### PAGE

# Classified/Legals

# Cedar county claim

4/24/2025 General Basic Fund 36.14-Advanced Business Systemscopies 87.00-Alliant Energy-elec 474.67-Amazon Capital Services-Ink

800.00-Henry Bentley-transport 66.55-Adam W. Blank-mil 406.29-Bob Barker Company-inmate 690.00-Bow Tie Automotive-Fender 528.98-Cedar County Repair-blade 188.31-Copy Systems-copies 4450.00-Cost Advisory Services, Inc-FY24 Cost Allocation 5.55-County Automotive Services-fuel 1250.00-Mike Dauber-mnthly svc 147.17-Diamond Drugs, Inc-meds 700.00-Gary Doermann-well plug

700.00-Durant Development Corp-well

plug 1528.70-Family Foods-Food Voucher 71.67-Galls Inc-uniforms 114.50-Gordon Flesch Company-copies

317.06-Patricia Hamann-mil 225.45-Hermsen Automotive LLC-oil chg/

filter 321.00-Jennifer Hubler-MF

1609.50-Ia Dept Of Public Safety-IA system

200.00-lowa County Recorders Assoctraining

300.00-lowa Law Enforcement Academytraining

226.42-lowa Prison Industries-clothing 35.15-Irish Reporting, Inc.-deposition

23.46-Thiesen's-key

189.15-Brenda Johnson-mil 275.00-Klay Johnson-removal

61 05-Phil I a Rue-mil

188.10-Austin Lenz-mil 421.20-Lynch's Plumbing, Inc-filters

112.36-McCloud Services-spray 199.04-ODP Business Solutions, LLC-Stamps

422.10-PepsiCo Beverage Sales LLCsoda

192.01-Reserve Account-postage 78.00-Progressive Rehabilitation-pre

work

800.00-Joshua Pruitt, MD-Case fee 208.80-Quest 8 Blue Lagoon Car Wash-

wash 4241.25-River Bend Transit-4th Qtr 480.00-Schumacher Elevator-maint 181.00-Solutions, Inc Harris Local-

ColumbiaSoft 850.00-Total Maintenance, Inc-heat

exchanger 164 66-Vestis-mats/mons

887.88-VISA/Bankers Bank-adobe 2596.05-Wendling Quarries Inc-gravel 15.00-Jacob Wilbourne-license American Rescue Plan Act Fund

21995.00-Control Installations of Iowamulti camera General Supplemental Fund

3886.24-S.I.A.D.S.A. Lee/Lucas-Other 206.00-Thomson Reuters-West Payment-info chrg 44.00-Nicki Welch-mil

Pioneer Cemetery

100.00-Beine & Abel Law Firm-Deed 153.50-Eric Storjohann-tree removal Rural Services Basic Fund

35.95-Copy Systems-copies

19.49-Thiesen's-mats 1272.58-Karl Emergency Vehicles-equip 849.69-On Target Ammunition-ammo

33929.00-Stivers-25 Interceptor 266.50-Uniform Den Inc-uniforms

Secondary Road Fund 4791.70-Advantage FS, Inc.-Gasoline

221.76-Alliant Energy-Utilities-Clarence 7304.55-Altorfer Inc-Parts 8760.46-Cedar County COOP-Diesel-

Springdale 39799.39-Compass Minerals America

Inc..-Materials

42.67-Copy Systems-Copies 444.00-Eastern Iowa Tire Inc-Tires 483.07-GTG Peterbilt of Davenport-Repairs 50.00-H & H Auto-Tires

37.44-Gary Hadden Jr-Safety clothing

27.46-Will Holland-Meal reimbursment 14122.00-Illowa Culvert & Supply-

Culverts 4401.02-Iowa Prison Industries-Signs 39.79-Thiesen's-Sundry 385.10-Midwest Wheel Companies-Parts 221.30-Genuine Parts Company Inc-**Batteries** 

125.00-Niles Chiropractic, Inc-Safety testing

Sundry 12012.00-Powers' Seeds Bob Powers-

phone calls about matter and upon further investigation, it determined that no permit for an entrance on file. Board reached a consensus that Mr. Holladay should coor dinate with Engineer's Office to correct issue. Public Health Director Wagaman informed Board that measles is making a comeback in United States, and in response, free vaccinations are being made available to public. Moved by Gaul seconded by Barnhart to approve Board Minutes of April 22, 2025.

Aves: All Moved by Bixler seconded by Barnhart to

approve Claim Disbursements #442063 -#442171 paid on 4/24/2025. Ayes: All

#### Board reported on Outreach/Committee Meetings they attended.

Move by Barnhart seconded by Bixler to approve Resolution — Approval of Eastern Iowa MHDS Regional Governing Board of Directors Action to Terminate/ Dissolve Eastern Iowa MHDS Region 28E Agreement.

Ayes: All Bell mentioned to Board that Auditor Welch should also receive quotes from Hometown Plumbing & Heating, AAA Mechanical and Ragan Mechanical for boiler auotes

Moved by Gaul seconded by Barnhart to adjourn at 9:12 a.m., to May 6, 2025. Ayes: All

Jon Bell, Chairperson Nicki Welch, Auditor WBT 20

# Legal Notice

NOTICE OF PUBLIC HEARING NOTICE OF PUBLIC HEARING ON THE PROPOSED AMENDMENT TO CHAPTER 165 OF THE WEST BRANCH ZONING ORDINANCE.

