

**October 10, 2018**

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

Also present: Mindy Schaefer

All motions were approved unanimously unless noted otherwise.

Also present from the public: Colleen Oxley, Jerry Oxley, Mark Zaccone, Tanya Lamb, Karen Seley, Mike Lamb, Joanie Finck, Jennifer Nichols, Paul Ehm, Eric Jeanneret, Deb Lilly, Evelyn Hopf, Wayne Oxley

**MINUTES:** Moved by Shelley and seconded by Homan to approve the October 3, 2018 minutes. Approved.

**CLAIMS:** Moved by Wedemeyer and seconded by Twombly to approve the following claims:

| Vendor Name                  | Payable Description              | Total    |                             |                                |                  |
|------------------------------|----------------------------------|----------|-----------------------------|--------------------------------|------------------|
| 21st Century Cooperative     | Seed                             | 57.00    | Maeder, Roy                 | Township Meetings (2)          | 40.00            |
| Access Systems               | Total It Care                    | 1795.18  | McMorran Lawn & Garden      | Lawn Mowing, Fertilizer        | 360.00           |
| Adair Co Engineer            | Gas County Cars                  | 1395.87  | Md Products & Solutions     | Parts                          | 3066.75          |
| Adair Co Health System       | Jail Meals, Supplies             | 3711.44  | Mediacom                    | Phone Service                  | 238.19           |
| Adair Co Home Care           | 1/4 FY19 Tax Draw                | 21952.68 | Midwest Underground         | Parts                          | 32.00            |
| Adair Co Sanitary Landfill   | Misc Expense                     | 20.00    | Midwest-Wheel Companies     | Parts/ Other Equip Supplies    | 844.54           |
| Adair News, The              | Bd Minutes/Public Hrg            | 795.89   | MMIT Business Solutions     | Office Supplies                | 77.42            |
| AgriLand FS Inc              | Ethanol / Diesel                 | 29423.49 | Mobility & Access Solutions | Ramp Fees                      | 540.00           |
| Ahlers & Cooney Pc           | Labor Relations                  | 1250.00  | Nielson, Bert C             | Grading Project Crop Damage    | 165.20           |
| Allender Butzke Engineers    | Courthouse Elevator              | 2922.87  | Northland Products Co       | Oil / Other Equip Supplies     | 1090.99          |
| Alliant Energy - IES         | Utilities                        | 216.52   | Office Depot                | Office Supplies                | 98.05            |
| ARC                          | Ballot Bags                      | 89.03    | Office Machines Company     | Office Supplies                | 667.96           |
| Bridgewater Tires & More     | Tires / Tire Labor               | 4819.75  | O'Halloran International    | Parts                          | 715.95           |
| Brownells Inc                | Equipment/Supplies               | 925.86   | Orient Municipal Light      | Utilities                      | 17.50            |
| Central IA Distributing Inc  | Custodial Supplies               | 168.10   | Orient Municipal Water      | Utilities                      | 157.00           |
| Comstock, Adam               | Meals - Reimburse                | 10.68    | Palmer, Ray                 | Meals - Reimburse              | 32.28            |
| Creston Publishing Co        | Bd Minutes/Notice                | 674.35   | Praxair Distributing Inc    | Welding Supplies               | 98.93            |
| Denney, Ronald & Wyoma       | Grading Project Crop Damage      | 104.62   | Productivity Plus Account   | Parts                          | 204.00           |
| Diamond Oil Co               | Diesel                           | 4142.48  | Quality Glass Co            | Misc Shop/Yds                  | 175.00           |
| Dollar General               | Custodial Supplies               | 24.00    | Quick Supply Co             | Fertilizer & Seed              | 1508.00          |
| Eastern Iowa Tire            | Tires                            | 2566.00  | Quill                       | Copy Paper                     | 59.98            |
| Ehrman, Robert & Kathleen    | Grading Project Crop Damage      | 424.80   | Rayer, David                | Township Meeting               | 20.00            |
| Ehram, Monte                 | Conservation Rent                | 174.93   | Ross, Tracy J               | Township Meeting               | 20.00            |
| Farmers Lumber Company       | Culvert Supplies/Hand Tools      | 125.19   | Ross, Wayde                 | Township Meeting               | 20.00            |
| Finck, Jim                   | Township Meeting                 | 20.00    | Schildbergs Inc             | Parts                          | 242.81           |
