

# Sports

WEDNESDAY, MARCH 22, 2023

www.opinion-tribune.com

**BINGO is BACK!**  
at the ZEUM in the PARK  
RED BUILDING BY THE CABOOSE!  
EVERY OTHER WEDNESDAY  
AT 6:30 P.M. Doors open at 5 P.M.  
March 22 • April 5, 19 • May 3, 17 & 31  
FOOD & DRINKS AVAILABLE  
Sponsored by the Keith Klan. All proceeds go to the Mills County Cancer Patients.

## Spring Forward



The spring sports season got underway at area high schools and middle schools last week with track, soccer, tennis and golf teams opening their seasons on the practice field.



Glenwood Middle School girls track coach Cory Faust runs his team through drills at a recent practice.



Coach Brian Stanley runs some middle schoolers through hurdle drills.



Glenwood senior Kayden Anderson gets in some work on his backhand.



This week's sunny weather was a welcome change for all the spring sports teams.

PHOTOS BY  
JOEL STEVENS



Sheriff's Sale

NOTICE OF SHERIFF'S LEVY AND SALE
IN THE IOWA DISTRICT COURT
IN AND FOR MILLS COUNTY
STATE OF IOWA,
MILLS COUNTY }
Iowa District Court
Mills County
Case #: EQCV027349
CIVIL #: 23-000114
FLAGSTAR BANK
VS.
GARY J. REXROAD; LACTI M. REXROAD;
PARTIES IN POSSESSION
XSpecial Execution

General Execution
Other
As a result of the judgment rendered
in the above referenced court case, an
execution was issued by the court to
the Sheriff of this county. The execu-
tion ordered the sale of defendant(s)
X REAL ESTATE
PERSONAL
PROPERTY
to satisfy the judgment. The Property
to be sold is
X described below:
on attached sheet:
LOT 283 EXCEPT THE WEST 2.00

FEET THEREOF, ALL OF LOT 282, AND
THE WEST 14.00 FEET OF LOT 281
OF THE ORIGINAL PLAT; TOGETHER
WITH THE SOUTH 17.00 FEET OF
LOT 7 AND THE WEST 3.00 FEET OF
THE SOUTH 17.00 FEET OF LOT 6,
IN BLOCK 14 IN GLEASON'S ADDI-
TION, ALL LOCATED IN THE TOWN OF
SCEPIC JUNCTION, MILLS COUNTY,
IOWA.
Property Address: 405 WASHING-
TON AVE PACIFIC JUNCTION IA
51561
The described property will be offered
for sale at public auction for

cash only as follows:
Sale Date : 04/18/2023
Sale Time : 09:00
Place of Sale: MILLS COUNTY SHER-
IFF'S OFFICE, 600 INDUSTRIAL
ROAD, GLENWOOD, IA
\_Homestead: Defendant is advised
that if the described real estate in-
cludes the homestead (which must
not exceed 1/2 Acre if within a city
or town plat, or, if rural, must not
exceed 40 Acres), defendant must
file a homestead plat with the Sheriff
within ten (10) days after service of
this notice, or the Sheriff will have

it platted and charge the costs to
this case.
\_Redemption: After the sale of real
estate, the defendant may redeem
the property,
X This sale not subject to Redemp-
tion.
Property exemption: Certain money
or property may be exempt. Contact
your attorney promptly to review
specific provisions of the law and file
appropriate notice, if applicable.
Judgment Amount \$110,628.11
Costs \$5,977.81
Accruing Costs 0.00

Interest \$11,487.14
Sheriff's Fees: Pending
Attorney
ANDREA DYAR
1401 50TH STREET, STE 100
WEST DES MOINES, IA 50266
(515)223-7325
Date 03/06/2023
/s/ TRAVIS OETTER
MILLS COUNTY SHERIFF
(Published In The Opinion-Tribune
Wednesday, March 22, 2023, and
Wednesday, March 29, 2023.)

Sheriff's Sale

NOTICE OF SHERIFF'S LEVY AND SALE
IN THE IOWA DISTRICT COURT
IN AND FOR MILLS COUNTY
STATE OF IOWA,
MILLS COUNTY }
Iowa District Court
Mills County
Case #: EQCV027391
CIVIL #: 23-000101
CIVIL BANK NATIONAL ASSOCIATION V
STEVEN L GILBERT JR; SPOUSE OF
STEVEN L GILBERT JR, IF ANY; THE
ADMINISTRATOR OF THE US SMALL
BUSINESS ADMINISTRATION, AN
AGENCY OF THE UNITED STATES OF

AMERICA; STATE OF IOWA AND PAR-
TIES IN POSSESSION
XSpecial Execution
General Execution
Other
As a result of the judgment rendered
in the above referenced court case, an
execution was issued by the court to
the Sheriff of this county. The execu-
tion ordered the sale of defendant(s)
X REAL ESTATE
PERSONAL
PROPERTY
to satisfy the judgment. The Property
to be sold is
X described below:

on attached sheet:
LOTS 55, 56, 57, 58, 59, 60, 87, 88,
AND 89 ALL IN PARK ADDITION TO
THE TOWN OF PACIFIC JUNCTION,
MILLS COUNTY, IOWA, ACCORDING
TO THE RECORDED PLAT THEREOF,
AND THAT PART OF THE VACATED
AND CONVEYED ALLEY ADJOINING
SAID LOTS LYING SOUTH OF THE
SOUTH RIGHT-OF-WAY LINE OF
LINCOLN AVENUE AND NORTH OF
THE NORTH RIGHT-OF-WAY LINE OF
MILLS AVENUE, ALL LOCATED IN THE
PARK ADDITION IN THE TOWN OF
PACIFIC JUNCTION, MILLS COUNTY,
IOWA.

Property Address: 208 WALNUT
STREET PACIFIC JUNCTION, IA
51561
The described property will be offered
for sale at public auction for
cash only as follows:
Sale Date : 04/11/2023
Sale Time : 09:00
Place of Sale: MILLS COUNTY SHER-
IFF'S OFFICE, 600 INDUSTRIAL
ROAD, GLENWOOD, IA
\_Homestead: Defendant is advised
that if the described real estate in-
cludes the homestead (which must
not exceed 1/2 Acre if within a city
or town plat, or, if rural, must not

exceed 40 Acres), defendant must
file a homestead plat with the Sheriff
within ten (10) days after service of
this notice, or the Sheriff will have
it platted and charge the costs to
this case.
X Redemption: After the sale of real
estate, the defendant may redeem the
property within 4/11/2024.
This sale not subject to Redemp-
tion.
Property exemption: Certain money
or property may be exempt. Contact
your attorney promptly to review
specific provisions of the law and file
appropriate notice, if applicable.

