



**NOTICE OF MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS
(SEPTEMBER 1 2020) (WEEK 36 OF 2020)**

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

Agenda and Minutes available at:
www.woodburycountyiowa.gov

Live telephonic access at: 712-224-6014

Rocky L. De Witt
253-0421
rdewitt@woodburycountyiowa.gov

Marty J. Pottebaum
251-1799
mpottebaum@woodburycountyiowa.gov

Keith W. Radig
560-6542
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Matthew A. Ung
490-7852
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Justin Wright
899-9044
jwright@woodburycountyiowa.gov

You are hereby notified a meeting of the Woodbury County Board of Supervisors will be held September 1, 2020 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.

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, your remarks may be limited 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

4:00 p.m. 1. Closed Session {Iowa Code Section 21.5(1)(c)}
First Floor Boardroom

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

- | | |
|---------------------------|-------------|
| 2. Citizen Concerns | Information |
| 3. Approval of the agenda | Action |

Consent Agenda

Items 4 through 8 constitute a Consent Agenda of routine action items to be considered by one motion. Items pass unanimously unless a separate vote is requested by a Board Member.

4. Approval of the minutes of the August 25, 2020 meeting
5. Approval of claims
6. Board Administration – Karen James
Approval of lifting tax suspension for J.S.

7. Board Administration – Heather Satterwhite
 - a. Approval of Notice of Property Sale Resolution for Parcel #894721379009 (aka 1523 Nebraska Street) for Tuesday, September 15th at 4:35 p.m.
 - b. Approval of Notice of Property Sale Resolution for Parcel #894432107011 (aka 27 Pearl Street) for Tuesday, September 15th at 4:37 p.m.
 - c. Approval of Notice of Property Sale Resolution for Parcel #894729285001 (aka 320 W. 6th Street) for Tuesday, September 15th at 4:39 p.m.

8. Human Resources – Melissa Thomas
 - a. Approval of Memorandum of Personnel Transactions
 - b. Approval of Woodbury County Auditor Recorder Claims Clerk II job title change
 - c. Authorization to Initiate Hiring Process
 - d. Approval of request to deauthorize county position
 - e. Approval for the renewal of Employee and Family Resources (EFR) as our EAP provider

End Consent Agenda

- | | |
|---|-------------|
| 9. Secondary Roads – Mark Nahra
Award the bid for project number BROS-SWAP-C097(140)—SE-97 to the low bidder | Action |
| 10. Community & Economic Development – David Gleiser
Approval of resolution supporting Sioux City’s RISE Grant application to IDOT | Action |
| 11. Reports on Committee Meetings | Information |
| 12. Citizen Concerns | Information |
| 13. Board Concerns | Information |

ADJOURNMENT

Subject to Additions/Deletions

CALENDAR OF EVENTS

- TUE., SEP. 1** 4:45 p.m. Veteran Affairs Meeting, Veteran Affairs Office, 1211 Tri-View Ave.
- WED., SEP. 2** 7:30 a.m. SIMPCO Executive-Finance Committee, Location TBD
- 9:00 a.m. Loess Hills Alliance Stewardship, Pisgah, Iowa
- 10:30 a.m. Loess Hills Alliance Executive Meeting
- 12:00 p.m. District Board of Health Meeting, 1014 Nebraska St.
- 1:00 p.m. Loess Hills Alliance Full Board Meeting
- THU., SEP. 3** 10:00 a.m. COAD Meeting, The Security Institute
- WED., SEP. 9** 8:05 a.m. Woodbury County Information Communication Commission, First Floor Boardroom
- 6:30 p.m. Woodbury County Solid Waste Agency (Sanitary Landfill) Executive Committee Meeting, Public Safety Center, Climbing Hill
- 7:30 p.m. 911 Service Board Meeting, Public Safety Center, Climbing Hill
- 8:00 p.m. County's Mayor Association Meeting, Public Safety Center, Climbing Hill
- THU., SEP. 10** 12:00 p.m. SIMPCO Board of Directors, 1122 Pierce St.
- 4:00 p.m. Conservation Board Meeting, Snyder Bend Park
- WED., SEP. 16** 12:00 p.m. Siouxland Economic Development Corporation Meeting, 617 Pierce St., Ste. 202
- 10:00 a.m. Siouxland Center for Active Generations Board of Directors Meeting, 313 Cook St.
- THU., SEP. 17** 4:30 p.m. Community Action Agency of Siouxland Board Meeting, 2700 Leech Avenue
- FRI., SEP. 18** 12:00 p.m. Siouxland Human Investment Partnership Board Meeting Northwest AEA, Room G
- TUE., SEP. 22** 2:00 p.m. Decat Board Meeting, Western Hills AEA, Room F
- WED., SEP. 23** 2:30 p.m. Rolling Hills Community Services Region Governance Board Meeting
- THU., SEP. 24** 10:15 a.m. Siouxland Regional Transit Systems (SRTS) Board Meeting, Location TBD
- 11:15 a.m. Western Iowa Community Improvement Regional Housing Trust Fund: Location TBD
- 1:30p.m. SIMPCO – Community & Economic Development, Location TBD
- MON., SEP. 28** 6:00 p.m. Zoning Commission Meeting, First Floor Boardroom
- THU., OCT. 1** 10:00 a.m. COAD Meeting, The Security Institute
- MON., OCT. 5** 6:00 p.m. Board of Adjustment meeting, First Floor Boardroom
- TUE., OCT. 6** 4:45 p.m. Veteran Affairs Meeting, Veteran Affairs Office, 1211 Tri-View Ave.
- WED., OCT. 7** 12:00 p.m. District Board of Health Meeting, 1014 Nebraska St.

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.

AUGUST 25, 2020, THIRTY-FIFTH MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS

The Board of Supervisors met on Tuesday, August 25, 2020 at 4:30 p.m. Board members present were Pottebaum, Radig, De Witt, Ung, and Wright. Staff members present were Karen James, Board Administrative Assistant, Melissa Thomas, HR Director, Dennis Butler, Budget/Tax Analyst, and Patrick Gill, Auditor/Clerk to the Board.

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

1. There were no citizen concerns.
2. Motion by Ung second by De Witt to approve the agenda for August 25, 2020, Carried 5-0. Copy Filed.

Motion by Ung second by Radig to approve the following items by consent including a change of an ending date for a Secondary Roads employee:

3. To approve minutes of the August 18, 2020 meeting. Copy filed.
4. To approve the claims totaling \$428,717.79. Copy filed.
5. To approve the reclassification of Dustin Johnson, Clerk II, County Treasurer Dept., effective 09-01-20, \$20.05/hour, 5.4%=\$1.04/hour. Per AFSCME Courthouse Contract agreement, from Grade 3/Step 3 to Grade 3/Step 4; and the reclassification of Zachary Johnson, Sheriff Deputy, County Sheriff Dept., effective 09-05-20, \$29.23/hour, 16%=\$4.09/hour. Per CWA Deputy Sheriff's Contract agreement, from Class 2 to Class 1. Copy filed.
- 6a. To approve and authorize the Chairperson to sign a Resolution setting the public hearing and sale date of parcel #894721151017, 111 ½ 23rd St., Sioux City, IA.

**RESOLUTION #13,048
NOTICE OF PROPERTY SALE**

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

North 6 feet South 110 feet of Lot Eight (8) Block Six (6), Call's Summit 2nd Addition, City of Sioux City, Woodbury County, Iowa
Subject to restrictive covenants and easements of record and subject to a perpetual easement for alley purposes (111 ½ 23rd 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 **8th Day of September, 2020 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 September, 2020**, 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 \$199.00** 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 August, 2020.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

- 6b. To approve and authorize the Chairperson to sign a Resolution setting the public hearing and sale date of parcel #894711132008, 4425 Central St., Sioux City, IA.

**RESOLUTION #13,049
NOTICE OF PROPERTY SALE**

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

Lots 7, 8 and 9 in Block 25 of Leeds Addition to Sioux City, in the County of Woodbury and State of Iowa (4425 Central 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 **8th Day of September, 2020 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 **8th Day of September, 2020**, 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 \$447.00** 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 August, 2020.
WOODBURY COUNTY BOARD OF SUPERVISORS
Copy filed.

- 7. To approve the appointment of Flora Lee to fill the vacancy created by the resignation of Lauren Jansen. Copy filed.
- 8a. To approve the underground utility permit for Frontier Communications for fiber optic cable and equipment on 250th Street in Morgan Township. Copy filed.
- 8b. To approve the underground utility permit for Frontier Communications for fiber optic cable and equipment on 230th Street in Morgan Township. Copy filed.

Carried 5-0.

- 9. Motion by Radig second by Ung to approve the contract for propane at \$0.70 per gallon with New Cooperative, Inc. Carried 5-0. Copy filed.
- 10. The Board heard reports on committee meetings.
- 11. There were no citizen concerns.

12. Board concerns were heard.

The Board adjourned the regular meeting until September 1, 2020.

Meeting sign in sheet. Copy filed.

RESOLUTION #

NOTICE OF PROPERTY SALE

Parcels #894721379009

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

The North Fifty Feet (N 50') of Lot Four (4) in Block Seven (7), Higman's Addition to City of Sioux City, Woodbury County, Iowa (1523 Nebraska 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 **15th Day of September, 2020 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 **15th Day of September, 2020**, 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 \$250.00** 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 1st Day of September, 2020.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

Patrick F. Gill
Woodbury County Auditor
and Recorder

Matthew A. Ung, Chairman

REQUEST FOR MINIMUM BID

Name: Rosalba Ornel

Date: 7/30/12

Address: 4080 Vanburan

Phone: 454-9392

Address or approximate address/location of property interested in:

1523 Nebraska St.

894721379609

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

Legal Description:

