

HEARING

Continued from Page 1

Both Toledo Mayor Brian Sokol and Toledo Economic Development Director Katherine Ollendieck spoke on behalf of the city.

"We just want to make sure the city and the school works together. We want to work together as neighbors, we don't want this to be an eyesore in the middle of the community," Sokol said. Mayor Sokol also shared his support for gym usage for the rec department and citizens of Toledo.

Sokol mentioned that the city had passed on two opportunities to bid on the building but would consider stepping in to save the gym in case of demolition.

Ollendieck participated in a meeting with the end user of the property in the proposed sale and spoke on that in her comments.

"I think a lot of the skept-

icism I had up until today's meeting was very founded, and then after today's meeting, I felt a little more optimistic. The person that we met with was obviously passionate about abandoned middle schools, abandoned buildings exactly like the one we were sitting on," she said.

Ollendieck brought up the option of tying a bond into the purchase agreement.

"One of the things we talked about last week was, tying a bond to this so that this developer has to purchase a bond in case five, seven years from now, the building is still empty, the money would exist to be able to tear the building down," she said.

By the end of her three minutes, Ollendieck voiced her support if the developer can follow through.

"If he can do what he says he's going to do, it's an incredible opportunity for the community," she said.

Gym access tops local priorities

Several spoke about the importance of keeping gym space available for school and community use.

The draft purchase agreement includes a clause requiring the buyer to allow shared public use of the gym and outdoor recreation spaces through a perpetual lease with the City of Toledo. STC Superintendent John Cain said the buyer expressed support for that arrangement.

"He stressed over and over again that the gym should be utilized," Cain said. "He made it clear that the community should keep using that space."

Option one: A children's home

The more immediate redevelopment option calls for transforming the building into a residential children's home, licensed through the Iowa Department of Health

and Human Services.

"This is not a juvenile home — these are kids that are part of the state system," Cain said.

Under the concept, classrooms would be remodeled into small living suites for groups of children. Those residents would attend South Tama County schools and participate in local programs.

The plan could serve 50 to 100 children, potentially increasing school enrollment and supporting local jobs.

"That's an investment in our community," Cain said.

Dale Peterson, a bus driver for the district and business owner, spoke passionately in support. "To be able to give those children a home is an incredible opportunity for this community," he said. "We should embrace something that gives them love, care, and education."

Others were more cautious, emphasizing safety and oversight in the proposed

project.

Option two: An international school

The second proposal envisions creating an International School of Study, serving high-performing students from around the world. The program would bring both students and teachers to live on site, offering advanced academics and extracurricular programs.

"These are students whose families pay for international education opportunities," Cain explained. "They'd live and study here, and the building would house classrooms, dormitories, and a cafeteria."

The international school option would require more significant investment — likely several million dollars, according to Cain and Ollendieck — and could eventually use the old football field as a competition-level soccer and track complex. It was noted that the idea aligns with the buyer's broader goal of repurposing

unused school buildings across the Midwest.

"The first plan is good, but the second plan is better — it's just a tougher project to pull off," Ollendieck said.

Cain mentioned that the buyer has successfully developed similar properties in Missouri, Iowa, and South Dakota, each adapted to fit its local community.

Next steps

The district will now revise the purchase agreement based on input from the hearing and legal review before posting it again for public notice. Once published, another public hearing will be scheduled for later in the year.

The hearing ended with Dolezal thanking the community members for attending and sharing the district's vision.

"Our goal is to find a solution that strengthens both the school district and the Toledo community," she said.

LEGALS | FROM 6

COURTHOUSE - 1ST FLOOR, 100 W HIGH ST, TOLEDO, IA 52342

Homestead: Defendant is advised that if the described real estate includes the homestead (which must not exceed 1/2 acre if within a city or town plat, or, if rural, must not exceed 40 acres), defendant must file a homestead plat with the Sheriff within ten (10) days after service of this notice, or the sheriff will have it platted and charge the costs to this case.

This sale not subject to Redemption.

Property exemption: Certain money or property may be exempt. Contact your attorney promptly to review specific provisions of the law and file appropriate notice, if acceptable.

Judgment Amount
\$ 366,443.53
Costs
\$ 48,266.41
Accruing Costs PLUS Interest

\$ 5,174.89
Sheriff's Fees Pending

Date 10/8/2025
CASEY SCHMIDT
TAMA COUNTY SHERIFF

Attorney
WILLIAM LORENZ
26 S FIRST AVE STE 302
MARSHALLTOWN, IA 50158
(641)752-5266
Published in the Tama-Toledo News Chronicle Oct 17 and 24, 2025

L80149 #38233

October 1, 2025 MINUTES OF THE BOARD OF ADJUSTMENTS MEETING

Meeting was called to Order at 5:27 p.m.

