

August 27, 2024

The Bremer County Board of Supervisors met in session on Tuesday, August 27, 2024 in the Courthouse, Waverly, Iowa, at 9:15 a.m. Cerwinske, Hildebrandt present. Cassandra Johansen, Finance Director, also present. Kammeyer absent. Unless otherwise noted all actions were approved unanimously. Some Resolutions and Ordinances herein are summary descriptions, full text is available for viewing online at:

[https://www.bremercounty.iowa.gov/government/resolutions\\_and\\_ordinances.php](https://www.bremercounty.iowa.gov/government/resolutions_and_ordinances.php) and also available M – F 8:00 AM to 4:30 PM in the Bremer County Auditor’s office.

Following the Pledge of Allegiance, the meeting was called to order by Chairman Cerwinske. Hildebrandt moved/Cerwinske second to approve the agenda. Pam Egli, Joe Teetzen, Kaylee Langrell, Lindley Sharp, Barb Meeker present.

Hildebrandt moved/Cerwinske second to approve the 8/20/24 minutes.

Hildebrandt moved/Cerwinske second to approve Sheriff’s Office payroll changes for: Tyler Ellis, Jailer, from full time to occasional \$23.30/hr. effective 8/24/24; Brett Wheeler, Jailer, from \$54,736/yr. to \$56,948/yr., step increase effective 9/6/24; Stacey Johnson, Jailer, from \$54,736/yr. to \$56,948/yr., step increase effective 9/8/24; Jackson Schmidt, Deputy, from \$77,140/yr. to \$80,136/yr., step increase effective 9/8/24.

Public comment: Joe Teetzen expressed to the board that land owner property rights is one of the 28 foundational principles of the U.S. Constitution. Teetzen continued stating to the board that government has a duty to protect property from the scars that will be created by the CO2 pipeline project proposed to be installed across Bremer County.

Barb Meeker, Human Resource Mgr., met with the board to propose providing and funding a county employee flu shot clinic. Hildebrandt moved/Cerwinske second to fund the annual county employee flu shot clinic up to \$35/shot. Meeker exited.

Hildebrandt moved/Cerwinske second to approve the Liquor License Permit Renewal for The Hidden Acres, 1406 250<sup>th</sup> St., Waverly.

Hildebrandt moved/Cerwinske second to approve electronic filing of the State of Iowa 509A Certificate of Compliance. Bob Brunkhorst entered.

Hildebrandt moved/Cerwinske second to authorize the Board Chair to sign an engagement letter from EideBailly CPAs & Business Advisors for FY24 CBS cost report services.

Hildebrandt moved/Cerwinske second to designate Snyder & Associates, Inc. to the Iowa Utilities Commission as Bremer County’s Inspector for the construction of the Summit Carbon Solutions CO2 pipeline project proposed to be installed across Bremer County.

Hildebrandt moved/Cerwinske second to authorize the Board Chair to sign a Standard Professional Services Agreement between Snyder & Associates, Inc. and Bremer County, Iowa Board of Supervisors.

Board/Commission updates: Hildebrandt attended the ISAC conference.

Lindley Sharp, Public Health Director, met with the board for a department update. Kaylee Vette, BCHD intern & Sharp presented Bremer County's Opioid Task Force recommendations for spending the National Opioid Settlement funds received. Darius P. Robinson, County Attorney, Joe Wolfe, Pam Egli, Bob Brunkhorst, Kaylee Langrell, Joe Teetzen, Dan Pickett, Sheriff, present.

Board met with Landon Moore, Engineer, to consider ordinances, placing a stop sign, opening bid and for a weekly department update.

Hildebrandt moved/Cerwinske second to open the Public Hearing for the Second Reading of Ordinance #24-09, an ordinance repealing and replacing Bremer County Ordinance NO. 23-04, utility work in right of way ordinance, and enacting a new right-of-way control ordinance to regulate certain occupancies and uses of county right-of-way. Kaylee Langrell, Summit Carbon Solutions representative, Darius P. Robinson, County Attorney, Landon Moore, Engineer, Dan Pickett, Sheriff, Joe Teetzen, Pam Egli, Bob Brunkhorst, Lindsey Koehler, B & Z Admin., present. Robinson reported reviewing comments received from Summit Carbon Solutions at the first hearing. No new comments received. Hildebrandt moved/Cerwinske second to close the Public Hearing. Hildebrandt moved/Cerwinske second to approve the Second Reading of Ordinance 24-09 and set the date for the Third Reading for 10:00 a.m. 9/3/24.

