



September 30, 2022

Worth County Board of Supervisors
Trustees of Drainage District No. 13, Lateral No. 3
Attn: Jacki Backhaus, Drainage Clerk
Worth County Courthouse
1000 Central Avenue
Northwood, Iowa 50459

Re: Amendment No. 1
Annexation and Reclassification Reports
Drainage District No. 13, Lateral No. 3, Worth County, Iowa
BMI Project No. A14.119290

Dear Worth County Board of Supervisors:

At the DD 13 annexation and reclassification hearing held on September 12, the mayor of Northwood presented a map showing the city’s storm sewers in the area being annexed and currently in the district. This storm sewer map showed the city’s storm sewer serving the residential properties of Northwood within the district and removing the water from the district. We recommended not annexing the proposed two blocks of Northwood that were called out to be annexed. Included below are the properties to be removed from the annexation report.

Deedholder(s)	S-T-R	Parcel Number	Legal Description	Benefited Area (ac)
GENTZ, JARED A	28-100-20	0328304003	NORTHWOOD DWELLE LOT 3, BLK. 19	0.19
GENTZ, ROGER L	28-100-20	0328303001	NORTHWOOD DWELLES ADD BLOCK:20 LOT:W 61 1/2' LOT 1	0.09
GENTZ, ROGER L	28-100-20	0328303002	NORTHWOOD DWELLES ADD BLOCK:20 LOT:W 61 1/2' LOT2 & W 61 1/2' LOT 3	0.19
HUSSKE, ANDREW J & NICOLE W	28-100-20	0328303003	DWELLES ADD BLOCK:20 LOT:62.25' LOTS 1, 2, & 3 & W 3.75' OF CENTER 16.5'	0.3
MELLEM, DENNIS C. & JILL S.	28-100-20	0328304002	NORTHWOOD DWELLE, LOT 2,BLK. 19	0.19
PRICE, JAMES R & MARCIA	28-100-20	0328303007	NORTHWOOD DWELLES ADD BLOCK:20 CONDO #1 IN KENISON CONDOMINIUM REGIME S 44' LOT 5 & ALL LOT 6, & E 12.75' VAC ALLEY ABUTING SAID LOTS	0.17
REESE, LOWELL F & JULIA P	28-100-20	0328304004	DWELLES ADD BLOCK:19 LOT:4 & N 1/2 LOT 5	0.28

ROERISH, LARRY D & DONNA D	28-100- 20	0328303006	NORTHWOOD DWELLES ADD BLOCK:20 CONDO #2 IN KENISON CONDOMINIUM REGIME S 44' LOT 5 & ALL LOT 6, PLUS VAC. ALLEY	0.17
TANNER, JAMES H.	28-100- 20	0328303004	NORTHWOOD DWELLE LOT 4 & N 22' LOT 5, BLK. 20, PLUS VAC. ALLEY	0.28
TAYLOR, TERESA JEAN	28-100- 20	0328304005	DWELLE S 1/2 LOT 5 & ALL LOT 6, BLK. 19	0.28

The storm sewer map also showed lands inside the district that are being served by the city storm sewer that drain out of the district. Parcels in a drainage district cannot be removed, therefore, we recommend reducing the assessments of the properties that drain to the storm sewer to the minimum assessment allowed by law (Five dollars). We have enclosed a list of all those parcels to be reduced with this letter.

Removing 10 parcels and reducing the parcels draining to the storm sewer from the Main Open Ditch of Drainage District No. 13 reduces the total assessment amount by \$517.86. Hereby, the total assessment amount is \$99,428.14.

Sincerely,

Bolton & Menk, Inc.



