

# LOTS FOR SALE



GOLF COURSE

|         |         |      |         |         |         |      |
|---------|---------|------|---------|---------|---------|------|
| 176.37' | 143.73' | 1    | 144.72' | 118.18' | 118.67' | 39   |
| 160.00' |         | SOLD |         | 131.59' | 178.67' | 38   |
| 136.95' |         | 2    |         | 135.00' | 131.59' | SOLD |
| 160.00' |         | SOLD |         | 135.00' | 109.00' | 37   |
| 130.00' |         | 3    |         | 135.00' | 109.00' | 36   |
| 160.00' |         | SOLD |         | 135.00' | 109.00' | SOLD |
| 130.00' |         | 4    |         | 135.00' | 109.00' | 35   |
| 160.00' |         | 5    |         | 135.00' | 109.00' | 34   |
| 130.00' |         | 6    |         | 135.00' | 109.00' | 33   |
| 160.00' |         | 7    |         | 135.00' | 109.00' | 32   |
| 130.00' |         | SOLD |         | 135.00' | 109.00' | 31   |
| 160.00' |         | 8    |         | 135.00' | 109.00' | 30   |
| 130.00' |         | 9    |         | 135.00' | 109.00' | 29   |
| 160.00' |         | SOLD |         | 135.00' | 109.00' | SOLD |
| 130.00' |         | 10   |         | 135.00' | 109.00' | 28   |
| 160.00' |         | SOLD |         | 135.00' | 109.00' | 27   |
| 130.00' |         | 11   |         | 135.00' | 109.00' | 26   |
| 160.00' |         | SOLD |         | 135.00' | 109.00' | 25   |
| 130.00' |         | 12   |         | 135.00' | 109.00' | 24   |
| 160.00' |         | SOLD |         | 135.00' | 109.00' | SOLD |
| 130.00' |         | 13   |         | 135.00' | 109.00' | 23   |
| 160.00' |         | SOLD |         | 135.00' | 109.00' | SOLD |
| 129.38' |         | 14   |         | 135.00' | 109.00' | 22   |
| 160.00' |         | SOLD |         | 135.00' | 109.00' | SOLD |
| 131.82' |         | 15   |         | 135.00' | 131.00' | 21   |
| 160.00' |         | SOLD |         | 135.00' | 131.00' | SOLD |
| 131.00' |         | 16   |         | 135.00' | 131.00' | 20   |
| 160.00' |         | SOLD |         | 135.00' | 131.00' | SOLD |
| 131.00' |         | 17   |         | 135.00' | 131.00' | 19   |
| 160.00' |         | SOLD |         | 135.00' | 131.00' | SOLD |
| 131.00' |         | 18   |         | 135.00' | 131.00' | 19   |
|         |         | SOLD |         |         |         |      |

## EAST RIDGE ADDITION

As low as

# \$10,400

These residential lots are adjacent to our beautiful Country Club golf course and are builder ready with an excellent incentive offer!

For more information  
contact City Hall  
712-368-4898

Incentives may be withdrawn at any time, one incentive per purchase.  
All covenants apply.

