unknown factors below the water lines. OPTION 2 would include work to be done at a flat rate of \$165/hour. If total work is less than \$4545.00, we would invoice the lesser amount. Please let us know if you have any questions.

Thank you!

Andrea Meyer

Soil Solutions, LLC

2120 Pearl Street

Onawa, IA 51040

Ph. 712-433-0000

Fax 712-433-0001

www.soilsolutions.net

Mark,

I visited the Wolf Creek Sites yesterday with Lee and Forrest. At each of the culverts (3) there appears to be no drainage. Algae is built up on the inlet sides indicating to me no flow. At each location the water level was too high to even see the culverts. At this point I'm not sure if the problem is at the inlet end, outlet end, or both. I'm guessing that these culverts are sitting too low in comparison to the flowline of the Wolf Creek, but without surveying, it's exactly that, a guess.

So not having a clear scope of work, I am quoting the following:

- Mobilization to and from site \$600.00
- Komatsu PC270 Long Reach Excavator with Operator \$170.00 per hour
- Laborer (as needed) \$50.00 per hour

I think in this case hourly rates will work out to be less than if I have to give a lump-sum price on an unclear scope of work. If you have any questions please give me a call. Thank you for the opportunity.

Eric Carlson
Vice President
L.A. Carlson Contracting, Inc.
P: 712-947-0002
C: 712-251-2466
F: 712-947-0003

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

Date: 7/20/2017 Weekly Agenda Date: 7/25/2017

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

WORDING FOR AGENDA ITEM:

Consider approval of plans for project number M-(220th)--73-97

ACTION REQUIRED:

- Approve Ordinance
- Approve Resolution
- Approve Motion
- Public Hearing
- Other: Informational
- Attachments

EXECUTIVE SUMMARY:

Plans have been completed and permits received for rehabilitation and seal coat for 220th Street east of Old Lakeport Road. We request approval of the plans for letting.

BACKGROUND:

The county board approved this rehabilitation project earlier in 2017. The existing road surface is in poor condition. The project involves reclaiming the seal coat surface and 8" of road base, injecting a base stabilizing agent, and spraying a double chip seal on the finished base.

FINANCIAL IMPACT:

This project is paid for with local 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 that the Board approve the plans for project number M-(220th)--73-97.

ACTION REQUIRED / PROPOSED MOTION:

Motion to approve the plans for project number M-(220th)--73-97.

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

Date: 7/20/2017 Weekly Agenda Date: 7/25/2017

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

WORDING FOR AGENDA ITEM:

Award quote for one riding lawn mower for the secondary road department

ACTION REQUIRED:

- Approve Ordinance
- Approve Resolution
- Approve Motion
- Public Hearing
- Other: Informational
- Attachments

EXECUTIVE SUMMARY:

The county annually takes bids for new equipment to maintain its fleet of road maintenance vehicles. The county has received quotations for a new riding lawn mower.

BACKGROUND:

The county owns 2 riding lawn mowers for maintenance of county shops and other road department properties. The mowers are periodically updated and replaced as needed. The road department recommends the John Deere mower equipped with a new solid rear tire. Not only will flat tires be avoided, but the tractor is also more stable on slopes than a mower with standard, pneumatic tires.

FINANCIAL IMPACT:

The project is paid for with Woodbury County local 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:

Recommend that the board award the quote to Icon Ag and Turf for a new John Deere Z920M with trade in for \$5,727.98.

ACTION REQUIRED / PROPOSED MOTION:

Motion that the board award the quote to Icon Ag and Turf for a new John Deere Z920M with trade in for \$5,727.98.



JOHN DEERE

Quote Summary

Prepared For:

Woodbury Co. Hwy Dept
Mark Nahra
759 E Frontage Rd
Merville, IA 51039
Business: 712-873-3215
Mobile: 712-251-3485
MNAHRA@SIOUX-CITY.ORG

Prepared By:

Andy Schlichting
Icon Ag & Turf
1849 Highway 20 West
Lawton, IA 51030
Phone: 712-944-5168
Mobile: 712-560-2666
andys@iconag.net

Quote Id: 15599407
Created On: 23 June 2017
Last Modified On: 23 June 2017
Expiration Date: 28 July 2017

Equipment Summary	Selling Price	Qty	Extended
JOHN DEERE Z920M Commercial ZTrak	\$ 8,507.98 X	1 =	\$ 8,507.98
Equipment Total			\$ 8,507.98

Trade In Summary	Qty	Each	Extended
2009 JOHN DEERE Z810A - TC810AF020111	1	\$ 2,780.00	\$ 2,780.00
PayOff			\$ 0.00
Total Trade Allowance			\$ 2,780.00
Trade In Total			\$ 2,780.00

Quote Summary	
Equipment Total	\$ 8,507.98
Trade In	\$ (2,780.00)
SubTotal	\$ 5,727.98
Est. Service Agreement Tax	\$ 0.00
Total	\$ 5,727.98
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 5,727.98

Salesperson : X _____

Accepted By : X _____



JOHN DEERE

Selling Equipment

Quote Id: 15599407

Customer: WOODBURY CO. HWY DEPT

JOHN DEERE Z920M Commercial ZTrak				
Hours:				
Stock Number:				
				Selling Price
				\$ 8,507.98
Code	Description	Qty	Unit	Extended
2142TC	Z920M Commercial ZTrak	1	\$ 9,629.00	\$ 9,629.00
Standard Options - Per Unit				
001A	United States/Canada	1	\$ 0.00	\$ 0.00
1038	24x12N12 Michelin X Tweel Turf for 54 In. and 60 In. Decks	1	\$ 849.00	\$ 849.00
1502	54 In. Side Discharge Mower Deck	1	\$ 270.00	\$ 270.00
2002	Fully Adjustable Suspension Seat with Armrests	1	\$ 475.00	\$ 475.00
	Standard Options Total			\$ 1,594.00
Value Added Services Total				\$ 0.00
Other Charges				
	Freight	1	\$ 75.00	\$ 75.00
	EnviroCrate	1	\$ 40.00	\$ 40.00
	Setup	1	\$ 135.00	\$ 135.00
	Other Charges Total			\$ 250.00
	Suggested Price			\$ 11,473.00
Customer Discounts				
	Customer Discounts Total		\$ -2,965.02	\$ -2,965.02
Total Selling Price				\$ 8,507.98



JOHN DEERE

Quote Summary

Prepared For:

Woodbury Co. Hwy Dept
Mark Nahra
759 E Frontage Rd
Menville, IA 51039
Business: 712-873-3215
Mobile: 712-251-3485
MNAHRA@SIOUX-CITY.ORG

Prepared By:

Andy Schlichting
Icon Ag & Turf
1849 Highway 20 West
Lawton, IA 51030
Phone: 712-944-5168
Mobile: 712-560-2666
andys@iconag.net

Quote Id: 15599407
Created On: 23 June 2017
Last Modified On: 23 June 2017
Expiration Date: 28 July 2017

Equipment Summary	Selling Price	Qty	Extended
JOHN DEERE Z920M Commercial ZTrak	\$ 7,885.38 X	1 =	\$ 7,885.38

Equipment Total \$ 7,885.38

Trade In Summary	Qty	Each	Extended
2009 JOHN DEERE Z810A - TC810AF020111	1	\$ 2,780.00	\$ 2,780.00
PayOff			\$ 0.00
Total Trade Allowance			\$ 2,780.00

Trade In Total \$ 2,780.00

Quote Summary	
Equipment Total	\$ 7,885.38
Trade In	\$ (2,780.00)
SubTotal	\$ 5,105.38
Est. Service Agreement Tax	\$ 0.00
Total	\$ 5,105.38
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 5,105.38

