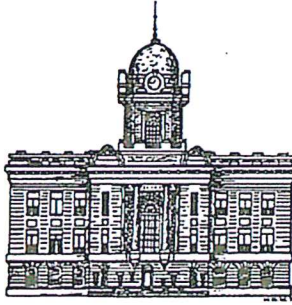


Jasper County, Iowa

Denny Carpenter

Doug Cupples

Brandon Talsma



Board of Supervisors

Courthouse

PO Box 944

Newton IA 50208

Phone 641-792-7016

Fax 641-792-1053

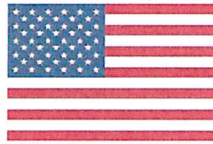
JASPER COUNTY BOARD OF SUPERVISORS MEETING AGENDA

www.jasperia.org

June 02, 2020

9:30am

Pledge of Allegiance



9:30am

- Item 1 **Approval of purchase agreement of 115 N 2nd Ave E property**

- Item 2 **Treasurer - Doug Bishop**
 - a) Covid proclamation updates
 - b) Operation procedures of the County Treasurers Office

- Item 3 **Set Public Hearing Date for Fiscal Year Ending 2020 Budget Amendment**
 (Recommended Date 06/16/2020)

- Item 4 **Approval of Board of Supervisors Minutes for 05/26/2020**

- Item 5 **Board Appointments**

PUBLIC INPUT & COMMENTS



EXHIBIT H-23

SELLER'S ACKNOWLEDGEMENT FORM

RELOCATION FORM A
NOTICE TO SELLER – VOLUNTARY ACQUISITION NOTICE

Date 5/27/2020
Buyer: Paramount Development, Inc.
Seller: Jasper County

SUBJECT PROPERTY ADDRESS:

Address or Legal Description 115 N 2nd Ave. E
City Newton St IA Zip 50208

Dear Seller:

Please be advised that the buyer listed above is interested in acquiring your property. The buyer has received or is applying to receive assistance from the U.S. Department of Housing and Urban Development (HUD) under the NHTF Program for this acquisition.

The purpose of this letter is to inform you of your rights under Federal law when Federal funds are involved in property acquisition. **This is a voluntary sale.** Activities funded by the NHTF Program are covered by the Uniform Relocation Assistance and Real Property Acquisition Policies Act, commonly called "the Uniform Act." The Uniform Act protects persons whose property is taken **involuntarily** or who are forced to move as a direct result of a Federally funded project. However, because this is a **voluntary sale** negotiated between you and the buyer, and there is no threat of eminent domain or condemnation to take your property, this sale is not regulated by the Uniform Act except for the following notifications which we must present to you:

1. The purchaser does not have the power of eminent domain to take your property if an agreement through negotiation cannot be reached.
2. The fair market value of the property has been estimated at \$ 1,078,710.

At this time, we are prepared to offer \$ 15,000 to purchase your property. You have the authority to accept or reject this offer just as you would in any private transaction. Depending on the results of an appraisal, our written offer may require amendment from this amount. Under the NHTF program, we cannot purchase property for more than its current fair market appraised value. The seller has a right to a copy of the appraisal and also has the right under the Uniform Relocation Assistance and Real Property Acquisition Policies Act (URA) to withdraw from the transaction if the appraisal differs (higher or lower) from the fair market value estimate.

If your property is in default, but foreclosure proceedings have not yet been initiated/completed, and our offer is for less than the current balance of your mortgage loan(s), we suggest that you seek legal counsel or guidance. We cannot provide you with the legal guidance regarding any tax, credit, or deficiency judgment consequences to you related to the sale.

In accordance with the URA, a tenant-occupant who moves as a result of a voluntary acquisition for a federally-assisted project may be eligible for relocation and rental assistance. Such displaced persons may include not only current lawful occupants, but also former tenants required to move for any reason other than an eviction for cause in accordance with applicable federal, state, and local law.



