

OCTOBER 14, 2025, FORTY-SECOND MEETING OF THE WOODBURY COUNTY BOARD OF SUPERVISORS

The Board of Supervisors met on Tuesday, October 14, 2025, at 4:30 p.m. Board members present were Carper, Ung, Dietrich, Nelson, and Bittinger II. Staff members present were Karen James, Board Administrative Assistant, Ryan Ericson, Budget and Finance Director, Joshua Widman, Assistant County Attorney and Michelle Skaff, 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. Motion by Bittinger second by Nelson to approve the agenda for October 14, 2025. Carried 5-0. Copy filed.

Motion by Bittinger second by Carper to approve the following items by consent:

2. To approve minutes of the October 7, 2025 meeting. Copy filed.

To approve minutes of the October 9, 2025 special meeting. Copy filed.

3. To approve the claims totaling \$1,703,856.56. Copy filed.

- 4a. To receive the County Auditor's Quarterly report for the period of 07/01/25 through 09/30/25. Copy filed.

- 4b. To receive the County Recorder's report of fees collected for the period of 07/01/25 through 09/30/25. Copy filed.

- 4c. To receive the appointment of Blake Stratton, 217 Fair St, Merville, to fill the Arlington Trustee position formerly held by Faith Lambert until the next regular/general election. Copy filed.

- 5a. To approve the reclassification of Blake Stahlecker, Civilian Lieutenant, County Sheriff Dept., effective 10-13-2025, \$3,685.37/bi-weekly, 3%=\$107.34/bi-weekly. Pay Increase According to Wage Matrix. Anniversary Date: 10/16/25.; the reclassification of Matthew Metzgar, Assistant County Attorney, County Attorney Dept., effective 10-13-2025, \$122,157.00/year, 3%=\$4,009.00/yr. Per AFSCME Attorney – Move from Step 8 to Step 9. Anniversary Date: 10/18/25.; the reclassification of Jason Byers, Equipment Operator, Secondary Roads Dept., effective 10-13-2025, \$29.34/hour, 1%=\$0.31/hr. Per CWA Roads – Move from Step 2 to Step 3. Anniversary Date: 10/18/25.; and the reclassification of Carter Riedemann, Equipment Operator, Secondary Roads Dept., effective 10-13-2025, \$28.72/hour, 3%=\$0.86/hr. Per CWA Roads – End of Probationary Period. Move to Step 1. Anniversary Date: 10/21/25. Copy filed.

- 5b. To approve and authorize the Chairperson to sign the Authorization to initiate the hiring process for F/T Equipment Operator, Secondary Roads Dept. CWA: \$27.86/hour. Copy filed.

- 6a. To approve the permit to work in the right of way for Greg Jochum. Copy filed.

- 6b. To approve the underground utility permit for Long Lines. Copy filed.

Carried 5-0.

- 9a. Motion by Nelson second by Dietrich to receive document from County Engineer Sievers. Carried 5-0. Copy filed.

Motion by Nelson second by Dietrich to approve the plans for project #BROS-CO97(177)—8J-97. Carried 5-0. Copy filed.

- 9b. Motion by Nelson second by Dietrich to approve the federal-aid agreement for project #BROS-CO(177)—8J-97. Carried 5-0. Copy filed.

7. A public hearing was held at 4:35 p.m. for the sale of parcel #894729136013, 1107 W 5th St. The Chairperson called on anyone wishing to be heard.

Motion by Nelson second by Dietrich to close the public hearing. Carried 5-0.

Motion by Nelson second by Dietrich to approve and authorize the Chairperson to sign a Resolution for the sale of parcel #894729136013, 1107 W 5th St., to Sabino Palma, 1111 W 5th St., Sioux City, for \$6,300.00 plus recording fees. Carried 5-0.

**RESOLUTION OF THE BOARD OF SUPERVISORS
OF WOODBURY COUNTY, IOWA
RESOLUTION #13,960**

BE IT RESOLVED by the Board of Supervisors of Woodbury County, Iowa, that the offer at public auction of:

By Sabino Palma in the sum of **Six Thousand Three Hundred Dollars & 00/100 (\$6,300.00)**-----
-----dollars.

For the following described real estate, To Wit:

Parcel #894729136013

The West Thirty-two Feet (W 32') of the East One Hundred Feet (E 100') of Lots Five (5) and Six (6), Block Ten (10), Tredways Addition to Sioux City, Woodbury County, Iowa (1107 W. 5th Street)

Now and included in and forming a part of the City of Sioux City, Iowa, the same is hereby accepted: said Amount being a sum LESS than the amount of the general taxes, interests, costs and penalties against the said Real Estate.

