

BUFFALO COUNTY BOARD OF COMMISSIONERS
BUFFALO COUNTY BOARD OF EQUALIZATION
TUESDAY, DECEMBER 9, 2025

The Buffalo County Board of Commissioners and the Buffalo County Board of Equalization met on Tuesday, December 9, 2025 at 9:00 A.M. and 9:20 A.M. Chairperson Morrow called the meeting to order and led those present in the Pledge of Allegiance. The following Board members responded to roll call: Timothy Higgins, Ivan Klein, Myron Kouba, Ronald Loeffelholz, Daniel Lynch, Bill Maendele and Sherry Morrow. A copy of the acknowledgment and receipt of notice and agenda by the Board of Commissioners is attached to these minutes. Public notice of this meeting was published/posted in the Kearney Hub, on the Buffalo County web site, and the bulletin boards located outside the County Clerk’s office and County Board Room on December 4, 2025. Chairperson Morrow announced that in accordance with Section 84-1412 of the Nebraska Revised Statutes, a current copy of the Open Meetings Act is available for review and posted at the back of the Board Room. County Clerk Heather Christensen took all proceedings hereinafter shown; while the convened meeting was open to the public. Deputy County Attorney Andrew Hoffmeister and Deputy County Attorney Josiah Davis were present.

REGULAR AGENDA

Moved by Higgins and seconded by Kouba to approve the November 25, 2025 Board meeting minutes. Upon roll call vote, the following Board members voted "Aye": Higgins, Kouba, Klein, Loeffelholz, Lynch, Maendele and Morrow. Motion declared carried.

Moved by Higgins and seconded by Lynch to ratify the following November 28, 2025 payroll claims processed by the County Clerk. Upon roll call vote, the following Board members voted "Aye": Higgins, Lynch, Klein, Kouba, Loeffelholz, Maendele and Morrow. Motion declared carried.

NOVEMBER 28, 2025 PAYROLL

<u>GENERAL FUND</u>			
NET PAYROLL			395,437.64
AMERICAN FAMILY LIFE	I	PREMIUMS	1,426.90
RETIREMENT PLANS AMERITAS	R	EMPE RET	69,722.70
BUFFALO CO TREASURER	I	PREMIUMS	173,823.00
DAWSON CO COURT	E	GARNISHMENT	302.13
EMPOWER ANNUITY INS	R	DEFERRED COMP	1,075.00
FIRST CONCORD	E	FLEX FUNDS	6,624.06
FIRST NATIONAL BANK	T	FEDERAL TAXES	135,251.33
KEARNEY UNITED WAY	E	DONATIONS	67.42
MADISON NATIONAL	I	PREMIUMS	1,150.16
MADISON NATIONAL	I	LT DISABILITY	311.18
METLIFE	E	DENTAL	4,250.39
NATIONWIDE RETIREMENT	R	DEFERRED COMP	3,257.00
NE CHILD SUPPORT	E	CHILD SUPPORT	876.50
STATE OF NE	T	STATE TAXES	21,177.61
VISION SERVICE PLAN	E	EMPE VSP EYE	1,221.86
<u>ROAD FUND</u>			
NET PAYROLL			72,542.35
AMERICAN FAMILY LIFE	I	PREMIUMS	897.39
RETIREMENT PLANS AMERITAS	R	EMPE RET	11,239.97
BUFFALO CO TREASURER	I	PREMIUMS	4,597.00
FAMILY SUPPORT REGISTRY	E	GARNISHMENT	75.00
FIRST CONCORD	E	FLEX FUNDS	842.49
FIRST NATIONAL BANK	T	FEDERAL TAXES	21,293.45
MADISON NATIONAL	I	PREMIUMS	231.16
MADISON NATIONAL	I	LT DISABILITY	110.79
METLIFE	E	DENTAL	1,028.91
NATIONWIDE RETIREMENT	R	DEFERRED COMP	272.50
STATE OF NE	T	STATE TAXES	3,158.26
VISION SERVICE PLAN	E	EMPE VSP EYE	319.09
<u>WEED FUND</u>			
NET PAYROLL			5,979.06
RETIREMENT PLANS AMERITAS	R	EMPE RET	940.35
BUFFALO CO TREASURER	I	PREMIUMS	346.00
FIRST CONCORD	E	FLEX FUNDS	33.33
FIRST NATIONAL BANK	T	FEDERAL TAXES	1,883.52
MADISON NATIONAL	I	LT DISABILITY	4.18
METLIFE	E	DENTAL	60.36
STATE OF NE	T	STATE TAXES	281.93

Moved by Loeffelholz and seconded by Klein to acknowledge receipt of the Clerk of District Court November 2025 Report. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Klein, Higgins, Kouba, Lynch, Maendele and Morrow. Motion declared carried.

Moved by Lynch and seconded by Higgins to acknowledge receipt of the Buffalo County Treasurer November 2025 Fund Balance Report. Upon roll call vote, the following Board members voted "Aye": Lynch, Higgins, Klein, Kouba, Loeffelholz, Maendele and Morrow. Motion declared carried.

Buffalo County Juvenile Services Administrator Doug Kramer was present for the following two agenda items to answer any questions. After discussion, it was moved by Maendele and seconded by Kouba to approve the Buffalo County Comprehensive Youth Services Plan and apply for the FY 2027 Community-Based Juvenile Services Aid (CBA and EB) Grants. Upon roll call vote, the following Board members voted "Aye": Maendele, Kouba, Higgins, Klein, Loeffelholz, Lynch and Morrow. Motion declared carried.

Following discussion, it was moved by Lynch and seconded by Kouba to authorize Chairperson Morrow to sign the Memorandum of Understanding (MOU) between Buffalo and Sherman Counties for Juvenile Services Aid Program. Upon roll call vote, the following Board members voted "Aye": Lynch, Kouba, Higgins, Klein, Loeffelholz, Maendele and Morrow. Motion declared carried.

County Attorney Shawn Eatherton arrived at 9:10 A.M.

Chairperson Morrow reviewed the following correspondence. City of Kearney sent a letter regarding the Planning Commission Agenda for December 19, 2025. Juli Byrne a retired county employee sent a thank you note from retirement with appreciation of support all the years she has worked and to have a Happy Holidays. Chairperson Morrow called on each Board member present for committee reports and recommendations.

ZONING

Deputy County Attorney Hoffmeister and Zoning Administrator Dennise Daniels were present for the following Zoning agenda item.

Chairperson Morrow opened the public hearing at 9:21 A.M. for an Administrative Subdivision filed by Mitch Humphrey, licensed land surveyor, on behalf of Teresa R. Smith and Amy L. Danielson, Personal Representative of the Robert E. Smith Estate, for and Administrative Subdivision to be known as “T Smith Administrative Subdivision.” This property is located in Part of Government Lot One (1) and Part of Platte River Accretions, of Section Three (3), Township Eight (8) North, Range Fourteen (14) West of the Sixth Principal Meridian, Buffalo County, Nebraska. Licensed land surveyor Humphrey was present to answer any questions. Del and Florence Lienemann of Buffalo County asked questions regarding the survey, no one else addressed the Board. Chairperson Morrow closed the public hearing at 9:39 A.M. Moved by Loeffelholz and seconded by Lynch to approve the Administrative Subdivision to be known as “T Smith Administrative Subdivision” with the following Resolution 2025-70. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Lynch, Higgins, Klein, Kouba, Maendele and Morrow. Motion declared carried.

RESOLUTION 2025-70

WHEREAS, Mitch Humphrey, licensed land surveyor, on behalf of Teresa R. Smith and Amy L. Danielson, Personal Representative of the Robert E. Smith Estate, hereinafter referred to as “applicant”, has filed for an Administrative Subdivision for “T Smith Administrative Subdivision”, with the Buffalo County Clerk and/or Zoning Administrator, and

WHEREAS, the Zoning Administrator forwarded this application to this Board, and

WHEREAS, on December 9, 2025, this Board conducted a public hearing and finds:

1. The proposed “T Smith Administrative Subdivision” is in the Agriculture (AG) Zoning District for Buffalo County, Nebraska.
2. The tract, presently owned by Teresa R. Smith and Amy L. Danielson, Personal Representative of the Robert E. Smith Estate, referred to as part of parcel 660001000, situated in part of Lot 1, part of Lot 2, part of Lot 6 and part of Lot 7 and accretions in Section Three (3), Township Eight (8) North, Range Fourteen (14) West of the Sixth Principal Meridian, Buffalo County, Nebraska, has approximately 84 remnant acres.
3. The proposed plat for this subdivision fulfills Buffalo County’s Subdivision Resolution requirements for administrative subdivisions specifically allowed under Section 3.02, together with other provisions applicable, thereto.
4. Coal Chute Road is a county-maintained, open public road and the road abuts on the subdivision’s north side. The width of Coal Chute Road meets this county’s minimum width standards without the need of additional dedications.
5. Title search paperwork has been provided to the Buffalo County Attorney’s Office and that office has cleared title as concerns Buffalo County’s interests based upon the title search documents delivered to that office by applicant.
6. This proposed administrative subdivision should be approved.

NOW THEREFORE, BE IT RESOLVED BY THE BUFFALO COUNTY BOARD OF COMMISSIONERS in regular session with a quorum present, that the plat, “T Smith Administrative Subdivision”, an administrative subdivision located in Part of Government Lot One (1) and Part of Platte River Accretions Abutting Said Government Lot One (1), located in Section Three (3), Township Eight (8) North, Range Fourteen (14) West of the Sixth Principal Meridian, Buffalo County, Nebraska, duly made out, acknowledged and certified, is hereby approved, accepted, ratified, and authorized to be filed and recorded in the Office of the Register of Deeds, Buffalo County, Nebraska.

Moved by Loeffelholz and seconded by Lynch to recess the regular meeting of the Board of Commissioners at 9:41 A.M. and reconvene as a Board of Equalization. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Lynch, Higgins, Klein, Kouba, Maendele and Morrow. Motion declared carried.

BOARD OF EQUALIZATION

Chairperson Morrow called the Board of Equalization to order in open session. County Treasurer Brenda Rohrich was present.

Moved by Loeffelholz and seconded by Maendele to approve the Motor Vehicle Tax Exemption renewal as indicated on the application by County Treasurer Rohrich for Community Action Partnership of Mid-Nebraska for a 2018 Dodge Journey, a 2022 Jeep Renegade and a 2024 Chevy Silverado. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Maendele, Higgins, Klein, Kouba, Lynch and Morrow. Abstain: Kouba. Motion declared carried.

Moved by Maendele and seconded by Lynch to approve the Motor Vehicle Tax Exemption renewal as indicated on the application by County Treasurer Rohrich for South Central Behavioral Services, Inc. for a 2003 Ford Econoline. Upon roll call vote, the following Board members voted "Aye": Maendele, Lynch, Higgins, Klein, Kouba, Loeffelholz and Morrow. Motion declared carried.

Moved by Loeffelholz and seconded by Klein to approve the Motor Vehicle Tax Exemption renewal as indicated on the application by County Treasurer Rohrich for The Evangelical Lutheran Good Samaritan Society for three 2012 Chevrolet Malibu’s. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Klein, Higgins, Kouba, Lynch, Maendele and Morrow. Motion declared carried.

Moved by Maendele and seconded by Loeffelholz to adjourn the Board of Equalization and return to the regular meeting of the Board of Commissioners at 9:43 A.M. Upon roll call vote, the following Board members voted "Aye": Maendele, Loeffelholz, Higgins, Klein, Kouba, Lynch and Morrow. Motion declared carried.

FACILITIES

Facilities Director Stephen Gaasch presented a review of the current construction projects for Buffalo County with the Board.

ROAD DEPARTMENT

Highway Superintendent John Maul was present for the following agenda items.

Moved by Maendele and seconded by Klein to set bid date of Tuesday, January 13, 2026 at 9:30 A.M. for Project No. C10 (1455) Structure No. C001012815 bridge replacement with a concrete box. Upon roll call vote, the following Board members voted "Aye": Maendele, Klein, Higgins, Kouba, Loeffelholz, Lynch and Morrow. Motion declared carried.

After discussion, it was moved by Lynch and seconded by Higgins for the approval of Road Improvement contract of 340th and Navaho Roads and authorization of Chairperson Morrow signature. Upon roll call vote, the following Board members voted "Aye": Lynch, Higgins, Klein, Kouba, Loeffelholz, Maendele and Morrow. Motion declared carried.

REGULAR AGENDA

Chairperson Morrow called for Citizen’s forum. No one addressed the Board.

Chairperson Morrow asked if there was anything else to come before the Board at 9:56 A.M. before he declared the meeting adjourned until the regular meeting at 9:00 A.M. on Tuesday, December 23, 2025.

ATTEST:

Sherry L. Morrow, Chairperson
Buffalo County Board of Commissioners

Heather A. Christensen
Buffalo County Clerk

(SEAL)

Years of Service December 2025

1 Year of Service

Fidencio (**Junior**) Garcia Rodriguez – **Building and Grounds**

Eric Archuleta – **Road Dept**

5 Years of Service

Audrey Harris – **911 Dispatch**

20 Years of Service

Nick Alexander – **Sheriff's office**

30 Years of Service

Ted Huber – **Sheriff's office**

DECEMBER 12, 2025 PAYROLL

<u>GENERAL FUND</u>			
NET PAYROLL			405,392.89
AMERICAN FAMILY LIFE	I	PREMIUMS	1,353.44
RETIREMENT PLANS AMERITAS	R	EMPE RET	71,950.86
BUFFALO CO TREASURER	I	PREMIUMS	174,065.50
DAWSON CO COURT	E	GARNISHMENT	302.13
EMPOWER ANNUITY INS	R	DEFERRED COMP	1,075.00
FIRST CONCORD	E	FLEX FUNDS	7,320.72
FIRST NATIONAL BANK	T	FEDERAL TAXES	140,373.31
KEARNEY UNITED WAY	E	DONATIONS	67.42
MADISON NATIONAL	I	PREMIUMS	1,127.07
MADISON NATIONAL	I	LT DISABILITY	310.02
METLIFE	E	DENTAL	4,293.09
NATIONWIDE RETIREMENT	R	DEFERRED COMP	3,257.00
NE CHILD SUPPORT	E	CHILD SUPPORT	876.50
STATE OF NE	T	STATE TAXES	21,978.25
VISION SERVICE PLAN	E	EMPE VSP EYE	1,242.98
<u>ROAD FUND</u>			
NET PAYROLL			74,378.45
AMERICAN FAMILY LIFE	I	PREMIUMS	862.19
RETIREMENT PLANS AMERITAS	R	EMPE RET	11,530.88
BUFFALO CO TREASURER	I	PREMIUMS	4,403.00
FAMILY SUPPORT REGISTRY	E	GARNISHMENT	75.00
FIRST CONCORD	E	FLEX FUNDS	842.49
FIRST NATIONAL BANK	T	FEDERAL TAXES	22,073.82
MADISON NATIONAL	I	PREMIUMS	198.96
MADISON NATIONAL	I	LT DISABILITY	104.80
METLIFE	E	DENTAL	984.44
NATIONWIDE RETIREMENT	R	DEFERRED COMP	272.50
STATE OF NE	T	STATE TAXES	3,290.57
VISION SERVICE PLAN	E	EMPE VSP EYE	304.52
<u>WEED FUND</u>			
NET PAYROLL			5,979.05
RETIREMENT PLANS AMERITAS	R	EMPE RET	940.35
BUFFALO CO TREASURER	I	PREMIUMS	346.00
FIRST CONCORD	E	FLEX FUNDS	33.33
FIRST NATIONAL BANK	T	FEDERAL TAXES	1,883.52
MADISON NATIONAL	I	LT DISABILITY	4.18
METLIFE	E	DENTAL	60.36
STATE OF NE	T	STATE TAXES	281.93

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Account #	Description	Account Amt	Vendor	Invoice Description	Claim #

601-00 BOARD					
00-2-1801	DUES, SUBSCRIPT & REG	3,330.64	U.S. BANK	EXPENSES CC	02512305
00-2-2000	PRINTING & PUBLISHING	669.75	COLUMN SOFTWARE PBC	PUBLICATION 463B216C-0223	02512138

601-00 BOARD		4,000.39			

602-00 CLERK					
00-3-0101	OFFICE SUPPLIES	235.58	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095

602-00 CLERK		235.58			

603-00 TREASURER					
00-2-1801	DUES, SUBSCRIPTIONS & REGISTRAT	160.00	NACO	REGISTRATION 2025 ANNUAL CO	02512237

603-00 TREASURER		160.00			

605-00 ASSESSOR					
00-3-0101	OFFICE SUPPLIES	27.33	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095

605-00 ASSESSOR		27.33			

610-00 DATA PROCESSING					
00-2-0200	TELEPHONE (CELL PHONE)	45.00	MANDI J AMY	REIMBURSE CELL PHONE	02512097
00-2-0200	TELEPHONE (CELL PHONE)	45.00	NATHAN AREHART	REIMBURSE CELL PHONE	02512100
00-2-0200	TELEPHONE (CELL PHONE)	45.00	DREW BOHL	REIMBURSE CELL PHONE	02512105
00-2-0200	TELEPHONE (CELL PHONE)	45.00	NATHAN BRECHT	REIMBURSE CELL PHONE	02512110
00-2-0200	TELEPHONE (CELL PHONE)	45.00	JENNIFER CHURCH	REIMBURSE MILEAGE CELL PHON	02512129
00-2-0200	TELEPHONE (CELL PHONE)	45.00	KATHARINE COLLINS	REIMBURSE CELL PHONE	02512137
00-2-0200	TELEPHONE (CELL PHONE)	45.00	DENNISE DANIELS	REIMBURSE CELL PHONE	02512149
00-2-0200	TELEPHONE (CELL PHONE)	45.00	JOSIAH DAVIS	REIMBURSE CELL PHONE	02512154
00-2-0200	TELEPHONE (CELL PHONE)	45.00	LYDIA DAVIS	REIMBURSE CELL PHONE	02512155
00-2-0200	TELEPHONE (CELL PHONE)	45.00	SHAWN EATHERTON	REIMBURSE CELL PHONE	02512166
00-2-0200	TELEPHONE (CELL PHONE)	45.00	PAUL FARRELL	REIMBURSE CELL PHONE	02512171
00-2-0200	TELEPHONE (CELL PHONE)	45.00	TAMARA FRIZANE	REIMBURSE CELL PHONE	02512175
00-2-0200	TELEPHONE (CELL PHONE)	2,965.16	FRONTIER	IT 01571105702 COMMUNICATIO	02512176
00-2-0200	TELEPHONE (CELL PHONE)	45.00	ANDREW W HOFFMEISTER	REIMBURSE CELL PHONE	02512186
00-2-0200	TELEPHONE (CELL PHONE)	45.00	LISA R HUERTA	REIMBURSE CELL PHONE	02512191
00-2-0200	TELEPHONE (CELL PHONE)	45.00	ERIC INGEBRETSEN	REIMBURSE CELL PHONE	02512193
00-2-0200	TELEPHONE (CELL PHONE)	45.00	NICK KILLOUGH	REIMBURSE CELL PHONE	02512207
00-2-0200	TELEPHONE (CELL PHONE)	45.00	DOUG KRAMER	REIMBURSE MILEAGE CELL PHON	02512210
00-2-0200	TELEPHONE (CELL PHONE)	45.00	JOHN MARSH	REIMBURSE CELL PHONE	02512219
00-2-0200	TELEPHONE (CELL PHONE)	45.00	LYNN MARTIN	REIMBURSE CELL PHONE	02512220

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00-2-0200	TELEPHONE (CELL PHONE)	45.00	KOLTON MORSE	REIMBURSE CELL PHONE	02512235
00-2-0200	TELEPHONE (CELL PHONE)	138.70	NEBRASKA CENTRAL TELEPHON	TELE SVC 11115350 11120235	02512240
00-2-0200	TELEPHONE (CELL PHONE)	45.00	ROBERT NELSON	REIMBURSE CELL PHONE	02512250
00-2-0200	TELEPHONE (CELL PHONE)	45.00	KANE M RAMSEY	REIMBURSE CELL PHONE	02512270
00-2-0200	TELEPHONE (CELL PHONE)	45.00	REBECCA RILEY	REIMBURSE CELL PHONE	02512272
00-2-0200	TELEPHONE (CELL PHONE)	45.00	JOSE RODRIGUEZ	REIMBURSE CELL PHONE	02512274
00-2-0200	TELEPHONE (CELL PHONE)	45.00	BRENDA ROHRICH	REIMBURSE CELL PHONE	02512275
00-2-0200	TELEPHONE (CELL PHONE)	45.00	RICHARD SERR	REIMBURSE CELL PHONE	02512278
00-2-0200	TELEPHONE (CELL PHONE)	45.00	MARTI SLEISTER	REIMBURSE CELL PHONE	02512282
00-2-0200	TELEPHONE (CELL PHONE)	45.00	CHERYL STABENOW	REIMBURSE CELL PHONE	02512285
00-2-0200	TELEPHONE (CELL PHONE)	45.00	TIM VANCE	REIMBURSE CELL PHONE	02512308
00-2-0200	TELEPHONE (CELL PHONE)	679.33	VERIZON WIRELESS	TELE SVC 38298847600001 612	02512310
00-2-0200	TELEPHONE (CELL PHONE)	45.00	AARON WENTZ	REIMBURSE CELL PHONE	02512320
00-2-0200	TELEPHONE (CELL PHONE)	45.00	MELISSA L WILLIS	REIMBURSE CELL PHONE	02512323
00-2-0200	TELEPHONE (CELL PHONE)	45.00	MELANIE R YOUNG	REIMBURSE CELL PHONE	02512327
00-2-1101	COMPUTER EXPENSE GENERAL (INTE	649.95	CHARTER COMMUNICATIONS	TELE SVC 8356 150040448108	02512127
00-2-1101	COMPUTER EXPENSE GENERAL (INTE	757.50	GREAT PLAINS COMMUNICATIO	INTERNET 201065 9994100042	02512184
00-2-1101	COMPUTER EXPENSE GENERAL (INTE	665.00	OPTK NETWORKS	TELE SVC 468 055242 IT 143	02512248
00-2-1102	COMPUTER CONSULTANT (SUPPORT)	150.00	DAS ST ACCOUNTING	SVC 1505548	02512151
00-2-2544	MAINTENANCE AGREEMENTS	230.97	CANON U.S.A., INC.	MAINT 260348 509576	02512123
00-2-2544	MAINTENANCE AGREEMENTS	438.58	EAKES OFFICE SOLUTIONS	SUPPLIES DIST COURT 310921	02512165
00-2-2544	MAINTENANCE AGREEMENTS	5,916.02	HOMETOWN LEASING	PRINTER LEASE 12796993	02512188
00-2-2544	MAINTENANCE AGREEMENTS	6,128.82	MIPS INC.	SUPPORT 25110091 25110102 2	02512231
00-2-2544	MAINTENANCE AGREEMENTS	180.00	PLATTE VALLEY COMMUNICATI	SVC 092625015 112425018 B&G	02512264
00-2-2544	MAINTENANCE AGREEMENTS	23.19	U.S. BANK	EXPENSES CC	02512305
00-5-0315	DATA PROCESSING EQUIPMENT	1,438.36	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095
00-5-0315	DATA PROCESSING EQUIPMENT	179.40	AMERICAN ELECTRIC COMPANY	SUPPLIES 3595 1044118 3595	02512096
00-5-0315	DATA PROCESSING EQUIPMENT	1,900.00	EAKES OFFICE SOLUTIONS	SUPPLIES DIST COURT 310921	02512165
00-5-0315	DATA PROCESSING EQUIPMENT	15.44	MASTERS TRUE VALUE	SUPPLIES 2512 121565 2512 1	02512221
00-5-0315	DATA PROCESSING EQUIPMENT	730.00	MICROFILM IMAGING SYSTEMS	SVC 99765 99664 99685	02512226
00-5-0315	DATA PROCESSING EQUIPMENT	2,674.16	U.S. BANK	EXPENSES CC	02512305
00-5-1309	DATA PROCESSING SOFTWARE	8,760.46	FRESHWORKS INC	SOFTWARE FS352518	02512173
00-5-1309	DATA PROCESSING SOFTWARE	1,398.87	KRONOS	SVC I10080036518	02512212
00-5-1309	DATA PROCESSING SOFTWARE	13,393.00	SHI INTERNATIONAL CORP	SOFTWARE B20570903	02512281

610-00 DATA PROCESSING

50,852.91

619-00 ZONING

00-2-1700	TRAVEL EXPENSE	12.60	SCOTT BRADY	REIMBURSE MILEAGE	02512109
00-2-1700	TRAVEL EXPENSE	23.80	WILLIE KEEP	REIMBURSE MILEAGE	02512205
00-2-1700	TRAVEL EXPENSE	11.20	TIM KREUTZER	REIMBURSE MILEAGE	02512211
00-2-1700	TRAVEL EXPENSE	3.50	JEREMY SEDLACEK	REIMBURSE MILEAGE	02512277
00-2-1700	TRAVEL EXPENSE	26.60	SCOTT STUBBLEFIELD	REIMBURSE MILEAGE	02512289
00-2-1700	TRAVEL EXPENSE	41.30	MARC VACEK	REIMBURSE MILEAGE	02512307
00-2-1700	TRAVEL EXPENSE	46.20	LOYE WOLFE	REIMBURSE MILEAGE	02512324
00-2-1801	DUES, SUBSCRIPTIONS, REGISTRAT	35.00	NEBRASKA FLOODPLAIN & STO	MEMBERSHIP MEMBERSHIP 26 R	02512241
00-2-2000	PRINTING & PUBLISHING	114.68	COLUMN SOFTWARE PBC	PUBLICATION 463B216C-0223	02512138

619-00 ZONING

314.88

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Account # 1099	Description	Account Amt	Vendor	Invoice Description	Claim #
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621-00	CLERK OF DISTRICT COURT				
00-1-0327	7 MENTAL HEALTH BOARD	100.00	DR MICHAEL LAWSON	MH BOARD MH BOARD HEARING	02512214
00-1-0327	9 MENTAL HEALTH BOARD	100.00	STEPHEN G LOWE	MH BOARD MH BOARD HEARING L	02512217
00-1-0327	7 MENTAL HEALTH BOARD	100.00	SHARON MAULER	MH BOARD MH BOARD HEARING	02512222
00-2-0100	POSTAL SERVICE	252.00	U.S. BANK	EXPENSES CC	02512305
00-2-2300	JUROR FEES	188.19	U.S. BANK	EXPENSES CC	02512305
00-2-2401	9 COURT APPOINTED COUNCIL	285.05	JACOBSEN ORR LAW FIRM	LEGAL DIST COURT GAL CI25 3	02512197
00-2-6700	COUNTY LAW LIBRARY	654.15	THOMSON REUTERS - WEST	SUBSCRIPTION DIST COURT 100	02512296
00-3-0101	OFFICE SUPPLIES	391.29	CLERK OF THE DISTRICT COU	FEES DIST COURT WELLS FARGO	02512133
00-3-0101	OFFICE SUPPLIES	31.19	EAKES OFFICE SOLUTIONS	SUPPLIES DIST COURT 310921	02512165
00-3-0129	COURT REPORTER SUPPLIES	83.82	U.S. BANK	EXPENSES CC	02512305