Salesperson : X _____

Accepted By : X _____



JOHN DEERE

Selling Equipment

Quote Id: 15599407

Customer: WOODBURY CO. HWY DEPT

JOHN DEERE Z920M Commercial ZTrak				
Hours:				
Stock Number:				
				Selling Price
				\$ 7,885.38
Code	Description	Qty	Unit	Extended
2142TC	Z920M Commercial ZTrak	1	\$ 9,629.00	\$ 9,629.00
Standard Options - Per Unit				
001A	United States/Canada	1	\$ 0.00	\$ 0.00
1036	24x12x12 Pneumatic Turf Tire for 54 In. and 60 In. Decks	1	\$ 0.00	\$ 0.00
1502	54 In. Side Discharge Mower Deck	1	\$ 270.00	\$ 270.00
2002	Fully Adjustable Suspension Seat with Armrests	1	\$ 475.00	\$ 475.00
Standard Options Total				\$ 745.00
Value Added Services Total				\$ 0.00
Other Charges				
	Freight	1	\$ 75.00	\$ 75.00
	EnviroCrate	1	\$ 40.00	\$ 40.00
	Setup	1	\$ 135.00	\$ 135.00
Other Charges Total				\$ 250.00
Suggested Price				\$ 10,624.00
Customer Discounts				
Customer Discounts Total			\$ -2,738.62	\$ -2,738.62
Total Selling Price				\$ 7,885.38

ACE Engine & Parts Dist.
413 Chambers St.
Sioux City, Iowa 51101-2125
712-252-5800 Phone
712-252-5801 Fax

Woodbury County Engineer
Attn: Mark Narha
759 East Frontage Road
Merville , Iowa 51039

Bid for 225/52 Grasshopper

Retail Price.	\$ 11,025
Discount.	\$ 2,125.00
Trade Mower.	\$3,200.00
Final Bid with trade .	\$ 5,700.00

3 Year Limited Commercial Warranty

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

Date: 7/20/2017 Weekly Agenda Date: 7/25/2017

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

WORDING FOR AGENDA ITEM:

Consider approval of completion certificate for project number L-B(D38)--73-97, Replacement of Structure D38 on 120th Street.

ACTION REQUIRED:

- Approve Ordinance
- Approve Resolution
- Approve Motion
- Public Hearing
- Other: Informational
- Attachments

EXECUTIVE SUMMARY:

The county has let a contract on 11/10/2016 to replace structure number D38 on 120th Street east of Sioux City. The former structure was closed due to failure of substructure piling.

BACKGROUND:

The project was completed in late June. A new 80' x 30' Continuous Concrete Slab bridge was constructed.

FINANCIAL IMPACT:

This project was funded with local 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 for project L-B(D38)--73-97 with Dixon Construction of Correctionville, Iowa for \$397,174.

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

PROJECT NO. L-B(D38)—73-97

This is to certify that work covered by the contract entered into with

Dixon Construction

of Correctionville, Iowa under the date of November 10, 2016

Bridge replacement on 120th Street on North Line Section 16-89-45

Contract Amount: **\$397,174.00**

in Woodbury County was completed in accordance with the plans and specifications
therefore, and in a satisfactory manner on **June 23, 2017**

July 25, 2017 By Mark J. Halverson
Date County Engineer

Approved: Board of Supervisors
Woodbury County, Iowa

July 25, 2015 By _____
Date Chairperson

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

Date: 7/20/2017 Weekly Agenda Date: 7/25/2017

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

WORDING FOR AGENDA ITEM:

Consider approval of completion certificate for maintenance gravel stockpiling at the county's railroad pit.

ACTION REQUIRED:

- Approve Ordinance
- Approve Resolution
- Approve Motion
- Public Hearing
- Other: Informational
- Attachments

EXECUTIVE SUMMARY:

The county let a contract with Hallett Materials on 4/25/2017 to produce gravel for stockpile at the county's Railroad Pit north of Correctionville, IA.

BACKGROUND:

The project was completed in late June. 25,000 tons of gravel was stockpiled on county property for county use. 5000 tons was stockpiled for the City of Sioux City during the contract as well.

FINANCIAL IMPACT:

This project was funded with local 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 for Maintenance Gravel RR Pit Stock Pile - 2017 with Hallett Materials of Wall Lake, Iowa for \$148,750.00.

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

PROJECT NO. Maintenance Gravel-RR Pit Stock Pile 2017

This is to certify that work covered by the contract entered into with

Hallett Materials

of Wall Lake, Iowa under the date of April 25, 2017

Gravel Stock pile at the RR Pit

Contract Amount: **\$148,750.00**

in Woodbury County was completed in accordance with the plans and specifications
therefore, and in a satisfactory manner on **June 20, 2017**

July 25, 2017 By Mark J. Nahr
Date County Engineer

Approved: Board of Supervisors
Woodbury County, Iowa

July 25, 2015 By _____
Date Chairperson

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

Date: 7/20/2017 Weekly Agenda Date: 7/25/2017

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

WORDING FOR AGENDA ITEM:

Consider approval of completion certificate for maintenance gravel hauling for 2017.

ACTION REQUIRED:

- Approve Ordinance
- Approve Resolution
- Approve Motion
- Public Hearing
- Other: Informational
- Attachments

EXECUTIVE SUMMARY:

The county has let a contract with Hallett Materials on 4/25/2017 to haul gravel to 80 miles of county gravel roads.

BACKGROUND:

The project was completed in late June. Gravel at a rate of 300 tons per mile has been placed on all roads under contract.

FINANCIAL IMPACT:

This project was funded with local secondary road funds generated from the new \$0.10 per gallon fuel tax receipts.

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 for Maintenance Gravel Haul - 2017 with Hallett Materials of Wall Lake, Iowa for \$290,700.00.

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

PROJECT NO. Maintenance Gravel-Gravel Haul 2017

This is to certify that work covered by the contract entered into with

Hallett Materials

of Wall Lake, Iowa under the date of April 25, 2017

Gravel Haul to the Roads in Woodbury County

Contract Amount: **\$290,700.00**

in Woodbury County was completed in accordance with the plans and specifications
therefore, and in a satisfactory manner on **June 15, 2017**

July 25, 2017 By Mark J. Nelson
Date County Engineer

Approved: Board of Supervisors
Woodbury County, Iowa

July 25, 2015 By _____
Date Chairperson

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

Date: 7/20/2017 Weekly Agenda Date: 7/25/2017

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

WORDING FOR AGENDA ITEM:

Consider approval of completion certificate for project number L-B(L212)--73-97, Replacement of Structure L212 on Story Avenue.

ACTION REQUIRED:

- | | | |
|--|---|--|
| Approve Ordinance <input type="checkbox"/> | Approve Resolution <input type="checkbox"/> | Approve Motion <input checked="" type="checkbox"/> |
| Public Hearing <input type="checkbox"/> | Other: Informational <input type="checkbox"/> | Attachments <input checked="" type="checkbox"/> |

EXECUTIVE SUMMARY:

The county has let a contract on 8/23/2016 to replace structure number L212 on Story Avenue south of Correctionville. The former structure was posted to less than legal loads.

BACKGROUND:

The project was completed in late June. A new reinforced concrete box culvert was constructed.

FINANCIAL IMPACT:

This project was funded with local 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 for project L-B(L212)--73-97 with Dixon Construction of Correctionville, Iowa for \$238,096.50.

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

PROJECT NO. L-B(L212)—73-97

This is to certify that work covered by the contract entered into with

Dixon Construction

of Correctionville, Iowa under the date of August 23, 2016

RCB Culvert on Story Ave. From 190th St. to 200th Street
Section 21,22-88-42

Contract Amount: **\$238,096.50**

in Woodbury County was completed in accordance with the plans and specifications
therefore, and in a satisfactory manner on **May 23, 2017**

July 25, 2017 By Mark J. Mahan
Date County Engineer

Approved: Board of Supervisors
Woodbury County, Iowa

July 25, 2015 By _____
Date Chairperson

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

Date: _____ Weekly Agenda Date: _____

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: _____

WORDING FOR AGENDA ITEM:

ACTION REQUIRED:

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

EXECUTIVE SUMMARY:

BACKGROUND:

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:

ACTION REQUIRED / PROPOSED MOTION:

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

#12b

Date: _____ Weekly Agenda Date: _____

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: _____

WORDING FOR AGENDA ITEM:

ACTION REQUIRED:

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

EXECUTIVE SUMMARY:

BACKGROUND:

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:

ACTION REQUIRED / PROPOSED MOTION:

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

#12c

Date: 7/20/2017

Weekly Agenda Date: 7/25/2017

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: Kenny Schmitz

WORDING FOR AGENDA ITEM:

Trosper Hoyt- Approval of Juvenile Detention Project Master Control and Door Project bid opening

ACTION REQUIRED:

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

EXECUTIVE SUMMARY:

Opening of bids to be 8/22/2017 at 3:00 pm in the Board of Supervisors Office.

