

The Board of Supervisors met on 10/9/18 at 10:00 a.m. in the Story County Administration Building. Members present: Rick Sanders, Martin Chitty, and Lauris Olson, with Sanders presiding. (all audio of meetings available at storycountyiowa.gov).

PRESENTATION OF A PLAQUE TO THE BOARD OF SUPERVISORS COMMEMORATING MANUFACTURING DAY – Drew Kamp, Public Policy and Business Development Director, Ames Economic Development Commission (AEDC), reported on the the creation of 330 new jobs in manufacturing and presented the Board with a plaque.

PROCLAMATION DECLARING OCTOBER NATIONAL COMMUNITY PLANNING MONTH – Jerry Moore, Planning and Development Director, thanked the Planning and Zoning (P&Z) Commission, the Board, and staff. He stated an Open House will be held on 10/26/18 in the Planning & Development Office. Sanders read the proclamation. Chitty moved, Olson seconded the approval of the Proclamation declaring October as National Community Planning Month. Motion carried unanimously (MCU) on a roll call vote.

MINUTES: 10/2/18 Minutes – Olson moved, Chitty seconded the approval of Minutes as presented. Roll call vote. (MCU)

PERSONNEL ACTIONS: 1) pay adjustment, effective 10/14/18, a) BOS for Leanne Harter @ \$3,059.35/bw; b) Facilities Management for Joby Brogden @ \$2,828.54/bw; 2) re-hire, effective 10/15/18, a) Attorney's Office for Torey Cuellar @ \$2,761.08/bw. Chitty moved, Olson seconded the approval of Personnel Actions as presented. Roll call vote. (MCU)

Olson moved, Chitty seconded the approval of Consent Agenda as presented.

1. Iowa Public Employees' Retirement System (IPERS) Section 125 Plan Annual Certification for the period 1/1/19-12/31/19
2. Resolution #19-38, Setting a Date and Time for a Public Hearing for 10/23/18 at 10:00 am for the discussion of a lease-purchase agreement for ten motor graders to be used in the Secondary Roads Department for a total cost of \$3,128,860.00
3. Resolution #19-35, Setting a Date and Time for a Public Hearing for 10/16/18 for First Consideration of Ordinance No. 277, Amending Table 90-1 Table of Conditional Uses to add "Kennels for the Raising, Breeding and Boarding of Dogs or Other Small Animals"
4. Road Closure Resolution: #19-17

Roll call vote. (MCU)

RESOLUTION #19-29 EXPRESSING INTENT TO AUTHORIZE A TAX INCREMENT REVENUE LOAN AGREEMENT FOR AND NOT TO EXCEED \$1,000,000.00 – Leanne Harter, County Outreach and Special Projects Manager, stated the Treasurer can receive bids for the third and final phase of Tedesco Environmental Learning Center (TELC); she provided the timeline. Lisa Markley, Assistant Auditor, reported on debt, interest rates, and stated \$900,000.00 in TIF revenues are currently projected. Sanders opened the public hearing at 10:18 a.m., and, hearing none, he closed the public hearing at 10:18 a.m. Chitty moved, Olson seconded the approval of Resolution #19-29, Expressing Intent to Authorize a Tax Increment Revenue Loan Agreement for and not to exceed \$1,000,000.00. Roll call vote. (MCU)

RESOLUTION #19-36, APPROPRIATION AMENDMENT FY19 – Lisa Markley, Assistant Auditor, reported the resolution appropriates remaining budgeted funds at 100% for elected officials and 95% for departments. Olson moved, Chitty seconded the approval of Resolution #19-36, Appropriation Amendment FY19. Roll call vote. (MCU)

UPDATED AUDIO/VISUAL SOLUTION FOR PUBLIC MEETING ROOM – Joel Ahrens, Information Technology Systems Administrator, reported on the six (6) vendors, equipment being replaced, and optional items. Discussion took place. Olson moved, Chitty seconded the approval of Marco contract at \$49,000.00 with the addition of the fixed screen totaling \$49,097.00 for the Updated Audio/Visual Solution for Public Meeting Room. Roll call vote. (MCU)

ACTION TO REJECT ALL BIDS RECEIVED ON 9/28/18 IN RESPONSE TO THE REQUEST FOR PROPOSALS (RFP) FOR THE STORY COUNTY JUSTICE CENTER RE-ROOFING PROJECT – Joby Brogden, Facilities Management Director, reported that the published RFP and the addenda materials were inconsistent therefore all bids must be rejected and the processes started from the beginning. Leanne Harter, County Outreach and Special Project Manager, reported on contacting bidders. Chitty moved, Olson seconded the approval to Reject All Bids Received on 9/28/18 for the Request for Proposal (RFP) for the Story County Justice Center Re-Roofing Project as presented. Roll call vote. (MCU)

DIRECTION REGARDING DRAFT STRATEGIC PLAN – Leanne Harter, County Outreach and Special Projects Manager, reported background, process, and timeline. Discussion took place. Olson asked to review the external challenges. Harter reviewed the targeted goals.

RESOLUTION #19-37, THEILENLAND RESIDENTIAL PARCEL SUBDIVISION – Amelia Schoeneman, County Planner, reported on ownership, location, current zoning, floodplain, surrounding land use, standards of approval, comments, and alternatives. Chitty moved, Olson seconded the approval of Resolution #19-37, Theilenland Residential Parcel Subdivision as presented. Roll call vote. (MCU)

ENGINEER QUARTERLY REPORT – Darren Moon reported on flood stage of the Skunk River, maintenance work, rock hauling, Federal Emergency Management Agency (FEMA) repairs, construction projects, state processes and projects, development and traffic studies, motor-grader lease renewal, drainage district issues, CenturyLink issues, and a new hire.

QUARTERLY FINANCIAL FY19 – Lisa Markley, Assistant Auditor, reported on departments that are above 25% of expenditures, fund balances, and revenues.

LIAISON ASSIGNMENTS, COMMITTEE MEETINGS UPDATES, AND ANNOUNCEMENTS FROM THE SUPERVISORS: All Board members reported on multiple meetings.

Chitty moved, Olson seconded to adjourn at 12:29 p.m. Roll call vote. (MCU)

Story County
Board of Supervisors Meeting
Agenda
10/9/18

1. CALL TO ORDER: 10:00 A.M.
2. PLEDGE OF ALLEGIANCE:
3. PUBLIC COMMENT #1:
This comment period is for the public to address topics on today's agenda
4. Presentation Of A Plaque To The Board Of Supervisors Commemorating Manufacturing Day

Department Submitting Auditor

5. Consideration Of Proclamation Declaring October National Community Planning Month -
Jerry Moore

Department Submitting Planning and Development

Documents:

NCPM PROCLAMATION 2018.PDF

6. CONSIDERATION OF MINUTES:

- I. 10/2/18 Minutes

Department Submitting Auditor

7. CONSIDERATION OF PERSONNEL ACTIONS:

- I. Action Forms

1)pay adjustment, effective 10/14/18, a)BOS for Leanne Harter @ \$3,059.35/bw; b) Facilities Management for Joby Brogden @ \$2,828.54/bw; 2)re-hire, effective 10/15/18, a)Attorney's Office for Torey Cuellar @ \$2,761.08/bw.

Department Submitting Auditor

8. CONSENT AGENDA:

(All items listed under the consent agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time the Board votes on the motion.)

- I. Consideration Of IPERS Section 125 Plan Annual Certification For The Period Of
January 1 To December 31, 2019

Department Submitting Board of Supervisors

Documents:

2019IPERSSEC125PLANCERTIFICATION.PDF

- II. Consideration Of Resolution #19-38, Setting A Date And Time For Public Hearing For October 23rd, 2018 At 10:00 Am , For The Discussion Of A Lease-Purchase Agreement For 10 Motor Graders To Be Used In The Secondary Roads Department With A Total Cost Of \$3,128,860

Department Submitting Engineer

Documents:

RESOLUTION 19 38.PDF

- III. Consideration Of Resolution #19-35, Setting A Date And Time For Public Hearing For October 16, 2018, For First Consideration Of Ordinance No. 277, Amending Table 90-1 Table Of Conditional Uses To Add "Kennels For The Raising, Breeding And Boarding Of Dogs Or Other Small Animals" - Jerry Moore

Department Submitting Planning and Development

Documents:

RESOLUTIONSETTINGPUBLICHEARINGONORDINANCE 277.PDF

- IV. Consideration Of Road Closure Resolution(S): #19-17

Department Submitting Engineer

Documents:

RC 19 17.PDF

9. PUBLIC HEARING ITEMS:

- I. Consideration Of Resolution #19-29 Expressing Intent To Authorize A Tax Increment Revenue Loan Agreement For And Not To Exceed \$1,000,000.00 - Leanne Harter

Department Submitting Board of Supervisors

Documents:

DRAFT RESOLUTION 1929 FOR HEARING EXPRESSING INTENT TO AUTHORIZE A TAX INCREMENT REVENUE LOAN AGREEMENT.PDF

10. ADDITIONAL ITEMS:

- I. Consideration Of Resolution #19-36, Appropriation Amendment FY19 - Lisa Markley

Department Submitting Auditor

Documents:

RES 1936.PDF

- II. Discussion And Consideration For Updated Audio/Visual Solution For Public Meeting

Room - Joel Ahrens
Proprietary Information

Department Submitting Information Technology

Documents:

MARCO.PDF

III. Consideration Of Action To Reject All Bids Received On September 28, 2018, For The Request For Proposal (RFP) For The Story County Justice Center Re-Roofing Project - Joby Brogden And Leanne Harter

Department Submitting Board of Supervisors

Documents:

MEMOTOBOSTOREJECT.PDF

IV. Discussion And Direction Regarding Draft Strategic Plan-Leanne Harter

Department Submitting Board of Supervisors

Documents:

DRAFT STRATEGIC PLAN FOR BOS DISCUSSION.PDF

V. Discussion And Consideration Of Resolution #19-37, Theilenland Residential Parcel Subdivision - Amelia Schoeneman

Department Submitting Planning and Development

Documents:

STAFF REPORT.PDF
APPLICATION AND ATTACHMENTS.PDF
PLAT.PDF
RESOLUTION 19 37.PDF

11. AGENCY REPORTS:

12. DEPARTMENTAL REPORTS:

I. Engineer Quarterly Report - Darren Moon

Department Submitting Auditor

Documents:

ENG QRT.PDF

13. OTHER REPORTS:

I. Quarterly Financial FY19 - Lisa Markley

Department Submitting Auditor

Documents:

QUARTERLY FINANCIAL REPORT FY19.PDF

14. PUBLIC FORUM #2:

Comments from the Public on Items not on this Agenda. The Board may not take any Action on the Comments due to the Requirements of the Open Meetings Law, but May Do So In the Future.

15. LIAISON ASSIGNMENTS, COMMITTEE MEETINGS UPDATES, AND ANNOUNCEMENTS FROM THE SUPERVISORS:

16. ADJOURNMENT:

Story County strives to ensure that its programs and activities do not discriminate on the basis of race, color, national origin, sex, age or disability. Persons requiring assistance, auxiliary aids or services, or accommodation because of a disability may contact the county's ADA coordinator at (515) 382-7204.