Judgment Amount \$68,783.05
Costs \$9,034.41
Accruing Costs 0.00
Interest \$1,026.08
Sheriff's Fees: Pending
Attorney
DONALD J PAVELKA JR
200 TH OMAHA CUB 2002 DR
OMAHA, NE 68102
(402)898-7000
Date 03/06/2023
/s/ TRAVIS OETTER
MILLS COUNTY SHERIFF
(Published In The Opinion-Tribune
Wednesday, March 15, 2023, and
Wednesday, March 22, 2023.)

Board of Supervisors

The Office of Mills County Auditor
Carol Robertson
Mills County Courthouse
Glenwood, IA

The Board of Supervisors met this
7th day of March 2023, at the Mills
County Courthouse in Glenwood with
Supervisors Lonnie Mayberry, Carol
Vinton and Richard Crouch present.
The meeting opened with the Pledge
of Allegiance.

Motion by Crouch, seconded by Vin-
ton to approve the Consent Agenda
and Minutes as presented from Febru-
ary 28, 2023, Accounts Payable and a
Liquor license renewal for Glenwood
Golf Corp for a Class C Retail Alcohol
Licenses, living quarters and Outdoor
Service. Motion carried on vote: Ayes:
3, Nays: 0

Ethan Hewett, KMA Radio, and Alfred
Beier were present for the meeting.

Mike Bowden, during General Dis-
cussion, wanted to commend Engi-
neer Ferro for his department cutting
trees and other maintenance of Row.
He also wanted to apprise Board of
Supervisors that he sits on Assessor's
Board of Review, but disagrees with
his assessment and will be meeting
with Assessor for an informal review.

Jacob Ferro, Mills County Engineer,
and Jake Zimmerer with Eagle Engi-
neering were present for the sched-
uled meeting. Motion by Crouch, sec-
onded by Vinton to approve Phase 3
of Woodfield Subdivision with site and
grading plans complete and asking
for approval to move forward. Motion
carried on vote: Ayes: 3, Nays: 0

Motion by Vinton, seconded by
Crouch for approval for 2023 Seal
Coat road maintenance on 8 miles of
Noyes Ave for \$41,135.78 for reclaim-
ing and grinding, and \$485,786.07 for
seal coat and chips. Motion carried on
vote: Ayes: 3, Nays: 0

Motion by Crouch, seconded by
Vinton for authorization of signing
Funding Agreement for 400th ST
Bridge Replacement for the estimated
amount of \$750,000, being paid for by
HBP (Highway Bridge Project Fund),
not County funds. Motion carried on
vote: Ayes: 3, Nays: 0

Motion by Vinton, seconded by
Crouch on approval for L55 Pavement
Rejuvenation Project, for approxi-
mately 3.2 miles, from Gaston
to HWY 34, with Gee Asphalt Systems
applying Ravel Seal Pavement Pres-
ervation Emulsion, in the amount of
approximately \$75,515.04. Motion
carried on vote: Ayes: 3, Nays: 0

Ferro also updated the Padlock
Bridge Closing March 20th for the
new bridge construction. IDOT will
be coming down for the next Safety
Meeting.

The Board of Supervisors of Mills
County, Iowa, met on March 7, 2023,
at 8:45 a.m., at the Supervisors
Meeting Room, in Mills, Iowa for the
purpose of deleting property from the
Woodfield Urban Renewal Area. The
Chairperson presided and the roll was
called showing Supervisors present
and absent, as follows:

Present: Supervisors Mayberry,
Crouch, Vinton
Absent: None
Supervisor Vinton moved the adoption
of the following resolution enti-
tled "Resolution Deleting Property
from the Woodfield Urban Renewal
Area," and the motion was seconded
by Supervisor Crouch. Following due
consideration, the Chairperson put
the question on the motion and the
roll being called, the following named
Supervisors voted:

Ayes: 3 - Mayberry, Crouch, Vinton
Nays: 0
Whereupon, the Chairperson de-
clared the resolution duly adopted,
as follows:

RESOLUTION NO.23-09
Resolution Deleting Property from
the Woodfield Urban Renewal Area
WHEREAS, the Board of Supervisors
(the "Board") of Mills County, Iowa
(the "County") has previously estab-
lished the Woodfield Urban Renewal
Area (the "Urban Renewal Area") and
has adopted an urban renewal plan
(the "Plan") for the governance of
projects and initiatives to be under-
taken therein; and

WHEREAS, the Board now desires
to decrease the size of the Urban
Renewal Area by deleting certain
property (the "Property") from the
Urban Renewal Area, as set out on
Exhibit A hereto; and
NOW, THEREFORE, Be It Resolved
by the Board of Supervisors of Mills
County, Iowa, as follows:

Section 1. The Property as described
on Exhibit A hereto is hereby deleted
from the Urban Renewal Area.
Section 2. All resolutions or parts
of resolutions in conflict herewith are
hereby repealed, to the extent of such
conflict.

Passed and approved March 7, 2023.
EXHIBIT A
Legal Description of
Property Deleted from the

Woodfield Urban Renewal Area
March 7, 2023
Lying in the following Sec/twp/
range 27-73-43
Parcel #
030340020000000 S27.30 AC
NE1/4 SE1/4 WOODFIELD SUBDIV
& EXC WOOD-FIELD SUBDIV 2ND
ADD
030330020000000 NW1/4 SE1/4
EXC NE PT
030380010000000 NE1/4 SW1/4
SE1/4 (LOT 7)
030360030200000 PCL C S112
SW1/4 SE1/4 (LOT 9)
030360030300000 PCL D S1/2
SW1/4 SE1/4 (LOT 9)
030350020101000 PCLS D SE1/4
SE1/4
0303900000000000 LOT 12 W OF
VAC RD
030190062300000 LOT 23
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190061400000 LOT 14
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190063001000 PCL F OF
LOTS 29 & 30 WOODFIELD SUB
1ST ADD (SECS 26 & 27)
030190062801000 PCL E OF
LOTS 28 & 29 WOODFIELD SUB
1ST ADD (SECS 26 & 27)
030190062500000 LOT 25
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190061200000 LOT 12
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
Lying in the following Sec/twp/
range 26-73-43
030190064100000 LOT 41
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190068000000 LOT 8 WOOD
FIELD SUB 1ST ADD (SECS 26 &
27)
030190069000000 LOT 9 WOOD
FIELD SUB 1ST ADD (SECS 26 &
27)

The Board of Supervisors of Mills
County, Iowa, met on March 7, 2023,
at 8:48 a.m., at the Supervisors Meet-
ing Room, in Mills, Iowa.

