

**BUFFALO COUNTY BOARD OF COMMISSIONERS
BUFFALO COUNTY BOARD OF EQUALIZATION
TUESDAY, JUNE 13, 2017
9:00 A.M.**

The Buffalo County Board of Commissioners and the Buffalo County Board of Equalization met on Tuesday, June 13, 2017 at 9:00 A.M. and 10:00 A.M. Chairman McMullen called the meeting to order and led those present in the Pledge of Allegiance. The following Board members responded to roll call: Joseph Brayton, Kent Greder, Ivan Klein, Ronald Loeffelholz, Sherry Morrow, Dennis Reiter and William McMullen. A copy of the acknowledgment and receipt of notice and agenda by the Board of Commissioners is attached to these minutes. Chairman McMullen 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. County Clerk Janice Giffin took all proceedings hereinafter shown; while the convened meeting was open to the public. County Attorney Shawn Eatherton was present.

REGULAR AGENDA

Moved by Brayton and seconded by Loeffelholz to approve the May 23, 2017 Board meeting minutes. Upon roll call vote, the following Board members voted "Aye": Brayton, Loeffelholz, Greder, Klein, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Reiter and seconded by Morrow to ratify the following May 26, 2017 and June 9, 2017 bi-weekly payroll claims that were processed by the County Clerk. Upon roll call vote, the following Board members voted "Aye": Reiter, Morrow, Brayton, Greder, Klein, Loeffelholz, and McMullen. None voted "Nay". Motion declared carried.

May 26, 2017 Payroll Claims

GENERAL FUND			
NET PAYROLL			215,480.32
AMERICAN FAMILY LIFE ASSURANCE	E	PREMIUMS	964.71
RETIREMENT PLANS AMERITAS	R	EMPE RET	36,675.38
BUFFALO CO TREAS/WELLNESS	E	PREMIUMS	40.00
BUFFALO CO TREASURER	I	PREMIUMS	99,830.50
LIFE INSURANCE NORTH AMERICA	I	PREMIUMS	374.77
FIRST CONCORD	E	FLEX FUNDS	3,790.35
FIRST NATIONAL BANK	T	FEDERAL TAX	79,734.71
KEARNEY UNITED WAY	E	DONATIONS	100.67
MADISON NATIONAL LIFE	I	PREMIUMS	371.48
MADISON NATIONAL LIFE	I	LT DISABILITY	547.44
MASSMUTUAL FINANCIAL GROUP	R	DEFERRED COMP	1,075.00
NATIONWIDE RETIREMENT	R	DEFERRED COMP	545.32
NE CHILD SUPPORT	E	CHILD SUPPORT	396.12
PRINCIPAL FINANCIAL	E	DENTAL	2,776.08
STATE OF NE	T	STATE TAX	11,313.51
VISION INSURANCE	E	VSP EYE	580.78
ROAD FUND			
NET PAYROLL			44,546.99
AMERICAN FAMILY LIFE ASSURANCE	E	PREMIUMS	867.38
RETIREMENT PLANS AMERITAS	R	EMPE RET	7,219.23
BUFFALO CO TREASURER	I	PREMIUMS	2,905.50
LIFE INSURANCE NORTH AMERICA	I	PREMIUMS	10.40
FIRST CONCORD	E	FLEX FUNDS	472.00
FIRST NATIONAL BANK	T	EMPE FICA	14,859.51
MADISON NATIONAL LIFE	I	LT DISABILITY	110.82
NATIONWIDE RETIREMENT	R	DEFERRED COMP	972.50
NE CHILD SUPPORT	E	CHILD SUPPORT	100.00
PRINCIPAL FINANCIAL	E	DENTAL	662.48
STATE OF NE	T	STATE TAX	1,933.45
VISION INSURANCE	E	VSP EYE	154.41
WEED FUND			
NET PAYROLL			4,100.60
RETIREMENT PLANS AMERITAS	R	EMPE RET	664.82
BUFFALO CO TREASURER	I	PREMIUMS	348.50
FIRST CONCORD	E	FLEX FUNDS	25.00
FIRST NATIONAL BANK	T	FEDERAL TAX	1,379.24
MADISON NATIONAL LIFE	I	LT DISABILITY	3.46
PRINCIPAL FINANCIAL	E	DENTAL	29.04
STATE OF NE	T	STATE TAX	178.99

