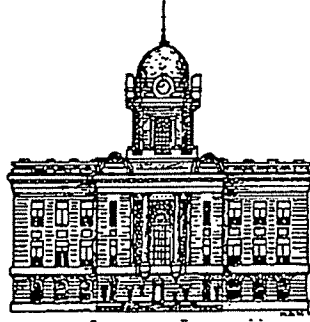


Jasper County, Iowa

Joe Brock

Denny Carpenter

Dennis Stevenson



Board of Supervisors

Courthouse

PO Box 944

Newton IA 50208

Phone 641-792-7016

Fax 641-792-1053

JASPER COUNTY BOARD OF SUPERVISORS AGENDA

www.co.jasper.ia.us

November 1, 2016

9:30 a.m.

- Item 1 Human Resources – Dennis Simon**
 - a) New Position Resolution for Seasonal Position for Maintenance
 - b) Employee Hiring Resolution for ICIS Region Mental Health Service Coordinator

- Item 2 Ground Lease with US Cellular for Tower on Armory Property**
 - a) Approve Ground Lease with US Cellular
 - b) Approve US Cellular Site Plan & Location

- Item 3 Approval of Board of Supervisors minutes for 10/25/16**

- Item 4 Board Appointments**

PUBLIC INPUT & COMMENTS

Resolution 16-

WHEREAS, The Jasper County Building Maintenance Department has the need for and has requested that the Jasper County Board of Supervisors create a seasonal position for temporary part-time snow removal.

NOW, THEREFORE BE IT RESOLVED that the Jasper County Board of Supervisors shall create the seasonal position for temporary part-time snow removal.

A hiring resolution will be presented to the Board of Supervisors to fill the positions and set the level of pay.

Resolution adopted this 1st day of November, 2016.

Denny Stevenson, Chairman

Attest:

Dennis Parrott, Auditor

RECORDED IN BOARD OF SUPERVISORS MINUTES

BOOK 21

11/01/2016

PAGE

Resolution 16-

WHEREAS, a position vacancy has been approved for the following appointment by the Board of Supervisors through the Personnel Requisition Process.

NOW, THEREFORE BE IT RESOLVED that the Board of Supervisors approves and certifies the following appointment to the Auditor for payroll implementation:

<u>DEPARTMENT</u>	<u>POSITION</u>	<u>EMPLOYEE</u>	<u>PAY RATE</u>	<u>RANGE/STEP</u>	<u>EFFECTIVE DATE</u>
ICIS Region Mental Health	Service Coordinator	Jarica White	\$17.05	Hire-In Non-progressive Scale	11/14/16

Resolution adopted this 1st day of November, 2016

Denny Stevenson, Chairman

Attest:

Dennis Parrott, Auditor

RECORDED IN BOARD OF SUPERVISORS MINUTES
BOOK 21 11/01/16 PAGE

Site Name: Newton HS

Site Number: 760937

GROUND LEASE

This Ground Lease ("Lease") is made and entered into by and between The County of Jasper, having an address at 101 1st Street N, Newton, Iowa 50208, hereinafter referred to as "Landlord," and USCOC of Greater Iowa, LLC, a Delaware limited liability company, having an address at Attention: Lease Administration, 8410 West Bryn Mawr Avenue, Chicago, Illinois 60631, hereinafter referred to as "Tenant."

WHEREAS, Landlord is the fee owner of property with an address of 1030 W 2nd Street S located in the City of, Newton, County of, Jasper, State of Iowa legally described in Exhibit A attached hereto and incorporated by reference (the "Landlord's Parcel").

WHEREAS, Tenant desires to occupy, and Landlord is willing to provide Tenant such Premises (as hereinafter defined) on the Landlord's Parcel for Tenant's use, as set forth in this Lease.

NOW THEREFORE, in consideration of the mutual promises, conditions, and other good and valuable consideration of the parties hereto, it is covenanted and agreed as follows:

1. Option to Lease.

- a. Landlord hereby grants to Tenant an option (the "Option") to lease from Landlord the following described parcel (the "Leasehold Parcel"):

Approximate dimensions: 40' x 40'

Approximate square footage: 1600 square footage

Legal descriptions of the Landlord's Parcel and the Tenant's Premises are attached hereto as Exhibit A and a Site Plan of the Leasehold Parcel is attached to the lease as Exhibit B.

- b. During the Initial Option Term (as hereinafter defined) and any Extended Option Term (as hereinafter defined), and during the Initial Term (as hereinafter defined) and any Renewal Term (as hereinafter defined) of this Lease, Tenant and its agents, engineers, surveyors and other representatives will have the right to enter upon the Leasehold Parcel to inspect, examine, conduct soil borings, drainage testing, material sampling, and other geological or engineering tests or studies of the Leasehold Parcel (collectively the "Tests"), to apply for and obtain licenses, permits, approvals, or other relief required of or deemed necessary or appropriate at Tenant's sole discretion for its use of the Premises (as hereinafter defined) and include without limitation applications for zoning variances, zoning ordinances, amendments, special use permits, and construction permits (collectively referred to as "Governmental Approvals"), and otherwise to do those things on or off the Leasehold Parcel that, in the opinion of Tenant, are necessary in Tenant's sole discretion to determine the physical condition of the Leasehold Parcel, the environmental history of the Leasehold Parcel, Landlord's title to the Leasehold Parcel, and the feasibility or suitability of the Leasehold Parcel for Tenant's Permitted Use (as hereinafter defined), all at Tenant's expense. Tenant will not be liable to Landlord or any third party on account of any pre-existing defect

or condition on or with respect to the Leasehold Parcel, whether or not such defect or condition is disclosed by Tenant's inspection.

- c. In consideration of Landlord granting Tenant the Option, Tenant hereby agrees to pay Landlord the sum of Seven Hundred and 00/100 dollars (\$700.00) within fifteen (15) days of full execution of this Lease by Landlord and Tenant. The Option will be for an initial term of eighteen (18) months (the "Initial Option Term") and may be renewed by Tenant, at the election of Tenant, for an additional six (6) months ("Extended Option Term") upon written notification to Landlord and the payment of an additional Seven Hundred and 00/100 dollars (\$700.00) no later than fifteen (15) days prior to the expiration date of the Initial Option Term. Landlord shall provide a complete and accurate IRS form W9 to Tenant for the Payee of the Option sum prior to payment thereof.
 - d. During the Initial Option Term and during the Extended Option Term, if any, as the case may be, Tenant may exercise the Option by notifying Landlord in writing at any time prior to the expiration of the Initial Option Term and the Extended Option Term, if any, as the case may be. If Tenant exercises the Option, then Landlord shall lease the Leasehold Parcel to the Tenant on, and subject to, the terms and conditions of this Lease.
2. Grant of Easements. Landlord hereby grants to Tenant an access easement thirty (30) feet in width from the Leasehold Parcel to the nearest accessible public right-of-way (the "Access Easement") and a utility easement ten (10) feet in width to the nearest suitable utility company-approved service connection points (the "Utility Easement"); the Access Easement and the Utility Easement are collectively referred to herein as the "Easements"; the lands underlying the Access Easement and the Utility Easement are collectively referred to herein as the "Easement Parcels," which Easement Parcels are further described in Exhibits "A" & "B" attached hereto and incorporated herein). The Easements granted herein shall include, but not be limited to,
- a. The right to clear vegetation, cut timber, and move earthen materials upon the Easement Parcels,
 - b. The right to improve an access road within the Access Easement Parcel,
 - c. The right to place use, repair, replace, modify and upgrade utility lines and related infrastructure and equipment within the Utility Easement Parcel,
 - d. The right to enter and temporarily rest upon Landlord's adjacent lands for the purposes of
 - (i) Installing, repairing, replacing and removing the Improvements (as defined below) and any other personal property of Tenant from the Leasehold Parcel and
 - (ii) Improving the Easement Parcels, including the right to bring in and use all necessary tools and machinery, and
 - e. The right of pedestrian and vehicular ingress and egress to and from the Leasehold Parcel at any time over and upon the Access Easement Parcel. The Leasehold Parcel and the Easement Parcels are collectively referred to herein as the "Premises."

Landlord agrees to make such additional direct grants of easement, such grants not to be unreasonably withheld, conditioned or delayed, as Tenant may request in order to further the purposes for which Tenant has been granted the easements set forth in this Section 2.

