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ANNOUNCE

Announcements

Does your basement or crawl space need some attention? Call Thrasher Foundation Repair! A permanent solution for waterproofing, failing foundations, sinking concrete and nasty crawl spaces. FREE Inspection & Same Day Estimate. \$250 off ANY project with code GET250. Call 1-866-554-1730

PUBLIC NOTICES

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1217657
NOTICE OF PUBLIC HEARING BEFORE DALLAS COUNTY BOARD OF SUPERVISORS
Notice is hereby given that on **March 31, 2026, at 9:30 a.m.** in the Board of Supervisors Meeting Room, 800 Court Street, Adel, Iowa, a hearing will be held by the Dallas County Board of Supervisors for the approval of the following petition, to-wit:
A petition to consider approval of multi-year contract with Lumen for specialty phone lines AT THE ABOVE TIME AND PLACE. AN OPPORTUNITY WILL BE GIVEN FOR COMMENTS AND OPINIONS OF THE ABOVE PROPOSAL TO BE HEARD.
FURTHER INFORMATION IS NEEDED, CONTACT THE DALLAS COUNTY INFORMATION SERVICES DEPARTMENT (515) 993-5818.
Dallas County Board of Supervisors that its programs and activities do not discriminate on the basis of race, color, national origin, sex, age or disability. Persons requesting signers, auxiliary aids or services, or other accommodation because of disability may contact the County's ADA Coordinator at (515) 993-1751.
Board of Supervisors
Julia Helm, Chair
Published in the Perry Chief on March 26, 2026 (1t)

#12178606
March 10, 2026
The Dallas County Board of Supervisors met and approved the following pursuant to board rules with Chair Julia Helm, Supervisor Kim Chapman, and Supervisor Brad Golygithy present. Others present: Ben Luzerne - Assistant County Attorney, Rob Tietz - Operations Director, Beth Deardorff - Human Resources Director, Cliff Gibson - Information Services Director, Melinda Harney - Administrative Coordinator, Mary Cline - Auditor's Office, Al Miller - DC Engineer, Andy Cose - Golety by to approve the Professional Services Agreement with Halbur DC Auditor, Kristin Brady - EMS Director, Curt Cable - Conservation Director, David Hockett - P&Z Director, Samuel Larson - P&Z, Bret Maxwell - Sheriff's Office, Terry Wright - Sheriff's Office, Kristofer Koenig - Board of Supervisors, Jack Nelson, Joel Whelchel, and Allison Ullman - Raccoon Valley Radio.