Story County Board of Supervisors
Meeting
10/09/18

NAME

ADDRESS

Deb Schildroth
Erin Eike
DARREN MOON
Jerry Moore
Emily Zandt
Amelia Jancevnan
Cecilia Tomo
Joby Brasden
Jason Mickelson
Todd Lundholm
Naelle McLatchie
Anna Mackley
Justin Kyram
ALISSA WIGWALL
Chuck W. Kloklock
Linda Murken
Nancy Brouseau

BOS Office
Marco, Urbandale IA
ENG
P+D
P+D
P+D
LWV
Facilities
1503 Golden Aspen Dr. Ames
BOS
BOS
Aud
MED
BOS
105 S. 16th St Ames
Franklin Twp
Ames



COMMUNITY PLANNING MONTH PROCLAMATION

WHEREAS, change is constant and affects all cities, towns, suburbs, counties, boroughs, townships, rural areas, and other places; and

WHEREAS, community planning and plans can help manage this change in a way that provides better choices for how people work, live, and play; and

WHEREAS, community planning provides an opportunity for all residents to be meaningfully involved in making choices that determine the future of their community; and

WHEREAS, the full benefits of planning requires public officials and citizens who understand, support, and demand excellence in planning and plan implementation; and

WHEREAS, the month of October is designated as National Community Planning Month throughout the United States of America and its territories, and

WHEREAS, The American Planning Association and its professional institute, the American Institute of Certified Planners, endorse National Community Planning Month as an opportunity to highlight the contributions sound planning and plan implementation make to the quality of our settlements and environment; and

WHEREAS, the celebration of National Community Planning Month gives us the opportunity to publicly recognize the participation and dedication of the members of planning commissions and other citizen planners who have contributed their time and expertise to the improvement of Story County, Iowa; and

WHEREAS, we recognize the many valuable contributions made by community and regional planning professionals in and near Story County, Iowa and extend our thanks for the continued commitment to public service.

NOW, THEREFORE, BE IT RESOLVED THAT, the month of October 2018 is hereby designated as **Community Planning Month** in Story County, Iowa in conjunction with the celebration of National Community Planning Month.

Adopted this 9th day of October, 2018.

Board of Supervisors
Story County, Iowa

County Auditor
Story County, Iowa

Section 125 Plan Annual Certification



Employer ID: 85201

Employer Name: Story County

Certification Period: January 1 to December 31, 2019

Effective January 1, 2017, IPERS-covered employers that offer elective *employer* contributions to Section 125 plans whereby some of the contributions may be received by their employees as cash, must certify annually that certain conditions are met in compliance with IPERS administrative rules and the Internal Revenue Code. Only employer contributions to fringe benefit programs that meet the requirements for coverage in Iowa Code 97B and qualify under Internal Revenue Code (IRC) Section 125 may be treated as IPERS-covered wages.

According to the IRS, a qualified Section 125 plan must be written and offer at least one permitted taxable benefit and at least one qualified benefit. Your plan must include **all** of the following:

- Description of benefits available
- Plan rules governing participation
- Requirement that participants be employees
- Procedures governing employees' elections, including periods that elections may be made; and periods during which elections are effective, provided that elections are irrevocable
- The manner in which contributions may be made (for example, through salary reductions)
- Maximum amount of employer contributions available through the plan
- Plan year
- If paid time off, required ordering rules for non-elective and elective paid time off
- If flexible spending arrangements, provisions for complying with requirements
- If grace period, provisions for complying
- If distributions from health Flexible Spending Arrangements to employees' Health Savings Accounts, provisions for complying

I have legal and binding authority for the employer named above and I am authorized to complete this form. I certify that this employer is making employer contributions to a qualified plan under IRC Section 125. I acknowledge my organization's failure to comply with Iowa Code § 97B.58 and/or Iowa Administrative Code 495 relieves IPERS of all liability to any member or beneficiary.

Authorized signature:  Date: 10-9-19
Your name: Rick Sanders Title: Board of Supervisors, Chair
Phone: 515-382-7200 Email: rsanders@storycountyiowa.gov

Please sign and return to IPERS by December 31.

EMAIL: employerrelations@ipers.org FAX: 515-281-0053

MAIL: IPERS, P.O. Box 9117, Des Moines, IA 50306-9117

Section 125 Plan Annual Certification



A Q & A for Employers

What is a cafeteria plan?

According to the Internal Revenue Service, a cafeteria plan is a separate written plan maintained by an employer for employees that meets the specific requirements and regulations of Section 125 of the Internal Revenue Code.

Why does IPERS require employers to certify their Section 125 plans?

Effective January 1, 2017, employers, not IPERS, are responsible to certify that their Section 125 plan complies with all requirements in IRC Section 125. Elective employer contributions to certified Section 125 plans are eligible for IPERS coverage if they meet the requirements listed in Iowa Code 97B. If the plan is not certified as a Section 125 plan, the contributions to it cannot be covered under IPERS.

How does Iowa Code (IC) 97B apply?

IC 97B lists additional requirements that must be met in order for Section 125 plan employer contributions to be IPERS-covered. The employer contributions must be uniformly available. IC 97B.1A(26)"a"(1)"b" states that elective employer contributions shall be treated as covered wages only if made uniformly available and not limited to highly compensated employees.

How do we determine if our Section 125 plan is qualified?

Check with your CPA, tax advisor or legal counsel to determine whether your plan meets the definition of a Section 125 plan. Review the qualifications listed on the certification form.

What if we don't have a qualified plan?

If you do not have a Section 125 plan, there is no need to certify with IPERS. In this case, employer cash payments paid to members in lieu of benefits (outside of regular wages), will not be considered as IPERS-covered wages.

When is the form due?

The annual certification must be submitted by December 31 each year. If plan certification is not provided, wage adjustments may be necessary.

Uniform treatment example

An organization has two types of employees covered under its Section 125 plan – teaching staff and support staff. The two groups have different collective bargaining agreements, so the benefit allowances are \$3,000 for teaching staff, and \$2,500 for support staff. Both groups are still required to purchase, at a minimum, single employee medical coverage for \$1,000.

For the teachers, \$2,000 of the allowance is IPERS-covered (the \$3,000 allowance minus the mandatory medical coverage costing \$1,000). For the support staff, \$1,500 is IPERS-covered (the \$2,500 allowance minus the mandatory medical coverage costing \$1,000).

For teaching staff:

\$3,000	benefit allowance
<u>- 1,000</u>	mandatory medical coverage
\$2,000	IPERS-covered amount

For support staff:

\$2,500	benefit allowance
<u>- 1,000</u>	mandatory medical coverage
\$1,500	IPERS-covered amount

A variation in covered wages is permitted when the reason for it is consistently applied to all members of each employee group. Thus, in this case, you would report different IPERS-covered amounts for the members of the two groups.

Proceed with caution

The rules governing Section 125 plans are complex. If you are unsure which wages should be covered, submit your plan documents to IPERS for review.

For more information, visit

<https://www.ipers.org/employers/section-125-plan-certification>.

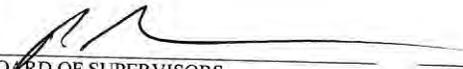
RESOLUTION TO SET PUBLIC HEARING FOR LEASE AGREEMENT

Story County
Resolution No. 19-38

WHEREAS, the Story County Board of Supervisors, acting under the authority of Iowa Code Section 331.301, proposes to enter into a lease purchase agreement for ten motor graders to be used by Story County Secondary Roads with a total cost of \$3,128,860.

NOW, THEREFORE BE IT RESOLVED that a hearing on the proposed lease agreement will be held in the Board Room, Story County Administration Building, Nevada, Iowa, 50201, at 10:00 a.m. on October 23rd, 2018. Story County citizens have the right to petition for an election within 30 days of the hearing date.

Dated this 9th day of October, 2018



BOARD OF SUPERVISORS



ATTEST: AUDITOR

Moved by: Olson
Seconded by: Chitty
Voting Aye: Olson, Chitty, Sanders
Voting Nay: None
Absent: None
Chairperson declared this Resolution: **ADOPTED AND APPROVED.**

DO NOT WRITE IN THE SPACE ABOVE, RESERVED FOR RECORDER
Prepared by Jerry Moore, Planning and Development Department, 900 6th Street, Nevada, Iowa 50201 515-382-7247

**STORY COUNTY IOWA
RESOLUTION OF THE BOARD OF SUPERVISORS
RESOLUTION NUMBER 19-35**

SETTING DATE AND TIME FOR PUBLIC HEARING FOR OCTOBER 16, 2018, FOR FIRST CONSIDERATION OF ORDINANCE NO. 277 PERTAINING TO AMENDING CHAPTER 90, TABLE 90-1 TABLE OF CONDITIONAL USES IN THE STORY COUNTY LAND DEVELOPMENT REGULATIONS BY ADDING KENNELS FOR RAISING, BREEDING AND BOARDING OF DOGS OR OTHER SMALL ANIMALS AND ADDING SETBACK REQUIREMENTS FOR BUILDINGS AND EXERCISE RUNWAYS.

WHEREAS, the Board of Supervisors approved the *Code of Ordinances of Story County, Iowa, on May 29, 2018*;

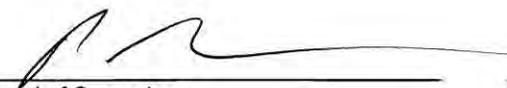
AND WHEREAS, Section 1.11 (2)(A), a proposed ordinance shall be considered and receive a favorable vote for passage in accordance with Section 331.302 (6) of the Code of Iowa, as amended;

AND WHEREAS, Section 1.11 (2)(B) the title of the proposed ordinance shall be published in accordance with Section 331.305 of the *Code of Iowa*, as amended, prior to its first consideration by the Board. Copies of the full text of the ordinance shall be made available to the public at the time of publication at the office of the County Auditor, and the published notice shall specify where such copies may be obtained;

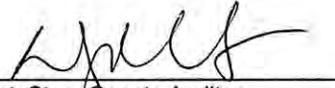
AND WHEREAS, the Story County Planning and Zoning Commission recommended approval of the above identified amendment at their October 3, 2018 meeting.

NOW THEREFORE BE IT RESOLVED that a public hearing date on this matter be held on the proposed Ordinance No. 277 on the 16TH of October, 2018, at the Story County Administration Building, 900 6th St, Nevada, Iowa, at 10 o'clock am and the Board of Supervisors directs Planning and Development staff to place copies of the full text of the ordinance with the Office of the County Auditor.

Dated this 9th day of October 2018.



Board of Supervisors



Attest: Story County Auditor

Moved by: Olson
Seconded by: Chitty
Voting Aye: Olson, Chitty, Sanders
Voting Nay: None
Absent: None

Closure No. 19-17

Date 10/2/2018

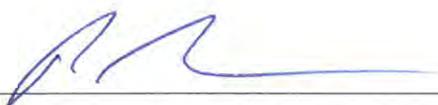
Resolution

BE IT RESOLVED

by the Board of Supervisors of Story County, Iowa, to approve the road closure(s) for the purpose of Track Repair in Nevada Twp. Sect. 10 on Lincoln Highway from 650th Ave. to 667th Ave.

Motion by: Olson Seconded by: Chitty

Olson	<input checked="" type="checkbox"/> Aye	Sanders	<input checked="" type="checkbox"/> Aye	Chitty	<input checked="" type="checkbox"/> Aye
	<input type="checkbox"/> Nay		<input type="checkbox"/> Nay		<input type="checkbox"/> Nay
	<input type="checkbox"/> Absent		<input type="checkbox"/> Absent		<input type="checkbox"/> Absent



Story County Board of Supervisors

**STORY COUNTY IOWA
RESOLUTION OF THE BOARD OF SUPERVISORS
RESOLUTION NUMBER 19-29
EXPRESSING INTENT TO AUTHORIZE A TAX INCREMENT
REVENUE LOAN AGREEMENT IN THE AMOUNT NOT TO EXCEED
\$1,000,000.00**

WHEREAS, the Board of Supervisors (the "Board") of Story County, Iowa (the "County"), has established the Story County Urban Renewal Area (the "Urban Renewal Area") and has adopted an ordinance designating the Urban Renewal Area for tax increment financing purposes; and

WHEREAS, the Board has proposed to enter into a tax increment revenue loan agreement (the "Loan Agreement") in a principal amount not to exceed \$1,000,000.00 pursuant to the provisions of Sections 331.402 and 403.9 of the Code of Iowa, for the purpose of paying the cost, to that amount, of projects located within the Urban Renewal Area, and has published notice of the proposed action, and has held a hearing thereon; and

WHEREAS, it is necessary at this time for the Board to express its intent to authorize the Loan Agreement for the purpose set out above and to express its intent to issue Tax Increment Revenue Notes or Bonds in a principal amount not to exceed \$1,000,000.00 (the "TIF Debt") to be issued in the future in evidence of the obligation of the County under the Loan Agreement;

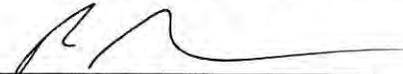
NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of Story County, Iowa, as follows:

Section 1. The County hereby determines to enter into the Loan Agreement in the future, providing for a loan to the County in a principal amount not to exceed \$1,000,000.00 for the purpose set forth in the preamble hereof.