| Fontanelle City              | Utilities                        | 35.37    | Schneider, Janelle          | Mileage                        | 17.80            |
| Fontanelle Library           | 1/4 FY19 Tax Draw                | 1995.50  | Schuster, John & Patricia   | Grading Project Crop Damage    | 136.13           |
| Fox Welding Co               | Parts                            | 35.04    | Shopko Pharmacy             | Prisoner Prescriptions         | 28.49            |
| Frederick, Jim               | Township Meeting                 | 20.00    | Sickles Trucking & Repair   | Service & Parts                | 167.00           |
| GATR Truck Center            | Parts                            | 20.70    | Southern IA Rural Water     | Utilities                      | 127.50           |
| Grainger                     | Bridge Crew Supplies             | 633.00   | Stamp Fullfillment Services | Personalized Stamped Envelopes | 290.30           |
| Grand Contracting LLC        | Courthouse Elevator              | 79230.95 | Stephenson, Lynn & Becky    | Grading Project Crop Damage    | 313.65           |
| Grantham Sanitation          | Jail Garbage Hauling             | 98.00    | Stivers Ford                | 2018 Ford Explorer             | 33535.00         |
| Grasty, David                | Township Meeting                 | 20.00    | Storey Kenworthy            | Prmiary Election Ballots       | 1555.35          |
| Greenfield City              | Room Rent                        | 10.00    | Sub-Moa Firearms            | Labor & Installation           | 120.00           |
| Greenfield Lumber Co         | Foam/Range Backers               | 71.37    | SW IA Pest Control          | Pest Control                   | 57.00            |
| Greenfield Municipal Util.   | Utilities                        | 3292.81  | Tanner, Roger               | Township Meetings (2)          | 40.00            |
| Greenfield True Value        | 09/30 Statement                  | 374.18   | Tharp, Ralph & Maryon       | Grading Project Crop Damage    | 229.28           |
| Gus Construction             | TIF Project Culvert Replacement  | 1455.00  | TMTS Farms Ltd              | Grading Project Crop Damage    | 579.83           |
| HCI-VNS Of Iowa              | Jul/Aug Community Services Grant | 10630.27 | Truck Center Companies      | Parts/Filters                  | 344.87           |
| Hight P C, Clint             | Attorney Expenses                | 697.14   | Tyler Technologies          | Financial                      | 6089.25          |
| Housby Mack Inc              | Filters                          | 375.69   | Unplugged Wireless          | Radio Tower Repair, Service    | 1065.00          |
| IA Prison Industries         | Signs                            | 23.70    | Wahlert, Timothy A.         | Grading Project Crop Damage    | 25.50            |
| IA St Medical Examiner       | Medical Examiner Fees            | 3680.00  | Wallace Auto Supply Co      | 09/27 Statement                | 853.88           |
| Interstate Battery           | Parts                            | 213.90   | Wallace, Richard W          | Steel Toe Shoes                | 67.56            |
| Irlmeier, John A. & Jodie A. | Grading Project Crop Damage      | 262.80   | Wellmark Blue Cross         | Nov Health Insurance Prem      | 3454.00          |
| ISAC Group Dental            | November Dental Insurance Prem   | 121.48   | Wex Bank                    | Gas Co Cars                    | 296.61           |
| Kinzie Service               | Service, Tire Rotation           | 103.95   | Windstream                  | Phone Service                  | 1228.59          |
| Klemish, Cleon               | Grading Project Crop Damage      | 133.25   | Ziegler Inc                 | Parts/ Labor/ Filters          | 2583.63          |
| KSIB Creston Radio           | Property Tax Radio Ad            | 116.66   | Zimmerline, Jade            | Safety Clothing                | 50.00            |
| Leroy & Sons, Inc.           | TIF Grading Project              | 28002.05 |                             | <b>Grand Total:</b>            | <b>273252.31</b> |
| Lilly, Steve                 | Township Meetings (2)            | 40.00    |                             |                                |                  |

## Fund Summary

| Fund                                   | Expense Amount   |
|----------------------------------------|------------------|
| 0001 - General Fund                    | 54806.25         |
| 0002 - General Supplemental            | 1686.65          |
| 0011 - Rural Services                  | 38385.50         |
| 0020 - Secondary Road                  | 54183.25         |
| 1520 - NW Wind Farm Ur Capital Project | 31832.11         |
| 1599 - Misc Capital Projects           | 88783.07         |
| 8500 - Adair County Insurance Trust    | 3575.48          |
| <b>Grand Total:</b>                    | <b>273252.31</b> |

Approved.