621-00 CLERK OF DISTRICT COURT

2,185.69

622-00 COUNTY COURT SYSTEM

00-2-1801	DUES, SUBSCRIPTIONS & REGISTRA	1,075.10	THOMSON REUTERS-WEST	SUBSCRIPTION CO COURT 85287	02512297
00-2-2401	9 COURT APPOINTED COUNCIL	13,881.40	BRUNER FRANK SCHUMACHER,	LEGAL DIST COURT 129689 129	02512113
00-2-2401	9 COURT APPOINTED COUNCIL	550.00	MICHAEL D CARPER	LEGAL DIST COURT CR25 408 C	02512125
00-2-2401	9 COURT APPOINTED COUNCIL	2,794.99	COCHRAN LAW PC, LLO	LEGAL 1121 1119 1114 1117 1	02512136
00-2-2401	9 COURT APPOINTED COUNCIL	1,430.00	DIER, OSBORN & COX, P.C.,	LEGAL CO COURT JV25 160-161	02512160
00-2-2401	9 COURT APPOINTED COUNCIL	1,080.00	BRANDON DUGAN LAW	LEGAL DIST COURT 2633 2632	02512164
00-2-2401	9 COURT APPOINTED COUNCIL	9,436.85	FYE LAW OFFICE	LEGAL DIST COURT 12687 1270	02512177
00-2-2401	9 COURT APPOINTED COUNCIL	480.00	GRAY LAW FIRM, LLC	LEGAL CO COURT PR19 44	02512183
00-2-2401	9 COURT APPOINTED COUNCIL	31,716.05	JACOBSEN ORR LAW FIRM	LEGAL DIST COURT GAL CI25 3	02512197
00-2-2401	9 COURT APPOINTED COUNCIL	19,441.00	KLEIN BREWSTER BRANDT & M	LEGAL 10456 10457 10458 104	02512208
00-2-2401	9 COURT APPOINTED COUNCIL	961.75	JEFFREY C KNAPP	LEGAL CO COURT JV14, 163-16	02512209
00-2-2401	9 COURT APPOINTED COUNCIL	1,184.00	LIESKE, LIESKE & ENSZ, PC	LEGAL DIST COURT A25 276 CR	02512215
00-2-2401	COURT APPOINTED COUNCIL	1,525.00	STEPHEN G LOWE	MH BOARD MH BOARD HEARING L	02512217
00-2-2401	9 COURT APPOINTED COUNCIL	285.00	GRANT M. PASCHKE	LEGAL CO COURT CR25 1173	02512260
00-2-2401	9 COURT APPOINTED COUNCIL	360.00	RUDOLPH LAW LLC	LEGAL CO COURT 01690	02512276
00-2-2401	9 COURT APPOINTED COUNCIL	10,313.60	STAMM ROMERO & ASSOC, P.C	LEGAL 4341 4411 4404 4461 4	02512286
00-2-2401	9 COURT APPOINTED COUNCIL	1,722.12	THOMAS S STEWART	LEGAL DIST COURT 6717 6734	02512287
00-2-2401	9 COURT APPOINTED COUNCIL	1,512.54	MICHAEL J SYNEK	LEGAL DIST COURT CR23 476 C	02512292
00-2-2401	9 COURT APPOINTED COUNCIL	7,700.00	REBECCA TVRDIK ANDERSON	LEGAL CO COURT JV25 121 JV2	02512301
00-2-2401	9 COURT APPOINTED COUNCIL	530.00	TYE & ROWLING, PC, LLO	LEGAL CO COURT 27283 27284	02512302
00-3-0101	OFFICE SUPPLIES	7.10	EAKES OFFICE SOLUTIONS	SUPPLIES DIST COURT 310921	02512165

622-00 COUNTY COURT SYSTEM

107,986.50

625-00 PUBLIC DEFENDER

00-2-0100	POSTAL SERVICE	382.00	BUFFALO COUNTY PUBLIC DEF	EXPENSES PUB DEFENDER 2613	02512119
00-2-1704	MILEAGE	143.88	D. BRANDON BRINEGAR	REIMBURSE NOV 2025 MILEAGE	02512111
00-2-1801	DUES, SUBSCRIPTIONS & REGISTRA	122.00	JUSTICE WORKS LLC	SUBSCRIPTION 24397 PUB DEF	02512200
00-2-1801	DUES, SUBSCRIPTIONS & REGISTRA	869.95	THOMSON REUTERS - WEST	SUBSCRIPTION PUB DEF 100527	02512298
00-2-1801	DUES, SUBSCRIPTIONS & REGISTRA	1,540.00	U.S. BANK	EXPENSES CC	02512305
00-2-2600	7 COURT COSTS	240.70	LYNNE M. ALBIN	LEGAL PUB DEFENDER CR25 198	02512092

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00-2-2600	COURT COSTS	22.00	BUFFALO COUNTY ATTORNEY	EXPENSE PUB DEF CR25 466 CR	02512116
00-2-2600	7 COURT COSTS	88.75	WENDY C CUTTING	TRANSCRIPT CR25 1659 PUB DE	02512147
00-2-2600	7 COURT COSTS	505.00	JENNIFER R MCCARTER REPOR	TRANSCRIPT PUB DEF 1315 DIS	02512223
00-2-2600	COURT COSTS	193.55	U.S. BANK	EXPENSES CC	02512305
00-3-0101	OFFICE SUPPLIES	114.40	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095
00-3-0101	OFFICE SUPPLIES	105.95	U.S. BANK	EXPENSES CC	02512305

625-00 PUBLIC DEFENDER

4,328.18

641-00 BUILDING & GROUNDS

00-2-0501	LIGHTS	4,174.27	DAWSON PUBLIC POWER DISTR	UTILITIES 2860601 288510 26	02512157
00-2-0501	LIGHTS	15,358.73	NEBRASKA PUBLIC POWER DIS	UTILITIES 211010036688 2110	02512245
00-2-0502	WATER	4,430.04	CITY OF KEARNEY	UTILITIES 151182000001 2502	02512130
00-2-0502	WATER	25.00	VILLAGE OF MILLER	UTILITIES MILLER SEWER	02512311
00-2-0503	HEATING FUELS	2,000.00	CLEVINGER PROPANE CO	BCSO 51625	02512134
00-2-0503	HEATING FUELS	808.50	COUNTRY PARTNERS COOPERAT	UTILITIES A71093 A71115	02512145
00-2-0503	HEATING FUELS	4,212.42	NORTHWESTERN ENERGY	UTILITIES 29350972 26602516	02512254
00-2-0503	HEATING FUELS	479.51	U.S. BANK	EXPENSES CC	02512305
00-2-0505	GARBAGE (LANDFILL USE)	22.25	DAN'S SANITATION, INC	SVC 9410428 MILLER SHED	02512148
00-2-1300	BUILDING REPAIR (COURTHOUSE)	149.13	AMERICAN ELECTRIC COMPANY	SUPPLIES 3595 1044118 3595	02512096
00-2-1300	BUILDING REPAIR (COURTHOUSE)	35.19	CENTURY LUMBER CENTER	SUPPLIES 260362001	02512126
00-2-1300	BUILDING REPAIR (COURTHOUSE)	265.00	CONSTRUCTION RENTAL INC	EQUIPMENT 5324242 5337192 5	02512143
00-2-1300	BUILDING REPAIR (COURTHOUSE)	165.00	CULLIGAN OF KEARNEY	SVC 116251 132589 133694	02512146
00-2-1300	BUILDING REPAIR (COURTHOUSE)	603.52	ENTERPRISE ELECTRIC KEARN	SUPPLIES 35971036348 359710	02512169
00-2-1300	BUILDING REPAIR (COURTHOUSE)	448.08	JOHNSTONE SUPPLY	SUPPLIES 6261295 6262808	02512199
00-2-1300	BUILDING REPAIR (COURTHOUSE)	10.00	KEARNEY WINNELSON CO	EQUIPMENT 51741201 51753301	02512204
00-2-1300	BUILDING REPAIR (COURTHOUSE)	7.59	MASTERS TRUE VALUE	SUPPLIES 2512 121565 2512 1	02512221
00-2-1300	BUILDING REPAIR (COURTHOUSE)	195.12	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-2-1300	BUILDING REPAIR (COURTHOUSE)	67.45	SHERWIN WILLIAMS	SUPPLIES 09889 11570 12172	02512280
00-2-1300	BUILDING REPAIR (COURTHOUSE)	15.00	U.S. BANK	EXPENSES CC	02512305
00-2-1300	BUILDING REPAIR (COURTHOUSE)	6,367.73	THE WALDINGER CORPORATION	SVC 75886551 75927661 76074	02512313
00-2-1302	BUILDING REPAIR (JAIL)	343.50	CULLIGAN OF KEARNEY	SVC 116251 132589 133694	02512146
00-2-1302	BUILDING REPAIR (JAIL)	75.44	ENTERPRISE ELECTRIC KEARN	SUPPLIES 35971036348 359710	02512169
00-2-1302	BUILDING REPAIR (JAIL)	442.82	JOHNSTONE SUPPLY	SUPPLIES 6261295 6262808	02512199
00-2-1302	BUILDING REPAIR (JAIL)	275.00	KEARNEY WINNELSON CO	EQUIPMENT 51741201 51753301	02512204
00-2-1302	BUILDING REPAIR (JAIL)	89.89	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-2-1302	BUILDING REPAIR (JAIL)	292.42	SHERWIN WILLIAMS	SUPPLIES 09889 11570 12172	02512280
00-2-1302	BUILDING REPAIR (JAIL)	10,454.80	THE WALDINGER CORPORATION	SVC 75886551 75927661 76074	02512313
00-2-1304	BUILDING REPAIR (RYDE)	10,964.92	MID NEBRASKA AGGREGATE IN	SUPPLIES 254067 254115 WHIT	02512227
00-2-1304	BUILDING REPAIR (RYDE)	15.48	PLUMBING & HEATING WHOLES	REPAIRS B&G 407905500 321	02512266
00-2-1304	BUILDING REPAIR (RYDE)	232.03	SHERWIN WILLIAMS	SUPPLIES 09889 11570 12172	02512280
00-2-1304	BUILDING REPAIR (RYDE)	269.95	U.S. BANK	EXPENSES CC	02512305
00-2-1306	BUILDING REPAIR (EXTENSION)	23.75	AMERICAN ELECTRIC COMPANY	SUPPLIES 3595 1044118 3595	02512096
00-2-1306	BUILDING REPAIR (EXTENSION)	31.75	CONSTRUCTION RENTAL INC	EQUIPMENT 5324242 5337192 5	02512143
00-2-1306	BUILDING REPAIR (EXTENSION)	169.40	ENTERPRISE ELECTRIC KEARN	SUPPLIES 35971036348 359710	02512169
00-2-1306	BUILDING REPAIR (EXTENSION)	24.20	MASTERS TRUE VALUE	SUPPLIES 2512 121565 2512 1	02512221
00-2-1306	BUILDING REPAIR (EXTENSION)	76.07	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-2-1306	BUILDING REPAIR (EXTENSION)	60.95	U.S. BANK	EXPENSES CC	02512305

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00-2-1307	BUILDING REPAIR (HHS)	90.48	THE WALDINGER CORPORATION	SVC 75886551 75927661 76074	02512313
00-2-1308	BUILDING REPAIR (ROAD)	7.99	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-2-1309	BUILDING REPAIR (610)	64.93	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-2-1309	BUILDING REPAIR (610)	814.00	NEBRASKA GENERATOR SERVIC	REPAIR 21508 610 GENERATOR	02512242
00-2-1309	BUILDING REPAIR (610)	58.45	SHERWIN WILLIAMS	SUPPLIES 09889 11570 12172	02512280
00-2-1311	7 BUILDING REPAIR (MAINTENANCE B	29.25	THE LOCKMOBILE, LLC	KEYS 799416 799486 799510	02512294
00-2-1312	7 BUILDING REPAIR (RAVENNA LAKE)	505.00	ALL CITY GARAGE DOOR LLC	EQUIPMENT 7690 LAKE SHOP DO	02512093
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	577.36	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	36.99	BOMGAARS SUPPLY INC	EQUIP 258192	02512106
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	92.63	BUFFALO COUNTY FACILITIES	REIMBURSE #2148	02512118
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	310.00	COMFY BOWL, INC	RENTAL B&G 91126 RAVENNA	02512139
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	128.86	LARSEN ELECTRIC INC	REPAIR 2319	02512213
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	16.60	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	1,201.25	RAVENNA REDI MIX	CONCRETE B&G 09093	02512271
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	319.99	U.S. BANK	EXPENSES CC	02512305
00-2-1312	BUILDING REPAIR (RAVENNA LAKE)	89.96	WILKE'S TRUE VALUE	SUPPLIES 2511 137498 2511 1	02512322
00-2-1610	LAWN EQUIPMENT REPAIR	240.80	JOHN DEERE FINANCIAL	REPAIRS 12022106 MOWER REPA	02512198
00-2-1610	LAWN EQUIPMENT REPAIR	35.00	KEARNEY WINNELSON CO	EQUIPMENT 51741201 51753301	02512204
00-2-1650	GROUPS REPAIR	124.51	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095
00-2-1650	GROUPS REPAIR	31.96	BUILDERS WAREHOUSE INC	SUPPLIES 1779204 1780311 17	02512122
00-2-1650	7 GROUPS REPAIR	2,614.57	CONSOLIDATED CONCRETE CO.	CONCRETE 602844 602887 6029	02512142
00-2-1650	GROUPS REPAIR	2,200.00	ISAAC CONSTRUCTION	CONSTRUCTION 2852 COURTHOUS	02512194
00-2-1650	GROUPS REPAIR	230.94	KEARNEY CRETE & BLOCK CO	SUPPLIES BL143792 BL143793	02512201
00-2-1650	GROUPS REPAIR	442.01	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-2-1650	GROUPS REPAIR	89.02	SHERWIN WILLIAMS	SUPPLIES 09889 11570 12172	02512280
00-2-1650	7 GROUPS REPAIR	6,824.04	THE LAWN BUILDERS, INC	SVC 68661 68667 68673 68679	02512293
00-2-1650	GROUPS REPAIR	663.52	U.S. BANK	EXPENSES CC	02512305
00-2-1801	7 DUES, SUBSCRIPTION, TRAINING	75.00	NEBRASKA ARBORIST ASSOCIA	MEMBERSHIP 8801	02512239
00-2-2544	MAINTENANCE AGREEMENTS-ELEVATO	957.30	CHEMSEARCHFE	SVC 9412669	02512128
00-2-2544	MAINTENANCE AGREEMENTS-ELEVATO	514.80	ELECTRONIC SYSTEMS, INC	SVC 36926 36927 36954	02512168
00-2-2544	MAINTENANCE AGREEMENTS-ELEVATO	702.75	MIDWEST PETROLEUM EQUIPME	SVC 38644	02512230
00-2-2544	MAINTENANCE AGREEMENTS-ELEVATO	135.00	NEBRASKA STATE FIRE MARSH	SVC 2026 1735	02512246
00-2-2544	MAINTENANCE AGREEMENTS-ELEVATO	30.00	PLATTE VALLEY COMMUNICATI	SVC 092625015 112425018 B&G	02512264
00-2-2544	MAINTENANCE AGREEMENTS-ELEVATO	512.70	TK ELEVATOR CORPORATION	MAINTENANCE 3008975939 3009	02512299
00-2-9900	MISCELLANEOUS	36.96	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-3-0101	OFFICE SUPPLIES	43.99	U.S. BANK	EXPENSES CC	02512305
00-3-0103	JANITORIAL SUPPLIES	168.00	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095
00-3-0103	JANITORIAL SUPPLIES	4,905.95	EAKES OFFICE SOLUTIONS	SUPPLIES DIST COURT 310921	02512165
00-3-0103	JANITORIAL SUPPLIES	2,183.84	EGAN SUPPLY COMPANY	SUPPLIES 408805	02512167
00-3-0103	JANITORIAL SUPPLIES	91.25	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-3-0120	GROUPS SUPPLIES	74.80	BUILDERS WAREHOUSE INC	SUPPLIES 1779204 1780311 17	02512122
00-3-0120	GROUPS SUPPLIES	1,700.99	J & A SPECIALTIES INC	SUPPLIES 4343 55 GALLON DRU	02512195
00-3-0120	GROUPS SUPPLIES	54.53	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-5-0308	SNOW MOVING EQUIPMENT	2,234.22	AG LAND ATV INC	SVC 111181 POLARIS RANGER	02512090
00-5-0308	SNOW MOVING EQUIPMENT	4,544.50	GRAND KUBOTA	EQUIPMENT INV CGK-0	02512182
00-5-0308	SNOW MOVING EQUIPMENT	15.98	NAPA AUTO PARTS	SUPPLIES 862310 B&GS COMMUN	02512238
00-5-0308	SNOW MOVING EQUIPMENT	4,650.00	NMC, INC.	RENTAL B&G CUI1556795	02512253
00-5-0308	SNOW MOVING EQUIPMENT	159.99	U.S. BANK	EXPENSES CC	02512305

641-00 BUILDING & GROUNDS

104,729.72

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645-00	COOPERATIVE EXTENSION				
00-3-0101	OFFICE SUPPLIES	147.33	EAKES OFFICE SOLUTIONS	SUPPLIES DIST COURT 310921	02512165
00-3-0124	PROGRAM SUPPLIES	49.46	APPLE MARKET	SUPPLIES EXTENSION 50345 50	02512099
00-3-0124	PROGRAM SUPPLIES	49.99	HEIDI DARBY	REIMBURSE AMAZON PURCHAS	02512150
00-3-0124	PROGRAM SUPPLIES	14.71	MENARDS - KEARNEY	SUPPLIES 32000322 99973 EXT	02512225
00-3-0124	PROGRAM SUPPLIES	376.54	U.S. BANK	EXPENSES CC	02512305

645-00 COOPERATIVE EXTENSION

638.03

651-00 SHERIFF

00-2-0100	POSTAL SERVICE	436.00	U S POSTMASTER	FEES PO BOX RENEWAL	02512303
00-2-1801	DUES, SUBSCRIPTION & REG	449.95	WELLS FARGO	EXPENSES BCSO 3346	02512318
00-2-1810	7 UNIFORM CLEANING/PURCHASE	373.00	GARY MICHAELS CLOTHIERS	REPAIRS 3742 3885 0612	02512180
00-2-1810	UNIFORM CLEANING/PURCHASE	333.89	JACK'S UNIFORMS AND EQUIP	EQUIPMENT 132207A	02512196
00-2-1810	UNIFORM CLEANING/PURCHASE	25.50	MOONLIGHT CUSTOM SCREENPR	SVC BCSO 26040 26099 26224	02512234
00-2-1810	UNIFORM CLEANING/PURCHASE	331.54	U.S. BANK	EXPENSES CC	02512305
00-2-1810	UNIFORM CLEANING/PURCHASE	200.80	VILLAGE UNIFORM	SVC 68555	02512312
00-2-2418	SHERIFF CASE FEES	1,999.83	BUFFALO COUNTY SHERIFF	EXPENSE NOVEMBER FEE	02512120
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	2,240.00	AIRDATA UAV, INC.	SUBSCRIPTION 1752	02512091
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	52.98	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	551.29	AT&T MOBILITY	PHONE SVC BCSO 287298012011	02512102
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	100.00	GIBBON FIRE DEPARTMENT	SVC OFFICE CLEANIN	02512181
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	476.24	U.S. BANK	EXPENSES CC	02512305
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	55.00	WELLS FARGO	EXPENSES COMMUNICATIONS 895	02512316
00-2-2912	SHERIFF'S TRAINING SCHOOL	650.00	PEPPERBALL	TRAINING 0102223	02512261
00-2-2912	SHERIFF'S TRAINING SCHOOL	960.00	U.S. BANK	EXPENSES CC	02512305
00-3-0101	OFFICE SUPPLIES	73.50	CLIPPER PUBLISHING	PRINTING BUSINESS CARDS FRA	02512135
00-3-0101	OFFICE SUPPLIES	423.40	COPYCAT PRINTING CENTER	SUPPLIES BCSO 220948 220695	02512144
00-3-0101	OFFICE SUPPLIES	219.10	QUILL CORPORATION	SUPPLIES 46738697 46492736	02512269
00-3-0209	MACHINERY & EQUIPMENT FUEL	288.76	BOSSELMAN ENERGY INC	PROPANE 25453 BCSO TOWER	02512107
00-3-0209	MACHINERY & EQUIPMENT FUEL	7,774.08	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-3-0209	MACHINERY & EQUIPMENT FUEL	14.00	U.S. BANK	EXPENSES CC	02512305
00-3-0209	MACHINERY & EQUIPMENT FUEL	41.76	WELLS FARGO	EXPENSES 2877 STARLINK/FUEL	02512317
00-3-0210	MACHINERY & EQUIPMENT GREASE-O	454.14	ATS	SVC 72825 72852 72895 72915	02512103
00-3-0210	MACHINERY & EQUIPMENT GREASE-O	97.25	NAPA AUTO PARTS	SUPPLIES 862310 B&GS COMMUN	02512238
00-3-0212	EQUIPMENT REPAIR	375.00	DENT POPPER, INC	REPAIR 37146	02512158
00-3-0212	EQUIPMENT REPAIR	489.91	EUSTIS BODY SHOP	REPAIR 608819	02512170
00-3-0212	EQUIPMENT REPAIR	1,050.00	LMN GRAPHICS, LLC	SVC 2161	02512216
00-3-0212	EQUIPMENT REPAIR	303.88	MIRROR IMAGE CAR WASH	SVC BOARD 207-1074 BCSO 207	02512232
00-3-0212	EQUIPMENT REPAIR	724.52	NAPA AUTO PARTS	SUPPLIES 862310 B&GS COMMUN	02512238
00-3-0212	EQUIPMENT REPAIR	79.95	TURNER BODY SHOP OF KEARN	REPAIR 201467	02512300
00-3-0212	EQUIPMENT REPAIR	607.16	WELLS FARGO	EXPENSES BCSO 3346	02512318
00-5-0400	ENGINEERING & TECH EQUIPMENT	65.00	WELLS FARGO	EXPENSES 2877 STARLINK/FUEL	02512317

651-00 SHERIFF

22,317.43

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652-00 ATTORNEY					
00-2-0100	POSTAL SERVICE	382.00	U S POSTMASTER	MAIL SVC CO ATTORNEY #67	02512304
00-2-1700	TRAVEL EXPENSE	1,948.10	U.S. BANK	EXPENSES CC	02512305
00-2-1801	DUES, SUBSCRIPTIONS & REG.	4,636.06	THOMSON REUTERS - WEST	SUBSCRIPTION CO ATTORNEY 85	02512295
00-2-1801	DUES, SUBSCRIPTIONS & REG.	902.99	U.S. BANK	EXPENSES CC	02512306
00-2-2600	COURT COSTS	37.00	ADAMS COUNTY SHERIFF	FEES CO ATTORNEY 57792 5790	02512088
00-2-2600	COURT COSTS	199.20	LOGAN BUHR	FEES CO ATTORNEY CR25 334	02512121
00-2-2600	COURT COSTS	45.84	DOUGLAS COUNTY SHERIFF	FEES CO ATTORNEY 185005 185	02512162
00-2-2600	COURT COSTS	41.36	HALL COUNTY SHERIFF'S OFF	FEES CO ATTORNEY 25004571	02512185
00-2-2600	COURT COSTS	244.50	JENNIFER R MCCARTER REPOR	TRANSCRIPT PUB DEF 1315 DIS	02512223
00-2-2600 7	COURT COSTS	500.00	JANICE SHERMAN	SVC CO ATTORNEY JV24 71-72	02512279
00-2-2600	COURT COSTS	102.63	U.S. BANK	EXPENSES CC	02512305
00-2-2600 7	COURT COSTS	1,800.00	YELLOW ROBE CONSULTING, I	SVC CO ATTORNEY JV24 71-76,	02512326
00-3-0101	OFFICE SUPPLIES	382.86	EAKES OFFICE SOLUTIONS	SUPPLIES DIST COURT 310921	02512165
00-3-0101	OFFICE SUPPLIES	249.64	U.S. BANK	EXPENSES CC	02512305

652-00 ATTORNEY

11,472.18

653-00 COMMUNICATION CENTER					
00-2-0200	TELEPHONE SERVICE	86.43	AT&T MOBILITY	PHONE SVC BCSO 287298012011	02512102
00-2-0200	TELEPHONE SERVICE	100.00	CHARTER COMMUNICATIONS	TELE SVC 8356 150040448108	02512127
00-2-0200	TELEPHONE SERVICE	1,202.73	FRONTIER	IT 01571105702 COMMUNICATIO	02512176
00-2-0609	MAINTENANCE AND REPAIRS	22.50	COPYCAT PRINTING CENTER	SUPPLIES BCSO 220948 220695	02512144
00-2-0609	MAINTENANCE AND REPAIRS	449.75	GREAT PLAINS COMMUNICATIO	INTERNET 201065 9994100042	02512184
00-2-0609 7	MAINTENANCE AND REPAIRS	588.24	OPTK NETWORKS	TELE SVC 468 055242 IT 143	02512248
00-2-0609	MAINTENANCE AND REPAIRS	346.95	WELLS FARGO	EXPENSES COMMUNICATIONS 895	02512316
00-2-1100	DATA PROCESSING COSTS	960.00	DAS STATE ACCTNG-CENTRAL	NETWORK SVC BCSO 1503646	02512152
00-2-1801	DUES, SUBSC, REGIST, TRAINING,	1,012.00	APCO INTERNATIONAL, INC	DUES APCO-BUFFALO 1204215	02512098
00-2-1810	UNIFORM CLEANING/PURCHASE	90.00	MOONLIGHT CUSTOM SCREENPR	SVC BCSO 26040 26099 26224	02512234
00-2-2912	SHERIFF'S TRAINING SCHOOL	255.00	NEBRASKA EMERGENCY SERVIC	DUES NESCA 2026 BUFFALO COU	02512251
00-4-0206	COMMUNICATION EQUIPMENT - RENT	1,673.00	CLEVANGER PROPANE CO	BCSO 51625	02512134
00-4-0206	COMMUNICATION EQUIPMENT - RENT	74.95	NEBRASKA CENTRAL TELEPHON	TELE SVC 11115350 11120235	02512240

