

November 23, 2022

Board members present for regular session at 9:00 a.m. were: Hoadley, Shelley, Twombly, Walker and Wedemeyer.

Also present: Mandy Berg, Jeff Vandewater, Janelle Schneider, and Caleb Nelson – Adair County Free Press. Ric Hansen – KJAN, Jennifer Nichols – Atlantic News Telegraph, and Mandy Billings – KSOM joined via conference call.

All motions were approved unanimously unless noted otherwise.

Due to heightened public health risk from the coronavirus outbreak, the Board Meeting was held via conference call pursuant to Iowa Code section 21.8 along with in-person public attendance in the boardroom.

MINUTES: Moved by Twombly and seconded by Hoadley to approve the minutes from November 15, 2022. Approved.

CLAIMS: Moved by Walker and seconded by Shelley to approve the following claims:

Alliant Energy - IES	Utilities	\$115.96	Verizon Wireless	Hot Spot For Survey Crew Equip	\$38.52
Auxiant	HRA Insurance Trust Claims	\$2,402.02	Verizon Wireless Bellevue	Cellular Phone Service	\$102.92
Farmers Electric Coop	Intersection Lighting/Utilities	\$386.75	Visa	Postage, Lodging, Fridge Filters	\$1,107.92
Farmers Lumber Company	Tourism Sign Materials – ARPA	\$769.20	Young, Nancy	VA Rent, December	\$450.00
Fox Welding Co	Tourism Sign Materials – ARPA	\$99.00		Grand Total	\$5,749.19
Mediacom	Internet	\$276.90			
0001 - GENERAL FUND		\$552.92			
0003 - AMERICAN RESCUE PLAN ACT FUND		\$868.20			
0020 - SECONDARY ROAD		\$1,926.05			
8500 - ADAIR COUNTY INSURANCE TRUST		\$2,402.02			
	GRAND TOTAL	\$5,749.19			

Approved.

SET PUBLIC HEARING – PROPOSED ORDINANCE 39: The Board reviewed the Proposed Ordinance 39 – An Ordinance Regulating the Placement of Hazardous Liquid Pipelines on Property Located in the Unincorporated Areas of Adair County, Iowa. Moved by Twombly and seconded by Hoadley to set the public hearing and first reading of the ordinance for December 7th, 2022 at 9:15 a.m. Approved.

AUDITOR: Eagle Software to New Server – Auditor Berg and Recorder Schneider explained the IT issues that the Courthouse and Engineer’s office has been experiencing. One solution that has been provided is moving the Recorder’s Eagle Software and Apache Tomcat to it’s own server. Currently those programs are on the same server as Incode X and it is believed that this is causing some of the issues. After reaching out to Eagle about moving the software to a new server, we are being told that this will be a billable service, but the price is unknown at this point. Moved by Hoadley and seconded by Walker to allow the County to move forward with gathering the information we need in order to continue to move the process forward and to come back with a dollar amount when known. Approved. Jotham Archer entered at 9:07 a.m. **Post-Election Audit Report** – Auditor Berg reported that the 2022 General Post-Election Audit was completed for the 5GF precinct for the offices of the Governor/Lt. Governor and Public Measure #1 and that the results came back perfect. Moved by Shelley and seconded by Wedemeyer to acknowledge receipt of the 2022 General Post-Election Audit Report. Approved. **Transfer Resolution** – Moved by Hoadley and seconded by Walker to approve **Resolution #2022-61** – Transfers FY2023. Be It Resolved by the Adair County Board of Supervisors to direct the Adair County Auditor to transfer \$84,662.50 from the NW Wind Farm UR Debt Service Fund (0032) to the General Fund (0001) for TIF Project Expenditures incurred and certified as debt in November 2020. Roll Call Vote: Wedemeyer, aye; Twombly, aye; Shelley, aye; Hoadley, aye; and Walker, aye. Approved. **Internal Advance Resolution** – Moved by Twombly and seconded by Shelley to approve **Resolution #2022-62** – A Resolution Authorizing An Internal Advance To The Capital Projects Fund. WHEREAS, the County of Adair, Iowa (the “County”), has established the NW Wind Farm Urban Renewal Area (the “Urban Renewal Area”) and has established the NW Wind Farm Urban Renewal Area Tax Increment Revenue Fund (the “Tax Increment Fund”) in connection therewith; and WHEREAS, the County has undertaken various urban renewal projects (the “Projects”) within the Urban Renewal Area and the immediate costs for said Projects are as follows:

1. Midwest Partnership for Economic Development services. Invoices total as follows for the period November 2021 through November 2022:
 - General Fund - \$33,534.00
2. GO Bond, Series 2022. Invoices total as follows for the period November 2021 through November 2022:
 - General Fund - \$54,744.95

WHEREAS, in order to make the costs of the Projects eligible to be paid from future incremental property tax revenues, it is necessary to facilitate internal advances of funds; NOW, THEREFORE, IT IS RESOLVED by the Board of Supervisors of the County of Adair, Iowa, as follows:

SECTION 1. It is hereby directed that an amount not to exceed eighty-eight thousand two hundred seventy eight dollars and 95/100 Dollars (\$88,278.95) be advanced to the Capital Projects Fund from the County’s General Fund (the “General Fund Advance”) in order to pay the costs of the Projects. The General Fund Advance (the “Advance”) will be repaid to the General Fund, out of future incremental property tax revenues received into the Tax Increment Fund. SECTION 2. A copy of this Resolution shall be filed with the office of the County Auditor of Adair County, Iowa to evidence the Advances. Pursuant to Section 403.19 of the Code of Iowa, the County Auditor is hereby directed to certify, no later than December 1, 2022, the original, aggregate amount of the Advances as provided for herein. SECTION 3. All resolutions or parts thereof in conflict herewith, are hereby repealed, to the extent of such conflict. Roll Call Vote: Wedemeyer, aye; Twombly, aye; Shelley, aye; Hoadley, aye; and Walker, aye. Approved.

Urban Renewal Report – Auditor Berg presented the FY22 Urban Renewal Report. Moved by Walker and seconded by Shelley to approve the FY22

Urban Renewal Report and allow Auditor Berg to file the report with the State. Approved. **TIF Indebtedness Certification** – Auditor Berg stated that this wasn't quite completed yet, but wanted to discuss with the Board about possibly capturing less than 80% of the increment for our TIF like in past years. Berg will bring in some numbers next week to help determine how the Board would like to proceed.

ENVIRONMENTAL HEALTH: Jotham Arber, Environmental Health, gave an update to the Board on Adair County's Environmental Health activities. Arber discussed water tests and a new couple programs that can help reimburse some of the costs back to homeowners. Arber also discussed a project they have been working on with getting drawings on Beacon GIS mapping. There are some start up fees for this and a maintenance fee every year that will be reflected in the upcoming Environmental Health budget. Arber discussed radon tests and the levels being found in the County. Arber exited and Nick Kauffman entered at 9:28 a.m.

ENGINEER: Longevity Raise – Moved by Twombly and seconded by Walker to approve the \$0.05/hour longevity increase for Dean Sickles for completion of five years with the County. Approved. **Award Resolution** – Moved by Walker and seconded by Shelley to approve **Resolution #2022-63** – WHEREAS, The Board of Supervisors, hereafter referred to as "the Board", shall be considered as acting on behalf of Adair County, Iowa; and WHEREAS, The Board of Supervisors, believes the IN32 Washington Bridge Replacement Project, BROS-SWAP-C001(118)—SE-01, hereafter referred to as "the project" is in the best interest of Adair County, Iowa, and the residents thereof. The project is defined as the replacement of an existing steel through truss bridge with a new prestressed concrete beam bridge located 4285 feet south of 330th St. on Brown Ave; and WHEREAS, the Board has sought appropriate professional guidance for the concept and planning for the project and followed the steps as required by the Code of Iowa for notifications, hearings, and bidding/letting; and WHEREAS, The Board finds this resolution appropriate and necessary to protect, preserve, and improve the rights, privileges, property, peace, safety, health, welfare, comfort, and convenience of Adair County and its citizens, all as provided for in and permitted by section 331.301 of the Code of Iowa; and IT IS THEREFORE RESOLVED by the Board to accept the bid from A.M. Cohron & Son, Inc. in the amount of \$1,223,831.87 and awards the associated contract to the same; BE IT FURTHER RESOLVED that all other resolutions or parts of resolutions in conflict with this resolution are hereby repealed. If any part of this resolution is adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the resolution or action of the Board as a whole or any part thereof not adjudged invalid or unconstitutional. This resolution shall be in full force and effect from and after the date of its approval as provided by law; and BE IT FURTHER RESOLVED by the Board of Supervisors of Adair County, Iowa, that after receiving the necessary contract documents, including but not limited to, the contractor's bond and certificate of insurance, Nick Kauffman, P.E., the County Engineer for Adair County, Iowa be and is hereby designated, authorized, and empowered on behalf of the Board of Supervisors of said County to execute the contracts in connection with the afore awarded construction project. Roll Call Vote: Wedemeyer, aye; Twombly, aye; Shelley, aye; Hoadley, aye; and Walker, aye. Approved. **Countywide Training** – Kauffman stated that the Safety Committee met yesterday and has been discussing doing a one to two day safety training for all County employees instead of having monthly safety meetings. It has been discussed to do this training on a federal holiday that is not currently observed by the County and have all employees attend the 7:00 a.m. to 3:00 p.m. training – they have been looking at Juneteenth and Columbus Day. The Board believes that this should be brought up and discussed in a department head meeting. Twombly exited at 9:43 a.m. **Maintenance & Activities Report** – Engineer Kauffman gave an update to the Board on the following projects: fuel system, stockpiling rock, W31 Harrison Bridge, and Elk Avenue.

ADJOURNMENT: Moved by Walker and seconded by Shelley to adjourn at 10:00 a.m. Approved.

ADAIR COUNTY BOARD OF SUPERVISORS: _____ Matt Wedemeyer, Chair

ATTEST: _____ Mandy Berg, Auditor