

October 5, 2004

The Board of Supervisors of Shelby County, Iowa, met pursuant to law and rules of said board in regular session at 9:00 a.m. in the Supervisors Chambers of the Shelby County Courthouse with the following members present:, Roger Schmitz, Chairman; Richard Ferry, Vice-Chairman; Gayle Petersen and Marsha J. Carter, Clerk.

It was moved by Ferry, seconded by Petersen, to approve the agenda AND the following items contained in the Consent Agenda:

- A. Minutes of September 21, 2004
- B. Office Reports – None
- C. Committee Reports

AYES: Schmitz, Ferry, Petersen                      NAYES: None

It was moved by Ferry, seconded by Petersen, to approve the Claims of September 30, 2004, as listed in the Claims Register. AYES: Schmitz, Ferry, Petersen                      NAYES: None

M. J. Broomfield, SWIPCO, appeared before the Board to discuss the possibility of a housing rehabilitation grant application. It was moved by Petersen, seconded by Ferry, to authorize SWIPCO to make a joint application for Shelby County and the City of Harlan for a \$307,000 grant for housing rehabilitation, with the County and the City making up the 10% match based on the location of the project. AYES: Schmitz, Ferry, Petersen                      NAYES: None

Now being the time for the consultation meeting with any affected taxing entities regarding the following:

**URBAN RENEWAL PLAN  
BUSINESS PARK  
URBAN RENEWAL DISTRICT  
SHELBY COUNTY, IOWA  
AMENDMENT**

**DESCRIPTION OF THE BUSINESS PARK URBAN RENEWAL DISTRICT**

The boundaries of the Shelby County Business Park Urban Renewal District as stated on page 6 of the Urban Renewal Plan is amended to include the following area:

**Parcel No. 831125104002** - A strip of land 20.00 feet in width lying 10.00 feet on each side of the following described line or line extended:

Commencing as a point of reference at the East Quarter Corner of said Section 25; thence North 00 deg. 45' 05" East (all bearings referenced to Grid North Iowa State Plane Coordinate System South Zone), a distance of 1,333.76 feet along the east line of said Northeast Quarter; thence North 89 deg. 14' 55" West, a distance of 460.82 feet to a point on the north line of said Southeast Quarter of the Northeast Quarter, said point being the point of beginning; thence South 70 deg. 22' 48" West, a distance of 343.05 feet; thence South 69 deg. 55' 08" West, a distance of 335.45 feet to the east line of Shelby County Business Park, an official plat, now included in and forming part of the City of Harlan, Shelby County, Iowa.

Containing 13,570 square feet or 678.5 linear feet, more or less.

**Parcel No. 831030202005** - A strip of land 20.00 feet in width lying 10.00 feet on each side of the following described line or line extended:

Commencing as a point of reference at the West Quarter Corner of said Section 30; thence North 00 deg. 45' 05" East

(all bearings referenced to Grid North Iowa State Plane Coordinate System South Zone), a distance of 1,474.93 feet along the west line of said Northwest Fractional Quarter; thence North 89 deg. 14' 55" East, a distance of 30.00 feet to the east right-of-way of Old Highway 59, said point being the point of beginning; thence North 60 deg. 28' 52" East, a distance of 130.90 feet; thence North 89 deg. 32' 31" East, a distance of 191.41 feet to the north line of Owners' property.

Containing 6,450 square feet or 322.5 linear feet, more or less.

**Parcel No. 831030201004** – A strip of land 20.00 feet in width lying 10.00 feet on each side of the following described line or line extended:

Commencing as a point of reference at the West Quarter Corner of said Section 30; thence North 00 deg. 45' 05" East (all bearings referenced to Grid North Iowa State Plane Coordinate System South Zone), a distance of 1,540.72 feet along the west line of said Northwest Fractional Quarter; thence South 89 deg. 14' 55" East, a distance of 1,620.00 feet to the west line of said Northeast Quarter of the Northwest Fractional Quarter, said point being the point of beginning; thence South 82 deg. 50' 50" East, a distance of 20.62 feet; thence North 60 deg. 47' 19" East, a distance of 170.00 feet; thence North 75 deg. 56' 09" East, a distance of 380.00 feet; thence North 52 deg. 35' 19" East, a distance of 240.00 feet; thence North 59 deg. 05' 52" East, a distance of 220.00 feet; thence North 87 deg. 14' 04" East, a distance of 295.00 feet; thence North 00 deg. 37' 29" East, a distance of 548.91 feet to the north line of said Northeast Quarter of the Northwest Fractional Quarter.

Containing 37,490 square feet or 1874.5 linear feet, more or less.