Building Services, Goldberg Group Architects, Baker Group, and Juvenile Detention Staff have jointly designed project plans for the Trosper Hoyt Juvenile Detention Center.

Goldberg Group Architects has provided design updates to the Master Control System, replacement of Detention Doors, Electronic Security Door Hardware, Access Control Readers, Casework, and a Facility Master Plan.

BACKGROUND:

On January 17th, 2017 the Board of Supervisors approved contracts for project design with Goldberg Group Architects and Baker Group related to the Trosper Hoyt Juvenile Detention Master Control System, Partial Door Replacement, Security Hardware Upgrade, and Master Control Systems.

FINANCIAL IMPACT:

Resolution

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:

Approval of resolution

ACTION REQUIRED / PROPOSED MOTION:

Motion to approve resolution designating opening of bids on August 22nd, 2017 at 3:00pm in the 1st floor Board of Supervisors Office for the Juvenile Detention Master Control and Door Project.

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

#13

Date: 7-19-2017

Weekly Agenda Date: 7-25-2017

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: K. Schmitz / Supervisor Taylor

WORDING FOR AGENDA ITEM:

Approval of Lease-Purchase Plan for Law Enforcement Training Facility

ACTION REQUIRED:

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

EXECUTIVE SUMMARY:

In coordination with the Sheriff's Office, The Baker Group, and the BOS liaison, Building Services Director Kenny Schmitz has coordinated their thoughts and ideas on how the current training needs once housed at Prairie Hills could be accomplished going forward. This is one of the final pieces of the puzzle that has been the nearly two-year-long process of closing Prairie Hills and expanding/optimizing the Law Enforcement Center. We have solved the problem of the kitchen by housing it directly in the Law Enforcement Center and are taking measured steps to ensure not only the optimization of an in-take area, medical ops, and HVAC/various long-needed facility improvements but this agenda item also makes good on a promise to fulfill the important training needs inherent to the Sheriff's functions.

The results determined that the best outcome would be to construct a new training center building at the existing site. The facility would include enough space for both K-9 training, Sheriff staff training (or others), and a room for LEC confidential file storage. Plans and details have been drawn for a 60' x 120' structure which would be erected south (across the road) of the old building.

BACKGROUND:

The eventual closing of the Prairie Hills facility due to the rapidly escalating repair costs, increased energy usage, and overall deterioration has necessitated the need to identify alternate replacement areas where current operations or services are conducted. In its current condition, Prairie Hills is not utilized at all for incarceration or alternative work programs. The only usage would be for training but even then it is not optimal nor is it efficient in its current state for taxpayers.

In order to demonstrate that this process has had study, forethought, and due diligence, please see all of the attachments and information that has been provided to the present/past Board(s) previously:

April 4, 2017 Agenda Item "Designation of Land for Sheriff's Office Support Training and Personnel and Direction to Gain Probable Cost of an Adjacent and Cost-Effective Training Center"

January 17, 2017 Agenda Item "Land Use, Potential Training Facility, and Prairie Hills Site"

August 2, 2016 Agenda Item "Approve the Closure of Prairie Hills with Subsequent Move of Kitchen to LEC"

July 26, 2016 Agenda Item "Approve Law Enforcement Center Expansion up to \$1.199 Million"

These 12 pages represent a consistent commitment to meeting the training needs.

See attachments also:

- 1) Prairie Hills Training Facility Sketch
- 2) Details of Materials Included

FINANCIAL IMPACT:

Building costs: \$475,000
Leasing Agent (Blue Path) Legal Fees: \$7,500 (contracts to be reviewed by County Attorney)
Lease Term - 5 years at 3.25% with quarterly payments \$26,235.88 (this rate is not much higher than traditional CIP)

Total Cost Estimate: \$524,718

This is the cost of the facility. The CWA union that serves within the Sheriff's Office has admirably stepped up with an offer to contributed \$40,000. I believe--as I've stated before--that the chiller can be sold garnering around \$15,000 if we wanted to move it quickly. We also have the means and have verified that tax-deductible contributions can be accomplished without using a 501c3 because the facility is deemed for public use per section 170 (C)(1) of the Internal Revenue Service Code. Dennis Butler will set up a specific fund within the General Fund for this, and as promised previously, I will begin shifting my contributions from last year's raise to this fund from the Courthouse Foundation. It is reasonable that we can raise an additional \$20,000 through private contributions/fundraising. I believe if this leaves approximately \$450,000 that we can look to gaming revenue unrealized by the delay of construction for the Ag Expo Center. Additionally, this separate fund that can realize training revenues through cost-sharing agreements with other entities can be used to fund on-going operations, upkeep, and utilities obviating the need to go back to taxpayers. This means that through the combined LOST and Gaming revenues, there is \$75,000 (Gaming) and \$75,000 (LOST) combining for \$150,000 set aside that can be used for this purpose. From gaming revenues over the life of the lease-purchase, this \$300-\$375,000 can be accomplished through General Fund and/or gaming revenue in a way that ultimately will not only hold taxpayers harmless but in fact be a help long-term.

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

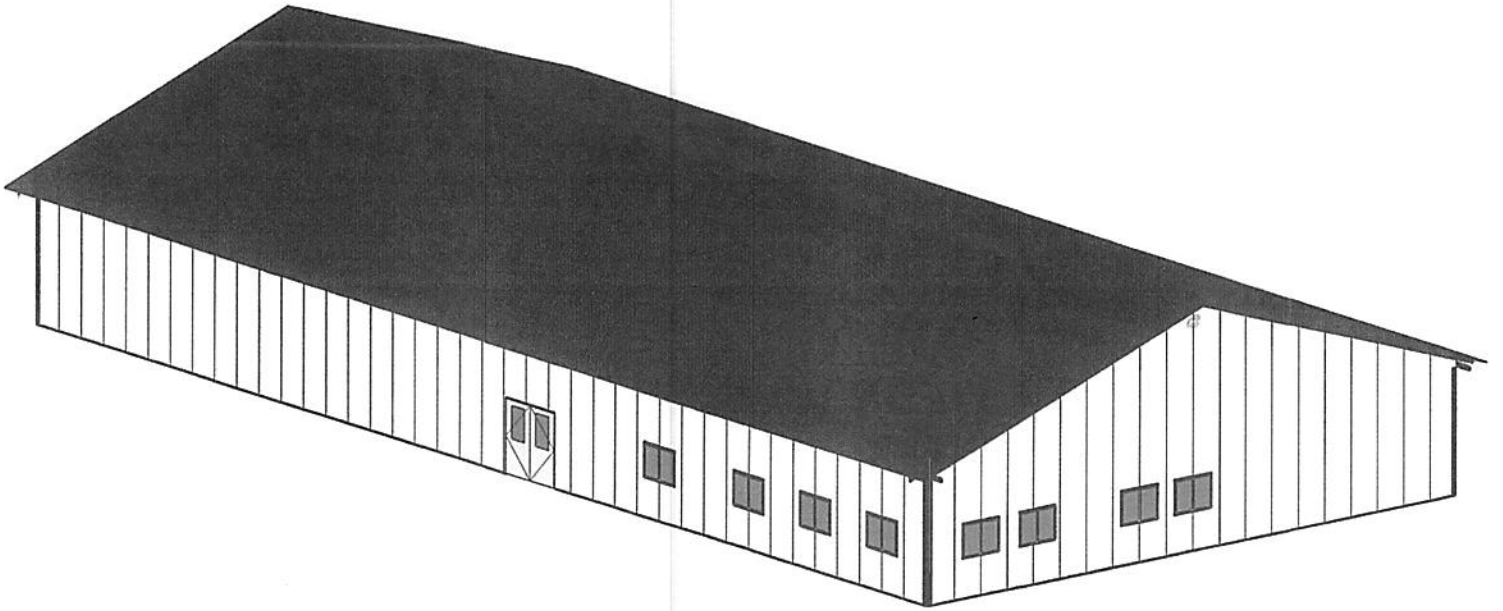
RECOMMENDATION:

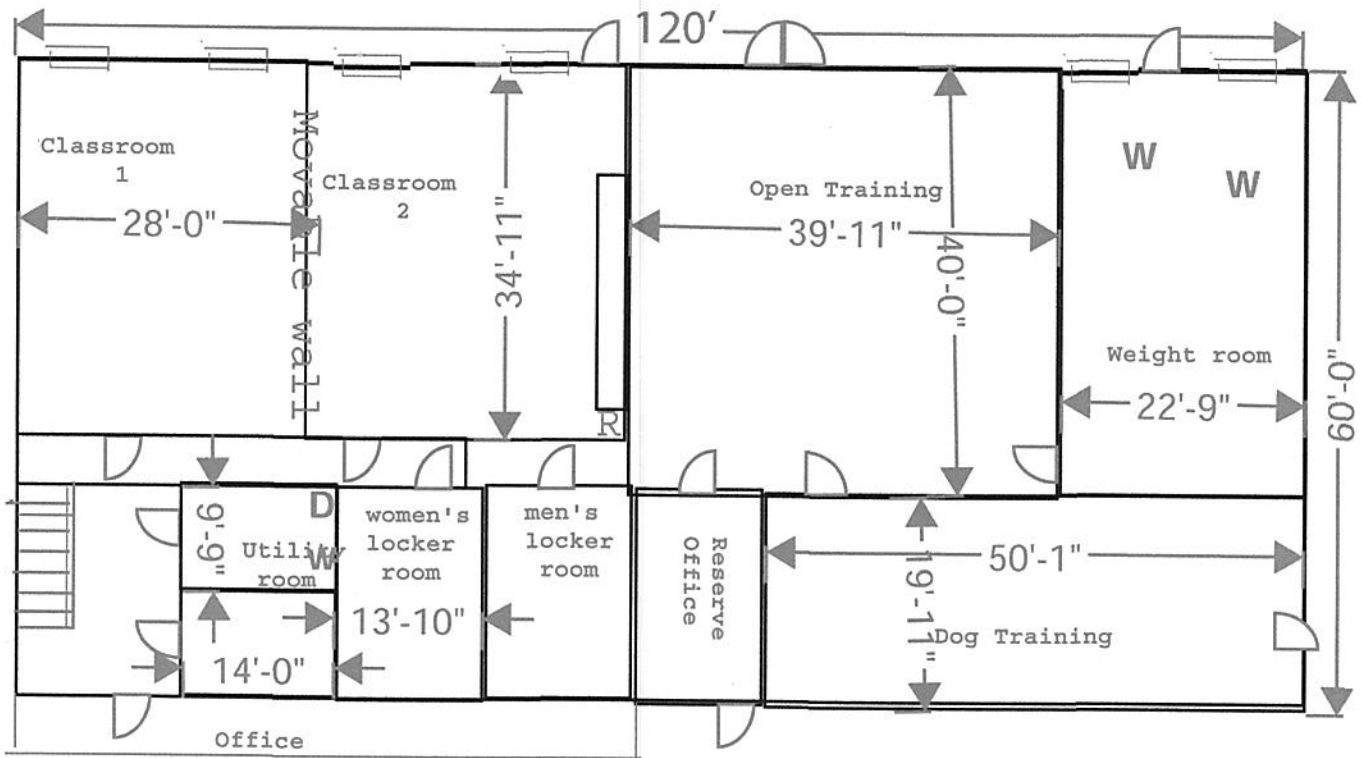
To approve moving forward with plans for a new training center for law enforcement purposes and to approve the lease purchase concept.

ACTION REQUIRED / PROPOSED MOTION:

To approve moving forward with plans for a new training center for law enforcement purposes and to approve the lease purchase concept.

Prairie Hills





Storage above this half of the building

This structure will be built on a slab.

Flat ceiling with 9' exterior walls for this half of the building except the open training area will have a vaulted ceiling.

Windows will be 4' x 4' sliding windows

Prairie Hills

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

#12

Date: 3-30-2017

Weekly Agenda Date: 4-4-2017

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: Supervisors Taylor and Ung

WORDING FOR AGENDA ITEM:

Designation of Land for Sheriff's Office Support, Training, and Personnel and Direction to Gain Probable Cost of an Adjacent and Cost-Effective Training Center

ACTION REQUIRED:

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

EXECUTIVE SUMMARY:

On March 29, the Law Enforcement Expansion committee unanimously approved a recommendation to the Woodbury County Board of Supervisors as follows: "to retain the land usage in and around Prairie Hills for the Sheriff's Office, and to direct the building services director to supply a rough sketch and statement of probable cost on a building to be used as a training center for regional law enforcement." Sheriff's staff estimates that the board's approval to expand the reserve program in recent years has led to savings of \$100,000 to taxpayers in just the last year. Additionally, we anticipate significantly decreased costs of such through donated work (digging, septic/water, excavating), a previously discussed donation from the deputies union, private donations, selling of the used chiller, and new income from class registrations of outside law enforcement. Such a training center will also decrease costs of training for Woodbury County law enforcement, who have historically traveled elsewhere at county expense.

This general recommendation has been shared with the board of supervisors on January 17, 2017, which included copies of the same recommendations from July 26 and August 2, 2016.

BACKGROUND:

For the last 18 months, the Board of Supervisors has engaged in over a dozen meetings with over 50 pages of materials with a variety of stakeholders in looking at how to close a dilapidated, aging, and eventually dangerous Old County Home facility (Prairie Hills), and save taxpayers the \$1.2 million that would be necessary to simply conduct "stay afloat" maintenance and exorbitant energy costs of \$4.28/sq ft. The LEC Expansion Committee tackled 3 of the 4 goals of what that area once served: storage of mandatory-retained Clerk of Courts materials; the kitchen which feeds the up to 234 inmates of the LEC; the "weekenders" and other alternative programs for non-violent offenders; the training, weight room, classroom, combatives, and other needs for Sheriff Office personnel. All Clerk of Courts materials have been moved to the Eagles. Through the LEC Expansion approved by the Board, not only will programmatic space be served for what Prairie Hills once was able to offer in smarter, more cost-effective diversionary programs, but such study also evolved into the needs of a 1987 facility once designed for 90 that has grown to 234. (Identifying key provisions and plans in the spirit of long-term planning obviates the need of a bond-supported \$20 million new facility and maximizes the useful life for years to come). The kitchen area is nearing completion with the feeding of all inmates within the same building rather than transporting over 6 miles away. What remains to do is two-fold: effectively close the building for further use and provide an area for the training and support necessary for law enforcement.

Training is an essential law enforcement function and includes K-9, combatives, weight training, etc. We recognize that any building must be planned in a cost-efficient and effective manner. The committee has looked at ways to utilize little, if any, taxpayer funds in the hopes that modeling upon what the Sheriff's Office has often done in that area be built upon. In fact, the smaller footprint of a freestanding metal-framed building has already received the support of the union at a pledge of up to \$40,000. Supervisor Taylor, through the County Attorney's office, set up a 501c3 which is in the process of gaining nonprofit status to be able to receive tax-exempt donations. Such plans could lower the budgeted-for training costs of Sheriff's personnel driving to other locations and in turn host such events garnering revenue that could be programmed. This discussion recognizes the commitment of Woodbury County for something that we want for excellent law enforcement supporting public safety: the realistic and scenario-driven training that helps protect citizens in 840 square miles.

FINANCIAL IMPACT:

Potential costs of a facility range from \$400,000 to \$580,000 initially, but could be significantly reduced through donated work (\$20,000-30,000 of digging, septic/water, excavating). A \$40,000 pledge from the union has been discussed and offered. Raising private dollars, further value engineering, the selling of the chiller, rent paid from other entities, and the mitigation of the need for travel and monies paid elsewhere should all be factored in. We have a two-fold role: provide the necessary training that comes with high-quality law enforcement while at the same time doing so efficiently by taxpayers in such a way that does not take a budget amendment, as Woodbury County has been able to lower the tax levy the last 3 years in a record way. This careful balance of long-term planning and lower taxes must go hand-in-hand.