Jacob Hagan, P.E.
Project Engineer

**DRAINAGE DISTRICT NO. 13 MAIN OPEN DITCH
AMENDMENT NO. 1
PARCELS TO BE REDUCED TO MINIMUM ALLOWED BY LAW
30-Sep-22**

Deedholder(s)	Parcel Number	S-T-R	Legal Description	Benefited Acres	Classification (%)	Base Assessment (\$)
VAN RYSWYK, DIRK J & HEATHER L	0328176006		NORTHWOOD OLSON 2ND S 54' & S 5' N 28' LOT 2 & N 54' LOT 3, BLK 2 & PARCEL "C" IN SE NW 28 100 22 EX PARCEL OF	3.85	0.00%	0.00
BUTLER, SCOTT J & JESSICA R	0328160019		NORTHWOOD NORTH PARK EAST ADD LOT:3 BLK 2 & LOTS 8-9-10-11 &	2.15	0.00%	0.00
NORTHWOOD IOWA HOUSING	0328160004		VACATED ST NORTHWOOD NORTHPARK WEST ADD.LOT 4, BLK. 2	1.03	0.00%	0.00
WESELMANN, ROBERT J & REESE, TERRI L	0328176004		NORTHWOOD OLSONS 2ND ADD BLOCK:2 LOT:LT 1 & N 23' LT 2 & PAR"A" &	1.52	0.00%	0.00
BUEHRER, NATHAN & ELIZABETH	0328160012		NORTHPARK EAST ADDLOT 1, BLK 3	0.62	0.00%	0.00
GRAHN, JASON A & KAYE L	0328160006		NORTHWOOD NORTHPARK EAST ADD.LOTS 2 & 3, BLK 3	0.83	0.00%	0.00
SOLBERG, JEREMY ROBERT & GINA M	0328160008		NORTHWOOD NORTH PARK EAST ADD BLOCK:3 LOT:4 & 5	0.83	0.00%	0.00
REUVERS, DEBRA A. & RONALD	0328159003		NORTHWOOD PAR. IN SE SW NW28-100-20	0.40	0.00%	0.00
HANSON, JAMES D & REBECCA R	0328176008		NORTHWOOD OLSON 2ND BLK. 3	0.40	0.00%	0.00
SCHAUB, LYNN E. & SHARON C.	0328159001		NORTHWOOD OLSON'S ADD. LOT 1,BLOCK 4, EX. SOUTH 4'	0.39	0.00%	0.00
RUSSELL, MARTIN K & REBECCA L	0328176017		NORTHWOOD OLSON 2ND LOT 4 & S28' LOT 3, BLK. 2 & PAR. OF 0.16 AC IN PAR "C" SE NW 28-100-	0.50	0.00%	0.00
LUKER, MARK W & ANNETTE M	0328160010		NORTHWOOD NORTH PARK EAST ADD BLOCK:3 LOT:6	0.65	0.00%	0.00
MORETZ, JOANNE	0328158002		NORTHWOOD OLSON LOTS 3 & 4,BLK. 3	0.40	0.00%	0.00
ANSTINE, ANGELA L & LARSON, MARTIN C	0328152002		NORTHWOOD PAR. 132'X132' INE 1/2 N 1/2 SW NW 28-100-20	0.40	0.00%	0.00

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BUTLER, SCOTT J & JESSICA R	0328153006		NORTHWOOD NORTH PARK EAST ADD BLOCK:2 LOT:1	0.27	0.00%	0.00
RYE, CARL T & JANET M	0328176015		NORTHWOOD NORTHPARK EAST ADD.OUTLOT "A" EX S 88'	0.64	0.00%	0.00
SCHERB, JOHN P.	0328152007		NORTHWOOD NORTH PARK EAST ADD BLOCK:1 LOT:1	0.30	0.00%	0.00
CHRISTIANSON, RONALD J & LINDA R	0328152009		NORTHWOOD NORTH PARK EAST ADD BLOCK:1 LOT:2	0.30	0.00%	0.00
COOMBS MERLE D & HEATHER J	0328153004		NORTHWOOD SECTION 28 PAR IN N 1/2 SW NW 28 100 20	0.54	0.00%	0.00
BENSON, STEVEN J & SUSAN M	0328153007		NORTHWOOD NORTHPARK EAST ADD.LOT 2 BLK 2	0.27	0.00%	0.00
LUKER, MARK W & ANNETTE M	0328160018		NORTHWOOD NORTH PARK EAST ADD BLOCK:3 LOT:7	0.30	0.00%	0.00
TENOLD, DAVID K & MARGIE D	0328152008		NORTHWOOD NORTH PARK EAST ADD BLOCK:1 LOT:3	0.28	0.00%	0.00
MORITZ, KARL	0328158001		NORTHWOOD OLSONS 1ST ADD BLOCK:3 LOT:1 & 2	0.40	0.00%	0.00
BEWLEY, CHRISTOPHER D & ZIPSE, AMANDA	0328152003		NORTHWOOD SECTION 28 PAR IN E 10 A N 1/2 SW NW	0.40	0.00%	0.00
MEYER, TAMARA	0328156008		NORTHWOOD OLSONS 1ST ADD BLOCK:2 LOT:8	0.25	0.00%	0.00
BERESFORD, ANDREW J	0328176016		NORTHWOOD NORTHPARK EAST ADD S 88' OUTLOT A	0.53	0.00%	0.00
COOMBS MERLE D & HEATHER J	0328153001		NORTHWOOD SECTION 28 PAR 132' X 132' IN E 1/2 OF N 1/2 SW NW 28-100-20	0.40	0.00%	0.00
HANNEMANN, THOMAS C REVOCABLE TRUST 1/2 INT	0328152004		NORTHWOOD OLSONS 1ST ADD BLOCK:1 LOT:1	0.27	0.00%	0.00