YOU ARE HEREBY NOTIFIED that a public hearing will be held by the West Branch Planning and Zoning Commission in the Council Chambers at the City Office, located at 110 N. Poplar Street in West Branch, IA at 7:00 p.m. on Tuesday, May 27, 2025. The public hearing will add a new sec-tion titled "165.49 Residential Livability Flexible Front Yard Allowances" and add the language in the aforementioned Chapter 165 "Zoning Regulations".

All interested persons are invited to attend these meetings and be heard on the aforementioned proposed adoption of the amendment. Further information regarding same may be obtained by contacting the West Branch City Clerk. NOTICE OF PUBLIC HEARING NOTICE OF PUBLIC HEARING ON THE

PROPOSED AMENDMENT TO CHAPTER 165 OF THE WEST BRANCH ZONING ORDINANCE.

ZONING ORDINANCE. YOU ARE FURTHER NOTIFIED that a public hearing will be held by the City Council of the City of West Branch, Cedar County, in the Council Chambers at the City Office, located at 110 N. Poplar Street in West Branch, IA at 7:00 p.m. on Monday, June 2, 2025. The public hearing June 2, 2025. The public hearing will add a new section titled "165.49 Residential Livability Flexible Front Yard Allowances" and add the language in the aforementioned of Chapter 165 "Zoning Regulations".

All interested persons are invited to attend these meetings and be heard on the aforementioned proposed adoption of the amendment. Further information regarding same may be obtained by contacting the West Branch City Clerk. WBT 20

# Legal Notice

NOTICE OF PUBLIC HEARING TO OF PROPOSED AMENDMENT NO. 8 TO THE WEST BRANCH URBAN RENEWAL LAN FOR THE WEST BRANCH URBAN RENEWAL AREA IN THE

CITY OF WEST BRANCH, IOWA. The Planning and Zoning Commission of the City of West Branch, lowa, will hold a public hearing before itself at its meeting which commences at 7:00 o'clock P.M. on May 27th, 2025 in the Council Chambers, City Hall, West Branch, Iowa to consider adoption of

of West Branch. The Commission will forward its recommendations on said Amendment No. 8 to the West Branch City Council.

A copy of the proposed Amendment No. 8 to the Amended and Restated Urban Renewal Plan is available for review in the Office of the City Clerk. The City Council invites any and all writ-

ten comments or comments at the hearing on June 2nd, 2025. This notice is given by notice of the City

Council pursuant to Section 403.5 of the Code of Iowa. /s/ Leslie Brick, City Clerk WBT 20

# Legal Notice

NOTICE OF PUBLIC HEARING TO CONSIDER APPROVAL OF PROPOSED AMENDMENT NO. 8 TO THE WEST BRANCH URBAN RENEWAL

PLAN FOR THE WEST BRANCH URBAN RENEWAL

AREA IN THE CITY OF WEST BRANCH, IOWA

The City Council of the City of West Branch, Iowa, will hold a public hearing before itself at its meeting which commences at 7:00 o'clock P.M. on June 2nd, 2025 in the Council Chambers. City Hall, West Branch, Iowa to consider adoption of the proposed Amendment No. 8 to the Amended and Restated West Branch Urban Renewal Plan (the "Plan"). Amendment No. 8 proposed to add the following area to the West Branch Urban Renewal Area to be designated as a slum and blight area: Beginning at the SW corner of Lot 14,

Parkside Hills, West Branch, Iowa; thence north along said west line of said Lot 14 to the south right-of-way line of Elm Street; thence east along the south-erly right-of-way line of Elm Street to a point south of the SE corner of Unit 3B of Lot 3, Parkside Hills, West Branch, Iowa; thence west of the SE corner of Outlot A, Cookson Subdivision, West Branch, lowa; thence north along the east side of said Outlot A to the north right-of-way line of Cookson Street; thence east along the north right-of-way line of Cookson Street to the SW corner of Lot 1, Stoolman's 1st Addition to West Branch; thence north to the NE corner of Lot 18 in Block 4. I.W Haines to West Branch; thence west to the NW corner of Lot 11 in Block 4 in said Haines Addition; thence north to the SE corner of Lot M of Block 1 of Lot B in I.W. Haines Addition: thence east to the SE corner of Lot N of Block 1 of Lot B of said I.W. Haines Addition; thence north to the north right-of-way line of Beranek Drive; thence west along the north right-of-way line of Beranek Drive to the west right-ofway line of 2nd Street; thence north to the NW corner of Lot F of Block 1 of Lot B of said I.W. Haines Addition; thence east to the NW corner of Lot C of Block 1 of Lot B of said I.W. Haines Addition: thence northwesterly along the west line of Lot A in Blocks 14 and 21, West Branch, Cedar County, lowa, to a point of the south right-of-way line of Main Street; thence east along the south right-of-way line of Main Street to the NE corner of Lot 35 in Block 8, Townsend's Division of West Branch, lowa; thence south to the SE corner of Lot 75 in said Block 8; thence west to the SW corner of Lot 74 in said Block 8; thence south to a point on the north right-of-way line of Water Street; thence west to the west right-of-way line of the abandoned C.R.I. & P Railroad; thence along said east line of said abandoned railroad to a point west of the south line of the property described in Book 234 at Page 173, Records of Cedar County, lowa; thence east to the south point of said property described in Book 234 at Page 173; thence north along the east line of the property described in Book 234 at Page 173 to a point on the south right-of-way line of Water Street; thence east along to the south right-of-way line to the terminus of Water Street; thence south to the SW corner of that certain property described in Book 530 at Page 262, Records of Cedar County, Iowa; thence southeasterly along the westerly line of the property described in Book 319, Page 109. Records of Cedar County, Iowa, to a point on the corporate limits of the City of West Branch; thence south along said corporate limits to its intersection with the north right-of-way line of Interstate 80; thence west along said north rightof-way line of Interstate 80 to the point of beginning.