3. Use of the Premises. Tenant shall be entitled to use the Premises to construct, operate, modify as necessary, and maintain thereon a communications antenna tower (including aviation hazard lights when required), an access road, one or more equipment buildings, back-up power devices and a security fence, together with all necessary lines, anchors, connections, devices, legally required signage and equipment for the transmission, reception, encryption, and translation of voice and data signals by means of radio frequency energy and landline carriage (collectively, the "Improvements"); Tenant's use described in this Section 3 is hereinafter referred to as the ("Permitted Use"). Tenant shall have unlimited access to the Premises 24 hours per day, 7 days a week.
4. Term of Lease. In the event Tenant, in Tenant's sole discretion, exercises the Option, the initial Lease term will be five (5) years (the "Initial Term"), commencing upon the Commencement Date (as hereinafter defined) and terminating at midnight on the day in which the fifth (5th) anniversary of the Commencement Date falls.
5. Option to Renew. The Initial Term of this Lease shall automatically extend for up to five (5) additional terms of five (5) years each (each, a "Renewal Term"), upon a continuation of all the same provisions hereof, unless Tenant gives Landlord written notice of Tenant's intention to terminate the Lease at least sixty (60) days before the expiration of the Initial Term or any Renewal Term.
6. Option to Terminate. Tenant shall have the unilateral right to terminate this Lease at any time by giving Landlord written notice of the date of such termination ("Termination Date"). The Indemnification obligations of each party contained in Section 12 and Tenant's requirement to remove improvements as provided in Section 20 shall survive termination of the Lease.
7. Base Rent. Commencing on the date that Tenant commences construction (the "Commencement Date"), Tenant shall pay Base Rent to Landlord in the amount of Seven Hundred and 00/100 dollars (\$700.00) per month, the first payment of which shall be due within thirty (30) days of the Commencement Date, and installments thereafter on the first day of each calendar month, provided that Landlord shall submit to Tenant a complete and accurate IRS form W9 prior to Tenant's first payment of Rent. Landlord shall specify the name, address, and taxpayer identification number of a sole payee (or maximum two joint payees) who shall receive Rent on behalf of the Landlord. Rent will be prorated for any partial month. Any change to the Payee must be requested in accordance with the Notice provision herein, and a new IRS form W9 must be supplied prior to payment by Tenant to the new Payee.
8. Adjusted Rent. At the beginning of each Renewal Term throughout the duration of the Lease as renewed and extended, the Rent shall be increased by ten (10%) percent over the previous term's Rent.
9. Utilities. Tenant shall solely and independently be responsible for all costs of providing utilities to the Premises, including the separate metering, billing, and payment of utility

services consumed by Tenant's operations. The word "utilities" shall mean any service that is necessary for the Tenant to conduct its operations on the Premises and "utility services" shall mean any provider who provides utility services or utility related infrastructure so that the Tenant can conduct its Permitted Use on the Premises.

10. Property Taxes. Landlord shall pay prior to delinquency any real estate taxes attributable to Landlord's Parcel. Tenant shall pay prior to delinquency any personal property taxes levied against Tenant's Improvements. Tenant shall pay to Landlord upon Landlord's demand, any increase in real property taxes levied against Landlord's Parcel which is attributable to Tenant's use or Improvements, provided that Landlord agrees to furnish reasonable documentation of such increase to Tenant. Furthermore, Landlord agrees to give timely notice to Tenant in the event it is notified of an assessment valuation change, or a change in property status. Landlord agrees that Tenant shall have the right to appeal any such change in status or any increase in real estate assessment for the Leasehold Parcel or Tenant's Improvements, and Landlord will reasonably cooperate, but at no cost to Landlord, with any such appeal by Tenant. Tenant shall only be responsible for property tax reimbursements requested by Landlord within one (1) year of payment of such property taxes by Landlord. Landlord's requests to Tenant for reimbursement of such property taxes should be addressed to:

U. S. Cellular
P.O. Box 31369
Chicago, IL 60631-0369

In order to ensure that Tenant's leasehold interest is not extinguished in the event that the real property taxes related to Landlord's Parcel become delinquent, Tenant shall have the right, but not the obligation, to pay delinquent real property taxes related to Landlord's Parcel. Tenant shall be entitled to take a credit against the Rent under this lease for any such taxes paid by Tenant that exceed Tenant's proportionate share thereof.

11. Repairs and Maintenance. Tenant shall be responsible for all repairs and maintenance of the Improvements, including, if applicable, snow removal if Tenant has exclusive control over its access road, and may at its own expense alter or modify the Improvements to suit its needs consistent with the intended use of the Premises. Landlord will maintain the areas surrounding Tenant's Premises. Landlord's maintenance shall include, but is not limited to, if applicable, to snow removal if all of part of Access Easement is shared between the parties.
12. Mutual Indemnification.
- a. To the extent permitted by law, Tenant agrees to defend, indemnify and save harmless Landlord from and against all claims, losses, costs, expenses, or damages from a third party, arising from
- (i) The negligence or willful misconduct of Tenant, or its agents, employees, or contractors; or
 - (ii) Any material breach by Tenant of any provision of this Lease. This indemnity and hold harmless agreement will include indemnity against all reasonable costs, expenses, and liabilities incurred in or in connection with

any such claim, and the defense thereof. Notwithstanding the foregoing, Tenant will have no liability to Landlord to the extent any claims, losses, costs, expenses, or damages arise out of or result from any act, omission, or negligence of Landlord, or of Landlord's agents, employees or contractors.

- b. To the extent permitted by law, Landlord agrees to defend, indemnify and save harmless Tenant from and against all claims, losses, costs, expenses, or damages from a third party, arising from
 - (i) The negligence or willful misconduct of Landlord or its agents, employees, or contractors; or
 - (ii) Any material breach by Landlord of any provision of this Lease. This indemnity and hold harmless agreement will include indemnity against all reasonable costs, expenses, and liabilities incurred in or in connection with any such claim, and the defense thereof. Notwithstanding the foregoing, Landlord will have no liability to Tenant to the extent any claims, losses, costs, expenses, or damages arise out of or result from any act, omission, or negligence of Tenant, or of Tenant's, agents, employees or contractors.

13. Insurance.

- a. Tenant shall maintain commercial general liability insurance insuring against liability for bodily injury, death or damage to personal property with combined single limits of One Million and No/100 Dollars (\$1,000,000). In addition, Tenant shall maintain worker's compensation in statutory amounts, employer's liability insurance with combined single limits of One Million and No/100 Dollars (\$1,000,000); automobile liability insurance insuring against claims for bodily injury or property damage with combined single limits of One Million and No/100 Dollars (\$1,000,000); and all risk property insurance covering all personal property of Tenant for full replacement value. Tenant shall provide Landlord with evidence of such insurance in the form of a certificate of insurance prior to obtaining occupancy of the Premises and throughout the term of this Lease or any Renewal Term.
- b. Landlord shall maintain general liability insurance insuring against liability for bodily injury, death or damage to personal property with combined single limits of One Million and No/100 Dollars (\$1,000,000). In addition, to the extent required by law, Landlord shall maintain worker's compensation in statutory amounts and employer's liability insurance with combined single limits of One Million and No/100 Dollars (\$1,000,000). Landlord shall provide Tenant with evidence of such insurance in the form of a certificate of insurance prior to Tenant obtaining occupancy and throughout the term of this Lease or any Renewal Term.

14. Default. Tenant shall be in default of this Lease if Tenant fails to make a payment of rent when due and such failure continues for fifteen (15) days after Landlord notifies Tenant in writing of such failure. If Landlord or Tenant fails to comply with any non-monetary provision of this Lease, the other party shall serve written notice of such failure upon the defaulting party, whereupon a grace period of thirty (30) days shall commence to run during which the defaulting party shall undertake and diligently pursue a cure of such

failure at its sole cost and expense. Such grace period shall automatically be extended for an additional thirty (30) days, provided the defaulting party makes a good faith showing that efforts toward a cure are continuing.

15. Compliance with Laws. Tenant shall, at Tenant's cost and expense, comply with all federal, state, county or local laws, rules, regulations and ordinances now or hereafter enacted by any governmental authority or administrative agency having jurisdiction over the Premises and Tenant's operations thereupon.
16. Assignment of Lease by Tenant. This Lease shall be freely assignable by the Tenant to any other party without the necessity of obtaining Landlord's consent. Tenant's right to effect an outright transfer of the Lease, and the right of any collateral assignee to seize the Premises as defaulted security, is subject only to the limitation that the Premises shall be used for the purposes permitted herein. Tenant shall notify Landlord in writing of the name and address of any assignee or collateral assignee.
17. Subleasing. Tenant shall have the unreserved and unqualified right to sublet or license all or any portion of the Premises to subtenants without the necessity of obtaining Landlord's consent.
18. Right of First Refusal. Tenant (or its successor in interest, assignee or designee) shall have a right of first refusal ("Right of First Refusal") to purchase (a) all or any part of the fee ownership of the Premises; (b) any easement rights in or over all or any part of the Premises; (c) all or any part of Landlord's interest in or rights under this Lease, including, without limitation, the right to collect rents, or (d) any other legally recognizable interest in the Premises that Landlord make seek to transfer (each, "Landlord's Interest") whenever Landlord receives a bona fide offer from an unrelated third party to purchase, directly or indirectly, all or any part of Landlord's Interest that Landlord desires to accept ("Offer"). If the Offer is part of a larger transaction, including, without limitation, involving Landlord's Parcel, equity of Landlord or a larger package of assets which includes the Landlord's Interest, Landlord shall make a good faith estimate of the portion of such larger offer price attributable to the Landlord's Interest and provide that price to Tenant. Prior to accepting such Offer, Landlord shall give Tenant a copy of the Offer and other relevant documents, including the price and the terms and conditions upon which Landlord proposes to transfer Landlord's Interest (collectively, the "Right of First Refusal Notice"). Tenant shall have forty-five (45) days from the receipt of such notice to agree to purchase Landlord's Interest for the price and upon the terms and conditions specified in the Offer ("Tenant Approval Period").

If Tenant elects to so purchase Landlord's Interest, Tenant shall give to Landlord written notice thereof within said Tenant Approval Period ("Acceptance Notice"). If Tenant delivers an Acceptance Notice as provided herein, then Landlord and Tenant shall enter into a mutually acceptable purchase and sale agreement pertaining to such Landlord's Interest (the "Purchase and Sale Agreement"), reflecting the terms of the Offer, as well as other customary covenants, representations and warranties contained in purchase and sale agreements for similar acquisitions in the metropolitan area in which the Premises is located. The parties agree to act reasonably and cooperatively in negotiating, executing and delivering the Purchase and Sale Agreement. Except as otherwise specified in the Offer, at

the closing for the sale of all or any part of the Premises, Landlord shall deliver to Tenant a special warranty deed (or local equivalent), sufficient to convey to Tenant fee simple title. In the case of an assignment of the Lease or the grant of an easement, Landlord shall instead deliver to Tenant a customary assignment of the Lease or a customary easement.

