



March 17, 2026

The Dallas County Board of Supervisors met in regular session pursuant to board rules with Chair Julia Helm and Supervisor Brad Golightly present. Supervisor Kim Chapman was absent. Others present: Ben La Luzerne – DC Assistant Attorney, Rob Tietz – Operations Director, Beth Deardorff – Human Resources Director, Cliff Gibson – Information Services Director, Melinda Harney – Administrative Coordinator, Madison Feller- Auditor's office, Mary Cline – Auditor's Office, David Hockett – P&Z Director, Adam Infante - DC Sheriff, Al Miller - DC Engineer, Kristin Brady – EMS Director, Suzanne Hegarty- Public Health Director, Kristofer Orth – Farnsworth Group, Jamie Rochleau – Turner Construction, Chad Lane – Turner Construction, and Dave Roszak.

Item 1: Call to Order – Chair Helm called the meeting to order at 9:00 a.m.

Item 2: Approve Agenda
Motion by Golightly and seconded by Helm to approve the agenda as presented. All ayes. Motion carried.

Item 3: Pledge of Allegiance

Item 4: Open Forum –

Item 5: Consent Agenda
A) Expense Claims Paid on 3/13/2026
B) Drain Claims #12, #41 & #6
Motion by Golightly and seconded by Helm to approve the consent agenda. All ayes. Motion carried.

Item 6: Disc/Action Re: Supervisors Minutes from 3/10/2026
Motion by Golightly and seconded by Helm to approve the minutes as presented. All ayes. Motion carried.

Item 7: Disc/Action Re: Payroll Change Notices
Beth Deardorff presented the following payroll change notices:
Attorney – Request to hire Zachary Hecht for open Assistant County Attorney I position at \$42.82/hr. beginning 3/24/2026
Request to hire Nicole Gish for open Legal Secretary I position at \$26.13/hr. beginning 3/24/2026

Emergency Management – Request to hire Briana Livergood for open Emergency Management Specialist at \$36.92/hr. beginning 3/24/2026.

Motion by Golightly and seconded by Helm to receive and file the payroll change from the Emergency Management office as submitted. All ayes. Motion carried.

Motion by Golightly and seconded by Helm to approve the remaining payroll changes as submitted. All ayes. Motion carried.

Item 8: Disc/Action Re: Capital Projects
A) Courthouse Renovation Project
1. Foundation Waterproofing Change Order #4 with Turner Construction for \$216,241.00
2. Helm asked what this would do for sidewalk closure. Kristopher said some would close mid-April but should be complete and open mid-June.
Motion by Golightly and seconded by Helm to approve Foundation Waterproofing Change Order #4 and authorize the chair to sign. All ayes. Motion carried.
B) 100 N Nile Kinnick & 210 N 10th Renovations
1. CMAR RFO/RFP Tentative Schedule April 1, 8, 16, 23 proposal 5/5, 5/14, 5/20, 5/26 board recommendation, contract approval 6/9.
2. Notice of Intent to Enter into a Guaranteed Maximum Price Contract for CMAR Services. Issue of the Notice will be released 3/18 with approval today 3/17.
Motion by Golightly and seconded by Helm to approve Notice of Intent. All ayes. Motion carried.
3. CMAR Selection Committee Appointments- Rob Tietz, Cliff Gibson, Beth Deardorff, Kristofer Orth, Todd Halbur to be committee consensus.
C) Adel EMS Station
1. City of Adel Voluntary will Vacate Existing Alley at EMS Site & 415 River St. They will hold a public hearing to approve, then do a quit claim deed to the county for ownership, lastly a resolution to accept by the county. This is to create 2 parcels of ownership to clean up boundary lines prior to build.

Item 9: Disc/Action Re: New Opioid Settlement Notice
Rob didn't do last time, asking board to decide. Susan received one application from Wesley life and will be decided in April. More money isn't needed per committee recommendation. \$540,000 remaining, signed contract for \$55,000 with Waukeel, and most likely Wesley asking around \$50,000. This leaves over \$400,000 funds remaining in on our balance. Tietz said decision needs to be by 5/4. Golightly asked if funds have a use by date. Hegarty said funds do not have to be used by a certain date. Hagerly and Tietz said we are still getting more money from prior ones as they are spread over 15ish years. La Luzerne requested it to be tabled and discussed at a different time so he can overlook and see more detail prior to deciding. Helm agreed for this to be tabled and discussed at a later date.

