

Auditor's Office
Jefferson, Iowa
May 11, 2026

The Greene County Board of Supervisors met at 8:30 a.m. in the courthouse boardroom with the following members present: Bardole, Benitz, Gannon, Muir, Rudolph. Motion by Muir, second by Benitz to approve the agenda. Motion carried unanimously. Motion by Bardole, second by Gannon to approve the minutes of May 4, 2026. Motion carried unanimously.

Supervisors Bardole, Benitz and Gannon reported attending a joint Drainage meeting with Boone, Webster and Greene County to levy a joint drainage district B24, W18, G17.

County Engineer Wade Weiss reported on the E26/P46 road project. Crushing of pavement continues and paving could begin mid-June on E26 weather permitting. Paving for P46 will not begin until August. Gravel hauling continues throughout the county.

City Administration Scott Peterson gave his monthly City of Jefferson update. Fuel Farm Project at the airport will be completed by June 15th. The city will approve the hiring of a Water Superintendent at their next meeting. Road projects this summer will include the complete asphalt overlay on McKinley Street and Cedar Street north of the railroad tracks. The Westwood Sidewalk Project will go out for bids on July 1, 2026, with a completion date of September 2027. KCG will begin construction of the apartment housing project by Ace Hardware this week.

Motion by Benitz, second by Bardole to approve the final design and wording for the Schoolboy Soldiers of Rippey Memorial Plans. Motion carried unanimously.

Motion by Bardole, second by Gannon to approve Resolution 2026-050 approving the transfer of funds from TIF Fund to Debt Service Fund (2001) Career Academy for Principal and Interest Payments.

RESOLUTION 2026-050

WHEREAS the Greene County Board of Supervisors (Board) will remit payment of \$655,000.00 for principal and \$48,642.50 for interest due on June 1, 2026 on Urban Renewal Capital Loan Notes 2019A (Career Academy); and,

WHEREAS a transfer of funds to the Debt Service fund is necessary for the payment of these obligations; and,

WHEREAS Tax Increment Financing (TIF) revenue has been collected for payment of principal and interest on the debt.

THEREFORE BE IT RESOLVED that the Board approves the transfer of \$703,642.50 from the TIF Special Revenue fund to the Debt Service fund for payment of said principal, interest and other related fiscal charges.

Roll Call Vote was taken. Aye: Bardole, Benitz, Gannon, Rudolph, Muir. Resolution unanimously approved.

Motion by Gannon, second by Benitz to approve Resolution 2026-051 approving the transfer of funds for TIF Fund to Debt Service fund (2005) Phase #1 Roads Project for Principal and Interest Payments.

RESOLUTION 2026-051

WHEREAS the Greene County Board of Supervisors (Board) will remit payment of \$515,000.00 for principal and \$258,090.63 for interest due on June 1, 2026 on Urban Renewal Capital Loan Notes 2025A (Phase #1 Roads Project); and,

WHEREAS a transfer of funds to the Debt Service fund is necessary for the payment of these obligations; and,

WHEREAS Tax Increment Financing (TIF) revenue has been collected for payment of principal and interest on the debt.

THEREFORE BE IT RESOLVED that the Board approves the transfer of \$773,090.63 from the TIF Special Revenue fund to the Debt Service fund for payment of said principal, interest and other related fiscal charges.

Roll Call Vote was taken. Aye: Bardole, Benitz, Gannon, Muir, Rudolph. Resolution unanimously approved.

Motion by Gannon, second by Muir to approve Resolution 2026-052 approving the part-time hire of Luke Shipley as a driver for the Greene County Ambulance Department.

RESOLUTION 2026-052

BE IT RESOLVED that the Greene County Board of Supervisors approves the part-time hire of Luke Shipley as a Driver for the Greene County Ambulance Department. Hourly rate of pay will be \$12.00 per hour, effective April 17, 2026. Once he completes his EMT training and receives his certification he will move to a PRN EMT.

Roll Call Vote was taken. Aye: Bardole, Benitz, Gannon, Muir, Rudolph. Resolution unanimously approved.

