

August 18, 2014

The Mahaska County Board of Supervisors met in regular session on the above date at 9:00 a.m. in the third floor conference room of the Mahaska County courthouse. Present were the following board members: Chairman ó Mike Vander Molen; Vice chairman ó Mark Doland and Member ó Greg Gordy. Also present were Duane Nollen, Oskey Herald; Ken Allsup, Oskey News; Charlie Comfort, KBOE; Jason Madison and Eduardo Zamarripa, CRI; Jim Diamond, Craig Fricke, George Black, RPM Access; Brian Knudtson, Mahaska County GIS; Dave Sedivec, Mahaska County Conservation Director; Peggy Wright, Mahaska County Conservation Board; Kim Newendorp, Mahaska County Community Services Director; Heather Gross, Julie Bak, Mid-Iowa Behavioral Health; Deann DeGroot, MCARD; Valinn McReynolds, OADCG Director; Daryl Menninga, Murphy Tractor; Travis McDowell, Zieglar CAT; Dave Shanahan, Mahaska County Engineer; Ed Goemaat, Don VanDonselaar, Mahaska County Secondary Roads; Andrew Jensen, MCDG; Jake Barnes, Alven Meppelink, Jason Vos, Katie Mulder, Pete Fynaardt and Susan Brown, Mahaska County Auditor.

This meeting was filmed by Communications Research Institute of William Penn University.

Chairman Vander Molen opened the meeting at 9:00 a.m. with a moment of silence.

It was moved by Doland seconded by Gordy to approve the agenda for today's meeting. All present voted aye. Motion carried.

It was moved by Doland seconded by Gordy to approve minutes from August 4th and 11th meetings. All present voted aye. Motion carried.

It was moved by Vander Molen seconded by Doland to approve the following ordinance. Vander Molen ó aye; Doland ó aye; Gordy ó aye. Motion carried. It was moved by Vander Molen seconded by Doland to waive 2nd and 3rd readings of the ordinance. Vander Molen ó aye; Doland ó aye; Gordy - aye. Motion carried.

**Mahaska County Ordinance #13
ASSESSMENT OF WIND ENERGY CONVERSION PROPERTY**

BE IT ENACTED by the Board of Supervisors of Mahaska County, Iowa:

1. **PURPOSE.** The purpose of this ordinance is to provide for the special valuation of wind energy conversion property pursuant to Iowa Code Section 427B.26.
2. **DEFINITIONS.** For use in this ordinance, certain terms and words used herein shall be interpreted or defined as follows:
 - a) "Net Acquisition Cost" means the acquired cost of the property including all foundations and installation cost less any excess cost adjustment.

b) "Wind Energy Conversion Property" means the entire wind plant including, but not limited to, a wind charger, windmill, wind turbine, tower and electrical equipment, pad mount transformers, power lines and substation.

3. **AUTHORITY TO ESTABLISH.** The Board of Supervisors is authorized, pursuant to Iowa Code Section 427B.26 to provide by ordinance for special valuation of wind energy conversion property.

4. **ESTABLISHMENT.** Pursuant to Iowa Code Section 427B.26, a special valuation of wind energy conversion property is allowed in lieu of the evaluation assessment provisions in Iowa Code Section 441.21 (8)(b), (c) and (d), and Iowa Code Sections 428.24 to 428.29. The special valuation shall only apply to wind energy conversion property first assessed on or after January 1, 1994, and on or after the effective date of this ordinance.

5. **AMOUNT OF VALUATION.** Wind energy conversion property first assessed on or after the effective date of the ordinance shall be valued by the county assessor for property tax purposes as follows:

- a) For the first assessment year, at zero percent (0%) of the net acquisition cost.
- b) For the second assessment year at five percent (5%) of the net acquisition cost.
- c) For the third through sixth assessment years at a percent of the net acquisition cost which rate increases by five percent (5%) to a total of ten percent (10%) during the third assessment year and an increase of five percent (5%) in each succeeding assessment year which will result in a total of twenty-five percent (25%) in the sixth assessment year.
- d) For the seventh and succeeding assessment years, at thirty percent (30%) of the net acquisition cost.

6. **DECLARATION OF INTENT.** The taxpayer shall file with the county assessor by February 1 of the assessment year in which the wind energy conversion property is first assessed for property tax purposes, a declaration of intent to have the property assessed at the value determined under Section 5 in lieu of the valuation assessment provisions in Iowa Code Section 441.21(8)(b), (c) and (d), and Iowa Code Sections 428.24 to 428.29.

7. **REPEAL OF SPECIAL VALUATION.** If in the opinion of the Board of Supervisors continuation of the special valuation provided under Section 5 ceases to be of benefit to the county, the Board of Supervisors may repeal the ordinance. Property specially valued under Section 5 prior to repeal of the ordinance shall continue to be valued under Section 5 until the end of the nineteenth (19) assessment year following the assessment year in which the property was first assessed.

