

The Cedar County Board of Supervisors met in regular session at 8:30 a.m. September 28, 2021 with the following members present: Smith, Bell, Gaul, Kaufmann, and Chairperson Agne. Members of the public were also present.

The Board viewed correspondence from various agencies.

The Board acknowledged receipt of the following correspondence from:
Barry G. Anderson, State President of the ISACS asking the board to reconsider submitting the annual ISACS dues.
Iowa Department of Revenue submitted the 2021 Final Equalization Order.
Leanne Boots, Safety Committee coordinator submitted Safety Committee minutes from September 21, 2021.

It was noted the following Handwritten Disbursement was issued on September 24, 2021 to the Cedar County Treasurer for Benefits, Inc. for an electronic deposit: #428597 for \$1,158.26-self funded medical claims.

Moved by Sup. Smith seconded by Sup. Gaul to approve the agenda with the addition of adding 10:30 a.m. as the time to discuss the Transfer Station project.
Ayes: All

Chairperson Agne addressed the public for comments and there were none.

Moved by Sup. Bell seconded by Sup. Kaufmann to approve the Board Minutes of September 21, 2021.
Ayes: All

Moved by Sup. Bell seconded by Sup. Smith to approve Payroll Disbursements #187058-187217 for the period ending 9/18/21 and to be paid on 9/24/21.
Ayes: All

The Board reported on Outreach/Committee Meetings they attended.

Chairperson Agne presented a 15-year service award to Jodi Galloway and a 20-year service award to Melissa Bahnsen.

EMA Director Freet presented a project for the ARPA funds. Freet requested monies for purchasing and customizing a Mobile Command Center. The estimated cost is \$60,000. Freet informed the board members on the poor condition of the current Mobile Command Center and the desperate need of replacing the unit. The Mobile Command Center will be utilized during a pandemic for public relations, event deployment and vaccine clinics. Freet further stated during the recent public health emergency the EMA agency was not contacted to collaborate and work together with the Public Health Agency. There were no decisions made.

At 9:00 a public hearing was held for River Valley Cooperative, 2225 290th St., Wilton, IA (Owner) - Requesting changes in zoning from R-2 Urban Residential District and C-1 Local Commercial District to M-1 Light Industrial District for the purpose of constructing an office building and truck scale on property described as Lots 1-3, Block 4, and Lots 4-20, Block 4, in the unincorporated Town of Sunbury, located in the SE ¼, SW ¼, Section 2, T-79N, R-1W, in Farmington Township, consisting of 1.99 acres m/l. E&Z Director LaRue, Engineer Fangmann, Mark Dewell, River Valley Regional Operations Manager, Brad Geiger, River Valley Manager, Mark S. Meier, Martha McCallister were in attendance. LaRue presented a conditional zoning agreement to consider that states the property will be utilized to construct and operate an Office Building, Truck Scale and customer parking, River Valley will plant two rows of conifer trees along the east side of Block 4, parallel to Miller Street, River Valley will maintain dust control using Lignin sulfate on all gravel roadways and parking areas, and there shall not be parking or standing motor vehicles or trailers on or along 290th Street. Discussion was held. Dewell informed the board members that River Valley will be paving the approaches off the 290th Street. Geiger provided written documentation on the concerns that were discussed last week. Sup. Kaufmann stated with this conditional zoning agreement Cedar County has more control than

without it. Meier requested the board members to shut the operation down. The board replied they do not have the authority. McCallister reiterated she does not want the rusty dust in her grass. Sup. Smith informed the board she drove through the area and did not see any residue on the houses. Sup. Agne asked River Valley if there was residue on the River Valley trucks and Dewell stated they do not. Sup. Gaul asked what type of trees will be planted? Dewell stated it is way too dry to plant trees at this time so they would be looking at planting an established tree in the Spring. Meier replied they will not benefit in his lifetime. Dewell stated they only vac out three bins once a year that causes this dust. Sup. Agne stated the citizens of Sunbury will be better off having this conditional zoning agreement than without it. Sup. Bell stated what is before us at this time is the rezoning for the scale and office building and the land that is there. As a board we have to make a decision and he understands the problems with the neighbors although that is a civil matter between River Valley and the citizens. Bell further elaborated from last week's meeting that River Valley will build a scale and office building regardless of the board approving the rezoning. LaRue asked River Valley representatives if they agree with the Conditional Zoning Agreement. Dewell stated the River Valley Vice President has agreed to the agreement. Further discussion was held on including language in the agreement that future storage building would be allowed to be constructed on this property although they cannot store chemicals in this building.