SWEEPER PARTS-PW-1,079.66 MENARDS-BORDER FOR TRACK-P&R -1,561.20 QUILL-OFFICE SUPPLIES-CITY, PD-108.79 STERICYCLE-SHREDDING SERVICES-89.93 TROUT, AMBER-P&R 1/2 PITCH REFUND-60.00 TOTAL--12,242.08 PAYROLL-WAGES, TAXES, EMPLOYEE BENEFITS - 4/25/2025 65,248.29 PAID BETWEEN MEETINGS SISCO-HEALTH CLAIMS 4/21/2025-SISCO-HEALTH & FLEX CLAIMS 4/28/2025-129.35 BAKER & TAYLOR-BOOKS-294.18 E O JOHNSON-COPIER MAINT - LIB-JOHN DEERE FINANCIAL-SUPPLIES & UNIFORMS - PW & PD-813.58 MEDIACOM-CABLE SERVICES -41.90**OVERDRIVE-DIGITAL & AUDIO** BOOKS-141.48 STATE INDUSTRIAL PRODUCTS-CHEMICALS-257.89 METLIFE-INSURANCE PREMIUM-2,213.32 SISCO-INSURANCE PREMIUM-16,994.66 ALLIANT ENERGY-ALLIANT ENERGY-16,270.89 BAKER & TAYLOR-BOOKS-288.34 BARNHART'S CUSTOM SERVICES YARD WASTE SITE WORK-2,760.00 BEAN & BEAN-GRAVE **OPENING-650.00** CLIA LABORATORY PROGRAM-CEBTIFICATE FEE-248 00 CULLIGAN WATER-WATER SOFTENER SERVICE-30.49 ECONO SIGNS-YARD WASTE SIGNAGE-PW-945.43 FIRE SERVICE TRAINING BUREAU CERT FEES FOR HAZMAT-FIRE-100.00 HARLESS, VERONICA-SR. FITNESS CLASS APRIL-430.00 ILLINOIS LIBRARY ASSOCIATION-SUMMER PROG SUPPLIES LIBRARY-705.26 IA LAW ENFORCEMENT ACADEMY-MMPI EVALUATION-POLICE-150.00 MPEC-FUEL OIL MIX-FIRE-57.00 PITNEY BOWES PURCHASE POWER-REPLENISH POSTAGE-LIBRARY-100.00 WEST BRANCH TIMES-LEGAL PUBLICATIONS & JOB POST -1.361.93

MACQUEEN EQUIPMENT-STREET

TOTAL--46,048.49 GRAND TOTAL EXPENDITURES 123.538.86 FUND TOTALS

001 GENERAL FUND-38.946.70 CIVIC CENTER-456.12 LIBRARY-6,810.97

031 110 ROAD USE TAX-12.380.09

- 112 TRUST AND AGENCY-29,468.22
- 600 WATER FUND-19.671.20 610 SEWER FUND-15052.63 740 STORM WATER UTILITY-752.93

GRAND FUND TOTAL--123,538.86 REVENUE-FISCAL YEAR 2025 FUND MARCH 001 GENERAL FUND-64,526.43 022 CIVIC CENTER-540.00 026 SIGNS ACCIONA DONATION-79.70 031 LIBRARY-1,242.50 036 TORT LIABILITY-12.605.57 110 ROAD USE TAX-22,789.61 112 TRUST & AGENGY-73,019.96 121 LOCAL OPTION SALES TAX-26,907.46 125 TIF-198.966.11 226 DEBT SERVICE-322,995.61 300 CAPITAL IMPROVEMENT RESERVE-16,807.42 319 I-80 WATER SEWER LINES-334.008.34 500 CEMETERY PERPETUAL FUND-900.00 501 KROUTH PRINCIPAL FUND-665.89 502 KROUTH INTEREST FUND-311.22 600 WATER FUND-79,703.52 610 SEWER FUND-95,598.11 740 STORM WATER UTILITY-6,033.00 TOTAL--1,257,700.45 Motion by Sexton, second by Miller to approve the Consent agenda. AYES: Miller, Stoolman, Horihan, Dean. NAYS: None. ABSTAIN: Sexton (due to conflict on 6b). Motion carried. PRESENTATIONS / communications / open forum - none PUBLIC HEARING / NON-CONSENT AGENDA Public Hearing – Regarding amending the current budget for fiscal year 2025, ending June 30, 2025. Laughlin opened the public hearing at 7:03 p.m. There were no public comments. Laughlin closed the public hear ing at 7:04 p.m. Second Reading Ordinance 826 Amending Chapter 105 – Solid Waste Control. / Move to action. Brick noted that additional language was added to section 105.12(1) regarding contractors per the Council's request There were no other comment Motion by Sexton, second by Miller to second reading of Ordinance 826. AYES: Sexton, Miller, Stoolman, Horihan, Dean, NAYS: None, Motion carried, Second Reading Ordinance 827 – Amending Chapter 106 – Collection of Solid Waste. / Move to action. There were no comments. Motion by Miller, second by Sexton to second reading of Ordinance 827. AYES: Miller, Seton, Horihan, Stoolman, Dean. NAYS: None. Motion carried. Resolution 2025-50 – Approving amending the current budget for the fiscal year 2025, ending June 30, 2025. / Move to action. Kofoed explained a few of the reasons