BE IT RESOLVED that payment is due by close of business on the day of passage of this resolution or this sale is null and void and this resolution shall be rescinded.

BE IT RESOLVED that per Code of Iowa Section 569.8(3 & 4), a parcel the County holds by tax deed shall not be assessed or taxed until transferred and upon transfer of a parcel so acquired gives the purchaser free title as to previously levied or set taxes. Therefore, the County Treasurer is requested to abate any taxes previously levied or set on this parcel(s).

BE IT FURTHER RESOLVED that the Chairman of this Board be and he is hereby authorized to execute a Quit Claim Deed for the said premises to the said purchaser.

SO DATED this 14th Day of October, 2025.

WOODBURY COUNTY BOARD OF SUPERVISORS

Copy filed.

- 8a. A public hearing was held at 4:40 p.m. to conduct the 2nd public hearing on the Zoning Ordinance Map Amendment (Rezone) from Agricultural Preservation (AP) Zoning District to the Agricultural Estates (AE) Zoning District on parcel #884604100004 for the LeFebvre Family Trust.

Motion by Nelson second by Bittinger to close the public hearing. Carried 5-0.

- 8b. Motion by Bittinger second by Nelson to approve the 2nd reading of the said Zoning Ordinance Map Amendment (Rezone) from AP to AE on Parcel #884604100004 as final reading. Carried 5-0. Copy filed.
- 8c. Motion by Bittinger second by Nelson to waive the 3rd reading of the ordinance. Carried 5-0. Copy filed.
- 8d. Motion by Bittinger second by Nelson to adopt Ordinance #85, Zoning Ordinance Map Amendment (Rezone) from AP to AE on parcel #884604100004. Carried 5-0.
- 8e. A public hearing was held at 4:42 p.m. to conduct the 2nd public hearing on the proposed Zoning Ordinance Text Amendments aimed to establish maximum dimensions for Accessory Dwelling Units (ADUs) and allow them to align with primary dwellings without adhering to Iowa Code 331.301(27)(a)(1) in counties lacking building codes.

Motion by Bittinger second by Nelson to close the public hearing. Carried 5-0.

- 8f. Motion by Bittinger second by Carper to approve the 2nd reading of the said Zoning Ordinance Text Amendments as final reading. Carried 5-0. Copy filed.
- 8g. Motion by Bittinger second by Nelson to waive the 3rd reading of the ordinance. Carried 5-0. Copy filed.
- 8h. Motion by Bittinger second by Nelson to adopt the Ordinance #86, Zoning Ordinance Text Amendments. Carried 5-0.
- 8i. A public hearing was held at 4:45 p.m. to conduct 2nd public hearing of proposed Zoning Ordinance Text Amendments to revise the Land Use Summary Table of Allowed Uses (Section 3.03.4), to classify "Public service garage" as a conditional use within the Agricultural Preservation (AP) Zoning District and the Agricultural Estates (AE) Zoning District.

Motion by Bittinger second by Nelson to close the public hearing. Carried 5-0.

- 8j. Motion by Bittinger second by Nelson to approve the 2nd reading of the Zoning Ordinance Text Amendments as the final reading. Carried 5-0. Copy filed.
- 8k. Motion by Bittinger second by Nelson to waive the 3rd reading of the ordinance. Carried 5-0. Copy filed.
- 8l. Motion by Bittinger second by Nelson to adopt the Ordinance #87, Zoning Ordinance Text Amendments. Carried 5-0.
- 8m. Motion by Bittinger second by Nelson to receive the final report and the Zoning Commission's recommendation from their 9/22/25 meeting to approve the final plat of LeFebvre Addition, a minor subdivision to Woodbury County, Iowa with the condition that a recorded ingress/egress easement agreement for the shared driveway be recorded with the final plat to address long-term maintenance, repair, upkeep, and snow removal Carried 5-0. Copy filed.
- 8n. Motion by Bittinger second by Nelson to approve and authorize the Chairperson to sign a Resolution accepting LeFebvre Addition, a minor subdivision to Woodbury County, Iowa. Carried 5-0.

