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Thursday, Dec. 11, 2025 • The News Gazette - Page 4

CITY COUNCIL PROCEEDINGS BAGLEY CITY COUNCIL

REGULAR SESSION
DECEMBER 2, 2025

The meeting was called to order at 6:00 by Mayor Amanda Waltz. Roll call was taken with the following present: Emily Chapman-Olesen, Mark Mozingo, Kylie Carmichael, Deanna Gibson, and Steve Joy. Chapman-Olesen moved to amend the agenda to include maintenance report after public comment section, Joy seconded. All voted aye. Chapman-Olesen moved to approve 11/4/25 meeting minutes, second by Carmichael. All voted aye.

Maintenance report-snow plow heater is not working and has a flat tire. The skid loader is also having issues with the heater. Maintenance will be looking into these issues and obtaining quotes for a snow pusher/new plow truck.

Public hearing on Ordinance #2025-07 regarding the establishment of a restricted residential district opened at 6:07 pm. There were no public comments or questions. The public hearing for Ordinance #2025-07 closed at 6:08 pm.

Public hearing on Ordinance #2025-10 regarding Chapter 14 floodplain management opened at 6:08 pm. There were no public comments or questions. The public hearing for Ordinance #2025-10 closed at 6:09 pm.

Discussion was had on Ordinance #2025-07 An Ordinance amending the code of ordinances of the city of Bagley, Iowa, 2023, regarding the establishment of a restricted residential district and adoption of building and land use regulations. Joy moved, second by Chapman-Olesen to approve Ordinance #2025-07. Roll call vote: Chapman-Olesen- yes, Carmichael- yes, Gibson- yes, Mozingo- yes, Joy- yes. Joy moved, second by Chapman-Olesen, to waive the 2nd and 3rd readings of Ordinance #2025-07. Roll call vote: Chapman-Olesen- yes, Carmichael- yes, Gibson- yes, Mozingo- yes, Joy- yes. Motion carries.

Discussion was had on Ordinance #2025-10 An Ordinance amending the code of ordinances of the city of Bagley, Iowa, 2023, pertaining to title III, chapter 14 flood plain management and regulations. Chapman-Olesen moved, second by Gibson to approve Ordinance #2025-10. Roll call vote: Chapman-Olesen- yes, Carmichael- yes, Gibson- yes, Mozingo- yes, Joy- yes. Chapman-Olesen moved, second by Gibson, to waive the 2nd and 3rd readings of Ordinance #2025-10. Roll call vote: Chapman-Olesen- yes, Carmichael- yes, Gibson- yes, Mozingo- yes, Joy- yes. Motion carries.

The Council discussed employee bonuses for Michelle Halbur, city clerk and Collin Clark, maintenance. Chapman-Olesen moved to provide employee bonuses to city clerk and maintenance in the amount of \$250 each, second by Carmichael. All voted aye.

Discussion was had on the situation regarding the snow plow issues. This issue will be tabled until maintenance can provide further information and gather quotes.

Discussion was had on setting a date for a budget workshop. Council set a tentative date of January 10 at 2:00 pm.

Library report given by Jeannie Solarzano. She states that she discussed library financials with her board and they have no concerns with how much money has been spent thus far, and states that they feel they are on track for the year.

Fire/EMS report given by Amanda Waltz. She reports that fire truck #1 is still out of service at this time, and the Fire Department will be having Santa at the Community Building this coming Saturday, December 6 at 5:00 pm.

Clerk report given by Michelle Halbur. She would like department heads to have their budget requests in no later than January 9, 2026.

Chapman-Olesen moved, second by Carmichael to approve bills payable and monthly financials. All voted aye.

Gibson moved to adjourn at 6:38 pm, second by Chapman-Olesen.