653-00 COMMUNICATION CENTER

6,861.55

671-00 COUNTY JAIL					
00-2-1100	DATA PROCESSING COSTS	274.11	AT&T MOBILITY	PHONE SVC BCSO 287298012011	02512102
00-2-1100	DATA PROCESSING COSTS	576.00	DAS STATE ACCTNG-CENTRAL	NETWORK SVC BCSO 1503646	02512152
00-2-1900	BOARD OF PRISONERS	35,532.54	SUMMIT FOOD SERVICE, LLC	FOOD SVC BCJ INV2000258602	02512290
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	772.98	AMAZON CAPITAL SERVICES	SUPPLIES A1F5WT3WYGI23U PUB	02512095
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	59.46	DATASHIELD CORPORATION	SVC BCJ 0178780	02512153
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	350.58	PLATTE VALLEY COMMUNICATI	SVC 092625015 112425018 B&G	02512264
00-2-2901 7	LAW ENFORCEMENT COSTS - COUNTY	4,613.10	SWENEY GROUP LLC	SVC BCJ 2025 25	02512291
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	69.81	WELLS FARGO BANKS ACCT AN	FEES BCJ 11/10/2025	02512315
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	300.00	WELLS FARGO	EXPENSES COMMUNICATIONS 895	02512316
00-2-2901	LAW ENFORCEMENT COSTS - COUNTY	99.00	WELLS FARGO	EXPENSES BCSO 3346	02512318

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00-2-2901		LAW ENFORCEMENT COSTS - COUNTY	15.84	WELLS FARGO	EXPENSES BCJ 3465	02512319
00-2-2901		LAW ENFORCEMENT COSTS - COUNTY	124.00	WPCI	SVC BCJ S172027	02512325
00-2-3000	6	MED & HOSP CLIENT SERVICE	20,877.42	ADVANCED CORRECTIONAL HEA	MEDICAL BCJ RINV008087 INVO	02512089
00-2-3000		MED & HOSP CLIENT SERVICE	6,766.12	DIAMOND DRUGS, INC	MEDICAL BCJ IN001543991	02512159
00-2-3000		MED & HOSP CLIENT SERVICE	98.00	GARCIA CLINICAL LABORATOR	MEDICAL BCJ 74859	02512178
00-2-3000	6	MED & HOSP CLIENT SERVICE	238.96	IHS PHARMACY	MEDICAL BCJ 117013	02512192
00-2-3000		MED & HOSP CLIENT SERVICE	228.38	NEW WEST SPORTS MEDICINE	MEDICAL BCJ 60722859 607228	02512252
00-2-3000	6	MED & HOSP CLIENT SERVICE	865.00	PLATTE VALLEY DENTAL CLIN	MEDICAL BCJ 614657	02512265
00-2-3000		MED & HOSP CLIENT SERVICE	142.80	WELLS FARGO	EXPENSES BCJ 3465	02512319
00-2-3100		PROVISIONS & CLOTHING	220.02	MCKESSON MEDICAL SURGICAL	SUPPLIES BCJ 24677826	02512224
00-2-3100		PROVISIONS & CLOTHING	142.81	WELLS FARGO	EXPENSES BCJ 3465	02512319

671-00 COUNTY JAIL			72,366.93			

693-00 EMERGENCY MANAGER						
00-2-0200		TELEPHONE SERVICE	175.02	AT&T MOBILITY	PHONE SVC BCSO 287298012011	02512102
00-2-0200		TELEPHONE SERVICE	225.49	U.S. BANK	EXPENSES CC	02512305
00-3-0209		MACHINERY & EQUIP - FUEL	48.99	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-3-0211		MACHINERY & EQUIP - TIRES/REPA	416.97	NAPA AUTO PARTS	SUPPLIES 862310 B&GS COMMUN	02512238
00-5-0500		OFFICE EQUIPMENT	99.00	AT&T MOBILITY	PHONE SVC BCSO 287298012011	02512102
00-5-1309		DATA PROCESSING SOFTWARE	112.13	U.S. BANK	EXPENSES CC	02512305

693-00 EMERGENCY MANAGER			1,077.60			

702-00 SURVEYOR						
00-2-1704		MILEAGE	119.00	TRENTON SNOW	REIMBURSE MILEAGE EXPENSES	02512283
00-3-0130		SURVEYOR SUPPLIES (MONUMENTS)	160.00	TRENTON SNOW	REIMBURSE MILEAGE EXPENSES	02512283
00-4-0200	1	EQUIPMENT RENTAL	1,000.00	TRENTON SNOW, LLC	RENTAL EQUIP RENTAL	02512284

702-00 SURVEYOR			1,279.00			

801-00 EMERGENCY RELIEF						
00-2-3200		RENT & FUEL CLIENT SERVICE	274.47	BLACK HILLS ENERGY	UTILITY 8300152098 GUDIEL,B	02512104
00-2-3200	1	RENT & FUEL CLIENT SERVICE	290.00	DOMINION REAL ESTATE KEAR	RENT DENISE NEVILLE	02512161
00-2-3200	1	RENT & FUEL CLIENT SERVICE	290.00	KEARNEY HOUSING AGENCY	RENT JOSEPHINE WOOD	02512202
00-2-3200		RENT & FUEL CLIENT SERVICE	318.00	NEBRASKA PUBLIC POWER DIS	UTILITIES 211010097020 SONN	02512244
00-2-3200	1	RENT & FUEL CLIENT SERVICE	410.00	NEKE VALLEY MHP, LLC	RENT JESSICA GALL	02512249
00-2-3200	1	RENT & FUEL CLIENT SERVICE	290.00	NP REALTY	RENT JAYLYNN MCDONALD	02512255
00-2-3200	1	RENT & FUEL CLIENT SERVICE	290.00	BRADLEY KENT OLSON	RENT TRACY SANCHEZ	02512257
00-2-3200	1	RENT & FUEL CLIENT SERVICE	740.00	PLAINS INVESTMENT GROUP,	RENT CRAIG HALL AMY HELLEBE	02512263
00-2-3200	1	RENT & FUEL CLIENT SERVICE	370.00	PRAIRIE VIEW APARTMENTS L	RENT CASSANDRA STEVENS	02512267
00-2-3200	1	RENT & FUEL CLIENT SERVICE	461.00	STONERIDGE APARTMENTS	RENT MERCEDES POWELL ABRIAL	02512288
00-2-3400		COUNTY BURIALS	1,500.00	HORNER, LIESKE, MCBRIDE &	CREMATION BEVERLY MEYERS EX	02512189

801-00 EMERGENCY RELIEF			5,233.47			

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803-00	VETERAN'S SERVICE OFFICE				
00-2-1704	MILEAGE	15.26	STANLEY BRODINE	REIMBURSE MILEAGE	02512112
00-2-1801	DUES, SUBSCRIPTIONS & REG	150.00	U.S. BANK	EXPENSES CC	02512305
00-2-2000	PRINTING & PUBLISHING	13.16	COLUMN SOFTWARE PBC	PUBLICATION 463B216C-0223	02512138
00-3-0101	OFFICE SUPPLIES	45.99	U.S. BANK	EXPENSES CC	02512305

803-00 VETERAN'S SERVICE OFFICE		224.41			

822-00	INSTITUTIONS				
00-2-2801	NORFOLK REGIONAL CENTER	270.00	NEBRASKA HEALTH & HUMAN S	PT SVCS BOARD NORFOLK BEATR	02512243
00-2-2802	BEATRICE REGIONAL CENTER	180.00	NEBRASKA HEALTH & HUMAN S	PT SVCS BOARD NORFOLK BEATR	02512243
00-2-2805	LINCOLN REGIONAL CENTER	554.54	NEBRASKA HEALTH & HUMAN S	PT SVCS BOARD NORFOLK BEATR	02512243

822-00 INSTITUTIONS		1,004.54			

970-00	MISCELLANEOUS GENERAL				
00-1-0806	TPA ADMINISTRATION FEES	1,882.32	COMPSYCH CORPORATION	HEALTH QTRTRY PYMNT 1/26-3/	02512141
00-2-0100	POSTAL SERVICE	10,033.36	MIDWEST CONNECT, LLC	MAIL SVC BC04 11/1-11/15 BC	02512229
00-2-0100	POSTAL SERVICE	214.53	QUADIENT LEASING USA, INC	LEASE INV Q2111140	02512268
00-2-1100	DATA PROCESSING COST (CO LOCAT	150,912.25	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-2-1105	GPS COSTS	962.18	VERIZON	TELE SVC BOARD 100000104057	02512309
00-2-1601	VEHICLE REPAIRS	42.50	GARRETT TIRES & TREADS -	REPAIRS 21405843 FACILITIES	02512179
00-2-1601	VEHICLE REPAIRS	23.40	MIRROR IMAGE CAR WASH	SVC BOARD 207-1074 BCSO 207	02512232
00-2-1706	7 PARKING/TOLLS (TOWING)	250.00	DOWHY TOWING & RECOVERY	SVC BCSO 2511068459 2511208	02512163
00-2-1706	PARKING/TOLLS (TOWING)	300.00	KEARNEY TOWING & REPAIR C	SVC BCSO 55073	02512203
00-2-1856	SCPET (FISCAL AGENT)	6,720.00	MAGNET FORENSICS LLC	RENEWAL BOARD SIN088124	02512218
00-2-1856	SCPET (FISCAL AGENT)	1,061.32	U.S. BANK	EXPENSES CC	02512305
00-2-2350	WITNESS FEES	20.00	JEN ARROWWOOD	FEES CO COURT JV24 75	02512101
00-2-2350	WITNESS FEES	76.00	MELISSA HOSTETLER	FEES CO COURT JV24 71	02512190
00-2-2350	WITNESS FEES	49.40	HANNAH KEMPH	FEES CO COURT JV24 71	02512206
00-2-2350	WITNESS FEES	280.40	ALICIA MULLER	FEES CO COURT JV24 71	02512236
00-2-2350	WITNESS FEES	80.20	SANDI RODEMAN	FEES CO COURT JV24 71	02512273
00-2-2350	WITNESS FEES	111.00	LAURYN WALKER	FEES CO COURT JV24 71	02512314
00-2-2350	WITNESS FEES	88.60	TENA WIDENER-BUSCH	FEES CO COURT JV24 71	02512321
00-2-2414	JUVENILE JUSTICE	589.06	BOYS TOWN	YOUTH SVC CO ATTORNEY GRANT	02512108
00-2-2414	JUVENILE JUSTICE	280.27	BUFFALO COUNTY COMMUNITY	YOUTH SVC CO ATTORNEY GRANT	02512115
00-2-2414	JUVENILE JUSTICE	54.60	JENNIFER CHURCH	REIMBURSE MILEAGE CELL PHON	02512129
00-2-2414	6 JUVENILE JUSTICE	412.50	COMPASS FAMILY SUPPORT SE	FAMILY SVC CO ATTORNEY GRAN	02512140
00-2-2414	JUVENILE JUSTICE	11,729.02	FATHER FLANAGAN'S BOYS'HO	JUV SVC CO ATTORNEY GRANT26	02512172
00-2-2414	JUVENILE JUSTICE	105.00	DOUG KRAMER	REIMBURSE MILEAGE CELL PHON	02512210
00-2-2414	JUVENILE JUSTICE	2,869.60	OWENS EDUCATIONAL SERVICE	YOUTH SVCS CO ATTORNEY 3760	02512258
00-2-2416	DRUG PROGRAM COSTS (MULTI JUR	2,125.59	AT&T MOBILITY	PHONE SVC BCSO 287298012011	02512102
00-2-2515	6 CONTRACTUAL SERVICE (FAN REIMB	3,200.00	FRITSON PSYCHOLOGICAL SER	SVC MENTAL HEALTH SVCS AND	02512174
00-2-2600	9 COURT COSTS	9,909.57	BRUNER FRANK SCHUMACHER,	LEGAL DIST COURT 129689 129	02512113
00-2-2600	COURT COSTS	3,240.35	BUFFALO COUNTY COURT	FEES CO COURT 611 612	02512117
00-2-2600	9 COURT COSTS	100.00	MICHAEL D CARPER	LEGAL DIST COURT CR25 408 C	02512125

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00-2-2600	COURT COSTS	2,429.00	CLERK OF THE DISTRICT COU	COURT COSTS 635 636	02512132
00-2-2600	9 COURT COSTS	1,410.00	COCHRAN LAW PC, LLO	LEGAL 1121 1119 1114 1117 1	02512136
00-2-2600	COURT COSTS	88.42	DAWSON COUNTY SHERIFF'S O	FEES CO COURT CR25 1868	02512156
00-2-2600	9 COURT COSTS	1,080.00	BRANDON DUGAN LAW	LEGAL DIST COURT 2633 2632	02512164
00-2-2600	9 COURT COSTS	3,614.58	FYE LAW OFFICE	LEGAL DIST COURT 12687 1270	02512177
00-2-2600	9 COURT COSTS	6,445.55	JACOBSEN ORR LAW FIRM	LEGAL DIST COURT GAL CI25 3	02512197
00-2-2600	9 COURT COSTS	6,515.00	KLEIN BREWSTER BRANDT & M	LEGAL 10456 10457 10458 104	02512208
00-2-2600	9 COURT COSTS	1,687.48	LIESKE, LIESKE & ENSZ, PC	LEGAL DIST COURT A25 276 CR	02512215
00-2-2600	COURT COSTS	161.45	JENNIFER R MCCARTER REPOR	TRANSCRIPT PUB DEF 1315 DIS	02512223
00-2-2600	COURT COSTS	83.00	NEBRASKA INTERACTIVE LLC	EXPENSES CO ATTORNEY 936005	02512247
00-2-2600	9 COURT COSTS	100.00	PARKER GROSSART BAHENSKY	LEGAL CI18 497 DIST COURT	02512259
00-2-2600	9 COURT COSTS	2,970.00	STAMM ROMERO & ASSOC, P.C	LEGAL 4341 4411 4404 4461 4	02512286
00-2-2600	9 COURT COSTS	634.81	THOMAS S STEWART	LEGAL DIST COURT 6717 6734	02512287
00-2-2600	9 COURT COSTS	628.48	MICHAEL J SYNEK	LEGAL DIST COURT CR23 476 C	02512292
00-2-4000	HAZMAT TEAM	3,076.76	ALL SAFE INDUSTRIES, INC	SUPPLIES 16678 HAZMAT	02512094
00-2-4000	HAZMAT TEAM	80.08	AT&T MOBILITY	PHONE SVC BCSO 287298012011	02512102
00-2-4400	INTERGOVERNMENTAL PAYMENTS	12,886.34	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-2-4411	AREA AGENCY ON AGING (&SENIOR	2,500.00	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-2-4429	BOOKMOBILE	25,399.75	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-2-4430	PARKS & RECREATION	24,412.08	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-2-4446	HUMANE SOCIETY - ANIMAL IMPOUN	23,883.00	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-2-8900	AUTOPSY COSTS	4,540.60	CAPITAL CITY TRANSFER SER	TRANSPORT CO ATTORNEY 20346	02512124
00-2-8900	AUTOPSY COSTS	125.00	HORNER, LIESKE, MCBRIDE &	CREMATION BEVERLY MEYERS EX	02512189
00-2-8900	AUTOPSY COSTS	600.00	O'BRIEN STRAATMANN REDING	TRANSPORT CO ATTORNEY D SOK	02512256
00-2-8900	6 AUTOPSY COSTS	7,368.50	PHYSICIANS LABORATORY P.C	MEDICAL CO ATTORNEY 6829827	02512262
00-2-9100	SPECIAL PROJECTS	5,394.00	MID STATE ENGINEERING & T	SVC INV 33740	02512228
00-2-9900	MISCELLANEOUS	15.00	BUFFALO CO BOARD OF COMMI	REIMBURSE CK#2582 DMV	02512114
00-2-9900	MISCELLANEOUS	5,428.87	HOLIDAY INN - KEARNEY NEB	EXPENSE 111537	02512187
00-3-0209	MACHINERY & EQUIPMENT FUEL	125,451.53	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
00-3-0400	6 MISCELLANEOUS (PRISONER MISC)	2,139.00	MOLLY BOMBERGER COUNSELIN	SVC BCSO 0007	02512233
00-4-0501	OFFICE SPACE RENT (CO-LOCATION	17,343.70	CITY OF KEARNEY	BUDGET ALLOCAT BOOKMOBILE C	02512131
970-00 MISCELLANEOUS GENERAL		496,215.00			
0100 COUNTY GENERAL FUND		893,511.32			
705-00 ROAD FUND					
00-2-0100	POSTAL SERVICE	12.10	U.S. BANK	EXPENSES CC	02512367
00-2-1400	7 ROAD EQUIPMENT REPAIR-PARTS	807.46	AUSSIE HYDRAULICS LLP	REPAIRS ROAD 33402 33414 33	02512328
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	1,988.61	ARNOLD MOTOR SUPPLY/AUTO	REPAIRS ROAD 76CR24630 76NV	02512329
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	500.00	BUFFALO OUTDOOR POWER, LL	REPAIRS ROAD 2622	02512332
00-2-1400	7 ROAD EQUIPMENT REPAIR-PARTS	731.91	CUMMINS SALES AND SERVICE	REPAIRS ROAD J7251175141 J7	02512337
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	797.00	CURLY'S RADIATOR SERVICE	REPAIRS ROAD 57585	02512338
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	1,470.31	FARM PLAN	REPAIRS ROAD 12016997 12018	02512341
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	74.74	FASTENAL COMPANY	REPAIRS ROAD NEKEA215704 NE	02512343

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00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	900.85	FLOYD'S TRUCK CENTER	REPAIRS ROAD 105154	02512344
00-2-1400	7 ROAD EQUIPMENT REPAIR-PARTS	1,286.96	FRIESEN CHEVROLET INC	REPAIRS ROAD 810908C 810909	02512345
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	457.86	HANSEN INTERNATIONAL TRUC	REPAIRS ROAD 01P31630	02512349
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	469.95	JIM HAWK TRUCK TRAILERS I	REPAIRS ROAD 06P98233 06P98	02512350
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	823.66	KEARNEY EQUIPMENT	REPAIRS ROAD IK36504	02512351
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	175.68	MARLATT PRECISION LLC	REPAIRS ROAD 4673	02512353
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	514.97	MATHESON TRI-GAS INC	REPAIRS ROAD 0032437695 003	02512354
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	12.24	NAPA AUTO PARTS	ROAD 861047 861169 863047	02512359
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	41,026.54	NMC, INC.	REPAIRS ROAD CUI1548025 INV	02512360
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	7,210.60	POWERPLAN-MURPHY TRACTOR	REPAIRS ROAD 2551697 255746	02512365
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	986.24	TRUCK CENTER COMPANIES	REPAIRS ROAD XA10511105001	02512366
00-2-1400	ROAD EQUIPMENT REPAIR-PARTS	798.00	U.S. BANK	EXPENSES CC	02512367
00-2-1500	ROAD EQUIPMENT REPAIR-LABOR	10.75	AUSSIE HYDRAULICS LLP	REPAIRS ROAD 33402 33414 33	02512328
00-2-1500	ROAD EQUIPMENT REPAIR-LABOR	50.00	CURLY'S RADIATOR SERVICE	REPAIRS ROAD 57585	02512338
00-2-1500	ROAD EQUIPMENT REPAIR-LABOR	2,821.44	FLOYD'S TRUCK CENTER	REPAIRS ROAD 105154	02512344
00-2-1500	ROAD EQUIPMENT REPAIR-LABOR	34,961.10	NMC, INC.	REPAIRS ROAD CUI1548025 INV	02512360
00-2-1500	ROAD EQUIPMENT REPAIR-LABOR	65.00	NOVUS WINDSHIELD REPAIR	SVC ROAD 72923	02512361
00-2-1500	ROAD EQUIPMENT REPAIR-LABOR	564.50	POWERPLAN-MURPHY TRACTOR	REPAIRS ROAD 2551697 255746	02512365
00-2-1600	OTHER EQUIPMENT REPAIR	159.93	U.S. BANK	EXPENSES CC	02512367
00-2-1801	DUES, SUBSCRIPTIONS & REG	33.50	ERIC HJORT	REGISTRATION ROAD 95543776	02512333
00-2-1801	DUES, SUBSCRIPTIONS & REG	23.94	U.S. BANK	EXPENSES CC	02512367
00-2-1805	PERSONAL SAFETY EQUIPMENT	183.92	ARNOLD MOTOR SUPPLY/AUTO	REPAIRS ROAD 76CR24630 76NV	02512329
00-2-1805	PERSONAL SAFETY EQUIPMENT	234.38	KIMBALL MIDWEST	SUPPLIES ROAD 103944488 104	02512352
00-2-2200	EXPRESS & FREIGHT	50.00	BUFFALO OUTDOOR POWER, LL	REPAIRS ROAD 2622	02512332
00-2-2200	EXPRESS & FREIGHT	342.43	NMC, INC.	REPAIRS ROAD CUI1548025 INV	02512360
00-2-2200	EXPRESS & FREIGHT	197.80	U.S. BANK	EXPENSES CC	02512367
00-2-2200	EXPRESS & FREIGHT	21.85	WINZER	SUPPLIES ROAD 3601812	02512369
00-3-0101	OFFICE SUPPLIES	43.10	EAKES OFFICE SOLUTIONS	ROAD 92364860 92391290	02512339
00-3-0106	SHOP SUPPLIES	375.95	ARNOLD MOTOR SUPPLY/AUTO	REPAIRS ROAD 76CR24630 76NV	02512329
00-3-0106	SHOP SUPPLIES	375.00	FASTENAL COMPANY	REPAIRS ROAD NEKEA215704 NE	02512343
00-3-0106	SHOP SUPPLIES	307.13	FLOYD'S TRUCK CENTER	REPAIRS ROAD 105154	02512344
00-3-0106	SHOP SUPPLIES	562.32	KIMBALL MIDWEST	SUPPLIES ROAD 103944488 104	02512352
00-3-0106	SHOP SUPPLIES	415.62	MATHESON TRI-GAS INC	REPAIRS ROAD 0032437695 003	02512354
00-3-0106	SHOP SUPPLIES	5.29	MENARDS - KEARNEY	ROAD 99698 99746	02512355
00-3-0106	SHOP SUPPLIES	440.00	MIDWEST SERVICE & SALES C	SUPPLIES ROAD 0037723 00377	02512357
00-3-0106	SHOP SUPPLIES	39.52	POWERPLAN-MURPHY TRACTOR	REPAIRS ROAD 2551697 255746	02512365
00-3-0106	SHOP SUPPLIES	99.60	U.S. BANK	EXPENSES CC	02512367
00-3-0106	SHOP SUPPLIES	15.39	WILKE'S TRUE VALUE	ROAD 2512337892	02512368
00-3-0106	SHOP SUPPLIES	1,529.32	WINZER	SUPPLIES ROAD 3601812	02512369
00-3-0110	SMALL TOOLS	9.70	NAPA AUTO PARTS	ROAD 861047 861169 863047	02512359
00-3-0110	SMALL TOOLS	87.75	U.S. BANK	EXPENSES CC	02512367
00-3-0202	GRAVEL AND BORROW	90,101.03	ED BROADFOOT & SONS SAND	GRAVEL ROAD 11/30/2025	02512340
00-3-0202	GRAVEL AND BORROW	6,725.32	MID NEBRASKA AGGREGATE IN	GRAVEL ROAD 5394	02512356
00-3-0202	GRAVEL AND BORROW	44,015.82	PAULSEN, INC	GRAVEL ROAD 255527 255674 2	02512364
00-3-0203	GRADER BLADES	11,120.00	MIDWEST SERVICE & SALES C	SUPPLIES ROAD 0037723 00377	02512357
00-3-0205	CONCRETE, ETC.	10,862.68	GENERAL EXCAVATING	CONCRETE ROAD PROJECT9C54 A	02512347
00-3-0209	MACHINERY & EQUIPMENT FUEL	64.57	BOSSELMAN ENERGY INC	FUEL ROAD 1546622766254	02512331
00-3-0209	MACHINERY & EQUIPMENT FUEL	43.05	CFP-C-T	FUEL ROAD 1013138	02512334
00-3-0209	MACHINERY & EQUIPMENT FUEL	10.00	COMFY BOWL, INC	ROAD 91151	02512335
00-3-0209	MACHINERY & EQUIPMENT FUEL	101.00	FARMERS CO-OP ASSOCIATION	FUEL ROAD 1161337 1163684	02512342

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BUFFALO
BOARD PREAPPROVAL REPORT
COUNTY ROAD
FROM 12/23/2025 TO 12/24/2025

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Account #	Description	Account Amt	Vendor	Invoice Description	Claim #
00-3-0209	MACHINERY & EQUIPMENT FUEL	22.54	MENARDS - KEARNEY	ROAD 99698 99746	02512355
00-3-0209	MACHINERY & EQUIPMENT FUEL	100.16	U.S. BANK	EXPENSES CC	02512367
00-3-0209	MACHINERY & EQUIPMENT FUEL	26.99	WILKE'S TRUE VALUE	ROAD 2512337892	02512368
00-3-0210	MACHINERY & EQUIPMENT GREASE O	19.58	BUFFALO OUTDOOR POWER, LL	REPAIRS ROAD 2622	02512332
00-3-0210	MACHINERY & EQUIPMENT GREASE O	883.73	NMC, INC.	REPAIRS ROAD CUI1548025 INV	02512360
00-3-0211	MACHINERY EQUIPMENT TIRE REP	10,958.65	GARRETT TIRES & TREADS -	ROAD 21505906 21505907 2150	02512346
00-3-0211	MACHINERY EQUIPMENT TIRE REP	821.84	GRAHAM TIRE CO	REPAIRS ROAD 1313370168	02512348
00-3-0211	MACHINERY EQUIPMENT TIRE REP	1,329.00	U.S. BANK	EXPENSES CC	02512367
00-3-0301	SIGNS	100.00	MIDWEST SERVICE & SALES C	SUPPLIES ROAD 0037723 00377	02512357
00-3-0308	FLARES, FLAGS & BARRICADE	168.19	AUSSIE HYDRAULICS LLP	REPAIRS ROAD 33402 33414 33	02512328
00-3-0308	FLARES, FLAGS & BARRICADE	300.00	BARCO MUNICIPAL PRODUCTS	SUPPLIES ROAD IN0000237	02512330
00-3-0308	FLARES, FLAGS & BARRICADE	950.00	CONSTRUCTION RENTAL INC	ROAD 5344562	02512336
00-3-0308	FLARES, FLAGS & BARRICADE	38.40	NAPA AUTO PARTS	ROAD 861047 861169 863047	02512359
00-4-0100	EQUIPMENT RENTAL ROAD	95.00	COMFY BOWL, INC	ROAD 91151	02512335
00-4-0110	ASPHALT EQUIPMENT RENTAL (CUSTO	1,446.00	OLSSON	SVC ROAD 559252	02512363
00-5-1302	ENGINEERING FEES	7,582.50	MILLER & ASSOCIATES	SVC ROAD 1341	02512358
00-5-1302	ENGINEERING FEES	24,473.40	OAK CREEK ENGINEERING, LL	ENGINEERING ROAD 25 313 25	02512362
705-00 ROAD FUND		317,431.36			
0200 COUNTY ROAD FUND		317,431.36			
879-00 COUNTY VISITORS PROMOTION					
00-1-0301	ADMINISTRATIVE EXPENSES	43,078.00	KEARNEY VISITOR'S BUREAU	EXPENSES OCTOBER 2025	02512370
00-2-1000	GENERAL ADMINISTRATIVE EXPENSE	43,527.00	KEARNEY VISITOR'S BUREAU	EXPENSES OCTOBER 2025	02512370
879-00 COUNTY VISITORS PROMOTION		86,605.00			
0900 VISITOR'S PROMOTION FUND		86,605.00			
879-00 COUNTY VISITORS PROMOTION					
00-2-6063	MARKETING	86,605.00	KEARNEY VISITOR'S BUREAU	EXPENSES OCTOBER	02512371
879-00 COUNTY VISITORS PROMOTION		86,605.00			
0995 VISITORS PROMOTION IMPROVEMENT FUND		86,605.00			