If your property is currently tenant-occupied or a tenant lawfully occupied your property on or after February 17, 2009, we need to know immediately. In most cases under the Protecting Tenants at Foreclosure Act of 2009, tenants have the right to continue as a tenant for the remainder of the lease or at least 90-days from the date given notice to vacate (whichever is longer). If the property was foreclosed after February 17, 2009, the purchaser must obtain adequate documentation of tenant protection compliance. Please complete the attached **NHTF Program Occupancy Certification** form regarding tenant protection and occupancy.

If your property is currently tenant-occupied or a tenant lawfully occupied your property within the past 90 days prior to our offer, our offer is subject to an evaluation of the complexity and cost of relocating the occupant(s) as well as timeliness considerations of the transaction. The seller would be required to submit a copy of the lease or rental agreement if the property was tenant occupied. Further, you should not order current occupant(s) to move, or fail to renew a lease, in order to sell the property as vacant.

If you have any questions about this notice or the proposed project, please contact:

Name: Jerry Floyd
Title: President
Organization: Paramount Development, Inc.
Address: 15191 Hawthorn Drive
Clive, IA 50325
Phone: (515) 423-2009
Email: jerry@frontporchdevelopment.co

Sincerely,

Buyer or Buyer's Representative Signature

Jerry Floyd

Printed Name

5/27/2020

Date



Owner Receipt of Information

I, Jasper County, the owner of the property located at:

115 N 2nd Ave. E - Newton, IA

Certify that I have received and understood the above information.

I further certify that this notice was received (*check one*):

Prior to executing a purchase agreement.

After the purchase agreement was executed; however, I **do not** wish to terminate this voluntary sale.

Jasper County
Legal Name of Owner

By: _____

Name

Title

Date budget amendment was adopted: June 16, 2020	For Fiscal Year Ending: June 30, 2020
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The County Board of Supervisors met on the date specified immediately above to adopt an amendment to the current County budget as summarized below. The amendment was adopted after compliance with the public notice, public hearing, and public meeting provisions as required by law.

Iowa Department of Management Form 653 A-R Sheet 2 of 2 (revised 05/01/14)		Total Budget as Certified or Last Amended	Adopted Current Amendment	Total Budget After Current Amendment
REVENUES & OTHER FINANCING SOURCES				
Taxes Levied on Property	1	16,190,804	0	16,190,804
Less: Uncollected Delinquent Taxes - Levy Year	2	110,100	0	110,100
Less: Credits to Taxpayers	3	531,100	0	531,100
Net Current Property Taxes	4	15,549,604	0	15,549,604
Delinquent Property Tax Revenue	5	100	0	100
Penalties, Interest & Costs on Taxes	6	40,000	0	40,000
Other County Taxes/TIF Tax Revenues	7	2,418,758	121,600	2,540,358
Intergovernmental	8	9,844,484	574,000	10,418,484
Licenses & Permits	9	133,350	60,520	193,870
Charges for Service	10	1,165,648	98,000	1,263,648
Use of Money & Property	11	230,677	0	230,677
Miscellaneous	12	746,402	0	746,402
Subtotal Revenues	13	30,129,023	854,120	30,983,143
Other Financing Sources:				
General Long-Term Debt Proceeds	14	0	0	0
Operating Transfers In	15	6,241,336	0	6,241,336
Proceeds of Fixed Asset Sales	16	10,000	0	10,000
Total Revenues & Other Sources	17	36,380,359	854,120	37,234,479
EXPENDITURES & OTHER FINANCING USES				
Operating:				
Public Safety & Legal Services	18	8,199,476	0	8,199,476
Physical Health & Social Services	19	2,269,558	0	2,269,558
Mental Health, ID & DD	20	1,452,625	0	1,452,625
County Environment & Education	21	1,877,089	18,000	1,895,089
Roads & Transportation	22	9,518,250	0	9,518,250
Government Services to Residents	23	1,554,929	0	1,554,929
Administration	24	3,885,180	0	3,885,180
Nonprogram Current	25	161,415	56,942	218,357
Debt Service	26	1,390,213	0	1,390,213
Capital Projects	27	2,377,158	54,000	2,431,158
Subtotal Expenditures	28	32,685,893	128,942	32,814,835
Other Financing Uses:				
Operating Transfers Out	29	6,241,336	0	6,241,336
Refunded Debt/Payments to Escrow	30	0	0	0
Total Expenditures & Other Uses	31	38,927,229	128,942	39,056,171
Excess of Revenues & Other Sources over (under) Expenditures & Other Uses	32	(2,546,870)	725,178	(1,821,692)
Beginning Fund Balance - July 1,	33	14,670,496	0	14,670,496
Increase (Decrease) in Reserves (GAAP Budgeting)	34	0	0	0
Fund Balance - Nonspendable	35	0	0	0
Fund Balance - Restricted	36	8,873,311	0	8,873,311
Fund Balance - Committed	37	0	0	0
Fund Balance - Assigned	38	0	0	0
Fund Balance - Unassigned	39	3,250,315	725,178	3,975,493
Total Ending Fund Balance - June 30,	40	12,123,626	725,178	12,848,804