Section 2. The County also determines to issue the TIF Debt at the time such funds are needed.

Section 3. All resolutions or parts thereof in conflict herewith are hereby repealed to the extent of such conflict.

Passed and approved this 9th day of October, 2018.



Board of Supervisors



Attest: Story County Auditor

Moved by: Chitty
Seconded by: Olson
Voting Aye: Chitty, Olson, Sanders
Voting Nay: None
Absent: None

Chairperson declared this Resolution: ADOPTED AND APPROVED.

	Projected	Current Bonded	<i>Estimated</i>	<i>Estimated</i>
	TIF Revenue	Debt Due	New debt	Remaining TIF Balance for use
FY19	888,815	692,137	119,000	77,678
FY20	888,815	696,437	119,000	73,378
FY21 <i>e</i>	900,000	700,171	119,000	80,829
FY22 <i>e</i>	900,000	708,436	119,000	72,564
FY23 <i>e</i>	900,000	341,742	119,000	439,258
FY24 <i>e</i>	900,000	342,188	119,000	438,812
FY25 <i>e</i>	900,000	342,648	119,000	438,352
FY26 <i>e</i>	900,000	342,016	119,000	438,984
FY27 <i>e</i>	900,000	170,810	119,000	610,190
FY28 <i>e</i>	900,000		119,000	781,000

**RESOLUTION NO. 19-36
APPROPRIATIONS AMENDMENT**

WHEREAS, Resolution No. 18-120 dated June 26, 2018 set appropriations by department for Fiscal Year 2019, and

WHEREAS, Resolution No. 19-07 dated July 31, 2018 amended appropriations by department for Fiscal Year 2019, and

WHEREAS, Resolution No. 19-22 dated August 28, 2018 amended appropriations by department for Fiscal Year 2019, and

NOW THEREFORE, BE IT RESOLVED, by the Board of Supervisors of Story County, Iowa, to amend department appropriations by the following amounts:

<u>Dept# & Name</u>	<u>\$ Amount</u>	<u>Dept# & Name</u>	<u>\$ Amount</u>
01 – Board of Supervisors	496,078	02 – Auditor	555,641
03 – Treasurer	423,868	04 – Attorney	1,235,828
05 – Sheriff	4,392,027	07 – Recorder	207,018
08 – Animal Control	186,127	20 – Engineer	3,517,886
21 – Veteran’s Affairs	48,352	22 – Conservation Board	1,660,927
23 – Environmental Health	138,442	24 – IRVM	110,182
25 – Community Serv	150,307	50 – Human Services	179,370
51 – Facilities Mngmt	318,696	52 – Information Tech	519,965
53 – Plan & Development	124,561	54 – Justice Center Fac	342,885
59 – DHS	29,745	60 – Mental Health	890,512
61 – Juvenile Court Serv	178,223		

Motion by: Olson Seconded by: Chitty

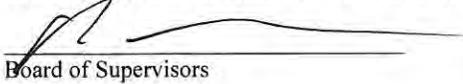
Voting Aye: Olson, Chitty, Sanders

Voting Nay: None

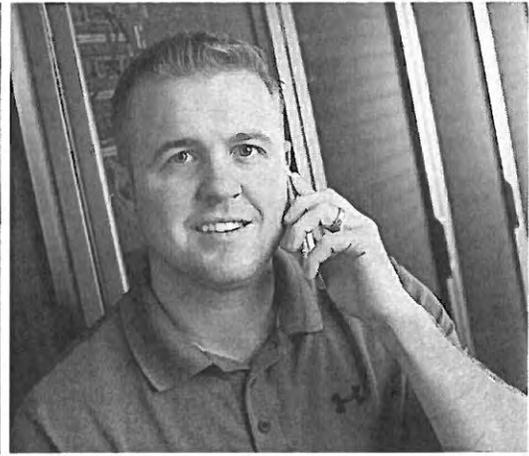
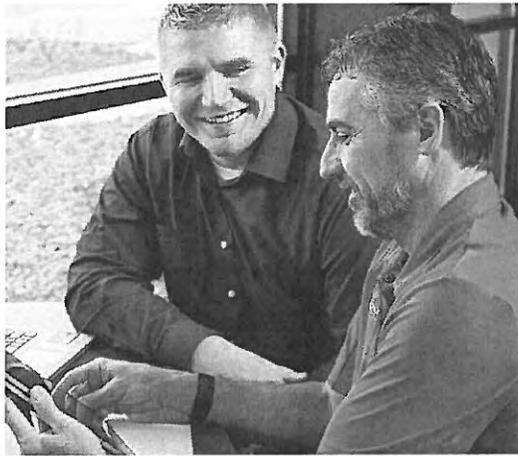
Abstaining: None

Absent: None

The above resolution was adopted by the Board of Supervisors of Story County, Iowa, on the 9th day of October, 2018 and the Auditor is directed to correct her books accordingly.


Board of Supervisors


Attest: County Auditor



October 9, 2018

A Proposal for

STORY COUNTY

RICK SANDERS

bsteinback@storycountyiowa.gov

Prepared By

Erin Eike

Technology Advisor

515.473.7486

erin.eike@marconet.com

Document Number: 024044

taking technology further

MANAGED SERVICES
CLOUD SERVICES
BUSINESS IT SERVICES
COPIERS & PRINTERS



marconet.com



Story County - Council Chambers AV



Prepared by:

Marco - Des Moines

Erin Eike
515.473.7486
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Prepared for:

STORY COUNTY

900 SIXTH ST
NEVADA, IA 50201
RICK SANDERS
515.382.6581
bsteinback@storycountyiowa.
gov

Ship To:

STORY COUNTY

900 SIXTH ST
NEVADA, IA 50201
BARBARA STEINBACK
515.382.6581
bsteinback@storycountyiowa.
gov

Quote Information:

Quote #: 024044

Version: 2
Date Issued: 10/09/2018
Expiration Date: 10/24/2018

■ Council Chambers AV

Description	Price	Qty	Ext. Price
Video Equipment			
NEC - 6500 Lumens WUXGA LCD Laser Projector - 1080p - HDTV - WUXGA - 1920 x 1200 Resolution - 8000:1 Contrast - Lamp-free Laser Light Source Rated for 20,000 Hours of Use - HDMI - USB - 3 Year Warranty	\$6,011.00	1	\$6,011.00
Chief - RPA Elite Universal Projector Mount with Keyed Locking (A version) - Black	\$197.00	1	\$197.00
Chief - Speed-Connect Above Tile Suspended Ceiling Installation Kit	\$104.00	1	\$104.00
Chief - Adjustable Extension Column (Pipe) - Projector Mounts - 12"-18" (Black)	\$94.00	1	\$94.00
Chief - Above-Tile Plenum Rated Low Profile Storage Enclosure	\$95.00	1	\$95.00
Da-Lite – Parallax Fixed Frame Screen with Ambient Light-rejecting Technology - 16:9 HDTV Format - 59" H x 104.5" W - 120" Diagonal – Parallax 2.3 Surface – Black Bezel Frame	\$3,585.00	1	\$3,585.00
Crestron - 3-Series - 4K DigitalMedia Presentation System 150	\$3,125.00	1	\$3,125.00
Crestron - Wall Plate DigitalMedia 8G+ Transmitter 200 - HDMI/VGA over Ethernet - Black Textured	\$934.00	1	\$934.00
Crestron - 4K DigitalMedia 8G+ Receiver & Room Controller w/Scaler	\$1,200.00	1	\$1,200.00
Crestron - AirMedia Presentation Gateway - for Wireless Presenting over Wi-Fi	\$1,000.00	1	\$1,000.00
Liberty - Reduced Profile HDMI Patch Cable with High Retention - 3ft	\$7.00	6	\$42.00
Liberty - Reduced Profile HDMI Patch Cable with High Retention - 6ft	\$9.00	6	\$54.00
Liberty - Reduced Profile HDMI Patch Cable with High Retention - 12ft	\$12.00	1	\$12.00
Liberty - Micro VGA Male to Male with 3.5mm Stereo Audio Cable - without Ferrites - 12'	\$19.00	1	\$19.00
Liberty - Displayport Male to HDMI Female 8" Adapter Cable with Molded Eyelet	\$23.00	1	\$23.00

Liberty - Digitalinx HDMI Adapter Ring - Includes Base Security Clamp & Cable and Four HDMI Female Adapters: 4K DisplayPort Male, 4K Mini-DisplayPort Male, USB "C" Male, and Apple Lightning Male	\$237.00	1	\$237.00
Crestron - DigitalMedia 8G+ Plenum Cable	\$475.00	1	\$475.00
OWNER FURNISHED EQUIPMENT - PC	\$0.00	1	\$0.00
OWNER FURNISHED EQUIPMENT - Wireless Keyboard & Mouse	\$0.00	1	\$0.00
Audio Equipment			
Audix - Hanging Ceiling Microphone - SuperCardioid Capsule - White	\$374.00	4	\$1,496.00
Biamp - TesiraFORTÉ DSP - Fixed I/O Server - 12 Analog Inputs - 8 Analog Outputs - 8 Channels Configurable USB Audio - 128 x 128 of AVB - Acoustic Echo Cancellation (AEC) Technology on all 12 Inputs - 2 channel VoIP and Standard FXO Telephone Interface -	\$2,666.00	1	\$2,666.00
Biamp - TesiraFORTÉ DSP - Fixed I/O Server - 12 Inputs - 8 Outputs - USB Audio - AVB - Echo Cancelling - 1U	\$2,466.00	1	\$2,466.00
Denon - Professional Network Audio Recorder - Records to SD / SDHC and USB Media	\$499.00	1	\$499.00
Anchor Audio - 30 Watt Speaker Monitor - White	\$223.00	1	\$223.00
Liberty - Custom Single Gang Wall Plate - Clear Anodized Aluminum - One 1/4" Mono Phone Jack - Labeled "AUX OUT"	\$34.00	1	\$34.00
Liberty - Hosa Technology 1/4" TRS to 1/4" TRS Male Audio Cable - 10'	\$5.00	1	\$5.00
Liberty - Hosa Technology 3.5mm Male to 2 RCA Male Audio Cable - 3'	\$4.00	1	\$4.00
Williams Sound - Large-area FM Assistive Listening System - Includes 1 Transmitter, 4 R37N Receivers, 4 Surround Earphones, 2 Neckloops, 2 Two-bay Battery Chargers, 1 Remote Coaxial Antenna, 1 Rack Panel Kit, and 1 ADA Wall Plaque	\$1,281.00	1	\$1,281.00
Liberty - Cat6 Patch Cable - Black - 5ft	\$3.00	1	\$3.00
Liberty - Cat6 Patch Cable - Black - 1ft	\$2.00	1	\$2.00
Liberty - 3-Pin Cable Connector - Professional Audio XLR - Male	\$3.00	3	\$9.00
Liberty - 3-Pin Cable Connector - Professional Audio XLR - Female	\$4.00	6	\$24.00
Liberty - Commercial Grade 22 AWG 2-Conductor Shielded Plenum Cable - Black	\$140.00	1	\$140.00
OWNER FURNISHED EQUIPMENT - CD Player	\$0.00	1	\$0.00
OWNER FURNISHED EQUIPMENT - Ceiling Speaker	\$0.00	6	\$0.00
OWNER FURNISHED EQUIPMENT - Wall Mount Speaker	\$0.00	2	\$0.00
OWNER FURNISHED EQUIPMENT - Crown CTS4200 Amplifier	\$0.00	1	\$0.00
OWNER FURNISHED EQUIPMENT - Shure Gooseneck Microphone	\$0.00	9	\$0.00
Control Equipment			
Crestron - 7" Touch Screen - Black Smooth	\$1,000.00	1	\$1,000.00