/s/ AMANDA WALTZ, Mayor
MICHELLE HALBUR, Clerk

Bagley City Council DECEMBER 2, 2025 APPROVED CLAIMS

ALBORN FAMILY FARMS,
UNIT 3 TANKER TRUCK...\$1,114.50
ALLIANT ENERGY, STREET LIGHTS/
ELECTRIC.....1,236.62
BOMGAARS, OFFICE SUPPLIES..73.95
COLLIN CLARK,
MILEAGE NOVEMBER22.40
DINGES FIRE COMPANY, 10
PARTICULATE HOODS....2,348.08
EFTPS (FED/FICA TAXES),
FED/FICA TAX736.25
FELD FIRE,
4 FIRE HELMETS.....2,316.00
GWORKS, SOFTWARE2,155.00
HARLAND ACE HARDWARE,
MOUSE TRAPS.....19.98
HOYT, MORAIN & HOMMER, P.C.,
LEGAL.....133.00
IPERS, IPERS581.00
JOHNATHAN CARMICHAEL,
COMM BLDG CLEANING75.00
MIDAMERICAN ENERGY,
ELECTRIC/GAS163.00
MIKE DAHL, LIBRARY
CONSTRUCTION1,093.32
NEW CENTURY FS, FUEL- FD ...43.00
PANORA FIBER,
WEBSITE- RENEWAL344.80
R & S WASTE DISPOSAL,
GARBAGE- OCT2,029.50
UNPLUGGED WIRELESS,
RADIO ACCESSORIES....1,437.90
US CELLULAR, PHONE78.02
VISA, BOOKS.....67.13

WILLOW CREEK CUSTOM, INC.,
WEED SPRAY.....526.20
WINDSTREAM,
PHONE/INTERNET.....109.36
XENIA WATER DISTRICT,
WATER.....226.80
PAYROLL CHECKS.....3,039.65
REPORT TOTAL\$19,970.46
FUND SUMMARY
GENERAL.....\$14,813.77
LANDFILL/GARBAGE2,029.50
ROAD USE TAX.....1,549.46
EMPLOYEE BENEFITS65.93
WATER.....793.32
SEWER.....718.48
TOTAL.....\$19,970.46

SUMMARY OF ORDINANCE #2025-07

On December 2, 2025 the City Council of Bagley, Iowa passed an ordinance entitled:

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BAGLEY, IOWA, 2023, REGARDING THE ESTABLISHMENT OF A RESTRICTED RESIDENTIAL DISTRICT AND ADOPTION OF BUILDING AND LAND USE REGULATIONS

The ordinance #2025-07: provides and establishes reasonable rules and regulations for the erecting and altering of buildings in the City, as well as the use and occupancy of such buildings. This Ordinance is intended to establish a restricted residential district in the City of Bagley, Iowa, and to provide reasonable rules and regulations for the erection, reconstruction, altering, and repairing of buildings of all kinds, and to provide that there shall be no use in such district except for residences, school-houses, churches, and other similar structures, except when a permit is granted in accordance with this Ordinance. Commencing work without a permit or failure to comply with this Ordinance will result in a fine of \$750. A complete text of Ordinance # 2025-07 may be obtained or viewed free of charge at the office of the City Clerk, Bagley City Hall, 207 Main Street, Bagley, Iowa.

Date of Notice 12-3-2025
MICHELLE HALBUR, City Clerk
City of Bagley

PUBLIC NOTICE

The Bagley City Council has approved an Ordinance amending the City Code pertaining to FLOODPLAIN MANAGEMENT.

It is the purpose of this Ordinance to protect and preserve the rights, privileges and property of the City of Bagley and its residents and to preserve and improve the peace, safety, health, welfare, and comfort and convenience of its residents by minimizing those flood losses described in this Ordinance with provisions designed to:

A. Reserve sufficient floodplain area for the conveyance of flood flows so that flood heights and velocities will not be increased substantially.
B. Restrict or prohibit uses which

are dangerous to health, safety or property in times of flood or which cause excessive increases in flood heights or velocities.

C. Require that uses vulnerable to floods, including public facilities which serve such uses, be protected against flood damage at the time of initial construction or substantial improvement.

D. Protect individuals from buying lands which may not be suited for intended purposes because of flood hazard.

E. Assure that eligibility is maintained for property owners in the community to purchase flood insurance through the National Flood Insurance Program.