Date original budget adopted: 03/12/19	Date(s) current budget was subsequently amended: 04/28/20
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The below-signed certify that proof of publication of the hearing notice and proposed amendment is on file for each official County newspaper, that all public hearing notices were published not less than 10, nor more than 20 days prior to the public hearing, and that adopted expenditures do not exceed published amounts for any of the 10 individual expenditure classes, or in total.

Board Chairperson (signature)

County Auditor (signature)

May 26, 2020

Tuesday, May 26, 2020 the Jasper County Board of Supervisors met in regular session at 9:30 a.m. Supervisors Talsma, Cupples and Carpenter present and accounted for; Chairman Talsma presiding.

Motion by Cupples and seconded by Carpenter to open a public hearing for the rezoning of the NE NE ex Tract 1, Tract 2, ex Parcels B,C,D,E & F, Section 13, Township 79, Range 21 of the 5th p.m. containing approximately 29.9 acres of which approximately 7.5 acres of the described parcel is proposed to be subdivided to create a maximum of 3 lots Rural Residential Subdivision pending approved Subdivision Plat of Survey.

YEA: CARPENTER, CUPPLES, TALSMA

There were no public comments and no comments taken by the Auditor's Office.

Motion by Cupples and seconded by Carpenter to close the public hearing.

YEA: CARPENTER, CUPPLES, TALSMA

Motion by Cupples and seconded by Carpenter to waive the second and third readings and approve the rezoning of the NE NE ex Tract 1, Tract 2, ex Parcels B,C,D,E & F, Section 13, Township 79, Range 21 of the 5th p.m. containing approximately 29.9 acres of which approximately 7.5 acres of the described parcel is proposed to be subdivided to create a maximum of 3 lots Rural Residential Subdivision pending approved Subdivision Plat of Survey.

YEA: CARPENTER, CUPPLES, TALSMA

Motion by Cupples and seconded by Carpenter to approve Resolution 20-29, the Local Workforce Development Area 11 Chief Elected Officials Shared Liability Agreement entered into by the Boards of Supervisors of Boone, Dallas, Jasper, Madison, Marion, Polk Story & Warren counties.

YEA: CARPENTER, CUPPLES, TALSMA

Motion by Cupples and seconded by Carpenter to adopt Resolution 20-30 for the approval of the Degraff Subdivision Plat.

A complete copy of the resolution is on file in the Office of the Jasper County Auditor's Office.

YEA: CARPENTER, CUPPLES, TALSMA

Motion by Cupples and seconded by Carpenter to approve the revised Secondary Roads Pay Plan.