If Tenant does not exercise the Right of First Refusal during the Tenant Approval Period, then Landlord may proceed to transfer Landlord's Interest upon the same terms and conditions set forth in the Offer; provided such transfer occurs within three (3) months following the end of the Tenant Approval Period, the transfer is made in accordance with all the other terms and conditions of this Lease, and such purchaser assumes the obligations of Landlord under this Lease including, without limitation, this Right of First Refusal which shall be an ongoing Right of First Refusal during the lease term. If Landlord has not transferred Landlord's Interest within such three (3) month period, or in the event any terms or conditions of the proposed deal change from the terms and conditions provided in the initial Right of First Refusal Notice, then Landlord shall not thereafter transfer Landlord's Interest to an unrelated third party without first renewing the Right of First Refusal Notice to Tenant in the manner provided above. Tenant's failure to exercise its Right of First Refusal or its express waiver of its Right of First Refusal in any instance shall not be deemed a waiver of Tenant's Right of First Refusal for subsequent instances when Landlord proposes to transfer Landlord's Interest to an unrelated third party during the lease term. Notwithstanding the foregoing, Landlord's right to sell all or any part of the Premises to a third party shall not be encumbered or restricted, except to the extent set forth in this Section.

19. Execution of Other Instruments. Landlord agrees to execute, acknowledge, and deliver to Tenant such other instruments respecting the Premises as Tenant or Tenant's lender may reasonably request from time to time. Such instruments may include, but are not limited to, a memorandum of lease that may be recorded in the appropriate local land records. Landlord also agrees to cooperate with Tenant's efforts to obtain all private and public consents related to Tenant's use of the Premises.
20. Removal of Improvements. The Improvements are agreed to be Tenant's personal property and shall never be considered fixtures to the Premises. Tenant shall at all times be authorized to remove the Improvements from the Premises. Upon the expiration or earlier termination of this Lease, Tenant shall remove the above ground improvements from the Premises. Tenant shall be entitled to abandon, in place, all footings, foundations and other below ground improvements.
21. Quiet Enjoyment. Landlord covenants that Tenant shall have quiet and peaceable possession of the Premises throughout the Initial Lease Term and any Renewal Term, if any, as the case may be, and that Landlord will not intentionally disturb Tenant's enjoyment thereof as long as Tenant is not in default under this Lease.
22. Subordination and Non-Disturbance. Tenant agrees to subordinate this Lease to any mortgage or trust deed which may hereafter be placed on the Premises, provided the mortgagee or trustee thereunder shall ensure to Tenant the right to possession of the Premises and other rights granted to Tenant herein so long as Tenant is not in default beyond any applicable grace or cure period, such assurance to be in writing and otherwise

in form and substance reasonably satisfactory to Tenant. If requested by Tenant, Landlord agrees to use Landlord's best efforts to assist Tenant in obtaining from any holder of a security interest in Landlord's Parcel a non-disturbance agreement in form and substance reasonably satisfactory to Tenant.

- 23. Environmental Warranty. Landlord hereby represents and warrants to Tenant that Landlord has never generated, stored, handled, or disposed of any hazardous waste or hazardous substance upon the Premises, and that Landlord has no knowledge of such uses historically having been made of the Premises or such substances historically having been introduced thereon.
- 24. Notices. Any notice, request or demand required or permitted to be given pursuant to this Lease shall be in writing and shall be deemed sufficiently given if delivered by messenger at the address of the intended recipient, sent prepaid by Federal Express (or a comparable guaranteed overnight deliver service), or deposited in the United States first class mail (registered or certified, postage prepaid, with return receipt requested), addressed to the intended recipient at the address set forth below or at such other address as the intended recipient may have specified by written notice to the sender in accordance with the requirements of this paragraph. Any such notice, request, or demand so given shall be deemed given on the day it is delivered by messenger at the specified address, on the day after deposit with Federal Express (or a comparable overnight delivery service), or on the day that is five (5) days after deposit in the United States mail, as the case may be.

TENANT: USCOC of Greater Iowa, LLC
Attention: Lease Administration
8410 West Bryn Mawr Avenue
Chicago, Illinois 60631
Phone: 1-866-573-4544

LANDLORD: The County of Jasper
101 1st Street N
Newton, Iowa 50208
Phone: 641-792-7016

- 25. Contingencies. Tenant shall have the right to terminate this Lease upon written notice to Landlord, relieving both parties of all further obligations hereunder, if Tenant, acting reasonably and in good faith, shall be unable to obtain any or all licenses or permits required to construct its intended improvements upon the Premises or conduct Tenant's business at the Premises at any time during the Term; if Tenant's technical reports fails to establish to Tenant's satisfaction that the Premises are capable of being suitably engineered to accomplish Tenant's intended use of the Premises; if the Premises are taken by eminent domain by a governmental entity or a title commitment or report obtained by Tenant with respect to the Premises shows as exceptions any encumbrances or restrictions which would, in Tenant's opinion, interfere with Tenant's intended use of the Premises.

26. Attorneys' Fees. In any action on this Lease at law or in equity, the prevailing party shall be entitled to recover from the other party the reasonable costs incurred by such party in such action, including reasonable attorneys' fees and costs of appeal.
27. Governing Law. This Lease will be governed by and construed in accordance with the laws of the State in which the Premises is located.
28. Binding Effect. All of the covenants, conditions, and provisions of this Lease shall inure to the benefit of and be binding upon the parties hereto and their respective successors and assigns. Also, that Landlord is duly authorized and empowered to enter into this Lease; and that the person executing this Lease on behalf of the Landlord warrants himself to be duly authorized to bind the Landlord hereto.
29. Entire Agreement; Waiver. This Lease constitutes the entire agreement of the parties, and may not be modified except in writing signed by the party against whom such modification is sought to be enforced. No waiver at any time of any of the provisions of the Lease will be effective unless in writing. A waiver on one occasion will not be deemed to be a waiver at any subsequent time.
30. Modifications. This Lease may not be modified, except in writing signed by both parties.
31. Recording. Each party, on request of the other, agrees to execute a short form lease in recordable form and complying with applicable laws and reasonably satisfactory to both parties, which will be recorded in the appropriate public records.
32. Headings. The section headings throughout this instrument are for convenience and reference only, and are not to be used to explain, modify, amplify or aid in the interpretation, construction or meaning of the provisions of this Lease.
33. Invalidity of Particular Provision. If any term or provision of this Lease, or the application of such term or provision to any person or circumstance, to any extent, is invalid or unenforceable, the remainder of this Lease, or the application of such term or provision to persons or circumstances other than those as to which it is invalid or unenforceable, will not be affected and each term and provision of this Lease will be valid and be enforced to the fullest extent permitted by law.
34. Remedies. The parties shall be entitled to the application of all appropriate remedies available to them under state and federal law in the enforcement of this Lease.
35. Errors and Omissions. Landlord and Tenant agree as part of the basis of their bargain for this Ground Lease to cooperate fully in executing any and all documents (including amendments to this Ground Lease) necessary to correct any factual or legal errors, omissions, or mistakes, and to take any and all additional action, that may be necessary or appropriate to give full force and effect to the terms and intent of this Ground Lease.
36. Non-Binding Until Full Execution. Both parties agree that this Lease is not binding on both parties until both parties execute the Lease.
37. Electronic Reproductions. The Parties agree that a scanned or electronically reproduced copy of image of this Lease, as executed, shall be deemed an original and may be introduced or submitted in any action or proceeding as competent evidence of such

Site Name: Newton HS

Site Number: 760937

agreement, notwithstanding the failure or inability of either party to produce or tender an original executed counterpart.

[END OF LEASE - SIGNATURE PAGE FOLLOWS]

SIGNATURE PAGE

IN WITNESS WHEREOF, the parties hereto bind themselves to this Ground Lease as of the date of full execution of this Ground Lease.

LANDLORD: The County of Jasper

TENANT: USCOC of Greater Iowa, LLC

By: _____

By: _____

Printed: _____

Printed: _____

Title: _____

Title: Vice President

Date: _____

Date: _____

STATE OF _____)
)
COUNTY OF _____)

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that _____ (and) _____, known to me to be the same person(s) whose name(s) (is) (are) subscribed to the foregoing Ground Lease, appeared before me this day in person and (severally)acknowledged that (he) (she) (they) signed the said Lease as (his) (her) (their) free and voluntary act for the uses and purposes therein stated.

Given under my hand and seal this ____ day of _____, 20____.

Notary Public

My commission expires _____

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that _____, Vice President, for _____, known to me to be the same person whose name is subscribed to the foregoing Ground Lease, appeared before me this day in person and acknowledged that, pursuant to his authority, he signed the said Lease as his free and voluntary act on behalf of the named Tenant, for the uses and purposes therein stated.

Given under my hand and seal this ____ day of _____, 20____.