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BUFFALO
BOARD PREAPPROVAL REPORT
VISITORS PROMOTION IMPROVEMENT
FROM 12/23/2025 TO 12/24/2025

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Account # 1099	Description	Account Amt	Vendor	Invoice Description	Claim #

604-00 DEEDS PRESERVATION & MODERNIZATION	PRESERVATION	588.38	MIPS INC.	SUPPORT 25100819 OCT 2025 2	02512372

604-00 DEEDS PRESERVATION & MODERNIZATION		588.38			

1150 DEEDS PRESERVATION & MODERNIZATION FUND		588.38			

614-00 INSURANCE					
00-1-0802	HEALTH INSURANCE CLAIMS	211,893.54	BCBS HEALTH CLAIM EXPENSE HEALTH 239 LIVES NOV CLAIMS		02512373
00-1-0802	HEALTH INSURANCE CLAIMS	70,294.68	HM LIFE MELLON GLOBAL CAS HEALTH 239 LIVES NOVEMBER 2		02512374

614-00 INSURANCE		282,188.22			

1275 HEALTH INSURANCE FUND		282,188.22			

802-00 VETERAN'S RELIEF					
00-2-8700	VETERANS AID COSTS	3,403.60	COUNTY VETERANS AID FUND EXPENSES #3206 #3207 #3208		02512375

802-00 VETERAN'S RELIEF		3,403.60			

1900 COUNTY VETERANS RELIEF FUND		3,403.60			

783-00 DRUG LAW ENFORCEMENT - CO					
00-2-1750	TRAINING (TRAVEL)	720.00	BUFFALO COUNTY CLERK	REIMBURSE #1770EATHERTON #1	02512376

783-00 DRUG LAW ENFORCEMENT - CO		720.00			

2360 DRUG FORFEITURES FUND		720.00			

637-00 KENO LOTTERY					
00-2-0700	STATE TAXES	449.61	BUFFALO CO BOARD OF COMMI REIMBURSE 35-789801 PENALTY		02512377

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BUFFALO
BOARD PREAPPROVAL REPORT
KENO LOTTERY
FROM 12/23/2025 TO 12/24/2025

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Account # 1099 Description Account Amt Vendor Invoice Description Claim #

637-00 KENO LOTTERY *****
449.61

2850 KENO LOTTERY FUND *****
449.61

733-00 NOXIOUS WEED CONTROL
00-2-1801 DUES, SUBSCRIPTIONS & REG 8,000.00 PLATTE VALLEY WEED MANAGE EXPENSES PVWMA202501 DUES P 02512379
00-2-1801 DUES, SUBSCRIPTIONS & REG 185.62 U.S. BANK EXPENSES CC 02512380
00-3-0106 SHOP SUPPLIES 39.98 MENARDS - KEARNEY SUPPLIES WEED 32000320 999 02512378

733-00 NOXIOUS WEED CONTROL *****
8,225.60

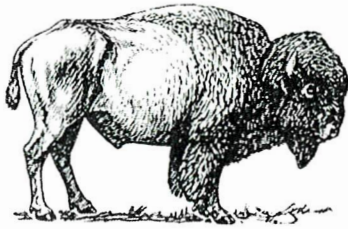
5400 NOXIOUS WEED DISTRICT FUND *****
8,225.60

697-00 911 EMERGENCY SERVICE
00-2-0200 911 TELEPHONE SERVICE 1,841.12 CENTURYLINK PHONE SVC 911 760520265 760 02512381
00-2-0200 911 TELEPHONE SERVICE 255.90 FIBER PLATFORM, LLC SVC 911 SI25050795 02512382
00-2-0200 911 TELEPHONE SERVICE 936.79 FRONTIER PHONE SVC 911 308188: 01220 02512383
00-2-0200 911 TELEPHONE SERVICE 211.53 GREAT PLAINS COMMUNICATIO 911 601301180 02512384
00-2-0200 911 TELEPHONE SERVICE 108.31 LANGUAGE LINE SERVICES TELE SVC 9021935006 1177725 02512385
00-2-0200 911 TELEPHONE SERVICE 109.99 NEBRASKA CENTRAL TELEPHON TELE SVC 327300 11117628 14 02512386
00-2-0200 911 TELEPHONE SERVICE 2,894.00 STANCIL CORPORATION MAINT 12531 02512388
00-2-0400 911 RADIO EQUIPMENT MAINT/REPA 1,417.67 PLATTE VALLEY COMMUNICATI MAINT BUCO911 112425017 02512387

697-00 911 EMERGENCY SERVICE *****
7,775.31

5907 911 EMERGENCY SERVICE FUND *****
7,775.31

GRAND *****
1,687,503.40



BRENDA R. ROHRICH
Buffalo County Treasurer
Michele L. Richardson, Deputy
1512 Central Ave
P.O. Box 1270
Kearney, NE 68848-1270

PLEDGE OR RELEASE OF PLEDGED COLLATERAL/LETTER OF CREDIT

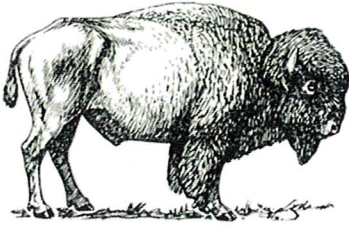
November, 2025

BRUNING BANK

ADDITION OF IRREVOCABLE LETTER OF CREDIT FROM FHLBANK OF TOPEKA FOR BRUNING BANK

Pledgor's Name: Bruning Bank
Pledgee: Buffalo County Treasurer
Letter of Credit No. 97351 **
Effective Date: 11/21/2025
Maturity Date: 11/20/2026
Amount: 1,000,000.00

** Letter of Credit No. 97351 replaces Letter of Credit 90356 which matured 11/21/2025.



BRENDA R. ROHRICH
Buffalo County Treasurer
Michele L. Richardson, Deputy
1512 Central Ave
P.O. Box 1270
Kearney, NE 68848-1270

PLEDGE OR RELEASE OF PLEDGED COLLATERAL
December, 2025

FIRSTTIER BANK

RELEASE OF PLEDGED COLLATERAL FOR FIRSTTIER BANK

1. Pledgor's Name: FirstTier Bank
Release Number: 111341
Pledgee: Buffalo County Treasurer
CUSIP Number: 494305AJ4
Release Date: 12/8/2025
Market Value: \$29,925.30

ADDITION OF PLEDGED COLLATERAL FOR FIRSTTIER BANK

1. Pledgor's Name: FirstTier Bank
Pledgee: Buffalo County Treasurer
CUSIP Number: 31288Q7K0
Pledge #: 117884
Pledge Date: 12/8/2025
Current Face Value: \$35,598.56
Maturity Date: 2/1/2054



Community Action Partnership of Mid-Nebraska
16 W 11th Street – P.O. Box 2288 – Kearney, NE 68848-2288

Administrative Office

PHONE: 308.865.5675
FAX: 308.865.1357
Website: www.communityactionmidne.com

December 9, 2025

Buffalo County Clerk
P.O. Box 1270
Kearney, NE 68848-1270

Dear Heather Christensen,

I have enclosed the R.Y.D.E. Report for Buffalo County for the month of November 2025.

If you have any questions, please feel free to contact me at this office. Thank you.

Sincerely,

A handwritten signature in black ink that reads "LaDonna Jackman". The signature is written in a cursive, flowing style.

LaDonna Jackman
CFO

R.Y.D.E. Billing

Buffalo County

November 2025

Expenses:

Personnel	44169.26
Office Space and Utilities	2478.30
Postage	0.00
Telephone	1592.07
Advertising	0.00
Copies and Printing	4.39
Office Supplies	553.39
Insurance	9350.66
Maintenance, repairs, tires, etc.	80.69
Gasoline	4761.63
Misc.-	0.00
Indirect	1595.81
Vehicle Cost Pool - Admin Travel	0.00
Total Expenses	64586.20
	=====
Less Program Income:	3869.00
Net Expenses:	60717.20
Federal Share (Section 18)	37574.00
State Share	11571.00
Title XX	668.00
County Share	3844.53
Local Match	7059.67
	=====
TOTAL	64586.20
	=====

Boardings 3591.00

Miles Trave 12822.0



BUFFALO COUNTY ZONING & FLOODPLAIN

Buffalo County Courthouse
1512 Central Avenue
PO Box 1270
Kearney, NE 68848
Phone: (308) 236-1998
Fax: (308) 236-1870
Email: zoning@buffalocounty.ne.gov

ZONING AGENDA ITEM #1

MEETING DATE: December 23, 2025

SUBJECT: Summary Report of Denial for Proposed Preliminary Plat

Discussion

Review of recommended project denial for an Application for Preliminary Subdivision for “Golfside #5 Subdivision”, as well as an Application for Vacation of Plat, filed by Joshua Gilbertson, licensed land surveyor, on behalf of Scott R. Phillips, Successor Co-Trustee of the Lee Nell Phillips Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Gary D. Phillips, Successor Co-Trustee of the Lee Nell Phillips Trust Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Douglas E. Welliver, Christine A. Welliver, and Golfside Estates Subdivision Homeowners Association, Inc., for Golfside Estates, Lots 23-24 and Lots 26-31, also known as a tract of land being part of the Southwest Quarter of Section 36, Township 11 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska, inventoried as Permits #2025-078 and #2025-079, in the Buffalo County Zoning Records based on, but not limited to, the following regulations:

- Buffalo County Subdivision Regulations, Section 1.05, states, “No subdivision of land, regardless of acreage involved, shall be permitted within the jurisdiction of Buffalo County unless the property subdivided and all portions therein abuts before and after subdividing, a dedicated and maintained public street(s) and/or road(s), or private streets as private streets are allowed to be created in this Resolution. (Resolution 7-13-2021)”;
- Buffalo County Subdivision Regulations, Sec. 2.23 (a) defines a lot as “...A portion of real property containing at least the area required at the time it was created by the zoning district in which it is or was located for use, coverage, and yard space, exclusive of existing, laid out, proposed, or reserved streets, public ways, or roads, abutting and have access to at least one public street, road, or private street as a private street is allowed to be created in this resolution or...”;
- Buffalo County Subdivision Regulations, Section 2.35, defines a street as, “A highway, road, avenue, or boulevard, dedicated to and accessed by the public which affords principal means of access to or abutting property. A private street is not a publicly accessed street. A private street may limit public access by gates, signage, or other means, limits or restricts access on and to the private street. (Resolution 7-13-2021)”;
- Buffalo County Subdivision Regulations, Section 4.02 (E), states, “All lots shall have a minimum of 25 feet width along a street or road. (Resolution 7-13-2021)”;
- Buffalo County Subdivision Regulations, Sec. 4.03 states, “The location of highways, streets, roads and other rights-of-way shall conform to the locations designated in the Comprehensive Plan. Unless designated a higher use in the Comprehensive Plan, all proposed or existing roads, whether previously vacated or unopened, located upon section lines shall minimally be considered rural local... 66 feet”;

- Buffalo County Subdivision Regulations, Sec 4.07 (C) states, “No lot shall have an area or width less than that required by any zoning resolution.”;
- Buffalo County Subdivision Regulations, Sec 4.07 (E) states, “Every lot shall front upon and have access to a public street or road, except lots may front upon and take access to a private roadway that accesses a public street or road...”;
- Buffalo County Subdivision Regulations, Section 4.11, states, “Streets and roads, whether private as allowed in Chapter 4 or public, within a subdivision shall minimally conform to the Nebraska State Board of Public Roads Classification Local Road RL-2 as to design, grade, maximum grade, tangent sight, traveled width of the road, shoulder width, and other particulars addressed in State Board of Public Road regulations regarding street layout with the dedicated road right of way.”;
- Buffalo County Subdivision Regulations, Section 4.12 (A), states, “Access to and within a subdivision shall be accomplished by dedicated public streets or roads laid out as directed in minimum design standards.”;
- Buffalo County Subdivision Regulations, Section 4.12 (B), states, “Private Street Minimum Width and Operative as Grant of Utility Access and Occupation Private Streets, when created under this Resolution, shall have a minimum street width of sixty-six (66) feet in width and grant access within the private street to entry, occupation, and use by public (Resolution 7-13- 2021).”;
- Buffalo County Subdivision Regulations, Section 5.01, states, “All streets, roads and public ways whether designated public or private within the subdivision shall be graded to the standards described in Chapter 4 of these regulations. Absent a hard surfacing requirement, all streets, roads, and ways whether designated public or private within the subdivision shall be minimally surfaced with three (3) inches of crushed rock embedded into the subgrade during construction and one (1) inch of gravel or higher grade of road surfacing. (Resolution 2-25-2020)”;
- Buffalo County Zoning Regulations, Section 5.12 (8), states: “Single family, ranch, and farm dwellings on a parcel abutting an improved road, meaning a road above county minimum maintenance road classification or public street within approved subdivision, including ranch and farm dwellings; and one additional on farm/ranch single/two family dwellings for the purpose of housing relatives or permanent agriculture workers...”;
- Buffalo County Zoning Regulations, Section 5.16 (2)(A) states that the minimum lot area shall be, “Three (3) acres, with the placement of a maximum of four single family dwellings per U.S. Government surveyed quarter section, on a parcel abutting an improved road (above minimum maintenance road)”;
- Buffalo County Zoning Regulations, Section 5.16 (3) states, “Lots shall have a minimum of twenty-five (25) feet lot width abutting any street or road. (Resolution 7-13-2021).”;
- Buffalo County Zoning Regulations, Section 5.17 states, “There shall be a minimum front yard of not less than the greater of a depth of fifty (50) feet from the right-of-way of street or eighty-three (83) feet from the center of right-of-way.”.

The applicants and their agent have received a copy of this report. They may seek appeal of the Zoning Administrator and Board of Commissioner’s decision, by requesting a variance within ten (10) days from the review by the Buffalo County Board of Commissioners, under Buffalo County Zoning Regulations, Section 9.4.

ZONING AGENDA ITEM #2

MEETING DATE: December 23, 2025

SUBJECT: Discussion and Possible Approval of Proposed Zoning Fee Revisions

Discussion:

The proposed fee revisions, as presented in the board's packet, will be reviewed by Zoning Administrator Daniels.

The post Planning Commission proposed fees were made available to the public December 16, 2025 on the Buffalo County website.

Planning & Zoning Commission Minutes

November 20, 2025

MINUTES OF PLANNING AND ZONING COMMISSION
NOVEMBER 20, 2025
BUFFALO COUNTY COURTHOUSE
7:00 P.M.

Notice of the meeting was given in advance thereof by publication in the Kearney Hub, the designated method for giving notice, on November 8, 2025. A copy of the proof of publication is on file in the Zoning Administrator's Office. Advance notice of the meeting was also given to the Planning and Zoning Commission and availability of the Agenda was communicated in the advance notice. The Agenda is available for anyone wanting a copy.

Chairperson Scott Brady opened the meeting at 7:02 P.M. on November 20, 2025.

In Attendance: Marc Vacek, Loye Wolfe, Tammy Jeffs, Scott Stubblefield, Willie Keep, Jeremy Sedlacek, Tim Kreutzer, and Scott Brady.

Absent was Joshua Chaney.

Quorum has been met.

Also attending were: Deputy County Attorney Josiah Davis and Zoning Administrator Dennise Daniels. There were few members of the public present.

Chairperson Brady announced The Open Meetings Act and agendas were available if anyone wished to have one.

The public forum was opened at 7:03 P.M. No one spoke. The public forum closed at 7:03 P.M.

Chairperson Brady announced the procedure and etiquette for the upcoming public hearings.

Public Hearing. 5(a)

Chairperson Brady opened the public hearing for Agenda Item 5(a) at 7:03 P.M. regarding fee revisions.

Zoning Administrator Dennise Daniels stepped forward to present the data on fee revisions.

Zoning Administrator Daniels stated that fees have not been reviewed or revised since 2017. She stated that based on reviews on all zoning processes, the fees are not covering the cost of inflation. She explained that every fee will see an increase including: cost of publication, zoning permits, floodplain permits, special use permits, etc.

Zoning Administrator Daniels explained that she used two methodologies: comparable counties' fees and input costs. She stated that she used three counties that were similar in population: Hall, Dodge, and Lincoln counties. Based on the population of the comparable county to Buffalo County, she stated that she increased or decreased the fees. Hall County, she continued, is most

similar to Buffalo County, however, the population is 25 percent larger than Buffalo County. Therefore, she explained, Hall County's fees associated with similar processes, required a 25 percent reduction. Dodge County, she stated, is 35 percent smaller than Buffalo County, so their fees were increased by 35 percent. Lincoln County, she continued, is 44 percent smaller than Buffalo County, so their fees were increased by 44 percent. This methodology, she stated, gave her a base cost of approximately where Buffalo County should be, based on counties of similar size.

The second methodology, Zoning Administrator Daniels testified, was calculated based on input costs. The Zoning Office calculated input fees for every zoning process including, but not limited to: salaries, cost of office supplies, postage, fuel to each site, etc. She stated that her findings gave her an approximate cost similar to the comparative analysis.

Vice-Chairperson Keep asked Zoning Administrator Daniels if the proposed costs would cover the costs that Buffalo County is putting into the projects and she confirmed.

Zoning Administrator Daniels stated the proposed fees were presented to Buffalo County Board of Commissioner's Zoning Subcommittee and they found the fees to be acceptable.

Zoning Administrator Daniels then reviewed the proposed fee spreadsheet. She stated that some projects require a per lot fee, as well as a cost of publishing fee. To ensure accuracy, she continued, the fees are broken into a base fee, plus a cost of publication fee and a per lot fee, where necessary.

Zoning Administrator Daniels then reviewed notes of interest with The Commission. She stated that there will be a 1 percent annual increase for two (2) years following the adoption of proposed revisions, then the percentage increase will be re-evaluated in the years thereafter; Buffalo County will consider going to a fee schedule for zoning permits in 2026; the Subdivision Fees do not include filing fees set by the Register of Deeds; fees were last adopted in 2017, and fees are expected to be effective January 1, 2026, assuming The Planning Commission and The Board of Commissioners approves the revisions.

She added that the proposal as provided in the packet, including some of the notes, were available for amendment if The Commission found it satisfactory.

Zoning Administrator Daniels asked if The Commission had any questions or comments. Ms. Wolfe stated that she liked the proposed fees and stated that The Commission should move forward with the proposal.

Secretary Jeffs asked Zoning Administrator Daniels if a one (1) percent increase would cover the ever-increasing costs of inflation. Zoning Administrator Daniels stated that some of the fees were pretty significant to cover some of the next year's inflation.

Chairperson Brady advised that the annual increase should be based on the yearly cap set by the State of Nebraska on Buffalo County. He stated that, at a minimum, it should be a three (3) percent increase. He added that he believes Buffalo County, from this point forward, should be

proactive to ensure that fees don't fall behind in the future. The Commission agreed. Zoning Administrator Daniels asked if The Commission wished to have a three (3) percent annual increase for (1) year following the adoption of proposed revisions, then the percentage increase will be re-evaluated. Chairperson Brady agreed.

Mr. Sedlacek sought clarification on the one (1) percent annual increase for two (2) years following the adoption of proposed revisions. He asked if that one (1) percent was for the entirety of the two (2) years or one (1) percent per year. Zoning Administrator Daniels stated that it would be one (1) percent increase per year, based on the current proposal. Zoning Administrator Daniels stated that she did not believe the three (3) percent increase for one (1) year following the adoption of proposed revisions would be unsatisfactory. She stated that The Commission needs to make that determination and she would make any revisions that they wished.

Mr. Stubblefield stated that based on a three (3) percent increase, there will be an odd dollar amount for revised fees. He stated that The Zoning Administrator should add to her proposal a caveat that states each fee, after the increase, should be rounded up to the nearest \$10.00.

Chairperson Brady advised that the current costs do not account for the cost of office supplies and time that Buffalo County puts into each project. Ms. Wolfe stated that the applicants should be responsible to pay the entirety of their projects, and Buffalo County should have no financial responsibility to any of it.

Chairperson Brady asked if per lot fees should be increased. Zoning Administrator Daniels stated that she would not recommend an increase because, based on comparable counties, a \$25.00 per lot fee is customary. However, she continued, because Buffalo County is a growing county, \$50.00 is appropriate.

Mr. Vacek stated that he appreciates the proposed fee and is excited to see what the market shows for next year.

Mr. Sedlacek noted his surprise that the fees were never revised. Chairperson Brady and Ms. Wolfe both stated that a revision of fees was never brought to their attention. Zoning Administrator Daniels testified that, with the recent comprehensive plan and regulation adoptions, it makes sense to put the fee revisions in place as soon as possible.

Zoning Administrator Daniels added that she would like to update and revise the forms for all zoning processes, as well.

Mr. Sedlacek stated that he liked Zoning Administrator's comparative analysis and the counties that were chosen.

Chairperson Brady stated that he would like to have a report presented to The Commission on a yearly basis. Mr. Sedlacek agreed.

Ms. Wolfe asked for clarification on the increase. Zoning Administrator Daniels recapped that there would be a three (3) percent increase for one (1) year following the adoption of proposed revisions, along with a \$10.00 rounding up caveat, then the percentage increase for years thereafter would be re-evaluated on an annual basis.

Chairperson Brady asked if anyone would like to speak for or against the proposed fees and no one spoke.

Chairperson Brady closed the public hearing at 7:25 P.M.

Motion was made by Ms. Wolfe, and seconded by Mr. Sedlacek to recommend favorably the proposed fee revisions to the Buffalo County Board of Commissioners with the following revisions:

- There will be a three (3) percent annual increase for one year following the adoption of proposed revisions, along with a \$10.00 rounding-up caveat, then the percentage increase will be re-evaluated based on market conditions on an annual basis.

Upon roll call vote, the following Board members voted “Aye”: Jeffs, Stubblefield, Wolfe, Keep, Sedlacek, Kreutzer, Vacek and Brady.

Voting “Nay”: None.

Abstain: None.

Absent: Chaney.

Motion carried.

Ms. Wolfe asked when the next report would be provided to them. Mr. Sedlacek recommended providing a report in November, 2026, so that the fees would be approved prior to January, 2027. The Commission agreed.

Mr. Sedlacek recommended adding an amendment to the original vote to require the zoning administrator to present new fees in November of each year to ensure new fees are adopted by January 1 of the following year. Seconded by Mr. Kreutzer.

Upon roll call vote, the following Board members voted “Aye”: Jeffs, Stubblefield, Wolfe, Keep, Sedlacek, Kreutzer, Vacek and Brady.

Voting “Nay”: None.

Abstain: None.

Absent: Chaney.

Old Business

Minutes

Motion was made by Secretary Jeffs, and seconded by Mr. Vacek to approve the June 18, 2025 meeting minutes, as presented.

Upon roll call vote, the following Board members voted “Aye”: Jeffs, Stubblefield, Wolfe, Keep, Sedlacek, Kreutzer, Vacek and Brady.

Voting “Nay”: None.

Abstain: None.

Absent: Chaney.

Motion carried.

New Business

Report on Previous Hearings

Zoning Administrator Daniels reported that the Application for Special Use Permit to operate Mineral Extraction Operation, filed by JK Land, L.L.C., on tax parcel 360023000, described as a tract of land situated in the Southwest Quarter of the Southwest Quarter of Section Thirteen (13), Township Ten (10) North, Range Fifteen (15) West of the Sixth Principal Meridian, Buffalo County, Nebraska, was heard and approved by Board of Commissioners on July 8, 2025.

Discussion occurred regarding past projects.

Zoning Administrator Daniels highlighted the following extra-territorial jurisdictional subdivisions for the city of Kearney: Butler Second Subdivision and Ingram Subdivision. She also reviewed a notice from Hall County, regarding their Comprehensive Plan and a city of Kearney annexation, Western Nebraska Property Development Fourth Addition.

Zoning Administrator Daniels gathered attendance for the Buffalo County Christmas Party.

Next Meeting

The next meeting is scheduled for December 18, 2025. Zoning Administrator Daniels asked The Commission if there would be enough quorum to schedule two public hearings in December or if The Commission wished to reschedule in January.

Motion was made by Mr. Kreutzer, and seconded by Mr. Sedlacek to schedule the two public hearings for the regularly scheduled December meeting, as there would be enough quorum.

Upon roll call vote, the following Board members voted “Aye”: Jeffs, Stubblefield, Wolfe, Keep, Sedlacek, Kreutzer, Vacek and Brady.

Voting “Nay”: None.

Abstain: None.

Absent: Chaney.

Motion carried.

Adjourn

Chairperson Brady adjourned the meeting at 7:56 P.M.

Scott Brady, Chairperson
Buffalo County Planning Commission

Tammy Jeffs, Secretary
Buffalo County Planning Commission

Zoning Agenda

Item #1



BUFFALO COUNTY PLANNING & ZONING

To: Buffalo County Board of Commissioners

From: Dennise Daniels, Zoning Administrator

Subject: Summary Report of Denial for Proposed Plat

On or around September 22, 2025, The Buffalo County Zoning Office received an Application for Preliminary Subdivision for “Golfside #5 Subdivision”, as well as an Application for Vacation of Plat, filed by Joshua Gilbertson, licensed land surveyor, on behalf of Scott R. Phillips, Successor Co-Trustee of the Lee Nell Phillips Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Gary D. Phillips, Successor Co-Trustee of the Lee Nell Phillips Trust Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Douglas E. Welliver, Christine A. Welliver, and Golfside Estates Subdivision Homeowners Association, Inc., for Golfside Estates, Lots 23-24 and Lots 26-31, also known as a tract of land being part of the Southwest Quarter of Section 36, Township 11 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska, inventoried as Permits #2025-078 and #2025-079, in the Buffalo County Zoning Records.