**CHILD ABUSE PREVENTION GRANT:** Moved by Twombly and seconded by Wedemeyer to for Auditor Schaefer, as Contract Administrator, sign the draw down for the Child Abuse Prevention Grant. Approved.

**IMWCA SITE VISIT:** Auditor Schaefer presented a letter from Ed Morrison, Loss Control Representative for IMWCA, the County's Workers Compensation Insurance about the site visit that was conducted on October 3, 2018. The County received one recommendation from the site visit. The recommendation is to establish an organization-wide safety self-audit process for the departments. The response to the recommendation is: The safety committee will consider implementing an organization-wide safety self-audit process for the departments. Moved by Hoadley and seconded by Twombly for the Chair to sign the recommendation and response for IMWCA. Approved.

**AUGUST MONTHLY REPORTS:** Moved by Wedemeyer and seconded by Shelley to accept the following August Monthly Reports: Clerk's Report, Recorder's Electronic Transaction Fee, Recorder's Management Fees Report, Auditor/Treasurer's Report, Housing Trust Fund Report, and Engineer's Fuel Report. Approved.

**SUPERVISOR COMMITTEE/BOARDS UPDATE:** Supervisor Shelley gave an update on E911; Supervisor Wedemeyer gave an update on Midwest Partnership and DeCat; Supervisor Homan gave an update on Regional Workforce Development and MATURA; Supervisor Twombly gave an update on SICO; and Supervisor Hoadley gave an update on EMA, Crossroads, and Wellness

**VETERANS AFFAIRS LEASE:** Auditor Schaefer informed the Board that she contacted Union County's County Attorney and he is not able to help with a legal opinion on the VA Lease. Since Attorney Hight has a conflict of interest, the Board will have to hire outside counsel to pursue a legal opinion. The cost to payout the lease with Kellenberg would be \$3200 for October 2018 through June 2019. Hoadley stated that there was damage to the building. Wedemeyer stated that we need to pay the bill and move on. Hoadley discussed the Section 11 of the lease. The group decided to continue the discussion when John Schildberg joined the meeting.

**ENGINEER:** Nick Kauffman, County Engineer entered at 9:13 a.m. **Road Agreement** – Kauffman presented a Road Agreement with MidAmerican and the City of Greenfield for South Townline Road. Moved by Wedemeyer and seconded by Twombly to sign the Road Agreement with the City of Greenfield and MidAmerican Energy. Approved. **Final Vouchers** – Moved by Twombly and seconded by Homan to sign the final vouchers for Gus Construction box culvert projects (W23 Prussia FM-C001(97)—55-01) and (N23 Prussia FM-C001(98)—55-01). Approved. Kauffman stated that the vouchers from Heanningsen were not received and will be on next week. **Maintenance and Activities Report** – Engineer Kauffman gave an update on the following projects: The Secondary Roads staff drove the roads to determine the damage from the recent rains and wind farm construction, MidAmerican will pay for the gravel to repair for the damage, received a thank you from WCV FFA for agreeing to Adopt-A-Highway Program, Stuart Road Detour, Grading Project, Box Culvert south of Bridgewater, Auction, and Rock Hauling. Kauffman exited at 9:27 a.m.

**SHERIFF'S VEHICLE:** Jeff Vandewater, County Sheriff entered at 9:28 a.m. Moved by Shelley and seconded by Hoadley to approve the purchase of a new 2018 Ford Utility Explorer Sheriff's vehicle for \$33,535.00. Approved.

**700 MHz RADIO SYSTEM:** Bob Kempf, EMA Coordinator entered at 9:28 a.m. Coordinator Kempf and Sheriff Vandewater discussed the 700 MHz Radio System with the Board. The State is changing to 700 MHz radio system. Kempf has submitted and received approval for both Guthrie and Adair in one application. This allows the two counties to share a talk group. There is a small planning group to define the talk groups. Sheriff Vandewater met with the fire departments to discuss their needs. The group discussed the equipment. The sheriff department has the mobile devices but the handhelds will need to be upgraded. Before the State accepts the system from Motorola, Motorola must check that every quarter mile in the entire state has service up to 95% coverage. Sheriff Vandewater has asked to use the portables before the system is up and going to determine the actual percentage for the entire county. The group discussed the location of the towers that Adair County works off. The group discussed what might be put on the tower at secondary roads to boost the coverage. Sheriff Vandewater wants to wait to move forward until the coverage is determined after Union County has erected their towers. Sheriff Vandewater feels that we are further ahead than many of the surrounding counties. The group discussed the E911 money that has been received. It will not cover everything but hopes to use a portion towards the expense. Kempf stated that there are still many unknowns but the system is coming and we need to be aware and prepared. Kempf and Vandewater exited at 9:49 a.m.