North 50 ft. Lot 4 Block 7 Higmans Addition

Tax Sale #/Date: 00944 / 2012

Parcel # 245430

Tax Deeded to Woodbury County on: —

Current Assessed Value: Land \$21,400

Building 0

Total \$21,400

Approximate Delinquent Real Estate Taxes: \$5,164.00

Approximate Delinquent Special Assessment Taxes: \$12,350.00

*Cost of Services: N/A

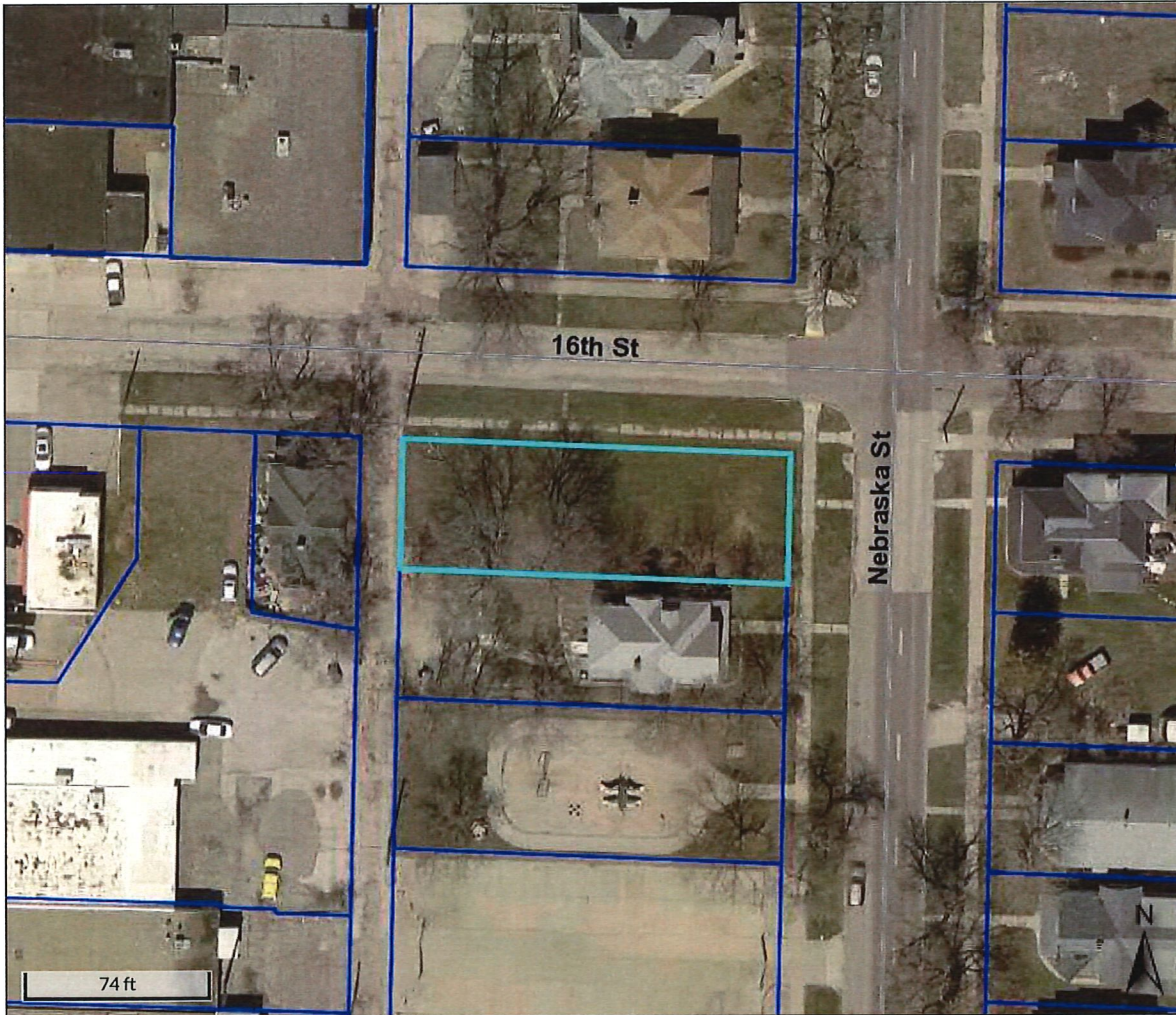
Inspection to: Mark Monson

Date: 7-24-15

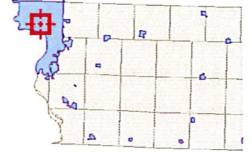
Minimum Bid Set by Supervisor: \$250

Date and Time Set for Auction: Tuesday, September 15th @ 4:35

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



Overview



Legend

-  Roads
-  Corp Boundaries
-  Townships
-  Parcels

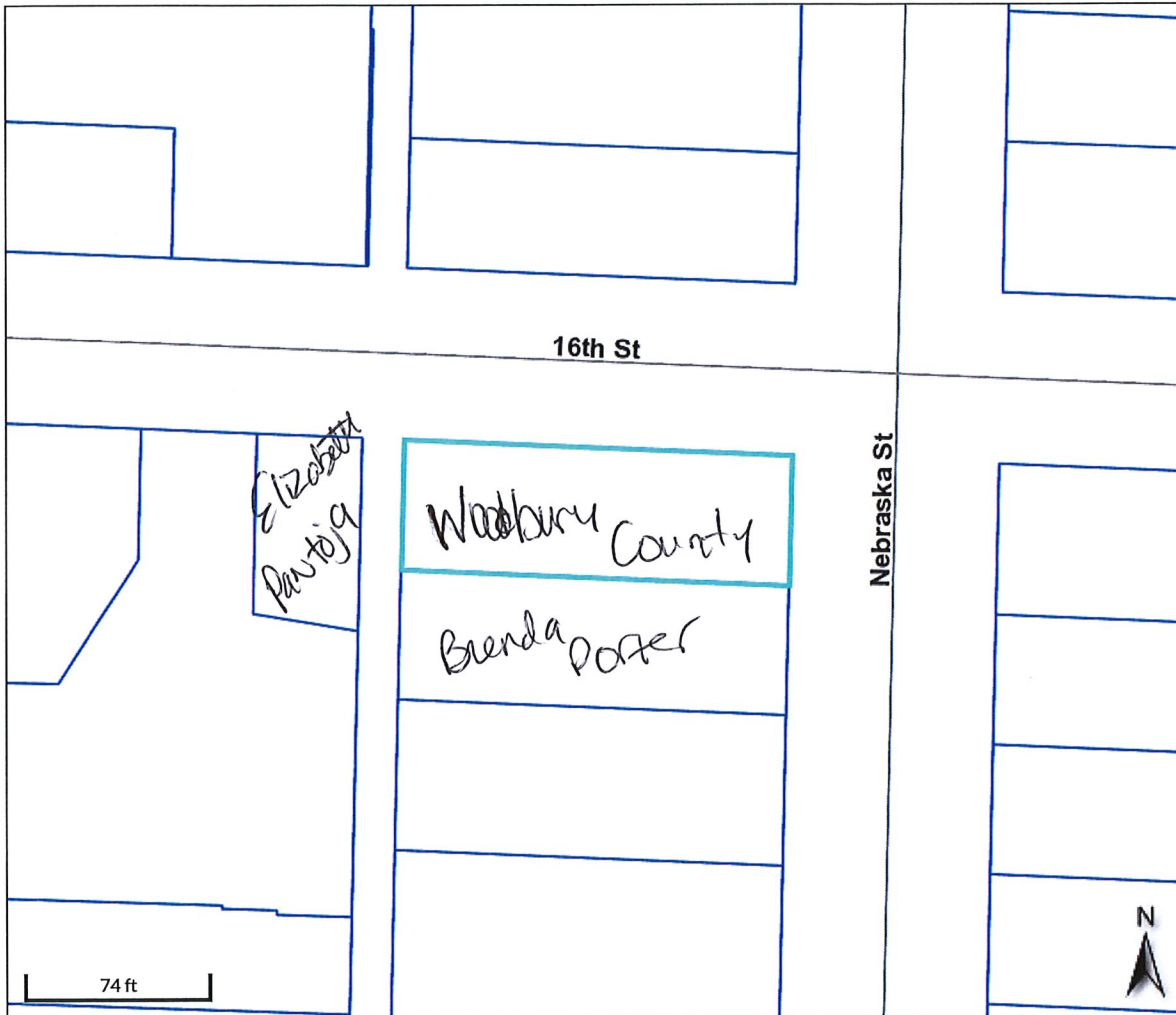
Parcel ID	894721379009	Alternate ID	245430	Owner Address	WOODBURY COUNTY
Sec/Twp/Rng	n/a	Class	C		620 DOUGLAS ST
Property Address	1523 NEBRASKA ST	Acreage	n/a		SIOUX CITY IA 51101
	SIOUX CITY				
District	0087				
Brief Tax Description	HIGMANS N 50 FT LOT 4 BLK 7				
	(Note: Not to be used on legal documents)				

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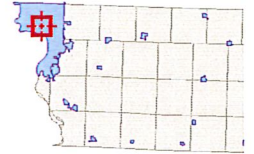
Developed by  Schneider
 GEOSPATIAL



Beacon™ Woodbury County, IA / Sioux City



Overview



Legend

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- Parcels

Parcel ID	894721379009	Alternate ID	245430	Owner Address	WOODBURY COUNTY
Sec/Twp/Rng	n/a	Class	C		620 DOUGLAS ST
Property Address	1523 NEBRASKA ST	Acreage	n/a		SIOUX CITY IA 51101
	SIOUX CITY				
District	0087				
Brief Tax Description	HIGMANS N 50 FT LOT 4 BLK 7				
	(Note: Not to be used on legal documents)				

Date created: 8/27/2020
 Last Data Uploaded: 8/26/2020 7:38:41 PM

Developed by Schneider
 GEOSPATIAL

RESOLUTION #

NOTICE OF PROPERTY SALE

Parcels #894432107011

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

The South 104 feet of the East 34 feet of Lot 5 and the South 104 feet of Lot 6 in Block 3, Jones First Addition, City of Merville in the County of Woodbury and State of Iowa (27 Pearl 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 **15th Day of September, 2020 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 **15th Day of September, 2020**, 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 \$199.00** 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 1st Day of September, 2020.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

Patrick F. Gill
Woodbury County Auditor
and Recorder

Matthew A. Ung, Chairman

REQUEST FOR MINIMUM BID

Name: Brian Carrington Date: 4/24/17
Address: 15 Pearl St S Phone: 898-9458

Address or approximate address/location of property interested in:
27 Pearl Street

GIS PIN # 894432107011

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

Legal Description:

The South 104 feet of the East 34 feet of Lot Five
and the South 104 feet of Lot 6 in Block 3
Jones First Addition, City of Merrill in the County of
Woodbury and State of Iowa