While reviewing the proposed plat, “Golfside #5 Subdivision”, and all applicable Zoning and Subdivision Regulations, to ensure compliance, the following regulations, which are including, but not limited to, the subsequent provisions, were considered:

- Buffalo County Subdivision Regulations, Section 1.05, states, “No subdivision of land, regardless of acreage involved, shall be permitted within the jurisdiction of Buffalo County unless the property subdivided and all portions therein abuts before and after subdividing, a dedicated and maintained public street(s) and/or road(s), or private streets as private streets are allowed to be created in this Resolution. (Resolution 7-13-2021)”;
- Buffalo County Subdivision Regulations, Sec. 2.23 (a) defines a lot as “...A portion of real property containing at least the area required at the time it was created by the zoning district in which it is or was located for use, coverage, and yard space, exclusive of existing, laid out, proposed, or reserved streets, public ways, or roads, abutting and have access to at least one public street, road, or private street as a private street is allowed to be created in this resolution or...”;
- Buffalo County Subdivision Regulations, Section 2.35, defines a street as, “A highway, road, avenue, or boulevard, dedicated to and accessed by the public which affords principal means of access to or abutting property. A private street is not a publicly accessed street. A private street may limit public access by gates, signage, or other means, limits or restricts access on and to the private street. (Resolution 7-13-2021)”;
- Buffalo County Subdivision Regulations, Section 4.02 (E), states, “All lots shall have a minimum of 25 feet width along a street or road. (Resolution 7-13-2021)”;

TEL: (308) 236-1998
FAX: (308) 236-1870

ZONING@BUFFALOCOUNTY.NE.GOV



1512 CENTRAL AVENUE
P.O. BOX 1270
KEARNEY, NE 68848

- Buffalo County Subdivision Regulations, Sec. 4.03 states, “The location of highways, streets, roads and other rights-of-way shall conform to the locations designated in the Comprehensive Plan. Unless designated a higher use in the Comprehensive Plan, all proposed or existing roads, whether previously vacated or unopened, located upon section lines shall minimally be considered rural local... 66 feet”;
- Buffalo County Subdivision Regulations, Sec 4.07 (C) states, “No lot shall have an area or width less than that required by any zoning resolution.”;
- Buffalo County Subdivision Regulations, Sec 4.07 (E) states, “Every lot shall front upon and have access to a public street or road, except lots may front upon and take access to a private roadway that accesses a public street or road...”;
- Buffalo County Subdivision Regulations, Section 4.11, states, “Streets and roads, whether private as allowed in Chapter 4 or public, within a subdivision shall minimally conform to the Nebraska State Board of Public Roads Classification Local Road RL-2 as to design, grade, maximum grade, tangent sight, traveled width of the road, shoulder width, and other particulars addressed in State Board of Public Road regulations regarding street layout with the dedicated road right of way.”;
- Buffalo County Subdivision Regulations, Section 4.12 (A), states, “Access to and within a subdivision shall be accomplished by dedicated public streets or roads laid out as directed in minimum design standards.”;
- Buffalo County Subdivision Regulations, Section 4.12 (B), states, “Private Street Minimum Width and Operative as Grant of Utility Access and Occupation Private Streets, when created under this Resolution, shall have a minimum street width of sixty-six (66) feet in width and grant access within the private street to entry, occupation, and use by public (Resolution 7-13- 2021).”;
- Buffalo County Subdivision Regulations, Section 5.01, states, “All streets, roads and public ways whether designated public or private within the subdivision shall be graded to the standards described in Chapter 4 of these regulations. Absent a hard surfacing requirement, all streets, roads, and ways whether designated public or private within the subdivision shall be minimally surfaced with three (3) inches of crushed rock embedded into the subgrade during construction and one (1) inch of gravel or higher grade of road surfacing. (Resolution 2-25-2020)”;
- Buffalo County Zoning Regulations, Section 5.12 (8), states: “Single family, ranch, and farm dwellings on a parcel abutting an improved road, meaning a road above county minimum maintenance road classification or public street within approved subdivision, including ranch and farm dwellings; and one additional on farm/ranch single/two family dwellings for the purpose of housing relatives or permanent agriculture workers...”;
- Buffalo County Zoning Regulations, Section 5.16 (2)(A) states that the minimum lot area shall be, “Three (3) acres, with the placement of a maximum of four single family dwellings per U.S. Government surveyed quarter section, on a parcel abutting an improved road (above minimum maintenance road)”;
- Buffalo County Zoning Regulations, Section 5.16 (3) states, “Lots shall have a minimum of twenty-five (25) feet lot width abutting any street or road. (Resolution 7-13-2021).”;
- Buffalo County Zoning Regulations, Section 5.17 states, “There shall be a minimum front yard of not less than the greater of a depth of fifty (50) feet from the right-of-way of street or eighty-three (83) feet from the center of right-of-way.”.

The 3-acre minimum lot size, as referenced under Buffalo County Zoning Regulations, Section 5.16 (2A), for lots in the Agriculture (AG) District is the regulatory standard across the county and state. Wastewater and well setbacks will need to be considered as water wells are replaced and septic tanks and leech fields are created. In 2002, Nebraska enacted provisions relating to wastewater and wastewater discharge. To give effect of a state law, various regulations were put into effect, namely Chapter 124, Chapter 3. These regulations apply state-wide to any lot that is “less than three acres”. The moving of a lot line can invoke a review by DEQ as to whether the subdivision, as now re-created, is compliant as to property line setbacks for the water well, septic tank, and leech field(s).

Furthermore, the subject tract is a pre-zoning created subdivision. It is allowed to exist in its original dimensions as originally created. It can be sold in its original dimensions, without change. If anything about the original lot is revised, it must be created to be compliant.

It should be noted that Buffalo County Zoning Regulations, Section 10.21 states, “No zoning or other structure shall be erected, moved, added to, demolished, or structurally altered, without a zoning permit first having been issued by the Zoning Administrator. No zoning permit shall be issued unless the proposed construction or use is in conformance with all of the provisions of this resolution and with all other applicable codes, regulations and laws of Buffalo County and with all orders, and variances lawfully issued by the Board of Adjustment.” Since the proposed subdivision is non-compliant, the second project, The Application for Vacation will, also, be denied.

With careful consideration given to various chapters and sections regarding the regulatory standards for subdivisions of land in Buffalo County directly affecting the proposed subdivision, and a review of the proposed plat, “Golfside #5 Subdivision ” and accompanying vacation, inventoried as Permits #2025-078 and #2025-079 in the Buffalo County Zoning Records, the preliminary plat, submitted as, “Golfside #5 Subdivision” and the accompanying plat are not compliant and are, therefore, denied based on the above listed reasons 1 through 15.

The applicants and their agent have received a copy of this report. They may seek appeal of the Zoning Administrator and Board of Commissioner’s decision, by requesting a variance within ten (10) days from the review by the Buffalo County Board of Commissioners, under Buffalo County Zoning Regulations, Section 9.4.

Application for Vacation & Accompanying Documentation

APPLICATION FOR LAND DEVELOPMENT IN ACCORDANCE WITH BUFFALO
COUNTY SUBDIVISION REGULATIONS

Buffalo County Zoning Office
1512 Central Ave., PO Box 1270 Kearney, NE 68848
308-236-1998 www.buffalogov.org

Type of Plat Administrative Sub Preliminary Plat Final Plat
Vacation of Plat X Variance

The zoning administrator, who may be accompanied by others, is hereby authorized to enter upon the property during normal working hours for the purpose of becoming familiar with the proposed situation.

Subdivision name: Golfside Estates Date 8/11/25

Owner's name: Ercil D. Phillips family trust also known as the Phillips family trust also known as Lee Nell Phillips Trust, Douglas E. Welliver & Christine A. Welliver, Golfside HOA

Owner's home address: 2 Praire Hills Rd Pleasanton NE, 68866

Telephone number(home): 308 440 4682 (daytime)

Developer's name: Scott R. Phillips, Co-Trustee

Developer's address: 2 Praire Hills Rd Pleasanton NE, 68866

Engineer's name and address: Oak Creek Engineering, P.O. Box 1209 Kearney NE 68848

List all people who own, have liens and other interest

Lee Nell Phillips Trust, Douglas E. Welliver & Christine A. Welliver, Golfside HOA

Present use of property: Residential Lots

Desired use of property: Residential Lots Present Zoning Residential

Legal Description of property: Lots 23-24, 26-31 Golfside Estates

Area of property(square feet and/or acres) 4.29 AC

Number of lots or parcels: 8 Lots

School District 10-0105 Fire District Pleasanton

Please attach exhibits (plat, easements, water courses, surveyor's certificate with legal description, copy of covenants, DEQ permits, etc if applicable)

The above requested information is, to the best of my knowledge, true and accurate.

Signature of Owner: See Attached Signature Sheet Printed Name See Attached Signature Sheet

And agent: _____

Preliminary Plat approval date: _____

Action Taken:

P & Z Recommendation: _____ approved _____ disapproved

County Commissioners _____ approved _____ disapproved

Date: _____

Date: _____

Office Use Only	
Permit Number	<u>2025-078</u>
Filing Fee	<u>290.00</u> Receipt # <u>975125</u>
Zoning Classification	<u>AG</u>
Floodplain Yes or No	<u>Yes</u>
8/09	Date <u>8/22/2025</u> Initial _____

ATTACHMENT 1 - GOLFSIDE ESTATES LOTS 23-24, 26-31 VACATION

Scott Phillips, Trustee

SCOTT R. PHILLIPS, TRUSTEE, ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST ALSO KNOWN AS THE LEE NELL PHILLIPS TRUST

Gary D. Phillips

GARY D. PHILLIPS, TRUSTEE, ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST ALSO KNOWN AS THE LEE NELL PHILLIPS TRUST

Douglas E. Welliver

DOUGLAS E. WELLIVER, HUSBAND

Christine A. Welliver

CHRISTINE A. WELLIVER, WIFE

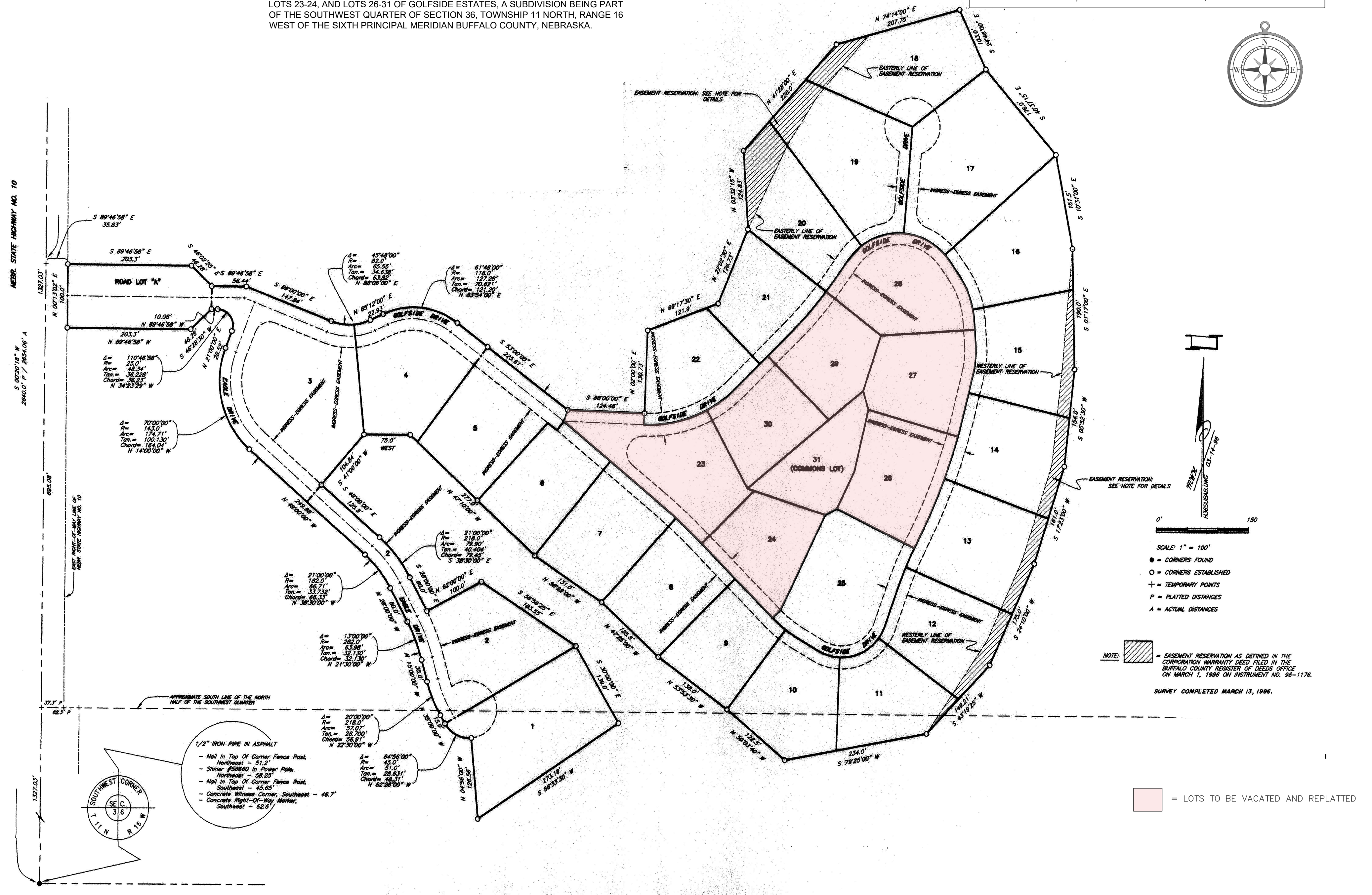
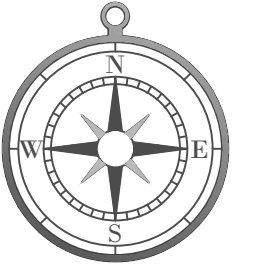
Garrett Seltzer

GARRETT SELTZER, PRESIDENT,
GOLFSIDE ESTATES SUBDIVISION HOMEOWNERS ASSOCIATION INC.

GOLFSIDE ESTATES VACATION MAP
A SUBDIVISION BEING PART OF THE SOUTHWEST
QUARTER OF SECTION 36, TOWNSHIP 11 NORTH,
RANGE 16 WEST OF THE SIXTH PRINCIPAL
MERIDIAN, BUFFALO COUNTY, NEBRASKA

LEGAL DESCRIPTION OF LOTS TO BE VACATED:

LOTS 23-24, AND LOTS 26-31 OF GOLFSIDE ESTATES, A SUBDIVISION BEING PART
OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 11 NORTH, RANGE 16
WEST OF THE SIXTH PRINCIPAL MERIDIAN BUFFALO COUNTY, NEBRASKA.



Application for Subdivision, Plat & Accompanying Documentation

APPLICATION FOR LAND DEVELOPMENT IN ACCORDANCE WITH BUFFALO
COUNTY SUBDIVISION REGULATIONS

Buffalo County Zoning Office
1512 Central Ave., PO Box 1270 Kearney, NE 68848
308-236-1998 www.buffalogov.org

Type of Plat Administrative Sub _____ Preliminary Plat X Final Plat _____
Vacation of Plat _____ Variance _____

The zoning administrator, who may be accompanied by others, is hereby authorized to enter upon the property during normal working hours for the purpose of becoming familiar with the proposed situation.

Subdivision name: Golfside #5 Subdivision Date 8/11/25

Owner's name: Ercil D. Phillips family trust also known as the Phillips family trust also known as Lee Nell Phillips Trust, Douglas E. Welliver & Christine A. Welliver, Golfside HOA

Owner's home address: 2 Prairie Hills Rd Pleasanton NE, 68866

Telephone number(home): 308 440 4682 (daytime) _____

Developer's name: Scott R. Phillips, Co-Trustee

Developer's address: 2 Prairie Hills Rd Pleasanton NE, 68866

Engineer's name and address: Oak Creek Engineering, P.O. Box 1209 Kearney NE 68848

List all people who own, have liens and other interest _____

Lee Nell Phillips Trust, Douglas E. Welliver & Christine A. Welliver, Golfside HOA

Present use of property: Residential Lots

Desired use of property: Residential Lots Present Zoning Residential

Legal Description of property: Lots 23-24, 26-31 Golfside Estates

Area of property(square feet and/or acres) 4.29 AC

Number of lots or parcels: 5 Lots

School District 10-0105 Fire District Pleasanton

Please attach exhibits (plat, easements, water courses, surveyor's certificate with legal description, copy of covenants, DEQ permits, etc if applicable)

The above requested information is, to the best of my knowledge, true and accurate.

Signature of Owner: See Attached Signature Sheet Printed Name See Attached Signature Sheet

And agent: _____

Preliminary Plat approval date: _____

Action Taken:

P & Z Recommendation: _____ approved _____ disapproved

County Commissioners _____ approved _____ disapproved

Date: _____

Date: _____

Office Use Only	
Permit Number	<u>2025-079</u>
Filing Fee	<u>490.00</u> Receipt # <u>975125</u>
Zoning Classification	<u>Ag</u>
Floodplain Yes or No	<u>No</u>
Date	<u>8/22/2025</u>
Initial	<u>and</u>

ATTACHMENT 1 - GOLFSIDE #5 SUBDIVISION

Scott Phillips, Trustee

SCOTT R. PHILLIPS, TRUSTEE, ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST ALSO KNOWN AS THE LEE NELL PHILLIPS TRUST

Gary D. Phillips

GARY D. PHILLIPS, TRUSTEE, ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST ALSO KNOWN AS THE LEE NELL PHILLIPS TRUST

Douglas E. Welliver

DOUGLAS E. WELLIVER, HUSBAND

Christine A. Welliver

CHRISTINE A. WELLIVER, WIFE

Garrett Seltzer

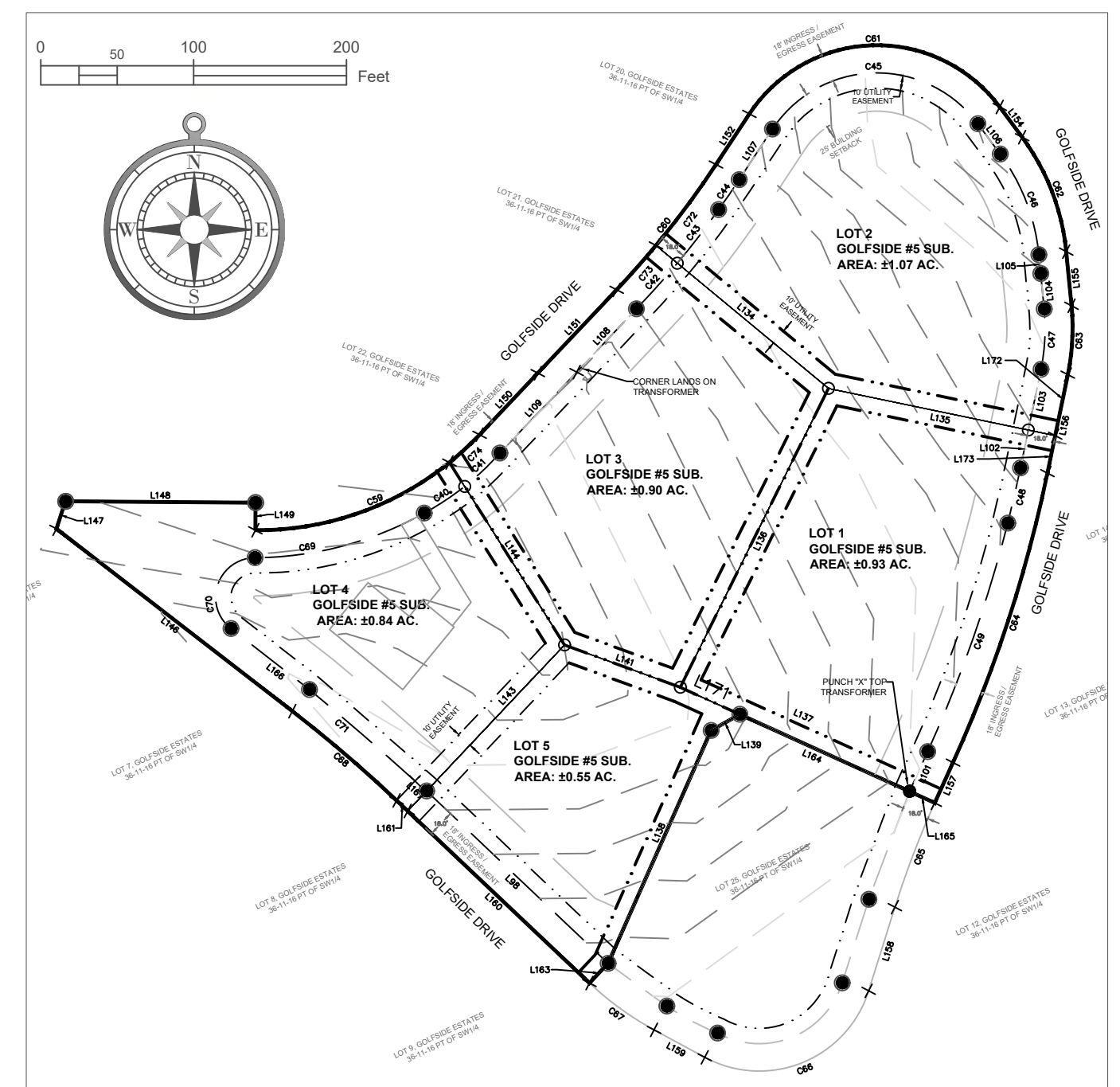
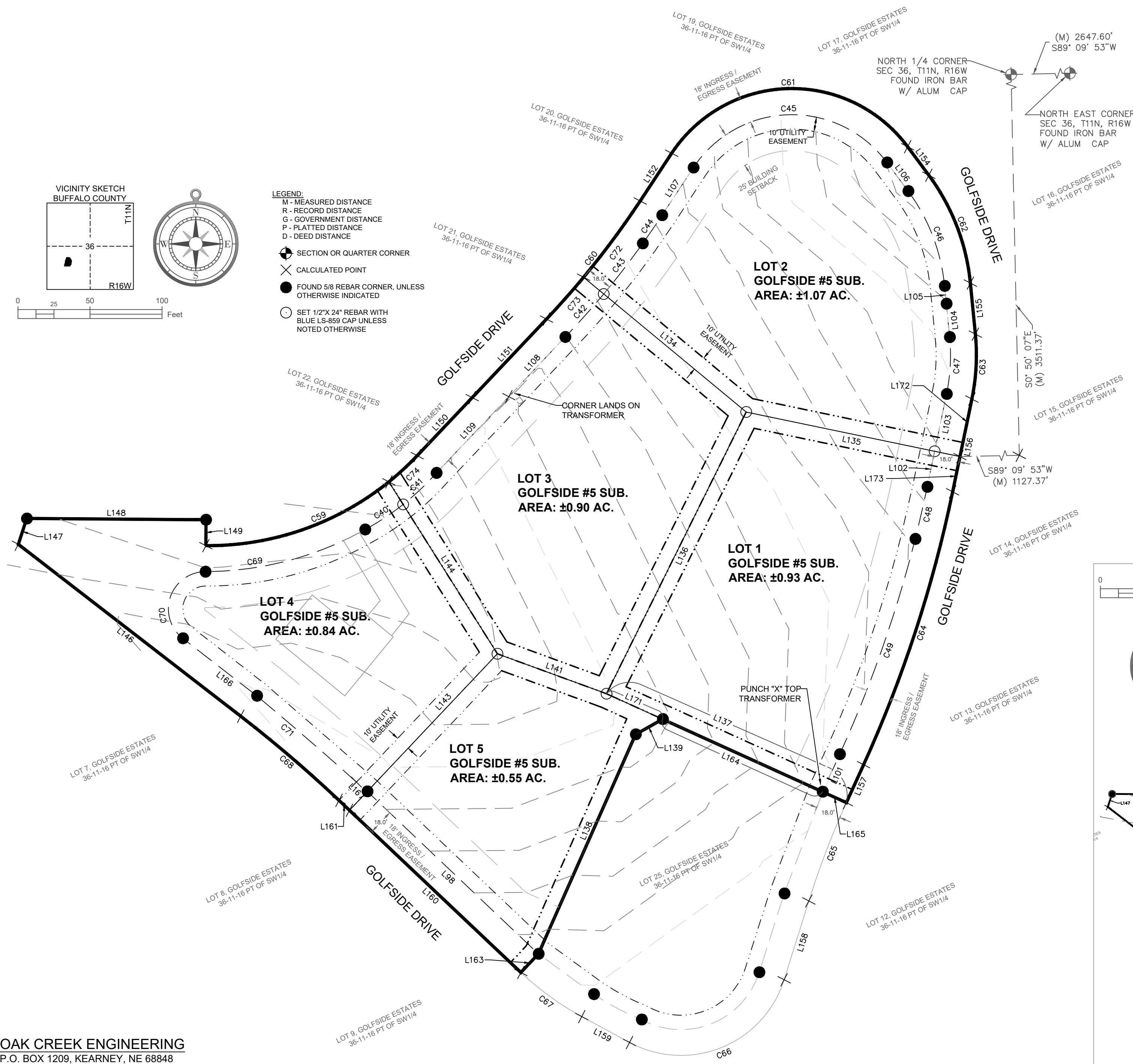
GARRETT SELTZER, PRESIDENT,
GOLFSIDE ESTATES SUBDIVISION HOMEOWNERS ASSOCIATION INC.

GOLFSIDE #5 SUBDIVISION
A SUBDIVISION BEING PART OF THE SOUTHWEST
QUARTER OF SECTION 36, TOWNSHIP 11 NORTH,
RANGE 16 WEST OF THE SIXTH PRINCIPAL
MERIDIAN, BUFFALO COUNTY, NEBRASKA

SURVEYOR'S CERTIFICATE
I, JOSHUA J. GILBERTSON, NEBRASKA REGISTERED LAND SURVEYOR NO. 859, DULY
REGISTERED UNDER THE LAND SURVEYOR'S REGULATION ACT, DO HEREBY STATE
THAT I HAVE PERFORMED A SURVEY OF THE LAND DEPICTED ON THE ACCOMPANYING
PLAT; THAT SAID PLAT IS A TRUE DELINEATION OF SAID SURVEY PERFORMED
PERSONALLY OR UNDER MY DIRECT SUPERVISION; THAT SAID SURVEY WAS MADE WITH
REFERENCE TO KNOWN AND RECORDED MONUMENTS MARKED AS SHOWN, AND TO THE
BEST OF MY KNOWLEDGE AND BELIEF IS TRUE, CORRECT AND IN ACCORDANCE WITH
THE LAND SURVEYORS REGULATION ACT IN EFFECT AT THE TIME OF THIS SURVEY.