June 9, 2017 Payroll Claims

<u>GENERAL FUND</u>			
NET PAYROLL			227,358.73
AMERICAN FAMILY LIFE ASSURANCE	E	PREMIUMS	964.66
RETIREMENT PLANS AMERITAS	R	EMPE RET	39,023.39
BUFFALO CO TREAS/WELLNESS	E	PREMIUMS	40.00
BUFFALO CO TREASURER	I	PREMIUMS	101,434.50
LIFE INSURANCE NORTH AMERICA	I	PREMIUMS	377.87
FIRST CONCORD	E	FLEX FUNDS	4,115.35
FIRST NATIONAL BANK	T	FEDERAL TAX	85,710.50
KEARNEY UNITED WAY	E	DONATIONS	100.67
MADISON NATIONAL LIFE	I	PREMIUMS	372.82
MADISON NATIONAL LIFE	I	LT DISABILITY	554.54
MASSMUTUAL FINANCIAL	R	DEFER COMP	1,075.00
NATIONWIDE RETIREMENT	R	DEFER COMP	545.32
NE CHILD SUPPORT	E	CHILD SUPPORT	396.12
PRINCIPAL FINANCIAL	E	DENTAL	2,790.16
STATE OF NE	T	STATE TAX	12,370.53
VISION INSURANCE	E	EMPE EYE CARE	584.80
<u>ROAD FUND</u>			
NET PAYROLL			44,037.95
AMERICAN FAMILY LIFE ASSURANCE	E	PREMIUMS	827.02
RETIREMENT PLANS AMERITAS	R	EMPE RET	7,031.04
BUFFALO CO TREASURER	I	PREMIUMS	2,905.50
LIFE INSURANCE NORTH AMERICA	I	PREMIUMS	10.40
FIRST CONCORD	E	FLEX FUNDS	472.00
FIRST NATIONAL BANK	T	FEDERAL TAX	14,658.54
MADISON NATIONAL LIFE	I	LT DISABILITY	105.81
NATIONWIDE RETIREMENT	R	DEFER COMP	972.50
NE CHILD SUPPORT	E	CHILD SUPPORT	100.00
PRINCIPAL FINANCIAL	E	DENTAL	662.36
STATE OF NE	T	STATE TAX	1,903.18
VISION INSURANCE	E	EMPE EYE CARE	158.54
<u>WEED FUND</u>			
NET PAYROLL			4,100.60
RETIREMENT PLANS AMERITAS	R	EMPE RET	664.82
BUFFALO CO TREASURER	I	PREMIUMS	348.50
FIRST CONCORD	E	FLEX FUNDS	25.00
FIRST NATIONAL BANK	T	FEDERAL TAX	1,379.24
MADISON NATIONAL LIFE	I	LT DISABILITY	3.46
PRINCIPAL FINANCIAL	E	DENTAL	29.04
STATE OF NE	T	STATE TAX	178.99

Moved by Morrow and seconded by Greder to accept the Buffalo County Treasurer May 2017 Fund Balance Report. Upon roll call vote, the following Board members voted "Aye": Morrow, Greder, Brayton, Klein, Loeffelholz, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Morrow and seconded by Reiter to accept the Clerk of the District Court May 2017 Fee Report. Upon roll call vote, the following Board members voted "Aye": Morrow, Reiter, Brayton, Greder, Klein, Loeffelholz and McMullen. None voted "Nay". Motion declared carried.