Amendments include the following Sections: Section I- Definitions, Section II- Statutory Authority, Findings of Fact and Purpose, Section III- General Provisions, Section IV- Administration, Section V- Floodplain Management Standards, Section VI- Variance Procedures, Section VII- Nonconforming Uses, Section VIII- Penalties for Violation, Section IX- Amendments as it pertains to the Flood Insurance Rate Maps (FIRM) for Guthrie County, the City of Bagley, Panels 19077C0056D and 19077C0058D, dated 4-05-2017.

Violations of the provisions of this Ordinance or failure to comply with any of the requirements (including violations of conditions and safeguards established in connection with grants of Variances) shall constitute a misdemeanor. Any person who violates this Ordinance or fails to comply with any of its requirements shall upon conviction thereof be fined not more than \$500.00 (FIVE HUNDRED DOLLARS) or imprisoned for not more than 30 (THIRTY) days. Each day such violation continues shall be considered a separate offense. Nothing herein contained prevent the City of Bagley from taking such other lawful action as is necessary to prevent or remedy violation.

This statement is a summary of the Ordinance adopted by the City Council on December 2, 2025. Any one wishing to review the entire Ordinance may view a copy at the Bagley City Hall, 207 Main St, Bagley, IA 50026.

Date of Notice 12-3-2025
MICHELLE HALBUR, City Clerk
City of Bagley

CITY COUNCIL PROCEEDINGS BAYARD CITY COUNCIL

REGULAR SESSION
Bayard City Council
NOVEMBER 13, 2025

The meeting was called to order by Mayor Tom Wardyn at 5:30PM. Roll call was taken with council members Nathan McAlister, Shelby Richards, Due Dorr, Arnie Kesseling and Jack E. Lloyd present. City Clerk Gina Arnold, city employees LeeRoy

Wagner, and Don Olesen present. Clint Fichter, Mike Shoup Drew and Lainey Stringer, Aron Elken, Norma Olesen and Taylor Teays, also present.

McAlister made a motion to approve the agenda, 2nd by Dorr. All in favor, no nays. Motion carried. The October 2025 minutes were read and discussed. McAlister made a motion to approve the minutes, 2nd by Dorr. All in favor, no nays. Motion carried.

Open forum was opened and the alleys on either side of the Pat McAlister residence were discussed. Ann McAlister had previously approached the council about abandoning the alleys so that they could have them deeded over to them to add to their property. They have been maintaining them for the last 30 years. The council has been looking into what has to be done to do this. Aron Elken was present to discuss his property line, and what that means for him. He voiced his concerns about how this is being handled and it was explained to him how the process goes. There will be a public hearing and resolution, at a later date after Tom meets with the Accessors office. Lucas Jensen asked about the availability of the Community Insurance Building. It was decided to wait until the other buildings are down to make sure there isn't any damage to the structure. This will be tabled for now.

Clint Fichter was present and discussed the water study that was submitted for the water project. We should hear back by Christmas to know if we qualify for the loan. We should be notified by the end of December if we will be awarded. The project will have to be started by Sept-October of 2026. We will have to have a special meeting to get some reports ready for submission. This was set for November 24, 2025, at 5:30. Clint discussed the progress on the McDonald house, the closing date for the house at 302 Allen St. and the empty lots should be done by Nov 24Th. Clint will work on getting the nuisance letters out. Tom will continue to work with the Coop on the land needed for the water plant project.

Mike Shoup updated the council on the sewer project. The lagoons were switched over on Nov 11, 2025. They are working on the seeding, & getting the fence built. It will be 2-3 weeks before Chewy can get to the building demolition. Tom asked about putting in some sort of permanent property line. It was suggested that there might be room for a city burn pile.

There was discussion and action on Partial Payment #15 to On Track Construction in the amount of \$287,293.49. McAlister made a motion to approve and pay, 2nd by Lloyd. All in favor, no nays. Motion carried. Discussion and action on the October 2025 progress minutes. Dorr made the motion to approve the minutes, 2nd by Richards. All in favor, no nays. Motion carried. There is still a problem with the Artesian. Someone will check the manhole where the water is coming up. The generator is obsolete and will be taken to McAlisters to be put on the iron sale.