Cisco - SG350-10P 10-Port Gigabit PoE+ Managed Switch - 8 x 10/100/1000 (PoE+) + 2 x combo Gigabit SFP - Layer 3 Supported - Desktop Chassis - 62 Watt PoE Power Budget	\$386.00	1	\$386.00
Crestron - Control Port Expansion Module	\$0.00	1	\$0.00
Crestron - Tabletop Kit for TSW-760 - Black Smooth	\$125.00	1	\$125.00
Liberty - Cat6 Patch Cable - Black - 5ft	\$3.00	3	\$9.00
Liberty - Cat6 Patch Cable - Black - 15ft	\$6.00	5	\$30.00
Maxblox - DB9 Female to Terminal Block Connector	\$20.00	2	\$40.00
BTX - MaxBlox - DB9 Male to Terminal Block Connector	\$20.00	2	\$40.00
Liberty - Commercial Grade 22 AWG 2-Conductor Shielded Plenum Cable - Black	\$70.00	1	\$70.00
Liberty - Cat5e - Unshielded Twisted Pair Cable - Plenum Rated - Black	\$135.00	1	\$135.00
Rack Equipment			
OWNER FURNISHED EQUIPMENT - Equipment Rack	\$0.00	1	\$0.00
Middle Atlantic - 9-Outlet Rackmount Power Distribution Unit - Single 15 Amp Circuit - Spike Protected - with Pilot Light	\$112.00	1	\$112.00
Middle Atlantic - 2 Space Clamping Rackshelf	\$62.00	1	\$62.00
Middle Atlantic - 1 Space Universal Face-After Rack Shelf - 8" Deep - with 1RU Faceplate	\$44.00	1	\$44.00
Professional Services	\$20,985.00	1	\$20,985.00
Miscellaneous Installation Materials		1	
Professional AV Installation Services		1	
Programming - In House		1	
Programming - Onsite		1	
Line Drawings		1	
Training		1	
DSP Configuration - In House		1	
DSP Configuration - Onsite		1	
Client Integration		1	

Subtotal: **\$49,097.00**



Quote Summary - One-Time Expenses

Description	Amount
Council Chambers AV	\$49,097.00
Total:	\$49,097.00

Payment Terms:

Payment terms are net 15 days from date of Invoice. For orders over \$25,000, we require a twenty-five percent down at time of order. All Software and Hardware are invoiced at the time of delivery to the customer. Professional Services are due upon completion of the engagement or with progress billing as laid out in the scope of services.

Warranty:

Your equipment is covered by it's respective manufacturer warranties. Please consult the warranty documentation that accompanies the product for details. Any charges from the manufacturer are the sole responsibility of the customer (including, but not limited to, shipping, travel and/or labor charges). Marco can provide assistance with the processing of these warranties for a processing fee. Optional contracts or warranty enhancements are available for an additional fee at the time of purchase.

Returns:

Upon receipt of merchandise, make sure specifications are correct before opening or marking merchandise. If you need to make a return to Marco, you must: Request to return the UNOPENED merchandise within fifteen (15) days; Product must be returned in the original undamaged/unmarked box; Recognize that special or custom orders are non-returnable; Merchandise can be subject to restock fees and/or denial of return. – For Marco's Complete Return Policy, please refer to: <http://www.marconet.com/support/request-return/return-policy/>

Tax, Shipping, Errors:

Taxes, shipping, handling and other fees may apply where applicable. We reserve the right to cancel orders arising from pricing or other errors.

Marco Technologies, LLC

STORY COUNTY

Signature: _____

Name: _____

Title: _____

Date: _____

Signature: _____

Name: RICK SANDERS

Date: 10-9-18

PO Number: _____



County Outreach and Special Projects Manager
 Story County, Iowa
 Administration Building
 900 6th Street, Nevada, Iowa 50201

Ph. 515-382-7247 Email: lharter@storycountyiowa.gov
www.storycountyiowa.gov

~~APPROVED~~ DENIED

Board Member Initials: LS

Meeting Date: 10-9-18

Follow-up action: _____

MEMORANDUM

TO: Story County Board of Supervisors
FROM: Leanne Lawrie Harter
CC: Joby Brogden, Facilities Management Director
 Jessica Reynolds, County Attorney
 Alissa Wignall, Director of Internal Operations and Human Resources
 Deb Schildroth, Director of External Operations and County Services
RE: Request for Proposal (RFP) for the Story County Justice Center Re-Roofing Project
DATE: October 3, 2018

Responses to the published Request for Proposal (RFP) for the Story County Justice Center Re-Roofing Project were due Friday, September 28, 2018 (12:00 PM). Story County received three bids.

Prior to the deadline, it was brought to Story County staffs' attention that the published RFP and the addenda materials were inconsistent. As such, staff reached the conclusion that all bids must be rejected and is recommending such to the Board of Supervisors.

Following the advice of the County Attorney, all bids and submitted materials were returned to the respective bidder via Certified Mail on Monday, October 1st accompanied by a letter notifying such bidders that the Board of Supervisors will be taking action to reject all bids. Such action by the Board is on the October 9th agenda.

Staff is in the process of revising the Request for Proposal for the Story County Justice Center Re-Roofing Project. It will be scheduled for approval by the Board of Supervisors on October 16, 2018 at 10:00 am, following which time the materials will be placed on the Story County website at www.storycountyiowa.gov. The revised timeline is outlined below.

Estimated Timeline

Release RFP – October 16, 2018	
9:00 am October 26, 2018	Mandatory pre-proposal meeting*
5:00 pm November 1, 2018	Questions due to Story County
Prior to 12:00 pm November 5, 2018	Story County responses published
Prior to 9:30 am November 13, 2018	RFPs Due
10:00 am November 13, 2018	Proposals received by the BOS
November 13, 2018 – November 15, 2018	RFPs reviewed by Selection Committee
November 20, 2018	Board of Supervisor consultant selection
November 27, 2018	Board of Supervisors action on contract
November 27, 2018	Effective start of contract
March 1, 2019	Anticipated completion date

*Please note that if your company participated in the mandatory pre-bid meeting already held, it was not necessary to repeat such.

DRAFT
FOR REVIEW

STRATEGIC PLAN

In Support of the Cornerstone to Capstone (C2C) Plan



STORY COUNTY, IOWA

FISCAL YEARS 2019—2023

Direction
~~APPROVED~~

DENIED

Board Member Initials: RS

Meeting Date: 10-9-18

Follow-up action: _____

ADOPTED

October XX, 2018

October 2018

Story County Board of Supervisors
900 6th Street
Nevada, Iowa 50201

www.storycountyiowa.gov

STRATEGIC PLAN

STORY COUNTY, IOWA

FISCAL YEARS 2019—2023

DRAFT FOR REVIEW

STRATEGIC PLAN

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As a comprehensive plan prepares Story County for future growth and development, a county's Strategic Plan helps identify and prioritize the specific projects that will assist the County to reach its ultimate destination. These projects do not happen overnight, nor are they accomplished by one person. Careful planning and consideration should be given to each. The County should rely on staff, appointed officials, elected officials, community groups, and other organizations to help achieve these identified priority projects for the benefit of the entire county.

The Story County Strategic Plan identifies the top five (5) goals of the County and list objectives, tasks or action steps, timelines, responsible groups/agencies, potential resources, and measurable outputs for each goal. The intent of the projects or goals is to maintain and further enhance the quality of life and economic vitality service to Story County residents. This Strategic Plan, adopted by the Story County Board of Supervisors in October 2018, guides decisions through Fiscal Year 2023 (ending June 30, 2023.)

This Strategic Plan identifies specific programs and policies towards which staff time and resources will be dedicated to achieve their successful implementation. The Plan serves as a communication tool between citizens and county government. Reviewed annually, the Plan is edited as needed in response to changing priorities, new funding opportunities, and highlighting project accomplishments.



The Strategic Plan is guided by the foundational principle that decisions are carried out in a sound budgetary and fiscally-prudent manner. Story County is committed to high standards of quality service, respectful engagement, and responsible resource management. Every aspect of the Story County Strategic Plan serves to fulfill these standards.

October 2018

Approved by the Story County Board of Supervisors

STRATEGIC PLAN

STORY COUNTY, IOWA

FISCAL YEARS 2019—2023

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PLANNING PROCESS

JEO Consulting Group facilitated the planning process with assistance from Story County staff members. The first round of input was solicited through an internal survey of key staff members, elected officials, and County Board and Commission members. These stakeholders were asked to complete this survey via Survey Monkey to share thoughts on their office or department as well as County operations overall. A total of 19 staff members, elected officials, and Board and Commission members completed this survey.

The survey findings were then categorized by topic area and reviewed by the Board of Supervisors as well as the Director of Internal Operations and Human Resources and the Director of External Operations and County Services. Each hour-long interview helped clarify the context of the survey feedback while offering an opportunity to share their own strategic priorities for Story County.

From these interviews, JEO was able to consolidate the many priorities identified and establish action steps for each one. Further refining of these issues was performed through an internal review process with Story County staff. The final plan as presented in this document was the result of further refinement by the consultant team, Story County staff, elected officials, and the Board of Supervisors.



October 2018

Approved by the Story County Board of Supervisors

STRATEGIC PLAN

STORY COUNTY, IOWA

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This Strategic Plan is intended to guide and strengthen the County's ability to address public investments in economic development, workforce, quality of life amenities, county services, and community needs. The following challenges were identified through the Strategic Planning process.

INTERNAL CHALLENGES

- Sustain a competitive wage and benefit package for current and future employees.
- Implement security and safety measures for public County buildings.
- Continue to update technology.
- Continue to make all public data available on the County website and the Beacon website, an online portal to access maps, real estate data, and tax information.

EXTERNAL CHALLENGES

- Influences on water quality and addressing the Iowa Nutrient Reduction Strategy, conservation practices on agricultural land, watershed education, and septic systems.
- Stagnant transportation funding with higher costs.
- Changes in State/Federal funding.
- Recreational opportunity demand.
- Sustainable funding for conservation (IWILL).



By identifying these challenges—both internal and external—County stakeholders can develop projects and initiatives that allow decision-makers to focus energies and resources for maximum public benefit. These help frame the objectives that logically carry forth into identified projects.

October 2018

Approved by the Story County Board of Supervisors

STRATEGIC PLAN

STORY COUNTY, IOWA

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The Cornerstone to Capstone (C2C) Plan – Story County’s comprehensive, long-range plan, sets forth a foundation guiding the County through 2036. Within it, the vision establishes a framework for how the County moves forward based on the following shared values.

- Sense of community, volunteering, individual philanthropy, dedication to family, a safe environment and social gatherings/connections.
- Natural environment, protecting resources and recreational opportunities, and the ongoing contributions of agriculture to the County’s shared heritage and future, self-reliance, partnerships, strong work ethic and economy.
- Planned growth with policies, infrastructure, and other resources that strengthen the County’s strong, shared values for the future.
- Excellent educational opportunities and cultural, social, outdoor recreational and entertainment opportunities for all ages.
- Collaborative and transparent government, fiscal responsibility, the recognition of individual rights, taking responsibility through participation, self-reliance, involvement, and participation in decision-making and action.
- Economic opportunities for businesses, innovation, agribusiness and technology.