**BOARD OF SUPERVISORS
RESOLUTION #13,961
ACCEPTING AND APPROVING LEFEBVRE ADDITION
A MINOR SUBDIVISION
WOODBURY COUNTY, IOWA**

WHEREAS, THE OWNERS AND PROPRIETORS DID ON THE 22nd DAY OF September, 2025, FILE WITH THE WOODBURY COUNTY ZONING COMMISSION A CERTAIN PLAT DESIGNATED AS LEFEBVRE ADDITION, 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 ORDINANCES OF WOODBURY COUNTY, IOWA, WITH REFERENCE TO THE FILING OF SAME; AND

WHEREAS, THE ZONING COMMISSION OF WOODBURY COUNTY, IOWA HAS RECOMMENDED THE ACCEPTANCE AND APPROVAL OF SAID PLAT; AND

WHEREAS, THE COUNTY ENGINEER OF WOODBURY COUNTY, IOWA HAS RECOMMENDED THE ACCEPTANCE AND APPROVAL OF SAID PLAT.

NOW THEREFORE, BE, AND IT IS HEREBY RESOLVED BY THE WOODBURY COUNTY BOARD OF SUPERVISORS, WOODBURY COUNTY, STATE OF IOWA, THAT THE PLAT OF LEFEBVRE ADDITION, WOODBURY COUNTY, IOWA BE,

AND THE SAME IS HEREBY ACCEPTED AND APPROVED, AND THE CHAIRMAN AND SECRETARY OF THE WOODBURY COUNTY BOARD OF SUPERVISORS, WOODBURY COUNTY, STATE OF IOWA, ARE HEREBY DIRECTED TO FURNISH TO THE OWNERS AND PROPRIETORS A CERTIFIED COPY OF THIS RESOLUTION AS REQUIRED BY LAW.

PASSED AND APPROVED THIS 14th DAY OF October, 2025.

WOODBURY COUNTY BOARD OF SUPERVISORS

Copy filed.

10a1. Motion by Bittinger second by Nelson to approve Residential Anti-displacement and Relocation Assistance Plan. Carried 5-0. Copy filed.

10a2. Motion by Bittinger second by Nelson to approve and authorize the Chairperson to sign a Resolution Excessive Force. Carried 5-0.

**POLICY ON THE PROHIBITION OF THE USE OF EXCESSIVE FORCE
RESOLUTION #13,962**

WHEREAS, Woodbury County has received federal funding through the Community Development Block Grant (CDBG) program; and,

WHEREAS, Section 519 of the Department of Veteran Affairs and U.S. Department of Housing and Urban Development, and Independent Agencies Appropriations Act of 1990 requires that all CDBG recipients adopt and enforce a policy to prohibit the use of excessive force by law enforcement agencies within the recipient's jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and

WHEREAS, all recipients of CDBG funds are further required to follow a policy of enforcing applicable state and local laws against physically barring entrances or exits to a facility that is the subject of a nonviolent protest demonstration; and

WHEREAS, Woodbury County endorses a policy prohibiting the use of excessive force and will inform all law enforcement agencies within its jurisdiction of this policy,

NOW, THEREFORE, BE IT RESOLVED, Woodbury County hereby prohibits any law enforcement agency operating within its jurisdiction from using excessive force against any individuals engaged in nonviolent civil rights demonstrations. In addition, Woodbury County agrees to enforce any applicable state or local laws against physically barring entrances or exits from a facility or location that is the subject of a non-violent protest demonstration. Woodbury County further pledges enforcement of this policy within its jurisdiction and encourages any individual or group who feels that Woodbury County has not complied with this policy to file a complaint.

Information and assistance relative to excessive force complaints shall be provided by:

Name: Woodbury County Board of Supervisors

Phone Number: 712-279-6525

Adopted by Woodbury County this 14th day of October, 2025

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Copy filed.

10a3. Motion by Bittinger second by Nelson to approve The Fair Housing Policy. Carried 5-0. Copy filed.

10a4. Motion by Nelson second by Dietrich to approve the Code of Conduct. Carried 5-0. Copy filed.

10a5. Motion by Bittinger second by Nelson to approve the Procurement Policy. Carried 5-0. Copy filed.

11. Reports on committee meetings were heard.

12. There were no citizen concerns.

13. Doyle Turner was invited to speak by Supervisor Nelson about the pipelines.

Auditor/Recorder Skaff shared information regarding the City/School Election.

The Board adjourned the regular meeting until October 21, 2025.

Meeting sign in sheet. Copy filed.