

## PROCEEDINGS: CONRAD

The Conrad City Council met in regular session on 05-12-22. Officials present were Council Members John Dinsmore, Jeff Frank, Todd Schnathorst and Peg Brown. Lindsay Kuhl was absent. Also in attendance were Lori Stansberry, City Administrator/Clerk; Nick Kitzman, Public Works, Luke Wilson, (CGA); Pete Busch, Park Board and Brad Stevens. Mayor Martin called the meeting to order at 7:00 pm and opened with the Pledge of Allegiance. The agenda was approved by Brown and seconded by Frank with correction to the agenda changing the minutes to April 14, 2022.

Council member Schnathorst made a motion to approve the consent agenda which was seconded by Brown. The consent agenda consisted of the following items: Minutes from the April 14, 2022 council meetings; Clerk's financial reports for April 2022; April 14 to May 10, 2022 building permits; approve FY 22-23 cigarette license for Casey's Store #2802 & Hometown Foods, approve Ellen Brown and Shane Jacobson to library board with terms expiring June 30, 2026; approve transferring the outdoor liquor license from RJ's Lounge from back of building to front of building for Black Dirt Days and payment of claims totaling \$167,316.11. Motion approved 4-0.

The following claims include expenses for the City, Park Board, Library, Museum, Fire Department and B-CERT. Advantage Admin, benefits/fees ... 620.00

Alliant, utilities ..... 6,104.14 Bank of America, supplies .. 532.14 C & C Bedbug & Pest, service... 75.00 Clapsaddle-Garber, engineering... 5,175.00

Conrad Auto, supplies ..... 68.04 Dave Juchems, mileage ..... 18.14 Eurofin Environment, lab testing ... 42.00

Ferneau Trucking, repairs 1,120.65 First National Bank, library exp. .... 211.06

GFC Leasing, copier..... 103.83 GNB, debt payments ... 40,229.98 Grundy Co Sheriff, service..... 6,972.50

Heart of Iowa, phone/internet..... 487.18

Ingram Library Service, supplies .. 1,315.37 IRS, taxes..... 5,414.48

Iowa Finance Authority, debt..... 33,860.38

Iowa Regional Utilities, water ..... 8,620.64

IPERS, retirement..... 3,216.63

Mid America Publishing, publication ..... 106.25

Midwest Tapes, library exp... 63.77

Moler Sanitation, service... 691.25

Municipal Supply, supplies ..... 8,128.27

Nutrien, fuel ..... 228.06

Pete Busch, Park supplies... 25.92

Petty cash-library, supplies.. 51.97

Petty cash, pool - startup money... 150.00

Rasmussen Service, repairs ..... 544.29

Robert Coulter, reimbursement..... 19.95

100.00

Toyne, Inc., repairs ..... 226.18

U.S. Postmaster, stamps... 144.80

Verizon, cell phone ..... 132.87

WEX Bank, fuel..... 1,139.85

Wilkerson Hardware, supplies..... 13.67

WRH, Inc. retainerage ..... 26,126.02

Payroll, 04/10/22 to 05/22 ..... 15,255.78

Totals Claims ..... \$ 167,316.11

April 22 receipts and transfers in per fund: General \$116,687;

RUT \$16,363; Employee Benefits \$25,516; Emergency \$3,295;

LOST \$8,611; TIF \$61,828; Debt Service \$27,259; Capital Projects \$42; Water \$2,620; Sanitary Sewer \$2,314 and Storm Water \$198. Total \$264,733.

April 22 expenditures and transfers out per fund: General \$61,327;

RUT \$11,909; Employee Benefits \$2,589; Capital Projects \$2,899;

Water \$15,855; Sanitary Sewer, \$14,153 and Storm Sewer \$22. Total \$134,880.