Notary Public

My commission expires _____

Exhibit A

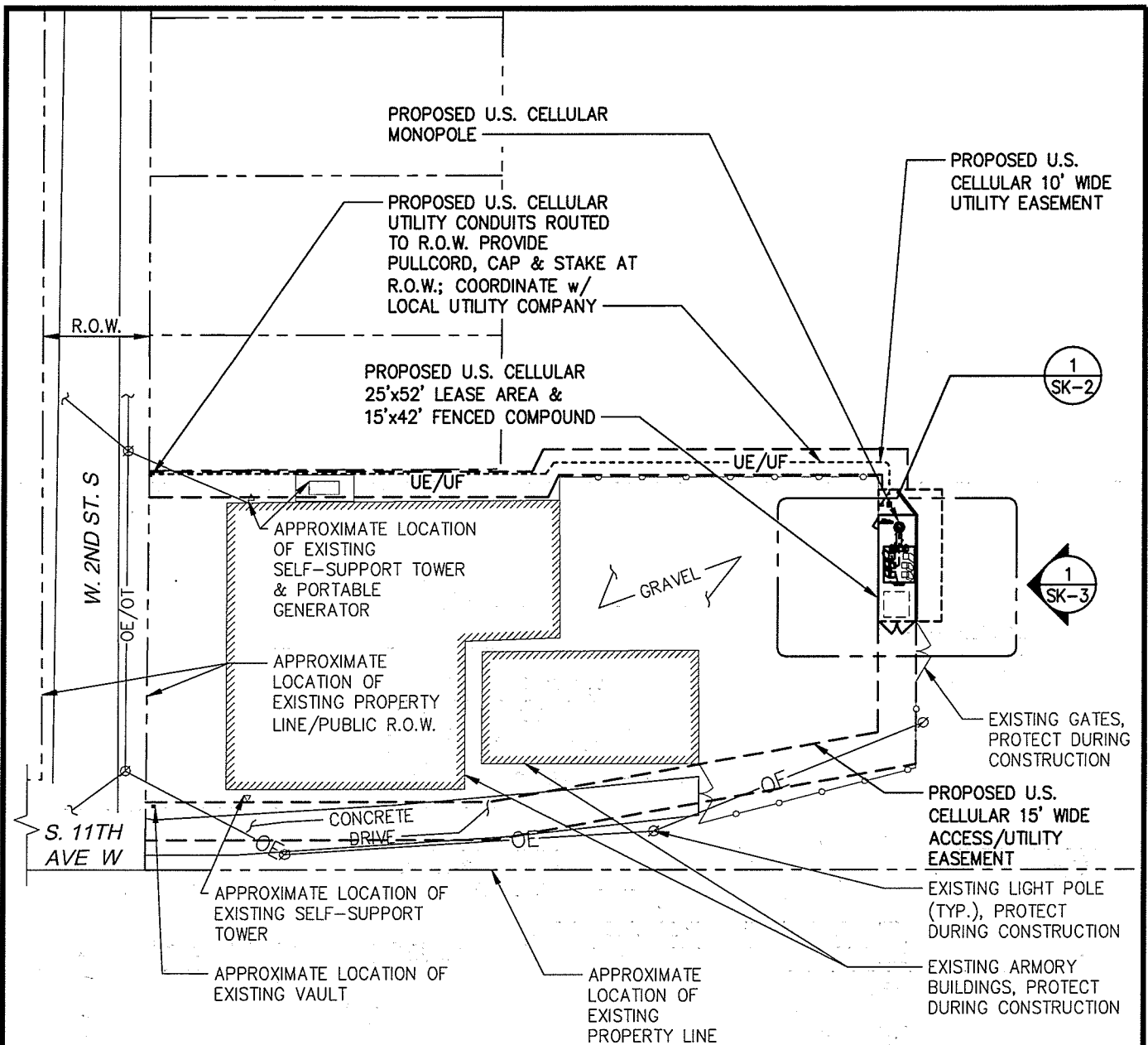
Legal Descriptions

A survey will be done to complete this page

Exhibit B

Site Plan

A survey will be done to complete this page



1 PARTIAL SITE PLAN

SCALE: 1"=60'

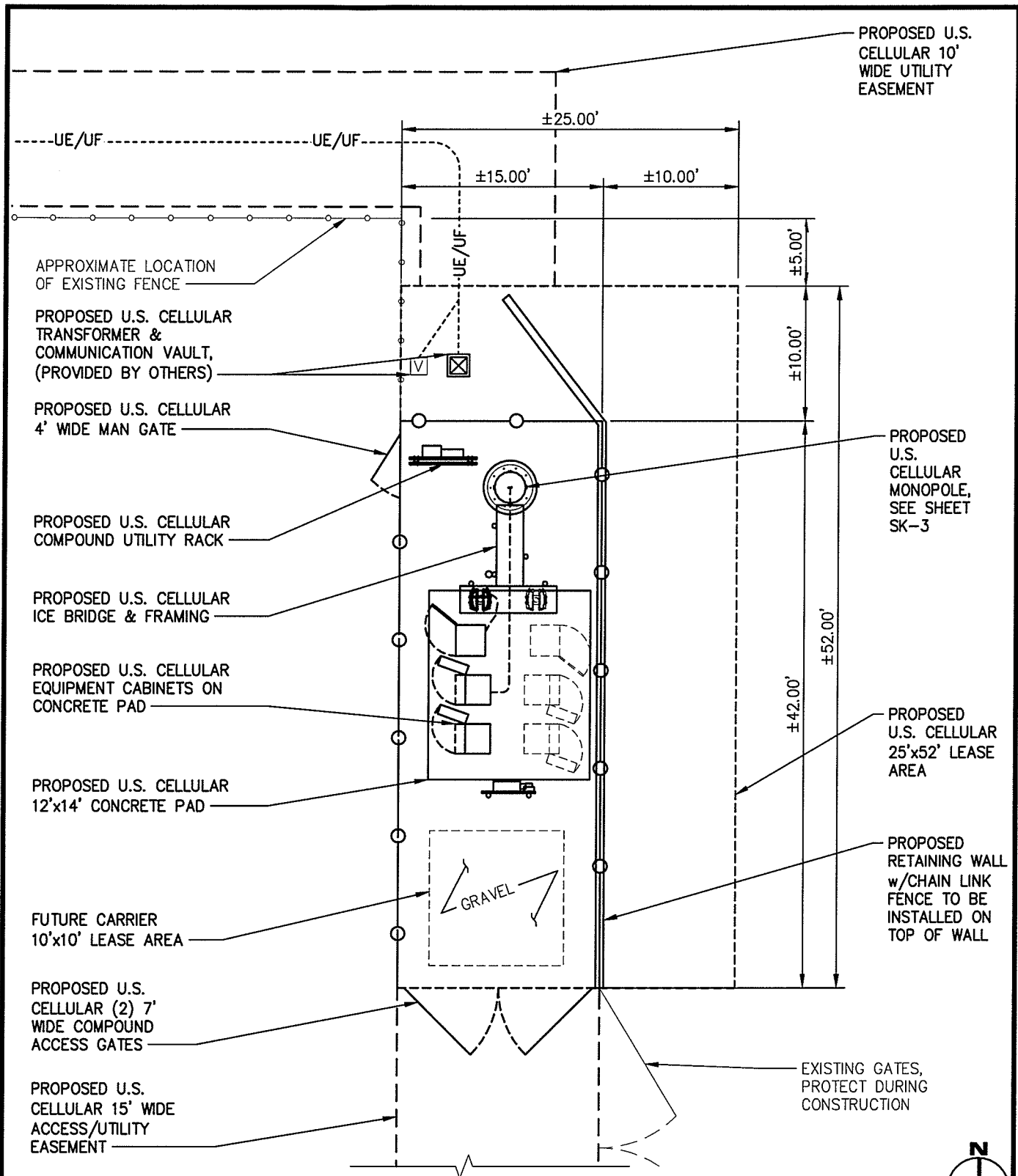
NOTES:

1. THIS EXHIBIT MAY BE REPLACED BY A LAND SURVEY OF THE PREMISES ONCE IT IS RECEIVED BY LESSEE.
2. SETBACK OF THE PREMISES FROM THE LAND'S BOUNDARIES SHALL BE THE DISTANCE REQUIRED BY THE APPLICABLE GOVERNMENTAL AUTHORITIES.
3. WIDTH OF ACCESS ROAD SHALL BE THE WIDTH REQUIRED BY THE APPLICABLE GOVERNMENTAL AUTHORITIES, INCLUDING POLICE AND FIRE DEPARTMENTS.
4. THE TYPE, NUMBER AND MOUNTING POSITIONS AND LOCATIONS OF ANTENNAS AND TRANSMISSION LINES ARE ILLUSTRATIVE ONLY. ACTUAL TYPES, NUMBERS, MOUNTING POSITIONS MAY VARY FROM WHAT IS SHOWN ABOVE.
5. EQUIPMENT LAYOUT IS APPROXIMATE. EQUIPMENT INSTALLATION CONTRACTOR IS TO PLACE EQUIPMENT TO ALLOW MINIMUM PROPER REQUIRED ACCESS.
6. OWNER: COUNTY OF JASPER CONTACT: DENNIS PARROTT (641) 792-7016



GPS COORDINATES	LATITUDE: N41° 41' 25.50"	LONGITUDE: W93° 03' 13.4"	ELEVATION AT GRADE: 854'
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<p>U.S. Cellular 12020 RIDGEMONT DRIVE URBANDALE, IA 50323</p>	<p>PBM Wireless Services <i>Think outside the triangle.</i></p>	U.S. CELLULAR - NEWTON HS		PROJECT NO. 16-06-56 NEWTON HS 760937 SHEET NO. SK-1	
		1030 W. 2ND STREET S NEWTON, IA 50208			
		DATE	10/12/16		SCALE
DRAWN	JMG	FIELD BOOK	N / A		
APPROVED	JMD	REVISION	A		



1 COMPOUND PLAN

SCALE: 1" = 10'

U.S. Cellular
12020 RIDGEMONT DRIVE
URBANDALE, IA 50323

PBM
Wireless Services
Think outside the triangle.