Answering roll call were Joan Hayward-Helm, Dalynn Hotchkiss-McEltree, and Valerie Kaiser. Lance Johansson and Dale Yuska were absent. Other's present were Wach, Jordan, and Duane Pansegrau.

Moved by Hayward-Helm, seconded by Kaiser to approve the minutes from the August 19, 2025 meeting. Roll call vote: all present voiced ayes, no nays, motion carried.

The variance request for 200 W Summit St. (parcel #14.22.451.002) is regarding chapter 165.17 (2). Current ordinances provide for up to two accessory structures up to 1,000 sq/ft. Pansegrau's request is to be able to add an additional 12' x 24' onto current detached garage. No comments written or oral were received in the clerk's office, and hearing no further comments, Hotchkiss-McEltree requested a motion.

Motioned by Hayward-Helm to approve the variance requested, seconded by Kaiser. Roll call vote: all present voiced ayes, no nays, motion carried.

Moved by Kaiser to adjourn, seconded by Hayward-Helm. Meeting was adjourned at 5:33 p.m.

Kaiyla Wach, Deputy City Clerk
Published in the Tama-Toledo News Chronicle Oct 17, 2025
L80011 #38228

THE IOWA DISTRICT COURT FOR TAMA COUNTY IN THE MATTER OF THE ESTATE OF

MARILYN SMITH, Deceased
PROBATE NO. ESPR007465

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

To All Persons Interested in the Estate of Marilyn Smith, Deceased, who died on or about August 10, 2025:

You are hereby notified that on September 30, 2025, the Last Will and Testament of Marilyn Smith, deceased, bearing date of March 11, 2025, was admitted to probate in the above named court and that Rhonda Sullivan and Lynn Willis have been appointed Executors of the estate. Any action to set aside the will must be brought in the district court of said county within the later to occur of four months from the date of mailing of this notice to all heirs of the decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be forever barred.

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

Rhonda Sullivan, Executor
1380 Swiss Village Rd.
Osage Beach, MO 65065

Lynn Willis, Executor
734 S. Summit Dr.
Holts Summit, MO 65043

Sean K. Heitmann, Attorney for Executors
Moore, McKibben, Goodman & Lorenz, LLP
120 E High Street, PO Box 249
Toledo IA 52342
Published in the Tama-Toledo News Chronicle Oct 10 and 17, 2025

L80019 #38211

THE IOWA DISTRICT COURT FOR TAMA COUNTY

IN THE MATTER OF THE ESTATE OF

KEITH SHERMAN, Deceased.
CASE NO. ESPR007464

NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of Keith Sherman, Deceased, who died on or about September 1, 2025:

You are hereby notified that on 9/25/25, the undersigned was appointed administrator of the estate.

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

Dated on 9/22/25.

Brenda Birke,
Administrator of the Estate
1203 5th Street
Grundy Center, IA 50638

Jennie L. Wilson-Moore, ICIS#: AT0003676
Attorney for the Administrator
Wilson Law Firm
111 N Main St
PO Box 428
Conrad, IA 50621
Date of second publication_ October 17, 2025

Notice of Appointment of Administrator and Notice to Creditors

THE IOWA DISTRICT COURT TAMA COUNTY

IN THE MATTER OF THE ESTATE OF

KEITH SHERMAN, Deceased
CASE NO. ESPR007464

ORDER ADMITTING WILL TO PROBATE AND APPOINTING EXECUTOR

This matter comes on for hearing of the proof of the instrument dated June 30, 2021, filed herein and purporting to be the Last Will and Testament of the above named decedent, and the evidence being seen and heard in the manner provided by law, it is found that said instrument was executed and witnessed as provided by law; and is the Last Will and Testament of the above named decedent; that the Executor hereinafter named are qualified to act in such capacity. IT IS THEREFORE ORDERED AND ADJUDGED that the above-described instrument is admitted to probate as the Last Will and Testament of said decedent and Brenda Birke is appointed Executor thereof without Personal bond. It is so ordered. Clerk to notify. E-FILED ESPR007464 - 2025 SEP 23 03:42 PM

