

December 2, 2025

The Bremer County Board of Supervisors met in session on Tuesday, December 2, 2025 in the Courthouse, Waverly, Iowa, at 9:00 a.m. Hildebrandt, Cerwinske, Brunkhorst present. Kassandra Johansen, Finance Director, also present. 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 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 Hildebrandt. Cerwinske moved/Brunkhorst second to approve the agenda. Darius P. Robinson, County Attorney, Aaron Goodenbour, EMA, Mike LaCoste, Steve Vorthmann, Tom Geise, Dan Pickett, Sheriff, Lance Gritters, Dan Wedemeier, Barbara Meeker, Human Resource Mgr., Mark & Wendy Halbach, present.

Public comment: Mike LaCoste asked why a settlement was paid by Bremer County to Bridget Edson if no one was guilty or innocent and spoke in support of Cerwinske. Steve Vorthmann gave accolades to the board for their work to protect personal property rights and spoke in support of Cerwinske regarding the Emergency Management Commission’s request for new board representation.

Public comment in opposition of Ordinance 25-07 to rezone from A-1 to A-2: Ryan Weiss spoke in regard to the lack of data and requested a fiscal study be done to prove that the proposed rural subdivision would not be a burden on the taxpayers stating that road resurfacing was done in Shelby & Shiloh additions for \$378,000+. Weiss asked for protection for the property owners who own land in the vicinity of the proposed rural subdivision, to preserve the ag land, and build subdivisions elsewhere closer to schools and city services. Weiss also asserted that the water study has conflicting info. Kathy Folkerts clarified comments made the week previously that the opposition is to protect ag land as the comprehensive plan states, rather than the reasoning being because they don’t want the subdivision in their backyard, in comparison, other areas in the vicinity were not objected to because they weren’t ag land. They also want to respect Merlyn Anhalt’s wish for the land to remain farm ground. Folkerts stated that there are over 50 lots available at this time and also presented a clarification letter from Iowa Regional Utilities Association with an explanation of the letter submitted by the Halbachs previously. Wendy Brase, P & Z Commission member, spoke in support of the Comprehensive Plan and preservation of ag land. Lyle Rasmussen shared Merlyn Anhalt’s desire to preserve ag land and the environment and shared that in his opinion the counties with less development have lower taxes. Mick Weiss spoke in support of preserving ag land. Tim Spratt shared a comparison of the Buchanan County Comprehensive Plan and the City of Independence that was referenced the week prior, that it was an expansion of City limits and there is no leap frogging as is proposed with Halbach’s subdivision. Spratt also shared hypothetical breakdowns of taxes that would go to the city and county authorities for development inside and outside city limits. Michael Aubrey shared concern for the propensity for sink holes on the land. Mary Beine asked when taking ag land out of production will stop.

Public comment in support of Ordinance 25-07 to rezone from A-1 to A-2: Craig Codner, Butler Co. REC, spoke in support of economic development, desire for workforce housing within their service territory and the aim to sell kilowatt hours, the more that are sold, the cheaper electricity is for everyone. It is beneficial in his opinion for the service area to grow, it’s good for everyone. Henry Schwartz spoke in support of the Halbachs being able to do what they want with their land and the benefit of giving business to contractors to keep the economy moving in the area. Chris Wilson shared

his difficulty in searching for a decent rural home and if the farm land is good, why did a farmer sell the land to a non-farmer.

Board recessed 9:30 a.m. – 9:44 a.m. to review documents received during Public Comment.

Board met with Lindsey Koehler, Building & Zoning Admin. Brunkhorst moved/Cerwinski second to approve division of land and adopt RESOLUTION NO. 25-99: APPROVING THE MINOR SUBDIVISION PLAT OF Dawn M Lau: PARCEL "H" That part of the Northwest Quarter (NW 1/4) of Section No. 16, T91N, R12W of the Fifth Principal Meridian, Bremer County, Iowa, described as commencing at the Northwest corner of said Northwest Quarter, point being a found $\frac{3}{4}$ " Ø smooth sided steel pin; thence along the West line of said Northwest Quarter South $00^{\circ}24\frac{1}{2}'$ West a distance of 1,297.95 feet; thence South $89^{\circ}01'$ East a distance of 2,096.9 feet to the Southwest corner of Parcel "F" recorded in #20224085 dated 10/21/2022 in the Office of the Bremer County Recorder, point being found $\frac{1}{2}$ " rebar with license #16264, also being the point of beginning; thence along the South line of said Parcel "F" South $89^{\circ}02'$ East a distance of 374.25 feet to the Southeast corner of said Parcel "F", point being a found $\frac{1}{2}$ " rebar with license #16264; thence along the East line of said Parcel "F" North $01^{\circ}13'$ East a distance of 490.0 feet to the Northeast corner of said Parcel "F", point being a found $\frac{1}{2}$ " rebar; thence South $89^{\circ}02'$ East a distance of 148.95 feet to a set $\frac{1}{2}$ " rebar with license #23212; thence South $01^{\circ}13'$ West a distance of 517.0 feet to a set $\frac{1}{2}$ " rebar with license #23212; thence North $89^{\circ}02'$ West a distance of 523.2 feet to a set $\frac{1}{2}$ " rebar with license #23212; thence North $01^{\circ}13'$ East a distance of 27.0 feet to the point of beginning. Containing 2.00 acres. Subject to restrictions, easements, covenants, ordinances, and limited access provisions of record and not of record. Note: The West line of said Northwest Quarter is assumed to bear South $00^{\circ}24\frac{1}{2}'$ West for this description. WHEREAS, ON THE 2nd DAY OF December, 2025 at a regular meeting of the Bremer County Board of Supervisors, Bremer County, Iowa a minor subdivision plat of Dawn M Lau: PARCEL "H" (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 2nd day of December, 2025. Dawn Lau & Kyle Helland present in support.