which required the City to amend its current budget explaining that often cities need to do this function for unforeseer expenditures in a given fiscal year. This years amendment includes an increase in liability insurance and self-funded insurance claims, transfer of funds (in/ out) for the Phase 2 East Side Water Main project, extra tree trimming expens-

Thursday, May 15, 2025

# West Branch Times

es and concrete repairs, TIF payments that are in arrears, expenses related to the Cedar-Johnson Road project that the Council approved after the FY25 budget was set, additional water and sewer costs (mostly due to inflation and utility costs) and lastly, an SRF loan payment from the water fund for the Phase 2 East Side Water Main project. Motion by Sexton, second by Miller to approve Resolution 2025-50. AYES: Sexton, Miller, Stoolman, Dean, Horihan. NAYS: None Motion carried Resolution 2025-51 – Hiring Paul (Kevin) Bailey as a Full-Time Police Officer for the City of West Branch and setting the salary for Fiscal Year 2025/2026. / Move to action. Chief Hall expressed his deep admiration for Officer Bailey and commended him for his years of prior public service in the lowa City area. Hall said that Bailey will complete his department and is grateful to Bailey for accepting a position with the West Branch police department. Motion by Sexton, second by Horihan to approve Resolution 2025-51. AYES: Sexton, Horihan Stoolman, Dean, Miller NAYS: None. Motion carried. Oath of Office – Police Officer Bailey Laughlin administered the oath of office to Office Bailey and welcomed him to the City of West Branch Resolution 2025-52 - Approving the annual renewal rates with MetLife for Basic Life, AD&D, Short Term disability, Long Term disability, Dental and Vision insurance. / Move to action. There were no comments Motion by Sexton, second by Horihan

to approve Resolution 2025-52. AYES: Sexton, Horihan, Miller, Dean, Stoolman. NAYS: None Motion carried Resolution 2025-53 – Approving the annual renewal rates with Wellmark Blue Cross Blue Shield through the Iowa Community Trust for health insurance. / Move to action

There were no comments. Motion by Miller, second by Sexton to approve Resolution 2025-53. AYES: Miller, Sexton, Stoolman, Horihan, Dean NAYS: None Motion carried Resolution 2025-54 – Approving a Proposal from Linn County Rural Electric Cooperative to install four street lights in the Greenview Subdivision. / Move to action.

Sexton said four new street lights would be placed on existing power poles to help with the issue. Miller asked if easements would be needed for any of the work and Sexton said he didn't believe so. Sexton said he would hand the project and implantation off to the City Administrator and Public Works Director to move the project forward Miller asked where the money would come from and Kofoed said the Cedar-Johnson Road bond proceeds would be used.

Motion by Sexton, second by Miller to approve Resolution 2025-54. AYES: exton, Miller, Dean, Stoolman, Horihan. NAYS: None. Motion carried. Resolution 2025-55 - Setting a date for



Seed 1682 36-B & D Dircks Land LLLP-Land

LFM-202505--7X-1736.80-River Products Company-Rock 839.60-Sadler Power Train, Inc-Parts 102.50-Snap-on Tools Baily Kemp-Tools 14.20-Tipton Electric Motors, Inc-Parts 169912.03-Truck Country of Iowa Inc-Outside services

10960.90-Wendling Quarries Inc-Rock Transfer Station Fund

338.16-Cintas Corporation-towel/uniform 469.05-Conservative Publishing-ad 1853.70-Jim Hawk Truck Trailers-Dav

tarp repair 113.90-Thiesen's-broom/gloves 866.61-MHC Kenworth Quad Cities-air

147.25-Microbac Laboratories Inc-testing 25.00-Niles Chiropractic, Inc-drug test 78.00-Progressive Rehabilitation-pre work

3389.97-Secondary Road Fund-fuel 1616.00-Weikert Iron-ewaste Cedar Co Health Fund 4766.51-CEDAR COUNTY TREASURER ACH MED-self funded med Commissary Fund 47438.00-Stivers-25 Interceptor Early Childhood la-Cedar/Jones 2160.63-Genesis VNA-Nurse Consultant 2434.08-Hawkeye Area Community Action-Nurse Consultant 259.20-Sherri R. Hunt-mil Jnt Disaster Serv.Fund 4.75-Access Systems Leasing-copies 166.27-AT&T Mobility-phone 39.82-US Cellular-wif E911 366.33-Dubuque County 911-elec 35.04-CenturyLink Lumen-data 1177.79-Windstream Auto-Pay-data 5376.75-Zetron-maint Assessor 233.88-Access Systems-copies 6945.06-Mail Services, LLC-postage 170.98-Office Express-keyboard 412.50-Vanguard Appraisals Inc-Special