Schnathorst, Kitzman and Wilson discussed meeting with Gary Mauer and Steve Cox regarding the Center Street Mill and Overlay. They met in person to give an update on the cost of the project. Costs have risen from \$302,632 last fall to the current estimate of \$406,326. A federal grant will cover approximately 30% of the cost. Since it is a federal grant, the City will need to be ADA compliant at all intersections along Center Street. The County does not have the staff to design the work and asked if we could get our city engineer to design that piece. It was discussed amongst council and approved for Wilson to get an engineer's design

and estimated cost. This portion of the project will be done prior to letting the entire project through the County due to all of the constraints of using federal dollars. This portion will be paid directly by the City.

The good part of meeting with Mauer is that he waived the City from having to pay a portion of South Main Street south of Duesenberg. The County will pick up 100% of those costs. The City will still be responsible for cost sharing to Duesenberg.

Brad Stevens is building a new home on Hawk Avenue. He has requested to hook up to the City water system since it is closer than the next hook up to rural water. Kitzman talked to rural water and they would be okay with this process. He also explained that he currently has to do water samples at Schippers because it is at the end of the line. Testing would be extended to Stevens. Stevens would pay for all costs associated with hooking up to the City's line. Staff was given direction to have the City Attorney draw up the appropriate contracts and resolutions.

Pete Busch gave an update regarding the last meeting with the Park Board and Visioning Committee. A total of 201 responses were received on the survey. He explained that both committees were in agreement with what their priorities were based upon the survey results. The number one project was to install a multipurpose court that would include a basketball, tennis and Pickleball court.

The priority is to have a regulatory court at Four Seasons Park. Busch, Dinsmore, Wilson and Kitzman will go to the parks and get the measurements. If it would not fit at Four Seasons, then the alternative would be south of the shelter house at Reunion Park. Before anything is done, the City would reach out to the residents in that area. The second priority is more playground equipment. The City just received a grant to pay for 50% of new equipment for Four Seasons Park. That will be delivered in the fall. Lighting and restrooms will be requested with the grant applications but those will be down the road project if not awarded a grant. Council gave guidance to Stansberry to begin working with the grant writer for the multipurpose court.

Stansberry explained there had been a request to increase the dollar amount of the sidewalk program. Currently the program will reimburse 50% or \$2,000 per square yard of any defective portion of the sidewalk. Kitzman explained there is specific criteria before the City will reimburse. He goes over this with the property owner after inspection. The reimbursement has been the same dollar amount since he has started. It was agreed amongst the council to bring a resolution back approving it to be at 50% or \$10 whichever is lower.

Stansberry & Kitzman explained the City will be getting an additional \$80,518 from American Rescue Plan. This money will be used on water/sewer related infrastructure projects. Kitzman explained why he requested the equipment for the Wastewater Plant and how it would ultimately save the City some on the electric bill. Since we now have the UV light and updated software this was a good time to install. The other request was for a GPS locator and related software. This will help identify not only curb stops but help to build a data base for lines etc. in the future. Council gave Staff the go ahead to get additional request for quotes on both pieces of equipment.

Schnathorst made a motion to approve the street closures and parade routes for Black Dirt Days. Dinsmore seconded the motion. Motion approved 4-0.

Stansberry explained the first reading of the Water & Sewer Ordinance pertained to raising the rates for July 1, 2022. She explained that after the rate studies sewer would be increased 3% and water 4.17%. Brown made a motion to approve the first reading of the Ordinance modifying Water & Sewer Rates beginning with July 1, 2022 billing. Frank seconded the motion. A roll call vote was taken and the first reading was approved 4-0.

Schnathorst made a motion and was seconded by Brown to adjourn the meeting. The meeting was adjourned at 8:05 pm.

Jeff Martin, Mayor

Lori Stansberry, Administrator/Clerk

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## PROCEEDINGS: BCLUW

MAY 16, 2022

The BCLUW Board of Education met in Regular Session on Monday, May 16, 2022 at 5:00 p.m. in the Media Center at the BCLUW High School. Present on a roll call vote was Board President: Todd Pekarek, Vice President: Adam Probasco, Board Members: Brian Feldpausch, Mindy Ashton, and Stacey Stover. Also present was Superintendent: Ben Petty, Secretary/Treasurer: Leah Woitwood, High School Principal: Jackson Anderson, Middle School Principal: Dirk Borgman, Elementary Principal: Mitch Parker, Teachers: Kara Schnathorst, Sherry Petty, Kristen Garber, Krista Silver, Sharon Borgman, and Karen Hammers. Gayle Barkema was also present. Board Members Alan Donaldson and Brent Schipper were absent.