Motion by Benitz, second by Bardole to approve the Class "C" Retail Alcohol License Renewal of Apres Bar Company, LLC at The Era Wedding Venue, 434 180th Street, Scranton from June 6, 2026 – June 5, 2027. Motion carried unanimously.

Motion by Benitz, second by Gannon to approve the 3-year contract with Cost Advisory Services from July 1, 2026 – June 30, 2029, in the amount of \$4,450.00 per year. Motion carried unanimously.

At 9:00 a.m. motion by Bardole, second by Muir to open the Public Hearing on the Easement Agreement with Red Lion Solar. Motion carried unanimously.

At 9:04 a.m. having heard no comments from those in attendance of the meeting. Motion by Muir, second by Muir to close the Public Hearing. Motion carried unanimously.

Motion by Bardole, second by Muir to approve Resolution 2026-049 Authorizing the Granting of Easements at 1005 East Lincolnway Street, Jefferson, Iowa 50129, 701 Wall Street, Jefferson Iowa 50129, and 1847 19th Street, Dana, Iowa 50064.

RESOLUTION 2026-049

A RESOLUTION AUTHORIZING THE GRANTING OF EASEMENTS AT 1005 EAST LINCOLNWAY, JEFFERSON, IOWA 50129, 701 WEST WALL STREET, JEFFERSON, IOWA 50129, AND 1847 195TH STREET, DANA, IOWA 50064

WHEREAS, by Resolution 2026-048, adopted April 27, 2026, the Board of Supervisors of Greene County (the "Board") proposed to grant easements upon the properties described below to Red Lion Greene County Solar, LLC (the "Grantee") in accordance with the terms and provisions of a written Solar Power Generation Easement Agreement (the "Agreement"); and

WHEREAS, notice of a public hearing on the Board's proposal to grant such easements has been published as required by law; and

WHEREAS, that public hearing has been held at the time and place as specified in the notice and any and all objections or other comments relating to such proposal have been heard, and it is deemed to be in the best interests of the people of Greene County, Iowa, that the proposed grant of easements be approved;

NOW, THEREFORE, it is Resolved by the Board of Supervisors of Greene County, Iowa, as follows:

Section 1. Greene County shall grant easements upon the following properties:

Law Enforcement Center, 1005 E. Lincolnway, Jefferson, Iowa 50129, 08/83/30 PCL B W $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$;

Greene County Jail, 1005 E. Lincolnway, Jefferson, Iowa 50129, 08/83/30 PCL B W $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$;

Secondary Roads, 701 W. Wall Street, Jefferson, Iowa 50129, 07/83/30 Lot 17 & Lot A of Lot 17 & Lot 21 & 22 NE $\frac{1}{4}$; and

Spring Lake Park, 1847 195th Street, Dana, Iowa 50064, 24/84/30 NE $\frac{1}{4}$ SW $\frac{1}{4}$, 24/84/30 SE $\frac{1}{4}$ SW $\frac{1}{4}$, 24/84/30 SW $\frac{1}{4}$ SE $\frac{1}{4}$

(the "Properties"), to the Grantee pursuant to the terms and provisions of the Agreement now before the Board.

Section 2. The Chairperson of the Board is authorized and directed to execute the Agreement on behalf of Greene County.

Section 3. The Chairperson of the Board and the Greene County Auditor are authorized and directed to execute such other documents as may be required and to take such further action as may be necessary to carry out the intent and purpose of this Resolution.

Roll Call Vote was taken. Aye: Bardole, Benitz, Gannon, Muir, Rudolph. Resolution unanimously approved.

At 9:05 a.m. motion by Benitz, second by Gannon to adjourn to a drainage meeting. Motion carried unanimously.

At 9:08 a.m. motion by Benitz, second by Rudolph to return to their regular meeting. Motion carried unanimously.

Motion by Benitz, second by Gannon to approve claims payable for May 11, 2026. Motion carried unanimously.

Rudolph adjourned the meeting at 9:16 a.m.

ATTEST: Dawn Rudolph, Chair
Billie Jo Hoskins, Auditor