Moved by Sup. Gaul seconded by Sup. Kaufmann to approve the change in zoning from R-2 Urban Residential District and C-1 Local Commercial District to M-1 Light Industrial District for the purpose of constructing an office building and truck scale on the property with the Conditional Zoning Agreement including the amendment of adding language, should River Valley desire to construct said storage building at a future date, said building shall not be used to store, handle or process any chemical, chemical element or additive, nor store equipment containing the same.

Ayes: All

Moved by Sup. Smith seconded by Sup. Bell to approve the step wage increase for Mitchell Chapman - Maintenance Worker II, effective October 12, 2021, increasing his pay from \$24.58 to \$25.87 per hour.

Ayes: All

Engineer Fangmann met with the Board for discussion and action on Final Plans for Y14 Paving Project FM-C016(112)—55-16 from Highway 130 to Lowden. Engineer Fangmann informed the board the project cost is \$2.7 is the estimate and has \$3 million in the project.

Moved by Sup. Bell seconded by Sup. Smith to approve the Final Plans for Y14 Paving Project FM-C016(112)—55-16 from Highway 130 to Lowden.

Ayes: All

Auditor Dauber met with the Board and presented several courthouse projects to utilize the ARPA funds. Those projects would include replacing restroom faucets, toilets, urinals, hallway drinking fountains, courthouse chiller, courthouse generator, and elevator to mitigate future health concerns during a pandemic for the safety of the public and employees. Dauber is currently obtaining quotes.

Auditor Dauber discussed the proposed new website with the board. Sup. Bell stated the website is a great deal although the key is for all departments to participate to maintain their portion of the website with current information. Dauber informed the board members currently they pay \$11,400 annually for the existing website. The proposed new website has a one time set up fee of \$17,500 and \$1,500 annual cost for hosting and support beginning the second year.

Moved by Sup. Bell seconded by Sup. Smith to approve the Website Development Proposal from Neapolitan Labs, LLC.

Ayes: All

Discussion was held regarding placing placards on the exterior office doors that state "Employee Only". Auditor Dauber relayed an email from the Assistant County Attorney Blank on this proposal.

Moved by Sup. Kaufmann seconded by Sup. Agne to place placards on doors that state “Employees Only”.

Ayes: All

Discussion was held regarding placing signage that prohibits recording devices in the courthouse. Sup. Kaufmann was not in favor of this signage due to restricting the videotaping at public meetings. Sup. Bell agreed and stated as long as you are cordial and avoid confrontation you should be okay. The consensus of the board was not to proceed with the signage on the exterior doors.

At 10:30, Larry Spellerberg, Engineer at Veenstra & Kimm, Inc. called into the meeting to discuss the increase in estimated construction cost. Solid Waste Director Crock was present. Spellerberg explained when the initial cost opinion of the project was given, they had not completed a site survey and design therefore they had to make assumptions. Spellerberg stated due to the increased excavation, compacted aggregate needed, and the increased amount of reinforced concrete required, it has increased our construction cost estimate by approximately \$360,000. Spellerberg stated they have seen substantial increased in bid prices for projects in the last six to eight months contributable to an abundance of work, shortage of labor, and resulting higher labor costs and material costs, therefore he has increased the estimated construction cost approximately \$186,000. Discussion was held. The consensus of the board was to proceed to solicit bids with the hope that a qualified contractor provides a bid that is acceptable. Spellerberg will email a timeline to Crock, and the Solid Waste Executive Board will meet next Tuesday.

Moved by Sup. Gaul seconded by Sup. Agne to adjourn at 11:12 a.m., to October 5, 2021.

Ayes: All

Cari A. Dauber, Auditor

Steve Agne, Chairperson