Item 10: Disc/Action Re: Secondary Roads
A) Dust Control Policy & Vendor Permits. Miller said there are 4 county-wide and 4 private owned for personal use applicants. 2 more vendor applications have since been received. County only guarantees 2 applications of dust control be applied. Miller recommends approval for all applicants listed. Flags are available now at 902 Court and will be moved to Secondary Roads site following office move.
B) Resolution 2026-0028 5 Year Road Construction Program Modification
Miller said this is being modified to get added in this fiscal year so project can be completed this summer.
Motion by Golightly and seconded by Helm to adopt Resolution 2026-0028. All ayes. Motion carried.

RESOLUTION 2026-0028

WHEREAS, Unforeseen circumstances have arisen since adoption of the approved Secondary Road Five Year Program and previous revisions, requiring changes to the sequence, funding, and timing of the proposed work plan.

WHEREAS, The Board of Supervisors of Dallas County, Iowa, in accordance with Iowa Code section 309.22, initiates and recommends modification of the following project(s) in the accomplishment year (State Fiscal Year 2026), for approval by the Iowa Department of Transportation (Iowa DOT), per Iowa Code 309.23 and Iowa DOT Instructional Memorandum 2.050.

WHEREAS, the following projects shall be ADDED to the Program's Accomplishment year:

Project Number Name Project ID	Project Location Description of Work	AADT Length Bridge ID	Type of Work Fund	Total
LFM-C025(F-48)--7X-25 F-48, Laredo Trail HMA Pavement Replacement and Widening TPMS: 58265	On Laredo Trail from 1.4 miles north of Highway 44 N 0.5 miles HMA Paving	350 0.500 miles	366 HMA Paving Local	\$600,000

Fund	Accomplishment Year		
	Previous Amount	New Amount	Net Change
Local	\$26,040,770	\$26,640,770	\$600,000
Farm-to-Market	\$18,950,000	\$18,950,000	\$0
Special	\$527,000	\$527,530	\$0
SWAP	\$242,000	\$242,000	\$0
Federal Aid	\$4,718,000	\$4,718,000	\$0
Totals	\$50,478,300	\$51,078,300	\$600,000

NOW THEREFORE BE IT RESOLVED that the Board of Supervisors approves the modification to the Dallas County 2026 Five Year Construction Program.

AYE Julia Helm, Chair
Brad Golightly, Member
Kim Chapman, Member- Absent

Dated this 17th day of March, 2026
ATTEST: Todd Halbur, Dallas County Auditor

C) Resolution 2026-0027 Evidence Storage/Firing Range Highway 6 Turn Lanes Project Plans, Specifications & Set Bid Letting
Motion by Golightly and seconded by Helm to adopt Resolution 2026-0027. All ayes. Motion carried.

RESOLUTION 2026-0027

WHEREAS, a Public Hearing was held on March 10, 2026 to consider the US 6 – Law Enforcement Center Turn Lane Improvements Plans, Specifications and Estimate of cost; and

WHEREAS, Form 810028 - Application to Perform Work within State Highway Right-of-Way Permit No. 25A-2026-003 was approved by the Iowa Department of Transportation on March 11, 2026; and

WHEREAS, Final plans and specifications developed and certified by Snyder and Associates on February 27, 2026 are now on file at the Office of the County Engineer;

NOW THEREFORE BE IT RESOLVED the Board of Supervisors approve the plans and specifications for the US 6 – Law Enforcement Center Turn Lane Improvements and set a bid letting for April 28th, 2026 at 2:00 PM at the Office of the County Engineer at 23380 250th Street, Dallas Center, Iowa 50063.

AYE Julia Helm, Chair
Brad Golightly, Member
Kim Chapman, Member- Absent

Dated this 17th day of March, 2026
ATTEST: Todd Halbur, Dallas County Auditor

D) Roads Update. Submitted map, contains some already done items (purple), red is ready or about ready to be done. B Avenue meeting 4/1 start mid may, F90 May 18. Culvert 335, 288 trail paving, Sportsman Club Rd. culverts will start 3/26. 200 culverts and bridge 8th Avenue start 3/24. Laredo Trail only thing already in process. Helm asked about winter materials holding out still, Miller said yes, we still have enough left in storage incase of more winter events and will be replenish next summer.

Item 11: Disc/Action Re: Set Time & Date for Public Hearing Lumen Specialty Phone Lines Contract. Gibson said contract has decreased and attorney has reviewed and approved. Reason this needs to be set is because contract is 5 years. Motion by Golightly and seconded by Helm to set time & date for Public Hearing Lumen Specialty Phone Lines Contract for March 31st, 2026 at 9:30 a.m. All ayes. Motion carried.

