

UNOFFICIAL MINUTES OF THE JEFFERSON COUNTY BOARD OF COMMISSIONERS

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August 16, 2021

The Jefferson County Commissioners met in regular session on Monday August 16th, 2021. Present were Commissioners Richard Malm, Lynn Luck, David Christy, County Clerk Linda Buttron and Assistant Counselor Alan Vester.

Vouchers were reviewed and approved by the Counselor and the Board. Lynn moved that the minutes of August 9 be approved as presented. Richard seconded. Richard voted in favor. Lynn voted in favor. David was not in the room at the time of the motion.

Treasurer Lisa Buerman presented sealed bids to the Board for opening. Bids were received from Peter LaFond, Philip Wolters and Brandon Leander. Peter LaFond bid \$ 300 on Lot 361 Hickory Hills Lakeside Village. Philip Wolters bid \$300 on Lot 21 Block H Lakeshore Estates. Brandon Leander bid \$325 on Lot 47 Block S, Lake Ridge Estates. Richard moved that the Board accept the bids as presented. Lynn seconded. Richard voted in favor. Lynn voted in favor. David was not in the room at the time of the motion.

Ben Domann, Public Works Director met with the Board. Chip and seal is finished as of last Wednesday. Ben discussed the insurance settlement for the 2005 F250 that was stolen and subsequently recovered but is in need of major repairs. Insurance paid \$5,773.52 for the damage to the vehicle. Public Works estimated a repair cost of \$14,408.85. Ben will use the "Disposition for surplus property policy" to dispose of the truck. He would like to buy a replacement truck with the insurance proceeds and whatever is received for sale of the truck. The Board agreed to the request by consensus. The other truck stolen was a Dodge diesel. It is being repaired and will be usable.

Crystal VanHoutan, Health Department Administrator met with the Board. Crystal provided COVID updates to the Board. Cases are again on the rise in the County. In the last ten days Jefferson County has had 75 cases. Deaths related to COVID are at 40. Hospitalizations are at 87. She reported that available hospital beds are filling up. Jefferson County's percent positivity is at 12.39%. Crystal is working

with the schools encouraging them to follow KDHE recommendations as school is starting. She also reported that a booster dose of vaccine is being recommended to certain persons such as organ transplant recipients and others with suppressed immune systems.

Kelly Woodward, Community Development Director met with the Board to present cases for consideration.

Z2021-08 a request to consider a change in zoning from rural Residential to Suburban Residential for two parcels at the southwest corner of 39th St and K4 Hwy, the request being brought by Robert & Donna Cogswell. David moved that the request be approved as presented. Richard seconded. All voted in favor of the motion. Richard moved that Resolutions Z2021-08 be approved and signed. Lynn seconded. All voted in favor of the motion.

DP2021-03 a request to consider an amended Development Plan to expand an existing children's boarding home facility (Alpha Christian Church Children's Home) permitted as conditional use CU1972-06. The amendment on property located at 14937 27th St., Perry. The applicant was present for the discussion. Lynn moved that DP2021-03 be approved. David seconded. All voted in favor of the motion. Richard moved that Resolution DP2021-03 be approved. David seconded. All voted in favor of the motion.

PR2021-05 & Z2021-09 a request to consider a preliminary and final plat of the Patricia Dick Addition, a one-lot subdivision of 6.84 acres (+ or -) located at 120 S Cedar St., Perry with the conditions recommended by the Planning Commission. Such recommendations being: 1. The applicant shall provide a copy of an executed perpetual or renewable access agreement with the Union Pacific Railroad allowing access to the proposed lot. 2. The applicant shall record restrictive covenants describing responsibility for the continued maintenance of the ingress/egress drive accessing both residences within the travel easement. 3. The applicant shall obtain a Conditional Use Permit for an accessory dwelling for 119 S. Cedar St., or the accessory dwelling shall be converted to an accessory guest house by obtaining an after-the-fact building permit meeting the standards of the Zoning Regulations. The Planning Commission further recommended: 1. Recognizing that both homes were in existence on one larger lot at time of adoption of the Subdivision Regulations, and have historically been accessed via negotiated access over the railroad right-of-way, approval of a private travel easement to substitute for the required road frontage to provide access to 120 S. Cedar St., recognizing however, that the County has no vital interest in the private agreement for access over the

Union Pacific right-of-way or the portion of S. Cedar St. south of the railroad tracks that is included in the private travel easement. 2. Approval of three Rule Exception requests as follows:

- a. Exception from Resolution 97-25 minimum construction standards for roads in subdivisions to permit access via the existing gravel driveway within the designated 20' travel easement.
- b. Exception from Section 4-102 (19) Street Standards of the Subdivision Regulations allowing termination of the access drive without a permanent cul-de-sac or turnaround at the closed end.
- c. Exception from Section 4-102 (19) Street Standards of the Subdivision Regulations allowing noncompliance with required minimum roadbed and surface width.

David moved that the request be approved as presented and with the recommendations from the Planning Commission (1, 2 3) and the three rule exceptions and if not violating the law that the County waive #1 of the Planning Commission recommendations. Lynn seconded. All voted in favor of the motion.

Laura Claxton met with the Board to discuss the Danny J. Peterson 5K Run/Walk of Honor to be held on Saturday September 11 in Oskaloosa. The event will feature a 5K Run/Walk, a pancake feed and a car show. The Board agreed to allow her to use the courthouse lawn for seating. The USD 341 football team has volunteered to help her clean up the area after the event.

The Board recessed until 3:00 p.m.

A 2022 budget hearing was held at 3:00 p.m. for various cemeteries, drainage districts and sewer districts in Jefferson County. The public hearing was declared open by the Commission chair. The chair asked for public comment. No comment was heard. The chair closed the public hearing. Richard moved that the budgets be adopted as presented in the Notice of Hearing. Lynn seconded. All voted in favor of the motion.

There being no further business to come before the Board they adjourned to meet in regular session on August 23, 2021.