**EAST RIDGE LOT SALES INCENTIVES  
CITY OF HOLSTEIN**

| Lot # | WEST SIDE           |                    | 25%<br>Discount Off<br>Original<br>Lot Price | Year One House<br>Partial<br>Completion<br>Refund | 1st year House<br>Partial<br>Completion<br>Adjusted Price | House<br>Completed<br>2nd Year<br>Lot price<br>No Refund | 3rd Year No<br>House No<br>Discount<br>Full Price |
|-------|---------------------|--------------------|--|---|---|--|---|
|       | Square Ft.          | Original Lot Price |  |   |   |  |   |
| 1     | 24115.97            | 38,586             | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 2     | 21912               | 35,059             | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 3     | 20960               | 33,536             | 25,152                                       | (5,000)   | 20,152  | 25,152   | 33,536  |
| 4     | 20960               | 33,536             | 25,152                                       | (5,000)   | 20,152  | 25,152   | 33,536  |
| 5     | 20960               | 33,536             | 25,152                                       | (5,000)   | 20,152  | 25,152   | 33,536  |
| 6     | 20960               | 33,536             | 25,152                                       | (5,000)   | 20,152  | 25,152   | 33,536  |
| 7     | 20960               | 33,536             | 25,152                                       | (5,000)   | 20,152  | 25,152   | 33,536  |
| 8     | 20960               | 33,536             | 25,152                                       | (5,000)   | 20,152  | 25,152   | 33,536  |
| 9     | 20960               | 33,536             | 25,152                                       | (5,000)   | 20,152  | 25,152   | 33,536  |
| 10    | 20960               | 33,536             | 25,152                                       | (5,000)   | 20,152  | 25,152   | 33,536  |
| 11    | 20960               | 33,536             | SOLD   | SOLD  | 20,152  | 25,152   | 33,536  |
| 12    | 20960               | 33,536             | SOLD   | SOLD  | 20,152  | 25,152   | 33,536  |
| 13    | 20960               | 33,536             | SOLD   | SOLD  | 20,152  | 25,152   | 33,536  |
| 14    | 20960               | 33,536             | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 15    | 20960               | 33,536             | SOLD   | SOLD  | 20,152  | 25,152   | 33,536  |
| 16    | CHARMAC DEVELOPMENT |                    | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 17    | "                   | "                  | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 18    | "                   | "                  | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
|       | <b>EAST SIDE</b>    |                    |  |   |   |  |   |
|       | Square Ft.          |                    |  |   |   |  |   |
| 19    | CHARMAC DEVELOPMENT |                    | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 20    | "                   | "                  | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 21    | "                   | "                  | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 22    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 23    | 14715               | 19865.25           | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 24    | 14715               | 19865.25           | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 25    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 26    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 27    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 28    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 29    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 30    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 31    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 32    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 33    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 34    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 35    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 36    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 37    | 14715               | 19865.25           | 14,899                                       | (4,500)   | 10,399  | 14,899   | 19,865.25   |
| 38    | 14661.59            | 19793.15           | SOLD   | SOLD  | SOLD  | SOLD   | SOLD  |
| 39    | 14733.94            | 19890.81           | 14,918                                       | (4,500)   | 10,418  | 14,918   | 19,890.81   |

**RESOLUTION 2014-01**

**A RESOLUTION REGARDING AN ADDENDUM TO THE EAST RIDGE ADDITION COVENANTS  
IN THE INCORPORATED CITY OF HOLSTEIN, IOWA**

STATE OF IOWA)  
                          ) SS:  
IDA COUNTY        )

**WHEREAS**, the City Council of the City of Holstein approved Incentives for the East Ridge Addition lot prices as established on March 1, 2013.

**WHEREAS**, the City Council approved an addendum to the Covenants in the East Ridge Addition lots established on March 1, 2013.

**WHEREAS**, Addendum:

1. Notwithstanding any provision to the contrary, in the event buyers of a lot shall erect a home on real estate in accordance with the Restrictive Covenants of the East Ridge Addition to the point of "substantial completion" as defined hereafter.
2. "Substantial Completion" shall mean finished construction of a basement, outside walls, inside walls sheet rocked with appropriate plumbing, electric, heating installed and a roof with shingles within one year of the date on the Real Estate Contract. Failure to obtain "Substantial Completion" within one year shall result in the forfeiture of any rebate.

**WHEREAS**, the City Council established rebates available for applicable lots on the East Side of Benning Drive at \$4500 and lots on the West Side of Benning Drive at \$5000 sold after March 1, 2013.

**NOW BE IT HEREBY RESOLVED** by the City Council of the Incorporated City of Holstein, as follows:

1. That upon "substantial completion" of an eligible home, a rebate request form must be filed with City Hall.
2. That the home will be inspected by City Administration (Council/Administrator) to establish "substantial completion" prior to rebate approval.
3. That the members of the City Council reviewed the proposed Resolution 2014-01 and voted as follows:

YEAS:

NAYS:

Adopted by the City Council of the Incorporated City of Holstein, Iowa and approved this 6th day of January, 2014.