These values serve as the guiding principles, setting the foundation for all future planning endeavors such as the Capital Improvements Plan, this Strategic Plan, and more.



October 2018

Approved by the Story County Board of Supervisors

STRATEGIC PLAN

STORY COUNTY, IOWA

FISCAL YEARS 2019—2023

The focus of the Story County Strategic Plan is to provide services efficiently and effectively that continually meet the needs of Story County citizens. This Strategic Plan embraces these values, establishing goals and related objectives towards which County stakeholders will collectively work over the next five years. This Plan complements the C2C Implementation Matrix, both working in concert to highlight directions and steps to achieve the C2C Plan vision.

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QUALITY OF LIFE

Story County has unique attributes when it comes to quality of life. It has excellent educational opportunities; access to natural amenities; rich, productive soil supporting Story County's agricultural heritage; diverse and engaged citizens; strong economic foundation; and geographic proximity to other economic opportunities found in the metropolitan area. In terms of pride and marketing, these features can be of almost immeasurable value to the County. However, Story County is not without challenges. To enhance the quality of life for all residents, Story County will continue to need to recognize those challenges and turn them into opportunities. Story County will continue to invest in quality of life amenities for continued prosperity and success.

COUNTY OPERATIONS

Story County exists to serve its citizens. For this reason, all County operations – whether internal or external, present or future – must function as effective and efficient as possible. The objectives in this section strive to enhance the delivery of County services.

FACILITIES & INFRASTRUCTURE

Story County residents benefit from having an efficient transportation network and bridges with appropriate roadways for traffic patterns and behaviors. Not only is it how residents move about Story County, it is how the County attracts economic development opportunities to build and maintain a strong economy. Furthermore, Story County is committed to ongoing investment in its facilities and infrastructure systems to better serve the public and provide a sense of pride for staff and citizens. Story County must continue to be fiscally-responsible while financially supporting the ongoing needs to maintain and improve public facilities and infrastructure systems.



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FOR REVIEW

October 2018

Approved by the Story County Board of Supervisors

STRATEGIC PLAN

STORY COUNTY, IOWA

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Over the next few pages, specific action steps are identified that serve to guide progress towards the goals and increase efficiency and accountability within Story County.

The Action Plan is organized by a "Targeted Goal" followed by "Objectives" to achieve that goal. "Action Steps" for each Objective, are outlined. In addition, all Offices and Departments involved are identified, and priorities are assigned to the Action Step. If "Additional Partners" (beyond Story County offices and departments) are identified, those are listed as well.

As outlined in the Code of Iowa, the Board of Supervisors:

- Serves as the executive branch of county government.
Are the policy makers for the county and administer the various county programs, including reviewing budget requests, appropriating funds, establishing county tax levies, enacting ordinances, filling employee vacancies, and hearing reports from county officers.

While the Board plays this unique role and they are the entity to officially adopt this Strategic Plan, the overall success of this Plan requires the continual involvement of all elected officials and departments in the process. The steps to achieve success only begin with this Plan's adoption. It is imperative that projects are brought forth through the budgeting and capital improvements planning processes.



October 2018

Approved by the Story County Board of Supervisors

Quality of Life



TARGETED GOAL

Over the next five years, Story County will continue to invest in quality of life amenities for continued prosperity and success.

OBJECTIVE 1: To expand public education and outreach programs to raise awareness of resources, opportunities, programs, and services provided by Story County and its non-profit partners.

Step #	Action	Office or Department	Priority
1	Identify organizations and other key stakeholders that can help expand public education and raise awareness of Story County programs.	All	Low <u>Medium</u> High
2	Identify key topic areas to update or create new resource materials and training.	All	Low <u>Medium</u> High
Additional Partners	Outside consultants as necessary.		

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OBJECTIVE 2: To continue collaborating with public/private partners to facilitate housing opportunities attainable across all income levels.

Step #	Action	Office or Department	Priority
1	Identify best practices to promote and incentivize affordable housing.	Board of Supervisors, Community Services, Veterans Affairs	Low <u>Medium</u> High
2	Identify barriers to public and private affordable housing development in Story County.		Low <u>Medium</u> High
3	Identify resources and tools to help leverage the Story County Housing Trust Fund.		Low <u>Medium</u> High
Additional Partners	Story County Housing Trust Fund; Story County Economic Development Group; Ames Economic Development Commission; ASSET; Elected leaders and staff of municipalities, non-profit agencies, and other local governments.		

Quality of Life



TARGETED GOAL

Over the next five years, Story County will continue to invest in quality of life amenities for continued prosperity and success.

OBJECTIVE 3: To evaluate partnerships to provide services, planning, and growth to all of Story County.

Step #	Action	Office or Department	Priority
1	Identify partnership opportunities through State and Federally mandated improvements.	Board of Supervisors, Conservation	Low <u>Medium</u> High
2	Research and identify infrastructure funding opportunities to help aid municipalities and unincorporated communities.	Board of Supervisors, Secondary Roads, Planning and Development	Low <u>Medium</u> High
3	Continue involvement in the <u>asset</u> funding process to help determine human service gaps. <i>ASSET</i>	Board of Supervisors, Community Services	Low <u>Medium</u> High
4	Assess connectivity needs throughout Story County.	Board of Supervisors, Planning and Development	Low <u>Medium</u> <u>High</u>
5	Continue offering technical assistance to smaller communities to support growth opportunities.	Board of Supervisors, Planning and Development	Low <u>Medium</u> High
Additional Partners	Elected leaders and staff of municipalities, non-profit agencies, and other local governments.		

County Operations



TARGETED GOAL

Over the next five years, Story County will strive to improve all County operations – whether internal or external, present or future – so that each office, department, board, or commission can function with maximum efficiency, effectiveness, and transparency to the constituents they serve.

OBJECTIVE 1: *To establish succession plans to ensure the smooth transition of leadership positions and continued success of Story County.*

Step #	Action	Office or Department	Priority
1	Work to identify key, top level positions that may become available within the next five years.	Board of Supervisors	Low Medium High
2	Explore training and mentor opportunities to allow staff members to develop and prepare for advancement.	Board of Supervisors	Low Medium High
Additional Partners	All offices/departments will be involved.		

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OBJECTIVE 2: *Purposefully promote Story County's value and vision. Use the work already completed as a starting point to develop a comprehensive mission statement for Story County.*

Step #	Action	Office or Department	Priority
1	Create task force of key staff members to create an overall central mission (statement) for Story County.	All	Low Medium High
Additional Partners	Outside consultants (if necessary)		

County Operations



TARGETED GOAL

Over the next five years, Story County will strive to improve all County operations – whether internal or external, present or future – so that each office, department, board, or commission can function with maximum efficiency, effectiveness, and transparency to the constituents they serve.

OBJECTIVE 3: To continue monitoring compensation and benefit strategies to attract and retain highly qualified employees.

Step #	Action	Office or Department	Priority
1	Conduct annual review of compensation and benefits.	Board of Supervisors	<u>Low</u> Medium High
2	Conduct formal salary survey/comparisons on five-year cycle.	Board of Supervisors	<u>Low</u> Medium High
Additional Partners	Outside consultants (if necessary)		

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OBJECTIVE 4: To continue to offer professional development opportunities to unleash the full potential of County employees and increase employee engagement to continue to create efficiencies among services and willingness to accept unforeseen circumstances.

Step #	Action	Office or Department	Priority
1	Identify opportunities to train staff members to improve interactions with customers.	Board of Supervisors	Low <u>Medium</u> High
2	Assess and develop opportunities to train staff to adapt to new situations and change.	Board of Supervisors	Low Medium <u>High</u>
Additional Partners	Outside consultants (if necessary)		

County Operations



TARGETED GOAL

Over the next five years, Story County will strive to improve all County operations – whether internal or external, present or future – so that each office, department, board, or commission can function with maximum efficiency, effectiveness, and transparency to the constituents they serve.

OBJECTIVE 5: To continue seeking public/private partnerships whenever possible and where mutually beneficial.

Step #	Action	Lead Office or Department	Priority
1	Explore new opportunities to establish formalized partnerships such as 28E Agreements to enhance ways to provide existing services efficiently and effectively.	All	Low <u>Medium</u> High
Additional Partners	Elected leaders and staff of municipalities, non-profit agencies, and other local governments.		

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OBJECTIVE 6: To assess ways to engage, inform, and serve the public through online opportunities.

Step #	Action	Lead Office or Department	Priority
1	Assess the means and effectiveness of existing online tools and services.	All	Low <u>Medium</u> High
2	As a component of the annual Communications Plan, develop targeted media strategies.	Board of Supervisors	Low <u>Medium</u> High
Additional Partners	Outside consultants (if necessary)		

Facilities & Infrastructure



TARGETED GOAL

Over the next five years, Story County will continue to be fiscally-responsible while financially supporting the ongoing needs to maintain and improve public facilities and infrastructure systems.

OBJECTIVE 1: To continue to enhance park facilities throughout Story County.

Step #	Action	Office or Department	Priority
1	Review and prioritize capital improvement projects outlined in the Story County Conservation Board's Current Strategic Plan report.	Conservation	Low Medium High
2	Continue to conduct funding resources study to identify grants and other outside resources to leverage Story County Conservation's current funds.	Conservation	Low Medium High
Additional Partners	To be determined by the Story County Conservation Board.		

OBJECTIVE 2: To assess and provide for the ongoing operation and maintenance of existing facilities throughout Story County.

Step #	Action	Office or Department	Priority
1	Evaluate the long-term mechanical equipment needs for all Story County facilities.	Facilities Management	Low Medium High
2	Assess existing and future ^{space} storage needs of Story County Offices and Departments.	Facilities Management	Low Medium High
Additional Partners			

Facilities & Infrastructure



TARGETED GOAL

Over the next five years, Story County will continue to be fiscally-responsible while financially supporting the ongoing needs to maintain and improve public facilities and infrastructure systems.

OBJECTIVE 3: To continue to review facility access points and security for all Story County buildings.

Step #	Action	Office or Department	Priority
1	Conduct study to assess need for enhanced security, both personnel and facility improvements.	All	Low Medium <u>High</u>
Additional Partners			

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OBJECTIVE 4: To properly maintain a safe and reliable road network by identifying ongoing funding streams, and assessing policies, procedures, and effectiveness of road maintenance programs on an annual basis.

Step #	Action	Office or Department	Priority
1	Review current processes to achieve efficiencies of 5-Year Secondary Road Construction Program.	Secondary Roads	Low Medium <u>High</u>
Additional Partners	Ames Area Metropolitan Planning Organization (MPO); Iowa Department of Transportation		

Facilities & Infrastructure



TARGETED GOAL

Over the next five years, Story County will continue to be fiscally-responsible while financially supporting the ongoing needs to maintain and improve public facilities and infrastructure systems.

OBJECTIVE 5: To maximize funding for Story County's bridge replacement program, and reduce the number of load posted and inadequate bridges throughout Story County.

Step #	Action	Office or Department	Priority
1	Review and update metrics to determine when to make repairs or recommend full replacement of county-owned bridges.	Secondary Roads	Low Medium <u>High</u>
2	Research alternative funding streams to leverage bridge replacement funding.	Secondary Roads	Low Medium <u>High</u>
Additional Partners	Ames Area Metropolitan Planning Organization (MPO); Iowa Department of Transportation		

FOR REVIEW

OBJECTIVE 6: To expand the paved road network to encourage economic development opportunities and enhance transportation corridors.