Item 1: Call to Order - Helm called the meeting to order at 9:00 a.m.
Item 2: Approve Agenda
Motion by Golygithy and seconded by Chapman to approve the agenda as presented. All ayes. Motion carried.
Item 3: Pledge of Allegiance
Item 4: Open Forum - none
Item 5: Consent Agenda
A) Payroll & Disbursements from 3/7/2026
B) Drain Claim #41
C) Manure Management Report
Motion by Chapman and seconded by Golygithy to approve the consent agenda. All ayes. Motion carried.
Item 6: Disc/Action Re: Supervisors Minutes from 3/3/2026
Motion by Chapman and seconded by Golygithy to approve the supervisors minutes as presented. All ayes. Motion carried.
Item 7: Disc/Action Re: Payroll Change Notice
Beth Deardorff presented the following payroll change notices:
Attorney - Retainer Agreement with McMurry, Assistant County Attorney I position for \$39.76/hr. beginning 3/24/2026
Secondary Roads - Status change for Brody Warrior from Operator II to Operator III at \$35.14/hr. beginning 3/31/2026
Request to fill open Road Operator II position at \$31.07/hr. - \$33.45/hr.
Conservation - Request to hire Trae Hamilton as Seasonal Maintenance Worker at \$18.08/hr. beginning 3/26/2026
Motion by Golygithy and seconded by Chapman to receive and file the payroll change from Conservation. All ayes. Motion carried.
Motion by Golygithy and seconded by Chapman to approve the remaining payroll changes as committed. All ayes. Motion carried.
Item 8: Disc/Action Re: Capital Projects
A) 902 Court Renovations Farnsworth Professional Services Agreement #7
To proceed with design work to renovate 902 Court for County Attorney
Motion by Chapman and seconded by Golygithy to approve the Professional Services Agreement Amendment #7 dated March 6, 2026 with Farnsworth Group and authorize the chair to sign.
B) 100 Nile Kinnick Dr N & 210 N 10th St. Farnsworth Professional Services Agreement Amendment #8 dated March 6, 2026 with Farnsworth Group and authorize the chair to sign.
C) 100 Nile Kinnick Dr N & 210 N 10th St. Renovation Project Delivery Options
Public project delivery method choices are Construction Manager at Risk, Construction Manager Advisor, or General Contractors
Motion by Chapman and seconded by Golygithy to approve the Construction Manager at Risk as the public project delivery method for the 100 Nile Kinnick Dr. and 210 N 10th St. renovation. All ayes. Motion carried.
Item 9: Disc/Action Re: Voas Mitigation Bank Farm Lease
Motion by Chapman and seconded by Golygithy to approve the Voas Cash Rent Farm Lease Agreement as amended with Jacob Nelson and authorize the chair to sign. All ayes. Motion carried.
Item 10: 9:30 Disc/Action Re: Public Hearing - Yes/Highway/Turn and Sidewalk Storage/Turn Range Project
Public hearing was opened at 9:30 a.m.
The notice was published on March 5th, and there have been no public comments.
Mahler explained the plans for the construction - secondary roads will handle the letting and serve as construction manager for the project. Project should take a couple of months. If it is approved and moves forward, looking at 4/28 local letting, construction to begin in late July or early August.
Tietz explained the money to be used was established by issuance of Local Option Sales Tax bonds last year.
Motion by Chapman and seconded by Golygithy to close the public hearing at 9:33 a.m.
Resolution for approval to be presented next meeting.
Item 11: Disc/Action Re: Planning & Development
A) Comprehensive Plan RFP Selection Committee Recommendation & Update
Hockett gave an update about the comprehensive plan. They received

Govt Public Notices

seven proposals. The selection committee reviewed three firms for in-house practitioners: Bolton-Menk, Confluence, and MSA Professionals. The committee recommends MSA Professionals.
The estimate was \$125,000; MSA proposed fee is a lump-sum not to exceed \$125,000.
Next steps are to develop scope of work with selected consultant.
Motion by Chapman and seconded by Golygithy to authorize planning & Zoning to work with MSA in preparing a contract. All ayes. Motion carried.
Item 12: Disc/Action Re: Admin Building Display Cases
Planning and Development would like to use the display cases outside their department and temporarily use one on the first floor to display comprehensive plan information. Motion by Chapman to use the one outside of their meeting room.
Motion by Chapman for Planning & Development to use the display cases as discussed.
Item 13: Disc/Action Re: Board Appointment - none
Item 14: Disc/Action Re: Resolution 2026-001D Accept Auditor DD#41 Final Assessment Calculation & Set Time & Date for DD#41 Show Cause Hearing Regarding Supplemental Assessment to Interested Parties
Resolution 2026-001D \$468.48
RESOLUTION 2026-001D IN THE MATTER OF DRAINAGE DISTRICT NO. 41, DALLAS COUNTY, IOWA
The Board of Supervisors for Dallas County, Iowa, as Trustees for Drainage District No. 41 has requested the Auditor to calculate the final project cost for the repair, annexation, common outlet classification, and drainage of Drainage District 41 (the "Project"). These amounts are set forth in the report by the Auditor on March 10, 2026, which demonstrates a deficiency of \$82,658.58 (the "Final Assessment Report") in the fund of Drainage District No. 41, to pay all costs, expenses, and damages for the Project. The final assessment amount is attributable to each parcel following Project completion has been calculated and is set forth in the Final Assessment Report.