TAMA CLERK OF DISTRICT COURT DISTRICT
Case Number ESPR007464
Type: CT COURT
State of Iowa Courts

Case Title
ESTATE OF KEITH SHERMAN

ORDER ADMITTING WILL AND APPOINTING EXECUTOR

So Ordered
Jasa D Belor
Jason D. Besler,
District Court Judge,
Sixth Judicial District of Iowa
Electronically signed on
2025-09-23 15:42:10
Published in the Tama-Toledo News Chronicle Oct 10 and 17, 2025

L80164 #38206

THE IOWA DISTRICT COURT FOR TAMA COUNTY

IN THE MATTER OF THE ESTATE OF BRUCE ALAN OLESON, Deceased PROBATE NO. ESPR007466

NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of Bruce Alan Oleson, Deceased, who died on or about July 12, 2025:

You are hereby notified that on September 30, 2025, the undersigned were appointed administrators of the estate.

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

Stanley Dale Oleson,
Administrator of the Estate
2134 Carroll Ave.
St. Paul, MN 55104

Linda Sue Oleson-King,
Administrator of the Estate
6036 Terrace Dr.
Johnston, IA 50131

Sean K. Heitmann,
AT0003439
Attorney for the Administrators
Moore, McKibben,
Goodman & Lorenz, LLP
26 South 1st Ave, Suite 302
Marshalltown, IA 50158

Date of second publication:
October 24, 2025

Published in the Tama-Toledo News Chronicle Oct 17 and 24, 2025

L80019 #38238



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- Tama Co. Shopper
- Sun Courier
- No. Tama Telegraph
- Tama Toledo News Chronicle.

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- Sun Courier
- No. Tama Telegraph
- Tama Toledo News Chronicle.

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6000 - Merchandise Misc.

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\$5 Dollars
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To Place your ad
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70 Transportation

7000 - Autos

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Annie Stocker - Associate Broker (319)330-9533 • Mandy Lekin - Sales Agent (641)751-3021
Madison Snider - Certified General Appraiser/Associate Broker - (319)464-2078

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SOLD

PRICE REDUCED!!
1008 Wilson St
Dysart

This 1.5 story, 3 to 4 bedroom home comes with a nice two stall garage, newer furnace & AC, a newer roof & updated vinyl siding. Located close to schools & daycare. Nice corner lot. Main floor laundry. Screened in patio. Upstairs could use some updating, but offers lots of extra space. Only ~~\$129,000~~!! **PRICE REDUCED \$119,000!!**

NEW LISTING!!
317 Main St.
Clutier

This is a great opportunity to own a duplex that has potential for very good return. There is a main floor apartment that has two bedrooms and one bath. There is an upstairs apartment that could have 3 bedrooms and one bath. There is also a garage that can be rented. Could use some paint, floor coverings and a few updates and then would make 2 nice rentals. Should give a buyer a nice ROI. Only \$69,500!!

SOLD

309 W 6th St
Vinton

This nice 1.5 story 4 bedroom home has original woodwork, hardwood floors & newer windows, furnace & AC and vinyl siding. Main floor laundry. Very nice 30 x 32, 3 stall garage. The home does need to be finished upstairs, tape & mudding, wiring and floor coverings, along with the 2nd bath. Privacy fence. With a little work, this will be a very nice home for any buyer. Only \$109,000!!!

PRICE REDUCED!!
702 S Main St.
Dysart

Beautiful Historic Brick Home that has just been renovated and updated from top to bottom. Everything from walls refurbished, to new electrical and light fixtures, to flooring, plus much more! 3 bedroom, 1.75 baths & main floor laundry. Very nice original woodwork with ceiling beams, built-in china hutch, sun-room with French doors and leaded glass windows. 2 stall garage plus a carport, almost a 1/2 acre corner lot, located next to city park. Move-in Condition!! ~~\$289,000~~!! **PRICE REDUCED \$284,000!!**

SALE PENDING

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PRICE REDUCED!
2975 275th St.
Clutier

2975 275th St. Clutier 10.68 Acres This is a beautiful country setting with a 1.5 story, 4 bedroom home. Original woodwork, hardwood floors, new metal roof 2020 & foundation spray foam 2023. Vinyl siding, some new windows. Large deck. Garden/storage shed, PWA rural water, immediate possession! ~~\$266,000~~ REDUCED TO \$285,000!!

SOLD

NEW LISTING!!
401 Carter St.
Clutier

SOLD

NEW ACREAGE LISTING!!
6639 14th Ave.
Keystone

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