



# Classified/Legals

Thursday, April 25, 2024

West Branch Times

### Legal Notice

**RESOLUTION FOR THE DESTRUCTION OF NOXIOUS WEEDS TO ALL PROPERTY OWNERS:**  
 BE IT RESOLVED by the Board of Supervisors of Cedar County, Iowa, this 16TH day of April, 2024,  
 That pursuant to the provisions of Chapter 317, 2016, Code of Iowa, it is hereby ordered:

1. That each owner and each person in the possession or control of any lands in Cedar County, shall cut, burn, or otherwise destroy all noxious weeds thereon, as defined in this chapter, at such times in each year and in such manner as shall prevent said weeds from blooming or coming to maturity, and shall keep said lands free from such growth of any other weeds as shall render the streets or highways adjoining said land unsafe for public travel. Noxious weeds shall be cut or otherwise destroyed on or before the following dates and as often thereafter as is necessary to prevent seed production.

Group 1, May 20 to June 5, 2024, for Leafy Spurge, Perennial Pepper Grass, Sour Dock, Smooth Dock, Sheep Sorrel, Teasel, Wild Sunflower.

Group 2, June 1-15, 2024, for Canadian Thistle, Russian Knapweed, Buckhorn, Wild Mustard, Musk Thistle, and Marjjuana.

Group 3, July 1-15, 2024, for Field Bindweed, Wild Carrot, European Morning Glory, Buckhorn, and Multiflora

Rose.

Group 4, July 15-30, 2024, for Horse Nettle, Perennial Sow Thistle, Quack Grass, Butterprint, Puncture Vine, Cocklebur, Shattercane and Bull Thistle.

2. That each owner and each person in the possession or control of any lands in Cedar County infested with any noxious weeds including Quack Grass, Perennial Sow Thistle, Canadian Thistle, Field Bindweed, Horse Nettle, Leafy Spurge, Perennial Pepper Grass, Russian Knapweed, shall adopt a program of weed destruction, described by the Weed Commissioner, which, in five years may be expected to destroy and will immediately keep under control such infestations of said noxious weeds.

3. That if owners or persons in

possession or control of any land in Cedar County fail to comply with the foregoing orders, the Weed Commissioner shall cause this to be done and the expense of said work, including costs of serving notice or other costs, if any, to be assessed against said real estate.

4. That the County Auditor be and is hereby directed to cause notice of the making and entering of the foregoing order by one publication in each of the official newspapers of the county, Board of Supervisors Cedar County, Iowa

Chairperson  
 Attest:  
 Cedar County Auditor  
 SN 17

Board of Supervisors  
 Cedar County, Iowa

Chairperson  
 Michael Burke  
 Board Secretary  
 Bruce Bickford  
 Auditor  
 Stephanie Wiese

Attest: Stephanie Wiese  
 Cedar County Auditor

### Cedar county payroll

VENDOR	VENDOR TOTAL
Benefits Inc.	962.67
Phelps the Uniform Specialists	34.54
Cedar County Treasurer	74,108.45
Cedar County Treasurer	10,254.00
Cedar County Treasurer	530.93
Cedar County Treasurer	586.23
COUNTY TOTAL	86,476.82
	WBT 17

wage of \$18.00/hour effective 6/3/2024.

Ayes: All  
 Absent: Barnhart  
 At 9:00 County Attorney Blank met with Board to discuss hiring a secretary due to an upcoming retirement. Blank informed Board Shelly Winekauf, Legal Assistant will be retiring on 6/30/2024 and will transition current employee Racheal Lillenthal, Secretary into Legal Assistant position.

Moved by Kaufmann seconded by Bixler to authorize County Attorney Blank to hire a secretary due to an upcoming retirement.

Ayes: All

Absent: Barnhart  
 At 10:00 a.m. Chairperson Bell read legal notice for sale of Pioneer Park. Austin Richards, Norman Bickford, Bruce Bickford, Larry Fobian, Eric Heick, Rick Rouse, Treasurer Delaney, Public Health Director Wagaman, Recorder Bahnsen, Auditor Wiese, Velma Huebner and Conservation Director Dauber were present.

Six sealed bids were submitted. bids were opened and read as follows:  
 Bidder - Total Bid  
 Norman Bickford - \$20,000  
 Bruce Bickford - \$20,000  
 Robert & Larry Fobian - \$20,000  
 Carl Heick - \$500.00  
 Eric Heick - \$500.00

Austin & Rachel Richards - \$25,003  
 Voice bidding held, Norman Bickford highest bidder with \$48,000.  
 Moved by Kaufmann seconded by Gaul to close public hearing at 10:07 a.m.

Ayes: All

Absent: Barnhart  
 Moved by Kaufmann seconded by Bixler to adjourn at 10:07 a.m., to April 16, 2024.

Ayes: All

Absent: Barnhart  
 Jon Bell, Chairperson  
 Stephanie Wiese, Auditor  
 WBT 17

### West Branch city council

(The following is a synopsis of the minutes of the West Branch City Council meeting. A video recording is available for inspection at westbranchiowa.org. The minutes are not approved until the next regularly scheduled City Council meeting.)

West Branch, Iowa; City Council; April 15, 2024

Council Chambers; Regular Meeting; 7:00 p.m.  
 Mayor Roger Laughlin called the West Branch City Council regular meeting to order at 7:00 p.m.

Roll call: Council members present: Tom Dean, Jerry Sexton, Mike Horihan and Nick Goodweiler. Councilperson Jodee Stoolman arrived at 7:02 p.m.  
 City Staff present: City Administrator Adam Kofoed, City Clerk Leslie Brick, Finance Officer Heidi Van Auken, Parks & Recreation Director Erin Laughlin, City Attorney Kevin Olson and City Engineer Dave Schechinger. City Staff attending via Zoom: Library Director Jessie Schafer, public Works Director Matt Goodale and Police Chief Greg Hall.

APPROVE THE AGENDA  
 Motion by Dean, second by Goodweiler to approve the agenda. Absent: Stoolman. Motion carried on a voice vote.

APPROVE CONSENT AGENDA

Approve Minutes from the April 1, 2024 Special City Council meeting.  
 Approve Minutes from the April 1, 2024 Regular City Council meeting.  
 Approve the February 2024 Monthly Financial Report.

Approve Claims for April 15, 2024 EXPENDITURES - 4/15/2024  
 ALATORRE-WINDOW CLEANING-CITY BLDG-81.00  
 ALLIANT ENERGY-ALLIANT ENERGY-12,037.06  
 AMAZON.COM-VARIOUS PURCHASES-406.77  
 BAKER & TAYLOR-BOOKS-215.82  
 BARNHART'S CUSTOM SERVICES-TREE REMOVAL-WAPSI  
 WIDENING-15,320.00  
 CAPITAL ONE-PROG PRIZES & CRAFT SUPP-LIBRARY-51.76

600 WATER FUND-54,213.35  
 001 GENERAL FUND-68,591.70  
 022 CIVIC CENTER-489.92  
 031 LIBRARY-8,269.38  
 110 ROAD USE TAX-25,838.54  
 112 TRUST & AGENCY-2,561.35  
 119 EMERGENCY TAX FUND-49.86  
 121 LOCAL OPTION SALES TAX-29,940.31  
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### CEDAR COUNTY RECORDER-RECORDING FEES-92.00

CEDAR COUNTY TRANSFER STATION-TRASH DISPOSAL-51.00  
 FINNEGAN, ANDREW-UNIFORM, BOOTS REIMBURSEMENT-299.94  
 FROST, GLORIA-BLDG INCENTIVE PAYMENT-1,000.00  
 HAWKINS-CHEMICALS-3,890.08  
 HI-LINE-TRACTOR REPAIR PARTS-52.20  
 KANOPY-ON DEMAND VIDEO SERVICE-69.00  
 LINN COUNTY R.E.C.-STREET LIGHTS-288.25  
 LRS HOLDINGS-TRASH & RECYCLING MARCH 2024-18,142.00  
 MAINSTAY SYSTEMS OF IOWA-VPN SOFTWARE, DRIVES-CITY-475.00  
 MOPPY MO'S-CLEANING-SERVICES-CITY, TH, P&R, LIB-962.50  
 MPEC-VEHICLE MAINT SUPPLIES-98.36  
 MUNICIPAL SUPPLY-METERS & RADIOS-22,650.55  
 OASIS ELECTRIC-REMOTE WATER READER SERVICE-774.34  
 OLSON, KEVIN D-LEGAL SERVICES-APRIL 2024-1,500.00  
 OVERDRIVE-DIGITAL & AUDIO BOOKS-72.07  
 QC ANALYTICAL SERVICES-LAB ANALYSIS-802.00  
 STANARD & ASSOCIATES-POLICE SELECTION TEST-43.50  
 STATE HYGIENIC LAB-LAB ANALYSIS-43.50  
 SUMMIT FIRE PROTECTION-FIRE EXTINGUISHER SERVICE-PD-598.00  
 THE HOME DEPOT PRO-SOAP, DISPENSER-P&R-30.68  
 TIPTON CONSERVATIVE-SUBSCRIPTION - LIBRARY-44.00  
 TYLER TECHNOLOGIES-SOFTWARE SERVICES-TAX, UB-3,635.10  
 UNIFORM DEN-UNIFORMS-POLICE-1,294.12  
 VEENSTRA & KIMM-VARIOUS PROJECTS-28,084.19  
 WEST BRANCH TIMES-SUBSCRIPTION - CITY-35.00  
 WEX BANK-VEHICLE FUEL-1,025.30  
 TOTAL - 114,165.09  
 PAYROLL-WAGES, TAXES, EMPLOYEE BENEFITS - 4/12/2024  
 45,783.21  
 PAID BETWEEN MEETINGS  
 AMAZON.COM-BOOKS & DVDs-137.01  
 AT&T MOBILITY-WIRELESS SERVICE-279.06  
 BAKER & TAYLOR-BOOKS-332.61  
 JOHNSON CONTROLS-FIRE MONITOR DIALER REPAIR-2,248.84  
 LEAF CAPITAL FUNDING-COPIER LEASE - LIBRARY-142.02  
 MPEC-VEHICLE SUPPLIES - PW-37.88  
 STOREY KENWORTH-LASER CHECKS-410.75  
 TOTAL - 3,588.17  
 GRAND TOTAL EXPENDITURES 163,536.47  
 FUND TOTALS  
 001 GENERAL FUND-52,226.93  
 022 CIVIC CENTER-733.26  
 031 LIBRARY-8,269.38  
 110 ROAD USE TAX-4,995.84  
 112 TRUST AND AGENCY-5,872.84  
 321 WIDENING WAPSI CREEK-28,057.48  
 324 WW TREATMENT FACILITY-14,445.07  
 330 EASTSIDE WATER MAIN PH2-901.66  
 600 WATER FUND-37,814.30  
 610 SEWER FUND-9,782.29  
 740 STORM WATER UTILITY-437.44  
 GRAND FUND TOTAL - 163,536.47  
 REVENUE-FISCAL YEAR 2024 FUND - FEBRUARY  
 001 GENERAL FUND-68,591.70  
 022 CIVIC CENTER-489.92  
 031 LIBRARY-198.28  
 036 TORT LIABILITY-92.76  
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### Putting the 'meal' in mealworm

Autumn Burroughs and daughter Lincoln, 4, of West Liberty take part in the Science Technology Engineering Arts Math challenge Saturday at the Hoover Presidential Library and Museum. As part of the Eco Science Festival, this booth asked participants to build a drink holder for birds and insects out of items that would have otherwise gone into the trash. Other activities included building "bee baths and taste-testing foods made from bugs, like brownies made with cricket flour, Rice Krispie treats with chopped crickets. In some cases, visitors ate farm-raised bugs that were cooked and flavored, like mealworm. Museum Education Specialist Bridget Nash said "human-grade insects" are gluten-free and high in protein. She said entomophagy – eating insects – is on the rise in the United States. Those who tried the food received a sticker stating that, "I ATE a BUG" at the museum.

Gregory R. Norfleet/West Branch Times

### Sinkhole

From Page 1

called 911 and stayed outside talking to the girl, who was conscious but upset. Volunteer firefighter and Capt. Clint McFarland drove directly to the scene and pulled the girl out.

Meanwhile, West Branch police and fire departments responded to the 911 call with official vehicles and found the girl and McFarland seated on a round picnic table with Schafer standing beside them.

Fire Chief Kevin Stoolman said the girl was soaked from the knees down and a little muddy.

Mayor Roger Laughlin said on Friday that, perhaps, two downspouts depositing rain nearby allowed water to pool and soften the ground rather than run off.

Schafer said she did not have any indication that the ground would give way.

"I had not seen any water pooling in that area before the hole appeared, but it is near a downspout," she said.

Schafer said the Public Works Department fenced off the area right away.

"The city's building



While a 9-year-old girl sits on a picnic table bench with the man who pulled her out, Clint, city police, fire, and public works investigate the area around the sinkhole on April 9. Gregory R. Norfleet/West Branch Times

inspector was contacted and he conducted a thorough review of the foundation and building integrity, confirming no impact to on the building," Schafer wrote in an email to the Times. "Public Works also promptly engaged Lynch's Excavation to fill the hole."

The library director said library staff will discuss long-term mitigation plans in the coming week. "I'd also like to thank the quick response by our first responders and Public Works team during the incident! It all happened very fast," she wrote. At the April 15 City

Council meeting, Ken Ingalls, who identified himself as a former West Liberty golf coach and retired teacher, appeared to ask if the sinkhole had been filled in. "As a former teacher, I know kids are really curious. They want to go see how deep that is," the Iowa

High School Golf Coaches Association Hall of Famer said. He said he heard that the girl fell in headfirst and that there was water at the bottom. "Maybe she would have been very seriously hurt," Ingalls said. "If it hasn't been filled in yet, I

would hope the city would consider filling that in. I would really appreciate it."

When this reporter stopped by the WBPL on April 17 the hole appeared about a foot to 18 inches deep and three feet across. However, muddy water at the bottom of the hole made measuring its depth difficult.

Mayor Roger Laughlin stopped by the library on Friday to pick up a book and stopped to talk to the Times about the sinkhole.

Lynch's was on the scene with a small power shovel to dig up soft ground to be refilled and compacted.

Laughlin noted that the library was built on the site of the former junior high school which burned down in 1978. Laughlin said the building's remains were pushed into the basement and covered in dirt. After a fundraising campaign, the new library was built in 1993.

Laughlin said that, perhaps, the ground under the new library was not compacted very well.

The compressors sit on a concrete slab, which did not collapse, but the ground fell away from the corner of the slab.



More than a week after the sinkhole was discovered, this picture shows the site on April 17. Water in the bottom of the hole made it difficult to measure the depth, but the hole is about three feet wide. Gregory R. Norfleet/West Branch Times



Mayor Roger Laughlin (center) helps Lynch's Excavation workers move a picnic table on Friday as Lynch's digs up the soft ground before refilling the hole and compacting it. Gregory R. Norfleet/West Branch Times

### Golf

From Page 8

18-hole tournament. Olivia Thomas had a solid round with a steady 53-53 106, while Julia Herring shot a 55-56 113. McKenna Worrell carded a 57-58 115, while Adelyn Hetrick fired a 72-79 151. Joella Haas rounded out the West Branch field with an 83-78 161.

"Getting their first 18-hole tournament under their belts was so important for us as a team," O'Neil said. "There's a new learning curve with course management, staying focused and building stamina. The wind was brutal out there and it was cold. They all handled themselves well."

The Bears would stay busy in the coming days, starting with an April 22

home dual against Tipton followed by a tournament at Saddleback Ridge Golf Course in Solon the following morning. The coach said she hopes the golfers came away from the hectic stretch with a better knowledge of areas to focus on in practice and an idea of how to "put together 18 holes of golf."

Team scores: 1. Williamsburg 376 2. Mid-Prairie 379 3. Tipton 396 4.

Wilton 404 5. Keokuk 417 5. West Branch 419 6. West Liberty 428 7. Durant 454.

Medalist play: Claire Jarrett (WB) 85; Jaisel Bott (WILL) 87; Paycee Sorgenfrey (TIP) 91; Gabi Robertson (MP) 91; Madi Davidson (MP) 91; Sydney Stutzel (TIP) 92; Imogen Jirak (WILT) 94; Ava Barrett (WILT) 94; Heidi Rose (KEO) 96; Jenna Yeearian (WILL) 97.

West Branch scores: Claire Jarrett 46-39 85; Olivia Thomas 53-53 106; Julia Herring 55-56 113; McKenna Worrell 57-58 115; Adelyn Hetrick 72-79 151; Joelle Haas 83-78 161.

### West Branch 213, Tipton 179

The Bears hosted Tipton at Cedars Edge on Monday and the visiting Tigers

earned the win, 179-213. Team scores: 1. Tipton 179 2. West Branch 213.

West Branch scores: Claire Jarrett 43; McKenna Worrell 49; Olivia Thomas 60; Adelyn Hetrick 61; Joelle Haas 67.

Tipton scores: Paycee Sorgenfrey 36 (medalist); Sydney Stutzel 42 (runner-up medalist); Kennedy Crist 46; Gwen VanScoy 55; Izzy Gama 60; Shelby Klabo 66.

## LEGALS

From Page 6

Stoolman. NAYS: None. Motion carried. Resolution 2024-36 - Support of the application of BBDO, LLC for funding via the Workforce Housing Tax Credit Program and pledging city monies for the same. / Move to action. Olson said that this resolution supports Phase 3 of the Heritage Hill subdivision and recommended the Council with the Development Agreement with BBDO LLC., the more tax credits the developer receives, the less the city has to pay the developer in TIF dollars. Motion by Dean, second by Sexton to approve Resolution 2024-36. AYES: Dean, Sexton, Horihan, Goodweiler, Stoolman. NAYS: None. Motion carried. Resolution 2024-37 - Regarding a Residential Stormwater Appeal from the

Property Owner of 212 W. Main Street. / Move to action. City Administrator Kofoed excused himself from this portion of the meeting stating a conflict of interest. Kofoed's family owned the property prior to Mr. Bickford purchasing it in 2023. Bickford asked the Council to approve his appeal of the City Administrator's decision to uphold the city's stormwater requirement and the residential site plan review process. Bickford stated that the requirement to provide additional stormwater mitigation on the property would add unexpected additional expenses for the development of his property. Bickford also said that in late September, the city informed him that he would be required to combine the property from 5 small lots into one (or two) legal lots (per Chapter 165) in order to develop on the R-2 zoned property.

Bickford said he said he was not aware of the requirement when he purchased the property which also was an added expense. City Engineer Schechinger explained the SUDAS requirements (that the City follows) with regard to stormwater and its mitigation. Schechinger and Bickford's engineer (MMS Consultants) both agreed that stormwater mitigation would be required. Schechinger said he approved the site plan submitted for the project in October 2023 with those certain stormwater mitigation conditions. Bickford argued that his property was being singled out for excessive stormwater requirements and that adjacent properties push water onto the property adding to his issues. He also argued that other properties in some of the new subdivisions haven't had to have this

type of mitigation required. Schechinger stated that all new subdivisions also must adhere to strict stormwater requirements through the platting process and provide stormwater detention. Schechinger added that all building permits for new construction (adding a structure to vacant lot), must go through the residential site plan process before a building permit will be issued. The council discussed and determined that all proper procedures were followed by the engineer and city staff. Motion by Sexton, second by Goodweiler to deny Bickford's appeal. AYES: Sexton, Goodweiler, Dean, Stoolman, Horihan. NAYS: None. Motion carried. Discussion - Lee Cassabaum property discussion. Olson asked the Council for permission to have the property in question

to be appraised and an offer made to Cassabaum and then he can decide the next steps. Kofoed said Cassabaum recently requested a shed in the right of way be taken down and new shed rebuilt on his property. Kofoed said the property is in the floodway and rebuilding would not be allowed. This has been a long-standing issue between the property owner and the city so Horihan asked that the city have an honest negotiation with Cassabaum and a firm follow through to resolve the issue one way for all. The council directed Olson to proceed with the appraisal. CITY ADMINISTRATOR REPORT - No report CITY ATTORNEY REPORT - No report CITY ENGINEER REPORT - No report STAFF REPORTS - City Clerk Brick stated the she and Van Auken would be

out of the office Tuesday through Friday attending training. COMMENTS from mayor and council members. Stoolman asked what the process was for dirt settling (phase 1). The Eastside Water Main project (phase 1). Schechinger said that there is a two-year maintenance bond on the project and any issues need to be reported to City Administrator and him to have the issues addressed. adjournment. Motion to adjourn by Dean, second by Sexton. Motion carried on a voice vote. City Council meeting adjourned at 8:46 p.m. Roger Laughlin, Mayor ATTEST: Leslie Brick, City Clerk WB 17