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:

see below

ACTION REQUIRED / PROPOSED MOTION:

To retain the land usage in and around Prairie Hills for the Sheriff's Office, and to direct the building services director to supply a rough sketch and statement of probable cost on a building to be used as a training center for regional law enforcement.

Date: 1/11/2017

Weekly Agenda Date: 1/17/2017

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: Supervisor Taylor

WORDING FOR AGENDA ITEM:
 Land Use, Potential Training Facility, and Prairie Hills Site

ACTION REQUIRED:

Approve Ordinance Approve Resolution Approve Motion
 Give Direction Other: Informational Attachments

EXECUTIVE SUMMARY:

The Law Enforcement Expansion Committee and the Board of Supervisors have explored land use around and on the site of Prairie Hills for two reasons: one is the assurance to the Sheriff's Office for a central location of operations and maintenance, training including the gun range and equipment housing as well as a training site. The other was per an inquiry that was referred to Planning and Zoning as well as Economic Development regarding the parcels nearby through which the county has a steady income stream through farm rent. My hope is to reiterate the position that the County has held that the Prairie Hills Facility (while no longer a viable building in the old County Home) will still have the land usage under the Sheriff's Office with the potential of a standalone training site.

BACKGROUND:

Please see the following items as background to further understand some of the developments that have taken place over the last 18 months' discussion:

- Land Use and Parcels Adjacent to Prairie Hills Agenda Item
- Board of Supervisors: 7/28/16 "Approve Law Enforcement Center Expansion up to \$1.199 Million"
- Board of Supervisors: 8/2/16 "Approve the Closure of Prairie Hills with Subsequent Move of Kitchen to LEC"
- "LEC Expansion Overview and Statements: [Then] Chairman Jeremy Taylor Board of Supervisors"
- "Regarding the Closure of Prairie Hills"
- "Notes from Training Facility Exploration" Meeting with two Sheriff's Personnel, Kenny Schmitz, Shane Albrecht

It should further be noted that I have asked our County Attorney's office to help us develop a 501c3 akin to the "Courthouse Foundation" to act as a repository for donations including a verbal commitment of the CWA and anyone who wishes to help fund this "public-private" endeavor.

Training is an essential law enforcement function and includes K-9, combatives, weight training, etc. but any building must be done in a cost-efficient and effective manner. Some action items from this past were to look at Blackhawk County's facility and plans; seek their organizational, legal structure, and description including articles of organization, gain information on use of such a facility, and seek to see if a portion of out-of-town training dollars for which we could in turn charge other entities or mitigate the cost of going elsewhere would give us a better budget picture. Through value-engineering such potential could come down in cost. Also, the 14 foot sidewalls could potentially have space for storage up above.

FINANCIAL IMPACT:

Potential costs of a facility may be \$500,000 but costs could significantly be reduced through donated work (\$20-30,000 of digging, septic/water, excavating), a \$40,000 contribution by the union, the raising of private dollars, further value engineering, the selling of the used chiller, rent paid from other entities, or mitigation of the need for travel and monies paid for training elsewhere. We have a two-fold role: provide the necessary training that comes with high-quality law enforcement while at the same time doing so efficiently by taxpayers.

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:

Receive the information.

ACTION REQUIRED / PROPOSED MOTION:

Receive the information.

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

Date: 7/20/2016

Weekly Agenda Date: 7/26/2016

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: <u>K. Schmitz / Supervisor Taylor</u>		
WORDING FOR AGENDA ITEM: Approve Law Enforcement Center Expansion up to \$1.199 Million		
ACTION REQUIRED:		
Approve Ordinance <input type="checkbox"/>	Approve Resolution <input type="checkbox"/>	Approve Motion <input checked="" type="checkbox"/>
Give Direction <input type="checkbox"/>	Other: Informational <input type="checkbox"/>	Attachments <input type="checkbox"/>

EXECUTIVE SUMMARY:

The Law Enforcement Expansion Committee has through the course of several months' study looked at every way in order to responsibly and efficiently expand the Law Enforcement Center from the presupposition that there is simply a better way to do business than keeping the dilapidated Prairie Hills open or conversely build a new \$20 million jail subject to an understandably unpopular voter referendum. In order to demonstrate the work that supervisors, law enforcement officials, building services, and outside organizations have done, I created a compendium of over 50 pages of material that has been the product of careful deliberation, hard conversation, creative alternative, and the best architectural and design minds.

BACKGROUND:

The June 22, 2016 schematic rendition shows that this is something that Woodbury County should proceed with in that the capacity of the jail will grow from 234 to 258. CBM is also excited about the utilization of the building into the kitchen and doing so in the Law Enforcement Center through a contract extension. Finally, the movement of the Clerk of Courts will have been fortuitous and this can be examined to help move the Sheriff's Office there which frees up space on the 2nd floor rather. While the original alternative was a 3rd floor recreation area, the Board of Supervisors on May 17 allowed CMBA whom they had hired to re-examine this issue.

The latest plan is the product of careful deliberation from within the Sheriff's Office and it increases jail space in order to help increase capacity and meet some necessary needs such as Attorney-Client visitation rooms. Co-located office space will also allow for supervisory help to be there for lieutenants and sergeants, better classification as some of this will be cell-block construction, etc.

We understand that there are currently concerns with staffing levels for the jail. However, there are several items that I think are important in this discussion. In one sense, the original goal of this endeavor was not to solve all such concerns but could help alleviate this long-range. In a simple overview, if the staff that were relocated from the Work Release, Weekenders, and other Alternative Programs were able to be located to the Law Enforcement Center and the original "J Block" was able to move down, the problem would be helped with 3,566 square feet of space.

The LEC Expansion Committee had each entity represented--Board of Supervisors (M. Monson/J. Taylor), Sheriff's Office, and Building Services wholeheartedly recommend this approach. I believe it a fair characterization to say that the Taxpayers Research Council believes that the closure of a wasteful Prairie Hills and the reinvestment of space into the LEC is a good investment if the longer and better-term solutions of programs such as Weekenders, Work Release, 24/7, the Mental Health Advocate, and critical conversations about who is placed in our jail alleviate the source of the problem. In an overcapacity jail, this not only in my estimation alleviates some of the burden but more importantly, does allow for at least two of these programs to function as we engage in a responsible "all of the above" approach. With a big picture "aerial overview," closing PH and taking the \$1.2 million, buying precious space without building a new jail, and allowing for space for such programs is a huge win for taxpayers.

FINANCIAL IMPACT:

In 10 years' time, Woodbury County will have an efficient, all-under-one-roof Law Enforcement Center with food service, alternative programs, and additional beds which can serve for time to come and will have been nearly exact the amount of money that would have otherwise been spent at Prairie Hills--a building which in 2026 will have more issues to deal with and be underutilized as it is today.

Current Estimate of Probable Cost: \$1,100,038 including comprehensive listing of all items. This includes contingency and other dollars.

Leasing of Personal Property at \$26,000 for 10 years from General Basic: this would not be borrowed for.

The total LEC Expansion Cost would be \$1.3 million and yet, Prairie Hills (with CIP projects) will cost \$1.3 million over 10 years' time.

Additional up to \$0.06 per meal cost of amortized kitchen equipment at a cost of up to \$125,000 paid for over 10 years' time.

Regarding staffing, see the attached statement.

(Background Information Continued....)

- Current Schematic Design Dated June 22, 2016 (for security reasons delivered in person to BOS)
- Estimate of Probable Construction Costs
- LEC Renovations from Budget Analyst with Ahlers Law Firm
- Staffing Response
- Previous Materials from Prior LEC / BOS Meetings

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 the motion to expend up to \$1.199 million in order to expand the Law Enforcement Center.

ACTION REQUIRED / PROPOSED MOTION:

Approve the motion to expend up to \$1.199 million in order to expand the Law Enforcement Center.

