Office of Mills County Auditor
Carol Robertson
Mills County Courthouse
Glenwood, IA

The Board of Supervisors met this 6th day of September, 2016, in the meeting room at the Mills County Conservation building in Pony Creek with Supervisors Ron Kohn, Lonnie Mayberry and Richard Crouch present. Carol Vinton was also present.

Motion by Mayberry seconded by Crouch to approve the September 6, 2016 agenda and the August 30, 2016 minutes as presented. Motion carried on a vote: Ayes: 3 Nays: 0.

Motion by Crouch seconded by Mayberry to pay the accounts payable as presented and holding a few claims out for clarification. Motion carried on a vote: Ayes: 3 Nays: 0

There were no utility permits to report this week.

Motion by Crouch seconded by Mayberry to approve the Secondary Roads 2016 Annual Report presented by Engineer Mayberry. Motion carried on a vote: Ayes: 3 Nays: 0

Building & Zoning Official Darin Whatcott was present to open the bid for the parking lot at the Engineer's building. The only bid received was from Tab Construction in the amount of $131,337. There were others that received the plans but did not bid.

Motion by Mayberry seconded by Crouch to award the bid for the Engineer's parking lot to Tab Construction in the amount of $131,337. Motion carried on a vote: Ayes: 3 Nays: 0

Economic Development Director Rick Allely and Paula Hazelwood of Advanced SW Iowa were present to give an Economic Development update. Hazelwood gave the Board of Supervisors her background prior to working at Advanced SW Iowa. Hazelwood and Allely shared a number of opportunities of trade show and conferences available to build connections for stimulating growth in this area. There are many tools they will be using for retention of businesses and attracting new business and industry.

Motion by Crouch seconded by Mayberry to approve Resolution 16-19 Tax abatement for Bunge to abatement taxes for year 18 in the amount of $9,126 of the 20 year abatement.

Resolution 16-19

A Minimum Assessment Agreement as stated in IA Code 403.6(19) was created on December 29,1998 by and among the Bunge Corporation, Pottawattamie County Board of Supervisors and Mills County Board of Supervisors and the Mills County Assessor and the Pottawattamie County Assessor for the purpose of creating an exemption of real estate taxation for a period of ten (10) years to construct a soybean crusher/refinery complex that said real estate is situated in both Mills and Pottawattamie Counties. The taxation of any said improvements shall thereafter be phased in over the next ten (10) years. Commencing with the January 1, 1998 assessment and continuing through January 1, 2007 assessment of said taxation would be based on the value of the unimproved site. Beginning with the January 1, 2008 assessment would generate a tax of $100,000 representing year 11 and $103,500 for year 12, $107,100 for year 13, $110,900 for year 14, $114,800 for year 15, $118,800 for year 16, $122,900 for year 17, **$127,200 for year 18** $131,700 for year 19 and $136,300 for year 20. Along with the Minimum Assessment Agreement a Revenue Sharing Agreement between Pottawattamie County and Mills County was signed on December 30, 1998 which stated that the taxes be collected by Mills County, Iowa on the improvements to the property covered by the Minimum Assessment Agreement will be split with Pottawattamie County fifty-fifty for years eleven through twenty. Mills County agrees to pay out of their general fund, fifty percent of the taxes to Pottawattamie County.

The Board of Supervisors of Mills County setting in session on this 1st day of September ,2015 pursuant to the Minimum Assessment Agreement at IA Code 403. 6 (19) shall direct the treasurer of Mills County to send a tax statement for fiscal year 2014 taxes due and payable on September 1, 2016 and March 1, 2017 to Bunge Corporation for $127,200.00 and abate the total taxes generated on these parcels in the amount of $9,126.00 and direct the treasurer to make payment of $63,600.00 to Pottawattamie County reflecting the Revenue Sharing Agreement and Mills County will then be allowed to apportion their share of the $63,600.00 in taxes to the appropriate entities.

Motion carried on a Roll Call vote: Kohn – Aye, Mayberry – Aye, Crouch – Aye

Motion by Mayberry seconded by Crouch to approve Resolution 16-20 – Tax Abatement for Bomgaars to approve the 1st year of a 5 year abatement that was approve by the city of Glenwood for Fifth Generation Investments LLC aba Bomgaars.

Resolution 16-20

The Mills County Board of Supervisors entered into a Relocation Agreement with Fifth Generation Investments, LLC which stated the County would abate property taxes for the Bomgaars business location on a sliding fee scale for a period of (5) years. Said scale and its payments are as follows: The County shall **abate 80% of all property taxes due for the 2015 assessment** due September 2016 and March 2017. The County will then abate 65% for the 2016 assessment, abate 50% for the 2017 assessment, abate 35% for the 2018 assessment, abate 20% for the 2019 assessment and the full amount will be due with the 2020 assessment.

The Mills County Board of Supervisors hereby directs the Treasurer to abate the taxes on parcel **#065390030300000** described briefly as: **TR IN PART OF LOTS 32, 34, 35 LANDS IN CITY** of Section 14, Township 72, Range 43 approximately **4.20 net acres** in Glenwood Corp in the amount of **$40,329.00** which represents the **80% abatement of taxes for the 2015 assessment** and send a revised tax statement for assessed taxes that are due and payable on September 1, 2016 and March 1, 2017 to Fifth Generation Investments, LLC in the amount of **$10,083.00**.
Motion carried on a roll call vote: Crouch – Aye, Mayberry – Aye, Kohn – Aye

Deputy Auditor Kristine Schoening and Ted Mintle were present regarding abatement on real estate tax on a dwelling removal due to lack of the Assessor's Board of Review letter. This was done in error. Mintle's should have $1,234 abated but will pay real estate taxes of $228 on the land. This action needs to be done by Resolution; therefore it will be placed on the September 13, 2016 agenda.

Motion by Crouch seconded by Mayberry to approve the purchase of a modem cradle point and other accessories needed for mobile data equipment for a deputy car as recommended by IT Director Patrick Binns in the amount of $1,146.99 from DH Wireless Solution of Battle Creek, Michigan. Motion carried on a vote: Ayes: 3 Nays: 0

The Board agreed to allow painting and clean up for Glenwood's Homecoming on the windows in the Courthouse by the cheerleaders. The Board of Supervisors will make the donation personally, not with County monies.

The Knights of Columbus liquor license renewal is being tabled until all items needed are received.

Mills County Sheriff Eugene Goos was present with Jeff Bidell to discuss concerns about Tobey Jack's beer garden on street dance and taco nights. Sheriff Goos will look into this and the Auditor will contact Mr. Good for an updated beer garden drawing.

Motion by Crouch seconded by Mayberry to authorize the removal of the Economic Development assistant's position from the Economic Development department.
This motion does create a new position in the Planning & Zoning department.
The Economic Development department will be able use these funds that were targeted for the assistant's position for marketing and other Economic Development projects.
This budget was created prior to the hiring of an Economic Development Director.
Motion carried on a vote: Crouch – Aye, Kohn – Aye, Mayberry – Nay.

The Board received the August monthly jail report.

Mills County Treasurer Becky Killpack presented tax statements for property purchased by Mills County. This item will be placed on the agenda for action on September 13, 2016.

There being no further business to come before the Board at this time, they adjourned to meet on Tuesday, September 13, 2016.

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Ron Kohn – Chairman

ATTEST:

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Carol Robertson, Auditor