  
\_\_\_\_\_  
Mary Gross, Mayor

ATTEST:

  
\_\_\_\_\_  
Marlo Schoer, City Administrator

**East Ridge Subdivision – Benning Drive  
Rebate Request Form**

Name \_\_\_\_\_

Mailing Address \_\_\_\_\_

Lot # \_\_\_\_\_

Lot Purchase Date \_\_\_\_\_

Building Permit Approved Date \_\_\_\_\_

House substantially completed by \_\_\_\_\_

Rebate Request 1st Year \$ \_\_\_\_\_

OR

Rebate Request 2<sup>nd</sup> Year \$ 0

OR

Balance Due to City of Holstein 3<sup>rd</sup> Year \$ \_\_\_\_\_

West Side of Street Rebate Available - \$5000

East Side of Street Rebate Available - \$4500

I request a rebate of \$ \_\_\_\_\_. I certify that the above listed information is true and correct.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Printed name

Received by City of Holstein:

\_\_\_\_\_  
City Administrator/Deputy Clerk

\_\_\_\_\_  
Date

\_\_\_\_\_  
Refund Check #

\_\_\_\_\_  
Check Issued Date

**RESOLUTION 2017-24**

**A RESOLUTION REGARDING AN ADDENDUM TO THE EAST RIDGE ADDITION COVENANTS  
IN THE INCORPORATED CITY OF HOLSTEIN, IOWA**

STATE OF IOWA)  
                          ) SS:  
IDA COUNTY     )

**WHEREAS**, the City Council of the City of Holstein approved incentives for the East Ridge Addition lot prices as established on March 1, 2013.

**WHEREAS**, the City Council approved an addendum to the Covenants in the East Ridge Addition lots established on March 1, 2013.

**WHEREAS**, Addendum:

1. Notwithstanding any provision to the contrary, in the event buyers of a lot shall erect a home on real estate in accordance with the Restrictive Covenants of the East Ridge Addition to the point of "substantial completion" as defined hereafter.
2. "Substantial Completion" shall mean finished construction of a foundation, outside walls, inside walls sheet rocked with appropriate plumbing, electric, heating installed and a roof with shingles within one year of the date of the conveyance. Failure to obtain "Substantial Completion" within one year shall result in the forfeiture of any rebate.

**WHEREAS**, the City Council established rebates available for applicable lots on the East Side of Benning Drive at \$4500 and lots on the West Side of Benning Drive at \$5000 sold after March 1, 2013.

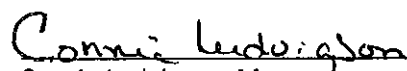
**NOW BE IT HEREBY RESOLVED** by the City Council of the Incorporated City of Holstein, as follows:

1. That upon "substantial completion" of an eligible home, a rebate request form must be filed with City Hall.
2. That the home will be inspected by City Administration (Council/Administrator) to establish "substantial completion" prior to rebate approval.
3. That the members of the City Council reviewed the proposed Resolution 2017-24 and voted as follows:

YEAS: Wellendorf, Stevenson, Gross

NAYS: None

Adopted by the City Council of the Incorporated City of Holstein, Iowa and approved this 25th day of October, 2017.

  
\_\_\_\_\_  
Connie Ludvigson, Mayor

ATTEST:  
  
\_\_\_\_\_  
Renee' Leonard, Deputy Clerk

## **COVENANTS**

As a condition of the dedication of this plat, the undersigned is including in this dedication and making the same a part hereof, certain restrictive covenants, reservations and conditions as set out below in detail to govern the use and occupancy of the lots in the above-described plat. The undersigned owner further states that the above-described real estate, as platted, is made with the free consent of and in accordance with the desires of the undersigned, the unqualified owner thereof, and that the same is free and clear of any liens or encumbrances whatsoever except as is specifically stated in the attorneys title opinion filed with this plat; subject to the following restrictions, covenants, reservations and conditions:

- A. Deeds to the lots within the East Ridge Addition will be quit claim deeds from the City of Holstein or its assigns. The owner or owners of each lot will need to develop a new abstract for said lot.
- B. The subject property, or any lots therein described shall not be used for any purpose whatsoever, other than for the maintenance of a private residence or public park and drainage purposes(created solely by the City of Holstein) except for the use of a home office in conjunction with the private residence, subject to the following restrictions and conditions:
  - 1. No other customary home occupations will be allowed in this subdivision.
  - 2. No buildings that shall be erected, constructed or maintained on said property may be used for any purpose other than single family or multi-family private dwelling homes or appurtenant outbuildings, including garages for private use.
  - 3. All new construction, repairs, remodeling and improvements to residential units shall have a minimum roof pitch of 6/12. Residential units federally regulated by the HUD Code under 24 CFR 3280 shall NOT be allowed to be placed in the East Ridge Subdivision.
  - 4. No previously constructed building shall be moved to or upon said property (i.e. sheds garages, homes, etc). This does NOT apply to modular homes assembled on-site.
  - 5. Outbuildings appurtenant to said dwelling house or multi-family dwelling may be erected and maintained on said property, provided that they do not exceed one story in height and meet the architectural criteria of design to meet the standards set out in Paragraph 3 above.
  - 6. No outbuildings, garages, sheds, tents, trailers, basements, or temporary buildings of any kind shall be erected on said property prior to the building of permanent residence, nor shall any of such structures be used for residence purposes at any time. The premises shall not be permitted to be used for outside storage or parking of trailers, camper trailers, pickup campers, boats, motor home vehicles, abandoned vehicles, or parts thereof.
  - 7. None of the property or lots included in said platting shall be used for commercial

purposes of any kind whatsoever, except as stated in paragraph 4 concerning the use of a home office.

8. No noxious, dangerous or offensive thing, activity or nuisance shall be erected, constructed or maintained, operated or permitted on said property; nor shall anything be done thereon which may be or may become an annoyance, a nuisance to the neighborhood or the City of Holstein
9. No livestock shall be kept or maintained on said property except that dogs and cats may be kept as pets provided that they are not kept, bred or maintained for any commercial use or purpose.
10. No signs or other advertising device shall be erected or displayed upon any of said real estate property or lots, except a "For Sale" sign may be put up by the owner of said lot which may not exceed three (3) feet in width, two (2) feet in breadth, and three (3) feet in height.
11. No farm or commercial trucks or machinery may be kept or stored on any property or street set out in this platting. There will be no overnight parking allowed on the 100 block of Benning Drive at any time of the year.
12. No boundary fence, hedge or wall shall be of other than a finished or ornamental nature, nor shall have a height to exceed six (6) feet above the finished graded surface of the ground upon which said fence, hedge or wall is situated. This restriction shall not disallow the use of chain link or cyclone fencing, provided it is kept in good repair, but does specifically forbid the use of any other kind of metal fencing.
13. Single family or multi-family dwellings may be erected upon one building lot provided the proper set back requirements are met for construction. More than one building lot may be purchased for the purpose of building a multi-family dwelling unit that cannot meet the setback requirements of one building lot. No tract in the above described subdivision shall be divided, resubdivided, or split in any manner or fashion for any purpose, following the original conveyance by The City of Holstein. The City of Holstein reserves the right to subdivide the original platted plot, tract, or lot.
14. All single family or multi-family dwellings shall be of a permanent nature and construction. The property owner shall have the right to dispose of any or all surplus soil that is not needed in the landscaping of the property and may offer it to the City of Holstein, without expense to the City.
15. No one-story dwelling house having a ground floor area exclusive of porches, terraces, patios and garages, of less than one thousand two hundred (1,200) square feet shall be erected upon any of said lots of the above described property
16. Any two-story houses erected on the property platted shall have a ground floor square foot area of at least eight hundred fifty (850) square feet exclusive of porches, terraces, patios, garages and basements.