NOW, THEREFORE BE IT RESOLVED that the Board of Supervisors accepts the Final Assessment Report.
BE IT FURTHER RESOLVED that the Auditor of Dallas County, Iowa, be and is hereby directed to provide notice to those land owners identified in the Final Assessment Report whose final assessment amount is greater than the Auditor's previous 2025 assessment amount for the Project. This notice shall include the amount of the assessment hearing to show cause before the Board of Supervisors, pursuant to Iowa Code § 468.48, shall occur on April 28, 2026 at 9:30 a.m. in the Board of Supervisor's meeting room at 800 Court St, Adel Iowa, which shall be set forth in such notice.
AVE
Julia Helm, Chair
Kim Chapman, Member
Brad Golygithy, Member

NAY
Dated this 10th day of March, 2026
ATTEST: Todd Halbur, Dallas County Auditor
Item 13: Other Business: none
Item 14: Motion to Adjourn
Motion by Chapman and seconded by Golygithy to adjourn the meeting at 9:20 a.m. All ayes. Motion carried.
Todd Halbur, Dallas County Auditor
Julia Helm, Chair

DRAINAGE DISTRICT #12 & 25 TRUSTEES MEETING
The Board of Supervisors met and approved the following pursuant to board rules with Chair Julia Helm, Supervisor Kim Chapman, and Supervisor Brad Golygithy present. Others present: Ben Luzerne - Assistant County Attorney, Rob Tietz - Operations Director, Beth Deardorff - Human Resources Director, Cliff Gibson - Information Services Director, Melinda Harney - Administrative Coordinator, Mary Cline - Auditor's Office, Al Miller - DC Engineer, Andy Cose - Golety by to approve the Professional Services Agreement with Halbur DC Auditor, Kristin Brady - EMS Director, Curt Cable - Conservation Director, David Hockett - P&Z Director, Samuel Larson - P&Z, Bret Maxwell - Sheriff's Office, Terry Wright - Sheriff's Office, Kristofer Koenig - Board of Supervisors, Jack Nelson, Joel Whelchel, and Allison Ullman - Raccoon Valley Radio.

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Motion by Chapman and seconded by Golygithy to close the public hearing at 9:33 a.m.
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Minutes

taken. Andorf - Yes. M. Christensen - Yes. Diaz - Yes. Landgrebe - Yes. Tuhn - Yes. Motion carried 5-0. The board entered closed session at 7:07 PM.
The board returned to open session at 8:48 PM.
In open session, motion by Landgrebe seconded by M. Christensen to authorize Grundmeyer Leader Services to make a verbal bid to the board of directors' preferred incoming candidate for Superintendent of Schools pending a successful back-to-back election. Motion carried 5-0.
ADJOURNMENT
Motion by M. Christensen, seconded by Landgrebe to adjourn the special board meeting with no additional business under consideration. Motion carried 5-0.
President Andorf adjourned the meeting at 9:09 PM. Questions regarding the closed session may be directed to Board Secretary Dallan Christensen at the PCSD School Administration Center - 1102 Willis Ave, Suite 200, Perry IA 50220.

Linda Andorf
President, PCSD Board of Directors
Dallan Christensen
Secretary, PCSD Board of Directors
(Published in the Perry Chief on 03/26/2026. 1T)