Board continued meeting with Koehler to hold the Second Reading of Ordinance #25-07, an Ordinance providing for a change in zoning from A-1 to A-2 for Mark S., Wendy L. & Nicholas S. Halbach at the following described location (parcel #0515300019): SE SW "EX S 339.92'" of Section 15, T92N, R14W of the 5th P.M., Bremer County, Iowa. Present: Darius P. Robinson, County Attorney, Aaron Goodenbour, EMA, Mike LaCoste, Steve Vorthmann, Tom Geise, Dan Pickett, Sheriff, Lance Gritters, Dan Wedemeier, Barbara Meeker, Human Resource Mgr., Mark & Wendy Halbach, Mick Weiss, Lyle Rasmussen, Tim & Christine Spratt, Michael Aubrey, Chuck Johnson, Don & Mary Beine, Marv & Kathy Folkerts, Ryan Weiss, Henry Schwartz, Steve Egli, Wendy Brase, Katarzyna Barycka (sp?), Chris Wilson, Missy Thurm, Recorder, Adam Hoffman, Treasurer, Landon Moore, Engineer, Mira Schmitt-Cash, Waverly Newspapers.

Brunkhorst moved/Cerwinski second to approve the Second Reading.

Cerwinski moved/Brunkhorst second to set the Third Reading for 9:15 a.m. 12/16/25.

Brunkhorst moved/Cerwinski second to approve the 11/25/25 minutes.

Cerwinske moved/Brunkhorst second to approve claims as listed below and authorize Auditor to issue checks.

Board discussed a letter to the Board of Supervisors from a majority of the Emergency Management Commission requesting new board representation on their commission.

Cerwinske moved/Brunkhorst second to acknowledge and place on file, a Notice of Voluntary Settlement: Walmart v. Bremer County Board of Review regarding appeal of property tax assessment.

Board met with Landon Moore, County Engineer, for a weekly department update. Robinson, LaCoste, Vorthmann, Aubrey, Geise, Pickett, Meeker, Thurm, Hoffman, Koehler, Schmitt-Cash, present.

Board discussed 2026 appointments to board and committees and the end of December 2025 & the first January 2026 meeting date.

Board discussed the FY27 budget schedule and the Bremer County Compensation Analysis prepared by Northeast Iowa Local Workforce Development. Robinson, LaCoste, Vorthmann, Aubrey, Geise, Pickett, Meeker, Thurm, Hoffman, Koehler, Schmitt-Cash, present.

Brunkhorst moved/Cerwinske second to adjourn at 10:22 a.m.

The above and foregoing is a true and correct copy of the minutes and proceedings of a regular session of the December 2, 2025 meeting of the Bremer County Board of Supervisors.

Dewey Hildebrandt, Chairman

Attest: _____
Shelley Wolf, Auditor

Claims Publication Summary 12/2/25:

Adam Hanson	Lodging Reimbursement	\$ 406.56	
Alliant Energy - IP&L	Utilities	\$ 124.36	2
Aspro Inc	UPM Cold Mix	\$ 266.76	
Black Hills Energy	Utilities	\$ 338.99	2
Bob Barker Co Inc	Inmate Supplies	\$ 289.44	
Cooley Sanitation/Cooley Pumping	Landfill Waste Disposal	\$ 2,600.00	2
Crawford Supply Co	Commissary Supplies	\$ 78.12	
Don's Truck Sales Inc	Parts	\$ 170.21	
Iowa Prison Industries	Signs	\$ 1,056.76	
Keefe Supply Co	Commissary Supplies	\$ 2,654.56	
Kip Ladage	Medical Examiner	\$ 1,102.31	2
Leaf	Copier Lease	\$ 241.46	
Liberty Tire Services LLC	Tire Recycling	\$ 5,589.21	
Mail Services LLC	Postage	\$ 1,386.37	
MercyOne Waverly	Medical Examiner	\$ 462.50	2
Metal Culverts Inc	Culverts	\$ 18,400.89	
Meyer Construction Inc	Building Repair	\$ 56,964.00	

Microbac Laboratories, Inc	Water Tests	\$ 3,824.22	
MidAmerican Energy Co	Utilities	\$ 823.70	2
Mitchell Norton	Safety Boots Reimb.	\$ 100.00	
Occ Health MercyOne Med Group NE	Random DOT Testing	\$ 120.00	
Pitney Bowes Bank Inc	Postage	\$ 1.84	
RC Systems	Building Repair	\$ 95.00	
Riley's Inc	Office Supplies	\$ 189.95	
Roling Ford LLC	Vehicle Maintenance	\$ 186.68	
Sign Solutions USA	Road Sign	\$ 138.00	
Summit Food Service LLC	Inmate Meals	\$ 10,238.37	
US Cellular Corp	Mobile Data	\$ 50.25	
Vanguard Publishing Co LLC	Publications	\$ 1,546.70	
Visa	Business Expenses	\$ 7,122.05	9
Waverly Newspapers Subscriptions	Subscription Dues	\$ 109.00	
Waverly Utilities	Utilities	\$ 4,072.93	3
		\$120,751.19	