The Chairperson presided and the
roll was called showing Supervisors
present and absent, as follows:
Present: Supervisors Mayberry,
Crouch and Vinton
Absent: None.

Supervisor Mayberry introduced
an ordinance entitled "Ordinance
No.23-01. An Ordinance Deleting
Property From the Tax Increment
Financing District for the Woodfield
Urban Renewal Area of Mills County,
Iowa, Pursuant to Section 403.19 of
the Code of Iowa."

It was moved by Supervisor Vinton
and seconded by Supervisor Crouch
that the ordinance be given its first
consideration and that it be adopted.

The Chairperson put the question on
the motion and the roll being called,
the following named Supervisors
voted:
Ayes: 3 - Mayberry, Crouch, Vinton
Nays: 0

Whereupon, the Chairperson de-
clared the motion duly carried and
declared that said ordinance had been
given its initial consideration.

It was moved by Supervisor Vinton
and seconded by Supervisor Crouch
that the statutory rule requiring said
ordinance to be considered and voted
on for passage at two Board meetings
prior to the meeting at which it is to
be finally passed be suspended. The
Chairperson put the question on the
motion and the roll being called, the
following named Supervisors voted:

Ayes: 3 - Mayberry, Crouch, Vinton
Nays: 0
Whereupon, the Chairperson de-
clared the motion duly carried.

It was then moved by Supervisor
Vinton and seconded by Supervi-
sor Crouch that the aforementioned
ordinance be given its final consid-
eration and that it be adopted. The
Chairperson put the question on the
motion and the roll being called, the
following named Supervisors voted:

Ayes: 3 - Mayberry, Crouch, Vinton
Nays: 0
Whereupon, the Chairperson de-
clared the motion duly carried and
declared that said ordinance had been
given its final consideration and had
been adopted.

ORDINANCE NO. 23-01
An Ordinance Deleting Property
From the Tax Increment Financ-
ing District for the Woodfield Urban
Renewal Area of Mills County, Iowa,
Pursuant to Section 403.19 of the
Code of Iowa.

WHEREAS, the Board of Supervisors
of Mills County, Iowa (the "County")
previously enacted an ordinance for
the division of taxes levied on tax-
able property in the Woodfield Urban
Renewal Area pursuant to Section
403.19 of the Code of Iowa; and

WHEREAS, pursuant to that ordi-
nance, a portion of the Woodfield
Urban Renewal Area was designat-
ed a "tax increment district"; and
WHEREAS, the Board of Supervisors

now desires to decrease the size of the
"tax increment district" by deleting
certain property;

BE IT ENACTED by the Board of
Supervisors of Mills County, Iowa:
Section 1. Purpose. The purpose
of this ordinance is to delete certain
property from the tax increment
financing district for the Woodfield
Urban Renewal Area.

Section 2. Definitions. For use within
this ordinance the following terms
shall have the following meanings:
"Deleted Property" shall mean the
following described real property in
the Mills County, Iowa:
Lying in the following Sec/twp/
range 27-73-43
Parcel #
030340020000000 S27.30 AC
NE1/4 SE1/4 WOODFIELD SUB
DIV & EXC WOOD-FIELD SUBDIV
2ND ADD
030330020000000 NW1/4 SE1/4
EXC NE PT
030380010000000 NE1/4 SW1/4
SE1/4 (LOT 7)
030360030200000 PCL C S112
SW1/4 SE1/4 (LOT 9)
030360030300000 PCL D S1/2
SW1/4 SE1/4 (LOT 9)
030350020101000 PCLS D SE1/4
SE1/4
0303900000000000 LOT 12 W OF
VAC RD
030190062300000 LOT 23
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190061400000 LOT 14
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190063001000 PCL F OF
LOTS 29 & 30 WOODFIELD SUB
1ST ADD (SECS 26 & 27)
030190062801000 PCL E OF
LOTS 28 & 29 WOODFIELD SUB
1ST ADD (SECS 26 & 27)
030190062500000 LOT 25
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190061200000 LOT 12
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190064100000 LOT 41
WOODFIELD SUB 1ST ADD (SECS
26 & 27)
030190068000000 LOT 8 WOOD
FIELD SUB 1ST ADD (SECS 26 &
27)
030190069000000 LOT 9 WOOD
FIELD SUB 1ST ADD (SECS 26 &
27)

Section 3. The Deleted Property is
hereby removed from the tax incre-
ment financing district for the Wood-
field Urban Renewal Area.

Section 4. Repealer. All ordinances
or parts of ordinances in conflict with
the provisions of this ordinance are
hereby repealed.

Section 5. Saving Clause. If any
section, provision, or part of this
ordinance shall be adjudged invalid
or unconstitutional, such adju-
dication shall not affect the validity of
the ordinance as a whole or any section,
provision or part thereof not adjudged
invalid or unconstitutional.

Section 6. Effective Date. This ordi-
nance shall be effective after its final
passage, approval and publication as
provided by law.

Passed and approved by the Board
of Supervisors of Mills County, Iowa,
on March 7, 2023.

The Board of Supervisors of Mills
County, Iowa, met on March 7, 2023,
at 8:50 a.m., at the Supervisors Meet-
ing Room, Glenwood, Iowa, for the
purpose of setting a date for a public
hearing on the designation of an ur-
ban renewal area and on a proposed
urban renewal plan and project. The
Chairperson presided and the roll be-
ing called, the following Supervisors
were present and absent:

Present: Supervisors Mayberry,
Crouch and Vinton
Absent: None

The Chairperson announced that a
plan had been prepared for a pro-
posed project and that it was now
necessary to set a date for a public
hearing on the designation of the
Mills County Woodfield Phase 3 Urban
Renewal Area and on that plan and
the projects outlined therein. Accord-
ingly, Supervisor Vinton moved the
adoption of the following resolution
entitled "Resolution Setting Date for
a Public Hearing on Designation of the
Mills County Woodfield Phase 3 Urban
Renewal Area and on Urban Renewal
Plan and Project," and the motion was
seconded by Supervisor Crouch.