Tax Sale #/Date: #491 6/15/1992 Parcel # 617520

Tax Deeded to Woodbury County on: 1/14/2000

Current Assessed Value: Land \$5,930 Building 0 Total \$5,930

Approximate Delinquent Real Estate Taxes: N/A

Approximate Delinquent Special Assessment Taxes: N/A

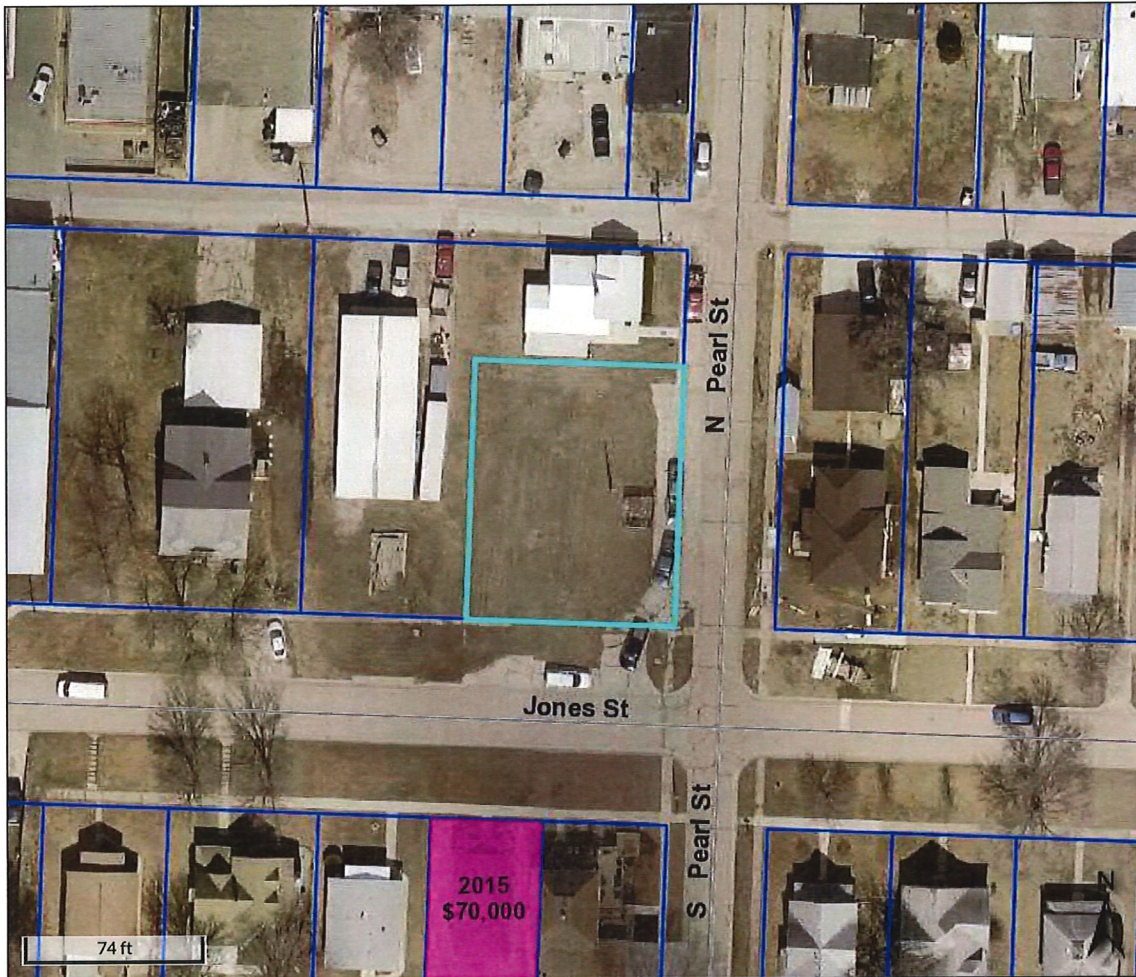
*Cost of Services: \$149⁰⁰

Inspection to: Matthew Ung Date: 4/24/17

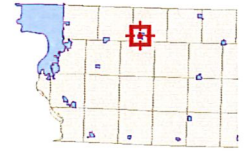
Minimum Bid Set by Supervisor: \$50 plus \$149 for cost of services Total

Date and Time Set for Auction: Tuesday, September 15th @ 4:35 \$199

* 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	894432107011	Alternate ID	617520	Owner Address	WOODBURY COUNTY COURT HOUSE
Sec/Twp/Rng	n/a	Class	C		620 DOUGLAS ST
Property Address	27 PEARL ST	Acreage	n/a		SIOUX CITY IA 51101
	MOVILLE				
District	ZMC				
Brief Tax Description	JONES FIRST ADDN S104' E34' LOT5 & S104' LOT6 BLK3				
	(Note: Not to be used on legal documents)				

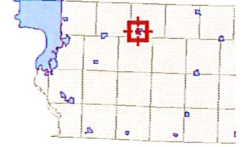
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Beacon™ Woodbury County, IA / Sioux City



Overview




Legend

- Roads
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 - 2014
 - 2015
 - 2016
 - Sioux City Residential Sales
- Parcels

Parcel ID	894432107011	Alternate ID	617520	Owner Address	WOODBURY COUNTY COURT HOUSE
Sec/Twp/Rng	n/a	Class	C		620 DOUGLAS ST
Property Address	27 PEARL ST	Acreage	n/a		SIOUX CITY IA 51101
	MOVILLE				

District ZMC
 Brief Tax Description JONES FIRST ADDN S104' E34' LOT5 & S104' LOT6 BLK3
 (Note: Not to be used on legal documents)

Date created: 4/24/2017
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 Developed by
 The Schneider Corporation

RESOLUTION #

NOTICE OF PROPERTY SALE

Parcels #894729285001

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

**West 1/3 of Lot 1, Block 26 in Sioux City Addition, City of Sioux City and Woodbury County, Iowa
(320 W. 6th 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 **15th Day of September, 2020 at 4:39 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 **15th Day of September, 2020**, 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 \$213.00** 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 1st Day of September, 2020.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

Patrick F. Gill
Woodbury County Auditor
and Recorder

Matthew A. Ung, Chairman

REQUEST FOR MINIMUM BID

Name: Salvador Palmillas Date: 1-27-20

Address: 518 Market St. Phone: 712-389-0434

Address or approximate address/location of property interested in:

320 W6th St.

894729285001

GIS PIN #

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

Legal Description:

W 1/3 Lot 1 Block 26 Sioux City Addition

Tax Sale #/Date: 783/2017 Parcel # _____

Tax Deeded to Woodbury County on: —

Current Assessed Value: Land \$100 Building 0 Total \$100

Approximate Delinquent Real Estate Taxes: _____

Approximate Delinquent Special Assessment Taxes: \$568.00

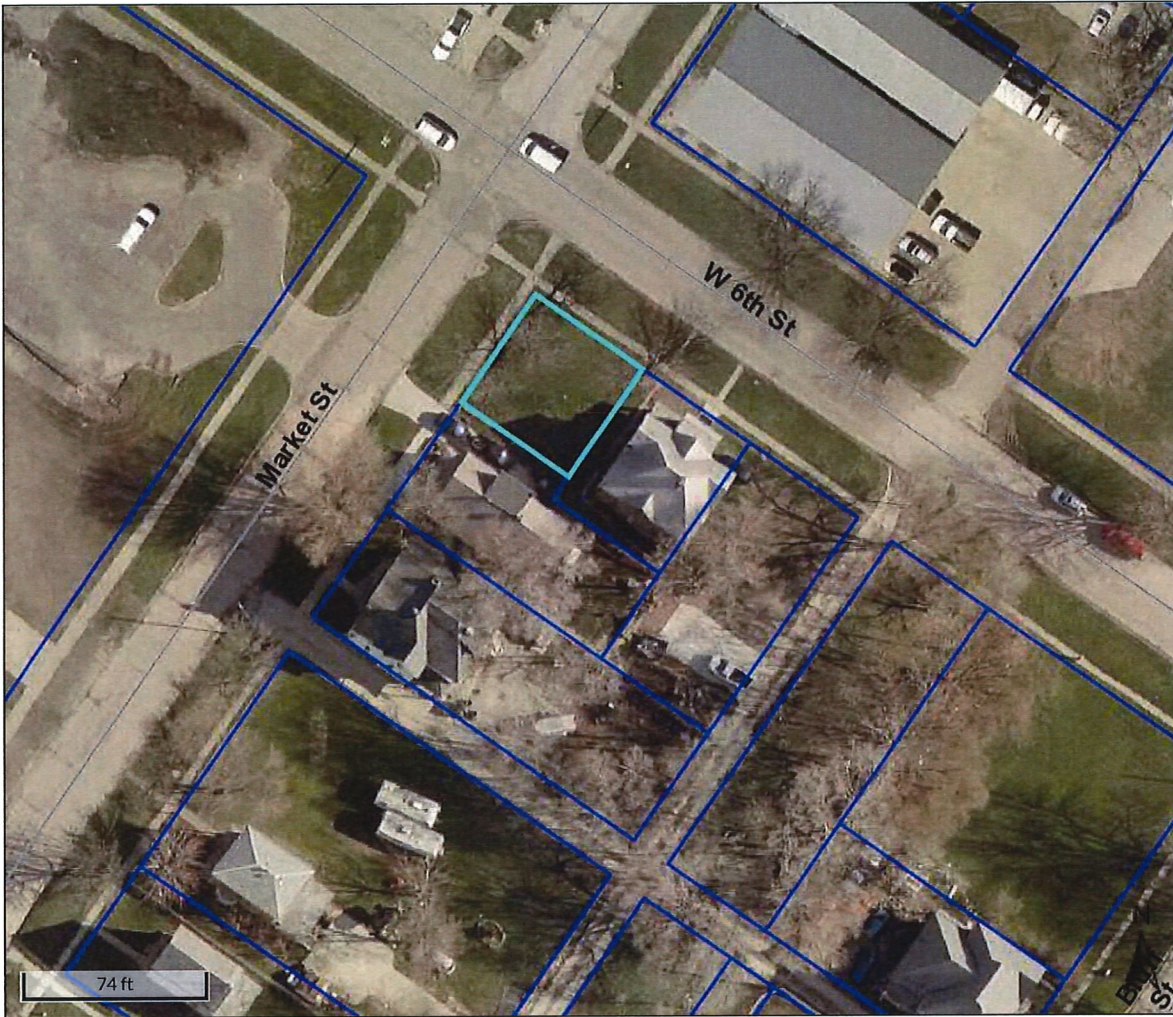
*Cost of Services: #113

Inspection to: Matthew Ung Date: 1-28-20

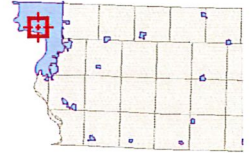
Minimum Bid Set by Supervisor: \$100 plus \$113 for cost of services Total: \$213

Date and Time Set for Auction: Tuesday September 15th 4:39

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



Overview



Legend

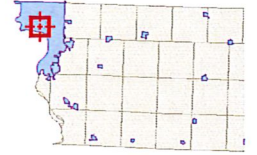
-  Roads
-  Corp Boundaries
-  Townships
-  Parcels

Parcel ID	894729285001	Alternate ID	7065	Owner Address	WOODBURY COUNTY
Sec/Twp/Rng	n/a	Class	R		620 DOUGLAS ST
Property Address	320 W 6TH ST	Acreage	n/a		SIOUX CITY 51101
	SIOUX CITY				
District	0087				
Brief Tax Description	SIOUX CITY ADDN W 1/3 LOT 1 BLK 26				
	<i>(Note: Not to be used on legal documents)</i>				

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Overview



Legend

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

Parcel ID	894729285001	Alternate ID	7065	Owner Address	WOODBURY COUNTY
Sec/Twp/Rng	n/a	Class	R		620 DOUGLAS ST
Property Address	320 W 6TH ST	Acreage	n/a		SIOUX CITY 51101
	SIOUX CITY				
District	0087				
Brief Tax Description	SIOUX CITY ADDN W 1/3 LOT 1 BLK 26				
	<i>(Note: Not to be used on legal documents)</i>				

Date created: 8/27/2020
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WOODBURY COUNTY BOARD OF SUPERVISORS AGENDA ITEM(S) REQUEST FORM

Date: 08/27/2020 Weekly Agenda Date: 09/01/2020

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: Melissa Thomas HR Director

WORDING FOR AGENDA ITEM:

Woodbury County Auditor Recorder Claims Clerk II job title change.

ACTION REQUIRED:

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

EXECUTIVE SUMMARY:

Change the job title of the Woodbury County Auditor Recorder Claims Clerk II to Auditor Finance Clerk II.