8. **REPEALER.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

9. **SEVERABILITY CLAUSE.** If any section, provision, or other part of this ordinance shall be adjudged invalid or unconstitutional, said adjudication shall not affect the validity of the ordinance as a whole or any section, provision, or other part thereof not adjudged invalid or unconstitutional.

10. **ADOPTION AND PUBLIC HEARING.** Adoption shall be no less than thirty days after a public hearing on the ordinance is held as required by Iowa Code Section

427B.26(1)(a). Notice of the hearing shall be published in accordance with Iowa Code Section 331.305.

11. EFFECTIVE DATE. After adoption by the Board of Supervisors, this ordinance shall become effective as of the date of publication of the ordinance or publication of a summary thereof as stated in Iowa Code Section 331.302(8).

Adopted this 18th day of August, 2014.

s/Mike Vander Molen, Chairman, Mahaska County Board of Supervisors

s/Mark Doland, Board Member

s/Greg Gordy, Board Member

ATTEST: s/Susan L. Brown, Mahaska County Auditor

A public hearing was set for 9:00 a.m. September 2nd, 2014 in the Courthouse third floor conference room regarding Mahaska County Ordinance #32 Modification of Residential Building Ordinance. Auditor will publish notice.

No Sanitarian report submitted.

Dave Sedivec, Mahaska County Conservation Director, gave monthly report and it was placed on file.

It was moved by Doland seconded by Vander Molen to appoint Ross Nilson to Mahaska County Conservation Board to fill vacancy left by the resignation of Barry Versteegh. Term ends December 31, 2018. All present vote aye. Motion carried.

Deann DeGroot, MCARD, gave monthly report and it was placed on file.

It was moved by Vander Molen seconded by Doland to approve Mahaska County's intention to fund \$7500 from the FY16 Mahaska County budget toward the Roger Brooks community development assessment program that will begin this fall and be ongoing into FY15/16. All present voted aye. Motion carried.

It was moved by Gordy seconded by Doland to approve the following agreement for local public health services with Mahaska Health Partnership. All present voted aye. Motion carried.

AGREEMENT

AGREEMENT MADE and executed this 1st day of July, 2014 by and between the Mahaska County Hospital doing business as Mahaska Health Partnership, acting by and through its duly constituted Board of Trustees (hereinafter referred to as "the hospital"); Mahaska County, Iowa, acting through its duly constituted Board of Supervisors (hereinafter referred to as "the county"); and the Mahaska County, Iowa, Board of Health acting by and through its board (hereinafter referred to as "the board"); as follows:

Whereas, the hospital is a duly organized and operating county hospital, operating under the laws of the State of Iowa, and is desirous of assuming the services imposed upon by the board by statute or administrative rule. Services shall be provided in

compliance with IAC 641-80 and as identified in the grant application. Proposed changes in service shall be based upon identified needs and submitted to the Contractor.

Whereas, the county is desirous of entering into an agreement for the provision of services imposed upon the board by statute or administrative rule. Services shall be provided in compliance with IAC 641-80 and as identified in the grant application. Proposed changes in service shall be based upon identified needs and submitted to the Contractor.

Whereas, the parties understand that this agreement relates to services imposed upon the board by statute or administrative rule. Services shall be provided in compliance with IAC 641-80 and as identified in the grant application proposed changes in service shall be based upon identified needs and submitted to the Contractor.

IT IS THEREFORE AGREED by and between the parties as follows:

1. This agreement shall be effective commencing July 1, 2014, and shall continue until June 30, 2015.
2. The hospital shall assume and perform, in good faith, all services of the board, including those heretofore performed by the board, including such services as are now or may hereafter be imposed upon the board by statute or administrative rule, including, without limitation, those services set for by the and IAC 641-80. The hospital and Board of Health will comply with the Local Public Health Services special and general conditions as well as related documents for the fiscal year the agreement applies. The hospital shall have the right to determine the method and means to most efficiently discharge the services imposed on it by this agreement, subject to the right and duty of the board to review and make recommendations to the hospital's board of trustees and hospital administration. The hospital shall be responsible for final policy, program and agency evaluation.
3. The hospital shall keep all records, reports and memoranda complied in performance of the services set forth in paragraph two (2) herein. They shall make and file all reports in a timely manner as required by statute or administrative rule, or required by the terms and conditions of the grant or other program with the appropriate governmental unit or other authority or agency requiring the same; and shall provide copies of such to the board on a quarterly basis. The hospital shall maintain confidentiality of all medical records.
4. The hospital will continue to provide services to Mahaska County residents without regard to their ability to pay for such services. A sliding fee schedule will be used when appropriate.
5. The county will reimburse the hospital \$150,000 (with the proposed budget of \$90,000 for Public Health services and \$60,000 for Home Care Aide services) contracted and rendered in FY 14/15 for services pursuant to the within agreement. Payments for services provided will be billed monthly to the county by the hospital. In addition, the board agrees to allocate all funds from the Iowa Department to the hospital for services provided pursuant to this agreement to the hospital for services provided pursuant to this agreement to the hospital under the

single county contract also known as the LPHS contract. Any adjustments made to the LPHS contract during the FY by the IDPH will be passed onto the hospital by the county.