MINUTES OF THE REGULAR COUNCIL MEETING

12192895
MARCH 10, 2026
CALL TO ORDER & ROLL CALL:
Mayor Cavanaugh called the meeting to order at 6:00 p.m. in the Clarion Room of the Security Bank Building, 1102 Willis Avenue, Perry, Iowa. Present: Mayor Cavanaugh, City Clerk Elizabeth Hix, City Administrator Jim Archer, Finance Officer Susie Mooghead, and Board of Supervisors: Ben Luzerne, Rob Tietz, Beth Deardorff, Cliff Gibson, and Melinda Harney.
CONSENT AGENDA: All items under the consent agenda are considered routine by the City Council and were enacted by one motion with no separate discussion of these items.
Minutes of the March 02, 2026, Regular City Council Meeting, and February 23, 2026, Planning and Housing Tax Credit Housing Development Work Session.
Boltan & Menk General Municipal Engineering \$21,525.00
Boltan & Menk Wastewater Treatment Plant #3 \$3,990.00
Boltan & Menk Parallel Taxway Improvements \$2,840.00
Boltan & Menk 1500 ft Parallel Taxiway Extension \$34,914.00
Eocene Environmental EPA Brownfield Assessment Grant \$1,702.50
List of Contract Services Payments \$64,971.50
Claims Register & Financials: \$23,944.00
Vendor Name/Invoice Count Vendor Description Vendor Total
BOLTAN & MENK (SYSTEMS) 1 PRINTER/SCANNER/COPIER AGREEMENT \$ 706.13
ACME TOOLS 2 EQUIPMENT/TOOLS LESS CREDIT \$ 581.39
AGSOURCE COOPERATIVE SERVICES / 2 TESTING SERVICES \$ 14.35
ALEX LOTT / 1 REIMBURSEMENT \$ 53.20
EPOCH ENERGY - IP&L / 21 UTILITIES \$ 19,282.98
AMAZON BUSINESS 16 SUPPLIES/TOOLS/EQUIPMENT \$ 7,764.00
ATLANTIC BOTTLING / 1 VENDING SUPPLIES \$ 87.94
CITAS 15,280 NORTH AMERICA INC / 1 BLOWER SERVICE-OIL LEAK \$ 1,327.50
AUTO PARTS OF PERRY / 2 VEHICLE SUPPLIES \$ 1,071.33
BAKER ELECTRIC INC / 1 TRAFFIC LIGHT REPAIR \$ 1,087.30
BOLTAN & MENK / 4 ENGINEERING FEES \$ 6,269.00
BTW / 1 MCB INTERNET SERVICES \$ 245.00
ECHO LEARNING/GALE / 1 PRINT ITEMS \$ 56.23
INTERLINK / 1 INTERNET/PHONE SERVICES \$ 162.98
CHERIE HELLMAN 1 CONTRACT EMPLOYEE \$ 105.00
CHOLY'S AUTO SERVICE / 1 SKID-STEER \$ 1,000.00
COLIN'S PEST CONTROL / 6 PEST CONTROL \$ 695.00
COLLECTION SERVICES CENTE / 1 COLLECTION W/H PAY PERIOD: 03/03/2026 \$ 378.45
CORPORATE TRANSLATION SERVICE / 1 FEBRUARY FEES \$ 90.16
CULLIGAN WATER / 1 FILTER & DI REGENERATION \$ 98.48
DALLAS COUNTY SHERIFF'S OFFICE / 1 GARNISHMENT W/H PAY PERIOD: 03/03/2026 \$ 473.77
DEMCO INC / 1 CONTRACT EMPLOYEE \$ 200.00
DEMCO INC / 1 SUPPLIES \$ 442.73
DRECS HEATING AND PLUMBING / 3 HVAC SERVICES/REPLACEMENTS \$ 4,615.92
Eocene Environmental GROUP INC / 1 BROWNFIELD ASSESSMENT GRANT \$1,702.50
FAREWAY / 1 SUPPLIES \$ 7.98
FBI-LEEDA INC / 1 TRAINING FEES \$ 440.14
FBI EQUIPMENT / 1 REPLACEMENT PARTS \$ 1,510.00
GANNETT IOWA LOCALQI / 2 UTILITIES \$ 184.80
HARLAND HARDWARE / 24 SUPPLIES \$ 1,581.07
HOTSPY CLEANING SYSTEMS / 1 INMOA / 2 MEMBERSHIPS \$ 70.00
INGRAM LIBRARY SERVICES / 1 CONTRACT EMPLOYEE \$ 105.00
INTERSTATE ALL BATTERY CENTER / 1 BATTERIES \$ 117.00
IOWA ASSOC MUNICIPAL UTILITE / 1 AFFILIATE MEMBER DUES \$ 530.00
IOWA ONE CALL / 1 LOCATES \$ 550.00
LYNN PEAVEY COMPANY / 1 UTILITIES \$ 163.50
MACQUEEN EQUIPMENT / 1 SWEEPER PARTS \$ 546.22
MARRAS / 1 CONTRACT EMPLOYEE/PHONE SERVICES CEMETERY \$ 146.30
MENARDS SUPPLIES/TOOLS/EQUIPMENT \$ 90.96
METRO WATER AUTHORITY / 1 FEB LANDFILL FEES \$ 12,905.53
MIDAMERICAN ENERGY / 15 UTILITIES \$ 4,490.19
MIDWEST TAPE / 1 BOOKS \$ 2,465.98
MUNICIPAL VAP PROFESSIONAL LLC / 1 SEWER JETTING \$ 7,143.58
MINBURN COMMUNICATIONS / 11 TELEPHONE/INTERNET \$ 2,218.10
DALLAS COUNTY SHERIFF'S OFFICE ITEMS/SUPPLIES \$ 1,191.41
MUNICIPAL SUPPLY / 1 MANHOLE DINGS \$ 647.24
NCL OF WISCONSIN INC. / 1 LAB SUPPLIES \$ 513.26
PERSICO BEVERAGE SALES LLC / 1 SUPPLIES \$ 714.02
PERRY CHAMBER OF COMMERCE / 1 FEBRUARY 2026 HOTEL MOTEL TAX \$ 1,744.98