Step #	Action	Office or Department	Priority
1	Identify key corridors of unpaved roads with economic development opportunities.	Secondary Roads, Board of Supervisors	Low Medium <u>High</u>
2	Develop metrics to determine which roads get improved and which ones remain unpaved.	Secondary Roads, Planning and Development	Low Medium <u>High</u>
3	Seek out public-private partnerships to improve transportation networks, where possible.	Secondary Roads, Board of Supervisors, Planning and Development	Low Medium <u>High</u>
Additional Partners	Story County Economic Development Group; Ames Economic Development Commission, Ames Area Metropolitan Planning Organization (MPO); Iowa Department of Transportation		

Technology



TARGETED GOAL

Over the next five years, Story County will continue to make strategic investments in critical Information Technology (IT) infrastructure to enhance the delivery of County services and programs to its constituents.

OBJECTIVE 1: To conduct a needs assessment evaluating hardware, software and IT infrastructure opportunities and challenges.

Step #	Action	Office or Department	Priority
1	Assess and create a plan to address internal technology needs and upgrades.	All	Low Medium <u>High</u>
Additional Partners	Outside consultants (if necessary)		

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OBJECTIVE 2: To examine the comprehensive multi-media/communications technology needs and outreach strategies for Story County, including deployment within courtrooms and public meeting rooms.

Step #	Action	Office or Department	Priority
1	Conduct internal multi-media technology needs of the Story County facilities.	All	<u>Low</u> Medium High
2	Continue planning for the new E911 system.	Sheriff, Board of Supervisors, Emergency Management Agency	Low Medium <u>High</u>
Additional Partners	Elected leaders and staff of municipalities, non-profit agencies, and other local governments. Outside consultants (if necessary)		

Technology



TARGETED GOAL

Over the next five years, Story County will continue to make strategic investments in critical Information Technology (IT) infrastructure to enhance the delivery of County services and programs to its constituents.

OBJECTIVE 3: To identify necessary steps to complete network connectivity to all Story County facilities.

Step #	Action	Lead Office or Department	Priority
1	Establish cost estimate to extend network service to unserved departments/ facilities.	Information Technology	<u>Low</u> Medium High
2	Determine alternatives to accomplish similar goals of network connectivity.	Information Technology	<u>Low</u> Medium High
Additional Partners	Elected leaders and staff of municipalities, non-profit agencies, and other local governments. Private service providers.		

DRAFT
FOR REVIEW

Policy & Regulations



TARGETED GOAL

Over the next five years, Story County will comprehensively audit regulations and policies to ensure the values defined in the C2C Plan are achievable and not at odds with what is currently being implemented.

OBJECTIVE 1: To continue to address water quality issues throughout Story County and consider strengthened regulations for wastewater management.

Step #	Action	Office or Department	Priority
1	Develop implementation strategies and identify necessary partnerships to build on the county-wide watershed assessments.	Board of Supervisors, Conservation	Low Medium High
2	Under the guidance of the Board of Health, review and consider regulatory and programmatic changes regarding aging and unlicensed on-site septic systems.	Environmental Health, Board of Supervisors	Low Medium High
3	Acting as the Drainage District Trustees, proactively seek out innovative solutions to develop realistic and sustainable drainage solutions that positively affect water quality while acknowledging the antiquated drainage district law and practices.	Board of Supervisors	Low Medium High
Additional Partners	Iowa Department of Agriculture and Land Stewardship (IDALS); Iowa Department of Natural Resources (IDNR); Prairie Rivers of Iowa.		

OBJECTIVE 2: To review land use regulations to address conflicts and encourage the creation of new public and private services and businesses to benefit Story County's citizens.

Step #	Action	Office or Department	Priority
1	Review, and amend as necessary, current regulations, related to non-conforming uses, home businesses, and mobile home parks.	Board of Supervisors, Planning and Development	Low Medium High
2	Continue to coordinate planning and land development decisions between Story County and incorporated communities.	Board of Supervisors, Planning and Development	Low Medium High
Additional Partners	Elected leaders and staff of municipalities, non-profit agencies, and other local governments.		

STRATEGIC PLAN

STORY COUNTY, IOWA FISCAL YEARS 2019—2023

Board of Supervisors



Rick Sanders



Marty Chitty



Lauris Olson

We are committed to supporting our Strategic Plan. It defines our priorities for the future of Story County and increases our accountability, transparency and performance.

We will continually track our progress towards the goals and projects identified in this Strategic Plan and update and revise as necessary.

Story County Board of Supervisors



October 2018

Approved by the Story County Board of Supervisors

DO NOT WRITE IN THE SPACE ABOVE, RESERVED FOR RECORDER

Prepared By: Amelia Schoeneman, Story County Planning and Development, 900 6th Street, Nevada, IA 50201 (515) 382-7245
Please Return to the Story County Planning & Development Department

**STORY COUNTY IOWA
RESOLUTION OF THE BOARD OF SUPERVISORS
RESOLUTION NUMBER 19-37**

WHEREAS, there has been submitted to the Board of Supervisors of Story County, Iowa, an application to subdivide real estate from Chuck Winkleblack, Hunziker Companies, 105 S 16th Street, Ames, Iowa, on behalf of Jamie Darrin and Lacey Nicole Theilen, 202 Hartford Drive, Ames, Iowa, involving the real estate located in Franklin Township, Section 30, located at 3554 North 500th Avenue, Ames, Iowa, and identified as parcel #05-30-300-105 and 05-30-300-150, hereinafter described on Attachment A and shown on Attachment B, and

WHEREAS, Jamie Darrin and Lacey Nicole Theilen are the legal titleholders of said real estate, and

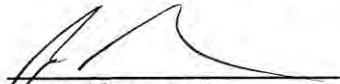
WHEREAS, it appears that all conditions and requirements prescribed by Chapter 354 and Chapter 355, *Code of Iowa*, and as prescribed by the *Story County C2C Plan* and the *Code of Ordinances, of Story County, Iowa*, have been complied with and met,

AND WHEREAS, it is the opinion of the Board of Supervisors of Story County, Iowa, that it is advisable and in the best interests of Story County, Iowa, and all persons concerned, that said Plat be approved, and accepted.

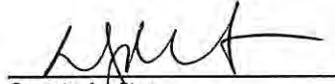
NOW, THEREFORE, BE IT RESOLVED that the plat Theilenland Subdivision, a Residential Parcel Subdivision, involving real estate hereinafter described on Attachment A and shown on Attachment B being the same, is hereby approved and accepted and all acts and deeds of the said owners and grantors in the premises are hereby confirmed and approved and the real estate hereinafter described on Attachment A shall hereinafter be known as Theilenland Subdivision.

IT IS FURTHER RESOLVED that the Chair of the Board of Supervisors and the County Auditor are authorized and they are hereby directed to certify a copy of this Resolution 19-37 to be affixed to said Final Plat upon its approval by the Board of Supervisors.

Dated this 9th day of October, 2018.



Board of Supervisors
Story County, Iowa



County Auditor
Story County, Iowa

Moved by: Chitty

Seconded by: Olson

Voting Aye: Chitty, Olson, Sanders

Voting Nay: None

Absent: None

ATTACHMENT A

Legal Description

That portion of the Northwest Quarter (NW¼) of the Southwest Fractional Quarter (SWfr¼) of Section Thirty (30), Township Eighty-four (84) North, Range Twenty-four (24) West of the 5th P.M., Story County, Iowa, more particularly described as follows:

Beginning at the W¼ Corner of said Sec. 30; thence S00°03'09"E, 1,312.76 feet to the SW Corner of the NW¼ of the SWfr¼ of said Sec. 30; thence S89°53'44"E, 1,489.60 feet to the SE Corner thereof; thence N00°32'06"E, 1,313.05 feet to the NE Corner thereof; thence N89°54'20"W, 1,503.06 feet to the point of beginning.

Staff Report

Board of Supervisors

Date of Meeting:
October 9, 2018

Case Number SUB09-18

Residential Parcel Subdivision – Theilenland Subdivision
Resolution No. 19-37

APPLICANT: Chuck Winkleblack
105 S. 16th Street
Ames, Iowa, 50010

STAFF PROJECT MANAGER: Amelia Schoeneman, Planner

SUMMARY: A Residential Parcel Subdivision request to divide Northwest Quarter of the Southwest Quarter of section 30 in Franklin Township into two proposed development lots and one outlot:

- Proposed Lot 1, a 2.343 net-acre lot that will contain the existing single-family dwelling at 3554 North 500th Avenue
- Proposed Lot 2, a 19.024 net-acre lot buildable for a single-family dwelling located to the northeast of proposed Lot
- Proposed Outlot A, a 21.261 net-acre outlot that is not for development purposes, and is located to the southeast of Lot 1.

All requirements for a residential parcel subdivision are met. Planning staff recommends approval of the proposed Residential Parcel Subdivision Plat as requested by the applicant.





Property Owners

Jamie and Lacey Theilen
202 Hartford Drive
Ames, Iowa, 50014

Parcel Identification Numbers

05-30-300-105 and 05-30-300-150

Property Address

3554 North 500th Avenue, Ames

Location of Subdivision

Franklin Township (Section 30, Township 84, Range 24)

Size of Area

42.628 acres (total net acreage of subdivision)

Districts

A-1 Agricultural Zoning District
United Community School District
Mary Greeley Ambulance
Gilbert Fire
Midland Power Cooperative
Xenia Rural Water
Onion Creek Watershed

Cities within Two Miles

Ames

Description of Proposed Subdivision

The application is to consider a request for a Residential Parcel Subdivision of a 42.628 net-acre parcel. The proposed subdivision will create two development lots and one outlot:

- Proposed Lot 1, a 2.343 net-acre lot that will contain the existing single-family dwelling at 3554 North 500th Avenue
- Proposed Lot 2, a 19.024 net-acre lot buildable for a single-family dwelling located to the northeast of proposed Lot
- Proposed Outlot A, a 21.261 net-acre outlot that is not for development purposes, and is located to the southeast of Lot 1.

All lots will have frontage on North 500th Avenue, a paved County road.



History of Subject Property

The existing dwelling on proposed lot 1 was constructed on the entire Northwest Quarter of the Southwest Quarter of section 30 in Franklin Township in 1900 and is considered the original farmstead. In August of 2018, the quarter quarter was divided through a plat of survey to create a 21.368 net-acre parcel containing the farmstead. (An exception to the 35 net-acre lot size requirement for dwellings in the A-1 Agricultural District allows farmsteads to be located on a parcel a minimum of one net acre in size.)

The 21.386 net-acre parcel, Parcel E, is proposed to be divided through the residential parcel subdivision process into the two proposed development lots. The 21.261 net-acre remainder of the quarter quarter left after the division of the farmstead is proposed to be platted as part of the subdivision as Outlot A. The residential parcel subdivision process was adopted in 2012, allowing parcels zoned A-1 agricultural to be divided into two lots buildable for a single-family dwelling with a minimum lot size of one-acre if a dwelling was in existence and other requirements of Chapter 87.07 of the Story County Land Development Regulations, listed below, were met.

The parcel was previously designated as Agriculture and Farm Service and Natural Area in the Ames Urban Fringe Plan Land Use Framework Map. Divisions to create new, buildable parcels were not supported in these designations. In June of 2018, an Ames Urban Fringe Plan Land Use Framework Map Amendment was approved to change the designation to Rural Residential and Natural Area. The current map can be found in Figure 1. The majority of the area now designated as Rural Residential was previously designated Natural Area, despite being in agricultural row crop production. Only a small portion of the northeast corner of the subject property was previously designated as Agriculture and Farm Service. The Natural Area designation was retained for the treed area around Onion Creek.