Appraisal

450334.38--Grand Total WBT 20

# Cedar county board

CECUAL COUNTY DOALD BOARD PROCEEDINGS (FOLLOWING IS A SYNOPSIS OF MINUTES.FULL TEXT OF DAY'S MINUTES ARE AVAILABLE FOR INSPECTION AT AUDITOR'S OFFICE OR ON OUR WEBSITE-WWW. CEDARCOUNTY.IOWA.GOV) TIPTON.IOWA TIPTON, IOWA

April 29, 2025

Cedar County Board of Supervisors met in regular session at 8:30 a.m. April 29, 2025 with following members present: Bixler, Barnhart, Gaul, Kaufmann, and Chairperson Bell. Minutes reported by Deputy Auditor Hamdorf. Members of public were also present. Board viewed correspondence from vari-

ous agencies

Manure Management Annual Updates submitted.

noted following Handwritten Disbursement issued on 4/25/2025 to Cedar County Treasurer for Benefits, Inc for an electronic deposit: #442172 for \$437.45-self funded medical claims. Moved by Bixler seconded by Kaufmann

to approve agenda. Ayes: All

Chairperson Bell addressed public for comments. Don Holladay received a letter from County Engineer Fangmann con-cerning an illegal entrance. Maintenance Superintendent Armstrong informed Board that Engineer's Office had received

the proposed Amendment No. 8 to the Amended and Restated West Branch Urban Renewal Plan (the "Plan").

Amendment No. 8 proposed to add the following area to the West Branch Urban Renewal Area to be designated as a slum and blight area

Beginning at the SW corner of Lot 14, Parkside Hills, West Branch, Iowa; thence north along said west line of said Lot 14 to the south right-of-way line of Elm Street; thence east along the south-erly right-of-way line of Elm Street to a point south of the SE corner of Unit 3B of Lot 3, Parkside Hills, West Branch, Iowa; thence west of the SE corner of Outlot A, Cookson Subdivision, West Branch, lowa; thence north along the east side of said Outlot A to the north right-of-way line of Cookson Street; thence east along the north right-of-way line of Cookson Street to the SW corner of Lot 1, Stoolman's 1st Addition to West Branch; thence north to the NE corner of Lot 18 in Block 4, I.W Haines to West Branch; thence west to the NW corner of Lot 11 in Block 4 in said Haines Addition; thence north to the SE corner of Lot M of Block 1 of Lot B in I.W. Haines Addition; thence east to the SE corner of Lot N of Block 1 of Lot B of said I.W. Haines Addition; thence north to the north right-of-way line of Beranek Drive; thence west along the north right-of-way line of Beranek Drive to the west right-of-way line of 2nd Street; thence north to the NW corner of Lot F of Block 1 of Lot B of said I.W. Haines Addition; thence east to the NW corner of Lot C of Block 1 of Lot B of said I.W. Haines Addition; thence northwesterly along the west line of Lot A in Blocks 14 and 21, West Branch, Cedar County, lowa, to a point of the south right-of-way line of Main Street; thence east along the south right-of-way line of Main Street to the NE corner of Lot 35 in Block 8, Townsend's Division of West Branch. lowa; thence south to the SE corner of Lot 75 in said Block 8; thence west to the SW corner of Lot 74 in said Block 8; thence south to a point on the north right-of-way line of Water Street; thence west to the west right-of-way line of the abandoned C.R.I. & P Railroad; thence along said east line of said abandoned railroad to a point west of the south line of the property described in Book 234 at Page 173, Records of Cedar County, lowa; thence east to the south point of said property described in Book 234 at Page 173; thence north along the east line of the property described in Book 234 at Page 173 to a point on the south right-of-way line of Water Street; thence east along to the south right-of-way line to the terminus of Water Street; thence south to the SW corner of that certain property described in Book 530 at Page 262, Records of Cedar County, Iowa; thence southeasterly along the westerly line of the property described in Book 319, Page 109, Records of Cedar County, Iowa, to a point on the corporate limits of the City of West Branch; thence south along said corporate limits to its intersection with the north right-of-way line of Interstate 80; thence west along said north right-of-way line of Interstate 80 to the point of beginning.

Amendment No. 8 also proposes to add the following projects to the Urban Renewal Plan:

Development Agreement for the redevelopment portions of Parkside Hills, West Branch, Iowa, with up to 75% of incremental tax revenue rebates;

The Planning and Zoning Commission will be reviewing the amendments to the West Branch Urban Renewal Area and Plan to ensure that the plan complies with the comprehensive plan for the City

Amendment No. 8 also proposes to add the following projects to the Urban Renewal Plan:

Development Agreement for the redevelopment portions of Parkside Hills, West Branch, Iowa, with up to 75% of incremental tax revenue rebates;

A copy of the proposed Amendment No 8 to the Amended and Restated Urban Renewal Plan is available for review in the Office of the City Clerk.