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

Date: 7/28/2016 Weekly Agenda Date: 8/2/2016

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: K. Schmitz / Supervisor Taylor

WORDING FOR AGENDA ITEM:

Approve the Closure of Prairie Hills with Subsequent Move of Kitchen to LEC

ACTION REQUIRED:

Approve Ordinance

Approve Resolution

Approve Motion

Give Direction

Other: Informational

Attachments

EXECUTIVE SUMMARY:

The Law Enforcement Expansion Committee has through the course of several months' study looked at every way in order to responsibly and efficiently expand the Law Enforcement Center from the presupposition that there is simply a better way to do business than keeping the dilapidated Prairie Hills open or conversely build a new \$20 million jail subject to an understandably unpopular voter referendum. In order to demonstrate the work that supervisors, law enforcement officials, building services, and outside organizations have done, I created a compendium of over 50 pages of material that has been the product of careful deliberation, hard conversation, creative alternative, and the best architectural and design minds.

BACKGROUND:

It should be noted that there are currently no alternative programs that are truly being utilized here. The kitchen move with CBM should happen as soon as contractual obligations are worked—as we have said and is reason and evidence of our move irrespective of the LEC Expansion—because such a movement just makes good sense. This will put all functions under one roof at the LEC, help replace kitchen equipment, and provide CBM a home base within hundreds of feet rather than the travel and transport expense.

-We have learned that in working out the contract, the ordering of kitchen equipment, and any necessary modifications that the earliest and most aggressive timeline would be December 1 according to Building Services. Additionally, while not housing work release, there are some Clerk of Courts materials, kitchen materials, a weight room, training area, and some storage as well that Building Services would need time to move. Therefore, I would propose that we proceed as follows:

-The motion is to signal the eventual close of Prairie Hills with the goal of turning off the wasteful utilities completely by July 1, 2017.

-This can be accomplished in stages in order to save the most amount of money during this next heating and subsequent cooling season while helping to support law enforcement that currently utilizes this for training purposes.

-The timeline would be contingent upon the following: substantial completion of kitchen renovation to the LEC (hopefully in December), necessary materials being moved from Clerk of Courts and Sheriff's Office to secure and safe locations. The intention would be to valve off the older portion of the building from the newer portion in which during this last heating season, the training and weight room areas could still be utilized. It will not be the intention of Woodbury County to make emergency repairs to the boiler system or domestic hot water system, which would impact this timeline. Additionally, it is the intention not to utilize the chiller for next cooling season past March but to sell it in accordance with all applicable laws.

-There are some functions within Prairie Hills that we should also look to helping repurpose including the training, K-9 area, and weight room. I believe it should be a good faith effort to utilize this time over the next few months to see the most efficient, serviceable, and economical way to meet the needs of the Sheriff's Office in this respect for the long-term. Some nascent ideas have been the construction of a simple building that could house training. Additional ideas can include looking at what Blackhawk County has done in a 70 x 112 ft building, revenue generation through the hosting of law enforcement training, public-private

FINANCIAL IMPACT:

Additional up to \$0.06 per meal cost of amortized kitchen equipment at a cost of up to \$125,000 paid for over 10 years' time.

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 the closure of Prairie Hills based on several contingencies and move the kitchen currently housed there to the Law Enforcement Center.

ACTION REQUIRED / PROPOSED MOTION:

Approve the closure of Prairie Hills based on several contingencies and move the kitchen currently housed there to the Law Enforcement Center.

Staffing Response

The Board of Supervisors has been a willing partner the last 18 months in adding an overnight lieutenant, gladly and appreciatively accepting the Sheriff's Office reorganization plan, and lifting the cap on Sheriff's Reserve personnel. With that same good faith effort, we believe that we can work diligently over the next 12-18 months to examine increased sources of revenue that might help to address staffing needs, including:

The non-collection of "room and board" fees that is over and above what has not been collected with confidence that this initiative will be re-invigorated.

Monies that by not having to turn away federal inmates (which currently generates \$300-350,000 annually), can be viewed as a stable, increased source of funding. The ability to retain such prisoners to a greater degree can correspond to being reimbursed thereby meeting the needs perhaps with additional staff.

Re-examination of funds that the Sheriff's Office collects which may have gone to the general fund. The Board of Supervisors, from my perspective, does not seek to somehow gain additional revenue but to simply be revenue-neutral to taxpayers and lower the levy in other areas where possible. In short, **increased revenue** is not necessarily looked at to increase the general fund but to fairly when necessary help manage the jail.

Smart-planning, creative, and efficient use of future revenues that by investing will cost taxpayers less in the long-run to include re-examination of medical care delivery, a consultant study that could demonstrably increase staff/space/organizational facility. We believe that the closing of Prairie Hills and the commendable informational items brought by the Sheriff's Office have been in such a spirit. Similarly, our joint lobbying of the Legislature for the "24/7 Program" have been in line with such appreciable efforts.

Prairie Hills currently is underutilized given that the agreement of being in this area with nearby residences was to house only non-violent offenders. Therefore, few staff or programs are there currently. It would be my intention to close this space irrespective of whether or not we can relocate alternative programs (Weekenders, Work Release, etc.) It should be noted as well that the whole point of having alternative programs—and in a place that brings all operations under one roof—maximizes the Sheriff's Office personnel. Weekenders, Work Release, and alternative programs are designed to do so.

I am also excited about the possibility of the Sheriff's Office utilization of creative, efficient planning which could include part-time help, which he can explain better. Perhaps one way of examining this going forward is that the increased collections from, for example, for 4-6 months, coupled with an examination of what has been "lost" when federal prisoners have not been retained.

We also believe that we need to have frank, open-dialogue conversations to include the Sheriff's Office, County Attorney's Office, Clerk of Courts, Judges, and County Board of Supervisors in a way that fosters ways to help. This collaborative communication should not be viewed as criticizing but rather productively looking at ways to maximize the safe and efficient operations that support our criminal justice system.

LEC Expansion Overview and Statements: Chairman Jeremy Taylor Board of Supervisors

The Law Enforcement Expansion Committee has through the course of several months' study looked at every way in order to responsibly and efficiently expand the Law Enforcement Center from the presupposition that there is simply a better way to do business than keeping the dilapidated Prairie Hills open or conversely build a new \$20 million jail subject to an understandably unpopular voter referendum. In order to demonstrate the work that supervisors, law enforcement officials, building services, and outside organizations have done, I created a compendium of over 50 pages of material that has been the product of careful deliberation, hard conversation, creative alternative, and the best architectural and design minds.

- **The first priority is the closure of Prairie Hills** (also known as "The Old County Home"), which at one time was purposed to hold Project Phoenix, the Weekenders' Program, and Work Release. The closure is both a taxpayer and safety concern with an estimated \$1.2 million in tax dollars necessary to maintain common maintenance as conducted by The Baker Group. Utilities cost Woodbury County an exorbitant \$4.28 per square foot (typical buildings average \$1 per square foot), and settling/cement stack issues, piping problems, new boiler/domestic hot water systems in need of replacement, etc.
- The June 22, 2016 schematic rendition shows that this is something that Woodbury County should proceed with in that the capacity of the jail will grow from **234 to 258**. CBM is also excited about the utilization of the building into the kitchen and doing so in the Law Enforcement Center through a contract extension. Finally, the movement of the Clerk of Courts will have been fortuitous and this can be examined to help move the Sheriff's Office there which frees up space on the 2nd floor rather. While the original alternative was a 3rd floor recreation area, the Board of Supervisors on May 17 allowed CMBA whom they had hired to re-examine this issue.
- The latest plan is the product of careful deliberation from within the Sheriff's Office and it increases jail space in order to help increase capacity and meet some necessary needs such as Attorney-Client visitation rooms. Co-located office space will also allow for supervisory help to be there for lieutenants and sergeants, better classification as some of this will be cell-block construction, etc.
- We understand that there are currently concerns with staffing levels for the jail. However, there are several items that I think are important in this discussion. In one sense, the original goal of this endeavor was not to solve all such concerns but could help alleviate this long-range. In a simple overview, if the staff that were relocated from the Work Release, Weekenders, and other Alternative Programs were able to be located to the Law Enforcement Center and the original "J Block" was able to move down, the problem would be helped.