AGENDA: Motion by Stover, second by Probasco to approve the agenda as presented. All ayes. Motion carried.

MINUTES: Motion by Probasco, second by Stover to approve the minutes of the April

11, 2022 and the minutes of the April 28, 2022 board meeting. All ayes. Motion carried.

FINANCIALS: The financials were reviewed and expenses were looked at and compared to last year at this time. Motion by Feldpausch second by Ashton to approve the financial reports and payment of invoices, including the additional bills, as presented. All ayes. Motion carried.

ELEMENTARY LANGUAGE ARTS CURRICULUM REPORT: Elementary School English Language Arts Teachers gave the curriculum report. Mrs. Petty started off the presentation by going over the workshop model and how it works in the classroom. Mrs. Petty shared that they have a mini lesson in a large group setting, then the students move on to small group where the teachers work on meeting the students where they are, and 1 to 1 conferencing where the teachers check in with students 1 on 1 for reading and writing, and end with sharing. This is where students have time to share about what they learned. One highlight is the Elementary did great this year with reading and read nearly 8,000 books this year. Kindergarten teacher Mrs. Silver shared that they have 4 major units of study. Mrs. Silver shared that they use anchor charts and these charts anchor the concepts for the kids. They use these all the time and the kids love them. The kids have fun with reading playdates where they get to use reading mats to build forts and read in the forts. When they have small group time, Mrs. Silver is working with a small group of kids while the other groups are working at different centers, 1<sup>st</sup> Grade teacher Mrs. Schnathorst shared that they also have 4 major units they work on throughout the year. Mrs. Schnathorst shared that in 1<sup>st</sup> grade the students really build off of what they learned in kindergarten. Mrs. Schnathorst also shared that the main goal in 1<sup>st</sup> grade is to understand what you are reading. They also use anchor charts and they are very helpful for the students. One thing that Mrs. Schnathorst shared is that they do flashlight Friday where the kids get to read under desks in the dark. Mrs. Schnathorst and Mrs. Silver both shared about what 2<sup>nd</sup> grade is doing in the classroom. They both shared that they also have 4 units of study and they do whole group instruction, small group time, anchor charts, and independent practice. During independent practice the kids do book talks with each other. This helps get kids interested in other types of books. Mrs. Garber shared about what 3<sup>rd</sup> grade is doing in the classroom. They go through 4 units of study and students apply skills and strategies from mini-lessons while reading independently after the lesson. Mrs. Garber shared that small groups are formed based on reading levels and the small groups meet multiple times a week to practice specific skills and strategies. 4<sup>th</sup> grade teacher Mrs. Garber shared that they also have 4 units of study. Mrs. Garber had time to have a genre challenge and this helped the kids to be able to branch out and read something new. Mrs. Garber shared that the students were hesitant at first but ended up really enjoying the activity. Mrs. Garber also shared that

during the reading history unit students were able to research and put together a presentation to share with the class. All of the Elementary Teachers were very happy with the investment put into the book room that is located in the Title 1 room.

It is very helpful for the teachers to choose sets of reading books for the students and the book room is used each day. Special Education Teacher Mrs. Borgman shared about English Language Arts for the Title 1 and Special Education students. Mrs. Borgman shared that the students receive LLI which is level literacy intervention. The LLI system uses phonemic awareness, phonics, fluency, comprehension, and vocabulary to help the students learn. Students work on phonics/word work, reading new books, writing, and re-reading. Students work in small groups of 6 or less in order to receive individualized instruction. Mrs. Petty ended the presentation by talking about literacy interventions and other literacy related activities. Mrs. Petty shared that during intervention time they work on WIN which is What I Need. This helps to target what the students need. Mrs. Petty shared the professional learning communities meet every week to support the students and help them be successful by discussing what the needs are. All the teachers shared that it is important to share your own reading with the students so that they realize it is a lifelong skill.