The City Council invites any and all written comments or comments at the hearing on June 2nd, 2025. This notice is given by notice of the City

Council pursuant to Section 403.5 of the Code of Iowa. /s/ Leslie Brick, City Clerk WBT 20

# West Branch city council

(The following is a synopsis of the min-utes of the West Branch City Council meeting. A video recording is available for inspection at westbranchiowa.org. The minutes are not approved until the next regularly scheduled City Council meetina.) West Branch, Iowa; City Council; May

5.2025

Council Chambers; Regular Meeting; 7:00 p.m.

Mayor Roger Laughlin called the West Branch City Council regular meeting to order at 7:00 p.m.

Roll call: Council members present; Tom Dean, Colton Miller, Mike Horihan, Jerry Sexton and Jodee Stoolman. Attending via Zoom: Tom Dean. City Staff present: City Administrator Adam Kofoed, City Clerk Leslie Brick, Police Chief Greg Hall, Public Works Director Matt Goodale and Park & Recreation Director Erin Laughlin Attending via Zoom: Library Director Jessie Schafer. APPROVE THE AGENdA Motion by Miller, second by Sexton to

approve the agenda. Motion carried on a voice vote. APPROVE CONSENT AGENDA Approve minutes from the April 21, 2025 City Council meeting. Approve a Class C Retail Alcohol (12-month) license with Outdoor Service privileges for Cedar's Edge Golf Course Inc., 3 Ember Lane, West Branch. Approve a Class C Retail Alcohol (12month) liquor license with Outdoor Service privileges for The Black Rose LLC., 116 W. Main Street, West Branch Approve the appointment of Brian Alatalo to the Parks & Recreation Commission. term expiration 12/31/2026 Approve the Monthly Financial Report for March 2025. Approve Claims for May 5, 2025. EXPENDITURES - 5/5/2025 AERO RENTAL-LIFT RENT REICHERT HOUSE MOVE-1,386.25

BRICK, LESLIE-MILEAGE REIMBURSEMENT-COUNTY-23.80 CEDAR COUNTY COOPERATIVE-FUEL-PW-1,330.51 CJ COOPER & ASSOCIATES-PREEMPLOYMENT TEST-POLICE-75.00 GOERDT INSPECTION-BLDG INSPECTIONS-2,100.00 HAWKINS-CHEMICALS-3,952.06 HOLIDAY INN DES MOINES-IMFOA LODGING-474.88

Thursday, May 15, 2025

West Branch Times



# **Baker's dozen of clarinets**

West Branch Middle School's seventh- and eighth-grade band's clarinet section plays its part in "Mango Walk" during the May 8 Spring Band Concert. The show included the fifth-grade and sixth-grade concert bands. Some of the songs included "Whack-A-Mole" and "Riptide," both by Tim Smith. Soloists in the 7/8 band included Madelynn Sand, Gavin LeMay, Ava Lacina, and Sophia Petrin. The eighth-graders also presented Director Beth Wirtanen-Olbernolte with flowers before moving on to high school in the fall. Gregory R. Norfleet/West Branch Times

# **Deposits and** withdrawals

Hoover Elementary pupils use measuring spoons and water to illustrate how one should care for their "emotional bank account." The children said a person needs to "deposit" five positive thoughts or acts of kindness – like a smile or an unselfish act - to "withdraw" one negative thought. The demonstration of Habit No. 4, "Everyone Can Win," was one of several on display during the annual Leadership Day, where children show what they learned from Sean Covey's '7 Habits of Happy Kids." Gregory R. Norfleet/ West Branch Times



# WBEA contracts

Here is a summary of contract negotiations between the West Branch Education Association and West Branch Community Schools administration and Board of Education since 2010.

Each dollar figure represents each side's proposed increases, followed by the final negotiated agreement.

The lowa legislature in 2017 significantly reduced what unions and public entities could negotiate during collective bargaining.

The WBEA and school board have been operating under the same Master Contract since 2017, though the two agencies amend the salary schedule every one or two years. However, by law, most of the contract language was removed as of

# Staff From Page I

will go toward salaries. About \$26,400 will go toward the teachers' aides,

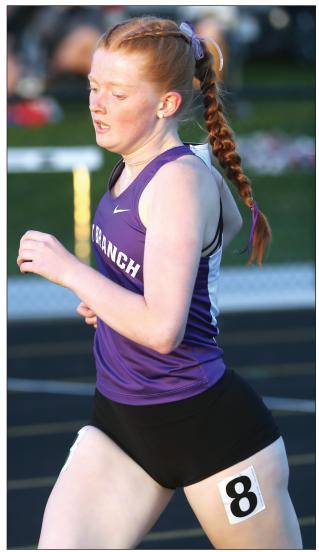
of which about \$22,564 will go toward salaries.

The increases for noncertified hourly staff salaries and benefits come to nearly \$23,200 and managers and directors will see an additional \$17,300 in those categories. Administrators will receive an additional \$17,900 in salaries and benefits.

had allowed carrying over only one unused personal day; the new contract will allow up to three, with the option of pay for unused days. The current contract caps personal days at three; the new contract raises the cap to five in any given year.

Under "Sick Leave," teachers who avoid using more than half a day for sick leave can, in turn, get an additional personal day. The new contract allows them to turn that sick day into a personal day and carry it over to

# PAGE News 7



West Branch junior Caitlyn Harrison runs the 800 meter run at the May 8 River Valley Conference tournament held at Tipton City Park. Matthew Dickinson/West Branch Times

# Conference

# From Page 8

alternate or they're actually running, so that they can find that motivation in the doldrums of winter when we're starting practice or doing offseason stuff."