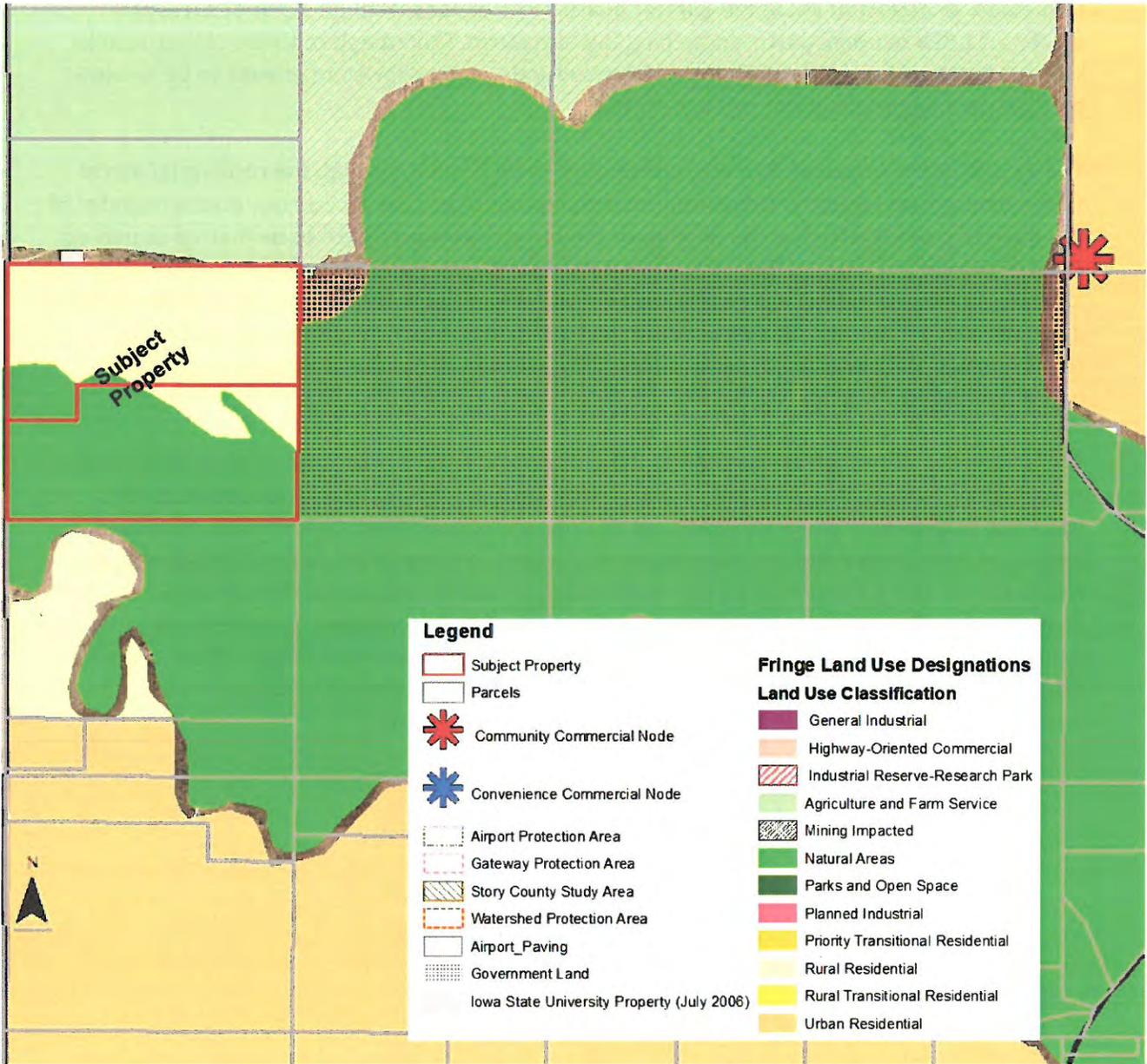


Figure 1: Ames Urban Fringe Plan Land Use Framework Map for Subject Property and Surrounding Area



Current Land Use

The existing dwelling is located in the central portion of the original quarter quarter, with frontage on North 500th Ave. The area surrounding the dwelling and majority of proposed Lot 1 is designated as Natural Area on the Ames Urban Fringe Plan Land Use Framework Map due to its proximity to Onion Creek, the creek's floodplain, and the treed area around the creek. The applicant communicated during the Ames Urban Fringe Plan Land Use Framework Map Amendment process that the existing house would likely be removed and a new dwelling built. Story County communicated with the applicant that due to the natural area on Proposed Lot 1, development in the same approximate footprint of the existing dwelling would be acceptable and the City of Ames concurred. If development occurs in other areas covered by natural vegetation, Section 88.05 (2) of the Story County Land Development Regulations requires that no more than 15% of naturally occurring resources may be removed. If over 15% are removed, Section 88.05 includes mitigation requirements for significant trees, defined as a deciduous tree with a caliper of greater than four inches measured four feet off the ground or a coniferous tree taller than 15 feet.

Currently, the floodplain of Onion Creek is mapped to so that it does not extend the full length of the creek west towards proposed Lot 1. Staff noted that Story County will be adopting new floodplain maps in the future. The new maps will likely include the continuation of the floodplain along Onion Creek to the southwest and its extension south of the existing drive on Lot 1. A floodplain development application and compliance with Story County's adopted floodplain management regulations would be required for any proposed development in the floodplain.

The majority of Proposed Lot 2 is designated as Rural Residential in the Ames Urban Fringe Plan Land Use Framework Map and currently in agricultural row crop production. Proposed lot 2 does not contain any structures but would be considered buildable for a dwelling if the subdivision request is approved.

The Rural Residential designation "includes all single-family residential land uses/developments that involve maximum average net densities of one unit per acre." Other policies for the designation include:

RR Policy 2: Full urban infrastructure standards are not required.

RR Policy 4: Encourage clustering of residential sites within these land areas to limit the short-term and long-term costs associated with infrastructure improvements and the distribution of public services.

RR Policy 3: Decentralized wastewater treatment facilities and wells shall meet IDNR, county, and city standards.



RR Policy 5: Make provisions to protect environmental resources, environmentally sensitive areas and adjacent Natural Areas.

RR Policy 6: Mitigate and manage stormwater run-off, soil erosion, and wastewater discharge from Rural Residential land uses according to IDNR and county standards.

RR Policy 7: Protect the rural character of the Rural Service and Agricultural Conservation Area through residential density requirements, buffering requirements between conflicting land uses and other appropriate transitions from urban to rural areas.

RR Policy 8: Limit rural residential development on prime agricultural land. Assure that the development on prime agricultural land is farm-related and has adequate access to road systems and potable water. Development should not interfere with agricultural-related activities.

RR Policy 9 Minimize the impact of non-agriculture development in rural areas on existing agricultural operations.

Some cropland will likely be taken out of production to accommodate a dwelling on proposed Lot 2 and whether the remainder will remain in crop production is unknown. The proposed lot is 19.024 net acres. Only a small portion of this land would need to be taken out of production to accommodate a dwelling. The large lot size may assist in buffering adjacent agricultural operations and exceeds the one net-acre density requirement in the Ames Urban Fringe Plan and Story County Land Development Regulations. Once a residential parcel subdivision is approved, no further residential parcel subdivisions can take place to create additional buildable lots.

Staff noted that if the 300-foot separation distance or 500-foot site distance cannot be met for a new driveway on proposed Lot 2, a shared access easement would be acceptable. Current requirements for shared access easements, found in Section 88.04 of the Story County Land Development Regulations, require the shared access easement to be 50 feet maximum in width and parallel to the front lot line. This would limit the easement to not extend beyond the front setback area on Lot 1 or the property to the north before the easement branched off onto Lot 2 at the common property line.

All of Outlot A is designated as Natural Area in the Ames Urban Fringe Plan Land Use Framework Map and the parcel includes Onion Creek, its floodplain, and the treed area around the creek. As part of the subdivision, an easement of 60 feet in width is dedicated to the County for Onion Creek. Per the Story County Land Development Regulations, no zoning permit may be issued on an outlot.



Surrounding Land Use

The subject property is surrounded by A-1 Agricultural zoned land to the north, east and south. Boone County is located on the west side of North 500th Ave. In Story County, there are 25 parcels within a half mile. Five of these parcels contain single-family dwellings. The City of Ames is located approximately three-quarters of a mile to the south of the subject property and the majority of the area between the subject property and the City of Ames not impacted by Onion Creek is designated as Urban Residential in the Ames Urban Fringe Plan Land Use Framework Map (see Figure 1).

The Land Use of adjacent parcels includes:

- **North:** a 21.51 net-acre parcel containing a single-family dwelling and Steenhoek Environmental Services.
- **Northeast/East:** Two parcels in the original quarter quarter configuration owned by Iowa State are located to the northeast and east. Iowa State University's beef research farm is located a half mile to the east. During the Ames Urban Fringe Plan Land Use Framework Map Amendment process, Iowa State University communicated a concern that future property owners understood the proximity to the beef research farm.
- **Southeast/South:** Two parcels in agricultural production and with wooded areas/floodplain around Onion Creek are located to the south and southeast. The parcel directly adjacent to the south is under the same ownership as the subject property. It is 33.34 net acres and is a legally established lot of record/meets the Land Evaluation Site Assessment to allow a single family dwelling to be constructed on the parcel. If a dwelling were constructed, a residential parcel subdivision application may be submitted to create one additional lot for building purposes.
- **West:** Three parcels are located adjacent and to the west of the subject property in Boone County, including two with single-family dwellings and a larger parcel partially in agricultural production and containing Onion Creek.

Applicable Regulations – Story County Land Development Regulations

87.07(1)(A)

(1) A subdivision may be submitted for review and approval as a residential parcel subdivision plat when all of the following are true:

- a. The development lots created by the subdivision are intended to be used for residential purposes.
- b. Only two development lots may be created.
- c. The Assessment Property Record Card for the property shall show a single-family dwelling and/or farmstead, as defined in Section 85.08, in existence.
- d. The subdivision includes no land set apart for new streets, alleys, parks, dedicated open space, school property, or public use.



- e. The subdivision lies wholly within the A-1 District. For parcels located within the boundaries of the Ames Urban Fringe Plan, the subdivision must be both zoned A-1 Agricultural and lie wholly within the Rural Service and Agricultural Conservation Area designation.
- f. Both development lots (created by the Residential Parcel Subdivision Plat) shall contain a minimum of one acre (net) each. All side and rear yard setback requirements must be met.
- g. All resulting development lots shall have access to an adjoining public roadway by actual road frontage or easement.
- h. No variances from subdivision or zoning standards shall be granted in order to accomplish the Residential Parcel Subdivision Plat.
- i. The existing parcel shall not have been created through a previously approved Residential Parcel Subdivision Plat.

The proposal meets all of the above requirements for a Residential Parcel Subdivision Plat.

Commentary

The following comments are part of the official record of the proposed Residential Subdivision Plat – Theilenland Subdivision, Case No. 09-18. If necessary, conditions of approval may be formulated based on these comments.

The application materials were forwarded to the members of the Interagency Review Team on September 17, 2018. The following are selected comments:

Story County Planning and Development

Please describe the plans to construct a dwelling on Lot 2, including the potential location, type, and timeline.

Is development still anticipated to occur in the same footprint as the existing dwelling on Lot 1?

Story County Floodplain Manager

Story County will be adopting new floodplain maps in the future. The new maps will likely include the continuation of the floodplain along Onion Creek to the southwest and extension south of the existing drive on Lot 1. A floodplain development application and compliance with Story County's adopted floodplain management regulations would be required for any proposed development in the floodplain.

Story County Engineer

Any new driveway will need a permit from our office. A new driveway location must meet the 300' spacing and 500' sight distance requirement.