Hildebrandt moved/Cerwinske second to open the Public Hearing for the Second Reading of Ordinance #24-10, an ordinance establishing permit requirements for the surveying of certain parcels of land in the county. Kaylee Langrell, Summit Carbon Solutions representative, Darius P. Robinson, County Attorney, Landon Moore, Engineer, Dan Pickett, Sheriff, Joe Teetzen, Pam Egli, Bob Brunkhorst, Lindsey Koehler, B & Z Admin., present. Langrell commented that Summit operates different than Navigator and does not notify landowners of the specific time they will be entering their property. Sheriff Pickett spoke in favor of the ordinance stating it would alleviate issues and lessen the need for law enforcement involvement. Hildebrandt moved/Cerwinske second to close the Public Hearing. Hildebrandt moved/Cerwinske second to approve the Second Reading of Ordinance NO. 24-10 and set the date for the Third Reading for 10:00 a.m. 9/3/24.

Landon Moore, Engineer, opened two sealed bids received for purchase of the Horton Shed. Hildebrandt moved/Cerwinske second to accept the bid from David Cordes for \$50,000 for the Secondary Roads outlying shed in Horton located at 1423 140<sup>th</sup> St, Waverly to be paid within 5 days. Joe Teetzen, Pam Egli, Bob Brunkhorst, Lindsey Koehler, B & Z Admin., present. Board considered placement of a Stop Sign at 110<sup>th</sup> St for northbound traffic on Oakland Avenue due to trees blocking sight distance. Moore will speak with the property owner about removing some trees. No action taken.

Board met with Lindsey Koehler, B & Z Admin.

Hildebrandt moved/Cerwinske second to open the Public Hearing for the Second Reading of Ordinance #24-07, an ordinance providing for a change in zoning for Daryl L. & Alice N. Higgins from A-1 to A-2 on property described as commencing at the SW corner of Sec 2, T91N, R11W of the 5<sup>th</sup> P.M., Bremer County, IA thence North along the section line 986.55';

thence E275.00' to the point of beginning; thence N179.00'; thence W84.00'; thence N200.00'; thence E279.10'; thence S54.00'; thence E293.10'; thence S325.00'; thence W488.20' to the point of beginning. No comments received. Hildebrandt moved/Cerwinski second to close the Public Hearing. Hildebrandt moved/Cerwinski second to approve the Second Reading, waive the Third Reading and adopt Ordinance #24-07.

Hildebrandt moved/Cerwinski second to open the Public Hearing for the Second Reading of Ordinance #24-08, an ordinance providing for a change in zoning for Marc R. Schweer & Suzy M. (Schaes) Schweer from A-1 to C on that part of Parcel C in the SE $\frac{1}{4}$  of Sec 5, T91N, R14W of the 5<sup>th</sup> P.M., Bremer County, IA, described as commencing at the SE corner, point being a found mag spike with IDOT washer #22293 in HMA pavement; thence along the East line of said SE $\frac{1}{4}$  N00°38'E59.98' to the SW corner of Parcel C, as recorded in plat of survey recorded as Instrument #20003945 in the office of the Bremer County Recorder, said point being a found  $\frac{1}{2}$ " rebar with illegible yellow plastic cap, also being the point of beginning; thence along the Southerly line of said Parcel C N89°58'30" W158.78' to a found "X" chiseled in the top of an IDOT railroad rail; thence continuing along said Southerly line N67°47'20" W106.97' to a found "X" chiseled in the top of an IDOT railroad rail; thence continuing along said Southerly line N89°53'15" W62.75' to a set No. 4 rebar with blue plastic cap #20510; thence N00°39'30" E382.53' to a set No. 4 rebar with blue plastic cap #20510; thence S89°20'30" E321.04' to a point on the East line of said Parcel C, said point being a set No. 4 rebar with blue plastic cap #20510; thence along said East line S00°38'W419.5' to the point of beginning. Containing 3.00 acres. Subject to restrictions, easements, covenants, ordinances, and limited access provisions of record and not of record. Note: South line of said SE $\frac{1}{4}$  is assumed to bear N89°25'35" West for this description. Marc Schweer, Keith & Bonnie Johnston present. Hildebrandt moved/Cerwinski second to close the Public Hearing. Hildebrandt moved/Cerwinski second to approve the Second Reading, waive the Third Reading and adopt Ordinance #24-08.