Senio concluded that the lineups wouldn't stray too much from the conference setup, adding that the team would use the "tough draw" of the PCM district to hopefully get faster times and get events in via at-large bids.

Team scores: 1. Mid-Prairie 125 2. Tipton 100 3. Maquoketa 77 4. Monticello 59 5. Regina 58 6. Cascade 52.5 7. West Branch 41 8. Camanche 37 9. Northeast 36 10. Beckman 35 10. Bellevue 35 12. Wilton 26 13. Anamosa 23 14. West Liberty 19 15. Durant 17.5

100 meter dash: 8. Dani

Amber Wolf 1:19.26

800 meter run: 2. Grace Hamann 2:20.67; 13. Caitlyn Harrison 2:48.40

1500 meter run: 19. Caitlyn Harrison 6:16.02

Discus: 10. Alyssa Pierce 96-00; 20. Delaney Blindt 70-03

High jump: 12. Alyssa Vargason 4-04.00

Long jump: 13. Addi Schultes 14-02.00

Shot put: 1. Alyssa Pierce 40-06.00; 26. Emeri Poock 19-11.00

Sprint medley relay: 9. (Karlee Hansen, Alyssa Kennedy Vargason, Simpson, Lander Malloy) 2:04.29

Distance medley relay: 3. (Olivia Becker, Addi Schultes, Lexi Skay, Grace Hamann) 4:19.75

4x100 relay: 10. (Alyssa Vargason, Kennedy Simpson, Karlee Hansen, Dani Crutchley) 54.66

June 30, 2019. The school district placed almost all of the language in the employee handbook

an of the language in the employee handbook.			
	WBEA	District	Final
Year	proposal	proposal	agreement
2010	\$230,000	\$0	\$118,000
2011	\$281,000	\$0	\$121,000
2012	\$209,000	\$102,000	\$150,000
2013	\$330,000	\$122,000	\$170,000
2015	\$226,000	\$103,000	\$159,000
2017	\$232,000	\$103,000	\$142,000
2019	\$82,500	\$33,000	\$78,000
2020	\$152,000	\$111,000	\$135,000
2021	\$164,000	\$128,000	\$141,700
2022	\$202,000	\$149,000	\$175,000
2023	\$263,000	\$151,000	\$197,500
2024	\$207,000	\$129,000	\$158,000
2025	\$187,400	\$97,000	\$137,900

Source: West Branch Education Association, West Branch Community Schools Chart by Gregory R. Norfleet

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LEGALS FROM P6

Consultation and a date for a Public Hearing on the Proposed Amendment No. 8 to the Amended and Restated West Branch Urban Renewal Plan. / Move to action. The purpose of this amendment is to

include a portion of the Parkside Hills development and other industrial proper ties to the north of it and declare it as a "slum & blight" district. This allows the City to collect TIF dollars and use them as the see fit in the district. The public hearing is set for June 2, 2025. Motion by Sexton, second by Miller to approve Resolution 2025-55. AYES: Sexton, Miller, Stoolman, Horihan, Dean. NAYS: None. Motion carried. Discussion – GO Bond Series 2025 excess funds distribution Schechinger said he met with Boomerang (who was awarded the Cedar-Johnson Road Reconstruction project) and they quoted \$398 thousand dollars to extend Cedar-Johnson Road from Ember Lane to just south of the city limits. This section of the road is currently a chip-seal surface. Schechinger said the bid includes for grading, drain-age improvements and a concrete surface. Sexton said he is in support of the extra concrete and commented that delivery drivers are constantly using his property to get from Lazy Brook Drive to Cedar-Johnson Road. Schechinger reminded the Council that Sexton (owner of Cedar's Edge Subdivision) requested that Birdie Drive (a public street that was not constructed by the developer and would have connected Lazy Brook to Cedar-Johnson Road) be vacated (and returned to right-of-way) in 2022. This street vacation was done via resolution 2022-103. Miller did not feel that spending approximately \$400 thousand dollars to service two driveways was a responsible way to spend the excess bond funds

and said that he would rather review the list of projects provided by Public Works Director. Miller said the public works budget isn't able to fund most of the projects provided by Goodale and that any bond "overage" would best be utilized on Goodale's list. Miller also mentioned that if future development occurs west of Cedar-Johnson Road then this section of road could be considered again in the future, just not now while other projects would benefit more residents. Stoolman and Horihan agreed with Miller's stance on the subject. Miller also asked how this bond would be repaid and said he didn't want to see taxes increased along with other user fees (water and sewer rates) that continue to rise each year. Kofoed said the bond will be repaid by a combination of TIF and LOST dollars. Kofoed said Schechinger was needing direction from the Council and based on their comments, the original project will move forward without the extension north of Ember Lane. Kofoed said the discussion regarding the excess funds will come back on the May 19th City Council meeting so that the Council has time to review Goodale's list and provide direction on which projects to move forward with. Discussion - Mayor Laughlin's revised

Urban Renewal Area Laughlin said that due to overwhelming resident response over the previously proposed "slum & blight" area, he now uggests that the City focus on the Parkside Hills subdivision. Laughlin said he would exclude the zero lot properties that have homes already constructed and occupied, but will include the remaining residential and commercial lots. Laughlin also suggests including commercial properties to the north and all the way up to East Main Street, such as: the City's Public Works shop, other industrial properties on Cookson St., South 4th Street, Beranek Park, Beranek Drive, including Barnhart Custom Service's properties. Miller suggested that that creek be included along with

The two unions also made changes to their master contracts.