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LOW, ROB	0328153002		NORTHWOOD OLSONS 1ST ADD BLOCK:6 LOT:1	0.40	0.00%	0.00
MINER, SANDRA	0328156004		NORTHWOOD OLSON LOT 4, BLK. 2	0.25	0.00%	0.00
MORETZ, ARTHUR & SHARON	0328156003		NORTHWOOD OLSON LOT 3, BLK. 2	0.25	0.00%	0.00
PENFOLD PROPERTIES, LLC	0328160002		NORTHWOOD NORTH PARK WEST ADD BLOCK:2 LOT:2	0.23	0.00%	0.00
HICKMAN, HAROLD G & SALLY A	0328153005		NORTHWOOD SECTION 28 PAR 122'X132' IN E 1/2 N1/2 SW NW NORTHWOOD	0.36	0.00%	0.00
CHRISTIANSON, RONALD J & LINDA R	0328152010		NORTHPARK EAST ADD.LOT 4, BLK 1	0.29	0.00%	0.00
MEHUS, DALE R & MARY E REVOCABLE TRUST	0328152005		NORTHWOOD OLSON'S ADD. LOT 2,BLK. 1	0.27	0.00%	0.00
TYRRELL, P O'BRIEN & DONNA M	0328157005		NORTHWOOD OLSON 2ND LOT 1,BLK. 1	0.33	0.00%	0.00
HANNEMANN, DAVID H & JULIE E.	0328157007		NORTHWOOD OLSON 2ND LOT 3,BLK. 1	0.33	0.00%	0.00
PENFOLD, DAVID & MELINDA	0328157006		NORTHWOOD OLSONS 2ND ADD BLOCK:1 LOT:2	0.33	0.00%	0.00
RAGSDALE, PAULINE R	0328156002		NORTHWOOD OLSONS 1ST ADD BLOCK:2 LOT:2	0.25	0.00%	0.00
RYE, CARL T & JANET M	0328176002		NORTHWOOD PAR. IN SE NW100X132 28-100-20	0.29	0.00%	0.00
HERTEL, ROBERT O & SALLY A	0328156007		NORTHWOOD OLSONS 1ST ADD BLOCK:2 LOT:7	0.25	0.00%	0.00
KRAGENBRINK, CAROL A	0328160016		NORTHWOOD NORTH PARK WEST ADD LOT 3, BLK. 2, UNIT 4	0.13	0.00%	0.00
ANDERSON, JOHN R & LANA	0328152006		NORTHWOOD OLSON LOT 3, BLK. 1	0.27	0.00%	0.00
BERESFORD, ANDREW J	0328176003		NORTHWOOD PAR. 88'X132' IN SE NW 28- 100-20	0.26	0.00%	0.00
DAHLE FAMILY TRUST	0328157001		NORTHWOOD OLSON LOT 1, BLK. 5	0.25	0.00%	0.00
CHRISTIANSON, JENNIFER M & ADAMS, ANN N	0328157002		NORTHWOOD OLSONS ADD BLOCK:5 LOT:2	0.25	0.00%	0.00

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STAMBAUGH, KENNETH J. & KARA M	0328157003		NORTHWOOD OLSON LOT 3, BLK. 5	0.25	0.00%	0.00
SPRINGER, JACOB J	0328157004		NORTHWOOD OLSONS 1ST ADD BLOCK:5 LOT:4	0.25	0.00%	0.00
DAHLBY, EILEEN TRUST	0328156001		NORTHWOOD OLSONS 1ST ADD BLOCK:2 LOT:1 OLSON LOT 1, BLK. 2	0.25	0.00%	0.00
DE ARMOUN, MONTE B & CHERYL A	0328156005		NORTHWOOD OLSON LOT 5, BLK. 2	0.25	0.00%	0.00
HOGEN, LOIS ANN	0328156006		NORTHWOOD OLSONS 1ST ADD BLOCK:2 LOT:6	0.25	0.00%	0.00
CHERNEY, SUSAN L	0328160013		NORTHWOOD NORTH PARK WEST ADD BLOCK:2 LOT:3 UNIT 1	0.13	0.00%	0.00
STEINMETZ, TERRY M. & JOANNE H.	0328160015		NORTHWOOD NORTHPARK WEST ADD.LOT 3, BLK. 2 UNIT 3	0.10	0.00%	0.00
ROBB, M. RUTH TRUST & M. RUTH TRUSTEE	0328160014		NORTHWOOD NORTHPARK WEST ADD.LOT 3, BLK. 2, UNIT 2	0.10	0.00%	0.00