U.S. CELLULAR - NEWTON HS			
1030 W. 2ND STREET S NEWTON, IA 50208			
DATE	10/12/16	SCALE	1" = 10'
DRAWN	JMG	FIELD BOOK	N / A
APPROVED	JMD	REVISION	A

PROJECT NO.
16-06-56
NEWTON HS
760937

SHEET NO.
SK-2

PROPOSED 5' LIGHTNING ROD

PROPOSED U.S. CELLULAR
(6) ANTENNAS, MOUNTED TO
NEW SECTOR FRAME, (TYP.)

PROPOSED U.S.
CELLULAR (6) RRU's, (6)
COMBINERS/DIPLEXERS,
& (1) RAYCAP MOUNTED
ON PROPOSED MOUNT

PROPOSED CABLES ROUTED INSIDE
MONOPOLE, SUPPORT USING
KELLUM GRIPS, INSTALL PER
MANUFACTURER SPECIFICATIONS

PROPOSED U.S. CELLULAR
MONOPOLE, (DESIGN BY
OTHERS)

PROPOSED U.S.
CELLULAR ICE
BRIDGE

EXISTING FENCE,
PROTECT DURING
CONSTRUCTION

PROPOSED U.S.
CELLULAR
COMPOUND FENCE

PROPOSED TOWER FOUNDATION,
(DESIGN BY OTHERS)

2.0'
MIN.

T/ PROPOSED TOWER & C OF
PROPOSED U.S. CELLULAR
ANTENNA
ELEV.= + 90.00' ±

PROPOSED U.S.
CELLULAR
COMPOUND FENCE

EXISTING FENCE,
PROTECT DURING
CONSTRUCTION

GROUND ELEV.
ELEV.= + 0.00' ±

1 ELEVATION
SCALE: 1"=20'



U.S. CELLULAR - NEWTON HS
1030 W. 2ND STREET S
NEWTON, IA 50208

PROJECT NO.
16-06-56
NEWTON HS
760937

DATE	10/12/16	SCALE	1"=20'
DRAWN	JMG	FIELD BOOK	N / A
APPROVED	JMD	REVISION	A

SHEET NO.
SK-3

Tuesday, October 25, 2016 the Jasper County Board of Supervisors met in regular session at 9:30 a.m. with Supervisors Carpenter, Brock & Stevenson present and accounted for; Chairman Stevenson presiding.

Motion by Brock, seconded by Carpenter to approve the 2015 payable 2016/2017 tax levies:

City Districts

District Code	District Name	Total Levy	County	Assessor	Area School	School	City	City Ag	Other
BXBX	BAXTER CITY	39,417,520	8.256970	0.282320	0.723340	17,587,590	12,389,730	0.000000	0.177570
BXBXA	BAXTER CITY AG LAND	30,031,540	8.256970	0.282320	0.723340	17,587,590	0.000000	3.003750	0.177570
CFCF	COLFAX CITY	44,455,860	8.256970	0.282320	0.723340	19,136,760	15,878,900	0.000000	0.177570
CFCFA	COLFAX CITY AG LAND	31,580,710	8.256970	0.282320	0.723340	19,136,760	0.000000	3.003750	0.177570
CFCFE	COLFAX CITY CITY ANNEX	28,576,990	8.256970	0.282320	0.723340	19,136,760	0.000000	0.000000	0.177570
KLGN	KELLOGG CITY	33,350,530	8.256970	0.282320	0.723340	15,810,330	8,100,000	0.000000	0.177570
LBGNT	LAMBS GROVE CITY	37,376,130	8.256970	0.282320	0.723340	15,810,330	12,125,600	0.000000	0.177570
LVL	LYNNVILLE CITY	31,891,930	8.256970	0.282320	0.723340	13,137,990	9,313,740	0.000000	0.177570
LVL	LYNNVILLE CITY AG LAND	22,578,190	8.256970	0.282320	0.723340	13,137,990	0.000000	0.000000	0.177570
MGMG	MINGO CITY	41,090,860	8.256970	0.282320	0.723340	19,136,760	12,513,900	0.000000	0.177570
MGMGA	MINGO CITY AG LAND	31,580,710	8.256970	0.282320	0.723340	19,136,760	0.000000	3.003750	0.177570
MVCF	MITCHELLVILLE CITY	43,078,270	8.256970	0.282320	0.723340	19,136,760	13,885,310	0.000000	0.793570
MVCF	MITCHELLVILLE CITY AG LAND	32,196,710	8.256970	0.282320	0.723340	19,136,760	0.000000	3.003750	0.793570
MNMN	MONROE CITY	37,179,150	8.256970	0.282320	0.723340	15,007,500	12,731,450	0.000000	0.177570
MNMNA	MONROE CITY AG LAND	27,451,450	8.256970	0.282320	0.723340	15,007,500	0.000000	3.003750	0.177570
NWNT	NEWTON CITY	42,400,530	8.256970	0.282320	0.723340	15,810,330	17,150,000	0.000000	0.177570
NWNTA	NEWTON CITY AG LAND	28,254,280	8.256970	0.282320	0.723340	15,810,330	0.000000	3.003750	0.177570
ZZMC	NEWTON CITY MONIES & CREDITS	5,000,000	0.000000	0.000000	0.000000	0.000000	0.000000	0.000000	5.000000
NWNT1	NEWTON CITY SSMID	43,400,600	8.256970	0.282320	0.723340	15,810,330	18,150,070	0.000000	0.177570
OAGN	OAKLAND ACRES CITY	31,704,110	8.256970	0.282320	1.745050	14,246,770	6,995,430	0.000000	0.177570
PCPC	PRAIRIE CITY CITY	36,119,680	8.256970	0.282320	0.723340	15,007,500	11,671,980	0.000000	0.177570
PCPCA	PRAIRIE CITY CITY AG LAND	27,451,450	8.256970	0.282320	0.723340	15,007,500	0.000000	3.003750	0.177570
RSMN	REASNOR CITY	38,941,060	8.256970	0.282320	0.723340	15,007,500	14,493,360	0.000000	0.177570
RSMNA	REASNOR CITY AG LAND	27,451,450	8.256970	0.282320	0.723340	15,007,500	0.000000	3.003750	0.177570
SYLS	SULLY CITY	31,703,470	8.256970	0.282320	0.723340	13,137,990	9,125,280	0.000000	0.177570
SYLSA	SULLY CITY AG LAND	25,581,940	8.256970	0.282320	0.723340	13,137,990	0.000000	3.003750	0.177570
VALMG	VALERIA CITY	36,676,960	8.256970	0.282320	0.723340	19,136,760	8,100,000	0.000000	0.177570

Rural Districts

District Code	District Name	Total Levy	County	Assessor	Area School	School	Township	Other
BVLS6	B VISTAL-SULLY/SULLY FIRE	26,762,700	11.636970	0.282320	0.723340	13,137,990	0.804510	0.177570
BVLS4	B VISTAL-SULLY/KELL FIRE	26,840,200	11.636970	0.282320	0.723340	13,137,990	0.882010	0.177570
BVLS5	B VISTAL-SYREASNOR FIRE	26,832,700	11.636970	0.282320	0.723340	13,137,990	0.874510	0.177570
BVNT4	B VISTA/NEWKELLOGG FIRE	29,512,540	11.636970	0.282320	0.723340	15,810,330	0.882010	0.177570
BVNT5	B VISTA/NEWREASNOR FIRE	29,505,040	11.636970	0.282320	0.723340	15,810,330	0.874510	0.177570
BVNT6	B VISTA/NEWSULLY FIRE	29,435,040	11.636970	0.282320	0.723340	15,810,330	0.804510	0.177570
BVNT1	BUENA VISTA/NEWTON/NBF	29,512,540	11.636970	0.282320	0.723340	15,810,330	0.274510	0.785070
CCBF	CL CR/BOND-F/COLLINS FIRE	32,624,570	11.636970	0.282320	0.723340	19,108,950	0.695420	0.177570
CCBFE	CL CR/BOND-F/MINGO FIRE	32,424,570	11.636970	0.282320	0.723340	19,108,950	0.495420	0.177570
CCMGE	CL CR/COL-MINGO/MINGO FIRE	32,452,380	11.636970	0.282320	0.723340	19,136,760	0.495420	0.177570
CCCNF	CL CR/COL-MXWJ/COLNS FIRE	28,555,610	11.636970	0.282320	0.723340	15,039,990	0.695420	0.177570
CCBX7	CLEAR CR/BAXTER/MM CONTR	31,105,710	11.636970	0.282320	0.723340	17,587,590	0.697920	0.177570
DMPCC	DES M/PCM/CAMP TWP FIRE	28,643,580	11.636970	0.282320	0.723340	15,007,500	0.815880	0.177570
DMMNB	DES M/PCM/MONORE FIRE	28,296,080	11.636970	0.282320	0.723340	15,007,500	0.468380	0.177570
DMSPC	DES M/SEP/CAMP TWP FIRE	33,953,620	11.636970	0.282320	0.723340	20,317,540	0.815880	0.177570
DMPC2	DES MOINES/PCM/MC	28,643,580	11.636970	0.282320	0.723340	15,007,500	0.208380	0.785070
ECLS5	ELK CR/L-SULLY/REAS FIRE	26,700,030	11.636970	0.282320	0.723340	13,137,990	0.741840	0.177570
ECLS6	ELK CR/L-SULLY/SULLY FIRE	26,630,030	11.636970	0.282320	0.723340	13,137,990	0.671840	0.177570
ECMN5	ELK CR/PCM/REASNOR FIRE	28,569,540	11.636970	0.282320	0.723340	15,007,500	0.741840	0.177570
ECPL6	ELK CR/PELLA/SULLY FIRE	28,678,730	11.636970	0.282320	0.723340	15,186,690	0.671840	0.177570
ECPL5	ELK CREEK/PELLA/REAS FIRE	29,748,730	11.636970	0.282320	0.723340	15,186,690	0.741840	0.177570
FVNT	FAIRVIEW/NEWTON	29,169,090	11.636970	0.282320	0.723340	15,810,330	0.538560	0.177570
FVNT1	FAIRVIEW/NEWTON/NBF	29,319,850	11.636970	0.282320	0.723340	15,810,330	0.081820	0.785070
FVMN	FAIRVIEW/PCM	28,366,260	11.636970	0.282320	0.723340	15,007,500	0.538560	0.177570
FVPC2	FAIRVIEW/PCM/MC	28,517,020	11.636970	0.282320	0.723340	15,007,500	0.081820	0.785070
HGGN9	H GR/GRN-NEWB/GILMAN FIRE	28,584,220	11.636970	0.282320	1.745050	14,246,770	0.495540	0.177570
HGGN8	H GR/GRN-NEWB/GRINL FIRE	28,901,120	11.636970	0.282320	1.745050	14,246,770	0.812440	0.177570
HGGN4	H GR/GRN-NEWB/KELL FIRE	28,908,620	11.636970	0.282320	1.745050	14,246,770	0.819940	0.177570
HGSM9	H GROVE/E MRS/L/GILMN FIRE	28,585,200	11.636970	0.282320	1.745050	14,247,750	0.495540	0.177570
HGNT4	H GROVE/NEWKELLOGG FIRE	29,450,470	11.636970	0.282320	0.723340	15,810,330	0.819940	0.177570
IDBX7	INDEP/BAXTER/MM CONTRACT	31,064,110	11.636970	0.282320	0.723340	17,587,590	0.656320	0.177570