The financials were reviewed and discussed. McAlister made a motion to approve the financials, Dorr 2nd. All in favor, no nays. Motion carried.

The regular claims were reviewed and discussed. There is an invoice from JCT that needs to be added to the claims. McAlister made the motion to approve the claims, 2nd by Richards. All in favor, no nays. Motion carried.

Lagoon Project claims were previously approved.

Water treatment project claims were reviewed and discussed. McAlister made the motion to approve the claims, 2nd by Dorr. All in favor, no nays. Motion carried.

Library Report-Carla provided handouts.

Fire Depart Report- The Soup supper will be December 13, 2025. They are selling raffle tickets again this year.

Ambulance Report- Three people have passed the test so far. The ambulance will go to New Way on Monday.

Water/Sewer Report-The digital water meters were discussed and this will be tabled for now. Hopefully we can get this included in the grant. We will get an estimate from Sid Franzen to do some repairs. Both heaters are not working.

Street Report-The removal of the buildings on Main Street will start tomorrow. There is a valve by the library that is sticking up about ¼".

Mayors Report-none

Clerks Report- The council, mayor and clerk, will have to take a course on open meetings. Gina gave the council the info on this.

Dorr made a motion to adjourn, 2nd by McAlister. All in favor, no nays. Motion carried.

/s/ GINA ARNOLD, City Clerk

THE IOWA DISTRICT COURT FOR GUTHRIE COUNTY

IN THE MATTER
OF THE ESTATE OF
NANCY A. CHESNUT, Deceased.

ESPR014847

NOTICE OF PROOF OF WILL
WITHOUT ADMINISTRATION

To All Persons Interested in the Estate of Nancy A. Chesnut, Deceased, who died on or about November 5, 2025:

You are hereby notified that on the 14th day of November, 2025, the Last Will and Testament of Nancy A. Chesnut, deceased, bearing date of May 21, 2009, was admitted to probate in the above-named court and there will be no present administration of the estate. Any action to set aside the will must be brought in the District Court of Guthrie County within the later to occur of four months from the date of the second publication of this notice or one month from the date of mail-

John D. Twillmann ISBA
#AT0012810

TRUST NOTICE

IN THE MATTER OF THE TRUST:
NANCY A. CHESNUT REVOCABLE
TRUST Dated May 21, 2009, as
amended

To all persons regarding Nancy A. Chesnut, deceased, who died on or about November 5, 2025. You are hereby notified that Kevin M. Chesnut is the Successor Trustee of the Nancy A. Chesnut Trust dated May 21, 2009, as amended. Any action to contest the validity of the trust must be brought in the District Court of Guthrie County, Iowa, within the later to occur of four (4) months from the date of second publication of this notice or thirty (30) days from the date of mailing this notice to all heirs and beneficiaries of the decedent settlor, whose identities are reasonably ascertainable. Any suit not filed within this period shall be forever barred.

Notice is further given that any person or entity possessing a claim against the trust must mail proof of the claim to the trustees at the address listed below via certified mail, return receipt requested, by the later to occur of four (4) months from the second publication of this notice or thirty (30) days from the date of mailing this notice if required or the claim shall be forever barred unless paid or otherwise satisfied.

Dated this 13th day of November, 2025

Nancy A. Chesnut Revocable Trust
dated May 21, 2009

Kevin M. Chesnut,
Successor Trustee
4575 Panorama Drive
Panora, IA 50216

John D. Twillmann
Attorney for Successor Co-Trustees
Bump & Twillmann Law
222 East Market Street, P.O. Box 127
Panora, Iowa 50216

Published in The News Gazette on
Thursdays, Dec. 4 and 11, 2025.

ing of this notice to all heirs of the decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be forever barred.

Dated on November 13, 2025

Kevin M. Chesnut
4575 Panorama Drive
Panora, IA 50216

Attorney for estate:
John D. Twillmann
Bump & Twillmann Law
222 E. Market Street
P.O. Box 127
Panora, IA 50216
jtwillmann@bumpplaw.com
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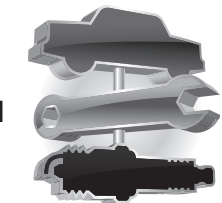
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