- The Board of Supervisors has been a willing partner the last 18 months in adding an overnight lieutenant, gladly and appreciatively accepting the Sheriff's Office reorganization plan, and lifting the cap on Sheriff's Reserve personnel. With that same good faith effort, we believe that we can work diligently over the next 12-18 months to examine increased sources of revenue that might help to address staffing needs, including:
 - ✓ The non-collection of "room and board" fees that is over and above what has not been collected with confidence that this initiative will be re-invigorated.
 - ✓ Monies that by not having to turn away federal inmates (which currently generates \$300-350,000 annually), can be viewed as a stable, increased source of funding. The ability to retain such prisoners to a greater degree can correspond to being reimbursed thereby meeting the needs perhaps with additional staff.
 - ✓ Re-examination of funds that the Sheriff's Office collects which may have gone to the general fund. The Board of Supervisors, from my perspective, does not seek to somehow gain additional revenue but to simply be revenue-neutral to taxpayers and lower the levy in other areas where possible. In short, increased revenue is not necessarily looked at to increase the general fund but to fairly when necessary help manage the jail.
 - ✓ Smart-planning, creative, and efficient use of future revenues that by investing will cost taxpayers less in the long-run to include re-examination of medical care delivery, a consultant study that could demonstrably increase staff/space/organizational facility. We believe that the closing of Prairie Hills and the commendable informational items brought by the Sheriff's Office have been in such a spirit. Similarly, our joint lobbying of the Legislature for the "24/7 Program" have been in line with such appreciable efforts.
 - ✓ Prairie Hills currently is underutilized given that the agreement of being in this area with nearby residences was to house only non-violent offenders. Therefore, few staff or programs are there currently. It would be my intention to close this space irrespective of whether or not we can relocate alternative programs (Weekenders, Work Release, etc.) It should be noted as well that the whole point of having alternative programs—and in a place that brings all operations under one roof—maximizes the Sheriff's Office personnel. Weekenders, Work Release, and alternative programs are designed to do so.
 - ✓ We also believe that we need to have frank, open-dialogue conversations to include the Sheriff's Office, County Attorney's Office, Clerk of Courts, Judges, and County Board of Supervisors in a way that fosters ways to help. This collaborative communication should not be viewed as criticizing but rather productively looking at ways to maximize the safe and efficient operations that support our criminal justice system.

Regarding the closure of Prairie Hills

It should be noted that there are currently no alternative programs that are truly being utilized here. The kitchen move with CBM should happen as soon as contractual obligations are worked—as we have said and is reason and evidence of our move irrespective of the LEC Expansion—because such a movement just makes good sense. This will put all functions under one roof at the LEC, help replace kitchen equipment, and provide CBM a home base within hundreds of feet rather than the travel and transport.

We have learned that in working out the contract, the ordering of kitchen equipment, and any necessary modifications that the earliest and most aggressive timeline would be December 1 according to Building Services. Additionally, while not housing work release, there are some Clerk of Courts materials, kitchen materials, a weight room, training area, and some storage as well that Building Services would need time to move. Therefore, I would propose that we proceed as follows:

The motion is to signal the eventual close of Prairie Hills with further denied access given the safety/security issues coupled with turning off the wasteful utilities completely by July 1, 2017. This can be accomplished in stages in order to save the most amount of money during this next heating and subsequent cooling season.

The timeline would be contingent upon the following: substantial completion of kitchen renovation to the LEC (hopefully in December), necessary materials being moved from Clerk of Courts and Sheriff's Office to secure and safe locations until which time heat would be expended for preservation of equipment. It will not be the intention of Woodbury County to make emergency repairs to the boiler system or domestic hot water system, which would impact this timeline. However, beyond heat for freeze protection, it is the intention not to utilize the chiller for next cooling season past March but to sell it.

There are some functions within Prairie Hills that we should also look to helping repurpose including the conference room (LEC Training Room can be updated toward this purpose); K-9 training area and weight room. I believe it should be a good faith effort to utilize this time over the next few months to see the most efficient, serviceable, and economical way to meet the needs of the Sheriff's Office in this respect for the long-term. Some nascent ideas have been the construction of a simple building that could house this with a combination perhaps of public-private funding.

Estimate

Date	Estimate #
7/11/2017	3

Name / Address
Prairie Hills Street Sioux City, Iowa

Estimate good...	Other
7/11/2017	8200 q. ft.

Item	Description	Qty
AMWOOD HOUSE	Package Price See Exterior and Interior Specifications	1
AMWOOD HOUSE	Package Price See Exterior and Interior Specifications - 16' of base cabinets, 13' of wall cabinets, 2 48" vanities	1
AMWOOD HOUSE	Package Price See Exterior and Interior Specifications - floor trusses for attic storage - 14' wide x 7' 1 1/4" high	1
AMWOOD DETAILS		
Floor deck	3/4" OSB - tongue & groove	1
Floor joists	slab for main floor - attic trusses for left side of building	1
Roof pitch	4/12	1
Steel Beam	none	1
House wall details	2 x 6 @ 16" o.c. - 9' tall -1/2" plywood with Tyvek	0
Garage wall details	none	1
Roofing Details	ribbed steel roof	0
Ice & Water Sheild	none	1
Energy Heel Roof Trusses	7" energy heel roof truss included	0
Garage floor status	none	1
		0
EXTERIOR HOUSE SPEC...		
Deadbolt Color	none	0
Shingle Style	steel ribbed roof	1
Shingle Color		1
Back Door Style	steel insulated raised 6 panel	1
Service Door Style	steel insulated raised 6 panel	1
Door Hinge Color		1
Door Handle Style		1
Door Handle Color		1
Front Door Design	steel insulated raised 6 panel	1
House to Garage Door Design	none	1
Steel Door Clad Frame Color		0
		1
Signature	Total	
Signature		

Estimate

Date	Estimate #
7/11/2017	3

Name / Address
Prairie Hills Street Sioux City, Iowa

Estimate good...	Other
7/11/2017	8200 q. ft.

Item	Description	Qty
Vinyl Shutter Style	none	0
Vinyl Shutter Color	none	0
Soffit Color		1
Facia Color		1
Siding Color		1
Siding Corner Color		1
Siding Style	Steel - ribbed siding	1
Gabel Vent Color	none	1
Overhead Garage Door Color	none	0
Gutter Color		0
Down Spout Color		1
Window Color	white	1
Window Style	Anderson Fibrex gliding windows with Low E & Argon gas -all windows are 4' x 5'	1
Window Grill Color	none	0
Window Grill Style	none	0
MISCELLANEOUS EXTE...		
1120	Basement Drain Tile	
1120.1	Sump Pit Without Sump Pump	0
1131.1	Basement Deco 20 Gray Dampproofing - per square foot	0
1400	Bowman Kemp Basement White Vinyl Window	0
1410	Bowman Kemp Basement White Steel Window Wells - Wall Mount	0
1408.4	Bowman Kemp Easy-Well Plastic Bubble Cover	0
1409.1	5' Ladder for egress window	0
1460	Steel roof - ribbed - 3' wide - installed per square foot - for roof	1
1460	Steel roof - ribbed - 3' wide - installed per square foot for walls	1
1487	Install aluminum soffit - per square foot	7,200
1501	Gutters & downspouts per lineal foot of house & garage	360
1544	Timber Tech deck - includes railing and 1 set of steps - per square foot	0
1561	Kingston white vinyl turned porch railing per lineal foot	0
2111	Paint Exterior Doors - Each	6
Signature	Total	
Signature		

Estimate

Date	Estimate #
7/11/2017	3

Name / Address
Prairie Hills Street Sioux City, Iowa

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Item	Description	Qty
	Due to various climatic conditions gutters can easily be clogged through owner's negligence to keep gutters free of ice and snow, creating ice buildup under the shingles and causing roof leakage. Since building materials are in a constant state of evaluation and have changing properties, the builder represents that they have used good workmanship and materials in said construction, but are not responsible for subsequently occurring conditions caused by the nature of the materials or the elements.	
INTERIOR HOUSE SPECI...		
Basement stairs handrail	none	0
Closet Shelving Color	none	0
Deadbolt Color	none	0
Door Handle Color		1
Door Handle Style		1
Door Hinge Color		1
Interior Door Color		1
Interior Door Style		1
Trim Style		1
Trim Color		1
Countryside Cabinet Style	group 1	1
Countryside Cabinet Color		1
Stair Type	none	0
Ceiling Style	9' flat except vaulted ceiling in opening training room	1
MISCELLANEOUS INTE...		
1650	House Drywall - Hang Sheetrock, Tape Sheetrock, Texture Ceilings with Crows Feet Finish, Texture Walls with Orange Peel Finish per square foot	8,200
Drywall corner style		
1660	Interior Finish - labor per square foot	8,200
1661	Prime - one coat - paint one coat - everything one color	8,200
2096	Oak Cap for Open Stairs - Stained and Varnished - per Lineal Foot	0
Misc.	Retractable wall - \$15,000.00 allowance	1
Signature	Total	
Signature		