YEA: CARPENTER, CUPPLES, TALSMA

Motion by Cupples and seconded by Carpenter to approve an agreement between Jasper County and the Iowa Department of Transportation for funding through the Federal-aid Swap County Highway Bridge Program for FHWA Structure Number 196420 located on South 64th Avenue East over Sugar Creek.

YEA: CARPENTER, CUPPLES, TALSMA

Motion by Carpenter and seconded by Cupples to adopt Resolution 20-31 to reclassify the Level "B" portion of S 88th Ave W located in Section 2 and 11, Township 78 North, Range 21 West of the Fifth P.M. in Jasper County, Iowa described as follows: Beginning at a point 2010 feet west of the Southwest Corner of said Section 2; thence west to the east right-of-way line of W 109th St S to a Level "C" Area Service Road with gates installed.

YEA: CUPPLES, CARPENTER, TALSMA

A complete copy of the resolution is on file in the Office of the Jasper County Auditor.

Motion by Cupples and seconded by Carpenter to adopt Resolution 20-32 a Bridge Embargo Resolution under the authority of Sections 321.236 (8), 321.255 & 321.471 to 321.473 to prohibit the operation of vehicles or impose limitations as to the weight thereof on designated highways or highway structures under Jasper County's jurisdiction.

YEA: CARPENTER, CUPPLES, TALSMA

A complete copy of the resolution is in the Office of the Jasper County Auditor.

No action was taken on Item #5 (d) Sully Crosswalk.

The County Engineer reported to the Board that over 89,400 tons of gravel had been put down, regrading had started, a dirt patcher was down, grass at the Reasnor shed had been mowed & the county crew would be replacing a bridge on T-18.

Motion by Carpenter and seconded by Cupples to approve the list of Civil Service candidates for positions at Sheriff's Office, which includes the following names: Dylan Blackford, Blake Crannell, Corey Gress, Kira Lazenby & Bryan Llewellyn.

YEA: CUPPLES, CARPENTER, TALSMA

One bid was received for the sale of the County Annex Building located at 115 N 2nd Ave. E. in Newton, Iowa.

Motion by Cupples and seconded by Carpenter to accept the bid of \$15,000 from Paramount Development Inc. for the property known as Original Plat Lots 1 & 2 BLK 15, Newton, Iowa, Parcel Number 08.34.138.004.

YEA: CARPENTER, CUPPLES, TALSMA

Motion by Carpenter and seconded by Cupples to approve Transfer Order #1435 by Resolution 20-33, transferring \$114,648.67 from the Colfax Interchange TIF and the County Home Debt Service Funds to the 2011-2012A Debt Fund. The transfer is for a bond debt payment.

YEA: CUPPLES, CARPENTER, TALSMA

A complete copy of the resolution is on file in the Office of the Jasper County Auditor.

Motion by Cupples and seconded by Carpenter to approve Transfer Order #1436 by Resolution 20-34, transferring \$71,125 from the Amended UR TIF Fund to the 2012-(2012B) Debt Fund. The transfer is for a bond debt payment.

YEA: CARPENTER, CUPPLES, TALSMA

A complete copy of the resolution is on file in the Office of the Jasper County Auditor.

Motion by Carpenter and seconded by Cupples to approve claims for the period ending 05/26/2020.

YEA: CUPPLES, CARPENTER, TALSMA

Motion by Carpenter and seconded by Cupples to approve Board of Supervisors minutes for 05/19/2020.

YEA: CUPPLES, CARPENTER, TALSMA

Motion by Cupples and seconded by Carpenter to approve the appointment of Mathew Smith to the Veterans Affairs Commission replacing Fred Dimon, term to expire 06/30/2023.

Motion by Carpenter and seconded by Cupples to adjourn the Tuesday, May 26, 2020 meeting of the Jasper County Board of Supervisors.

YEA: CUPPLES, CARPENTER, TALSMA

Dennis K. Parrott, Auditor

Brandon Talsma, Chairman