

WAPELLO COUNTY BOARD PROCEEDINGS
3rd Floor Courtroom/Boardroom at Courthouse

DATE: 12-2-2025

TIME: 9:30 a.m.

PRESENT: Darren Batterson, Chair; Bryan Ziegler, Vice Chair; Carrie Teninty, Supervisor; Chad Drury, Ottumwa Courier; Karen Wilcoxson, GA; Rick Tebbs, WCCB; Bryan Pearson, JCG Land Services; Jeffrey Hamann, Zoning; Miranda Bailey, Zoning; Lisa Kent, Recorder; Willene White, NOEL; Travis Kaster, Assessor's Office; Brad Skinner, Secondary Roads; Kari Short, County Attorney's Office; Andy Alderson, IT; Kevin Holzhauser; Peg Lazio; Tom Lazio; Dennis Willhoit; Lorraine Uehling. Zoom: A; K; B; Marquetta Huffman, Public; Rob Pilcher; Amanda Jones; Lynelle Diers; Matt Eberl; Primo Giusti.

Chair Batterson opened the meeting. Vice Chair Ziegler moved, seconded by Supervisor Teninty, to approve the agenda. All ayes. Motion carried.

Supervisor Teninty moved, seconded by Vice Chair Ziegler to approve Minutes of November 18, 2025 Board Meeting. All ayes. Motion carried.

Public Hearing to Consider Repeal and Replace Chapter 43 Wapello County Construction and Property Maintenance Code. Supervisor Teninty moved, seconded by Vice Chair Ziegler Open Second Public Hearing. All ayes. Motion carried. No written/verbal comments.

Supervisor Teninty moved, seconded by Vice Chair Ziegler to close the Public Hearing. All ayes. Motion carried. Supervisor Teninty moved, seconded by Vice Chair Ziegler to approve Repeal and Replace Chapter 43 Wapello County Construction and Property Maintenance Code and waive the third hearing. All ayes. Motion carried.

Supervisor Teninty moved, seconded by Vice Chair Ziegler to approve Dates Observed for Holidays – 2026. All ayes. Motion carried.

Management and Department Head Safety Responsibilities. The safety committee will be having Staci Griffin speak regarding Incident Analysis – 2-19-2025 9:00 at the EMA Office 2417 Emma St. The safety committee will be inviting all Department Heads and others from surrounding communities to participate in the presentation.

Vice Chair Ziegler moved, seconded by Supervisor Teninty to approve Amendment to Employee Handbook –Page 17 Overtime and Compensatory Time Flex Time. Delete part of the second paragraph that reads. However, these employees will earn compensatory time at the rate of one hour for each hour worked in excess of forty hours. This time shall have no cash value upon separation from employment. All ayes. Motion carried.

Renewable Energy Ordinance Discussion – There was discussion about pulling battery and solar away from the proposed ordinance. Referring to the solar fields as Community Solar Sites. Chair Batterson and Vice Chair Ziegler are considering a meeting with an attorney and letting him be the mediator and helping them come together to make a reasonable compromise on the ordinance. Others from the community spoke wondering when the ordinance will be approved and does the Board of Supervisors want to move forward with this

project. Hans Wilz is putting a document together to present to the Board of Supervisors, and they would like to see what he has to say about renewable energy. Wapello County doesn't gain any benefit to the solar fields. The benefit is to the landowner and the utility company. The state assesses these properties and it's possible the county may get some kickback, but we have no idea what that will be. Travis Kaster, Deputy Assessor, will look further into this and report back to the Board at a later date.

Chair Batterson moved, seconded by Supervisor Teninty to approve Appointment of Greater Ottumwa Partners in Progress, Inc. (GOPIP) to design a Wapello County social media page and link the website together so the public is more informed about what is going on within the county. The Board will need to assign an administrator to put updates on the site and maintain the information. All ayes. Motion carried.

Chair Batterson moved, seconded by Supervisor Teninty to approve the Architect from the 3 interviews – Faithe-Built Architecture, Martin Gardner Architecture & Encite Architecture + Design were the 3 agencies interviewed. Encite Architecture + Design was approved to start on the Bank Remodel and the Process of Selecting and Hiring of Construction Manager at Risk. Batterson and Teninty ayes. Ziegler nay. Motion carried.

Supervisor Teninty moved, seconded by Vice Chair Ziegler to approve Right of Way Service Agreement between Wapello County and JCG Land Services, Inc. All ayes. Motion carried.

Vice Chair Ziegler moved, seconded by Supervisor Teninty to approve the expenditure of \$10,000 from the trust fund for trash ditch clean-up at Pearson Conservation Area. All ayes. Motion carried.

Supervisor Teninty moved, seconded by Vice Chair Ziegler to approve the storm damaged Eddyville Barn. There were 2 bids submitted: Triplestar Builders \$54,290.00 and Miles Construction, LLC. \$57,500.00. The bid was awarded to Triplestar Builders. The expenses will be covered by insurance. All ayes. Motion carried.

Vice Chair Ziegler moved, seconded by Supervisor Teninty to approve Request for Payroll Approval, New Hire for Hayden Bates to Food Service - Full Time effective 11-19-2025 The pay will be \$18.50 per hour. All ayes. Motion carried.

Supervisor Teninty moved, seconded by Vice Chair Ziegler to approve Request for Payroll Approval, New Hire for Jessie Olson to Correctional Officer-Full Time effective 11-17-2025 The pay will be \$23.00 per hour. All ayes. Motion carried.

Vice Chair Ziegler moved, seconded by Supervisor Teninty to accept and file Auditor's Cash Drawer 3rd Quarter Report – FY 2024-2025. All ayes. Motion carried.

Vice Chair Ziegler moved, seconded by Supervisor Teninty to accept and file Auditor's Cash Drawer 4th Quarter Report – FY 2024-2025. All ayes. Motion carried.

Vice Chair Ziegler moved, seconded by Supervisor Teninty to accept and file Auditor's Cash Drawer FY 2024-2025. All ayes. Motion carried.

Vice Chair Ziegler moved, seconded by Supervisor Teninty to accept and file Auditor's Cash Drawer 2nd Quarter Report – FY 2025-2026. All ayes. Motion carried.

Claims in the amount of \$364,878.99 were approved on 11-28-2025. Payroll in the amount of \$470,584.77 & \$1,754.70 was approved for 11-28-2025.

10:19 a.m. Supervisor Teninty moved, seconded by Vice Chair Ziegler to adjourn. All ayes. Motion carried.

ATTEST:

Kelly Spurgeon
Wapello County Auditor

Darren Batterson, Chair
Board of Supervisor

Submitted: ksw