Following due consideration, the
Chairperson put the question on the
motion and the roll being called, the
following named Supervisors voted:

Ayes: 3 - Mayberry, Crouch, Vinton
Nays: 0
Whereupon, the Chairperson de-
clared the resolution duly adopted,
as follows:

RESOLUTION NO. 23-10
Resolution Setting Date for a Public
Hearing on Designation of the Mills

County Woodfield Phase 3 Urban
Renewal Area and on Urban Renewal
Plan and Project

WHEREAS, a proposal has been
made to the Board of Supervisors
(the "Board") of Mills County, Iowa
(the "County") which shows the desir-
ability of designating a portion of the
County as the Mills County Woodfield
Phase 3 Urban Renewal Area (the
"Urban Renewal Area"), pursuant to
the provisions of Chapter 403, Code
of Iowa; and

WHEREAS, under such proposal
the real property (the "Property")
lying within the boundaries set out in
Exhibit A would be designated as the
Urban Renewal Area; and

WHEREAS, this Board is desirous of
obtaining as much information as
possible from the residents of the County
before making this designation; and

WHEREAS, a proposed urban re-
newal plan (the "Plan") has been pre-
pared for the governance of projects
and initiatives to be undertaken on the
Property and which authorizes a
certain initial urban renewal project to
be undertaken in the Urban Renewal
Area consisting of providing tax incre-
ment financing support to Oak Ranch
Development, LLC in connection with
the construction of public infrastruc-
ture necessary to support the develop-
ment of a residential subdivision; and

WHEREAS, it is now necessary that
a date be set for a public hearing on
the designation of the Urban Renewal
Area and on the Plan;

NOW, THEREFORE, Be It Resolved
by the Board of Supervisors of Mills
County, Iowa, as follows:

Section 1. This Board will meet
at the Supervisors Meeting Room,
Glenwood, Iowa, on April 11, 2023,
at 10:00 a.m., at which time and
place it will hold a public hearing
on the designation of the proposed
Urban Renewal Area described in the
preamble hereof and on the proposed
urban renewal plan and project for
said Urban Renewal Area.

Section 2. The County Auditor shall
publish notice of said hearing, the
same being in the form attached to
this resolution, which publication shall
be made in a legal newspaper of gen-
eral circulation in the County, which
publication shall be not less than
four (4) and not more than twenty
(20) days before the date set for the
hearing.

Section 3. Pursuant to Section
403.5 of the Code of Iowa, the Mills
County Auditor, or her designee, is
hereby designated as the County's
representative in connection with

the consultation process with the
Glenwood Community School District
which is required under that section
of the urban renewal law.

Section 4. The proposed Plan is
hereby submitted to the County's
Planning and Zoning Commission
for review and recommendations, as
required by Section 403.5, Code of
Iowa.

Passed and approved March 7, 2023.
Matt Madsen, Department of Human
Services, was present for his sched-
uled meeting. He informed the Board
on the two uses of the rental space
in Mills County for his department.
The Board has offered to let DHS
use space in the Courthouse for the
time here. Madsen so no reason that
wouldn't work and will contact the
DHS to terminate the current lease
with GRC.

Jerad Getter, Conservation Director,
joined the session for his scheduled
meeting. Motion by Crouch, seconded
by Vinton to approve transferring
truck purchased by the E-911 Board
to the Conservation Department,
funds to come from the ARPA funds,
not to exceed \$40,000. Motion carried
on vote: Ayes: 3, Nays: 0.

DeShawne Bird-Sell, County At-
torney, was present for her scheduled
meeting. Motion by Crouch, seconded
by Vinton to Authorize Chair to Sign
2-Mile Radius Agreement with Mal-
vern, approved in the format as
received and only change is that the
Chair is now Lonnie Mayberry. Motion
carried on vote: Ayes: 3, Nays: 0.

Andy Young, Mayor of Pacific Junc-
tion, and Diana Irick, City Council
Member and Leu Nieland were present
for the discussion of the 28E Agree-
ment.

County Attorney DeShawne Bird-Sell
addressed the BOS with the options
they are presented by code, since the
Sheriff refused to sign the 28E agree-
ment that the City of Pacific Junction
signed passed the deadline set forth
by the Sheriff. Mayor Andy Young
asked to address this issue. Young
explained to the Sheriff's department
that Pacific Junction has always paid
the fee. Sheriff Oetter stated the
City of Pacific Junction has been late
returning the 28E for the last 3 years.
Oetter said there is a deadline for
budgeting purposes of February 1st.
Young said it does not say on the 28E
if not received by February 1st the
Sheriff will not be responding to non-
emergency calls. Supervisor Crouch
asked if the 2 parties could come to an
agreement since Young didn't realize
he was jeopardizing the City receiving
services for the next fiscal year by a

late return. Sheriff Oetter agreed he
would sign the 28E this year, as long
as Young understands consequences
if not received by due date.

Travis Oetter, Sheriff, remained for
his scheduled meeting. Supervisors
explained the County is in the process
of implementing a policy to have all
departments receive approval for out
of state training especially if there is
equivalent training in the State. Out
of State training can be very costly
for the County department budgets.

Discussion was held regarding travel
to Washington DC to the where 3
County Deputies were attending. It
was determined that all costs; plane
tickets; lodging; and meals will be
reimbursed. Auditor requested pa-
perwork stating that to prove it meets
public purpose per State Auditors.

Josh Englund, Chief Deputy Sheriff
and Travis Hitchcock, 911/Communi-
cations Director were present for their
scheduled meeting. They had Dawn
Christensen Clark join them at the
table at this time. Dawn Christensen
was presented a Life Saving award for
her assisting to save a child's life by
instructing the caller how to perform
CPR on a child until the rescue arrived.
Her calm instructions saved a life and
Chief Deputy Josh Englund presented
her with the plaque.

