

**MINUTES OF SIOUX COUNTY BOARD OF SUPERVISORS  
MEETING HELD ON DECEMBER 5, 2017**

- 1) The Board of Supervisors of Sioux County, Iowa, met pursuant to adjournment at 9:00 a.m. with Chairman Sybesma presiding. Members present were John Degen, Mark Sybesma, Dennis Wright, Arlyn Kleinwolterink, and Al Bloemendaal.
- 2) The minutes of the meeting held on November 28, 2017 were approved.
- 3) Mike Hofman, Executive Director of the Orange City Chamber of Commerce, on behalf of Western Iowa Tourism, requested \$500 in funding for fiscal year 2019. Hofman shared that research showed an estimated \$36.5 million in revenue was received in the county in 2016 from tourism activities. He also heard many good comments about the condition of the roads during RAGBRAI. The Board took no action on this funding request at this time.
- 4) Tom Kunstle, Sioux County Attorney, presented the following resolution for Board consideration to set a public hearing on proposed exchange of County's interest in certain real property. Motion by Bloemendaal and supported by Wright to approve the following resolution. Roll call on vote: Kleinwolterink, Yes; Degen, Yes; Bloemendaal, Yes; Wright, Yes; and Sybesma, Yes. Motion carried, unanimous in favor.

RESOLUTION NO. 2017-35

**SETTING PUBLIC HEARING ON PROPOSED EXCHANGE OF COUNTY'S INTEREST IN  
CERTAIN REAL PROPERTY**

**WHEREAS**, Sioux County has an interest in certain real property, as shown on "Attachment A" as Easement #3 (TO BE VACATED), and legally described as follows:

Easement #3

That part of the Northeast Quarter (NE1/4) of Section Thirty-Four (Sec. 34), Township 97, Range 46 West of the 5th P.M., Sioux County Iowa, described as follows:

Commencing at the Northeast Corner of said Section 34; thence South 01°20'25" West along the east line of said NE1/4 for a distance of 379.50 feet; thence North 27°58'47" West for a distance of 10.22 feet; thence North 85°34'45" West for a distance of 109.38 feet; thence South 85°04'06" West for a distance of 248.33 feet; thence North 86°39'37" West for a distance of 89.41 feet; thence South 62°51'49" East for a distance of 80.82 feet; thence North 84°38'11" East for a distance of 380.26 feet to the Point of Beginning, containing 0.25 acres.

**WHEREAS**, Sioux County is desirous of disposing of its interest in the above legally described property by transferring ownership to the Estate of Gertrude Zevenbergen, Roderick J. Kiers, Executor.

**WHEREAS**, said landowner is desirous of disposing of its interest in certain real property, as shown on "Attachment A" as Easement's #1 and #2 (TO BE ACQUIRED), and legally described as follows, by transferring ownership to Sioux County, which owns and maintains a roadway on the described property:

Easement #1

That part of the Northeast Quarter (NE1/4) of Section Thirty-Four (Sec. 34), Township 97 North, Range 46 West of the 5th P.M., Sioux County, Iowa, described as follows:

Commencing at the Northeast Corner of said Section 34; thence North 88°21'49" West along the north line of said NE1/4 for a distance of 759.00 feet; thence South 43°32'48" East for a distance of 46.82 feet to the Point of Beginning; thence North 88°21'49" West for a distance of 340.03 feet; thence South 82°04'44" East for a distance of 169.55 feet; thence South 70°49'13" East for a distance of 327.17 feet; thence North 62°51'49" West for a distance of 193.46 feet; thence South 88°21'49" East for a distance of 68.27 feet; thence North 43°32'48" West for a distance of 48.08 feet to the Point of Beginning, containing 0.26 acres.

Easement #2

That part of the Northeast Quarter (NE1/4) of Section Thirty-Four (Sec. 34) Township 97 North, Range 46 West of the 5th P.M., Sioux County, Iowa, described as follows:

Commencing at the Northeast Corner of said Section 34; thence North 88°21'49" West along the north line of said NE1/4 for a distance of 759.00 feet; thence South 43°32'48" East for a distance of 140.45 feet; thence South 89°47'46" East for a distance of 33.96 feet to the Point of Beginning; thence continuing South 89°47'46" East for a distance of 461.04 feet; thence South 27°58'47" East for a distance of 40.33 feet; thence North 89°51'49" West for a distance of 445.77 feet; thence North 43°21'49" West for a distance of 49.79 feet to the Point of Beginning, containing 0.37 acres.

**WHEREAS**, as more particularly described above, the Board is desirous of describing and setting forth the proposed land exchange prior to disposing of the County's interest in the real property as required by Iowa Code Section 333.361; setting a public hearing on the proposed property exchange in accordance with Iowa Code Section 331.305; publishing notice of the time and place of the public hearing on the proposed property exchange; and soliciting public comment and input on the proposed property disposition prior to finally acting on such proposal.