Rural Districts

District Code	District Name	Total Levy	County	Assessor	Area School	School	Township	Other
IDCM7	INDEP/COL-MINGO/WM CONTR	32.613280	11.636970	0.282320	0.723340	19.136760	0.656320	0.177570
KGNT	KELLOGG TWP/NEWTON	29.438390	11.636970	0.282320	0.723340	15.810330	0.807860	0.177570
LGLS	LYNN GR/L-SULLY/SULLY FIRE	26.969730	11.636970	0.282320	0.723340	13.137990	1.011540	0.177570
MKBX3	MALAKA/BAXTER/WM	31.026830	11.636970	0.282320	0.723340	17.587590	0.011540	0.785070
MKBX7	MALAKA/BAXTER/WM CONTRACT	31.026830	11.636970	0.282320	0.723340	17.587590	0.619040	0.177570
MKNT1	MALAKA/NEWTON/NBF	29.249570	11.636970	0.282320	0.723340	15.810330	0.011540	0.785070
MKNT3	MALAKA/NEWTON/WM	29.249570	11.636970	0.282320	0.723340	15.810330	0.011540	0.785070
MKNT7	MALAKA/NEWTON/WM CONTRACT	29.249570	11.636970	0.282320	0.723340	15.810330	0.619040	0.177570
MRSMG	MARIPE MRSHL/JFFRSN FIRE	28.717080	11.636970	0.282320	1.745050	14.247750	0.627420	0.177570
MRSM4	MARIPE MRSHL/KELGG FIRE	28.717080	11.636970	0.282320	1.745050	14.247750	0.627420	0.177570
MRSM7	MARIPE MRSHL/WM CONTRACT	28.717080	11.636970	0.282320	1.745050	14.247750	0.627420	0.177570
MRNTG	MARIPOSA/NEW/JEFFRSN FIRE	29.257950	11.636970	0.282320	0.723340	15.810330	0.627420	0.177570
MRNT4	MARIPOSA/NEW/KELLOGG FIRE	29.257950	11.636970	0.282320	0.723340	15.810330	0.627420	0.177570
MRNT1	MARIPOSA/NEWTON/NBF	29.257950	11.636970	0.282320	0.723340	15.810330	0.019920	0.785070
MRNT7	MARIPOSA/NEWTON/WM CONTRC	29.257950	11.636970	0.282320	0.723340	15.810330	0.627420	0.177570
MPCFD	MD PR/COL-M/COLFAX FIRE	32.542810	11.636970	0.282320	0.723340	19.136760	0.585850	0.177570
MPCFA	MD PR/COL-MINGO/WC CONTR	32.542810	11.636970	0.282320	0.723340	19.136760	0.585850	0.177570
MPNTB	MD PR/NEWTON/MONROE FIRE	29.216380	11.636970	0.282320	0.723340	15.810330	0.585850	0.177570
MPNTA	MD PR/NEWTON/WC CONTRCTD	29.216380	11.636970	0.282320	0.723340	15.810330	0.585850	0.177570
MPPCD	MD PR/PCM/COLFAX FIRE	28.413550	11.636970	0.282320	0.723340	15.007500	0.585850	0.177570
MPPCA	MD PR/PCM/WC CONTRCTD	28.413550	11.636970	0.282320	0.723340	15.007500	0.585850	0.177570
MPCF1	MD PRAIRIE/COLF-MINGO/NBF	32.745310	11.636970	0.282320	0.723340	19.136760	0.180850	0.785070
MPCF2	MD PRAIRIE/COLF-MINGO/WC	32.745310	11.636970	0.282320	0.723340	19.136760	0.180850	0.785070
MPNT1	MOUND PRAIRIE/NEWTON/NBF	29.418880	11.636970	0.282320	0.723340	15.810330	0.180850	0.785070
MPNT2	MOUND PRAIRIE/NEWTON/WC	29.418880	11.636970	0.282320	0.723340	15.810330	0.180850	0.785070
MPPC2	MOUND PRAIRIE/PCM/WC	28.616050	11.636970	0.282320	0.723340	15.007500	0.180850	0.785070
NTNTS	NEW TWP/NEWTON/NBF/SEWER	29.696920	11.636970	0.282320	0.723340	15.810330	0.074630	1.169330
NTNT7	NEW TWP/NEWTON/WM CONTRCT	29.312660	11.636970	0.282320	0.723340	15.810330	0.682130	0.177570
NTNT1	NEWTON TWP/NEWTON/NBF	29.312660	11.636970	0.282320	0.723340	15.810330	0.074630	0.785070
PALS	PALO ALTO/L-S/REASNR FIRE	26.895580	11.636970	0.282320	0.723340	13.137990	0.937390	0.177570
PANT	PALO ALTO/NEW/REASNR FIRE	29.567920	11.636970	0.282320	0.723340	15.810330	0.937390	0.177570
PANT1	PALO ALTO/NEWTON/NBF	29.608680	11.636970	0.282320	0.723340	15.810330	0.370650	0.785070
PAMN	PALO ALTO/PCM/REASNR FIRE	28.765090	11.636970	0.282320	0.723340	15.007500	0.937390	0.177570
PWCME	POWSHK/COL-M/MINGO FIRE	32.627040	11.636970	0.282320	0.723340	19.136760	0.670080	0.177570
PWCMD	POWSHK/COL-MINGO/COL FIRE	32.627040	11.636970	0.282320	0.723340	19.136760	0.670080	0.177570
RCGN8	R CR/GRN-NEWB/GRINL FIRE	28.793980	11.636970	0.282320	1.745050	14.246770	0.705300	0.177570
RCGN4	R CRK/GRN-NEWB/KELL FIRE	28.801480	11.636970	0.282320	1.745050	14.246770	0.712800	0.177570
RCNT4	R CRK/NEWTON/KELLG FIRE	29.343330	11.636970	0.282320	0.723340	15.810330	0.712800	0.177570
RLNT4	RICHLAND/NEWTON/KELL FIRE	29.305530	11.636970	0.282320	0.723340	15.810330	0.675000	0.177570
RLGN6	RICHLD/GRN-NEWB/SLLY FIRE	28.686180	11.636970	0.282320	1.745050	14.246770	0.597500	0.177570
RLLS4	RICHLD/L-SULLY/KELL FIRE	26.633190	11.636970	0.282320	0.723340	13.137990	0.675000	0.177570
RLLS6	RICHLD/L-SULLY/SULLY FIRE	26.555690	11.636970	0.282320	0.723340	13.137990	0.597500	0.177570
RLGN8	RICHLND/GRN-NEWB/GRN FIRE	28.756180	11.636970	0.282320	1.745050	14.246770	0.667500	0.177570
RLGN4	RICHLND/GRN-NEWB/KEL FIRE	28.763680	11.636970	0.282320	1.745050	14.246770	0.675000	0.177570
RLLS8	RICHLND/L-SULLY/GRNL FIRE	26.625690	11.636970	0.282320	0.723340	13.137990	0.667500	0.177570
SHBXE	SHERMAN/BAXTER/MINGO FIRE	30.843390	11.636970	0.282320	0.723340	17.587590	0.435600	0.177570
SHBX1	SHERMAN/BAXTER/NBF	31.045890	11.636970	0.282320	0.723340	17.587590	0.030600	0.785070
SHBX7	SHERMAN/BAXTER/WM CONTRCT	31.045890	11.636970	0.282320	0.723340	17.587590	0.638100	0.177570
SHCMD	SHERMAN/COL-M/COLFAX FIRE	32.392560	11.636970	0.282320	0.723340	19.136760	0.435600	0.177570
SHCME	SHERMAN/COL-M/MINGO FIRE	32.392560	11.636970	0.282320	0.723340	19.136760	0.435600	0.177570
SHNTD	SHERMAN/NEWTN/COLFAX FIRE	29.066130	11.636970	0.282320	0.723340	15.810330	0.435600	0.177570
SHNTE	SHERMAN/NEWTON/MINGO FIRE	29.066130	11.636970	0.282320	0.723340	15.810330	0.435600	0.177570
SHNT1	SHERMAN/NEWTON/NBF	29.268630	11.636970	0.282320	0.723340	15.810330	0.030600	0.785070
SHNT7	SHERMAN/NEWTON/WM CONTRCT	29.268630	11.636970	0.282320	0.723340	15.810330	0.638100	0.177570
WSCFH	WASHICOL-M/MITCHELVL FIRE	32.367840	11.636970	0.282320	0.723340	19.136760	0.410880	0.177570
WSCFA	WASHICOL-M/WC CONTRACTED	32.367840	11.636970	0.282320	0.723340	19.136760	0.410880	0.177570
WSSPH	WASHISE POLK/MTCHLVL FIRE	33.548620	11.636970	0.282320	0.723340	20.317540	0.410880	0.177570
WSCFD	WASHGTN/COL-M/COLFAX FIRE	32.367840	11.636970	0.282320	0.723340	19.136760	0.410880	0.177570
WSCF2	WASHINGTON/COLF-MINGO/WC	32.570340	11.636970	0.282320	0.723340	19.136760	0.005880	0.785070
WSPC2	WASHINGTON/PCM/WC	28.441080	11.636970	0.282320	0.723340	15.007500	0.005880	0.785070