BACKGROUND:

This job title is consistent with the Auditor's office reorganization.

FINANCIAL IMPACT:

0

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:

Pass the motion

ACTION REQUIRED / PROPOSED MOTION:

Motion to approve the position title change from Auditor Recorder Claims Clerk II to Auditor Finance Clerk II

HUMAN RESOURCES DEPARTMENT
WOODBURY COUNTY, IOWA

DATE: September 1, 2020

AUTHORIZATION TO INITIATE HIRING PROCESS

DEPARTMENT	POSITION	ENTRY LEVEL	APPROVED	DISAPPROVED
County Auditor	Finance Clerk III	AFSCME Courthouse: \$20.96/hour		

Chairman, Board of Supervisors

HUMAN RESOURCES DEPARTMENT
WOODBURY COUNTY, IOWA

DATE: September 1, 2020

REQUEST TO DEAUTHORIZE COUNTY POSITION(S)

DEPARTMENT	POSITION	APPROVED	DISAPPROVED
County Auditor	Elections Clerk II		

Chairman, Board of Supervisors

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

Date: 08/27/2020 Weekly Agenda Date: 09/01/2020

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: Melissa Thomas HR Director

WORDING FOR AGENDA ITEM:

Approval for the renewal of Employee & Family Resources (EFR) as our EAP provider.

ACTION REQUIRED:

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

EXECUTIVE SUMMARY:

EFR annual renewal is being presented.

BACKGROUND:

Woodbury County provides EAP services to our full time and part time employees as well as our reservist. This service provides up to 6 in person sessions per incident.

FINANCIAL IMPACT:

\$9324.00 annually

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:

Pass the motion

ACTION REQUIRED / PROPOSED MOTION:

Approval of the EAP renewal with Employee Family Resources

EAP Renewal

Proposed for: Woodbury County

420 Employees

Current Benefit:

Renewal Date: October 1, 2020

Six Sessions

\$21.60 Per employee/per year

Total: \$9482.40

CORE EAP

Premier EAP

Renewal Options: Please check the box corresponding with the selected plan & sign below:

Up to 6 in-person EAP counseling sessions



Per employee/per year

\$22.20

+\$2500.00

Annual EAP Contract:

\$9324.00

\$11,824.00

Premier PLUS

Implementation Fee (one-time only)

based on group size =

Onsite biometric screenings billed at time of screening
Physician Packets

x \$58 per participant =

x \$22 per participant =

Wellness Portal (optional)

x \$1.95 per employee/per month =

Premier PLATINUM

Implementation Fee (one-time only)

based on group size =

Onsite biometric screenings billed at time of screening
Physician Packets

x \$184 per participant =

x \$62 per participant =

Wellness Portal

x \$2.50 per employee/per month =

Add on-site workplace training in the contract.

\$250 per hour with minimum of 6 hours (plus travel).

Total hours:

x \$250

Topics can be selected at a later date. Write in total hours selected:

=

Additional Services Available

On-site Education, Training, Development Seminars

\$300/hour + travel costs

Mediation Services

\$200/hour + travel costs

Leadership Coaching

\$175/hour + travel costs

Other Request (describe):

Please complete and return 60 days prior to the renewal date.

Signature: _____

Date: _____

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

#9

Date: 08/26/2020 Weekly Agenda Date: 09/01/2020

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

WORDING FOR AGENDA ITEM:

Consider award of bid for project number BROS-SWAP-C097(140)--SE-97

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:

Plans have been completed for replacement of bridge B-203 with a 150' X 30' continuous concrete slab bridge. The project was let for bid by the Iowa DOT on August 19, 2020. Award is recommended.

BACKGROUND:

The county has programmed the replacement of bridge B-203 on 200th Street west of the Merville Blacktop for FY 2021. The existing bridge was closed due to substructure failure in October 2019 and plans for replacement were accelerated to replace the closed structure with a 1500' X 30' continuous concrete slab bridge.

FINANCIAL IMPACT:

The county's Federal aid-SWAP fund, managed by Iowa DOT, is providing 100% of project cost.

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 award the bid for project number BROS-SWAP-C097(140)--SE-97 to the low bidder.

ACTION REQUIRED / PROPOSED MOTION:

Motion to award the bid for project number BROS-SWAP-C097(140)--SE-97 to the low bidder.

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

#10

Date: 8/27/20 Weekly Agenda Date: 9/1/20

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: David Gleiser, CED Director

WORDING FOR AGENDA ITEM:

Resolution Supporting Sioux City's RISE Grant Application to IDOT

ACTION REQUIRED:

- | | | |
|--|--|--|
| Approve Ordinance <input type="checkbox"/> | Approve Resolution <input checked="" 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 Board will consider passing a resolution to support the City of Sioux City's application to the Iowa Department of Transportation Revitalize Iowa's Sound Economy (RISE) Program

BACKGROUND:

Sioux City has an immediate opportunity to secure at least 76 new jobs and create \$25 million in new capital investment with Sabre Industries as they plan to expand their facility in the Southbridge Business Park. The project will construct a new roadway on a portion of Andrew Avenue in the Southbridge Business Park and is estimated to cost \$1,558,763. The City is committed to providing a 20% local match (\$311,752) and is applying to IDOT for the balance. The City requests the County's support in the form of a formal resolution to accompany their application.

FINANCIAL IMPACT:

0

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:

Pass the resolution.

ACTION REQUIRED / PROPOSED MOTION:

Motion to pass the resolution.

**WOODBURY COUNTY, IOWA
RESOLUTION NO. _____**

A RESOLUTION SUPPORTING THE CITY OF SIOUX CITY'S GRANT APPLICATION TO THE IOWA DEPARTMENT OF TRANSPORTATION FOR THE REVITALIZE IOWA'S SOUND ECONOMY (RISE) PROGRAM

WHEREAS, the City of Sioux City is applying for a RISE Grant from the Iowa Department of Transportation to support the development of an immediate, non-speculative economic development opportunity in the Southbridge Business Park; and

WHEREAS, Sabre Industries' recent announcement of an expansion at its Southbridge campus will create additional traffic and related issues on the local street system; and

WHEREAS, improvements to the local road infrastructure and the construction of a portion of Andrew Avenue in the Southbridge Business Park are vital to the success of the Sabre Industries expansion project; and

WHEREAS, the roadway to be improved through the use of RISE funds will be dedicated for public use following construction and fall within the jurisdiction of the City of Sioux City; and

WHEREAS, RISE funding is essential to the creation of 76 new jobs and \$25 million in new capital investment as proposed by the Sabre Industries expansion project, and without it the project will fail.

NOW, THEREFORE, BE IT RESOLVED BY THE WOODBURY COUNTY BOARD OF SUPERVISORS: Woodbury County hereby endorses the City of Sioux City's plan to make such road improvements in the Southbridge Business Park on Andrew Avenue as it essential to the success of the Sabre Industries expansion project and it will strengthen the heavily used road network in the Southbridge Business Park and surrounding industrial area.

Dated this 1st day of September 2020.

WOODBURY COUNTY BOARD OF SUPERVISORS

Matthew Ung, Chairman

Keith Radig, Vice-Chairman

Rocky DeWitt

Marty Pottebaum

Attest:

Patrick Gill, Woodbury County Auditor

Justin Wright



APPLICATION INSTRUCTIONS FOR (RISE): IMMEDIATE OPPORTUNITY PROJECT FUNDING

GENERAL INSTRUCTIONS

1. Before preparing this application, please read the RISE program **Administrative Rules**. The rules describe the types of RISE projects.
2. This application form is for **Immediate Opportunity** projects. Immediate Opportunity project funding is intended only for those instances where a quick commitment of RISE funds is needed to influence a decision to locate or expand.
3. The RISE program shall be targeted toward value-adding activities to provide maximum economic impact to the state. Value-adding activities feed new dollars into the economy. As these dollars are circulated, the state experiences economic growth. Residential and retail development, local government facilities, local public schools, locally oriented business services, commercial and personal services are generally not value-adding activities and will rarely meet the intent of the program. However, value-adding activities could include industrial, manufacturing, warehousing, distribution, and profession office (nonpersonal service) developments.
4. Only city and county governments may apply for Immediate Opportunity project funding; applications may be submitted at any time. Cities and counties may apply for RISE funds for use on city street, secondary road, primary road, state park road, or county conservation parkway projects. Joint applications submitted by two or more local governments must specify a lead agency and list all participating jurisdictions. The application should be signed by the mayor or chairperson of the board of supervisors of the local government submitting the application.
5. If the proposed project will include improvements to a primary road (Iowa Department of Transportation jurisdiction) or if the proposed project will provide ingress/egress to/from a primary road, the applicant is encouraged to contact the responsible Iowa DOT district office as soon as possible to inquire about work in the right of way permit and access requirements. The district office may require a traffic impact study to determine appropriate improvements on the primary roadway required by the proposed project.
6. The completed application form must be typewritten, and information must be clear, concise, and accurate. Photocopies of this form may be used by applicants. If the space provided for an answer is inadequate, please attach additional pages.
7. Incomplete applications will not be considered by the Iowa Transportation Commission for funding, but may be completed and resubmitted. All information submitted as part of this application, as well as any additional information by the department, will be used to evaluate the application. The information will not be routinely supplied to persons outside the department.
8. Complete applications that meet the threshold criteria will be presented at the next Commission meeting following a reasonable review period.
9. Funds may be requested and committed as either a loan or grant, or a combination loan and grant.
10. In order to be considered for a funding commitment, an application must meet all of the threshold criteria, which are summarized below. Please refer to the Administrative Rules for the complete statement of each threshold requirement.
 - a. The project must be related to an immediate, nonspeculative opportunity for permanent job creation or job retention. The applicant should be in the process of negotiating a location or retention decision with a developer or firm.
 - b. The applicant must demonstrate that an immediate funding commitment is essential to the job creation or job retention activity being supported.
 - c. The applicant should demonstrate that necessary arrangements have been made for nonroadway factors essential for the proposed job creation or job retention activity.

- d. There must be at least 20 percent non-RISE financial participation in each roadway project. This participation may include cash, net present value of loan repayment, Surface Transportation Program or other federal aid, or design engineering services. It is the responsibility of the applicant to obtain funding from sources other than RISE.
 - e. There must be a strong likelihood that the total development, including the roadway project, can be completed in a timely manner. It is up to the applicant to identify a time schedule and maintain it. The Commission may withdraw funding if time schedules have been misrepresented or have not been maintained.
11. Projects that do not qualify for immediate funding because they do not meet the threshold criteria may be resubmitted under the Local Development procedure. Immediate Opportunity project applications may, at the discretion of the Commission, be considered as applications for Local Development projects. Applicants who receive funding will be contacted by department staff for purposes of evaluating both compliance with the project agreement and overall program effectiveness.

REQUIRED DOCUMENTATION

The following documents must be attached to the application form. In the upper right corner of each documentation, please write the letter (shown below) that the document supports.