**WHEREAS**, while the above legally-described property is an unused highway right-of-way and is being transferred to a non-governmental entity, Iowa Code Section 306.23 notice requirements do not apply to this transaction for two reasons:

(1) there are no adjacent land owner(s) except for the landowner to whom the County desires to transfer this parcel; and (2) the persons who may have had an interest in the land at the time it was purchased or condemned for highway purposes, listed below as follows, are all believed to have deceased:

- John H. Teller and wife Henrietta Teller conveyed interest in 1886,
- John Kurvink and wife Mary Kurvink conveyed interest in 1907, and
- Frank Mc Gill conveyed interest in 1938.

See "Attachment B" fully incorporated herein.

**NOW, THEREFORE, BE IT RESOLVED** that the Sioux County Board of Supervisors will hold a public hearing to discuss the proposed property exchange and the proposed real estate transfer to effectuate such real estate transfer, and to discuss whether or not to pass and approve the proposed property exchange. Such public hearing will be held on **December 19, 2017, at 9:00 a.m.** in the Sioux County Courthouse at 210 Central Avenue SW, Orange City, Iowa.

**PASSED AND APPROVED** this 5<sup>th</sup> day of December, 2017.

/s/Mark Sybesma  
Chairman, Board of Supervisors

ATTEST: /s/Ryan Dokter, Sioux County Auditor

- 5) Shane Walter, Sioux Rivers Mental Health CEO, requested Board approval of a letter drafted to DHS Director Jerry Foxhoven, which is seeking permission to operate as a two county region for up to one year after Woodbury County leaves the region or July 1, 2019. Motion by Wright and supported by Kleinwolverink to approve the letter as presented. Motion carried unanimously.
- 6) Aaron Haverdink, Orange City Library Secretary/Treasurer, on behalf of the Sioux County Library Association, requested a 4% increase in funding for fiscal year 2019, along with continuing the \$2,500 funding for the One County One Book program. Present for this discussion were all the city library directors. Highlights shared from the library directors from the past year were the busyness of the meeting rooms and facilities, Spanish speaking residents utilizing the library programs and requesting additional programs, and the continued great collaboration and staff development between the libraries. The Board took no action on the funding request at this time.
- 7) Cal De Ruyter, on behalf of the Sioux County Conservation Foundation, requested an additional commitment of \$250,000 from the County for the proposed Nature Center. The Board originally approved a \$250,000 in funding to be paid over 7 years. Present for this discussion were Rob Klocke, Mike Wiggins, and Gordon Pottebaum.
  - De Ruyter distributed a document detailing projected additional people that a new facility could reach, and stressed how this facility would benefit the schools, kids, and the County as a whole.
  - \$1.1 million is needed in pledges by January 10 in order to qualify for a \$600,000 State grant.
  - The Foundation has sent a direct mailing to residents seeking pledges.
  - The Conservation Board has pledged \$500,000 from a County fund over a period of 4 years. This fund collects camping, shelter rental, and other program fees.
  - Supervisor Degen stated the benefits that other counties have when having a nature center.
  - Supervisor Bloemendaal stated that it is too early in the budget process to make a decision on funding.
  - Supervisor Wright stated he would like to see what the health insurance premiums increase will be before a decision is made.
  - The Board took no action on this funding request at this time.
- 8) Doug Julius, Sioux County Engineer, updated the Board on secondary road activities and noted that all the 2017 construction projects are now complete.

9) Committee Reports:

- **Bloemendaal** – Attended a MidSioux meeting on November 29. Reported that the agency has a contract in place with Plains Area Mental Health for the old Westmar facility in Le Mars. Also reported that the CEO’s salary was raised approximately 2%.
- **Wright** – Attended an ISAC Supervisors planning meeting on November 30 to plan for the February 1 Statewide Supervisors meeting and the ISAC Spring Conference March 15-16.
- **Sybesma** – Attended a Third Judicial meeting on December 1. Reported that there are roughly 2,400 people in the system in the district.
- **Sybesma & Wright** – Will meet with another county to have a conversation about potentially joining the Sioux Rivers Mental Health Region, in the event that Woodbury County leaves.
- **Sybesma & Bloemendaal** – Reported on the Sioux County Regional Airport Board meeting from December 1, to authorize and receive the funding from REC’s revolving loan fund for \$150,000 and from the USDA grant for \$360,000. The funding options are no interest and will be paid back over 10 years.

10) The Chairman adjourned the meeting at 10:20 a.m. until 9:00 a.m. Tuesday, December 12, 2017.

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Mark Sybesma, Chairman  
Sioux County Board of Supervisors

ATTEST: \_\_\_\_\_  
Ryan Dokter  
Sioux County Auditor