Item 12: Disc/Action Re: Planning & Development
A) 9:30 A.M. Public Hearing Resolution 2026-0026 Autumn Meadows Minor Plat
Motion by Golightly and seconded Helm to open public hearing at 9:30am.
Motion by Golightly and seconded Helm to close hearing at 9:32am.
Motion by Golightly and seconded by Helm to adopt Resolution 2026-0026. All ayes. Motion carried.
Board recessed at 9:41am.
Board reconvened at 9:45 am.

RESOLUTION 2026-0026

WHEREAS, Kaitlyn Dudding has submitted to the Board of Supervisors of Dallas County, Iowa A petition to consider the Final Plat of Autumn Meadows Minor Plat, on Parcel 1402300005, located in the N1/2 of Section 02, T78N, R28W (Adams Township) and,

WHEREAS, the Board of Supervisors of Dallas County, Iowa, finds that the petition meets all requirements of Planning and Development and should now be finally approved.

NOW THEREFORE, IT IS HEREBY RESOLVED by the Board of Supervisors of Dallas County to approve the petition as submitted/or with the following restrictions or conditions: **None**

AYE Julia Helm, Chair
Brad Golightly, Member
Kim Chapman, Member- Absent

Dated this 17th day of March, 2026
ATTEST: Todd Halbur, Dallas County Auditor

Board recessed at 9:41am.
Board reconvened at 9:45 am.

B) 9:45 A.M. Public Hearing Ordinance 2026-001 Wendl Rezone.
Motion by Golightly and seconded Helm to open public hearing at 9:45 am.
Motion by Golightly and seconded Helm to close hearing at 9:48am.
Scott talked to neighbors and they are all in favor, wanting to build home there, makes sense to clean up for all parties. Motion by Golightly and seconded Helm to wave second and third hearings. All ayes. Motion carries.

ORDINANCE NO. 2026-001

ORDINANCE APPROVING A RE-ZONE FROM A-1, AGRICULTURAL TO RE-1, SUBURBAN ESTATE ON PARCEL 0815200009, LOCATED IN THE N1/2 OF THE NE1/4 OF SECTION 15, T80N, R26W, GRANT TOWNSHIP FOR SCOTT WENDL.

WHEREAS, Scott Wendl, owner has made an application to rezone property from A-1, Agricultural to RE-1, Suburban estate for property generally located south of 200th Street and west of W Avenue more particularly described as Parcel 0815200009, located in the N1/2 of the NE1/4 of Section 15, T80N, R26W (Grant Township)

WHEREAS, on the 17th Day of February 2026, the Planning and Zoning Commission held a public meeting regarding said application and recommended approval of said rezoning request, and

WHEREAS, said application has heretofore been set for public hearing before the Dallas County Board of Supervisors as required by law and said public hearing having been concluded and the Council having been considered the record and all statements for and against said application and being fully advised of the premises; and

WHEREAS, the Board of Supervisors has considered the recommendation of the Planning and Zoning Commission regarding said application.

BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF THE DALLAS COUNTY, IOWA:
Section 1: That Section 45.06 of the Dallas County Code of Ordinances is hereby amended including the Zoning District Map, and the zoning classifications are changed for the above-described real estate from A-1, Agricultural to RE-1, Suburban Estate
Section 2: That all ordinances and parts of ordinances in conflict with the same are hereby repealed.
Section 3: This ordinance shall be in full force and effect from and after its passage, approval and publication, as provided by law.

Motion by Golightly and seconded Helm to adopt Ordinance 2026-001. All ayes. All ayes. Motion carried.

Board recessed at 9:50 am.
Board reconvened at 10:00 am.

C) 10:00 A.M. Public Hearing Ordinance 2026-002 Rine/Lanoue Rezone.
Motion by Golightly and seconded Helm to open public hearing at 10:00 am.
Motion by Golightly and seconded Helm to close hearing at 10:03 am.
Motion by Golightly and seconded Helm to open wave second and third hearings. All ayes. Motion carries.

ORDINANCE 2026-002

ORDINANCE APPROVING A RE-ZONE FROM A-1, AGRICULTURAL TO RE-1, SUBURBAN ESTATE ON PARCELS 1428100001 AND 1428100015, LOCATED IN THE NW1/4 OF SECTION 28, T78N, R28W, ADAMS TOWNSHIP FOR CHAD AND AMBER RINE AND MICHAEL LANOUE

WHEREAS, the applicants have made an application to rezone property from A-1, Agricultural to RE-1, Suburban estate for Parcels 1428100001 and 1428100015, located in the NW1/4 of Section 28, T78N, R28W, Adams Township.