POSITIVE SHARING: High School Principal Mr. Anderson shared that Comet Café wrapped up for the year and served over 1,000 meals. Junior students and sponsors put on a great prom for everyone and thank you to the Junior parents for their work on after prom. Mr. Anderson shared that the Power and Energy students built and raced cars powered by CO2 cartridges. The Freshman science class is learning about static electricity and were excited to use the static electricity generator. Mrs. Benson has been working hard at preparing for Freshman orientation. Many student leaders are helping to promote student involvement and provide tours to the 6<sup>th</sup> graders during Freshman orientation. Many events qualified for State Track and Boys and Girl's Golf are golfing this week. Summer sports competitions are beginning soon. The Fine Arts held an end of the year program and delivered awards for the 2021-2022 school year. Middle School Principal Dirk Borgman shared that Mrs. Shadlow received a grant from Walmart for classroom materials. He also shared that Mrs. Rhinehart's 6<sup>th</sup> grade Math Bee team placed 6th out of 32 teams in the Central Rivers AEA competition. Mr. Bartling hosted a special Sunday afternoon recital for students and their families and other guests to hear them perform their one-rating performances from the middle school solo contest. Mr. Borgman shared that they are starting to review initial ISASP results and one highlight is the increase in 6<sup>th</sup> grade math results. The increase of proficient students went from 28% proficient last year to 78% proficient or advanced this year. Children's book author, Julia Cook, presented to the students. Many of her books focus on social-emotional topics that are relevant to the students. Mr. Parker shared that Miss Lutes wrapped up the preschool mystery reader program where parents, grandparents, and community members came in and surprised the preschoolers with a book read aloud. Mr. Parker also shared that the 2<sup>nd</sup> grade students in Mrs. Billington's classroom did a great job teaching the school about habitat 6 which is synergize and talks about the importance of team work. Mr. Parker shared that the 4<sup>th</sup> grade students performed phenomenally on the ISASP testing.

2021-22 BUDGET AMENDMENT PUBLIC HEARING: The 2021-22 Budget Amendment Hearing was held at 5:30 p.m. with no public comment.

REVIEW INITIAL STEPS IN A SCHOOL BOND ELECTION, AND CONSIDERATION OF APPROVING A COMMITTEE: Mr. Petty shared that the board wants to go down the path of appointing a committee it may be a good idea to get an architect involved who knows more about the design subject and can answer more of the questions that may come up. By getting an architect involved they can help the school district decide what is really needed long term. The board discussed that if a committee is appointed it needs to have all different people from the community. The board told Mr. Petty to go forward with having a meeting with an architect and bring back information to the next board meeting.

DISCUSSIONS/REPORTS/UPCOMING MEETINGS: Mr. Petty shared he appreciated that the School Board attended the graduation ceremony. He also shared that it has been a busy and fun last few weeks with many events going on including leader day and track and field day with the Elementary School. Many concerts and sporting events going on with spring sports doing great.

NEXT MEETING: The next regular meeting of the Board will be held at 7:00 a.m. on Thursday, June 16, 2022 at the High School in Conrad.

ADJOURNMENT: The meeting was adjourned at 6:26 p.m.

Todd Pekarek, President

Leah Woitwood, Secretary/Treasurer

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## PROBATE

NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF, EXECUTOR, AND NOTICE TO CREDITORS

PROBATE NO. ESPR102610

IN THE MATTER OF THE ESTATE OF ARDIS M. AVENSON, DECEASED

TO ALL PERSONS INTERESTED

IN THE ESTATE OF ARDIS M. AVENSON, DECEASED,

WHO DIED ON OR ABOUT

DECEMBER 5, 2021:

You are hereby notified that on April 7, 2022, the last will and testament of Ardis M. Avenson, deceased bearing the date of January 21, 1993 was admitted to probate in the above named court and that Curtis L. Wollin was appointed Executor of the estate of Ardis M. Avenson. Any action to set aside the will must be brought in the District Court of said county within the later to occur of four months from the date of the second publication of this notice or one month from the date of mailing of the Decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be forever barred.