**Parcel No. 831030202003 and 831030201002** – A strip of land 20.00 feet in width lying 10.00 feet on each side of the following described line or line extended:

Commencing as a point of reference at the West Quarter Corner of said Section 30; thence North 00 deg. 45' 05" East (all bearings referenced to Grid North Iowa State Plane Coordinate System South Zone), a distance of 1,544.96 feet along the west line of said Northwest Fractional Quarter; thence South 89 deg. 14' 55" East, a distance of 337.42 feet to the north line of the property conveyed to Owners in Book 2000 on Page 1114 in the Shelby County Recorder's Office, said point being the point of beginning; thence North 89 deg. 32' 31" East, a distance of 208.59 feet; thence North 80 deg. 51' 31" East, a distance of 400.00 feet; thence North 82 deg. 41' 28" East, a distance of 400.00 feet; thence South 82 deg. 20' 50" East, a distance of 284.38 feet to the east line of said Owners' property recorded in Probate Book 73 on Page 236.

Containing 25,860 square feet or 1293 linear feet, more or less.

**Parcel No. 831125101001** – A strip easement 20.00 feet in width lying 10.00 feet on each side of the following described line or line extended:

Commencing as a point of reference at the East Quarter Corner of said Section 25; thence North 00 deg. 45' 05" East (all bearings referenced to Grid North Iowa State Plane Coordinate System South Zone), a distance of 1,487.60 feet along the east line of said Northeast Quarter; thence North 89 deg. 14' 55" West, a distance of 33.00 feet to the west right-of-way of Old Highway 59, said point being the point of beginning; thence South 86 deg. 15' 44" West, a distance of 18.37 feet; thence South 70 deg. 19' 59" West, a distance of 380.00 feet; thence South 70 deg. 22' 48" West, a distance of 56.95 feet to the south line of said Northeast Quarter of the Northeast Quarter.

Containing 9,110 square feet or 455.5 linear feet, more or less.

## **TERMINATION OF URBAN RENEWAL PLAN**

The date of termination of the Business Park Urban Renewal Plan as stated on page 13 of the Urban Renewal Plan is amended to June 30, 2010.

All other portions of the Urban Renewal Plan will remain as stated.

The Chairman asked for comments from the floor. M. J. Broomfield, SWIPCO, appeared before the Board to inform them that all the required notices had been sent out. Marsha Carter, Auditor, reported that she had received no written or oral comments. The Public Hearing on this matter was set for October 19, 2004, at 9 a.m.

Now being the time for the opening of the sealed bids on the Western Ventures Sewer Project, the Chairman did order that the bids be opened. Four bids were received: Bluffs Paving & Utility, Inc., Crescent, IA - \$688,525; H&W Contracting, Sioux Falls, SD - \$448,007; Rognes Corp., Ames, IA - \$543,930; Van Hauen & Assoc., Clive, IA - \$572,440. It was moved by Petersen, seconded by Ferry, to accept the low bid of H&W Contracting, Sioux Falls, SD, for the Western Ventures Business Park Sanitary Sewer Extension, contingent upon a reference check by Todd Penisten, P.E. of Veenstra & Kim, and to authorize the Chairman to sign all necessary documentation relating to this project. AYES: Schmitz, Ferry, Petersen NAYES: None

Linda Fahn, Recorder, appeared before the Board to update them on the status of the County Land Records Information System (CLRIS). This system will make all real estate information in all Iowa counties, including digital images of specific documents, available on the internet. Also discussed were the cost of those changes. Fahn reported that the necessary funds had already been raised from a fee increase and have been set aside for this purpose, but a budget amendment will be required to access it. Marsha Carter, Auditor, informed the Board that she had been asked to serve as an Auditor representative on the CRLIS Committee.

Fahn also reported that the Clerk of Courts Office had turned over the Immigration Books to the Recorder's Office and that she would be spending approximately \$10,000 from the Records Management Fund to re-bind these books.

Fahn reported that the conversion of the microfilmed documents in her office to digital images had finally been completed.

While on the subject of microfilm, Marsha Carter, Auditor, asked that the Board decide if the County should continue to contract with Owens-King at a cost of approximately \$250/year to store the duplicate copy of all the County's records that have been microfilmed over the years. This includes tax records, assessment records, election records, Board of Supervisor minutes, etc. It was decided that more investigation was necessary.

Carter submitted the completed FY2004 Annual Financial Report to the Board and noted that the required publication will be made.

Carter also informed the Board that she had received word from the Emergency Management Agency that the Department of Homeland Security was suggesting that a contingency plan be put in place for the November General Election. Carter will work with Bob Seivert, Emergency Management Coordinator,

to develop a plan for alternate polling sites and emergency ballot printing in case of a terrorist attack on election day.

It was moved by Petersen, seconded by Ferry, to set November 2, 2004, at 9 a.m. as the date and time for the Public Hearing on the Amendment to the Urban Renewal Ordinance. AYES: Schmitz, Ferry, Petersen NAYES: None

The County Engineer gave a secondary road project update.

There being no further business appearing, the Chairman declared the meeting adjourned at 9:51 a.m.

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Roger Schmitz, Chairman

ATTEST:

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Marsha J. Carter  
Clerk to the Board of Supervisors

NOTE: These minutes are as recorded by the Clerk to the Board of Supervisors and are subject to Board approval at the next regular meeting.