- A. A **resolution** approved by the local government. The resolution must:
 - a. Endorse the project.
 - b. Certify an immediate, nonspeculative opportunity exists for permanent job creation or job retention. State the city or county is currently negotiation with a specific developer. (The developer's name may be withheld, if necessary.) State RISE funding is essential to the job creation or job retention effort.
 - c. State why an immediate RISE program commitment is necessary to the proposed development. Indicate what would happen if a commitment of RISE funding for the proposed road project was not immediately available.
 - d. State the roadway involved in the project is currently or will be dedicated to public use.
 - e. State the proposed jurisdictional responsibility for the new or improved roadway, and state that the roadway will be adequately maintained.

Note: If a joint application is submitted, resolutions from all participating local governments shall be included in the application submitted by the lead agency. The additional resolutions must address items a, d, and e (stated above) as they pertain to the roadway project in their jurisdiction.
- B. A **narrative** describing the potential economic development and its transportation relationship to the proposed roadway project. The narrative should address past and anticipated growth for the development, and the amount and type of traffic generated by this growth. Letters of commitment or support from the developer and area economic development organizations are encouraged but not required.
- C. A **narrative** assessing existing conditions, outlining the concept of the proposed roadway project, and providing adequate and reasonable transportation justification. ("Transportation justification" is defined in the Administrative Rules as "the reasons given for a project from an engineering standpoint." The justification should address the current condition of existing roadways or bridges, the relationship of the project to connecting roads, anticipated total traffic, anticipated large truck traffic, proposed major design features, roadway function, and the reason the proposed alternative was selected over other alternatives.)
- D. A readable **area map** identifying the general area, and the location of both the roadway project and the associated economic development. The map should be approximately to scale and should show existing corporate limits.
- E. A **plan and typical cross section** of the roadway project with sufficient detail to allow preliminary cost estimates to be made.

- F. A **time schedule** for the total development, including the roadway project. It is up to the applicant to identify the time schedule and be able to maintain it.
- G. **Assurance** of at least 20 percent non-RISE financial participation in the roadway project. This should be shown by a letter certifying the commitment of such funds. As a minimum, a statement guaranteeing non-RISE funding participation may be included in the resolution(s) from the participating local government(s).
- H. **Documentation** that arrangements have been made for nonroadway factors intrinsic to the success of the development. Specifically, this must include provisions for labor training, zoning, sewer, water, financing, and permits.
- I. An **itemized breakdown of total capital investment**, including the source of funding (public or private) for each major item. Total capital investment includes investment (anticipated or underway) for infrastructure to serve the development, and other capital investment (anticipated or underway) associated with the proposed new development. Infrastructure includes water, electricity, natural gas, telephone, storm sewer, and non-RISE facilities. For purposes of this application, total capital investment should not include any investment (RISE or otherwise) in the roadway project.
- J. An **itemized breakdown of total roadway project costs**; the attached form must be used. If more than one jurisdiction is involved, a separate breakdown must be included for costs incurred in each jurisdiction.
- K. Each business to be directly assisted by the economic development project must prepare a **narrative** discussing the associated economic development and jobs.
- L. **Documentation** that the proposed roadway project and economic development are consistent with any regional or metropolitan area long-range transportation plans in effect for the RISE project location. This can be fulfilled by a letter(s) from the regional or metropolitan planning organization(s).

The general instructions (above) are for your information only and do not need to be returned with your completed application.

Submit the application and all attachments to:

**RISE Program: Immediate Opportunity
Systems Planning Bureau
Iowa Department of Transportation
800 Lincoln Way
Ames, IA 50010**

If you have any questions, please call 515-239-1664.



APPLICATION FORM FOR RISE: IMMEDIATE OPPORTUNITY PROJECT FUNDING

GENERAL INFORMATION

Applicant Name (City or County of): City of Sioux City

Contact Person (Name and Title): Chris Myres

Street Address and/or Box Number: 405 6th Street, P.O. Box 447

City: Sioux City State: IA ZIP Code: 51104

Telephone Number: 712-224-5502 E-mail: cmyres@sioux-city.org

If more than one agency or organization is involved in this project, please state the highway authority, contact person, mailing address, and telephone number of the second agency. (Attach an additional page if more than two agencies are involved.)

City or County of: _____

Contact Person (Name and Title): _____

Street Address and/or Box Number: _____

City: _____ State: _____ ZIP Code: _____

Telephone Number: _____ E-mail: _____

Project Title: Andrew Avenue Improvements

Was this application discussed with or reviewed by Iowa Department of Transportation district office staff? Yes No

Have you applied for funding from the Iowa Department of Economic Development? If yes, please explain the source and conditions. Yes No

IEDA awarded \$1,450,708 from the High Quality Jobs program. The project must invest \$25,000,000 and create 76 jobs as part of the project.

Please complete the following.

The proposed project is on a: City Street. Secondary Road. Primary Road.

The proposed project involves: Development of a new road (length in feet: _____). Improvement of an existing road (length in feet: _____). Both.

The proposed project involves: Expanding an existing development. Attracting a new development. Retaining an existing development.

Has any part of this development or roadway project been started? If yes, please explain. Yes No

Grading on the site has begun, but work on vertical improvements has not begun.

Does the project involve relocation of economic activity from elsewhere in Iowa? If yes, please explain. Yes No

This application is for RISE funding as a: Loan. Grant. Combination.

If this application is for a loan or combination loan and grant, please state the proposed terms of repayment (include the amount of principal to be repaid, proposed interest rate, length of repayment, etc.).

If this application is for funding for two or three program years, please specify the amount of funding requested for each year.

First Year: _____ Second Year: _____ Third Year: _____

ROADWAY PROJECT COST INFORMATION

Please attach an itemized breakdown as Item J.

\$1,200,000.00

RISE funds requested for Roadway Project

\$300,000.00

Non-RISE funds available for Roadway Project

List below the source and amount of these non-RISE Roadway Funds:

	Source	Amount	Assured?
1.	City of Sioux City - Tax Increment Financing	\$300,000.00	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
2.			<input type="checkbox"/> Yes <input type="checkbox"/> No
3.			<input type="checkbox"/> Yes <input type="checkbox"/> No
4.			<input type="checkbox"/> Yes <input type="checkbox"/> No

\$1,500,000.00

Total Cost of Roadway Project

(The RISE funds requested and the non-RISE funds available should equal the Total Cost of Roadway Project.)

TOTAL CAPITAL INVESTMENT INFORMATION

(For purposes of this application, total capital investment should not include any investment in the roadway project. Please attach an itemized breakdown as Item I.)

\$25,000,000.00

Capital Investment from private sources (non-roadway)

\$0.00

Capital Investment from public sources (non-roadway)

\$25,000,000.00

Total Capital Investment

ESTIMATED PROJECT DEVELOPMENT SCHEDULE

- The type of development involved is:
- Industrial/Manufacturing.
 - Construction/Office/Wholesale.
 - Park/Tourist/Recreational.
 - Retail.
 - Other (specify) _____

Please state the number of permanent, direct jobs created and/or retained as a result of this project. (Direct jobs created refer to new jobs in firms, developments, or sites specifically assisted by a RISE project but do not include construction or indirect "multiplier" jobs. Direct jobs retained do not include existing jobs unless there is an immediate threat the development will be located out-of-state, and documentation is provided.)

Permanent, full-time jobs at present 510 (Use full-time equivalents if necessary.)

Initial direct jobs created (within the first three years) 76

Future direct jobs created (beyond first three years) _____

Total direct jobs created 586 Total direct jobs retained 76

DOCUMENT INFORMATION

The following documents and narratives must be submitted with this application. In the upper right corner of each document or narrative write the corresponding letter shown below. (Please refer to the general instructions for an explanation of each item.)

- A. A **resolution** or resolutions approved by the participating local governments.
- B. A **narrative** describing the potential economic development.
- C. A **transportation narrative** assessing existing conditions, outlining the proposed concept of the roadway project, and the location of associated economic development.
- D. A reproducible **map** identifying the general area, the location of the roadway project, and the location of associated economic development.
- E. A **plan** and typical cross section of the roadway project.
- F. A **time schedule** for the total development, including the roadway project.
- G. **Assurance** of at least 20 percent non-RISE financial participation in the project.
- H. **Documentation** that arrangements have been made for nonroadway factors intrinsic to the success of the development.
- I. An **itemized breakdown** of total capital investment (*nonroadway*).
- J. An **itemized breakdown** of total roadway project costs. The attached form must be used.
- K. A **narrative** describing the associated economic development and jobs. The attached form must be used.
- L. **Documentation** that the proposed roadway project and economic development are consistent with any regional or metropolitan area long-range transportation plans in effect for the RISE project.
- M. Completed **Minority Impact Statement** attached to application.

To the best of my knowledge and belief, all information included in this application is true and accurate, including the commitment of all physical and financial resources. This application has been duly authorized by the participating local government(s). I understand the attached **resolution(s)** binds the participating local governments to assume responsibility for adequate maintenance of any new or improved city streets or secondary roads.

I hereby certify, under penalty of perjury, that any award of RISE funds; any subsequent letting of contracts for design, construction, reconstruction, improvement, or maintenance; or the furnishing of materials therefore; shall not involve direct or indirect interest, prohibited by Iowa Code 15A.2, 314.2, 362.5, or 331.342, of any state, county, or city official, elective or appointive. Any award of RISE funding or any letting of a contract in violation of the foregoing provisions shall invalidate the award of RISE funding and authorize a complete recovery of any funds previously disbursed.

I understand that, although this information is sufficient to secure a commitment of funds, a firm contract between the applicant and the department is required prior to the authorization of funds.

Representing the City of Sioux City, Iowa

Name of Applicant's Governing Authority

Signed

Signature in ink

Date

Robert E. Scott, Mayor

Typed Name and Title

Date

Attested

Signature in ink

Date

Typed Name and Title

Date

RISE IMMEDIATE OPPORTUNITY APPLICATION ROAD PROJECT-ELIGIBLE AND INELIGIBLE ITEMS

Examples of RISE-Eligible Items

Storm sewer (*RISE-eligible costs include the cost of construction of longitudinal and outlet storm sewers made necessary by highway construction, in the proportion that the right of way bears to the total drainage area to be served by the proposed sewers.*)

Right-of-Way and appraisal costs (*Based on current market value; a qualified appraisal acceptable to the Iowa DOT's Office of Right-of-Way will be requested for approved projects.*)

Apron	Hot-mix asphalt, intermediate course
Backfill	Hot-mix asphalt, surface course
Cleaning and preparation of base	Intake
Clearing and grubbing	Manhole
Concrete pipe culvert	Primer and tack coat bitumen
Contingency	Incidental Portland cement concrete
Corrugated metal pipe culvert	Removal of pavement
Earth shoulder finishing	Removal of existing structures
Engineering, legal, administration	Removal of drives
Excavation	Removal of sidewalk (if an integral part of the roadway)
Granular surfacing of road	Rolled stone base
Granular surfacing of shoulders	Seeding
Guardrail	Stabilized shoulder finishing
Hot-mix asphalt, base	Traffic control

Examples of Ineligible RISE Items

Storm sewer beyond the amount needed to drain the roadway.