Jill Ford, Treasurer, arrived for her
scheduled meeting. Motion by Vinton,
seconded by Crouch to authorize a
pay increase for Melanie Kinsley, who
has completed her 6-month probation
and has been cross-training. Her sal-
ary will be \$42,225 which equates a
\$.50/hr. increase effective March 13,
2023. Motion carried on vote: Ayes:
3, Nays: 0.

Jolene Esary, Deputy Auditor/HR
& Payroll Director, was present for
her scheduled meeting. Motion by
Crouch, seconded by Vinton on ap-
proval of Renewal Forms with ISAC
for the FY2024 plan year of plan 11E
or partial self-funded plan - HRA and
Plan 12C which is our High Deductible
Plan with Assured Partners through
ISAC and Wellmark Insurance. Motion
carried on vote: Ayes: 3, Nays: 0.

Board Signed End of Month February
Financials.

There being no further business
to come before the Board, they ad-
journd to meet on Tuesday, March
14, 2023.

Lonnie Mayberry, Chair
ATTEST:
Carol Robertson, Auditor
(Published in The Opinion-Tribune
Wednesday, March 22, 2023.)

City of Silver City

NOTICE OF PUBLIC HEARING -- PROPOSED BUDGET
Fiscal Year July 1, 2023 - June 30, 2024

The City Council will conduct a public hearing on the proposed Budget at: 417 Main Silver City, IA 51571 Meeting Date: 4/3/2023 Meeting Time: 04:00 PM
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 revenues and expenditures on file with the City Clerk and County Auditor.
City budgets are subject to protest. If protest petition requirements are met, the State Appeal Board will hold a local hearing. For more information, consult https://dmn.iowa.gov/local-budget-appals.

Table with columns: Budget FY 2024, Re-estimated FY 2023, Actual FY 2022. Rows include Revenues & Other Financing Sources, Expenditures & Other Financing Uses, and Ending Fund Balance June 30.

(Published in The Opinion-Tribune Wednesday, March 22, 2023.)



Probate Notice

THE IOWA DISTRICT COURT FOR MILLS COUNTY IN THE MATTER OF THE ESTATE OF JEFFREY M. ZANDERS, Deceased...

tate of Jeffrey M. Zanders, Deceased, who died on or about February 8, 2023: You are hereby notified that on March 10, 2023, the Last Will and Testament of Jeffrey M. Zanders, deceased, bearing date of October 6, 2022, was admitted to probate in the above named court and that Martha Lorraine Zanders was appointed Executor 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 date of 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 March 14, 2023. MARTHA LORRAINE ZANDERS, Executor of Estate 1312 Marion Ave Malvern, IA 51551 DEBORAH L. PETERSEN, ICIS#: AT0006111 Attorney for Executor

Petersen Law PLLC 215 S. Main Street Suite 301 Council Bluffs, IA 51503 (Published in The Opinion-Tribune Wednesday, March 22, 2023, and Wednesday, March 29, 2023.)

Glennwood Municipal Utilities

GLENWOOD MUNICIPAL UTILITIES BOARD OF TRUSTEES BOARD MEETING March 15, 2023 CITY HALL 8:00 A.M. The Glennwood Municipal Utilities Board of Trustees met on Wednesday, March 15, 2023, at 8:00 am for a Board meeting. Chairman Doug called the meeting to order at 8:00 AM.

Glenwood Auto parts-NAPA, Mower repairs 66.17 GLENWOOD-AUTO VALUE PARTS, Oil & Filter 20.54 GLENWOOD FEED/IND. SUPPLY, Shipping 31.51 DEPT OF THE TREASURY, FICA/MED 4,955.78 GRAINGER, Safety supplies 141.20 HAWKINS, INC., WTP Chemicals 1,997.50 IPERS, IPERS 6,938.15 MICROBAC LABORATORIES INC, Lab analysis 120.00 KONICA MINOLTA, Copier lease 95.01 MISSISSIPPI LIME COMPANY, Bulk Lime 8,457.50 PROF. COMPUTER SOLUTIONS LLC, system Maintenance 314.75 TREASURER - STATE OF IOWA, State W/H 1,441.70 U.S. POST OFFICE, Postage 550.96 USA BLUE BOOK, Lab supplies 1,091.22 UTILITY EQUIPMENT COMPANY, Inventory parts 662.52 VISA, office Supplies, DNR fees, Uniforms 721.12 WELLMARK BCBS, Health/Dental premium 16,801.47 WILLIAM SARGENT, Uniform reimbursement 120.35 Council Bluffs Water Works, Lab analysis 100.00 Dollar General, Supplies 12.00 Bomgaars Supply, Shop supplies 88.96 BEST FINISH AUTO SALES AND SERVICE, Tires 1,173.87 Verizon Wireless, Phone 100.06 GIS Benefits, MetLife premium 461.79 MUNICIPAL SUPPLY, INC. OF OMAHA, Inventory parts 1,247.84 LIVE VOICE, Answering Service 93.84 SILVERSMITH DATA, Hosting fees 1,175.00 WRIGHT SEWER & WATER, Leak repair 3,500.00 TRACY MAJOR, REFUND - 254060 49.02 STEVEN R BACON, REFUND - 255470 111.65 NICK MURRAY, REFUND - 255969 112.95

GLENWOOD-AUTO VALUE PARTS, Oil & Filter 20.64 GLENWOOD FEED/IND. SUPPLY, Shipping 195.10 DEPT OF THE TREASURY, FICA/MED 549.18 GRAINGER, Safety supplies 232.80 IPERS, IPERS 836.87 MICROBAC LABORATORIES INC, Lab analysis 1,208.50 KONICA MINOLTA, Copier lease 94.99 PROF. COMPUTER SOLUTIONS LLC, System Maintenance 314.75 TREASURER - STATE OF IOWA, State W/H 188.77 U.S. POST OFFICE, Postage 550.96 VISA, office Supplies, DNR fees, Uniforms 534.95 WELLMARK BCBS, Health/Dental premium 1,788.52 WILLIAM SARGENT, Uniform reimbursement 120.35 INDUSTRIAL FILTER MANUFACTURER, Filters 240.45 STERN OIL CO., Bulk oil 963.63 Garden Treasurer's Home & Hardware, Supplies 5.99 Dollar General, Supplies 15.70 Bomgaars Supply, Ball valve 20.98 Verizon Wireless, Phone 20.01 GIS Benefits, MetLife premium 26.62 LIVE VOICE, Answering services 93.85 SILVERSMITH DATA, Hosting fees 1,175.00