17. All multi-family dwellings erected on the property platted shall have a main floor square foot area of at least seven hundred twenty (720) square feet exclusive of porches, terraces, patios, garages and basements.
18. No building or other structure shall be erected, moved, added to, or structurally altered without a building permit therefore, issued by the Zoning Administrator. No building permit shall be issued except in conformity with the provisions of the Zoning Ordinances of the City of Holstein. No changes or variances therefrom shall be made, notwithstanding to the contrary and provisions now or hereinafter enacted by the City of Holstein, Iowa. Front Yard setbacks will be determined as indicated on the Official Plat and as determined by the Zoning Administrator to be in the best interests of the subdivision.

The approval by the Zoning Administrator of any building permit submitted for approval, as herein specified, shall not be deemed to be a waiver by the Zoning Administrator of the right to object to any of the features or elements embodied in such building permits if and when the same features or elements are embodied in any subsequent building permit submitted for approval for use on other building sites.

19. All sight improvements in the form of shaping and grading of the building site shall take the natural flow of water into consideration for proper drainage and the effect of drainage on the adjacent properties.
20. All owners of all lots shall sod, seed or otherwise cultivate and maintain a suitable permanent grass cover. Planting and sodding requirements may be delayed until construction of the dwelling house and other improvements on the lot are completed and final grading is done. At least three trees must be planted on each lot within one (1) year from the date of occupancy. One (1) tree planted on the street Right-of-Way will be counted as on the lot and must be of an approved species allowed through city ordinance. The titleholder or occupant of each lot, vacant or improved, shall keep such lot free of weeds and debris, and shall mow on a regular basis.
21. The City of Holstein shall be responsible for maintaining the appearance of all lots or portions of lots not sold. The City of Holstein shall also be responsible for maintaining the appearance of the street in the 100 Block of Benning Dr. until such time as adjacent lots are sold and maintenance duties are assumed by any subsequent purchaser or otherwise.
22. Any tile damaged shall be extended and repaired immediately at no expense to the City of Holstein.
23. All driveways are to be constructed at the expense of the purchaser. Specifications for driveway cuts shall be obtained from the Zoning Administrator.
24. All drives extending from proposed garages, dwelling homes, or multi-family dwellings, or other facilities used for parking of automobiles shall be constructed of Portland Concrete Cement only.
25. No title to land in any street is intended to be conveyed to any purchaser or grantee.
26. Easements, reservations and right of way shall be reserved on and across all



property lines; for the erection, construction and maintenance of:

- A. Poles, wire, and conduit for the transmission of electricity, power, lighting, telephone, and other purposes, pipes and mains for water, gas, and heating and for the necessary attachments in connection therewith.
- B. Public and private sewers, storm drains, and land drains.
- C. Any other method of conducting or performing any public or quasi-public utility, function, or use beneath the surface of the ground.
- D. All utilities will be constructed underground where possible.

Such easements, reservations, and rights of way shall follow the lot lines designated on said plat, and additional easements, reservations, and right of way may be reserved by the City of Holstein, its successor's and assigns, in any conveyance it or they may make of said property or any portion thereof.

- 27. No lot shall be used or maintained as a dumping ground for rubbish. Trash, garbage or other waste shall not be kept except in sanitary containers and set out at curbside on the appropriate day of the week for solid waste and recycling services with the containers being promptly removed from curbside the same day.
- 28. All of the conditions, covenants, restrictions, reservations, and charges set forth in this Declaration are imposed upon said property for the direct benefit of the owners thereof, and as a part of the general plan of development, improvement, building, equipment and maintenance of said property. Each grantee or purchaser under a contract of sale or agreement of purchase, accepts the same subject to all the conditions, covenants, restrictions, reservations, and charges set forth in this Declaration, and agrees to be bound by each such condition, covenant, restriction, reservation and charge. Said conditions, covenants, restrictions, reservations and charges shall run with the land and continue to be in full force and affect except as hereinafter provided from the date of filing of these covenants with the Ida CountyRecorder, and shall, as then in force be continued automatically and without further notice from that time for a period of twenty (20) years, at which time said covenants shall automatically be extended for successive periods of ten (10) years, in accordance with law, unless by vote of the majority of the then owners of the lots within East Ridge it is agreed to change these covenants or any of them, in whole or in part. In voting to change, one vote shall be allowed for each owner of a said lot within East Ridge.
- 29. The determination by any Court that any of the provisions of this Declaration are unlawful or void shall not effect the validity of any other of the provisions hereof.
- 30. Damages are hereby declared not to be adequate compensation for any breach of the covenants, conditions, or restrictions of this Declaration, but such breach and the continuance thereof may be enjoined, abated and remedied by appropriate proceedings of the City of Holstein or by an owner of any other building site, lot or real estate contained within the East Ridge Addition.