Any preapplication costs (*except qualifying advance right of way costs to protect or preserve a project corridor. Written approval from the Iowa DOT must be obtained prior to advance right of way purchase.*)

Donated right of way
General government expenses and expenses associated with the provision of any public service
Lighting energy and maintenance costs
Lighting, except as an integral part of the roadway
Nonroadway transportation expenditures
Overhead and operating costs associated with eligible project activities
Parking expenditures
Pavement marking and traffic signs, except as an integral part of the roadway
Purchase of furnishings, construction equipment, and personal property
Routine roadway, bridge, and culvert maintenance
Sanitary sewers
Sidewalks, bicycle paths, and railroad-highway crossings, except when replacing or an integral part of the roadway
Traffic signalization, except as in integral part of a roadway project
Water mains
Winter roadway and bridge maintenance

DESCRIPTION OF ASSOCIATED ECONOMIC DEVELOPMENT AND JOBS - ITEM K

Iowa law requires a number of factors be considered in assessing applications for RISE funding. To comply with this requirement, it is necessary that applicants provide additional information about the businesses jobs that would be assisted by the requested RISE project funds. The following information **must** be provided for each business used to justify the project. Please note that all information supplied to the Iowa Department of Transportation is public information and cannot be held confidential.

1. Each business involved should prepare a narrative addressing the following points. The narrative should be attached to the application as "Item K."
 - A. A description and history of the business, including the location of company headquarters, all current plants (both in- and out-of-state), and the number of full- and part-time employees at each location.
 - B. Data supporting historical and projected growth potential.
 - C. The hourly wages and turnover rates for each current job classification.
 - D. The hourly wages, whether full- or part-time, expected turnover rates for **each** future job created.
 - E. A description of employment conditions, including an itemized list and dollar value per employee of any job benefites, work environment, safety record, opportunity for advancement, etc.
 - F. A list of any civil or criminal violations of state or federal law that the compnay has been charged with or convicted of during the last five years. Please include the violation and date, the agency that charged the violation, the outcome or resolution, and any penalties or settlement terms.
 - G. Percentage of in-state suppliers.
 - H. Iowa companies you expect to sell to that currently buy from non-Iowa companies and the percentage of your sales that will fall into this category.
 - I. Expected impact on import substitution. (Import substitution means replacing inputs, products, or services previously provided the out-of-state locations with Iowa inputs, products, or services.)
 - J. Other Iowa companies that could be considered as your competitors.
 - K. Required environmental permits.
2. Briefly answer the following questions in the space provided.
 - A. Is the company willing to give hiring preference to Iowa residents, or residents within a 30-mile radius, for the jobs created as a result of this project? Please provide a written plan describing the company's hiring procedure and priorities.
Yes. The company prefers employees to live as close to their facility as possible for attendance purposes, particular during the winter months when travel can be a problem. The company takes applications
 - B. If the company has, within three years of application for assistance, acquired or merged with an Iowa corporation or company, has it made and will it continue to make a good-faith effort to hire the workers of the merged or acquired company?
N/A
 - C. What percentage of the company's total operating expenditures (including wages and salaries) will be spent within the state of Iowa?
60%
 - D. Of the total dollar amount of annual sales, what is the expected percentage of out-of-state sales?
85%
 - E. Are any other state funds being requested for the road or economic development project? If so, please list the source, amount requested, and purpose of funding.
IEDA financial assistance through the High Quality Jobs Program - \$1,450,708 which will be used as assistance with capital investments.

Minority Impact Statement

Pursuant to 2008 Iowa Acts, HF 2393, Iowa Code 8.11, all grant applications submitted to the State of Iowa that are due beginning Jan. 1, 2009, shall include a Minority Impact Statement. This is the state's mechanism for requiring grant applications to consider the potential impact of the grant project's proposed programs or policies on minority groups.

Please choose the statement(s) that pertains to this grant application. Complete all the information requested for the chosen statement(s). Submit additional pages as necessary.

- The proposed grant project programs or policies could have a disproportionate or unique **positive** impact on minority persons.

Describe the positive impact expected from this project.

Currently this industry employs a large percentage of minorities, particularly of Asian and Hispanic Decent. It is anticipated the project will draw its workers from the same labor pool which would be comprised of the same minority populations.

Indicate which groups are impacted.

Women Persons with a disability Blacks Latinos Asians

Pacific Islanders American Indians Alaskan Native Americans Other _____

- The proposed grant project programs or policies could have a disproportionate or unique **negative** impact on minority persons.

Describe the negative impact expected from this project.

Present the rationale for the existence of the proposed program or policy.

Provide evidence of consultation with representatives of the minority groups impacted.
The City will be involved in every attempt to publicize the employment opportunities at these company. While no specific attempts to reach out to specific minority groups will likely be made, all populations in the Sioux City tri-state region will be made aware of the pending project and the employment opportunities available. In addition, the company is an equal opportunity employer and will make every attempt to reach out to these groups when filling employment needs.

Indicate which groups are impacted.

- Women Persons with a disability Blacks Latinos Asians
 Pacific Islanders American Indians Alaskan Native Americans Other _____

The proposed grant project programs or policies are **not expected to have** a disproportionate or unique impact on minority persons.

Present the rationale for determining no impact.

I hereby certify that the information on this form is complete and accurate, to the best of my knowledge.

Name Chris Myres

Title Economic Development Specialist

Definitions

"Minority Persons," as defined in Iowa Code 8.11, means individuals who are women, persons with a disability, Blacks, Latinos, Asians or Pacific Islanders, American Indians, and Alaskan Native Americans.

"Disability," as defined in Iowa Code 15.102, subsection 7, paragraph "b," subparagraph (1):

b. As used in this subsection:

(1) "*Disability*" means, with respect to an individual, a physical or mental impairment that substantially limits one or more of the major life activities of the individual, a record of physical or mental impairment that substantially limits one or more of the major life activities of the individual, or being regarded as an individual with a physical or mental impairment that substantially limits one or more of the major life activities of the individual.

"*Disability*" does not include any of the following:

- (a) Homosexuality or bisexuality.
- (b) Transvestism, transsexualism, pedophilia, exhibitionism, voyeurism, gender identity disorders not resulting from physical impairments or other sexual behavior disorders.
- (c) Compulsive gambling, kleptomania, or pyromania.
- (d) Psychoactive substance abuse disorders resulting from current illegal use of drugs.

"State Agency," as defined in Iowa Code 8.11, means a department, board, bureau, commission, or other agency or authority of the State of Iowa.

Attachment A

RESOLUTION NO. 2020-_____

with attachments

RESOLUTION APPROVING AND SUPPORTING THE SUBMISSION OF A GRANT APPLICATION TO THE IOWA DEPARTMENT OF TRANSPORTATION FOR THE REVITALIZE IOWA'S SOUND ECONOMY (RISE) PROGRAM FOR THE CONSTRUCTION OF A PORTION OF ANDREW AVENUE IN THE SOUTHBRIDGE BUSINESS PARK RELATED TO THE SABRE INDUSTRIES EXPANSION PROJECT (7101 SOUTHBRIDGE DRIVE)

WHEREAS, Sabre Industries has committed to the construction of a new galvanizing processing facility in the Southbridge Industrial Park, creating many quality jobs and significant capital investment and tax base; and

WHEREAS, Sabre Industries' recent announcement of an expansion at its Southbridge Business Park campus will create additional traffic and related issues on the local street system; and

WHEREAS, the City of Sioux City fully endorses the project as this immediate, non-speculative economic development opportunity will stimulate economic activity throughout the entire community; and

WHEREAS, improvements to the local road infrastructure are vital to the success of the Sabre Industries galvanizing project; and

WHEREAS, the City is currently engaged in negotiations with the business and has determined that RISE program funding is vital to the economic feasibility of the project; and

WHEREAS, the City Council supports this application to the Iowa Department of Transportation to provide critical funding to meet these needs; and

WHEREAS, an immediate RISE award from the Iowa Department of Transportation is essential to the City's job creation efforts as it will provide vital improvements to the Southbridge Business Park road network which will be heavily utilized by the prospective and existing companies; and

WHEREAS, should the RISE funding not be awarded, the City may not be able to construct this vital infrastructure or will at least experience extreme financial hardship in doing so; and

WHEREAS, the roadway to be improved through the use of RISE funds will be dedicated for public use following construction and fall within the jurisdiction of the City of Sioux City and will be adequately maintained by the City.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SIOUX CITY, IOWA, that the Economic Development Department is hereby authorized to submit an application, a copy of which is attached hereto and by this reference made a part hereof, to the Iowa Department of Transportation's Revitalize Iowa's Sound Economy (RISE) Program to request funding for local road infrastructure improvements in the Southbridge Business Park.

PASSED AND APPROVED: August 31, 2020

Robert E. Scott, Mayor

ATTEST: _____
Lisa L. McCardle, City Clerk

Attachment B – Economic Development Narrative

Southbridge Business Park

Sioux City's Southbridge Business Park one of the Upper Midwest's premiere locations for large-scale industrial and commercial projects. Located on the southern edge of Sioux City, Iowa, between the Missouri River and Interstate 29, the entire Southbridge area encompasses several thousand acres of flat, developable land. An extensive planning effort by the City of Sioux City and its partners have resulted in an annexation of nearly 500 acres, and the initial construction of vital utility infrastructure, planning and development of an extensive internal road network including improved connections to Interstate 29. Infrastructure development in Southbridge also includes the construction of a new drop and pull yard serviced by Union Pacific Railroad which was completed in 2015. The rail yard includes a lead track with a wye connection to the Union Pacific IPS spur and a three-track drop and pull yard with over 8,000 linear feet of track.

Sabre Industries, Inc.

Sabre Industries, Inc. offers a full line of engineered telecom structures (including self-supporting and guyed towers, monopoles, concealment products, small cell products) as well as highly engineered support structures for the electric transmission and distribution, renewable energy, oil and gas, and government and defense end markets. In addition to manufacturing new structures, Sabre has the experience and capability to design, fabricate and install tower and monopole modifications. As an integrated provider, they offer a variety of value-added services that are critical to the development, expansion, and maintenance of both power delivery systems and wireless communication networks.

The customers supported by Sabre include telecommunication carriers such as Verizon, AT&T, and T-Mobile; to large utility customers such as Mid-American, PSE&G, and Xcel Energy. In addition, the company supports a vast range of customers that conduct business in other areas such as Small Cell Products Installation, complete Turnkey Solutions for Telecommunication Sites, Maintenance & Support, and Antenna and Line Installation.

Sabre Industries was the first development in the Southbridge Business Park. In 2012, the company committed to construct a nearly \$18 million industrial campus on a 150-acre site for the manufacturing of electric transmission towers, communication towers, and other related equipment. An expansion of the campus in 2014 grew the company's Sioux City location to over 192,000 square feet of manufacturing and office space and a total investment of \$28 million. Currently the campus employs 510 workers between its highly-skilled welders and other manufacturing positions and the local corporate office functions.