DATE: _____
JOSHUA J. GILBERTSON
NEBR. REG. L.S. NO. 859

PRELIMINARY



OAK CREEK ENGINEERING
P.O. BOX 1209, KEARNEY, NE 68848
PHONE 308 455-1152
WEBSITE WWW.OAKCREEKENGINEERING.COM

GOLFSIDE #5 SUBDIVISION
A SUBDIVISION BEING PART OF THE SOUTHWEST
QUARTER OF SECTION 36, TOWNSHIP 11 NORTH,
RANGE 16 WEST OF THE SIXTH PRINCIPAL
MERIDIAN, BUFFALO COUNTY, NEBRASKA

LEGAL DESCRIPTION:

A TRACT OF LAND BEING PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 11 NORTH, RANGE 16 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BUFFALO COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

REFERRING TO THE NORTHEAST CORNER OF SAID SECTION 36, THENCE S89°09'53"W (ASSUMED BEARING) ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 36 A DISTANCE OF 2647.60 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 36; THENCE S0°50'07"E A DISTANCE OF 3511.37 FEET; THENCE S89°09'53"W A DISTANCE OF 1127.37 FEET TO THE POINT OF BEGINNING; THENCE ON A 900.00 FOOT RADIUS CURVE TO RIGHT, A DISTANCE OF 199.58 FEET (LONG CHORD BEARS S18°04'10"W, A DISTANCE OF 199.17 FEET); THENCE S24°25'20"W A DISTANCE OF 28.67 FEET; THENCE N65°34'57"W A DISTANCE OF 18.16 FEET; THENCE N65°34'57"W A DISTANCE OF 121.90 FEET; THENCE S60°36'46"W A DISTANCE OF 21.53 FEET; THENCE S23°52'48"W A DISTANCE OF 166.57 FEET; THENCE S43°28'29"W A DISTANCE OF 17.73 FEET; THENCE N46°34'40"W A DISTANCE OF 163.73 FEET; THENCE N46°34'40"W A DISTANCE OF 10.00 FEET; THENCE ON A 900.00 FOOT RADIUS CURVE TO THE LEFT, A DISTANCE OF 89.80 FEET (LONG CHORD BEARS N49°26'10"W, A DISTANCE OF 89.76 FEET); THENCE N52°17'40"W A DISTANCE OF 195.06 FEET; THENCE N17°55'20"E A DISTANCE 18.87 FEET; THENCE S89°34'40"E A DISTANCE OF 124.46 FEET; THENCE S0°25'20"W A DISTANCE OF 18.00 FEET; THENCE ON A 200.00 FOOT RADIUS CURVE TO THE LEFT, A DISTANCE OF 164.06 FEET (LONG CHORD BEARS N66°55'20"E, A DISTANCE OF 159.50 FEET); THENCE N43°25'20"E A DISTANCE OF 55.38 FEET; THENCE N43°25'20"E A DISTANCE OF 75.01 FEET; THENCE ON A 600.00 FOOT RADIUS CURVE TO THE LEFT, A DISTANCE OF 104.72 FEET(LONG CHORD BEARS N38°25'20"E, A DISTANCE OF 104.59 FEET); THENCE N33°25'20"E A DISTANCE OF 39.69 FEET; THENCE ON A 100.00 FOOT RADIUS CURVE TO THE RIGHT, A DISTANCE OF 191.99 FEET (LONG CHORD BEARS N88°25'20"E, A DISTANCE OF 163.83 FEET); THENCE S36°34'40"E A DISTANCE OF 24.64 FEET; THENCE ON A 150.00 FOOT RADIUS CURVE TO THE RIGHT, A DISTANCE OF 81.16 FEET (LONG CHORD BEARS S21°04'40"E, A DISTANCE OF 80.17 FEET); THENCE S5°34'40"E A DISTANCE OF 35.59 FEET; THENCE ON A 150.00 FOOT RADIUS CURVE TO THE RIGHT, A DISTANCE OF 45.28 FEET (LONG CHORD BEARS S3°04'10"W, A DISTANCE OF 45.11 FEET); THENCE S11°43'00"W A DISTANCE OF 65.75 FEET TO THE POINT OF BEGINNING, CONTAINING AN AREA OF 4.29 ACRES (187,156.92 SQUARE FEET) MORE OR LESS AND FURTHER SUBJECT TO ANY AND ALL EASEMENTS AND RESTRICTIONS OF RECORD.

Parcel Line Table			
Line #	DIRECTION	LENGTH	LENGTH
L98	N46° 29' 30"W	(M) 163.75'	(R) 163.73'
L101	S24° 31' 01"W	(M) 28.60'	(R) 28.67'
L102	S11° 46' 47"W	(M) 25.25'	—
L103	S11° 46' 47"W	(M) 40.57'	—
L104	S5° 37' 45"E	(M) 23.29'	(R) 23.24'
L105	S5° 43' 35"E	(M) 12.37'	(R) 12.35'
L106	S36° 32' 52"E	(M) 24.69'	(R) 24.64'
L107	N33° 21' 57"E	(M) 39.57'	(R) 39.69'
L108	N43° 21' 19"E	(M) 56.86'	(R) 57.12'
L109	N43° 31' 11"E	(M) 73.07'	(R) 73.27'
L134	S50° 20' 18"E	(M) 146.51'	—
L135	N78° 13' 13"W	(M) 151.56'	—
L136	S26° 22' 13"W	(M) 218.18'	—
L137	S65° 34' 57"E	(M) 182.83'	—
L138	S23° 52' 48"W	(M) 166.57'	(R) 166.62'
L139	S60° 36' 46"W	(M) 21.53'	(R) 21.45'
L141	S69° 54' 52"E	(M) 80.61'	—
L143	S43° 23' 47"W	(M) 119.29'	—
L144	S32° 15' 12"E	(M) 141.10'	—
L146	N52° 17' 40"W	(M) 195.06'	(R) 195.06'
L147	N17° 55' 20"E	(M) 18.87'	(R) 18.87'

Parcel Line Table			
Line #	DIRECTION	LENGTH	LENGTH
L148	S89° 34' 40"E	(M) 124.46'	(R) 124.46'
L149	S0° 25' 20"W	(M) 18.00'	(R) 18.0'
L150	N43° 25' 20"E	(M) 55.38'	(R) 55.38'
L151	N43° 25' 20"E	(M) 75.01'	(R) 75.01'
L152	N33° 25' 20"E	(M) 39.69'	(R) 39.69'
L154	S36° 34' 40"E	(M) 24.64'	(R) 24.64'
L155	S5° 34' 40"E	(M) 35.59'	(R) 35.59'
L156	S11° 43' 00"W	(M) 65.75'	(R) 65.75'
L157	S24° 25' 20"W	(M) 28.67'	(R) 28.67'
L158	S17° 25' 20"W	(M) 57.32'	(R) 57.32'
L159	N61° 34' 40"W	(M) 37.69'	(R) 37.69'
L160	N46° 34' 40"W	(M) 163.73'	(R) 163.73'
L161	N46° 34' 40"W	(M) 10.00'	(R) 10.0'
L163	S43° 28' 29"W	(M) 17.73'	(R) 18.0'
L164	N65° 34' 57"W	(M) 121.90'	(R) 122.00'
L165	N65° 34' 57"W	(M) 18.16'	(R) 18.00'
L166	N52° 09' 44"W	(M) 65.03'	(R) 64.93'
L167	N45° 00' 00"W	(M) 9.83'	(R) 10.0'
L171	S65° 34' 57"E	(M) 42.78'	—
L172	N11° 43' 00"E	(M) 40.78'	—
L173	N11° 43' 00"E	(M) 24.97'	—

Curve Table						
Curve #	LENGTH	LENGTH	RADIUS	CHORD DIRECTION	CHORD LENGTH	CHORD LENGTH
C40	(M) 31.76'	—	182.00'	N56° 35' 02"E	(M) 31.72'	—
C41	(M) 31.76'	—	182.00'	N46° 35' 03"E	(M) 31.72'	—
C42	(M) 40.11'	—	582.00'	N41° 51' 02"E	(M) 40.10'	—
C43	(M) 44.23'	—	539.45'	N37° 36' 48"E	(M) 44.22'	—
C44	(M) 23.78'	—	457.26'	N34° 30' 39"E	(M) 23.78'	—
C45	(M) 157.54'	—	82.00'	N88° 29' 43"E	(M) 134.40'	—
C46	(M) 71.38'	—	132.00'	S20° 59' 36"E	(M) 70.51'	—
C47	(M) 39.68'	—	132.00'	S3° 05' 05"W	(M) 39.54'	—
C48	(M) 37.10'	—	896.06'	S12° 57' 51"W	(M) 37.09'	—
C49	(M) 158.52'	—	882.76'	S19° 19' 47"W	(M) 158.31'	—
C59	(M) 164.06'	(R) 164.06'	200.00'	N66° 55' 20"E	(M) 159.50'	(R) 159.5'
C60	(M) 104.72'	(R) 104.72'	600.00'	N38° 25' 20"E	(M) 104.59'	(R) 104.59'
C61	(M) 191.99'	(R) 191.99'	100.00'	N88° 25' 20"E	(M) 163.83'	(R) 163.83'
C62	(M) 81.16'	(R) 81.16'	150.00'	S21° 04' 40"E	(M) 80.17'	(R) 80.17'
C63	(M) 45.28'	(R) 45.28'	150.00'	S3° 04' 10"W	(M) 45.11'	(R) 45.11'
C64	(M) 199.58'	(R) 199.58'	900.00'	S18° 04' 10"W	(M) 199.17'	(R) 199.17'
C65	(M) 73.31'	(R) 73.31'	600.00'	S20° 55' 20"W	(M) 73.26'	(R) 73.26'
C66	(M) 132.20'	(R) 132.20'	75.00'	S67° 55' 20"W	(M) 115.74'	(R) 115.74'
C67	(M) 52.36'	(R) 52.36'	200.00'	N54° 04' 40"W	(M) 52.21'	(R) 52.21'
C68	(M) 89.80'	(R) 89.80'	900.00'	N49° 26' 10"W	(M) 89.76'	(R) 89.76'
C69	(M) 115.64'	(R) 115.68'	229.56'	N75° 15' 04"E	(M) 114.42'	(R) 114.32'
C70	(M) 64.10'	(R) 64.52'	25.90'	N18° 46' 38"E	(M) 48.95'	(R) 49.08'
C71	(M) 91.35'	(R) 91.6'	2290.35'	N49° 07' 47"W	(M) 91.35'	(R) 91.56'
C72	(M) 65.90'	—	600.00'	S36° 34' 08"W	(M) 65.87'	—
C73	(M) 38.82'	—	600.00'	S41° 34' 08"W	(M) 38.81'	—
C74	(M) 26.90'	—	600.00'	S47° 16' 31"W	(M) 26.88'	—

GOLFSIDE #5 SUBDIVISION
A SUBDIVISION BEING PART OF THE SOUTHWEST
QUARTER OF SECTION 36, TOWNSHIP 11 NORTH,
RANGE 16 WEST OF THE SIXTH PRINCIPAL
MERIDIAN, BUFFALO COUNTY, NEBRASKA

DEDICATION

KNOW ALL MEN BY THESE PRESENT THAT SCOTT R. PHILLIPS, SUCCESSOR COTRUSTEE AND GARY D. PHILLIPS, SUCCESSOR COTRUSTEE OF THE LEE NELL PHILLIPS REVOCABLE TRUST DATED DECEMBER 4, 1990 AND GARY D. PHILLIPS, SUCCESSOR COTRUSTEE AND SCOTT R. PHILLIPS, SUCCESSOR COTRUSTEE OF THE ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST, GOLFSIDE ESTATES SUBDIVISION HOMEOWNERS ASSOCIATION, INC., AND DOUGLAS E. WELLIVER AND CHRISTINE A. WELLIVER, HUSBAND AND WIFE, U.S. BANK NATIONAL ASSOCIATION ND AS BENEFICIARY AND U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION AS TRUSTEE, BEING THEN OWNERS AND LIEN HOLDERS OF THE LAND DESCRIBED IN THE LEGAL DESCRIPTION HEREON, HAS CAUSED THE SAME TO BE SURVEYED, PLATTED AND DESIGNATED AS "GOLFSIDE #5 SUBDIVISION", A SUBDIVISION BEING PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 11 NORTH, RANGE 16 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BUFFALO COUNTY, NEBRASKA, AND THAT SAID OWNERS HEREBY RATIFY AND APPROVES THE DISPOSITION OF THEIR PROPERTY AS SHOWN ON THIS PLAT, AND HEREBY DEDICATES TO THE USE AND BENEFIT OF THE PUBLIC, THE STREETS AND UTILITY EASEMENTS (IF ANY) AS SHOWN UPON SAID PLAT, AND ACKNOWLEDGES SAID SUBDIVISION TO BE MADE WITH FREE CONSENT AND IN ACCORD WITH THE DESIRES OF SAID OWNER.DATED THIS ____ DAY OF _____, 20____.

SCOTT R. PHILLIPS, SUCCESSOR COTRUSTEE, OF THE LEE NELL PHILLIPS REVOCABLE TRUST DATED DECEMBER 4, 1990 AND SUCCESSOR COTRUSTEE OF THE ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST	DOUGLAS E. WELLIVER, HUSBAND	CHRISTINE A .WELLIVER, WIFE
	_____, (PRINTED NAME)	_____, (PRINTED CAPACITY)
		BENEFICIARY U.S. BANK NATIONAL ASSOCIATION ND
GARY D. PHILLIPS, SUCCESSOR COTRUSTEE, OF THE LEE NELL PHILLIPS TRUST REVOCABLE TRUST DATED DECEMBER 4, 1990 AND SUCCESSOR COTRUSTEE OF THE ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST		
	_____, (PRINTED NAME)	_____, (PRINTED CAPACITY)
		TRUSTEE U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION
GARRETT SELTZER, PRESIDENT, GOLFSIDE ESTATES SUBDIVISION HOMEOWNERS ASSOCIATION, INC.		
	_____, (PRINTED NAME)	_____, (PRINTED CAPACITY)

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
)SS
COUNTY OF BUFFALO)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE ____ DAY OF _____, 20____, BY SCOTT R. PHILLIPS, SUCCESSOR COTRUSTEE, OF THE LEE NELL PHILLIPS REVOCABLE TRUST DATED DECEMBER 4, 1990 AND SUCCESSOR COTRUSTEE OF THE ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST

MY COMMISSION EXPIRES THE ____ DAY OF _____, 20____.

NOTARY (SEAL)

STATE OF NEBRASKA)
)SS
COUNTY OF BUFFALO)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE ____ DAY OF _____, 20____, BY GARY D. PHILLIPS, SUCCESSOR COTRUSTEE, OF THE LEE NELL PHILLIPS REVOCABLE TRUST DATED DECEMBER 4, 1990 AND SUCCESSOR COTRUSTEE OF THE ERCIL D. PHILLIPS FAMILY TRUST ALSO KNOWN AS THE PHILLIPS FAMILY TRUST

MY COMMISSION EXPIRES THE ____ DAY OF _____, 20____.

NOTARY (SEAL)

STATE OF NEBRASKA)
)SS
COUNTY OF BUFFALO)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE ____ DAY OF _____, 20____, BY DOUGLAS E. WELLIVER AND CHRISTINE A. WELLIVER, HUSBAND AND WIFE.

MY COMMISSION EXPIRES THE ____ DAY OF _____, 20____.

NOTARY (SEAL)

ACKNOWLEDGEMENT:

STATE OF NEBRASKA)
)SS
COUNTY OF BUFFALO)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE ____ DAY OF _____, 20____, BY GARRETT SELTZER, PRESIDENT, GOLFSIDE ESTATES SUBDIVISION HOMEOWNERS ASSOCIATION, INC.

MY COMMISSION EXPIRES THE ____ DAY OF _____, 20____.

NOTARY (SEAL)

STATE OF _____)
)SS
COUNTY OF _____)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE ____ DAY OF _____, 20____, BY _____, _____, U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, TRUSTEE.

MY COMMISSION EXPIRES THE ____ DAY OF _____, 20____.

NOTARY (SEAL)

STATE OF _____)
)SS
COUNTY OF _____)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE ____ DAY OF _____, 20____, BY _____, _____, U.S. BANK NATIONAL ASSOCIATION ND, BENEFICIARY.

MY COMMISSION EXPIRES THE ____ DAY OF _____, 20____.

NOTARY (SEAL)

RESOLUTION NO. _____.

BE IT RESOLVED BY THE COUNTY BOARD OF COMMISSIONERS OF BUFFALO COUNTY, NEBRASKA IN REGULAR SESSION WITH A QUORUM PRESENT, THAT THE PLAT OF "GOLFSIDE #5 SUBDIVISION", A SUBDIVISION BEING PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 11 NORTH, RANGE 16 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BUFFALO COUNTY, NEBRASKA, DULY MADE OUT, ACKNOWLEDGED AND CERTIFIED, IS HEREBY APPROVED, ACCEPTED AND ORDERED FILED AND RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS, BUFFALO COUNTY, NEBRASKA. ANY DEDICATION OF THE ROADS AND/OR OTHER RIGHT-OF-WAY TO THE PUBLIC IS ACCEPTED SOLELY AS RESERVATION OF ROADS AND/OR OTHER RIGHT-OF-WAY TO BUFFALO COUNTY WITHOUT BUFFALO COUNTY BEING RESPONSIBLE FOR SUCH ROADS AND/OR OTHER RIGHT-OF-WAY.

MOVED BY _____ AND SECONDED BY _____ THAT THE FOREGOING RESOLUTION BE

ADOPTED. MOTION CARRIED ON _____ VOTE (____ ABSENT).

STATE OF NEBRASKA)
)SS
COUNTY OF BUFFALO)

I, HEATHER A. CHRISTENSEN, COUNTY CLERK, IN AND FOR SAID COUNTY, BEING DULY ELECTED AND QUALIFIED, DO HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE RESOLUTION AS PASSED BY THE BUFFALO COUNTY BOARD OF COMMISSIONERS ON THIS ____ DAY OF _____, ____.

HEATHER A. CHRISTENSEN, COUNTY CLERK (SEAL)

APPROVAL OF BUFFALO COUNTY, NEBRASKA, PLANNING COMMISSION

THE UNDERSIGNED, _____, (PRINT NAME), CHAIRPERSON OR VICE-CHAIRPERSON OF THE BUFFALO COUNTY PLANNING AND ZONING COMMISSION DO HEREBY CERTIFY THAT THE FOREGOING PLAT OF "GOLFSIDE #5 SUBDIVISION, A SUBDIVISION BEING LOCATED IN PART OF THE SOUTHWEST QUARTER OF SECTION 36, ALL IN TOWNSHIP 11 NORTH, RANGE 16 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BUFFALO COUNTY, NEBRASKA", WAS SUBMITTED TO THE BUFFALO COUNTY PLANNING AND ZONING COMMISSION FOR A PUBLIC MEETING AND REVIEW AND THE AT RECOMMENDATION BY THE BUFFALO COUNTY PLANNING COMMISSION WAS MADE TO THE BUFFALO COUNTY BOARD OF COMMISSIONERS ON THE ____ DAY OF _____, 20____.

CHAIRPERSON OR VICE-CHAIRPERSON

Last Deed of Record

NUM PAGES 1
DOC TAX 17.50 PD CHG X RET
FEES 6.00 PD CHG X RET
TOTAL
CK NUM BY
BY

TRACT INDEX KX
COMPUTER X
COMPARED X

Inst. 1999 - 2131
RECORDED
BUFFALO COUNTY, NE
1999 MR 15 PM 4:16
Kellie John
REGISTER OF DEEDS

REC'D
RETURN Vintage Title
PO Box 2596
Kearney, NE 68848

NEBRASKA DOCUMENTARY
STAMP TAX
Date 3-15-1999
\$ 17.50 By KSJ

CORPORATION WARRANTY DEED

PINNACLE BUILDERS, INC., a Corporation organized and existing under the laws of the State of NEBRASKA, GRANTOR, in consideration of ONE DOLLAR (\$1.00) AND OTHER VALUABLE CONSIDERATION, received from GRANTEE, GOLFSIDE ESTATES SUBDIVISION HOMEOWNERS ASSOCIATION, INC., conveys to GRANTEE, the following described real estate (as described in Neb. Rev. Stat. 76-201):

Lot 31 and Road Lot "A", Golfside Estates, a subdivision being a part of the Southwest 1/4 of Section 36, Township 11 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska

GRANTOR covenants (jointly and severally, if more than one) with GRANTEES that GRANTOR:

- 1) Is lawfully seised of such real estate and that it is free from encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments.
- 2) has legal power and lawful authority to convey the same
- 3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed this 26th day of February, 1999.

Pinnacle Builders, Inc.

BY: William G. Hines, Jr.
William G. Hines, Jr., President

STATE OF NEBRASKA)
COUNTY OF BUFFALO)

The foregoing instrument was acknowledged before me on this 26th day of February, 1999 by William G. Hines, Jr., President of Pinnacle Builders, Inc. a Nebraska Corporation, on behalf of the Corporation.

GENERAL NOTARY-State of Nebraska
DARCIE SIMMONS
My Comm. Exp. March 15, 2000

Darcie Simmons
Notary Public

My Commission Expires: 3/15/00

NUM PAGES 1
DOC TAX 17.50 PD CHG X RET CHG X RET
FEES 5.50 PD CHG X RET
TOTAL _____
CK NUM _____ BY _____
BY _____
REC'D _____
RETURN _____
CLASSIC TITLE
3423.2nd AVENUE
KEARNEY NE 68847

ACT INDEX V
OMPUTER A
MPARED _____
Cards _____

REC'D 10/11

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-17-96
\$ 17.50 By NKB

Inst. 96 - 3334
'96 MAY 17 P4:12

CORPORATION JOINT TENANCY WARRANTY DEED

Margaret L. Simmons
REGISTERED OF DEEDS
BUFFALO COUNTY NE.

PINNACLE BUILDERS, INC., a Corporation organized and existing under the laws of the State of NEBRASKA, GRANTOR, in consideration of TEN THOUSAND AND NO/100 (\$10,000.00) DOLLARS received from GRANTEE, DOUGLAS E WELLIVER AND CHRISTINE A WELLIVER, Husband and Wife, conveys to GRANTEE, as joint tenants and not as tenants in common, the following described real estate (as described in Neb. Rev. Stat. 76-201):

LOT 23, GOLFSIDE ESTATES, A SUBDIVISION BEING PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 11 NORTH, RANGE 16 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BUFFALO COUNTY, NEBRASKA

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances
- (2) has legal power and lawful authority to convey the same
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed this 16th day of May, 1996.

PINNACLE BUILDERS, INC.

By: William G Hines, Jr.
William G Hines, Jr., President

STATE OF NEBRASKA)
COUNTY OF BUFFALO)

The foregoing instrument was acknowledged before me on this 16th day of May, 1996 by William G Hines, Jr., President of Pinnacle Builders, Inc. a Nebraska Corporation, on behalf of the Corporation.

GENERAL NOTARY-STATE of Nebraska
DARCIE SIMMONS
My Comm. Exp. March 15, 2000

Darcie Simmons
Notary Public

My Commission Expires: 3/15/00

NUM PAGES 3
DOC TAX Exempt 18 PD CHG RET
FEES 28.00 PD CHG RET
TOTAL
CK NUM BY
BY
REC'D
RETURN

TRACT INDEX N
COMPUTER N
COMPARED W

Inst 2009 - 1278

RECORDED
BUFFALO COUNTY, NE

2009 FEB 27 PM 3:11

Kellie John
REGISTER OF DEEDS

NEBRASKA DOCUMENTARY	
STAMP TAX	
Date <u>2-27-2009</u>	By <u>TKS</u>
<u>Exempt 18</u>	

PARKER G B & B
BOX 1600
KEARNEY, NE 68848

TRUSTEE'S DEED

Lee Nell Phillips, Trustee of the Ercil D. Phillips Administration Trust, GRANTOR, in consideration of the transfer to the beneficiaries of a family trust, conveys to GRANTEE, Lee Nell Phillips, Trustee of The Phillips Family Trust, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The South half of the Southeast $\frac{1}{4}$ of Section 36, Township 11 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska.

An undivided one-half interest in and to Lots 1, 2, 3, 4, 5, 6, 7, 12, 14, 16, 18, 19, 20, 21, 24, 25, 26, 27, 28, 29 and 30, Golfside Estates, subdivision being part of the Southwest Quarter of Section 36, Township 11 North, Range 16, West of the 6th P.M., Buffalo County, Nebraska.

An undivided one-half interest in and to Lot 11, Golfside Estates, a Subdivision being part of the Southwest Quarter of Section 36, Township 11 North, Range 16, West of the 6th P.M., Buffalo County, Nebraska, along with a small tract of land being located on the south side of said Lot 11, more particularly described as follows: Referring to the Southwesterly Corner of Lot 9, Golfside Estates, a subdivision being part of the Southwest Quarter of Section 36, Township 11 North, Range 16 West of the Sixth Principal Meridian, Buffalo County, Nebraska, said point being 1412.16 feet North and 1004.57 feet East of the Southwest Corner of said Section 36 and assuming the Southwesterly line of said Lot 9 as bearing S 53° 53' 30" E and all bearings contained herein are relative thereto; thence S 53° 53' 30" E and on the Southwesterly line of said Lot 9, a distance of 138.0 feet to the Southwesterly Corner of Lot 10 of said Golfside Estates; thence S 50° 03' 40" E and on the Southerly line of said Lot 10, a distance of 122.5 feet; thence continuing on the Southerly line of said Lot 10, N 79° 25' 00" E a distance of 85.00 feet to the ACTUAL PLACE OF BEGINNING, said point being the Southwesterly Corner of Lot 11 of said Golfside Estates; thence continuing N 79° 25' 00" E and on the Southerly line of said Lot 11 a distance of 149.0 feet; thence continuing on the Southerly line of said Lot 11, N 43° 19' 25" E a distance of 75.53 feet to the most Easterly Corner of said Lot 11; thence leaving the Southerly line of said Lot 11, S 34° 46' 30" W a distance of 169.54 feet; thence N 81° 52' 07" W a distance of 103.83 feet to a point on the Westerly line of said Lot 11 (if extended); thence N 02° 02' 37" E and on the Westerly line of said Lot 11 (if extended), a distance of 42.05 feet to the place of beginning.

A tract of land being part of the Northwest Quarter of the Southwest Quarter (NW $\frac{1}{4}$ SW $\frac{1}{4}$) of Section Thirty-six (36), Township Eleven (11) North, Range Sixteen (16) West of the Sixth Principal Meridian, Buffalo County, Nebraska, more particularly described as follows: Referring to the Northwest Corner of the Southwest Quarter of said Section 36 and assuming the North line of said Southwest Quarter as bearing N 89° 30' 09" E and all bearings contained herein are relative thereto; thence N 89° 30' 09" E and on the North line of said Southwest Quarter a distance of 81.2 feet; thence S 00° 10' 20" E a distance of 45.66 feet to the ACTUAL PLACE OF BEGINNING; thence continuing S 00° 10' 20" E and on the afore described course (produced) a distance of 159.0 feet; thence N 88° 32' 32" E a distance of 103.05 feet; thence N 02° 05' 11" W a distance of 117.7 feet; thence N 68° 40' W a distance of 106.5 feet to the place of beginning. Containing 0.32 acres, more or less. TOGETHER WITH, rights of ingress and egress over and across a strip of land, with said strip of land being more particularly described as follows: Referring to the Northwest Corner of the Southwest Quarter of said Section 36; thence N 89° 30' 09" E and on the North line of the Southwest Quarter of said section a distance of 34.5 feet to the ACTUAL PLACE OF BEGINNING, said place of beginning being on the East right-of-way line of Nebraska State Highway No. 10; thence continuing N 89° 30' 09" E and on the North line of said quarter section a distance of 46.7 feet; thence S 00° 10' 20" E a distance of 204.66 feet; thence S 88°

32' 32" W a distance of 45.48 feet to a point on the East right-of-way line of Nebraska State Highway No. 10, thence N 00° 31' 03" W and on the aforesaid East right-of-way line a distance of 205.42 feet to the place of beginning.