**HABITAT CONSERVATION PLAN:** Jenny Mclvor, VP, Environmental Policy & Chief Environmental Counsel for Berkshire Hathaway Energy Company entered at 9:50 a.m. Mclvor discussed the Habitat Conservation Plan that has been filed by MidAmerican Energy. Mclvor did a high level review of the plan. It is a permit application with the federal government. The plan covers 22 projects across the State of Iowa. The plan discusses how MidAmerican Energy will minimize the impact to the habitat of endangered species. Mclvor explained that original projects were sited in places that avoided the areas of known endangered species. Now the projects are getting more numerous and some species are spreading and avoidance is no long effective in minimizing impact. Therefore, MidAmerican started developing a Habitat Conservation Plan. Some of the strategies being used are curtailment, feathering, and removal of carcasses. There are funds set aside, once the permit is approved, to be spent in Iowa to benefit the five covered species. MidAmerican is asking for a 30-year permit and all programs will be implemented with in 10 years. Hoadley voiced her concern for the eagles and bats. Mclvor responded to Hoadley's concern that the Fish and Wildlife Department has the burden of determining the impact and if the permit should be approved. MidAmerican has to show the mitigation of impact to the species through the environmental impact statement. Mclvor exited at 10:10 a.m.

**VETERANS AFFAIRS LEASE:** John Schildberg, VA Commissioner entered at 10:10 a.m. Schildberg requested the Board sign a 3-year lease to replace the 1-year lease that was already signed. The reason for the extended lease is due to building a wall for privacy for clients. Hoadley stated that we should get a legal opinion if one lease can replace another. Schildberg stated that County Attorney Hight prepared the lease. Hoadley asked if Schildberg received a legal opinion on the other lease that was terminated. Schildberg distributed pictures of the previous office showing the damage and stated it was the County Attorney that reviewed the letter to terminate the lease. It was suggested having an environmentalist take an air sample. Schildberg stated that County Attorney gave him advice on how to handle the termination. Shelley discussed the options of paying out the lease or paying an attorney to fight paying it. Moved by Wedemeyer and seconded by Twombly for the Chair to sign the 3-year lease in replace of the 1-year lease with Nancy Young. Approved. Schildberg exited at 10:19 a.m. Moved by Wedemeyer and seconded by Shelley to reach out to ISACs attorney for advice on the lease. Approved.

**WIND FARM COMPREHENSIVE ORDINANCE:** The Board discussed a comprehensive wind farm ordinance for Adair County. Shelley stated that he has a contract with Mid-American and declare his son, daughter-in-law and wife also have a contract and did not participate in the discussion. Wedemeyer feels that the Ordinance 31A that was passed will eliminate any other projects and wind turbines from coming to Adair County. Hoadley feels we should review other counties' ordinances and she suggested establishing a committee. The group discussed what would be in the ordinance. Homan feels the county should look into other counties' ordinances. The board discussed asking the County Attorney if a committee can be set up and discussed the make up the committee being a Supervisors, a Conservation Department Member, a Tourism Representative, and a couple people from the public. The group discussed asking County Attorney Hight how to determine the makeup and application process. Wedemeyer suggested talking to Attorney Hugh Cain since he is representing the County on this issue. The Board agrees this will be very time consuming for all committee members. Moved by Hoadley and seconded by Twombly to contact Attorney Cain to ask about the process to form a committee to look at a comprehensive ordinance on wind farms. Hoadley, aye; Wedemeyer, aye; Homan, aye; Twombly, aye; and Shelley, abstain. Approved.

**ADJOURNMENT:** Moved by Wedemeyer and seconded by Hoadley to adjourn at 10:38 a.m. Approved.

**ADAIR COUNTY BOARD OF SUPERVISORS:** \_\_\_\_\_ Jodie Hoadley, Chairman

**ATTEST:** \_\_\_\_\_ Mindy Schaefer, Auditor