RISE-Supported Development

The proposed development is a further expansion of the Sabre Industries campus in Sioux City. The project will add a new galvanizing facility on the site in the Southbridge Business Park, greatly increasing the functionality and capacity of the Sioux City location. The decision to construct the facility in Sioux City was made by corporate officials after a long selection process between other Sabre sites in Ohio and Texas. The galvanizing facility will support the company's telecommunications and utility infrastructure product lines and allow for third-party customers to utilize the facility as well.

This expansion represents a capital investment of approximately \$25,000,000. The project will create 76 new jobs

Existing Conditions

With respect to the proposed development property, the paving of Andrew Avenue is vital to the project's success. While nearly \$10,000,000 has been invested in the road network in Southbridge, Andrew Avenue remains an unpaved country road. For the entire 2,775 feet of the roadway between 225th Street and Sully Road, the roadway is a gravel road designed and built with the sole purpose of accessing farmland and a few residential buildings in the area.

Proposed Roadway Concept

As stated in other sections of this application the proposed roadway will provide essential access to the westernmost edge of the Sabre Industries campus. No other public streets access the property.

Transportation Justification

Currently, the Andrew Avenue roadway is built as a rural section which is a combination of dirt and gravel surfaces. The heavy industrial traffic anticipated in the area from the Sabre Industries project cannot be accommodated on such a road. The new design will incorporate proper concrete thickness, proper drainage, and proper turning radii to allow for long trucks to make safe through-movement both north and south. The project budget also includes temporary access for residential parcels adjacent to the development site.

Area Map

Exhibit D

PROPOSED 2,775 LF OF PAVING ON ANDREW AVENUE, 225TH ST. TO SULLY ROAD

Sabre Expansion Site

Sabre Communications

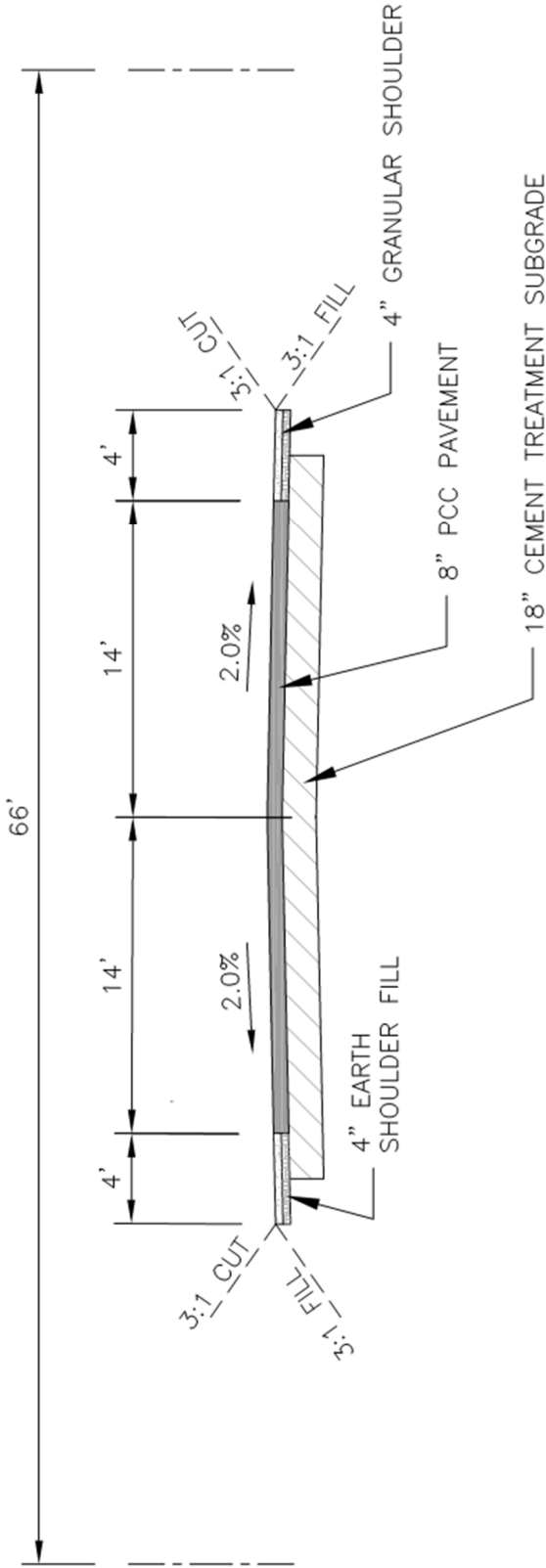
Southbridge Water Treatment Plant

Google Earth

© 2020 Google

2000 ft





Time Schedule

Item	Time	Completion
Survey/Engineering/Design	3 months	February 1, 2021
Permitting/Review	1 month	March 1, 2021
Bidding/Contract Award	2 months	May 1, 2021
Construction	5 months	June 1, 2021 to November 1, 2021



August 24, 2020

Jennifer Kolacia
RISE Program
Iowa Department of Transportation
Office of Systems Planning
800 Lincoln Way
Ames, IA 50010

Dear Ms. Kolacia:

The City of Sioux City has an immediate opportunity to secure at least 76 new jobs and create approximately \$25 million in new capital investment with the commitment of Sabre Industries, Inc. to construct an expansion of their Sioux City manufacturing facility in the Southbridge Business Park. I am writing to you today to provide the City's commitment of matching funds for a RISE award to assist with necessary road improvements in the area. The engineer's estimate for the project is \$1,558,763 and the City is committed to provided a local match of 20% or \$311,752.

As you may be aware, Sabre Industries is a major, home-grown employer located in Sioux City. The company was our first development in the City's Southbridge Business Park and has continued to expand, employing over 500 and investing over \$30 million on their campus. The company is now looking to expand again and is in need of a road extension to serve the westernmost edge of their 150-acre campus. The proposed improvements to Andrew Avenue will provide much-needed industrial-grade access to the new galvanizing facility and will play a key role in the success of this project.

The Southbridge Business Park has been a success in large part due to the road and rail funding provided by the Iowa Department of Transportation. We appreciate your strong support of industrial development in Sioux City over the past few years. We hope to continue our partnership through our current RISE application. Please feel free to contact Chris Myres in the Sioux City Economic Development Department should you have any questions or need any additional information.

Sincerely,

A handwritten signature in blue ink that reads "R. E. Scott".

Robert E. Scott
Mayor

Arrangements for Non-Roadway Factors

Labor Training

Western Iowa Tech Community College is the region's leader in job training resources for area employers. WITCC offers training in a number of formats. Training is provided through existing curriculum in degree coursework or certificate courses or through customized training programs developed with specific employers in mind. These customized training programs allow employers to work with staff at the college to build the curriculum around the actual skill sets required in the business. Employees are able to be trained specifically for the job they will be performing. The training is offered on campus or on the employer's site via one of WITCC's mobile learning labs. WITCC also uses the Iowa New Jobs Training Program to provide funding to pay for the training received by new employees.

Zoning

The City of Sioux City purchased the proposed development site in 2008. The site was annexed and rezoned to heavy manufacturing use in 2009. It was sold to Sabre Industries in 2012 as part of their initial campus construction.

Utility Infrastructure

The City of Sioux City and our regional partners have worked for over 10 years to prepare the Southbridge Business Park for development of large-scale industrial projects. The City has used internal expertise in the areas of economic development, planning, zoning, and engineering, as well as hired consultants with specialties in civil engineering, land use planning, and rail design to account for all of the necessary attributes that will be required to fulfill the needs of industry in the area.

Water

The City of Sioux City provides water to the entire Sioux City MSA within the three-state region and has additional capacity and source to meet the increasing industrial and commercial needs of the metro area. As explained below, several water projects have been constructed which provide Southbridge with its own water treatment plant, well field, and water distribution system.

Existing Sioux City Municipal Water Treatment Plant

Rated Capacity: 32 mgd	Source: 14 wells dispersed throughout the area
Average Capacity: 14 mgd	Well Avg. Depth: 242 ft.
Peak Demand: 27 mgd	Hardness: 17 (ppm)
Storage Capacity: 32,000,000 gallons	Temp Range: 6.2 – 21.3 (f)

Southbridge Water Treatment Plant

Rated Capacity: 20 mgd, expandable to 30 mgd
Source: Southbridge Well Field, located west of Sioux Gateway Airport
Completion Date: 12/31/2011
Estimated City Investment: \$34,000,000 (including new well field & distribution network)

Sanitary Sewer

The City of Sioux City provides quality waste management services with infrastructure and capacity available to facilitate industrial and commercial growth. The City's sanitary sewer plant recently underwent a \$73.6 million multi-phase expansion and upgrade. The plant is sized and configured to handle current and future industries in the food processing, agri-business, and biotechnology sectors. A lift station currently exists within the Southbridge water treatment plant and land has been reserved for the construction of a second lift station to serve Southbridge as industrial development grows in the area.

Sioux City Municipal Sanitary Sewer Plant

Rated Capacity: 30 mgd Peak Demand: 17.599 mgd
Avg. Daily Demand: 13 mgd

Electric Service

Southbridge is served by two electric providers, depending on the location of the load center for the particular project. Woodbury Rural Electric Cooperative (REC) and Mid American Energy both provide electric service to the area with capacity to meet the growing demands of industrial and commercial businesses.

Woodbury REC

Ownership: Cooperative Peak Demand: 175 Kw
Regulated: Yes Generation Capacity: 3,412 MW
Customers Served: 31,000

Woodbury REC is currently constructing a new electric substation to serve the needs of Southbridge businesses. Construction was completed in 2010. The project is a \$1 million investment by Woodbury REC.

MidAmerican Energy

Ownership: Private, Investor-Owned Peak Demand: 4,250 Kw
Regulated: Yes Generation Capacity: 5,150 MW
Customers Served (local): 36,364
Customers Served (system): 719,635

MidAmerican Energy has made a commitment to renewable energy generation. The company is #1 among all rate-regulated utilities in terms of ownership of wind-powered electric generation and has more than 1,200 MW of electric generation in operation, under construction, or contracted.

MidAmerican Energy serves areas along K25, Port Neal Road, north from D51. The electric supplier depends upon the location of the load center. MidAmerican Energy's existing electric lines are shown on the accompanying map.

Distribution facilities are in place to respond quickly to the needs of industry. Transmission facilities in the area would allow for the installation of a substation to serve large load additions. Depending on specific capacity needs of the industry, additional service can be made available relatively quickly.

Present Electric Load Serving Capability:

A 12.5 kV distribution feeder exits from the Knox Substation that is located just north of Gelita on the west side of the K25, Port Neal Road. The Substation is a breakered substation with one transformer fed by 69kV lines. The distribution circuit adjacent to K25 has 5 MVA available capacity that can be utilized immediately.

Load increases above 5 MVA :

For this load level a new substation and transformation capacity to 12.5 kV is recommended. Facilities required to serve loads of this size or larger would require a breakered substation whose location would be driven by the load requirements. The 345kV, 161kV and 69kV high voltage electric lines can be utilized to serve loads above 5 MW. At higher load levels, loads will likely be concentrated and require special considerations for reliable and cost effective service.