6. The hospital shall obtain any necessary licenses, permits, or other authority to perform its duties there under and shall furnish proof thereof at the request of the board.
7. The BOH is responsible for assuring compliance by the hospital with the requirements for Iowa Administrative Code 641. Chapter 80.
8. This agreement can be terminated only upon written notice to be served 90 prior to the end of each contract period.
9. Upon termination of this agreement the hospital shall forthwith deliver to the board all records in its possession relative to the duties carried out by the hospital pursuant to this agreement.
10. If the notice of termination is not given pursuant to paragraph thirteen, this agreement shall automatically renew at the end of each contract period for an additional one-year term. An addendum which includes the LPHS contract face sheet attachment represents the Local Public Health Services Grant awarded for FY 14/15.
11. This agreement shall be amended only by a written agreement executed by all parties.
12. All notices which may need to be served herein shall be sent by regular mail to Jay Christensen, on behalf of the hospital, and to the County Board of Supervisors, on behalf of the County.

s/Jay Christensen, Mahaska Health Partnership, CEO Date: July 8, 2014
s/ Greg Gordy, Mahaska County Board of Supervisors, Chair Date: August 8, 2014
s/ David Dixon, Chairman, Mahaska County Board of Health Date:

It was moved by Vander Molen seconded by Doland to add Andrew Jenchel as full-time clerk in the Assessor's office effective August 11, 2014. Starting salary will be \$28,209.94 for 1st 60 days and \$33,188.16 thereafter. All present voted aye. Motion carried.

It was moved by Vander Molen seconded by Doland to add Kim Newendorp to payroll as full-time Community Services Director effective August 18, 2014 at a rate of \$15.50 per hour. All present voted aye. Motion carried.

Corrective Quit Claim Deed was tabled. County Engineer will review.

It was moved by Doland seconded by Gordy to contribute additional funds in the amount of \$8,569.17 to the AHEAD Regional Housing Trust Fund this fiscal year. Re-evaluation will be done at budget time. Additional funding will maximize the grant available to the region as for every \$1 of commitment, the grant returns \$4. All present voted aye. Motion carried.

Resolution #2014-07-15
RESOLUTION OF FINANCIAL COMMITMENT

WHEREAS, Mahaska County, Iowa is a participating jurisdiction in the AHEAD Regional Housing Trust Fund (RHTF): and

WHEREAS, the Mahaska County Board of Supervisors supports the programs and services of the AHEAD Regional Housing Trust Fund (RHTF).

NOW, THEREFORE BE IT RESOLVED, to support the on-going efforts of the AHEAD RHTF Mahaska County, Iowa has fully committed up to an additional \$8,569.17 as local match to the AHEAD RHTF upon its FY2015 funding by the State Housing Trust Fund/Iowa Finance Authority.

Adopted this 18th day of August, 2014.

Mahaska County Board of Supervisors

s/Michael Vander Molen, Chairperson

s/Mark Doland, Supervisor

s/Greg Gordy, Supervisor

ATTEST: s/Susan L. Brown, County Auditor

It was moved by Vander Molen seconded by Doland that Mahaska County hire a full time Information Technology Director. All present voted aye. Motion carried. It was moved by Vander Molen seconded by Doland to appoint committee of Brian Knudtson, Don DeKock, Sue Brown, and Mark Doland to write up job description, post job description, select applicants and conduct interviews. All present voted aye. Motion carried.

Two wheel loader bids were opened. Murphy Tractor & Equipment: 2014 John Deere 644K wheel loader. \$230,500 less \$34,500 trade in 1985 CAT 950B ó total cost \$196,000. Ziegler CAT: 2014 CAT 950K wheel loader. \$238,642 less \$35,000 trade in ó total cost \$203,642. It was moved by Vander Molen seconded by Doland to purchase John Deere machine. All present voted aye. Motion carried

Discussion held with county engineer and nearby citizens concerning opening right of way at 238th St and Kirby Ave and the temporary easement needed to move forward.

Committee reports: Vander Molen reported Oskaloosa Area Chamber and Development Group had hired new director and introduced Valinn McReynolds.

It was moved by Vander Molen seconded by Doland to proceed with trade of 1985 CAT 950B wheel loader in purchase of John Deere 644K wheel loader approved earlier in meeting. All present voted aye. Motion carried.

No public comments.

It was moved by Doland seconded by Gordy to adjourn. All present voted aye. Motion carried.

Attest: _____
Susan L. Brown
Mahaska County Auditor

Michael Vander Molen
Mahaska County Board of Supervisors

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