Notice is further given that all persons indebted to the estate are requested to make immediate payment to the undersigned, and creditors having claims against the estate shall file them with the clerk of the above named District Court, as provided by law, duly authenticated, for allowance, and unless so filed by the later to occur of four months from the second publication of this notice or one month from the date of mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred.

Dated May 19, 2022.

Executor of Estate:

Curtis L. Wollin

120 Hubbard Avenue

Waterloo, Iowa 50701

Attorney for Estate:

Jennifer L. Chase

Ball, Kirk & Holm, P.C.

3324 Kimball Avenue

Waterloo, Iowa 50702

AT0001436

Date of second publication: June 2, 2022

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## NOTICE OF SALE OF PROPERTY

NOTICE OF PUBLIC HEARING - AMENDMENT OF CURRENT BUDGET				
City of WELLSBURG Fiscal Year July 1, 2021 - June 30, 2022				
The City of WELLSBURG will conduct a public hearing for the purpose of amending the current budget for fiscal year ending June 30, 2022				
Meeting Date/Time: 6/6/2022 07:00 PM	Contact: Wendy Lage	Phone: (641) 869-3342		
<b>Meeting Location:</b> City Hall 515 N Adams St. Wellsburg IA 50680				
There will be no increase in taxes. Any residents or taxpayers will be heard for or against the proposed amendment at the time and place specified above. A detailed statement of additional receipts, cash balances on hand at the close of the preceding fiscal year, and proposed disbursements, both past and anticipated, will be available at the hearing.				
<b>REVENUES &amp; OTHER FINANCING SOURCES</b>		<b>Total Budget as Certified or Last Amended</b>	<b>Current Amendment</b>	<b>Total Budget After Current Amendment</b>
Taxes Levied on Property	1	288,356	0	288,356
Less: Uncollected Delinquent Taxes - Levy Year	2	0	0	0
Net Current Property Tax	3	288,356	0	288,356
Delinquent Property Tax Revenue	4	0	0	0
TIF Revenues	5	16,916	0	16,916
Other City Taxes	6	96,793	0	96,793
Licenses & Permits	7	1,620	0	1,620
Use of Money & Property	8	18,775	0	18,775
Intergovernmental	9	182,378	0	182,378
Charges for Service	10	579,420	0	579,420
Special Assessments	11	0	0	0
Miscellaneous	12	16,600	0	16,600
Other Financing Sources	13	1,170,000	0	1,170,000
Transfers In	14	91,878	33,800	125,678
<b>Total Revenues &amp; Other Sources</b>	<b>15</b>	<b>2,462,736</b>	<b>33,800</b>	<b>2,496,536</b>
<b>EXPENDITURES &amp; OTHER FINANCING USES</b>				
Public Safety	16	123,116	12,000	135,116
Public Works	17	215,849	49,600	265,449
Health and Social Services	18	0	0	0
Culture and Recreation	19	203,130	35,400	238,530
Community and Economic Development	20	0	10,800	10,800
General Government	21	34,098	0	34,098
Debt Service	22	113,205	0	113,205
Capital Projects	23	1,170,000	0	1,170,000
Total Government Activities Expenditures	24	1,859,398	107,800	1,967,198
Business Type/Enterprise	25	381,212	24,400	405,612
<b>Total Gov Activities &amp; Business Expenditures</b>	<b>26</b>	<b>2,240,610</b>	<b>132,200</b>	<b>2,372,810</b>
Transfers Out	27	91,878	33,800	125,678
<b>Total Expenditures/Transfers Out</b>	<b>28</b>	<b>2,332,488</b>	<b>166,000</b>	<b>2,498,488</b>
Excess Revenues & Other Sources Over (Under) Expenditures/Transfers Out	29	130,248	-132,200	-1,952
Beginning Fund Balance July 1, 2021	30	1,761,337	0	1,761,337
<b>Ending Fund Balance June 30, 2022</b>	<b>31</b>	<b>1,891,585</b>	<b>-132,200</b>	<b>1,759,385</b>

Explanation of Changes: Unexpected projects and purchases. Visioning process expenses.

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