31. The provisions contained in this Declaration shall bind and inure to the benefit of and be enforceable by the City of Holstein, or by the owner or owners of any portion of said property, their legal representatives, heirs, successors, and assigns, to enforce any of such conditions, covenants, restrictions, or charges herein contained shall, in no event, be deemed a waiver to the right to do so thereafter, unless otherwise provided.
  
32. Any and all rights and powers and reservations of the City of Holstein herein contained may be deeded, conveyed, or assigned to any other corporation, general or limited partnership, or association which will assume the duties of the City of Holstein hereunder pertaining to the particular rights, powers, and reservations assigned, and upon such corporation, general or limited partnership, or association evidencing its consent in writing to accept such assignment and to assume such duties and powers, it shall, to the extent of such deed, conveyance or assignment, have the same rights and powers, and be subject to the same obligations and duties as are given to and assumed by the City of Holstein herein, and thereupon the City of Holstein shall be relieved of the performance of any further duty or obligation hereunder to the extent of such deed, conveyance or assignment.

The Incorporated City of Holstein

DATED: \_\_\_\_\_

By: \_\_\_\_\_  
Mary Gross - Mayor

ATTEST:

By: \_\_\_\_\_  
Mark A. Baker  
City Administrator/Clerk

## ➤ The Home Base Iowa Program

### Summary

Home Base Iowa (HBI) is a one-of-a-kind program connecting veterans and transitioning service members with HBI partners and resources. Currently, Iowa's unemployment rate is at 2.9 percent and businesses are looking to hire skilled workers and this program helps connect these businesses with qualified veterans looking for career opportunities. Countless resources are available to help veterans and their families with education and in transitioning to a new community with focused support and individuals who want to help. Home Base Iowa's private-public partnership provides a high level of commitment for our veterans, transitioning service members and their families.

**Vision:** Iowa is the "State of Choice" for veterans and transitioning service members for employment, education and/or continued service; and service members are valued in communities which are welcoming, affordable, safe and family-friendly.

**Mission:** Provide veterans and transitioning service members and their families with opportunities and benefits for a successful transition in Iowa — a place to call home.

### Background

The Home Base Iowa (HBI) program is an initiative put forward by former Governor Terry Branstad and Major General Tim Orr, the Adjutant General of the Iowa National Guard. They recognized an opportunity to honor all veterans and help bridge Iowa's current skills gap. Home Base Iowa was developed as a non-profit, private-public partnership to recruit veterans and transitioning service members and help them find private-sector careers in Iowa. John Rhodes, Chief Risk Officer at Athene Holdings, and Peter Diliberti, Executive Vice President, Balance Sheet Manager at Wells Fargo Home Mortgage are co-chairs of the initiative.

In 2014, the Iowa Legislature overwhelmingly passed the **HBI Act**, which provides the following incentives: state income tax exemption on military pensions, \$5000 military homeowner assistance, permissive veteran preference in employment, streamlined occupational licensure processes and in-state tuition assessment to eligible U.S. veterans and their families (please connect with the college or universities for additional information about eligibility).

### City of Holstein Participation

The City of Holstein has chosen to participate in the Home Base Iowa Program. On September 6, 2016 an incentive package was approved by City Council as follows:

- 25% discount on established lot price if substantial completion within 12 months
- 15% discount on established lot price if substantial completion within 18 months
- No charge for water tapping access
- No charge for a 6 (six) month family pass to Lohff Schumann Community Center