Estimate

Date	Estimate #
7/11/2017	3

Name / Address
Prairie Hills Street Sioux City, Iowa

Estimate good...	Other
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Item	Description	Qty
PERMITS		
1001	Building Permit - \$500.00 allowance	1
1003	Septic Permit - \$250.00 allowance	1
SITE WORK		
1101	Excavation for Foundation per square foot - does not include any haul away, tree removal, blasting, cutting down a hill or fill - \$2,500.00 allowance	1
1103	Back Fill will be completed with existing soil - per square footage - includes putting sand in garage & basement - \$1,000.00 allowance	1
1142	Aggregate and Hauling Charge - Rock and Sand - \$5,000 allowance	1
1611	Seed lot	0
1612	Shrubs	0
1613	Sod lot	0
1614	Rock for landscaping	0
1615	Trees	0
	Removal of rock and dirt are at the owners expense. Finish grade is also at the owners expense.	
CONCRETE WORK		
1304.5	footings	1
1306	4" Poured Concrete Floor per square foot	1
1330	4" concrete pad per square foot - outside of garage service door - 4' x 6' pad outside of 4 outside doors	96
1330	4" concrete pad per square foot - 4' wide concrete pad in front of and between the open training doors and the classroom door	80
Signature	Total	
Signature		

Estimate

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Item	Description	Qty
	Concrete, is inelastic and subject to cracking due particularly to changes in temperature. Such cracking, although unattractive, does not mean a decrease of structural strength or a loss of serviceability, nor is builder responsible for anything which results from the buyer's neglect to take proper steps in the care and maintenance of said building. Buyer should be alert to the use of chemical products to melt ice and snow as they may cause damage to their concrete surfaces contrary to the representations made for such products. These chemicals should not be used on your concrete the first year it is installed.	
PLUMBING		
1114	Hook up to rural water - \$1000.00 allowance	1
1108	Septic System - \$7,500.00 allowance	1
1121	Water Meter	1
1901	Standard Plumbing - Branch Water Lines - includes 3/4" irrigation piped through the sill	1
Misc.	This estimate includes 2 toilets, 2 showers and 2 - 48" vanities with single bowl and faucet - each additional toilet will be \$525.25	1
1910	40,000 Grain on Demand Water Softener	0
1911	4 Stage Reverse Osmosis Drinking Water System	0
1912	Garbage Disposal - 1/3 horse	0
1913	Radon Ready	0
1918	52 Gallon Electric Water Heater - 6 year.	1
Bathroom fixture color	Includes: Basement bath and infloor sewer rough-in, all water lines from meter to fixtures, leak tested, hard cold to kitchen sink unless R/O system is installed, dishwasher, refrigerator and disposal hookups if necessary, 2 outside faucets, properly vented sewer lines, permits, all labor, materials and taxes and all extras hooked up unless specified on extra list. Plumbing fixtures to be fiberglass unless otherwise specified.	
MAIN BATH		
1924	shower - White - with drain - each	2
1968.1	Delta Classic Monitor 13 Series Faucet & Drain - T13420-SCH - Chrome - each	2
1968	Grab Bar - 24"	0
Signature	Total	
Signature		

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Item	Description	Qty
1970.1	Gerber Elongated Standard Height White Toilet With Seat & Lid	2
1992	18" Towel Bar - 73824 - Lahara Bath Collection - Chrome	2
1992	24" Towel Bar - 73824 - Lahara Bath Collection - Chrome	2
1993.1	48" x 36" Wall Mirror	2
1994	Toilet Paper Holder - 73850 - Delta Lahara Bath Collection - Chrome	2
1995	Shower Rod - Straight - Chrome	2
1998	Delta Classic Bath 4" Centerset Single Handle Bathroom Faucet - 520-LF HDF - Chrome	2
2055.9	48" - 49 x 22 Onyx Bathroom Vanity Countertop with One Oval Recessed Bowl - Gloss Finish - Solid, Granite or Suede Color	2
2058.9	Onyx side splash - each	0
Back Splash		
KITCHEN SPECIFICATIO...		
1984	Kitchen Drains - All Colors	1
1984.1	Kitchen Sink Disposal Drain - All Colors	1
1985	Elkay Drop-In Stainless Steel Kitchen Sink - Two Bowl - CR3322	1
1997	Delta Signature Kitchen Faucet - 470 - DST - Single-handle Pull-out Faucet, 3 Hole Installation - Chrome	1
2065	End Caps - Each	2
2065.1	Rounded Corners - Each	0
2065.2	Mitered Corner - Each	0
2066	25" No-drip - Formica Countertop - Matte Finish per Lineal Foot	16
1877	Appliance Allowance	0
Countertop edge style		
Back Splash		
ELECTRIC		
1860	Electric	10,600
1882.1	Electrical - allowance to bring electric from source into basement - \$1000.00 allowance	1
Dryer Type		0
Signature	Total	
Signature		

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Item	Description	Qty
Range Type		0
Microwave Location		0
Electric switch & outlet color		
1861	Can lights - installed with unit, trim & bulb - each	150
1865	Closet Lights	0
1866	Light Fixture Allowance - \$750.00	1
1868	Electric - upgrade to rocker switches - \$1.00 per opening	0
1869	Temporary Electric - This is for the temporary electric panel rental and installation - this does not include charges from your electric company	1
1870	Telephone	1
1871	Step lights - each	0
1875	Battery Back up smoke detectors - each	12
1876	White non-vented range hood	0
1880	Cable	1
1890	Panasonic - Whisper Green Bath Ventilation Fan - FV-11VQC5 Continuous Run with humidity and motion sensor - No Heat or Light In Unit	2
1892	Door Bell	0
1837	HVAC Extras - Wiring to heat pump, furnace and water heater Includes one 200 AMP service panel, 200 openings with white or bisque standard switches, range outlet, dryer outlet, water heater wiring, hanging light fixtures, smoke detectors and phone jacks.	2
HEAT AND A/C 1810.51	HVAC - 4 air to air heat pumps	1
INSULATION		
1700	Insulation stops & baffles - per lineal foot	240
1701	Insulate house ceiling per square foot - blown cellulose insulation - R50	7,200
1704	Air seal around windows, doors, plates - per square foot	8,200
1705	Insulate main floor exterior 2" x 6" walls with blown cellulose insulation - R21 - per square foot	2,160
Signature	Total	
Signature		

Estimate

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Item	Description	Qty
1705	Insulate main floor exterior 2" x 6" walls with blown cellulose insulation - R21 - per square foot - storage walls	1,200
MISCELLANEOUS		
1620	Dumpster - removal of trash from site	1
1630	Port-a-pot	1
INSURANCE	Insurance is the responsibility of the homeowner as soon as construction of the home begins.	
Signature _____		Total
Signature _____		

Sioux City Conference Board Meeting

7/25/17 Tuesday
10:00AM
City Hall
City Council Chambers
405 6th St
Sioux City, Iowa

Meeting called by: **Bob Scott, Chairman**

Type of meeting: **General meeting**

Attendees:

- Rhonda Capron
- Pete Groetken
- Dan Moore
- Bob Scott
- Alex Watters

- Craig Anderson
- Rocky DeWitt
- Marty Pottebaum
- Keith Radig
- Jeremy Taylor
- Matthew Ung

- Perla Alarcon-Flory
- David Gleiser
- Paul Gorski
- Amiee Krogh
- Mike Krysl
- Mike McTaggart
- John Meyers
- Dennis Reinke
- Jackie Warnstadt
- Hinton

Agenda

1. Call of the roll
2. Reading of the minutes of 3/9//2017
3. Selection of Examining Board
4. Adjustment of Chief Deputy and Deputy's wages due to the absence of an assessor
5. Any other business that may come before the Board
6. Adjournment

Additional Information

Observers:

Discussion: