

### URBAN RENEWAL PLAN AMENDMENT PUBLIC NOTICE

**NOTICE OF PUBLIC HEARING ON DESIGNATION OF EXPANDED 2013 LAKE CITY URBAN RENEWAL AREA AND ON PROPOSED URBAN RENEWAL PLAN AMENDMENT**  
Notice is hereby given: That at 5:00 p.m., at the Council Chambers at City Hall-105 N Center St., Lake City, Iowa, on February 20, 2023, the City Council of the City of Lake City, Iowa (the "City") will hold a public hearing on the question of amending the urban renewal plan (the "Plan") for the 2013 Lake City Urban Renewal Area and des-

ignating an expanded 2013 Lake City Urban Renewal Area (the "Urban Renewal Area"), pursuant to Chapter 403, Code of Iowa, by adding and including certain real property (the "Property") described as follows:  
Lots 1, 2, 7 and 8, Block 5, Original Town of Lake City, Calhoun County, Iowa.  
The proposed amendment to the Plan brings the property described above under the Plan and makes it subject to the provisions of the Plan. The amendment also authorizes the undertaking of a new ur-

ban renewal project in the Urban Renewal Area consisting of providing tax increment financing support to Dobson Pipe Organ Builders, Ltd. (the "Company") in connection with the construction of a new building for use in the Company's business operations.  
At said hearing any interested person may file written objections or comments and may be heard orally with respect to the subject matters of the hearing.  
City Clerk  
Lee Vogt

Published in The Graphic Advocate on February 8, 2023

### CITY OF LAKE CITY PROPOSED PROPERTY TAX LEVY

The City Council will conduct a public hearing on the proposed Fiscal Year City property tax levy as follows:  
**Meeting Date:** 2/14/2023 **Meeting Time:** 06:00 PM **Meeting Location:** JJ Hands Library Conference Room  
At the public hearing any resident or taxpayer may present objections to, or arguments in favor of the proposed tax levy. After adoption of the proposed tax levy, the City Council will publish notice and hold a hearing on the proposed city budget.

City Telephone Number (712) 465-2595  
Contact Name: (if available)  
City Telephone Number (712) 465-2595

	Current Year Certified Property Tax 2022 - 2023	Budget Year Effective Property Tax 2023 - 2024	Budget Year Proposed Maximum Property Tax 2023 - 2024	Annual % CHG
General	9,138,795	9,079,874	9,079,874	
Fire Retirement	74,025	74,025	73,547	
IPERS	11,600	11,600	11,750	
Employee Benefits	8,200	8,200	6,500	
Tax Levy	127,527	127,527	132,475	3.87
Total	13,95447	14,04502	14,58989	

**Notice of significant increases in the budget:**  
After physicals (employee benefits), increased liability, property insurance  
**Notice of significant decreases in the budget:**  
Fire Retirement, IPERS, Employee Benefits  
The above notice also available online at:  
City Facebook page, JJ Hands Library Facebook page, Lake City Emergency Services Facebook page  
\*Total city tax rate will also include voted general fund levy, debt service levy, and capital improvement reserve levy.  
\*\*Budget year effective property tax rate is the rate that would be assessed for these levies if the dollars requested is not changed in the coming budget year

Published in The Graphic Advocate on February 8, 2023

### CALHOUN COUNTY PROPOSED BUDGET

**NOTICE OF PUBLIC HEARING - PROPOSED BUDGET**  
Fiscal Year July 1, 2023 - June 30, 2024  
Assessing Jurisdiction: CALHOUN COUNTY ASSESSOR  
The Conference Board of the above-named Assessing Jurisdiction will conduct a public hearing on the proposed fiscal year budget as follows:  
**Meeting Date:** 2/21/2023 **Meeting Time:** 12:15 PM **Meeting Location:** Wellness Room, Courthouse Basement, 416 4th Street, Rockwell City, IA 50579  
At the public hearing any resident or taxpayer may present objections to, or arguments in favor of, any part of the proposed budget. This notice represents a summary of the supporting detail of receipts and expenditures on file with the Conference Board Clerk. Copies of the Supplemental Budget Detail will be furnished to any taxpayer upon their request.

	FYE June 30, 2023 Actual	FYE June 30, 2023 Re-estimated	FYE June 30, 2024 Proposed	Transfers Out	Estimated Ending Fund Balance FY 2024	Estimated Beginning Fund Balance FY 2024	Estimated Other Receipts	Transfers In	Estimated Amount To be Raised By Taxation
1. Assessment Expense	371,408	395,560	412,560		77,009	74,509	7,001	0	408,059
2. FICA				0	0	0	0	0	0
3. IPERS				0	0	0	0	0	0
4. Emergency				0	0	0	0	0	0
5. Unemployment Comp.	0	0	0	0	0	0	0	0	0
6. Tort Liability	0	0	0	0	0	0	0	0	0
7. TOTAL	371,408	395,560	412,560	0	77,009	74,509	7,001	0	408,059

Proposed taxation rate per \$1,000 valuation: S 0.43120  
Virtual Meeting Information:

Published in The Graphic Advocate on February 8, 2023

### CITY OF ROCKWELL CITY PROPOSED TAX LEVY

The City Council will conduct a public hearing on the proposed Fiscal Year City property tax levy as follows:  
**Meeting Date:** 2/21/2023 **Meeting Time:** 05:30 PM **Meeting Location:** 335 Main Street, City hall  
At the public hearing any resident or taxpayer may present objections to, or arguments in favor of the proposed tax levy. After adoption of the proposed tax levy, the City Council will publish notice and hold a hearing on the proposed city budget.

City Telephone Number (712) 465-2595  
Contact Name: (if available)  
City Telephone Number (712) 465-2595

	Current Year Certified Property Tax 2022 - 2023	Budget Year Effective Property Tax 2023 - 2024	Budget Year Proposed Maximum Property Tax 2023 - 2024	Annual % CHG
General	37,812,270	36,323,270	36,323,270	
Fire Retirement	10,210	10,210	9,808	
IPERS	23,000	23,000	23,000	
Employee Benefits	48,500	48,500	53,500	
Tax Levy	154,750	154,750	178,250	
Total	622,740	622,740	646,777	
Total	16,46926	17,14438	17,80610	

**Notice of significant increases in the budget:**  
PROPERTY INSURANCE INCREASE, HEALTH INSURANCE INCREASE AND FICA/IPERS INCREASE

Published in The Graphic Advocate on February 8, 2023

### SOUTH CENTRAL CALHOUN CSD CALENDAR 2023-24

**NOTICE OF PUBLIC HEARING FOR SOUTH CENTRAL CALHOUN COMMUNITY SCHOOL DISTRICT**  
Notice is hereby given of a Public Hearing to allow input on the proposed calendar for the 2023-2024 school year. The South Central Calhoun Board of Direc-

tors will hear comments at a public hearing to begin at 6 o'clock pm on Monday, Feb 20, 2023, at the SCC Middle School media center, 1000 Tonawanda St, Rockwell City, Iowa.  
By Carol A Collins, Board Secretary

Published in The Graphic Advocate on February 8, 2023

### PROBATE

**THE IOWA DISTRICT COURT FOR CALHOUN COUNTY NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS IN THE MATTER OF THE ESTATE OF BESSIE L. HENDRICKS, Deceased.**  
**CASE NO. ESPR502598**  
To all persons interested in the Estate of Bessie L. Hendricks, Deceased, who died on or about January 3, 2023.  
You are hereby notified that on the 10th day of January 2023, the Last Will and Testament of Bessie L. Hendricks, Deceased, bearing the date of December 11, 1986, was admitted to Probate in the above-named Court and that on February 1, 2023, Joan Schaffer and Leon Hendricks were appointed Co-Executors of the Estate. Any action to set aside the Will must be brought in the District Court of said County within the later to occur of four months from the date of the second publication of this Notice or one month from the date of mailing of this Notice to all heirs of the decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be forever barred.

### PROBATE

**THE IOWA DISTRICT COURT FOR CALHOUN COUNTY NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS IN THE MATTER OF THE ESTATE OF JACK L SANDVIG, Deceased. CASE NO. ESPR502599**  
To all persons interested in the Estate of Jack L Sandvig, Deceased, who died on or about January 2, 2023.  
You are hereby notified that on the 26th day of January 2023, the Last Will and Testament of Jack L Sandvig, Deceased, bearing the date of 9th day of April 2001 was admitted to Probate in the above-named Court and that Sara Staver and Cynthia Foxhoven were appointed Co-Executors of the Estate. Any action to set aside the Will must be brought in the District Court of said County within the later to occur of four months from the date of the second publication of this Notice or one month from the date of mailing of this Notice to all heirs of the decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be forever barred.

Notice is further given that all persons indebted to the Estate are requested to make immediate payment to the undersigned, and creditors having claims against the Estate shall file them with the Clerk of the above named District Court, as provided by Law, duly authenticated, for allowance, and unless so filed by the later to occur of four months from the second publication of this notice or one month from the date of mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred.  
Dated this 1st day of February 2023.  
Joan Schaffer  
Co-Executor of Estate  
1017 W. Washington  
Lake City, Iowa 51449  
Mary M Lauver  
Attorney for Executor  
107 West Main  
P.O. Box 133  
Lake City, IA 51449  
Date of second publication:  
February 16, 2023

Notice is further given that all persons indebted to the Estate are requested to make immediate payment to the undersigned, and creditors having claims against the Estate shall file them with the Clerk of the above named District Court, as provided by Law, duly authenticated, for allowance, and unless so filed by the later to occur of four months from the second publication of this notice or one month from the date of mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred.  
Dated this 31st day of January 2023.  
Sara Staver  
Co-Executor of Estate  
7109 Twin Lakes Rd  
Rockwell City, Iowa  
50579  
Mary M Lauver  
Attorney for Executor  
107 West Main  
P.O. Box 133  
Lake City, IA 51449  
Date of second publication:  
February 16, 2023  
Probate Code Section 304

Published in The Graphic Advocate on February 8, 16, 2023

Published in The Graphic Advocate on February 8, 16, 2023

### FORT ATKINSON REGULAR CITY COUNCIL MEETING

#### FORT ATKINSON REGULAR CITY COUNCIL MEETING

**FEBRUARY 1, 2023**  
Mayor Paul Herold called the regular meeting of the Fort Atkinson City Council to order at 6:00 P.M. on Wednesday, February 1, 2023 at the Fort Atkinson Community Center. Present: Leuenberger, K. Schmitt, P. Schmitt, Schroeder. Absent: Glass. Also present: Mayor Herold, Greg Barta, Michele Elsbernd, Ron Franzen, Jay Schwamman, Donna Vsetecka and Pat Einwalter.  
The engineer for the lagoon and well was not present. He sent notification that Ashley from UPERC is checking with CDBG regarding the need for a generator for substantial completion of the lagoon project. The project has a deadline and must be substantially complete to draw the remaining CDBG funding. He also advised that Shawver Well would be on site the end of April.  
Mayor Herold opened the public hearing on the Max Levy of 12.57298. Ron Franzen asked if this levy was comparable to the previous years levy. The clerk explained that the Max Levy and the total levy including debt service will be within pennies of last years budget figures. Mayor Herold closed the hearing. Motion by Leuenberger, second by Schroeder to approve Resolution # 363 approving the Max Levy of 12.57298. Aye: Schroeder, Leuenberger, P. Schmitt, K. Schmitt. Motion carried. The proposed budget was discussed, a motion by K. Schmitt, second by Leuenberger to set a public hearing on the proposed budget for March 1, 2023 at 6:00 p.m. at the Fort Atkinson Community Center. Aye: Schroeder, Leuenberger, P. Schmitt, K. Schmitt. Motion carried.  
Mayor Herold opened the public hearing on the Adoption of the "Code of Ordinances for the City of Fort Atkinson, Iowa". The clerk explained that we had three copies, one in the office, one at the library and one for the city attorney. After paperwork is submitted to Iowa Codification we will receive a digital copy of the code which will be available on the city web site. Each time a new ordinance is adopted a new

digital copy will be available and added to the web site. Mayor Herold closed the hearing and a motion was made by K. Schmitt, seconded by Schroeder to Approve the first reading of Ordinance # 33 Adopting the Code of Ordinances for the City of Fort Atkinson. Aye: Leuenberger, P. Schmitt, K. Schmitt, Schroeder. Motion carried. Motion by K. Schmitt, second by Schroeder to waive subsequent readings of Ordinance # 33 and have it effective upon posting as required. Aye: P. Schmitt, K. Schmitt, Leuenberger, Schroeder. Motion carried.  
Motion by P. Schmitt, second by K. Schmitt to approve the consent items (minutes from January 2023, clerks reports and claims for January 2023). Aye: Schroeder, P. Schmitt, K. Schmitt, Leuenberger. Motion carried.

#### CLAIMS JANUARY

Acentek	phone bills	297.46
Allianat	electric bills	2071.55
Alta Library	book	22.00
Baker & Taylor	library books	340.61
Bank Iowa	has	200.00
Blazek Corp	ppe#2	5586.17
Citizens Svgs	taxes	3041.32
Darin Barta	jan/feb fee	70.00
Decorah Mob Glass	cc new lock	70.00
Decorh Tech	add hd to laptop	454.15
Farmers Unio	lp cc/lib/mus	4141.44
Forbin	monthly agree	365.00
Ft. Atkinson rentals	fee jan/feb	90.00
Franzen Sales	samples, diesel pre	132.92
Hawkeye San	monthly contract	2169.65
Hawkins	chemicals	558.60
Hoopla	audio/digital	52.05
Ia Dept. Rev	wet tax	320.69
Iowa One Call	locate charges	14.40
IPERS		

2226.71	supplies
727.12	testing
95.50	snow etc
2546.50	loan land payment
33375.00	supplies museum
72.77	gym bulb
62.93	internet/phone cc
230.48	office supplies
68.57	publishing
248.58	additive fd tanker
131.00	supplies
25.80	license
181.60	subscription
194.49	mail bills
88.00	ring man hole
41.84	eng lagoon/well
11746.16	cell phone greg
107.44	admin sewer
671.85	insurance
659.76	5586.17
11021.58	85181.80
85181.80	22874.74
18859.34	5325.27
3743.23	68.26
859.76	10.45
33375.00	3844.04
6101.16	15215.84
8411.99	6500.80
3985.87	8359.02
9845.45	16177.24
85181.80	
22874.74	
5325.27	
68.26	
10.45	
3844.04	
15215.84	
6500.80	
8359.02	
16177.24	

78375.66  
Jay Schwamman spoke on behalf of the Certified Local Government committee to present the Annual Report for Mayor to sign so they can submit. Motion by P. Schmitt, second by Schroeder to approve the report as presented. Aye: P. Schmitt, K. Schmitt, Leuenberger, Schroeder. Motion carried.  
Donna Vsetecka and Pat Einwalter were present on behalf of St. John's Parish to visit with the council regarding agreement between the City of Fort Atkinson and St. John's Parish. This agreement is expiring in April 2023. The fee schedule and various options were discussed. They will take the information they received back to the parish finance committee and will also be on the agenda for the March meeting. A list of various groups that use the center was drafted for review. Greg Barta stated that the locks were changed on the community center building and a list of regulations for usage was drafted. People who use the center will have to pick up and drop off the key at the city office before the event and return within 12 hours after the event.  
Motion by P. Schmitt, second by Schroeder to approve Resolution # 364 adopting rules of procedure governing the conduct of business for the City of Fort Atkinson. Aye: P. Schmitt, K. Schmitt, Leuenberger, Schroeder. Motion carried.  
Greg Barta stated he had been doing maintenance, snow removal and tree removal. He explained the reasoning behind the Lead & Copper Survey. The city is mandated by the EPA to do a lead service line inventory.  
There were no building permits to be submitted.  
The Audit report was received from Rachelle Thompson, CPA. Findings were reviewed. She will file the report with the State Auditors office and publish a news release.  
Motion by Leuenberger, second by Schroeder to adjourn. Aye: P. Schmitt, K. Schmitt, Leuenberger, Schroeder. Motion carried. Meeting adjourned at 7:30 P.M.  
ATTEST:  
Paul Herold, Mayor  
Michele Elsbernd, City Clerk

Published in The Graphic Advocate on February 8, 2023