were opened and read by Engineer Olmsted. Board deferred for Engineers review. Board member Lonnie Mayberry joined the meeting at 8:05 am. This being the time, date and place as advertised for Public Hearing to approve the Arbor Hills off-site water project for Glennwood Municipal Utilities, there was a motion by Esterling, seconded by Stouder to open the floor for discussion at 8:07 am. There were no written objections previously filed and there were no comments or objections. Motion by Stouder, seconded by Esterling to close the Public Hearing at 8:08 am. Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Chairman Doug Meggison declared the Public Hearing closed. Chairman Doug Meggison called the regular meeting to order at 8:09 am. Bids for the Arbor Hills off-site water project were opened and read by Engineer Zimmerman. Board deferred for Engineers review. This being the time, date and place as advertised for Public Hearing to approve the Woodfield addition water & sewer improvement project for Glennwood Municipal Utilities, there was a motion by Esterling, seconded by Stouder to open the floor for discussion at 8:11 am. There were no written objections previously filed and there were no comments or objections. Motion by Stouder, seconded by Mayberry to close the Public Hearing at 8:12 am. Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Chairman Doug Meggison declared the Public Hearing closed. Chairman Doug Meggison called the regular meeting to order at 8:13 am. Bids for the Woodfield addition water & sewer improvement project were opened and read by Engineer Zimmerman. Board deferred for Engineers review. Ryan Sell wasn't present to discuss apartment complex. Tabled. Recovery Task Order No. 5 - Flood Protection Berms and Roads- Contract has been signed. Preconstruction

meeting scheduled for 3/16/2023. USDA Business No invoices were submitted to USDA for reimbursement. Emergency Well project- Motion by Davis, seconded by Mayberry to award contract to Erickson Construction Co. Inc. in the amount of \$1,023,810.00. Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Lake Ohana Tower and Booster station project- Motion by Esterling, seconded by Mayberry to approve Resolution #700-23 awarding Contract # 1 (Lake Ohana Tower) to Caldwell Tanks in the amount of \$1,303,600.00 and Contract # 2 (Booster Station) to Neuwirth's Construction in the amount of \$943,655.00. Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Northwest Infrastructure expansion (Arbor Hills)- There were no invoices for approval this month. Motion by Esterling, seconded by Mayberry to award the Arbor Hills offsite water project to United Utilities & Excavating Inc. in the amount of \$305,264.92 contingent upon concurrence from Jim Hughes. Upon the roll the vote was: Board member Davis abstained. Ayes: Meggison, Mayberry, Stouder, Esterling Nays: None Motion Carried GRC- no updates WTP control system-Awaiting schematics from HOA Solutions before closing out the project. Future water/sewer development needs- Water and Sewer Facility plans-Engineer Olmsted presented proposal from Fox/Strand to do a facility plan study. The cost for the water study is \$135,000 and the sewer study is \$125,000 to be completed by 12/31/2023. Engineer Olmsted recommended the Board discuss costs with Mills County Economic Development to see if they would be able to share the cost of the study. Digester Repair project- Discussed award of contract for the Digester Repair project. Engineer Olmsted recommends awarding contract to Building Crafts in the amount of

\$1,530,000 contingent upon concurrence from Fox/Strand Engineer. Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Woodfield addition Water & sewer project- Discussed possible award of contract. Table for review by Alfred Beier. Superintendent/Secretary updates- Discussed hydrant meter purchase price and rental fees. Motion by Davis, seconded by Esterling to approve purchase of two hydrant meters and back flow preventers. Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Discussed laboratory equipment- Motion by Mayberry, seconded by Davis to purchase an analyzer in the amount of \$625.00 from Hach. Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Employee updates- Assistant Superintendent Darnold updated the Board on the Vine St watermain replacement project and GIS mapping. City of Glennwood- Mayor Kohn discuss up coming City of Glennwood Locust St project. City of PJ - None. Motion by Esterling seconded by Stouder to adjourn the meeting at 9:03A.M. Upon the roll the vote was: Ayes: Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Doug Meggison, Chairperson Glennwood Municipal Utilities Board of Trustees ATTEST: Ryan Ensley- Executive Secretary (Published in The Opinion-Tribune, March 22, 2023.)

The following were present: Board Members: Doug Meggison, Dick Davis, Lonnie Mayberry, Tina Stouder, Vonnice Esterling Absent Members: None Utilities Superintendent: Dave Malcolm Assistant Superintendent- Mike Darnold

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Receipts this month \$247,649.69. This being the time, date and place as advertised for Public Hearing to approve the Digest repair project for Glennwood Municipal Utilities, there was a motion by Esterling, seconded by Davis to open the floor for discussion at 8:03 am. There were no written objections previously filed and there were no comments or objections. Motion by Esterling, seconded by Stouder to close the Public Hearing at 8:04 am. Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Chairman Doug Meggison declared the Public Hearing closed. Chairman Doug Meggison called the regular meeting to order at 8:05 am. Bids for the Digester Repair project

Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Chairman Doug Meggison declared the Public Hearing closed. Chairman Doug Meggison called the regular meeting to order at 8:13 am. Bids for the Woodfield addition water & sewer improvement project were opened and read by Engineer Zimmerman. Board deferred for Engineers review. Ryan Sell wasn't present to discuss apartment complex. Tabled. Recovery Task Order No. 5 - Flood Protection Berms and Roads- Contract has been signed. Preconstruction

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Upon the roll the vote was: Ayes: Meggison, Davis, Mayberry, Stouder, Esterling Nays: None Motion Carried Doug Meggison, Chairperson Glennwood Municipal Utilities Board of Trustees ATTEST: Ryan Ensley- Executive Secretary (Published in The Opinion-Tribune, March 22, 2023.)

Executive Secretary- Wendy Ensley PJ Representative- Andy Young Guests: Jake Zimmerer- Eagle Engineering Jim Olmsted- Olmsted & Perry Ron Kohn- Mayor Travis Wright- Wright Sewer & Water Jeff Soe- Building Crafts Dylan Waschkowski-Bluffs Paving & Utility Co Penny Korisko- Neuwirth Construction Inc. Glen Vanderpool-United Utilities Michael Rossbund-Compass Utility

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The Glenwood Seventh Grade Black Team. Pictured: Ava Grassau, Ahna Grassau, Abby Chase, Ava Hernandez, Jacie Kanngieser, Lily Lee, Malynn Johnson, Claire Carlo, Bree Houser and Coaches Melanie Howard and Kylee Stanton.