Minutes

PERRY HOSPITALITY, INC / 1 PAPER/CASES/BLANKETS \$ 6,395.12
PERRY WATER DEPARTMENT / 2 BILLING FOR FEBRUARY/FEB LIENS \$ 2,680.87
PETERS SERVICE CENTER / 1 TRUCK REPAIR \$ 1,000.00
PFM FINANCIAL ADVISORS / 1 FY 2025 CONTINUING DISCLOSURE SERVICES \$ 2,000.00
PINEY BOWES / 1 LEASE INVOICE \$ 364.08
PRINCIPAL MUTUAL LIFE / 1 POLICE INSURANCE \$ 1,000.00
PULPING PERIOD: 03/03/2026 \$ 5,082.78
R AND R AUTO SERVICE / 6 VEHICLE REPAIRS \$ 457.64
RENTAL SUPPLIES/ABLES, LLC / 1 SOLAR UTILITY PMT \$ 9,587.46
REAR CONSTRUCTION / 1 SNOW REMOVAL \$ 2,002.50
RICOTI INC / 1 PRINTER/COPIER/SCANNER \$ 75.65
SAM'S CLUB DIRECT / 1 SAM'S CLUB MEMBERSHIP \$ 50.00
SCHEELS 1 CLOTHING ALLOWANCE \$ 179.99
SHERWIN WILLIAMS / 1 EQUIPMENT \$ 1,249.00
STAPLES BUSINESS CREDIT / 3 OFFICE SUPPLIES \$ 173.04
STAPLES BUSINESS CREDIT / 1 POOL/SPA TESTING \$ 48.50
STIVERS FORD / 2 VEHICLE REPAIRS \$ 4,437.12
SYNCHILL ENERGY SOLUTIONS / 1 CITY HALL GAS UTILITY \$ 8,720.51
THE HARTFORD / 1 LIFE INSURANCE \$ 1,000.00
UMB BANK, N.A. / 1 2025 GO BOND ACCEPTANCE FEE \$ 300.00
UNPLUGGED WIRELESS, LLC / 1 CONTRACT EMPLOYEE \$ 494.20
VAN-WALL EQUIPMENT / 3 CENTER LINK \$ 741.74
WELLS FARGO BANK / 1 MAT/SHOP TOWEL SERVICES 03/05 \$ 183.56
WELLS FARGO BANK / T-TAX / 1 EFTPS PERIOD: 03/03/2026 \$ 29.95
XENIA RURAL WATER DISTRICT / 2 AIRPORT WATER \$ 331.55
AGGLER / 1 SERVICE ITEMS \$ 20.00
Total Checks \$ 232,934.07
Licenses and Permits: None

CITY ADMINISTRATOR'S REPORT:
City Administrator, Sven Peterson, stated that Iowa Representative Lauer Normand and Senator Green would be holding a forum at Dallas County Hospital in their Clarion Room on Saturday, March 21st and invited all to attend.
MAYOR/COUNCIL COMMENTS:
Mayor Cavanaugh thanked staff for their hard work on the budget stating that the pennies were tight and that he appreciated the staff's hard work. The Mayor also mentioned the Audit Report and again thanked staff for their good work on keeping the budget on track. City Clerk Elizabeth Hix and City Administrator Jim Archer thanked staff for their clearing efforts with the last storm and Council members asking to revisit the property on the north/west side of time that crosses between City Limits and the East Turn, where guns are frequently fired.
OPEN FORUM: No one presented at this time.