Board considered minor subdivision requests. Todd Borwig present. Hildebrandt moved/Cerwinski second to approve division of land and adopt RESOLUTION NO. 24-59 APPROVING THE MINOR SUBDIVISION PLAT OF Todd J. & Debra M. Borwig: Parcel HH being Lot 3 and part of Lot 2, Block 2, Gielau Addition and part of Parcel A, in the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec 16, T91N, R13W of the 5<sup>th</sup> P.M., Bremer County, IA, and more particularly described as commencing at the SE corner of said  $\frac{1}{4}$ - $\frac{1}{4}$  section; thence S88°46'05" W290.80' along the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section to the point of beginning; thence continuing S88°46'05" W368.28' along the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section to the SW corner of Lot 3, Block 2, Gielau Addition; thence N00°52'56" W670.77' along West line of said Lot 3 to the NW corner thereof; thence N88°41'09" E418.72' along North line of said Lot 3 and the North line of Lot 2, Block 2, Gielau Addition to a common corner of Parcel K and Parcel L, as recorded in Doc #2003-2249, on file in the Bremer County Recorder's office, Waverly, IA; thence S03°24'43" W673.57' to the point of beginning; containing 6.06 acre(s), including 0.28 acre(s) of 250<sup>th</sup> St ROW, subject to any easements recorded or unrecorded; AND Parcel II being Lot 1 and part of Lot 2, Block 2, Gielau Addition and part of Parcel A, in the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec 16, T91N, R13W of the 5<sup>th</sup> P.M., Bremer County, IA, and more particularly described as beginning at the SE corner of said  $\frac{1}{4}$ - $\frac{1}{4}$  section; thence S88°46'05" W290.80' along the South line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section; thence N03°24'43" E673.57' to a common corner of Parcel K and Parcel L, as recorded in Doc #2003-2249, on file in the Bremer County Recorder's office, Waverly, IA, also to the North line of Lot

2, Block 2, Gielau Addition; thence N88°41'09" E237.77' along the North line of said Lot 2 and along the North line of Lot 1, Block 2, Gielau Addition to the NE corner thereof, also to the East line of said ¼-¼ section; thence S01°06'12" E671.70' along said East line to the point of beginning. Containing 4.07 acre(s) including 0.22 acre(s) of 250<sup>th</sup> St ROW, subject to any easements recorded or unrecorded. Ingress-Egress Easement #1 in Parcel HH, as shown on this plat of survey, in the SW¼ of the SE¼ of Sec 16, T91N, R13W of the 5<sup>th</sup> P.M., Bremer County, IA, and more particularly described as commencing at the SE corner of said ¼-¼ section; thence S88°46'05" W290.80' along the South line of said ¼-¼ section to the SW corner of Parcel II, as shown in this plat of survey; thence N3°24'43" E33.11' along the West line of said Parcel II to the North ROW line of 250<sup>th</sup> St, also being the point of beginning; thence S88°46'05" W16.55' along said North ROW line; thence N03°24'43" E590.91'; thence N10°30'13" W50.00' to the North line of said Parcel HH; thence N88°41'09" E28.62' along said North line to the NE corner of said Parcel HH; thence S03°24'43" W604.46' along the East line of said Parcel HH to the point of beginning. Containing 0.25-acre(s) (10,865 sq feet) subject to any other easements recorded or unrecorded. Ingress-Egress Easement #2 in Parcel II, as shown on this plat of survey, in the SW¼ of the SE¼ of Sec 16, T91N, R13W of the 5<sup>th</sup> P.M., Bremer County, IA, and more particularly described as follows: Commencing at the SE corner of said ¼-¼ section; thence S88°46'05" W290.80' along the South line of said ¼-¼ section to the SE corner of Parcel HH, as shown in this plat of survey; thence N3°24'43" E33.11' along the East line of said Parcel HH to the North ROW line of 250<sup>th</sup> St, also being the point of beginning; thence N88°46'05" E16.55' along said North ROW line; thence N03°24'43" E592.95'; thence N17°19'39" E50.00' to the North line of said Parcel II; thence S88°41'09" W28.62' along the North line of said Parcel II to the NE corner of said Parcel HH; thence S03°24'43" W640.46' along the West line of Parcel II to the point of beginning. Containing 0.25 acre(s) (10,854 sq feet), subject to any other easements recorded or unrecorded. WHEREAS, ON THE 27<sup>th</sup> day of August, 2024 at a regular meeting of the Bremer County Board of Supervisors, Bremer County, Iowa a minor subdivision plat of Todd J. Borwig and Debra M. Borwig: Parcel HH & Parcel II (previously described) with Ingress-Egress Easements (previously described) has been considered and should be approved. NOW, THEREFORE, BE IT RESOLVED by the Bremer County Board of Supervisors, Bremer County, Iowa that said minor subdivision plat be approved, and the Chairman of the Board of Supervisors and the County Auditor of Bremer County, Iowa, are hereby directed to affix their signatures to said Resolution. PASSED AND ADOPTED THIS 27<sup>th</sup> day of August, 2024.