The WBEA must still work 184 days, but employees now can request one "or more" flex days as a staff work day, according to the language change.

Under "Leaves of Absence," the contract

the former railroad land where a future

but took all comments under advise-

ment. Laughlin said he would work

with Kofoed on the map and Olson who will prepare the public hearing notice.

Horihan stated that he wants all affected

property owners to receive the public hearing notice so that they are aware of

the Mayor's proposal. CITY ADMINISTRATOR REPORT – No

CITY ATTORNEY REPORT – No report

Schechinger said that he had a pre-

construction meeting with Boomerang regarding the Cedar-Johnson Road

project and they have set a May 19th

start date. He also reported on discus

sions with FEMA regarding the Wapsi Creek Widening project. He also gave an update on the West Branch Village

sewer meter issue and said that an inter

Goodale informed the Council that hy-

drant flushing started today and will con-tinue over the next couple of weeks. He also said that the Hoover Presidential

Foundation (yellow house) is scheduled

to be moved tomorrow and that his de-partment will be busy assisting.

COMments from mayor and council mem

adjournment Motion to adjourn by Miller, second

by Sexton. Motion carried on a voice

vote. City Council meeting adjourned

Roger Laughlin, Mayor

Leslie Brick, City Clerk

ATTEST:

WBT 20

al meeting needs to be scheduled to address the on-going issue. STAFF REPORTS

CITY ENGINEER REPORT

report

bers - None

at 8:05 p.m

trail could be constructed. Laughlin said the proposed map included in the council packet needs some additional tweaking

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the next school year.

"Salaries," Under regarding coaches and extra-curricular sponsors, the robotics instructor's salary will increase from 30 percent to 50 percent of the baseline pay.

For the paraprofessionals, the five-year extension was the only change in the contract language.

Crutchley 13.64; 10. Rena Holmes 13.82

100 meter hurdles: 14. Amber Wolf 18.80

200 meter dash: 11. Dani Crutchley 28.70; 22. Abby Linn 31.16

400 meter dash: 19. Lyla Snyder 1:17.07; 20. Lila Finzel 1:17.89

400 meter hurdles: 4. Grace Hamann 1:08.57; 17.

4x200 relay: 4. (Rena Holmes, Lexi Skay, Addi Schultes, Olivia Becker) 1:50.56

Shuttle hurdle relay: 7. (Abby Linn, Kennedy Simpson, Amber Wolf, Alyssa Vargason) 1:18.74

4x400 relay: 5. (Addi Schultes, Lander Malloy, Lexi Skay, Grace Hamann) 4:21.16



the Kalona area. \$6. Call 563-886 3405, leave message, #20

### For Sale

Trader Ads

FOR SALE: 1x25 MRO 2.0 MOA Adj Red Dot; w/Trijicon MRO 1/3 Co-Witness mount. Made in USA. Paid \$500, asking \$400. Never Used. 209-752-0548, leave message. Cedar county phone number. #16tf

HINTERBERG QUILTING Frame, Model # CL-93, with light. Two Extension kits. Good Condition. \$100. Or Free to a Non-Profit Organization. 563-886-6525. #15-18pd

## Real Estate

FOR SALE – 2 Bedroom, 2 Bath Condo, Durant, Iowa. Completely Refurbished W/ New furnace, New Air Conditioner. Call 563-210-1238. #30tf

# Wanted

WANTED – JUNK appliances – will pick up. Farm steel, batteries and cars. 319-331-8122. #17tf

BUYING ALL Antiques: Fair Cash Prices for Antiques: Furniture, Signs, Toys, Crocks, Paintings, Documents, Oddities and Weird Stuff. 319.270.1251. #9tf

# For Rent

EFFICIENCY APT. for rent. Available June 1. \$500 per month. 319-310-3660. #19-20

ONE BEDROOM apt. for rent. Available June 1. \$625 per month. 319-310-3660. #19-20

THREE BEDROOM house, large yard, garage. 410 Mulberry, Tipton. Available Aug. 1, 2025. Call 641-891-5550. #19p

ONE BEDROOM house, stacker included, yard, garage. 108  $^{1\!\!/_2}$  Lemon Street, Tipton. Available Aug. 1, 2025. Call 641-891-5550. #19p

HOUSE in ROCHESTER: 2 bedroom, 1 bath. No smoking. No pets. Call 319-530-6936. #18-19p

PASTURE FOR LEASE. 200 acres + facilities (older corral, hav stor-

age & cattle shed). Serious inquiries only. 713-598-1541. #17-18c

# Storage For Rent

12 x 40 FOOT storage unit. Lowden. 563-886-7957. #17c

WEST BRANCH Mini Storage, 1264 East South Street, Tipton. 10 x 24 ft. stalls. Reasonable rates. 1-319-643-7150. #10tf

# Notice

CLASSIFIED ADS must be paid for prior to running in the paper. #28tfnc



Farmers' Almanac for 1975, given out by Powell Funeral Home for