## Glenwood club teams headed to AAU volleyball tournaments

The Mills County YMCA had two Glenwood AAU Club Volleyball teams qualify for the Iowa AAU Gold Tournament to be held on March 25.

The Seventh Grade Black Team is headed to Ankeny to compete against 64 teams. The team has compiled five first place, one second place and one third place tournament finishes this spring. The team is coached by Melanie Howard and Kylee Stanton.

The Sixth Grade Black Team is headed to Marshalltown to compete against 75 teams. That team earned three first place, three second place and two third place tournament finishes. They are coached by Tara Barrett and Dena Crouch.

To qualify for state a team had to qualify 1st or 2nd place in two tournaments. Mills County YMCA AAU Glenwood Club Director Michelle Grassau said Glen-

wood had five AAU club teams this year: One fifth grade, two sixth grade and two seventh grade teams.

"The other teams came close," Grassau said. "I'm so proud of the growth and development all of the kids had this year! The future of Glenwood volleyball program is bright. We also couldn't have had such a successful year without our volunteer coaches. They are very appreciated!"



The Glenwood Sixth Grade Black Team. Pictured: Addison Martin, Baily Pleiss, Brianne Windle, Danika Dooley, Emileigh Patersen, Greely Crouch, Marissa Barrett, Natalie Culp, Tressa Duran and Coaches Tara Barrett and Dena Crouch.

## Trees available from Iowa DNR this spring

The Iowa Department of Natural Resources (DNR), through a partnership with Alliant Energy and the USDA Forest Service, is offering a mixture of hardwoods, low-growing ornamental and evergreen tree species for \$25 each.

Alliant Energy customers can purchase up to two trees to be picked up at the following locations:

- April 13, 4:30-6:30 p.m., Pinicon Ridge Park (4729 Horseshoe Falls Road, Central City).

- April 27, 4:30-6:30 p.m., Calkins Nature Area (18335 135th St, Iowa Falls).

- May 4, 4:30-6:30 p.m., Q Pond City Park (1111 West Clay St, Osceola).

- May 25, 4:30-6:30 p.m., Lime Creek Nature Center (3501 Lime Creek Rd, Ma-

son City).

All Iowa residents can purchase up to two trees to be picked up at Harrah's Casino, (1 Harrah's Blvd., Council Bluffs) on April 29, from 8 to 11 a.m.

Submit an order form, available online at [www.iowadnr.gov/Conservation/Forestry/Urban-Forestry/Residential-Tree-Programs](http://www.iowadnr.gov/Conservation/Forestry/Urban-Forestry/Residential-Tree-Programs), to reserve your trees.

## GLENWOOD SIGNING



Glenwood Community High School senior Tate Mayberry signed a letter-of-intent last week to play football at Central College next season. Mayberry is slated to play on the offensive side of the ball for the Dutch. Last season, Mayberry led the Rams in rushing with 923 yards and 11 touchdowns to earn All-Hawkeye 10 Conference honors. Pictured seated with Mayberry are his parents, Lonnie and Monica Mayberry. Standing are Cole Mayberry and Stella Mayberry.

## Glenwood eighth at IATC indoor meet

By JOEL STEVENS  
ASSOCIATE EDITOR

The Glenwood boys track team finished eighth at the Iowa Association of Track Coaches Indoor State Meet in Ames March 10.

The Rams compiled 33 points in the Class 3A portion for their top 10 finish.

"This year will a little different from years' past as we are down in numbers this year compared to the average season," said Glenwood coach Mark Starnier, adding his team is down 20-25 athletes from a typical year. "With that said, we did an outstanding job with our veterans, as well as some of our athletes that were performing as varsity athletes for the first time."

Andrew Smith had a great start to the season for the Rams finishing as the runner up finish in the 800-meters with a personal record while also running the third leg in the fourth place distance medley relay.

Bryant Keller, not to be outdone by Smith, also had a stellar start to the 2023 season. Keller anchoring the distance medley relay with a personal record and then turning around and running the third

fastest 3200-meters Run in school history, to place third overall.

The Rams' Anthony Driscoll-Lee had a busy day on the track, competing in the 60-meter high hurdles, the long Jump, the shuttle hurdle relay and the 4x100-meter relay.

"He was able to score points in every event he competed, with his highest placing occurring in Long Jump with a third place finish," Starnier said.

Preston Slayman ran a personal record time in the 1600-meters to finish 15th overall and Logyn Eckheart finished seventh overall in Shot Put, just a half inch off of his best toss in 2022.

Overall, Starnier was very happy with his team's start, but he knows there's still work to be done.

"We'll have to throw a lot of athletes into varsity positions that may not have any experience at the varsity level," Starnier said.

## FARM PRIMITIVES, ANTIQUES, & COLLECTIBLES AUCTION

SATURDAY, APRIL 1, 2023 @ 10:30 AM

Location of Auction: AL HUGHES AUCTION FACILITY | 21929 S 221ST, GLENWOOD/PJ

Directions: 1 MILE SOUTH OF THE GLENWOOD EXIT OFF HWY 34.