An undivided one half interest in the Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$), Section Fourteen 14, Township 11 North, Range 17 West of the 6th P.M., Buffalo County, Nebraska EXCEPT a tract of land being part of the Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$) of Section Fourteen (14), Township Eleven (11) North, Range Seventeen (17) West of the Sixth Principal Meridian, Buffalo County, Nebraska, more particularly described as follows: Referring to the Southwest Corner of Section 14 and assuming the West line of the Southwest Quarter of said Section 14 as bearing N 00° 02' 45" W and all bearings contained herein are relative thereto; thence S 86° 56' 58" E and on the South line of the Southwest Quarter of said Section 14 a distance of 1341.56 feet to the ACTUAL PLACE OF BEGINNING, said place of beginning being the Southwest Corner of the Southeast Quarter of the Southwest Quarter of said Section 14; thence continuing S 86° 56' 58" E and on the South line of the Southwest Quarter of said Section 14 a distance of 291.0 feet; thence N 00° 02' 33" W a distance of 60.0 feet; thence N 87° 41' 15" W a distance of 226.85 feet; thence N 01° 58' 29" E a distance of 1255.0 feet to a point on the North line of the Southeast Quarter of the Southwest Quarter of said Section 14; thence N 86° 52' 40" W and on the North line of the Southeast Quarter of the Southwest Quarter of said Section 14 a distance of 108.2 feet to the Northwest Corner of the Southeast Quarter of the Southwest Quarter of said Section 14; thence S 00° 02' 33" E and on the West line of the Southeast Quarter of the Southwest Quarter of said Section 14 a distance of 1313.83 feet to the place of beginning. Containing 2.88 acres, more or less, of which 0.22 acres, more or less, are presently being used for road purposes on the South side.

An undivided one half interest in and to the Southeast Quarter of Section Fourteen 14, Township 11 North, Range 17, West of the 6th P.M., Buffalo County, Nebraska EXCEPT a tract of land being part of the Southwest Quarter of the Southeast Quarter (SW $\frac{1}{4}$ SE $\frac{1}{4}$) of Section 14, Township Eleven (11) North, Range Seventeen (17) West of the Sixth Principal Meridian, Buffalo County, Nebraska, more particularly described as follows: Referring to the Southwest Corner of the Southeast Quarter of Section 14 and assuming the South line of the Southeast Quarter as bearing EAST and all bearings contained herein are relative thereto; then EAST on the South line of the Southeast Quarter of said Section 14 a distance of 736.11 feet to the ACTUAL PLACE OF BEGINNING; thence continuing EAST on the South line of the Southeast Quarter of said Section 14 a distance of 414.00 feet; thence N 03 degrees 24' 14" W a distance of 491.00 feet; thence WEST a distance of 414.00 feet; thence S 03 degrees 24' 14" E, a distance of 491.00 feet to the place of beginning. Containing 4.66 acres more or less, of which 0.31 acres more or less, are presently being used for road purposes on the South side.

An undivided one-half interest in and to the Northeast Quarter of Section 14, Township 11 North, Range 15, West of the 6th P.M., Buffalo County, Nebraska.

An undivided one-half interest in and to a tract of land in the Southeast Quarter of Section 14, Township 11 North, Range 15, West of the 6th P.M., Buffalo County, Nebraska, more particularly described as follows: Beginning at the Northeast Corner of the SE $\frac{1}{4}$ of Section 14 and assuming the North line of said SE $\frac{1}{4}$ as bearing N 89° 10' 41" W and all bearings contained herein are relative thereto; thence N 89° 10' 41" W and on the North line of said SE $\frac{1}{4}$ a distance of 2361.6 feet to a point on an existing fence line; thence S 06° 07' 23" W and on the aforesaid existing fence line a distance of 317.8 feet; thence S 58° 10' 33" E a distance of 252.95 feet; thence S 75° 37' 03" E a distance of 152.0 feet; thence S 00° 50' 38" E a distance of 195.05 feet; thence S 38° 52' 25" W a distance of 260.0 feet; thence S 00° 22' 08" W a distance of 678.85 feet; thence S 79° 30' 50" E a distance of 274.6 feet; thence S 00° 20' 17" W a distance of 362.85 feet to a point; said point being 663.0 feet north of the South line of the SE $\frac{1}{4}$ of said Section 14; thence leaving said fence line S 88° 52' 30" E parallel with the south line of said SE $\frac{1}{4}$ a distance of 301.0 feet, more or less, to a point; said point being 1,020.0 feet east of the West line of said SE $\frac{1}{4}$; thence southerly parallel with and 1,020.0 feet easterly from the west line of said SE $\frac{1}{4}$ a distance of 663.0 feet to a point on the south line of

the SE 1/4 of said Section; thence S 88° 52' 30" E and on the aforesaid south line a distance of 1642.25 feet to the Southeast Corner of said Section 14; thence North and on the east line of said SE 1/4 a distance of 2643.4 feet to the place of beginning. Containing 122.46 acres, more or less, of which 3.22 acres, more or less, are presently being used for road purposes on the east and south side thereof.

An undivided one-half interest in and to the SW 1/4 of Section 33, Township 12 North, Range 16 West of the 6th P.M. EXCEPT a tract of land containing 37.47 acres more or less, more particularly described as follows:

Beginning at the Southeast corner of said SW 1/4 thence West (bearing assumed and all other bearings are relative thereto) 1335.62 feet along the South line of said SW 1/4; thence N 17° 51' 13" E 331.88 feet; thence N 87° 53' 15" E 146.50 feet; thence S 61° 52' 53" E 370.00 feet; thence N 89° 06' 05" E 299.72 feet; thence N 2° 31' 30" E 302.81 feet; thence N 37° 30' 44" W 697.85 feet; thence N 55° 18' 08" E 223.24 feet; thence N 01° 53' 20" W 739.38 feet; thence N 83° 40' 18" E 350.19 feet; thence N 11° 32' 02" W 731.34 feet; thence N 87° 27' 41" E 515.15 feet to a point on the east line of said SW 1/4, thence S 00° 03' 27" W 2652.24 feet along said East line to the point of beginning.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seised of such real estate and that it is free from encumbrances except easements, covenants and restrictions of record;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend title to the real estate against any acts of the GRANTOR.

Dated: January 1, 2009.

Lee Nell Phillips, Trustee
Lee Nell Phillips, Trustee of the
Ercil D. Phillips Administration Trust

STATE OF NEBRASKA)
COUNTY OF BUFFALO) ss:

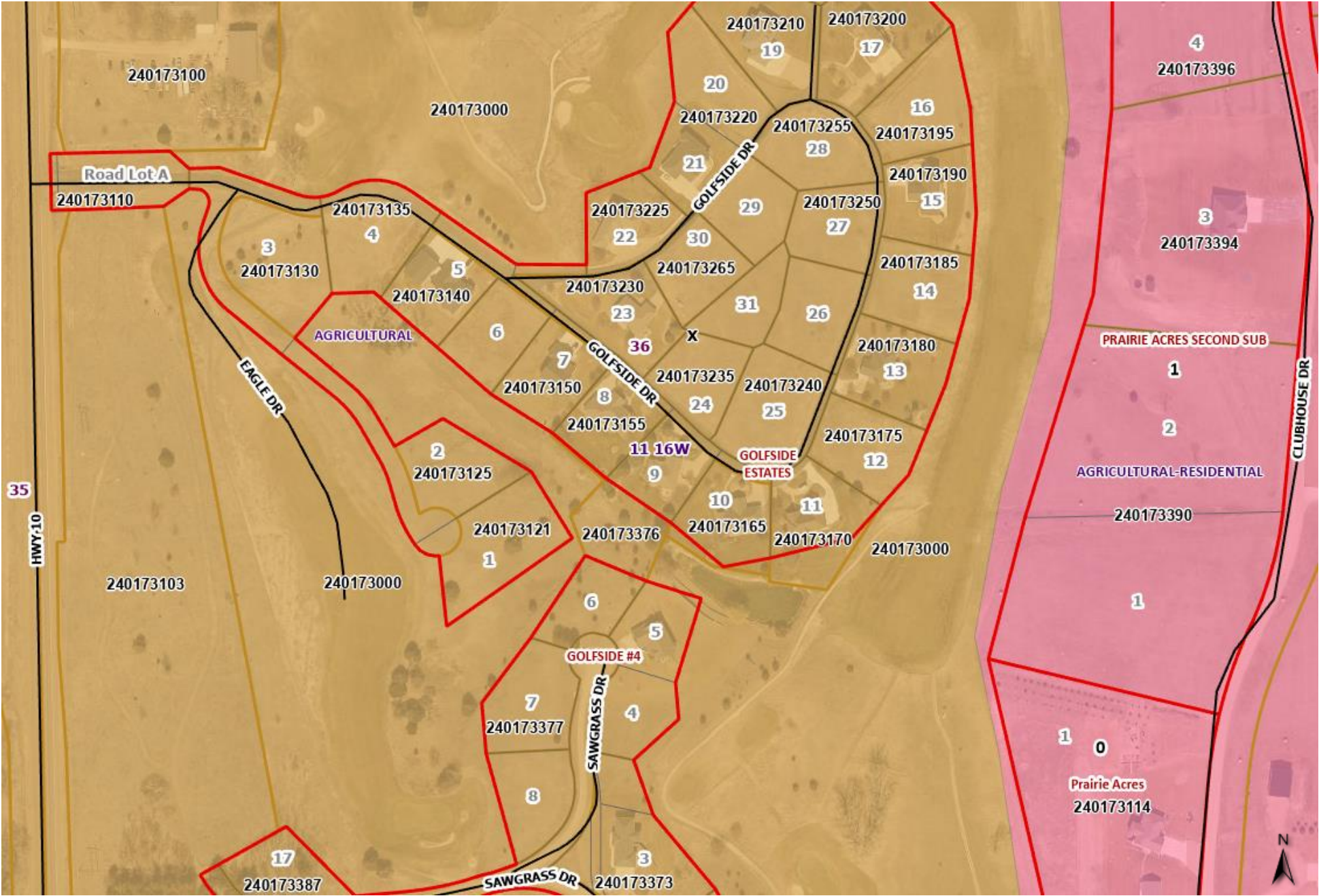
The foregoing instrument was acknowledged before me on January 1, 2009, by Lee Nell Phillips, Trustee of the Ercil D. Phillips Administration Trust.



Patricia L. Mallam
Notary Public

Zoning & Floodplain Map

Created by: null



Aerial & Floodplain Map

Created by: null



Remainderment

From: [Josh Gilbertson](#)
To: [Dennise Daniels](#)
Subject: GOLFSIDE #5
Date: Thursday, December 11, 2025 3:21:52 PM

Good afternoon Dennise,

The vacation of the existing Golfside subdivision lots and replating are as follows:

THE ENTIRTY OF LOTS 23-24, AND ENTIRTY OF LOTS 26-31 OF GOLFSIDE ESTATES, A SUBDIVISION BEING PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 11 NORTH, RANGE 16 WEST OF THE SIXTH PRINCIPAL MERIDIAN BUFFALO COUNTY, NEBRASKA

Joshua Gilbertson, Land Surveyor
PLS 859, Nebraska
Oak Creek Engineering
308-627-1944

Other Considerations (State Standards)

LII > State Regulations > Nebraska Administrative Code

> Topic - ENVIRONMENT AND ENERGY

> Title 124 - ONSITE WASTEWATER TREATMENT SYSTEMS

> Neb. Admin. Code ENVIRONMENT AND ENERGY, tit. 124, ch. 4 -

SUBDIVISIONS

> **124 Neb. Admin. Code, ch. 4, § 001 - Subdivision Review and Approval Application**

124 Neb. Admin. Code, ch. 4, § 001 - Subdivision Review and Approval Application

State Regulations Compare

001.01 Prior to construction of a development area where an onsite wastewater treatment system is proposed on any lot less than three acres in size, the owner of the development area will submit an application for subdivision review and receive Department approval for the use of onsite wastewater treatment systems for the development area on a form provided by the Director and include any additional information as requested. The Department will review the application and determine the acceptability of onsite wastewater treatment systems for the development area. The Department will either approve or deny the use of onsite wastewater treatment systems for the development area. Approval will be based upon an evaluation of the submitted information to meet design requirements of this Title.

001.02 Once the Department has issued a subdivision approval, any subsequent change may be considered a new application and subject to the subdivision review

and approval application and fee requirements.

001.03 A subdivision approval expires ten years from the date the approval is issued by the Department unless the owner submits a written request for reauthorization or extension from the Department prior to the expiration date and the reauthorization or extension is approved by the Department. Such reauthorization or extension will be subject to requirements in effect at the time the reauthorization or extension is issued, and such reauthorization or extension will be valid for no more than one year from the date of issuance. Additional reauthorization or extension may be requested in writing prior to expiration.

Notes

124 Neb. Admin. Code, ch. 4, § 001

Amended effective 6/27/2022



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004. [Adopted without title]

124 NE ADC Ch. 2, § 004 • Nebraska Administrative Code • Effective: June 27, 2022 • (Approx. 2 pages)

Document

Notes of Decisions (0)

History (14)

Citing References (2)

Context & Analysis (0)

Fullscreen



Nebraska Administrative Code

Environment and Energy

Title 124. Onsite Wastewater Treatment Systems

Chapter 2. Application of Regulations; General Provisions (Refs & Annos)

Notes

Outlines

Effective: June 27, 2022

Neb. Admin. R. & Regs. Tit. 124, Ch. 2, § 004

004. [Adopted without title]

Currentness

An existing onsite wastewater treatment system must obtain a new construction and/or operating permit or coverage under a general permit in accordance with this title if:

004.01 It endangers public health or environment, fails, or discharges a prohibited or unauthorized discharge.

004.02 It is being replaced, reconstructed, altered, repaired or modified, and the repairs are not exempted under 005 below;

004.03 There is an adverse change in use such as an increase in the number of bedrooms, design flow, or waste strength;

004.04 It begins to receive wastewater from a different dwelling or non-dwelling facility than it was originally constructed to serve;

004.05 It begins to receive wastewater from a dwelling or non-dwelling facility that is reconstructed or replaced following an event such as fire that renders the structure unsuitable for occupancy; or

004.06 The system owner creates or causes an encroachment on a setback distance by a change in a property line or construction of a new development feature such as a well, water line or foundation.

Credits

Amended eff. June 27, 2022.

Enabling Legislation: Neb. Rev. Stat. § 81-1505(8).

Current with rules filed through May 21, 2025. Some sections may be more current; see credits for details.

124 NAC Ch. 2, § 004, 124 NE ADC Ch. 2, § 004

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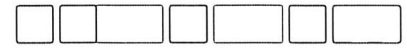
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008. [Adopted without title]

124 NE ADC Ch. 2, § 008 • Nebraska Administrative Code • Effective: June 27, 2022 • (Approx. 2 pages)

[Document](#) [Notes of Decisions \(0\)](#) [History \(14\)](#) [Citing References \(2\)](#) [Context & Analysis \(0\)](#)[Fullscreen](#)

Nebraska Administrative Code

Environment and Energy

Title 124, Onsite Wastewater Treatment Systems

Chapter 2, Application of Regulations; General Provisions (Refs & Annos)

[Notes](#)[Outlines](#)

Effective: June 27, 2022

Neb. Admin. R. & Regs. Tit. 124, Ch. 2, § 008

008. [Adopted without title]

Currentness

The owner of any dwelling or non-dwelling facility will establish a reserve area sufficient in size to be used for a replacement onsite wastewater treatment system capable of meeting the requirements of the construction permit or general permit covering the original system and these regulations. The reserve area will be considered a part of the onsite wastewater treatment system and all setback requirements apply to the reserve area.

Credits

Adopted eff. June 27, 2022.

Enabling Legislation: Neb. Rev. Stat. § 81-1505(8).

Current with rules filed through May 21, 2025. Some sections may be more current; see credits for details.

124 NAC Ch. 2, § 008, 124 NE ADC Ch. 2, § 008

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Advanced**009. [Adopted without title]**

124 NE ADC Ch. 2, § 009 • Nebraska Administrative Code • Effective: June 27, 2022 • (Approx. 2 pages)

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Notes of Decisions (0)

History (13)

Citing References (2)

Context & Analysis (0)

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Nebraska Administrative Code

Environment and Energy

Title 124. Onsite Wastewater Treatment Systems

Chapter 2. Application of Regulations; General Provisions (Refs & Annos)

Notes

Outlines

Effective: June 27, 2022

Neb. Admin. R. & Regs. Tit. 124, Ch. 2, § 009

009. [Adopted without title]

Currentness

Location of an onsite wastewater treatment system on property not owned by the facility using the system is to have a properly executed and filed property easement which is to include provisions that allow for the operation and maintenance of the onsite wastewater treatment system. A copy of the filed easement is to be submitted with the system registration.

Credits

Adopted eff. June 27, 2022.

Enabling Legislation: Neb. Rev. Stat. § 81-1505(8).

Current with rules filed through May 21, 2025. Some sections may be more current; see credits for details.

124 NAC Ch. 2, § 009, 124 NE ADC Ch. 2, § 009

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011. [Adopted without title]

124 NE ADC Ch. 2, § 011 • Nebraska Administrative Code • Effective: June 27, 2022 • (Approx. 3 pages)

Document

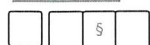
Notes of Decisions (0)

History (14)

Citing References (0)

Context & Analysis (0)

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Nebraska Administrative Code

Environment and Energy

Title 124. Onsite Wastewater Treatment Systems

Chapter 2. Application of Regulations; General Provisions (Refs & Annos)

Notes

Outlines

Effective: June 27, 2022

Neb. Admin. R. & Regs. Tit. 124, Ch. 2, § 011

011. [Adopted without title]

Currentness

A person is not to construct or relocate a foundation, well, water line, surface water feature, or property line within the setback distances listed in Table 2.1 of any onsite wastewater system, except that the Department may approve, at the system owner's request, an encroachment within the minimum setback distance to system components upon submittal of a construction plan and a letter from a professional engineer stating that he or she has evaluated the proposed construction plan and in his or her professional opinion, the encroachment will not have any detrimental effect on the system components, or on the proper function and operation of the system components, or on the ability to maintain or replace any of the system components and does not endanger human health or cause pollution; or if a less stringent distance is in a General Permit that setback distance would apply.

Table 2.1 - Lagoon, Tank and Soil Absorption System Setbacks

Item	Minimum Setback Distance feet (meters)		
	Tanks	Absorption, Infiltrative, and Evaporative Systems	Lagoons
Surface Water	50 ft. (15.2 m)	50 ft. (15.2 m)	50 ft. (15.2 m)
Private Drinking Water Wells	50 ft. (15.2 m)	100 ft. (30.5 m)	100 ft. (30.5 m)
Public Drinking Water Supply Wells:			
Non-Community System*	50 ft. (15.2 m)	100 ft. (30.5 m)	100 ft. (30.5 m)
Community System	500 ft. (152.4 m)	500 ft. (152.4 m)	1000 ft. (304.8 m)
Community System when a septic system or soil absorption system of > 1000 gpd is installed	500 ft. (152.4 m)	1000 ft. (304.8 m)	N/A
Horizontal Closed Loop Geothermal Wells (trenched or dug and above the ground water table)	25 ft. (15.2m)	25 ft. (15.2m)	25 ft. (15.2m)

All Other Water Wells	50 ft. (15.2 m)	100 ft. (30.5 m)	100 ft. (152.4 m)
Water Lines:			
Pressure Main/Service Connection/Suction Lines	10 ft. (3.1 m)	25 ft. (7.6 m)	25 ft. (7.6 m)
Property Lines	5 ft. (1.5 m)	5 ft. (1.5 m)	50 ft. (15.2 m)
Trees	NA	NA	50 ft. (15.2 m)
Parking area, driveway, sidewalk, or other impermeable surface or cover	5 ft. (1.5 m)	5 ft. (1.5 m)	50 ft. (15.2 m)
Foundation:			
Class 1	15 ft. (4.6 m)	30 ft. (9.1 m)	100 ft. (30.5 m)
Class 2	10 ft. (3.1 m)	10 ft. (3.1 m)	100 ft. (30.5 m)
Class 3	7 ft. (2.1 m)	10 ft. (3.1 m)	50 ft. (15.2 m)
Neighbor's Foundation:			
Class 1	25 ft. (7.6 m)	40 ft. (12.2 m)	200 ft. (61.0 m)
Class 2	20 ft. (6.1 m)	30 ft. (9.1 m)	200 ft. (61.0 m)
Class 3	15 ft. (4.6 m)	20 ft. (6.1 m)	100 ft. (30.5 m)

* See NAC Title 179 - Public Water Supply Systems, 7-010, for a complete definition for Non-community systems. It should be noted that some non-community systems may have more stringent setback requirements, per Title 179.

* Class 1 means a basement, a non-basement footing, swimming pool, or slab-on-grade living quarters where any portion of the living quarters basement, footing, or slab is lower in elevation than the onsite wastewater treatment system component.

* Class 2 means a basement, a non-basement footing foundation, trailer house, swimming pool, or slab-on-grade living quarters higher in elevation than the on-site wastewater treatment system. Any other foundation that is not a Class 1 or Class 3 is a Class 2 Foundation

* Class 3 means slab-on-grade construction that is not used as living quarters.

* The water well setback does not apply to a monitoring well meeting the requirements of Nebraska Administrative Code Title 178 that is installed and used for monitoring ground water quality.

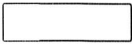
Credits

Adopted eff. June 27, 2022.

Enabling Legislation: Neb. Rev. Stat. § 81-1505(8).

Current with rules filed through May 21, 2025. Some sections may be more current; see credits for details.

124 NAC Ch. 2, § 011, 124 NE ADC Ch. 2, § 011



Applicant & Agent Denial Letters



BUFFALO COUNTY PLANNING & ZONING

December 12, 2025

Oak Creek Engineering
c/o Joshua Gilbertson
PO Box 1209
Kearney, NE 68848

Mr. Gilbertson,

On or around September 22, 2025, The Buffalo County Zoning Office received an Application for Preliminary Subdivision for “Golfside #5 Subdivision”, as well as an Application for Vacation of Plat, filed by Joshua Gilbertson, licensed land surveyor, on behalf of Scott R. Phillips, Successor Co-Trustee of the Lee Nell Phillips Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Gary D. Phillips, Successor Co-Trustee of the Lee Nell Phillips Trust Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Douglas E. Welliver, Christine A. Welliver, and Golfside Estates Subdivision Homeowners Association, Inc., for Golfside Estates, Lots 23-24 and Lots 26-31, also known as a tract of land being part of the Southwest Quarter of Section 36, Township 11 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska, inventoried as Permits #2025-078 and #2025-079, in the Buffalo County Zoning Records.

While reviewing the proposed plat, “Golfside #5 Subdivision”, and all applicable Zoning and Subdivision Regulations, to ensure compliance, the following regulations, which are including, but not limited to, the subsequent provisions, were considered:

- Buffalo County Subdivision Regulations, Section 1.05, states, “No subdivision of land, regardless of acreage involved, shall be permitted within the jurisdiction of Buffalo County unless the property subdivided and all portions therein abuts before and after subdividing, a dedicated and maintained public street(s) and/or road(s), or private streets as private streets are allowed to be created in this Resolution. (Resolution 7-13-2021)”;
- Buffalo County Subdivision Regulations, Sec. 2.23 (a) defines a lot as “...A portion of real property containing at least the area required at the time it was created by the zoning district in which it is or was located for use, coverage, and yard space, exclusive of existing, laid out, proposed, or reserved streets, public ways, or roads, abutting and have access to at least one public street, road, or private street as a private street is allowed to be created in this resolution or...”;
- Buffalo County Subdivision Regulations, Section 2.35, defines a street as, “A highway, road, avenue, or boulevard, dedicated to and accessed by the public which affords principal means of access to or abutting property. A private street is not a publicly accessed street. A private street may limit public access by gates, signage, or other means, limits or restricts access on and to the private street. (Resolution 7-13-2021)”;

TEL: (308) 236-1998
FAX: (308) 236-1870

ZONING@BUFFALOCOUNTY.NE.GOV



1512 CENTRAL AVENUE
P.O. BOX 1270
KEARNEY, NE 68848

- Buffalo County Subdivision Regulations, Section 4.02 (E), states, “All lots shall have a minimum of 25 feet width along a street or road. (Resolution 7-13-2021)”;
- Buffalo County Subdivision Regulations, Sec. 4.03 states, “The location of highways, streets, roads and other rights-of-way shall conform to the locations designated in the Comprehensive Plan. Unless designated a higher use in the Comprehensive Plan, all proposed or existing roads, whether previously vacated or unopened, located upon section lines shall minimally be considered rural local... 66 feet”;
- Buffalo County Subdivision Regulations, Sec 4.07 (C) states, “No lot shall have an area or width less than that required by any zoning resolution.”;
- Buffalo County Subdivision Regulations, Sec 4.07 (E) states, “Every lot shall front upon and have access to a public street or road, except lots may front upon and take access to a private roadway that accesses a public street or road...”;
- Buffalo County Subdivision Regulations, Section 4.11, states, “Streets and roads, whether private as allowed in Chapter 4 or public, within a subdivision shall minimally conform to the Nebraska State Board of Public Roads Classification Local Road RL-2 as to design, grade, maximum grade, tangent sight, traveled width of the road, shoulder width, and other particulars addressed in State Board of Public Road regulations regarding street layout with the dedicated road right of way.”;
- Buffalo County Subdivision Regulations, Section 4.12 (A), states, “Access to and within a subdivision shall be accomplished by dedicated public streets or roads laid out as directed in minimum design standards.”;
- Buffalo County Subdivision Regulations, Section 4.12 (B), states, “Private Street Minimum Width and Operative as Grant of Utility Access and Occupation Private Streets, when created under this Resolution, shall have a minimum street width of sixty-six (66) feet in width and grant access within the private street to entry, occupation, and use by public (Resolution 7-13-2021).”;
- Buffalo County Subdivision Regulations, Section 5.01, states, “All streets, roads and public ways whether designated public or private within the subdivision shall be graded to the standards described in Chapter 4 of these regulations. Absent a hard surfacing requirement, all streets, roads, and ways whether designated public or private within the subdivision shall be minimally surfaced with three (3) inches of crushed rock embedded into the subgrade during construction and one (1) inch of gravel or higher grade of road surfacing. (Resolution 2-25-2020)”;
- Buffalo County Zoning Regulations, Section 5.12 (8), states: “Single family, ranch, and farm dwellings on a parcel abutting an improved road, meaning a road above county minimum maintenance road classification or public street within approved subdivision including ranch and farm dwellings; and one additional on farm/ranch single/two family dwellings for the purpose of housing relatives or permanent agriculture workers...”;
- Buffalo County Zoning Regulations, Section 5.16 (2)(A) states that the minimum lot area shall be, “Three (3) acres, with the placement of a maximum of four single family dwellings per U.S. Government surveyed quarter section, on a parcel abutting an improved road (above minimum maintenance road)”;
- Buffalo County Zoning Regulations, Section 5.16 (3) states, “Lots shall have a minimum of twenty-five (25) feet lot width abutting any street or road. (Resolution 7-13-2021).”;
- Buffalo County Zoning Regulations, Section 5.17 states, “There shall be a minimum front yard of not less than the greater of a depth of fifty (50) feet from the right-of-way of street or eighty-three (83) feet from the center of right-of-way.”.