Jasper County

Tax Rate Summary Sheet

Taxing year 2015

Rural Districts

District Code	District Name	Total Levy	County	Assessor	Area School	School	Township	Other
WSPCA	WASHINGTON/PCM/WC CONTRCT	28.238580	11.636970	0.282320	0.723340	15.007500	0.410880	0.177570
WSPCH	WASHNGTN/PCM/MTCHLVL FIRE	28.238580	11.636970	0.282320	0.723340	15.007500	0.410880	0.177570



Authority Detail

Township	Total Levy	CHAIRED CEMETERY	JEFFERSON TWP FIRE	WEST MALAKA CONTR ACTED AMBUL ANCE	WEST MALAKA CONTR ACTED FIRE	FIRE	MINGO FIRE	GRINNE LL AMBUL ANCE	GRINNE LL RURAL FIRE	NON-OWRIED CEMET ERY	BULLY AMBUL ANCE	BULLY FIRE	COLFAX FIRE	KELLOGG O AMBUL ANCE	KELLOGG G FIRE	REASN OR FIRE	REASN OR AMBUL ANCE	CAMP TWP AMBUL ANCE	CAMP TWP FIRE	WALNU T CREEK CONTR ACTED FIRE	COLLIN S FIRE & AMBUL ANCE	MITCHE LLVILLE FIRE	MONRO E FIRE	GILMAN FIRE	
BUENA VISTA TOWNSHIP/CEMETERY	0.27451	0.27451	0																						
BUENA VISTA TOWNSHIP/KELLOGG FIRE	0.60750	0												0.13500	0.47250										
BUENA VISTA TOWNSHIP/REASNOR FIRE	0.60000	0														0.40000	0.20000								
BUENA VISTA TOWNSHIP/SULLY FIRE	0.53000	0									0.06000	0.45000													
CLEAR CREEK TOWNSHIP/CEMETERY	0.09042	0.02910								0.06132															
CLEAR CREEK TOWNSHIP/COLLINS FIRE	0.60500	0																				0.60500			
CLEAR CREEK TOWNSHIP/MINGO FIRE	0.40500	0					0.40500																		
CLEAR CREEK TWP/WEST MALAKA CONTRATO FIRE	0.60750	0		0.20250	0.40500																				
DES MOINES TOWNSHIP/CAMP TWP FIRE	0.60750	0																0.20250	0.40500						
DES MOINES TOWNSHIP/CEMETERY	0.20838	0.20838	0																						
DES MOINES TOWNSHIP/MONROE FIRE	0.26000	0																					0.26000		
ELK CREEK TOWNSHIP/CEMETERY	0.14184	0.12789	0							0.01395															
ELK CREEK TOWNSHIP/REASNOR FIRE	0.60000	0														0.40000	0.20000								
ELK CREEK TOWNSHIP/SULLY FIRE	0.53000	0									0.06000	0.45000													
FAIRVIEW TOWNSHIP/CEMETERY	0.08182	0.08182	0																						
FAIRVIEW TOWNSHIP/FIRE	0.45674	0				0.45674																			
HICKORY GROVE TOWNSHIP/CEMETERY	0.21244	0.21244	0																						
HICKORY GROVE TOWNSHIP/GILMAN FIRE	0.28310	0																						0.28310	
HICKORY GROVE TOWNSHIP/GRINNELL FIRE	0.60000	0						0.20000	0.40000																
HICKORY GROVE TOWNSHIP/KELLOGG FIRE	0.60750	0												0.13500	0.47250										
INDEPENDENCE TOWNSHIP/CEMETERY	0.05648	0.05648	0																						
INDEPHDNCE TWP/WEST MALAKA CONTRACTD FIRE	0.59784	0		0.19929	0.39655																				
KELLOGG TOWNSHIP/CEMETERY & LITIGATION	0.20026	0.14143	0							0.05883															
KELLOGG TOWNSHIP/KELLOGG FIRE	0.60750	0												0.13500	0.47250										
LYNN GROVE TOWNSHIP/CEMETERY	0.48154	0.48154	0																						
LYNN GROVE TOWNSHIP/SULLY FIRE	0.53000	0									0.06000	0.45000													
MALAKA TOWNSHIP/CEMETERY	0.01154	0.01154	0																						
MALAKA TWP/WEST MALAKA CONTRACTED FIRE	0.60750	0		0.20250	0.40500																				
MARIPOSA TOWNSHIP/CEMETERY	0.01992	0.01992	0																						
MARIPOSA TOWNSHIP/JEFFERSON TWP FIRE	0.60750	0	0.60750																						
MARIPOSA TOWNSHIP/KELLOGG FIRE	0.60750	0												0.13500	0.47250										
MARIPOSA TWP/WEST MALAKA CONTRACTED FIRE	0.60750	0		0.20250	0.40500																				
MOHND PR TWP/WALNUT CREEK CNTRCTD FIRE	0.40500	0																				0.40500			
MOHND PRAIRIE TOWNSHIP/CEMETERY	0.18085	0.11335	0							0.06750															
MOHND PRAIRIE TOWNSHIP/COLFAX FIRE	0.40500	0											0.40500												
MOHND PRAIRIE TOWNSHIP/MONROE FIRE	0.40500	0																					0.40500		
HEWTON TOWNSHIP/CEMETERY	0.07463	0.01191	0							0.06272															
HEWTON TWP/WEST MALAKA CONTRACTED FIRE	0.60750	0		0.20250	0.40500																				
PALO ALTO TOWNSHIP/CEMETERY	0.37065	0.37065	0																						
PALO ALTO TOWNSHIP/REASNOR FIRE	0.56674	0														0.37768	0.18868								
POWESHIEK TOWNSHIP/CEMETERY	0.26508	0.26508	0																						