SPECIAL PRESENTATIONS:
Raccoon River Valley Trail Association (RRVTA): Raccoon River Valley Trail Association presented Chair Pat Steel and incoming Chair Doug Pfeiffer provided the Council with an update from the Association regarding the trail usage and economic impact the trail brings. Historical construction and maintenance needs were also discussed along with local items such as signage and lodging needed along the trail. The presentation also included a viewing of a marketing video that the Association had created to help market the trail.
Police Chief Jim Archer: Police Chief Archer reviewed his supplied Annual Report for 2025 detailing certain points and requests to be provided for a general update from his Department.

Resolution Approving a Temporary Construction Easement:
Motion by Mahler, seconded by Klein approving a temporary construction easement for the Downtown Improvements Project Phase 1. Staff informed the Council that this was a temporary construction easement for the Downtown Improvements Project Phase 1 on property owned by the State of Iowa. Such temporary construction easement will grant access to this area during construction. The easement is signed by Sheffer Enterprises LLC. This area is legally described in the agreement and attached to the application.
NEW BUSINESS:
Approval of Appointments to Various Boards/Committees:
Motion by Shelly, seconded by Wollong making various appointments to Boards/Committees. Mr. Joseph Fullinwider was appointed to the Airport Commission for a four-year term which will end on 03/17/2030, and Mrs. Hannah Johnson was appointed to the Park and Recreation Advisory Board for a three-year term which will end on 03/17/2029. Both individuals showed interested in continuing to support their community by volunteering for the respected boards.
Resolution Approving the Fiscal Year 2026 Annual Audit:
Motion by Andorf, seconded by Wollong approving the Fiscal Year 2025 Annual Audit Report. Iowa State Law requires that the City conduct an annual audit to comply with A-133 audit requirements and due to the Federally funded projects, this resolution approves the FY2025 Annual Audit Report for the City of Perry. The resolution also directs City staff to submit the report as required to the State Office of the State of Iowa and directs City staff to submit the report as required to the State Office of the State of Iowa and directs City staff to submit the report as required to the State Office of the State of Iowa.

Resolution Approving a Technical Services Agreement with Region XII with Contingencies:
Motion by Andorf, seconded by Wollong approving a Technical Services Agreement with Region XII, contingent upon IEDA opening applications, at a cost of \$1,000, which includes preparation of an Environmental Review, Affirmative Fair Housing marketing, and income verifications, as required to IEDA for the Community Development Block Grant, Roof Repair Program. Staff and Region XII representatives identified a need to review the agreement and place the Council would have to provide notice to Iowa Governmental Contractors, that the City is currently with that they planned to leave by April 1st. Finance Officer Susie Mooghead moved into reviewing the General Fund projections, and detailed the supplied working budget, that had a current average of \$183,314.39. Discussion started with a letter that had been provided by Metro Waste Authority stating that the landfill fees would be increasing substantially effective July 1, 2026, and that to account for this increase garbage fees would need to be reviewed for an increase. Susie stated to account for the estimated \$90,000 increase the Council could increase Residential fees by \$2.00 a month and Commercial fees on a sliding scale with an estimated \$30,000 and how the rate had not changed for a very long time. Susie also reviewed the brainstormed options for revenue and expenditure decreases but asked Council for their insight on what they wanted to see. Mayor Cavanaugh stated that he was interested in the possible insurance option and it was stated that those savings would only affect the City's budget if the City was already a slight deficit from prior years that need to be accounted for. The Council discussed the rate and how the rate had not changed for a very long time. 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