The 3-acre minimum lot size, as referenced under Buffalo County Zoning Regulations, Section 5.16 (2A), for lots in the Agriculture (AG) District is the regulatory standard across the county and state.

Wastewater and well setbacks will need to be considered as water wells are replaced and septic tanks and leech fields are created. In 2002, Nebraska enacted provisions relating to wastewater and wastewater discharge. To give effect of a state law, various regulations were put into effect, namely Chapter 124, Chapter 3. These regulations apply state-wide to any lot that is "less than three acres". The moving of a lot line can invoke a review by DEQ as to whether the subdivision, as now re-created, is compliant as to property line setbacks for the water well, septic tank, and leech field(s).

Furthermore, the subject tract is a pre-zoning created subdivision. It is allowed to exist in its original dimensions as originally created. It can be sold in its original dimensions, without change. If anything about the original lot is revised, it must be created to be compliant.

It should be noted that Buffalo County Zoning Regulations, Section 10.21 states, "No zoning or other structure shall be erected, moved, added to, demolished, or structurally altered, without a zoning permit first having been issued by the Zoning Administrator. No zoning permit shall be issued unless the proposed construction or use is in conformance with all of the provisions of this resolution and with all other applicable codes, regulations and laws of Buffalo County and with all orders, and variances lawfully issued by the Board of Adjustment." Since the proposed subdivision is non-compliant, the second project, The Application for Vacation will, also, be denied.

With careful consideration given to various chapters and sections regarding the regulatory standards for subdivisions of land in Buffalo County directly affecting the proposed subdivision, and a review of the proposed plat, "Golfside #5 Subdivision " and accompanying vacation, inventoried as Permits #2025-078 and #2025-079 in the Buffalo County Zoning Records, the preliminary plat, submitted as, "Golfside #5 Subdivision" and the accompanying plat are not compliant and are, therefore, denied based on the above listed reasons 1 through 15.

The applicants and their agent have received a copy of this report. They may seek appeal of the Zoning Administrator and Board of Commissioner's decision, by requesting a variance within ten (10) days from the review by the Buffalo County Board of Commissioners, under Buffalo County Zoning Regulations, Section 9.4.

Sincerely,



Dennise Daniels
Buffalo County Zoning & Floodplain Administrator
PO Box 1270
1512 Central Ave
Kearney, NE 68847
Office: (308) 236-1998
ddaniels@buffalocounty.ne.gov

PC: Scott R. Phillips, Successor Co-Trustee of the Lee Nell Phillips Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Gary D. Phillips, Successor Co-Trustee of the Lee Nell Phillips Trust Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust

Douglas E. Welliver, Christine A. Welliver
Golfside Estates Subdivision Homeowners Association, Inc.



BUFFALO COUNTY PLANNING & ZONING

December 12, 2025

Scott R. Phillips, Successor Co-Trustee of the Lee Nell Phillips Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Gary D. Phillips, Successor Co-Trustee of the Lee Nell Phillips Trust Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust

Douglas E. Welliver, Christine A. Welliver

Golfside Estates Subdivision Homeowners Association, Inc.

2 Prairie Hills Road

Pleasanton, NE 68866

To Whom it May Concern,

On or around September 22, 2025, The Buffalo County Zoning Office received an Application for Preliminary Subdivision for “Golfside #5 Subdivision”, as well as an Application for Vacation of Plat, filed by Joshua Gilbertson, licensed land surveyor, on behalf of Scott R. Phillips, Successor Co-Trustee of the Lee Nell Phillips Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Gary D. Phillips, Successor Co-Trustee of the Lee Nell Phillips Trust Revocable Trust Dated December 4, 1990 and Successor Co-Trustee of the Ercil D. Phillips Family Trust also known as The Phillips Family Trust, Douglas E. Welliver, Christine A. Welliver, and Golfside Estates Subdivision Homeowners Association, Inc., for Golfside Estates, Lots 23-24 and Lots 26-31, also known as a tract of land being part of the Southwest Quarter of Section 36, Township 11 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska, inventoried as Permits #2025-078 and #2025-079, in the Buffalo County Zoning Records.

While reviewing the proposed plat, “Golfside #5 Subdivision”, and all applicable Zoning and Subdivision Regulations, to ensure compliance, the following regulations, which are including, but not limited to, the subsequent provisions, were considered:

- Buffalo County Subdivision Regulations, Section 1.05, states, “No subdivision of land, regardless of acreage involved, shall be permitted within the jurisdiction of Buffalo County unless the property subdivided and all portions therein abuts before and after subdividing, a dedicated and maintained public street(s) and/or road(s), or private streets as private streets are allowed to be created in this Resolution. (Resolution 7-13-2021)”;
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The 3-acre minimum lot size, as referenced under Buffalo County Zoning Regulations, Section 5.16 (2A), for lots in the Agriculture (AG) District is the regulatory standard across the county and state. Wastewater and well setbacks will need to be considered as water wells are replaced and septic tanks and leech fields are created. In 2002, Nebraska enacted provisions relating to wastewater and wastewater discharge. To give effect of a state law, various regulations were put into effect, namely Chapter 124, Chapter 3. These regulations apply state-wide to any lot that is “less than three acres”. The moving of a lot line can invoke a review by DEQ as to whether the subdivision, as now re-created, is compliant as to property line setbacks for the water well, septic tank, and leech field(s).

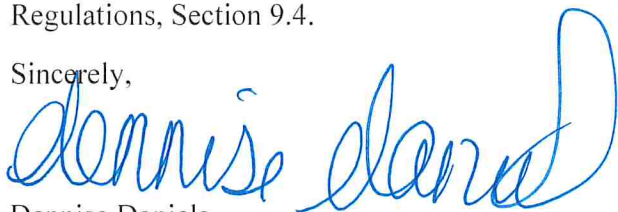
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It should be noted that Buffalo County Zoning Regulations, Section 10.21 states, “No zoning or other structure shall be erected, moved, added to, demolished, or structurally altered, without a zoning permit first having been issued by the Zoning Administrator. No zoning permit shall be issued unless the proposed construction or use is in conformance with all of the provisions of this resolution and with all other applicable codes, regulations and laws of Buffalo County and with all orders, and variances lawfully issued by the Board of Adjustment.” Since the proposed subdivision is non-compliant, the second project, The Application for Vacation will, also, be denied.

With careful consideration given to various chapters and sections regarding the regulatory standards for subdivisions of land in Buffalo County directly affecting the proposed subdivision, and a review of the proposed plat, “Golfside #5 Subdivision ” and accompanying vacation, inventoried as Permits #2025-078 and #2025-079 in the Buffalo County Zoning Records, the preliminary plat, submitted as, “Golfside #5 Subdivision” and the accompanying plat are not compliant and are, therefore, denied based on the above listed reasons 1 through 15.

The applicants and their agent have received a copy of this report. They may seek appeal of the Zoning Administrator and Board of Commissioner’s decision, by requesting a variance within ten (10) days from the review by the Buffalo County Board of Commissioners, under Buffalo County Zoning Regulations, Section 9.4.

Sincerely,



Dennise Daniels
Buffalo County Zoning & Floodplain Administrator
PO Box 1270
1512 Central Ave
Kearney, NE 68847
Office: (308) 236-1998
ddaniels@buffalocounty.ne.gov

PC: Oak Creek Engineering
c/o Joshua Gilbertson

Zoning Agenda

Item #2

Buffalo County Zoning Current Fees and Proposed Fees

<i>Zoning Administrator</i>	Current Cost	Per Lot Fee (If Applicable)	Proposed Base Cost (Not Calculated with CoP or Per Lot Fee)	Proposed Base Cost + CoP (Not Calculated with Per Lot Fee)	Per Lot Fee (Need Added to Proposed Base + CoP, as Applicable.)
Publication Filing Fee	\$20.00	-	\$30.00	\$30.00	-
Zoning Permit Application	\$100.00	-	\$200.00	\$200.00	-
Flood Plain Permit Application	\$50.00	-	\$150.00	\$150.00	-
<i>Board of Adjustment</i>	Current Cost	Per Lot Fee (If Applicable)	Proposed Base Cost (Not Calculated with CoP or Per Lot Fee)	Proposed Base Cost + CoP (Not Calculated with Per Lot Fee)	Per Lot Fee (Need Added to Proposed Base + CoP, as Applicable.)
Appeal/Variance	\$100.00		\$285.00	\$315.00	-

<i>Planning Commission & Board of Commissioners</i>	Current Cost	Per Lot Fee (If Applicable)	Proposed Base Cost (Not Calculated with CoP or Per Lot Fee)	Proposed Base Cost + CoP (Not Calculated with Per Lot Fee)	Per Lot Fee (Need Added to Proposed Base + CoP, as Applicable.)
Conditional Use Permit	\$50.00	-	\$410.00	\$470.00	-
Preliminary Subdivision Plat Application	\$200.00	+\$50.00/Lot	\$410.00	\$470.00	+\$50.00/Lot
Preliminary Subdivision Plat Amendment	None	None	50% Cost of Preliminary Plat + CoP + Per Lot Fee	50% Cost of Preliminary Plat + CoP + Per Lot Fee	+ \$50.00/Lot
Vacation/Replat Preliminary (of Plat or Part)	\$250.00	-	\$410.00	\$470.00	-
Code Amendment (text change)	\$75.00	-	\$330.00	\$390.00	-
Comprehensive Plan Amendment	\$75.00	-	\$330.00	\$390.00	-
Rezoning/Amendment to Zoning Map	\$75.00	-	\$330.00	\$390.00	-
Conservation or Preservation Easements	\$125.00 or \$2.00/Acre	-	\$410.00	\$470.00	-
Fee for Postponement of Public Hearing	\$50.00	-	\$160.00	\$160.00	-
Fee for Process if Not Otherwise Stated	\$50.00		\$160.00	\$160.00	-

<i>Board of Commisioners Only</i>	Current Cost	Per Lot Fee (If Applicable)	Proposed Base Cost (Not Calculated with CoP or Per Lot Fee)	Proposed Base Cost + CoP (Not Calculated with Per Lot Fee)	Per Lot Fee (Need Added to Proposed Base + CoP, as Applicable.)
Final Subdivision Plat Application (Applied Each Portion, If Staged)	\$100.00	+\$50.00/Lot	\$205.00	\$235.00	+\$50.00/Lot
Administrative Subdivision	\$300.00	+\$50.00/Lot	\$350.00	\$380.00	+\$50.00/Lot
Administrative Subdivision - Modifications after filing, plus filing fees set by Register of Deeds	\$150.00	+50.00/Lot	50% Cost of Admin. Sub. + CoP + Per Lot Fee	50% Cost of Admin. Sub. + CoP + Per Lot Fee	+ \$50.00/Lot
Vacation/Replat Admin. Sub. (of Plat or Part)	\$125.00	-	\$330.00	\$360.00	-
Minor Subdivision Changes	\$100.00	-	\$150.00	\$150.00	-

NOTES:

1. There will be a 3% annual increase for (1) year following the adoption of proposed revisions, along with a \$10.00 rounding-up caveat, then the percentage increase will be re-evaluated on market conditions on an annual basis, presented to the Planning Commission in November of each year.
2. Buffalo County will consider going to a fee schedule for zoning permits in the next year.
3. The Subdivision Fees do not include filing fees set by the Register of Deeds.
4. Fees were last adopted in 2017.
5. Effective Januarv 1. 2026?

Application for Exemption
from Motor Vehicle Taxes by Qualifying Organizations
• Read instructions on reverse side.**FORM**
457

Name of Organization Christian Student Fellowship			Tax Year 2026	Value of Motor Vehicles
Name of Owner of Property 2310 14th Ave			County Name Buffalo	State Where Incorporated Nebraska
Street or Other Mailing Address			Contact Name Justin Raulston	Phone Number (402) 515-0608
City Kearney	State NE	Zip Code 68845	Email Address justin@csfneb.org	
Type of Ownership: <input checked="" type="checkbox"/> Agricultural and Horticultural Society <input type="checkbox"/> Educational <input checked="" type="checkbox"/> Religious <input type="checkbox"/> Charitable <input type="checkbox"/> Cemetery <input type="checkbox"/> For-profit Nursing Facilities				
Charitable Organizations: Motor Vehicle described above is used in the following exempt category (please mark the applicable boxes): <input type="checkbox"/> Agricultural and Horticultural Society <input type="checkbox"/> Educational <input type="checkbox"/> Religious <input type="checkbox"/> Charitable <input type="checkbox"/> Cemetery				
Charitable and For-Profit Organizations, please answer the following: Are the motor vehicles used exclusively as indicated? (see instructions) <input type="checkbox"/> YES <input type="checkbox"/> NO If No, give percentage of exempt use: _____%				
For-profit Nursing/Assisting Living Facilities, please select the applicable box: <input type="checkbox"/> Nursing Facility <input type="checkbox"/> Skilled Nursing Facility <input type="checkbox"/> Assisted-Living Facility What percentage of occupied beds have been provided to medicaid beneficiaries over the most recent three-year period? _____%				

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code
Justin Raulston	Director	406 Oak Drive, Wayne, NE 68787
Rachel Sanderson	Director of Operations	407 Garrison, Bonesteel SD 57317

Description of the Motor Vehicles
• Attach an additional sheet, if necessary.

Motor Vehicle Make	Model Year	Body Type	Vehicle ID Number	Registration Date or Date of Acquisition, if Newly Purchased
Ford	2018	Transit 350 Van	1FBZX2ZG1JKA29760	1/1/2020

Give a detailed description of the use of the motor vehicle:

Under penalties of law, I declare that I have examined this exemption application and, to the best of my knowledge and belief, it is correct and complete.
I also declare that I am duly authorized to sign this exemption application.**sign
here**

Authorized Signature

Campus Minister- UNK


Title

12/11/2025

Date

For County Treasurer Recommendation☒ Approval☐ Denial

Comments: _____


Signature of County Treasurer12-15-25
Date**For County Board of Equalization Use Only**☐ Approved☐ Denied

If the County Board's determination is different from the County Treasurer's recommendation, an explanation is required.

I declare that to the best of my knowledge and belief, the determination made by the County Board of Equalization is correct pursuant to the laws of the State of Nebraska.

Signature of County Board Member

Date

File with Your
County Treasurer

Application for Exemption
from Motor Vehicle Taxes by Qualifying Nonprofit Organizations
• Read instructions on reverse side.

FORM
457

Name of Organization <u>Evangelical Lutheran Good Samaritan Society</u>			Tax Year <u>2026</u>	Value of Motor Vehicles <u>4500</u>
Name of Owner of Property <u>Home Health of Central Nebraska</u>			County Name <u>Buffalo</u>	State Where Incorporated <u>Nebraska</u>
Street or Other Mailing Address <u>2209 E 32nd St</u>			Contact Name <u>Anika Gust</u>	Phone Number <u>507-220-2255</u>
City <u>Kearney</u>	State <u>NE</u>	Zip Code <u>68847</u>	Email Address <u>anika-gust@good-sam.com</u>	
Type of Ownership <input type="checkbox"/> Agricultural and Horticultural Society <input type="checkbox"/> Educational Organization <input type="checkbox"/> Religious Organization <input checked="" type="checkbox"/> Charitable Organization <input type="checkbox"/> Cemetery Organization				

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code

Description of the Motor Vehicles
• Attach an additional sheet, if necessary.

Motor Vehicle Make	Model Year	Body Type	Vehicle ID Number	Registration Date or Date of Acquisition, if Newly Purchased
FORD FUSION	2017	4 door Sedan	3FAGP0H78HR182989	10/2024

Motor Vehicle described above is used in the following exempt category (please mark the applicable boxes):

☐ Agricultural and Horticultural Society ☐ Educational ☐ Religious ☒ Charitable ☐ Cemetery

Are the motor vehicles used exclusively as indicated? (see instructions)

☒ YES ☐ NO

Give a detailed description of the use of the motor vehicle:

Nurses utilize the vehicles to get to and from the Home Health patients in our care, in furtherance of our mission.

If No, give percentage of exempt use:
_____ %

Under penalties of law, I declare that I have examined this exemption application and, to the best of my knowledge and belief, it is correct and complete. I also declare that I am duly authorized to sign this exemption application.

sign here

Authorized Signature

Administrator

12/12/25
Date

For County Treasurer Recommendation

☒ Approval
☐ Denial

Comments: _____

Brenda R Rehlich
Signature of County Treasurer

12-15-25
Date

For County Board of Equalization Use Only

☐ Approved
☐ Denied

If the County Board's determination is different from the County Treasurer's recommendation, an explanation is required.

I declare that to the best of my knowledge and belief, the determination made by the County Board of Equalization is correct pursuant to the laws of the State of Nebraska.

Signature of County Board Member

Date

Application for Exemption
from Motor Vehicle Taxes by Qualifying Organizations
• Read instructions on reverse side.**FORM**
457

Name of Organization Good Samaritan Society- Prairie View Gardens			Tax Year 2025-2026		Value of Motor Vehicles	
Name of Owner of Property The Evangelical Lutheran Good Samaritan Society			County Name Buffalo		State Where Incorporated Nebraska	
Street or Other Mailing Address 1705 Prairie View Place			Contact Name Angela Lore		Phone Number (308) 698-2301	
City Kearney		State NE	Zip Code 68845	Email Address angela.lore@good-sam.com		
Type of Ownership: <input type="checkbox"/> Agricultural and Horticultural Society <input type="checkbox"/> Educational <input type="checkbox"/> Religious <input checked="" type="checkbox"/> Charitable <input type="checkbox"/> Cemetery <input type="checkbox"/> For-profit Nursing Facilities						
Charitable Organizations: Motor Vehicle described above is used in the following exempt category (please mark the applicable boxes): <input type="checkbox"/> Agricultural and Horticultural Society <input type="checkbox"/> Educational <input type="checkbox"/> Religious <input checked="" type="checkbox"/> Charitable <input type="checkbox"/> Cemetery						
Charitable and For-Profit Organizations, please answer the following: If No, give percentage of exempt use: Are the motor vehicles used exclusively as indicated? (see instructions) <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO _____%						
For-profit Nursing/Assisting Living Facilities, please select the applicable box: What percentage of occupied beds have been provided to medicaid beneficiaries over the most recent three-year period? _____% <input type="checkbox"/> Nursing Facility <input type="checkbox"/> Skilled Nursing Facility <input type="checkbox"/> Assisted-Living Facility						
Name		Title of Officers, Directors, or Partners		Address, City, State, Zip Code		
See Attached						

Description of the Motor Vehicles
• Attach an additional sheet, if necessary.

Motor Vehicle Make	Model Year	Body Type	Vehicle ID Number	Registration Date or Date of Acquisition, if Newly Purchased
Dodge	2019	Grand Caravan	2C7WDGBG6KR728497	12/8/2025
Buck Dandy	2014	Flatbed Trailer	4DHUS1425ES030538	12/8/2025
Chevrolet	2008	Silverado K1500	1GCEK14J28Z133553	12/8/2025
Ford	2010	Cutaway Van E450	1FDFE4FS8ADB00767	12/8/2025

Give a detailed description of the use of the motor vehicle:

Transporting residents to and from medical appointments and activities. Transporting materials, equipment, etc for the purpose of maintaining the facility for the residents.

Under penalties of law, I declare that I have examined this exemption application and, to the best of my knowledge and belief, it is correct and complete.
I also declare that I am duly authorized to sign this exemption application.**sign
here**
Authorized Signature

Senior Administrative Assistant

12/8/2025

Title

Date

For County Treasurer Recommendation☒ Approval
☐ Denial

Comments: _____


Signature of County Treasurer12-8-25
Date**For County Board of Equalization Use Only**☐ Approved
☐ Denied

If the County Board's determination is different from the County Treasurer's recommendation, an explanation is required.

I declare that to the best of my knowledge and belief, the determination made by the County Board of Equalization is correct pursuant to the laws of the State of Nebraska.


Signature of County Board Member

Date

Please retain a copy for your records.

Application for Exemption

from Motor Vehicle Taxes by Qualifying Organizations

• Read instructions on reverse side.

FORM
457

Name of Organization Press On Ministries	Tax Year 2026	Value of Motor Vehicles
Name of Owner of Property	County Name Buffalo	State Where Incorporated Nebraska
Street or Other Mailing Address PO Box 2491 / 604 E 13th	Contact Name Jim Wilson	Phone Number 308-248-0635
City Kearney	State NE	Zip Code 68848
Type of Ownership: <input type="checkbox"/> Agricultural and Horticultural Society <input type="checkbox"/> Educational <input checked="" type="checkbox"/> Religious <input type="checkbox"/> Charitable <input type="checkbox"/> Cemetery <input type="checkbox"/> For-profit Nursing Facilities		
Charitable Organizations: Motor Vehicle described above is used in the following exempt category (please mark the applicable boxes): <input type="checkbox"/> Agricultural and Horticultural Society <input type="checkbox"/> Educational <input checked="" type="checkbox"/> Religious <input type="checkbox"/> Charitable <input type="checkbox"/> Cemetery		
Charitable and For-Profit Organizations, please answer the following: Are the motor vehicles used exclusively as indicated? (see instructions) <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO If No, give percentage of exempt use: _____%		
For-profit Nursing/Assisting Living Facilities, please select the applicable box: <input type="checkbox"/> Nursing Facility <input type="checkbox"/> Skilled Nursing Facility <input type="checkbox"/> Assisted-Living Facility What percentage of occupied beds have been provided to medicaid beneficiaries over the most recent three-year period? _____%		

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code
Jim Wilson	Director	1625 Ave S, Kearney, NE 68847
Jeff Colligan	President	111 E 7 th St, Atwell, NE 68524
Amanda Searrow	Secretary	111 Ave F, Kearney, NE 68847

Description of the Motor Vehicles

• Attach an additional sheet, if necessary.

Motor Vehicle Make	Model Year	Body Type	Vehicle ID Number	Registration Date or Date of Acquisition, if Newly Purchased
KIA Sportage	2017	CAR	KNDPMCA7H704770	
Chevy Truck S-10	2000	Truck	1G05195348278304	
Chevy 42 Pass Bus	1986	Bus	1G356P1736U19364	

Give a detailed description of the use of the motor vehicle:

The vehicles above are used to provide transportation to Bible studies and other ministry events. We also use them to do errands for the ministry.

Under penalties of law, I declare that I have examined this exemption application and, to the best of my knowledge and belief, it is correct and complete.
I also declare that I am duly authorized to sign this exemption application.

sign
here

Authorized Signature

Title

Date

For County Treasurer Recommendation

☒ Approval
☐ Denial

Comments: _____

Signature of County Treasurer

Date

For County Board of Equalization Use Only

☐ Approved
☐ Denied

If the County Board's determination is different from the County Treasurer's recommendation, an explanation is required.

I declare that to the best of my knowledge and belief, the determination made by the County Board of Equalization is correct pursuant to the laws of the State of Nebraska.

Signature of County Board Member

Date

Please retain a copy for your records.

Application for Exemption
from Motor Vehicle Taxes by Qualifying Organizations
• Read instructions on reverse side.**FORM**
457

Name of Organization SONSHINE WORLD		Tax Year 2026	Value of Motor Vehicles \$66,000
Name of Owner of Property SONSHINE WORLD		County Name BUFFALO	State Where Incorporated NEBRASKA
Street or Other Mailing Address 2715 W 39TH ST		Contact Name RAEANNA MITCHELL	Phone Number (308) 234-1881
City KEARNEY NE 68845	State	Zip Code	Email Address raeanna@mynewlifechurch.com
Type of Ownership: <input type="checkbox"/> Agricultural and Horticultural Society <input type="checkbox"/> Educational <input type="checkbox"/> Religious <input checked="" type="checkbox"/> Charitable <input type="checkbox"/> Cemetery <input type="checkbox"/> For-profit Nursing Facilities			
Charitable Organizations: Motor Vehicle described above is used in the following exempt category (please mark the applicable boxes): <input type="checkbox"/> Agricultural and Horticultural Society <input checked="" type="checkbox"/> Educational <input checked="" type="checkbox"/> Religious <input checked="" type="checkbox"/> Charitable <input type="checkbox"/> Cemetery			
Charitable and For-Profit Organizations, please answer the following: Are the motor vehicles used exclusively as indicated? (see instructions) <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO If No, give percentage of exempt use: _____%			
For-profit Nursing/Assisting Living Facilities, please select the applicable box: <input type="checkbox"/> Nursing Facility <input type="checkbox"/> Skilled Nursing Facility <input type="checkbox"/> Assisted-Living Facility What percentage of occupied beds have been provided to medicaid beneficiaries over the most recent three-year period? _____%			

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code
JEFF BAKER	PRESIDENT	2004 W 42ND ST, KEARNEY NE 68845
CINDY BLAUVELT	SECRETARY/TREAS	6015 W 56TH ST, KEARNEY NE 68845

Description of the Motor Vehicles
• Attach an additional sheet, if necessary.

Motor Vehicle Make	Model Year	Body Type	Vehicle ID Number	Registration Date or Date of Acquisition, if Newly Purchased
FORD	2010	ECONOLINE VAN E350	1FBSS3BL3ADA87581	1/1/2026
FORD	2013	ECONOLINE VAN	1FBSS3BL3DDA98147	1/1/2026
FORD	2015	TRANSIT WAGON	1FBAX2CGXFKB00693	1/1/2026

Give a detailed description of the use of the motor vehicle:

Vehicles used to transport children from the daycare center to school, activities and field trips organized by the daycare center.

Under penalties of law, I declare that I have examined this exemption application and, to the best of my knowledge and belief, it is correct and complete.
I also declare that I am duly authorized to sign this exemption application.sign
here

Authorized Signature

President

Title

12-03-2025
Date**For County Treasurer Recommendation**☒ Approval☐ Denial

Comments: _____

Brenda R Rohrich
Signature of County Treasurer12-10-25
Date**For County Board of Equalization Use Only**☐ Approved☐ Denied

If the County Board's determination is different from the County Treasurer's recommendation, an explanation is required.

I declare that to the best of my knowledge and belief, the determination made by the County Board of Equalization is correct pursuant to the laws of the State of Nebraska.

Signature of County Board Member

Date

Please retain a copy for your records.