Jasper County

Tax Rate Summary Sheet

Taxing year 2015

Township	Total Levy	OWEN CEMETERY	JEFFERSON TWP FIRE	WEST MALAKA CONTRA CTED AMBULANCE	WEST MALAKA CONTRA CTED FIRE	FIRE	MINO FIRE	GRINNE LL AMBULANCE	GRINNE LL RURAL FIRE	NON-OWNED CESETERY	SULLY AMBULANCE	SULLY FIRE	COLFAX FIRE	KELLOG O AMBULANCE	KELLOG O FIRE	REASB OR FIRE	REASH OR AMBULANCE	CAMP TWP AMBULANCE	CAMP TWP FIRE	WALNUT CREEK CONTRA CTED FIRE	COLLIN S FIRE & AMBULANCE	MITCHELLVILLE FIRE	MONROE FIRE	GILMAN FIRE		
POWESHIEK TOWNSHIP/COLFAX FIRE	0.40500												0.40500													
POWESHIEK TOWNSHIP/MINGO FIRE	0.40500					0.40500																				
RICHLAND TOWNSHIP/CEMETERY	0.06750									0.06750																
RICHLAND TOWNSHIP/GRINNELL FIRE	0.80000							0.20000	0.40000																	
RICHLAND TOWNSHIP/KELLOGG FIRE	0.60750													0.13500	0.47250											
RICHLAND TOWNSHIP/SULLY FIRE	0.53000										0.09000	0.45000														
ROCK CREEK TOWNSHIP/CEMETERY	0.10530	0.10530																								
ROCK CREEK TOWNSHIP/GRINNELL FIRE	0.60000							0.20000	0.40000																	
ROCK CREEK TOWNSHIP/KELLOGG FIRE	0.60750													0.13500	0.47250											
SHERMAN TOWNSHIP/CEMETERY	0.00660									0.03060																
SHERMAN TOWNSHIP/COLFAX FIRE	0.40500												0.40500													
SHERMAN TOWNSHIP/MINGO FIRE	0.40500					0.40500																				
SHERMAN TWP/WEST MALAKA CONTRACTED FIRE	0.00750			0.20250	0.40500																					
WASHINGTON TOWNSHIP/CEMETERY	0.00588									0.00588																
WASHINGTON TOWNSHIP/COLFAX FIRE	0.40500												0.40500													
WASHINGTON TOWNSHIP/MITCHELLVILLE FIRE	0.40500																					0.40500				
WASHINGTON TWP/WALNUT CR CONTRACTED FIRE	0.40500																				0.40500					
City																										
	Total Levy	GENERAL-\$6.10 LIMIT	EMERGENCY	EMPLOYEE BENEFITS	INSURANCE	DEBT SERVICE	SUP LOCAL EMERG MGMT	SUPPORT OF PUBLIC LIBRARY	SUPPORT OF LOCAL EMG MGMT COM	SUPPORT LOCAL EMG MGMT COM	SMID	PLANNING SANITARY DISPOSAL	CITY-OWNED CIVIC CENTER	CAPITAL IMPROVEMENTS	SUPPORT LOCAL EMG MGMT COM	SUPPORT LOCAL EMG MGMT										
BAXTER CORPORATION	12.389730	8.100000	0.258950	2.368670	1.564860																				0.687250	
COLFAX CORPORATION	15.878900	8.100000	0.270000	3.912880	1.856680	1.842190	0.007150																			
KELLOGG CORPORATION	8.100000	8.100000	0.000000	0.000000																						
LAMBS GROVE CORPORATION	12.125600	8.100000	0.270000	0.258350	0.310010	2.872800		0.270000	0.044440																	
LYNNVILLE CORPORATION	9.313740	8.100000	0.000000	0.000000	1.160100		0.053640																			
MINGO CORPORATION	12.513900	8.100000	0.270000	1.459740	2.684160																					
MITCHELLVILLE CORPORATION	13.885310	8.100000	0.264490	2.990870	0.729430	1.714750				0.085970																
MONROE CORPORATION	12.731450	8.100000	0.270000	2.618040		1.003530															0.675000	0.084880				
NEWTON CORPORATION	17.150000	8.100000		6.057490	0.359730	2.309680		0.270000																		
NEWTON CORPORATION SMID	1.000070										1.000070															
OWLAND ACRES CORPORATION	6.905430	6.905430																								
PRAIRIE CITY CORPORATION	11.671980	8.100000	0.270000	3.064830	0.000000	0.000000				0.056830			0.067500	0.112760												
REASHOR CORPORATION	14.493360	8.100000	0.244910	0.428170	1.198860	4.435790				0.065630							0.000000									
SULLY CORPORATION	9.125280	8.100000				1.025280																				
VALERIA CORPORATION	8.100000	8.100000																								
School																										
	Total Levy	PLAYGROUND	REGULAR PHYSICAL PLANT/EQ	MANAGEMENT	INSTRUCTIONAL SUPPORT	DEBT SERVICE	GENERAL	VOTED PHYSICAL PLANT/EQ	VOTED PHYSICAL PLANT & EQUIPMENT	REGULAR PHYSICAL PLANT																
BAXTER SCHOOL	17.587590		0.330000	2.348230	0.357330	3.997380	10.265380	0.289270																		
BONDURANT-FARRAR SCHOOL	19.108950		0.330000	0.897800	1.032450	4.049890	11.458810	1.340000																		
COLFAX-MINGO SCHOOL	19.138760		0.330000	0.114240	0.182480	2.067880	15.102080		0.670000																	
COLLINS-MAXWELL SCHOOL	15.039990		0.330000	0.000000	0.303350		13.066640	1.340000																		
EAST MARSHALL SCHOOL	14.247750	0.134870	0.329200	1.081940	0.102300	1.502200	10.339070	0.688370																		
GRINHELL-NEUBURG SCHOOL	14.248770		0.330000	2.561020	1.151510	0.000000	9.665040	0.509200																		
LYNNVILLE-SULLY SCHOOL	13.137090		0.563890	0.138060	0.684120	11.134740	0.295280			0.330000																
NEWTON SCHOOL	15.610330		0.000000	0.890310	0.644000	2.621510	11.194510	0.670000																		
PCM SCHOOL	15.007500		0.330000	0.744670	0.709000	2.700000	9.653770	0.670000																		
PELLA SCHOOL	15.166890		0.329990	1.272460	0.192690	2.957830	9.763840	0.669980																		
SOUTHEAST POLK SCHOOL	20.317540		0.330000	1.031920	0.468100	4.049210	13.768310	0.670000																		
Area School																										
	Total Levy	INSURANCE	DEBT SERVICE	TORT LIABILITY	GENERAL	UNEMPLOYMENT	EARLY RETIREMENT	PLANT	EQUIPMENT																	
DIAC - XI MERGED AREA SCHOOL	0.723340	0.118820		0.01110	0.202500	0.002840	0.095570	0.202500	0.060000																	
IOWA VALLEY - VI MERGED AREA SCHOOL	1.745050	0.271600	0.850350	0.044310	0.202500	0.007800	0.075790	0.202500	0.090000																	



Jasper County

Tax Rate Summary Sheet

Taxing year 2015

County	Total Levy	RURAL SERVICES BASIC	GENERAL BASIC	2012 GO BONDS	GENERAL SUPPLEMENTAL	COUNTY SERVICES	2013 GO REFUNDED LECCIP	PIONEER CEMETERY	2018 COUNTY HOME CAPITAL PROJ FUND	2018 TPI GO Bonds
COUNTY FUNDS-COUNTYWIDE	8.256970		4.203920	0.291000	2.714840	0.580900	0.005000	0.001810	0.117000	0.162500
COUNTY FUNDS-RURAL ONLY	3.380000	3.380000								
Assessor										
	Total Levy									ASSESSMENT EXPENSE
COUNTY ASSESSOR	0.282320									0.282320
Other										
	Total Levy	BRUCELLSIS & TUBERCULOSIS ERADICATION	AGRICULTURAL EXTENSION EDUCATION	DES MOINES REGIONAL TRANSIT AUTHORITY	GENERAL	STATE'S SHARE-MONIES & CREDITS	CITY OF NEWTON-MONIES & CREDITS	COUNTY SHARE-MONIES & CREDITS		
AGRICULTURAL EXTENSION COUNCIL	0.174270		0.174270							
BRUCELLSIS & TUBERCULOSIS ERADICATION	0.003300	0.003300								
CITY OF NEWTON-MONIES & CREDITS	1.500000						1.500000			
COUNTRY CLUB ACRES SANITARY SEWER DIST.	0.384260				0.384260					
COUNTY SHARE-MONIES & CREDITS	1.000000								1.000000	
DES MOINES REGIONAL TRANSIT AUTHORITY	0.816000			0.816000						
NEWTON RURAL BENEFITED FIRE DISTRICT	0.607500				0.607500					
STATE OF IOWA-MONIES & CREDITS	2.500000					2.500000				
WALNUT CREEK BENEFITED FIRE DISTRICT	0.607500				0.607500					
WEST MALAKA BENEFITED FIRE DISTRICT	0.607500				0.607500					

YEA: CARPENTER, BROCK, STEVENSON

Motion by Brock, seconded by Carpenter to approve the 2015 Homestead exemptions payable in 2016/2017 in the value of \$42,894,661 for a total reimbursement of \$1,583,231.69.

YEA: CARPENTER, BROCK, STEVENSON

Motion by Carpenter, seconded by Brock to approve the 2015 Military Service exemptions payable in 2016/2017 in the value of \$3,500,991 for a total reimbursement of \$24,234.72.

YEA: CARPENTER, BROCK, STEVENSON

Motion by Brock, seconded by Carpenter to approve the 2015 Family Farm tax credit payable in 2016/2017 in the value of \$113,946,311 for a total reimbursement of \$102,695.27.

YEA: BROCK, CARPENTER, STEVENSON

Motion by Carpenter, seconded by Brock to disapprove the 2015 Family Farm, Homestead, and Military tax credits payable in 2016/2017:

District/Parcel	Name
RCGN4 10.29.200.007	Alltenhofen, Thomas & Jane (Military)
NWNT 08.35.105.014	Ely, Corey A (Homestead)
RLLS6 15.35.251.037	Estapa, Don Eugene (Homestead)
NWNT 08.33.284.031	Freese, James (Homestead)
NWNT 08.34.129.005	Galloway, Janie Hess (Homestead)
NWNT 08.35.301.003	Howell, Floyd & Ellen (Homestead)
PWCMD 06.34.400.019	Lafferty, James R (Homestead)
NWNT 08.35.133.010	Love, Amy L (Homestead)
MRSMD 04.04.100.006	Lloyd, Lincoln (Homestead)
NWNT 08.35.305.008	Miller, Armond & Beverly (Homestead)
CFCF 11.01.302.001	Sayler, Kenneth & Betty (Homestead)
MGMG 06.03.301.001	Simpson, Charles M (Homestead)
NWNT 08.33.103.013	Todavich, Michael & Heather D (Homestead)
MKNT 03.25.400.004	Vanedgelenburg, James (Homestead)
OAGN 10.22.301.001	Winkle, Brenda A (Homestead)
NWNT 08.35.428.029	Wolver, Teresa A (Homestead)

YEA: BROCK, CARPENTER, STEVENSON

Motion by Carpenter, seconded by Brock to approve the use of the Courthouse for the 4-H Festival of Trees from November 21, 2016 through December 26, 2016.

YEA: CARPENTER, BROCK, STEVENSON

Motion by Carpenter, seconded by Brock to approve the Newton Area Chamber of Commerce to utilize the Courthouse Lawn for the holiday festivities on November 25, 2016 from 5:00 – 8:00pm.

YEA: BROCK, CARPENTER, STEVENSON

Motion by Carpenter, seconded by Brock to approve Board of Supervisors minutes for 10/18/2016.

YEA: CARPENTER, BROCK, STEVENSON

There were no Board appointments.

Motion by Carpenter, seconded by Brock to adjourn the Tuesday, October 25, 2016 meeting of the Jasper County Board of Supervisors.

YEA: BROCK, CARPENTER, STEVENSON

Susan Young, Auditor's Clerk

Denny Stevenson, Chairman