Story County Environmental Health Comments

There is nothing on file with Environmental Health for the existing house on proposed lot one. Both new houses will need to have septic applications. If the existing house will be demolished and buried onsite, make sure you get the septic application filed early so that the best septic location is not ruined by the house demolition. Is there a well on the existing building site? If the property changes hands, do not forget to get the well inspected.

Story County Assessor's Comments

The Assessor's Office will review the Classification of the parcels for the 2019 Assessment.

General Public

Notification letters were mailed to surrounding property owners within a quarter-mile regarding the public meeting on the subdivision request October 2, 2018. No written or verbal comments were received from the general public at the time this staff report was completed.

Cities within the Ames Urban Fringe Plan

Notice was provided to the City of Ames and the City of Gilbert on September 19, 2018. Ames responded that they had no comments.

Analysis

Points to consider in evaluating the applicant's request to divide their property through the Residential Parcel Subdivision Plat process to create two lots for a proposed and existing residential dwelling.

1. All requirements for a Residential Subdivision Plat in Section 87.07 of the Story County Land Development Regulations are met.
2. All lots have frontage on North 500th Avenue. If a new drive off North 500th Avenue to propose Lot 2 cannot meet site or separation distance requirements, an access easement may be used.
3. The property is designated at Natural Area and Rural Residential in the Ames Urban Fringe Plan Land Use Framework Map. Policies for these areas include mitigating impacts on the environment and agricultural operations.
 - It was communicated with the applicant that due to the natural area on Proposed Lot 1, development in the same approximate footprint of the existing dwelling would be acceptable and if development occurs in other areas covered by natural vegetation, mitigation requirements in the Story County Land Development Regulations may apply. The City of Ames concurred with these requirements.
 - Outlot A contains the majority of the natural area and floodplain. As part of the subdivision, an easement of 60 feet in width is dedicated to the County for Onion



- Creek. Per the Story County Land Development Regulations, no zoning permit may be issued for a structure on an outlot.
- A floodplain development application and compliance with Story County's adopted floodplain management regulations would be required for any proposed development in the floodplain.
 - Only a small portion of land would need to be taken out of production to accommodate a dwelling on proposed Lot 2. The proposed lot is 19.024 net acres, exceeding the one net-acre density requirement in the Ames Urban Fringe Plan and Story County Land Development Regulations. The large lot size may assist in buffering adjacent agricultural operations. Once a residential parcel subdivision is approved, no further residential parcel subdivisions can take place to create additional buildable lots.
4. The parcel to the north and two parcels to the west contain single-family dwellings. The parcel to the south is under the same ownership as the subject property and is considered buildable. In Story County, there are 25 parcels within a half mile. Five of these parcels contain single-family dwellings.

Alternatives

Story County Planning & Development Staff recommend the approval of Theilenland Residential Parcel Subdivision Plat as proposed (alternative #1).

1. **The Story County Board of Supervisors approves Resolution #19-37 the Residential Parcel Subdivision Plat – Theilenland Subdivision as put forth in SUB09-18.**
2. The Story County Board of Supervisors approves Resolution #19-37 the Residential Parcel Subdivision Plat – Theilenland Subdivision as put forth in SUB09-18 with conditions.
3. The Story County Board of Supervisors denies Resolution #19-37 the Residential Parcel Subdivision Plat – Theilenland Subdivision as put forth in SUB09-18.
4. The Story County Board of Supervisors tables the decision on Resolution #19-37 the Residential Parcel Subdivision Plat – Theilenland Subdivision as put forth in SUB09-18, and directs the applicant to address specific areas for additional information, review and/or modifications, and to work with staff to place the subdivision plat back on a future Board of Supervisor's agenda.



Secondary Road Department
Darren R. Moon, P.E. County Engineer

Road Department
Quarterly Board Report
10-09-2018

Maintenance Work Update:

At least four flood events this summer that caused road damage. Spent most of the summer fixing flood damage. The last flood event was the first week of September but damage from this event is not covered by FEMA.

Rock hauling – mostly fixing flood damage. Plan to haul rest of gravel (20,000 tons) from Boone pit this fall.

FEMA Repairs:

All repairs have been documented and have been submitted to FEMA for reimbursement. Gravel loss - \$71,974, Bridges/Culverts - \$26,313, Emergency - \$15,602

Construction Project Updates:

Eight projects this year:

W 190 th – HMA Overlay	\$ 216,680.00 - Fall
University Ave. Paving	\$ 781,901.00 - Completed
Lincoln 13 Bridge	\$ 316,164.00 - Completed
Lincoln 5 Box Culvert	\$ 82,909.00 - Started
Collins 2 Box Culvert	\$ 135,481.00 - Started
Lincoln 10 Box Culvert	\$ 180,661.00 - Started
Sand Hill Trail Bridge	\$ 497,581.00 – Started
Jasper Co. line bridge	October start

Construction Project Design:

Working on plans for six bridge replacements for FY19 and started survey and design work on 220th St. (13th St.) paving plans.

New Digital Board Signatures for DOT Let Construction Contracts:

Board chair will need to create digital ID, IT will need to install software on PC

Bridge Rating Due to Legislation:

Increased cost of bridge inspection contract to rerate around 50 bridges due to law change

NW Ames Development and Traffic Studies:

Met with City of Ames to discuss traffic in this area

Ames has an RFP out for a consultant to complete a traffic study on major intersections

Possible cooperative project at Cameron School Rd.; County-City-Developer

280th St. Skunk River Bridge Closure:

County Attorney still working on permanent access agreement with City of Ames

Will bring the agreement to board for review and approval after we narrow it down

Road Use Tax:

Story County allocation adjusted down to account for recent Ames annexations

Iowa DOT project updates:

Flyover I-35/30 bridge construction delayed. Completion may push into 2019.
Hwy 330/65 intersection construction causing detour traffic on gravels near Maxwell
Revised environmental impact study on 580th/Hwy 30 interchange approved -
2022-2023 construction

Motor Grader Lease Renewal:

Will hold a public hearing on October 23rd
Board can approve final lease agreement 30 days after hearing

Drainage District Issues:

DD #20 -
-Kent Rode hired to design and prepare bid package for boring a new tile under
railroad south of Fernald.
-Fernald tile, getting estimate to replace tile in front of tree
-John Hunter request for tile in Fernald

CenturyLink Issues:

Work in r.o.w. damaged tiles on 510th Ave. and 265th St.
University Paving project – did not relocate lines when requested

New hires: Interviewing for Equipment Operator I opening

Story County FY19 Quarterly Report
September 30, 2018
25% of Year

	Original Annual Budget	Amended	Sept 30th		Quarter Percent of Budget	Amount Remaining
			1st Total	1st		
Expenditures:						
Board of Supervisors	\$992,156.00		\$251,087.52		25.31%	\$741,068.48
Auditor	\$1,111,282.00		\$211,558.67		19.04%	\$899,723.33
Treasurer	\$847,737.00		\$212,208.52		25.03%	\$635,528.48
County Attorney	\$2,471,657.00		\$619,200.54		25.05%	\$1,852,456.46
Sheriff	\$8,784,054.00		\$2,156,634.38		24.55%	\$6,627,419.62
Recorder	\$414,037.00	\$419,037.00	\$108,876.85		25.98%	\$305,160.15
Animal Control	\$384,000.00	\$619,826.00	\$95,813.52		15.46%	\$524,012.48
General Betterment (40% L.O.S.T.)	\$1,031,725.00		\$48,040.12		4.66%	\$983,684.88
Engineer	\$7,810,300.00	\$8,045,300.00	\$1,564,693.73		20.03%	\$6,480,606.27
Veteran Affairs	\$107,444.00		\$24,770.72		23.05%	\$82,673.28
Conservation Board	\$3,568,040.00	\$4,324,979.00	\$1,147,048.22		26.52%	\$3,177,930.78
Environmental Health	\$307,644.00		\$73,170.66		23.78%	\$234,473.34
IRVM	\$242,065.00		\$61,007.89		33.47%	\$161,057.11
Community Services	\$334,010.00		\$69,032.45		20.67%	\$264,977.55
Community Life	\$62,500.00	\$337,500.00	\$82,298.00		24.38%	\$255,202.00
Human Services Center	\$398,600.00		\$84,805.16		21.28%	\$313,794.84
Facilities Management	\$708,100.00	\$724,600.00	\$181,019.04		24.98%	\$543,580.96
Information Technology	\$1,155,475.00		\$265,067.05		22.94%	\$890,407.95
Planning & Development	\$276,800.00		\$68,200.83		24.64%	\$208,599.17
Justice Center Facilities	\$761,965.00		\$192,380.80		25.25%	\$569,584.20
DHS	\$66,100.00		\$10,807.77		16.35%	\$55,292.23
Mental Health	\$1,978,914.00		\$67,878.91		4.44%	\$1,891,035.09
Juvenile Court Services	\$396,050.00		\$23,067.46		5.82%	\$372,982.54
Countywide Services	\$8,686,794.00	\$10,677,577.00	\$1,455,083.29		13.63%	\$9,222,493.71
Total Expenditures:	\$42,897,449.00	\$46,412,497.00	\$9,113,752.10		19.64%	\$37,298,744.90

Fund Balance Status:	Original Annual Budget	Committed	% of exp	
			YTD	YTD
General Basic Fund	\$12,371,491.38	\$1,580,052	\$1,321,417	22.43%
General Supplemental Fund	\$2,140,594.62		\$100,000	31.45%
County Services MHDs Fund	\$1,684,992.40			4.45%
Rural Services Fund	\$2,319,998.89		\$217,529	12.83%
TIF Fund	\$715,921.08			0.00%
Secondary Roads Fund	\$4,517,570.21	\$661,140		19.45%

Story County FY19 Quarterly Report
September 30, 2018
25% of Year

Departmental Revenues:	Original Annual Budget	Amended	Sept 30th		Quarter Percent of Budget	Amount Remaining
			Total	1st Quarter		
Auditor	\$9,475.00		\$2,389.47		25.22%	\$7,085.53
Treasurer	\$975,150.00		\$247,552.08		25.39%	\$727,597.92
County Attorney	\$283,996.00		\$64,216.71		22.61%	\$219,779.29
Sheriff	\$1,225,540.00		\$318,585.29		26.00%	\$906,954.71
Recorder	\$594,680.00		\$145,957.00		24.54%	\$448,723.00
Animal Control	\$38,500.00		\$20,378.22		52.93%	\$18,121.78
Engineer	\$7,523,060.00		\$1,425,862.14		18.95%	\$6,097,197.86
Veteran Affairs	\$9,625.00		\$10,000.00		103.90%	-\$375.00
Conservation Board	\$1,135,240.00	\$1,575,351.00	\$83,170.71		5.28%	\$1,052,069.29
Environmental Health	\$80,270.00		\$24,461.86		30.47%	\$55,808.14
IRVM	\$30,620.00		\$9,752.29		31.85%	\$20,867.71
Community Services	\$1,900.00		\$31.80		1.67%	\$1,868.20
Community Life	\$133,000.00		\$33,267.92		25.01%	\$99,732.08
Human Services Center	\$5,065.00		\$1,688.16		33.33%	\$3,376.84
Facilities Management	\$1,500.00		\$1,747.98		116.53%	-\$247.98
Information Technology	\$9,600.00		\$7,200.00		75.00%	\$2,400.00
Planning & Development	\$47,190.00		\$8,732.74		18.51%	\$38,457.26
DHS	\$185,600.00		\$50,796.65		27.37%	\$134,803.35
Mental Health	\$0.00		\$0.00			\$0.00
Juvenile Court Services	\$10,000.00		\$941.98		9.42%	\$9,058.02
Countwide Services	\$30,846,853.00	\$31,627,853.00	\$12,996,392.39		41.09%	\$18,631,460.61
Total Revenues:	\$43,146,864.00	44,367,975.00	\$15,453,125.39		34.83%	\$28,914,849.61