WHEREAS, on the 17th Day of February 2026, the Planning and Zoning Commission held a public meeting regarding said application and recommended approval of said rezoning request, and

WHEREAS, said application has heretofore been set for public hearing before the Dallas County Board of Supervisors as required by law and said public hearing having been concluded and the Council having been considered the record and all statements for and against said application and being fully advised of the premises; and

WHEREAS, the Board of Supervisors has considered the recommendation of the Planning and Zoning Commission regarding said application.

BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF THE DALLAS COUNTY, IOWA:
Section 1: That Section 45.06 of the Dallas County Code of Ordinances is hereby amended including the Zoning District Map, and the zoning classifications are changed for the above-described real estate from A-1, Agricultural to RE-1, Suburban Estate
Section 2: That all ordinances and parts of ordinances in conflict with the same are hereby repealed.
Section 3: This ordinance shall be in full force and effect from and after its passage, approval and publication, as provided by law.

Motion by Golightly and seconded Helm to adopt Ordinance 2026-002. All ayes. All ayes. Motion carried.

Item 13: Disc/Action Re: Courthouse Chambers Cabinet. Need moved out, not county or state owned because there is no tag claiming as such. Helm doesn't want to toss. Goal to find a home within county for it. Golightly asked if there was a use for it and if there could be again. Needs moved because of construction. Consensus to move for safety now. Will possibly be added to agenda after they look at it. Possible liquate item.

Item 14: Disc/Action Re: Resolution 2026-001D Amended Set Time & Date for DD#41 Show Cause Hearing Regarding Supplemental Assessment to Interested Parties as Specified in Iowa Code §468.48.
Moved to April 16 at 7 pm. Motion by Golightly and seconded by Helm to adopt Resolution 2026-001D Amended. All ayes. Motion carried.

RESOLUTION 2026-001D AMENDED

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 reclassification of Drainage District 41 (the "Project"). These amounts are set forth in the report furnished by the Auditor on March 10, 2026, which demonstrates a deficiency of \$82,658.58 (the "Final Assessment Report") in the funds of Drainage District No. 41, to pay all costs, expenses, and damages for the Project. The final assessment amount 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 such land owner's previous 2025 assessment amount for the Project. This notice shall inform any such land owner that a hearing to show cause before the Board of Supervisors, pursuant to Iowa Code § 468.48, shall occur on April 16th, 2026 at 7:00 p.m. in the Board of Supervisor's Meeting Room, located at 800 Court St., Adel, Iowa.

AYE Julia Helm, Chair
Brad Golightly, Member
Kim Chapman, Member- Absent

Dated this 17th day of March, 2026
ATTEST: Todd Halbur, Dallas County Auditor

Item 15: Board Appointments - none

Item 16: Other Business - none

Item 17: Motion to Adjourn

Motion by Golightly and seconded by Helm to adjourn the meeting at 10:08 a.m. All ayes. Motion carried.

Todd Halbur, Dallas County Auditor
Julia Helm, Chair

Sell it. Buy it. Find it.

Place your classified ad today.

THERAPY, SAFETY AND INDEPENDENCE

How a Safe Step Walk-In Tub can change your life

Remember when...
Think about the things you loved to do that are difficult today — going for a walk or just sitting comfortably while reading a book. And remember the last time you got a great night's sleep?
As we get older, health issues or even everyday aches, pains and stress can prevent us from enjoying life.
So what's keeping you from having a better quality of life?
Check all the conditions that apply to you.

Personal Checklist:

Arthritis

Dry Skin

Insomnia

Anxiety

Diabetes

Mobility Issues

Lower Back Pain

Poor Circulation

Then read on to learn how a Safe Step Walk-In Tub can help.
Feel better, sleep better, live better
A Safe Step Walk-In Tub lets you indulge in a warm, relaxing bath that can help relieve life's aches, pains and worries.

Call now toll free
800-793-3177
for more information and for our Senior Discounts.
Financing available with approved credit.

FREE TOILET
PLUS
\$1500 Off
FOR A LIMITED TIME ONLY

Call Toll-Free 800-793-3177

Free toilet with purchase and installation of a walk-in tub or walk-in shower only. Offer available while supplies last. No cash value. Must present offer at time of purchase. Cannot be combined with any other offer. Market restrictions may apply. Offer available in select markets only.

WhySafeStep.com