| ANTIQUES   | SADDLES                                     | CROCKS                     | FURNITURE   |
|--|---|----------------------------|---|
| - GAS PUMP GLOBE   | - 16 IN. BRONCO FT WORTH, TX WESTERN SADDLE | - 2 GAL RED WING CROCK     | - HANDMADE WALNUT CURVED-TOP CHEST                          |
| - MINI ANVIL COLLECTION                                      | - 15.5 IN SIMPOD WESTERN SADDLE             | - 3 GAL WESTERN CROCK      | - (2) CHESTS  |
| - JOHN DEERE CAST IRON PLANTER BOXES AND LIDS COLLECTION     | - (3) MILLS COUNTY ATLAS (1910, 1921, 1965) | - 4 GAL WESTERN CROCK      | - HANDMADE BREAKFAST SET WITH TABLE AND (2) STORAGE BENCHES |
| - WOODEN BOWLS   | - OCCIDENT FLOUR STORE DISPLAY              | - 6 GAL WESTERN CROCK      | - JOHN DEERE TRACTORS 1116 SCALE (NEW IN BOX)               |
| - RUNNER SLEDS & SKIS  | - SHERIFF DRUG CO. 2-DRAWER CHEST           | - 19 GAL RED WING CROCK    | - TOY GUNS & POCKET KNIVES                                  |
| - (3) CREAM CANS   | - 40" X 23" GLASS DISPLAY CASE              | - SALT GLAZE 2-GAL CROCK   | - LARGE COLLECTION OF HANDMADE AND OAK SPLIT BASKETS        |
| - MECHANICAL RIDING HORN                                     | - 36" X 28" SHOWCASE                        | - OTHER MISC. SMALL CROCKS | - LIFE-SIZE BOOKS (TRACTORS AND MUSCLE CARS)                |
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| - ICE BOX  | - BLACKSMITH LAMP                           |                            | - CAST IRON PIG   |
| - SCOOTER  | - VINTAGE WOMEN'S HATS                      |                            | - APPLE PICKER'S BAGS                                       |
| - ICE CREAM MAKER  | - INKWELLS                                  |                            | - DE. KILMER'S SWAMP ROOT WOODEN BOX                        |
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| - RAILROAD SWITCH LANTERNS                                   |   |                            | - MANY MANY BOOKS   |
| - HORSE WEATHER VANES  |   |                            | - (2) BRASS COW BELLS                                       |
| - JAMES' WEATHER VANE  |   |                            | - POLITICAL BUTTONS   |
| - PUSH RAKE W/ IRON WHEELS                                   |   |                            | - WOODEN RABBIT CAGES                                       |
| - PEPSI COOLER   |   |                            | - COFFEE BEAN BAGS  |
| - CAST IRON CORN SHELLER                                     |   |                            | - 80 TUFF TRAX TRICYCLE & JOHN DEERE CART                   |
| - (2) STONEWARE BLUE PITCHERS                                |   |                            | - MISC. MISC. PHONE   |
| - COPPER CANDY KETTLE W/ STAND                               |   |                            | - BEER AND POP CAN COLLECTION                               |
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| - SMALL GRANDFATHER CLOCK                                    |   |                            |   |
| - (2) LEATHER STRAPS OF BRASS SLEIGH BELLS                   |   |                            |   |
| - WALNUT CHEST   |   |                            |   |
| - METAL EGG BASKET   |   |                            |   |
| - ROUND WOODEN CHEESE BOX                                    |   |                            |   |
| - GOAT CART  |   |                            |   |
| - TEACHER' CHAIR   |   |                            |   |
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**31 Gingry Lane, Glenwood, IA**  
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**2 Acres, 240th Street, Glenwood, IA**  
 Golf Course Lot | \$249,500  
**Allan Hughes 402-672-3621**

**Land with easy access to I-29!**  
**21.88 Acres, Pacific Junction, IA**  
 2 Ponds | Fenced Pasture | \$328,200  
**Bob Hughes 402-690-1100**

**PENDING!**  
**Updated Kitchen | Finished Basement**  
**217 W Florence Ave, Glenwood, IA**  
 4 Bed | 2 Bath | \$215,000  
**Bob Hughes 402-690-1100**

**Financing Available | Two Car Garage**  
**609 Manchester, Emerson, IA**  
 3 Bed | 1 Bath | \$92,000  
**Mark Sneed 712-527-0475**

**Great Location | Excellent Building Site**  
**2.52 Acres, 240th St, Glenwood, IA**  
 South Lot | \$199,500  
**Al Hughes 402-672-3621**

**City Water | City Sewer | Natural Gas**  
**Woodfield Subdivision, Glenwood**  
 .29 Acres | \$65,000  
**Bob Hughes 402-690-1100**

**Enjoy all Malvern has to offer!**  
**908 Wabash Trace, Malvern, IA**  
 1 Acre Lot | \$195,000  
**Megan Kendrick 712-310-1235**

**AVAILABLE SPRING 2023**  
**Townhomes For Sale**  
 • 619 A Main St. Tabor, IA  
 • 619 B Main St. Tabor, IA  
 • 621 A Main St. Tabor, IA  
 • 621 B Main St. Tabor, IA

**AVAILABLE FALL 2023**  
**Duplexes For Rent**  
 • 1001 N Linn St. Glenwood, IA  
 • 308 A N Hazel St. Glenwood, IA  
 • 308 B N Hazel St. Glenwood, IA  
 • 408 A Myrtle St. Glenwood, IA  
 • 408 B Myrtle St. Glenwood, IA  
 • 306 A N Locust St. Glenwood, IA  
 • 306 B N Locust St. Glenwood, IA  
 • 110 Nuckolls St. Glenwood, IA

**AVAILABLE SPRING 2024**  
**Homes for Sale**  
 • Arbor Hills Subdivision  
 40 New Construction Single Family Homes in Glenwood, IA

**RENT OR BUY**

Up to \$20,000 Down Payment Assistance Available if You Qualify

**40x55 Storage Bldg | Multiple Bldg Sites**  
**53922 Dill Lane, Glenwood, IA**  
 3.21 Acres | \$239,900  
**Tom Demory 402-660-8074**

**Can Be Split Into 2 Lots | Former Orchard**  
**Ivory Road, Glenwood, IA**  
 8 Acres | Building Lot | \$275,000  
**Jim Hughes 712-520-7300**

**NEW PRICE!**  
**38.8 ACRES**  
**Missouri River Bottom Farm**  
**Iowa Side | 30 Min to Metro**  
**Fremont County, IA**  
 Just off I-29 | 70.3 CSRII  
 Real Estate Taxes \$29/Acre  
**Allan Hughes 402-672-3621**  
**Jim Hughes 712-520-7300**

**THOSE WHO WERE IMPACTED BY THE SPRING 2019 FLOODS WILL RECEIVE THE FIRST OPPORTUNITY TO PURCHASE OR RENT THESE PROPERTIES PROVIDED YOU QUALIFY FOR THE LOW TO MODERATE PROGRAMS.**

**AFFORDABLE FAMILY HOMES MILLS & FREMONT COUNTIES**  
 FOR MORE INFORMATION STOP BY **JIM HUGHES REAL ESTATE** TO LEARN ABOUT INCOME QUALIFICATIONS & HOW TO QUALIFY

**WWW.JIMHUGHESREALESTATE.COM**

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