Natural Gas

MidAmerican Energy Company (MEC) has 2 gas systems that provide service within this industrial property . The main system is a 16"/10" steel transmission line that operates at 280 psi. This line runs along the eastern 1/3 of the property. Any new load would have to be served from a lateral off of this line. The line is fed directly from the Northern Natural Gas' Sioux City Town Border Station. There is also an 135 psi 8"/6" gas line that runs along the southern boundary of this property.

280 Pound System:

The 16"/10" 280 psi gas line that is installed along the eastern third of Southbridge could be extended to meet a project's requirements. Exact costs for an extension to a project can be developed on a case by case basis. Natural gas lines extending off this line may require a permit from the Iowa Utilities Board.

135 Pound System:

The 135 psi has additional gas capacity. This line is available for additional projects but, depending on specific needs of industry, may require a system modification. The cost of this modification can be developed on a case by case basis.

Permits

The City of Sioux City's Inspection Services Division provides building inspections and permitting services to construction projects in Sioux City. The proposed construction project will receive the highest

attention at all levels of the City organization. All permits are received within a time frame to meet the project's deadlines.

Non-Roadway Capital Investment**Private Capital Investment**

Item	Cost	Funding Source
Site Preparation	\$1,200,000	Private Financing
Building Construction	\$9,500,000	Private Financing
Mfg. Machinery & Equip.	\$10,838,267	Private Financing
Other Machinery & Equip.	\$3,461,733	Private Financing
Total	\$25,000,000	

Attachment J

Engineer's Opinion of Probable Costs

RISE-Eligible Items

Andrew Avenue - 225th Street to Sully Road (approx 2,775 LF - Rural Section, 26' wide)

Sioux City, Iowa

8/24/2020

Item No.	No. of Units	Description	Unit Price	Total Cost
1	1 L.S.	Mobilization	\$ 100,000.00	\$ 100,000.00
2	1 L.S.	Traffic Control	\$ 2,500.00	\$ 2,500.00
3	1 L.S.	Clearing and Grubbing	\$ 5,000.00	\$ 5,000.00
4	464 S.Y.	Pavement Removal	\$ 15.00	\$ 6,960.00
5	2 Ea.	Remove Apron, 24" RCP	\$ 400.00	\$ 800.00
6	206 L.F.	Removal of Storm Sewer, ≤ 24" Diameter	\$ 10.00	\$ 2,060.00
7	2,000 C.Y.	Excavation, Class 10	\$ 3.00	\$ 6,000.00
8	2 Ea.	Storm Manhole, SW-404, 4.5'x9.5'	\$ 9,000.00	\$ 18,000.00
9	2 Ea.	Storm Manhole, SW-404, 4.5'x10.5'	\$ 10,000.00	\$ 20,000.00
10	184 L.F.	Storm Sewer, Trenched, RCP, 24"	\$ 60.00	\$ 11,040.00
11	54 L.F.	Storm Sewer, Trenched, RCP, 36"	\$ 100.00	\$ 5,400.00
12	1,064 L.F.	Storm Sewer, Trenched, RCP, 72"	\$ 180.00	\$ 191,520.00
13	904 L.F.	Storm Sewer, Trenched, RCP, 84"	\$ 220.00	\$ 198,880.00
14	3 Ea.	Pipe Apron with Footing, RCP, 24"	\$ 2,500.00	\$ 7,500.00
15	1 Ea.	Pipe Apron with Footing, RCP, 36"	\$ 3,500.00	\$ 3,500.00
16	1 Ea.	Pipe Apron with Footing, RCP, 84"	\$ 6,000.00	\$ 6,000.00
17	9,700 SY	Subgrade Preparation, 18"	\$ 2.50	\$ 24,250.00
18	9,700 SY	Subgrade Treatment, 18", Cement	\$ 13.00	\$ 126,100.00
19	8,314 S.Y.	Pavement, PCC, 8"	\$ 50.00	\$ 415,700.00
20	125 S.Y.	Pavement, PCC, 9", 225th Street crossing	\$ 80.00	\$ 10,000.00
21	800 Ton	Granular Shoulder	\$ 28.00	\$ 22,400.00
22	550 Ton	Granular Surfacing for 225th St. Temp Runaround	\$ 28.00	\$ 15,400.00
23	1 L.S.	Painted Pavement Markings, Epoxy	\$ 1,000.00	\$ 1,000.00
24	1 L.S.	Erosion Control	\$ 5,000.00	\$ 5,000.00
25	3 Ac.	Seed, Fertilize & Mulch	\$ 4,000.00	\$ 12,000.00
26	15,000 S.F.	Property Acquisition	\$ 2.00	\$ 30,000.00
Subtotal				\$ 1,247,010.00
Engineering, Legal, Administration (15%)				\$ 187,052.00
Contingency (10%)				\$ 124,701.00
Grand Total				\$ 1,558,763.00

1. Economic Development Narrative

- A. Sabre Industries, Inc. offers a full line of engineered telecom structures (including self-supporting and guyed towers, monopoles, concealment products, small cell products) as well as highly-engineered support structures for the electric transmission and distribution, renewable energy, oil and gas, and government and defense end markets. In addition to manufacturing new structures, Sabre has the experience and capability to design, fabricate and install tower and monopole modifications. As an integrated provider, we also offer a variety of value-added services that are critical to the development, expansion, and maintenance of both power delivery systems and wireless communication networks.

The customers that we support, but not limited to, vary from telecommunications carriers such as Verizon, AT&T, and T-Mobile; to large utility customers such as MidAmerican Energy, PSE&G, and Xcel Energy. In addition to telecommunications providers and utility infrastructure, we support a vast range of customers that conduct business with us in other areas such as Small Cell Products Installation, complete turnkey solutions for telecommunications sites, maintenance and support, and antenna line installation. Trinity Industries, Inc. is a diversified industrial company that owns market-leading businesses which provide products and services to the energy, chemical, transportation, and construction sectors.

Sabre Industries currently operates facilities in 31 locations, all in the United States. This includes seven manufacturing facilities: Sioux City, IA; Hicksville, OH; Fort Worth, TX; Alvarado, TX; Kennedale, TX; Conroe, TX; and Bossier City, LA. The company employs 2,602 individuals across all 31 locations.

- B. Sabre Industries, Inc. has been designing and manufacturing towers and monopoles for over 43 years. Our processes from acceptance of the order to the shipment of the products have been fine-tuned for an efficient and quality system. Sabre has the highest volume manufacturing capacity in the industry. We have sold over 1,000 guyed towers, 3,000 self-supporting towers and 2,500 monopoles within the last five years. The demand for telecommunications towers and utility infrastructure is always increasing as small cell communications continues expansion and renewable energy sources look to find new routes to population centers. This momentum provides a strong future for Sabre Industries and the industry as a whole.
- C. Turnover rates among Sabre's production positions are average for the region and the industry – approximately 20%. Hourly wages of existing positions are similar to that of similar positions in the chart contained in Paragraph D below.

D. This project will create 76 at the new galvanizing facility. All created positions will be full-time. Wages and classifications of these jobs will be as follows:

Full-Time CREATED Jobs			
Job Title – Day Shift	Number of CREATED Jobs	Starting Hourly Wage	Wage at 36 months following the award
Day Shift Support			
Manager	1	\$125K/annually	\$136K/annually
Administrative Support	2	\$14/hour	\$14.84/hour
Support	2	\$50K/annually	\$52K/annually
Sales	1	\$70K/annually	\$72K/annually
Quality Control	1	\$65K/annually	\$71K/annually
Fabrication	5	\$14/hour	\$14.84/hour
Lead	2	\$20/hour	\$21.80/hour
Specialist Support	3	\$16.53/hour	\$17.53/hour
Coordinator	1	\$14.15/hour	\$15/hour
1st Shift Production			
Supervisor	1	\$65K/annually	\$71K/annually
Fabrication Support	1	\$17/hour	\$18.02/hour
Lead	3	\$20/hour	\$21.80/hour
Specialist Support	17	\$14/hour	\$14.84/hour
Operators	4	\$14.50/hour	\$15.37/hour
Maintenance	1	\$29.85/hour	\$32.54/hour
Maintenance	2	\$24/hour	\$25.44/hour
2nd Shift Production			
Supervisor	1	\$65K/annually	\$71K/annually
Fabrication Support	1	\$17/hour	\$18.02/hour
Lead	3	\$20/hour	\$21.80/hour
Specialist Support	17	\$14/hour	\$14.84/hour
Operators	4	\$14.50/hour	\$15.37/hour
Maintenance	1	\$29.85/hour	\$32.54/hour
Maintenance	2	\$24/hour	\$25.44/hour
Total Full-Time CREATED Jobs	76		

E. Sabre Industries, Inc. offers a favorable working environment with a superb safety record. Sabre offers a comprehensive benefit package which includes medical and dental coverage, 401K and profit sharing. The company also provides many other benefits including continuing education opportunities, tuition reimbursement, a telemedicine program, paid holidays. Cell phone discounts, and gym memberships. Sabre understands the importance a quality workforce brings to the company and offers benefits that demonstrate that value.

F. None.

G. 60%

H. Sabre Industries derives the majority of its revenue from business to business sales. The company has existing relationships with all major communications carriers and many of the largest electric utility companies in the United States. The large majority of

the company's customers are out of state and it is anticipated this will continue to be the company's focus.

- I. No major impact.
- J. With regard to communications towers and electric transmission tower manufacturing, there are no major Iowa competitors to Sabre Industries. No other manufacturer in Iowa has the capabilities to compete with Sabre for the largest contracts in the communications and electric transmission industries.
- K. All environmental permitting will be completed as part of the wastewater discharge permit issued by the City of Sioux City.

Attachment L



Siouxland Interstate Metropolitan Planning Council

1122 PIERCE STREET • SIOUX CITY IOWA • 51105 • PHONE 712.279.6286 • FAX 712.279.6920 • EMAIL SIMPCO@SIMPCO.ORG

August 21, 2020

Jennifer Kolacia, RISE Program Manager
Iowa Department of Transportation Systems Planning Bureau
800 Lincoln Way
Ames, Iowa 50010
RE: RISE Program Application

Dear Ms. Kolacia,

The Siouxland Interstate Metropolitan Planning Council (SIMPCO) is a council of governments serving the tri-state area of Iowa, Nebraska and South Dakota. Through the SIMPCO Metropolitan Planning Organization (MPO) we work closely with communities and county officials on projects within the Sioux City metropolitan area to help enrich the quality of life for individuals.

The proposed improvement of Andrew Avenue will bring in additional economic development to the city of Sioux City. The project is consistent with the goals of the SIMPCO MPO 2040 Long Range Transportation Plan (LRTP). One of the objectives of the plan is to *"give priority consideration to transportation projects and systems improvements that facilitate local job creation and retention"*. The improvements to Andrew Avenue will support the proposed expansion of Sabre Industries bringing additional jobs to the metro area.

We hope that you look favorably upon Sioux City's request for RISE funding. SIMPCO's staff fully endorse this application and we thank you for your consideration of this project.

Sincerely,

A handwritten signature in blue ink that reads "Michelle M. Bostinelos".

Michelle M. Bostinelos
Executive Director
Siouxland Interstate Metropolitan Planning Council (SIMPCO)