Hildebrandt moved/Cerwinske second to approve division of land and adopt RESOLUTION NO. 24-60 APPROVING THE MINOR SUBDIVISION PLAT OF Randall C. Fox, Linda M. Guldner, Bradley Fox, Rita Fox deedholders; Billy C. Fox and Marla A. Fox contract holders: Parcel A commencing at the NW corner of Sec 16, T93N, R11W; thence S01°19'52" East along the West line of the NW¼ a distance of 1326.10' to the point of beginning, also being the NW corner of Parcel A; thence N88°23'55" East along the North line of Parcel A a distance of 2622.12' to the NE corner of said parcel; thence S01°22'25" East along the East line of Parcel A a distance of 717.86' to the SE corner of said parcel; thence 38°04'14" West along the South line of Parcel A a distance of 365.72' to a point; thence South 88°31'07" West along the South line of Parcel A a distance of 2091.85' to a point; thence N00°02'10" West along the South line of Parcel A a distance of 84.32' to a point; thence S89°23'55" West along the South line of Parcel A a distance of 300.57' to the SW corner of said parcel; thence N01°19'52" West a distance of 905.45' to the point of beginning, containing a total area of 58.68 acres, which includes 0.69

acres in county road ROW, subject to any easements recorded or unrecorded, restrictions and servitudes, if any. WHEREAS, ON THE 27<sup>th</sup> day of August, 2024 at a regular meeting of the Bremer County Board of Supervisors, Bremer County, Iowa a minor subdivision plat of Randall C. Fox, Linda M. Guldner, Bradley Fox, Rita Fox deedholders; Billy C. Fox and Marla A. Fox contract holders: Parcel A (previously described) has been considered and should be approved. NOW, THEREFORE, BE IT RESOLVED by the Bremer County Board of Supervisors, Bremer County, Iowa that said minor subdivision plat be approved, and the Chairman of the Board of Supervisors and the County Auditor of Bremer County, Iowa, are hereby directed to affix their signatures to said Resolution. PASSED AND ADOPTED THIS 27<sup>th</sup> day of August, 2024.

Board met with Tim Meeker, Customer Convenience Center Mgr. and Kathleen Hennings, IDNR, by phone to discuss requirements for operating a Regional Collection Center - Household Hazardous Material and grant amounts available for constructing or upgrading the center. Bob Brunkhorst & Pam Egli present. Discussion on the cost proposal for structural engineer for review of proposed site of a new building at the Customer Convenience Center was postponed.

Nathan Compton, ISG Architect & Erik Pingel, ISG Project Mgr., met with the board to give an update on the Bremer County Courthouse Addition & Renovation project and to discuss additional design fees. Scott LaRue, GIS/Maintenance, Darius P. Robinson, County Attorney, Bob Brunkhorst & Pam Egli present.

Hildebrandt moved/Cerwinske second to adjourn at 11:53 a.m.

The above and foregoing is a true and correct copy of the minutes and proceedings of a regular session of the Tuesday, August 27, 2024 meeting of the Bremer County Board of Supervisors.

\_\_\_\_\_  
Corey Cerwinske, Chairman

Attest: \_\_\_\_\_  
Shelley Wolf, Auditor