Moved by Klein and seconded by Brayton to accept the April 2017 Community Action Partnership of Mid-Nebraska RYDE Report. Upon roll call vote, the following Board members voted "Aye": Klein, Brayton, Greder, Loeffelholz, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Morrow and seconded by Greder to approve the addition of pledged collateral in the amount of \$1,500,000.00 at First National Bank for the Buffalo County Clerk. Upon roll call vote, the following Board members voted "Aye": Morrow, Greder, Brayton, Klein, Loeffelholz, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Brayton and seconded by Loeffelholz to approve the 2017 Ravenna Volleyball Color Run event being held at Ravenna State Lake Recreational area on July 29, 2017. Upon roll call vote, the following Board members voted "Aye": Brayton, Loeffelholz, Greder, Klein, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Klein and seconded by Loeffelholz to accept the County Assessor recommendation to extend the date for Homestead Exemption filings to July 20, 2017. Upon roll call vote, the following Board members voted "Aye": Klein, Loeffelholz, Brayton, Greder, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

After reviewing the alternative property deductible levels provided by Nebraska Intergovernmental Risk Management Association (NIRMA), it was moved by Greder and seconded by Morrow to approve the annual renewal of the NIRMA insurance coverages with the deductibles remaining unchanged. Upon roll call vote, the following Board members voted "Aye": Greder, Morrow, Brayton, Klein, Loeffelholz, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Brayton and seconded by Klein to approve the following Resolution 2017-30 authorizing the sale of surplus county property. Upon roll call vote, the following Board members voted "Aye": Brayton, Klein, Greder, Loeffelholz, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

RESOLUTION 2017-30

WHEREAS, the County purchase act provides that County Board may authorize a county employee or official to sell surplus county personal property, which is obsolete or not usable by the county having a value of less than two thousand five hundred dollar; and surplus county mobile equipment that is obsolete or not usable that has a value of less than five thousand dollars; and

WHEREAS, the property set forth in the attachment is personal property or mobile equipment of the county that is obsolete or not usable by the county; and

WHEREAS, each item set forth in the attachment is personal property that has a value of less than two thousand five hundred dollars; and

WHEREAS, each item in attachment of surplus mobile equipment that is obsolete or not usable by the county and has a value of less than five thousand dollars, and

WHEREAS, the Buffalo County Board of Commissioners desires to authorize the sale of the property as set forth in attachments
NOW, BE IT RESOLVED AS FOLLOWS:

1. Stephen Gaasch, Buffalo County Facilities Director, hereinafter referred to as the "Director" be hereby authorized and directed to sell the property set forth in attachment "A." Said sale has been scheduled for Saturday July 15, 2017 at 9:00 a.m. at 321 Central Avenue.
2. The Director shall make a written report to the County Board within thirty days after the end of the fiscal year reflecting, for each transaction, the item sold, the name and address of the purchaser, and the total amount paid by the purchase for each item, and the total amount paid by the purchaser, and the auctioneer's fee, if any.
3. The money generated by any such sales, less auctioneer's sales commissions, if any, shall be payable to the County Treasurer.

Craig Loeffelholz, from Flashbacks Neighborhood Grill Inc. was present to request approval of a Special Designated Liquor License application. After review of the County Sheriff's report on the application, it was moved by Klein and seconded by Loeffelholz to approve the Special Designated Liquor License application filed by Flashbacks Neighborhood Grill, Inc. for a Wedding Reception located at 28615 295th Road, Pleasanton, NE to be held on July 8, 2017. Upon roll call vote, the following Board members voted "Aye": Klein, Loeffelholz, Brayton, Greder, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Chairman McMullen reviewed the following correspondence. Nebraska Department of Environmental Quality sent notice of a permit issued to Sweetwater Cattle Company, LLC for the Phased Construction and Operation of a livestock waste control facility and animal feeding operation, N ½, Section 15, Township 9N, Range 15W, Buffalo County. The City of Kearney sent a notice of annexation of Fountain Hills Ninth Addition and a notice of proposed rezoning of several properties. Chairman McMullen called on each Board member present for committee reports and recommendations.

Facility Director Stephen Gaasch was present to discuss the previously awarded bid to NMC Cat Power Systems of Omaha for a generator to be located at 9730 Antelope Avenue. Moved by Klein and seconded by Greder to suspend the previously awarded bid and to set a new bid date of June 27, 2017. Upon roll call vote, the following Board members voted "Aye": Klein, Greder, Brayton, Loeffelholz, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Chairman McMullen presented an updated report of the Ravenna Lake improvement project. General information to be discussed was given on the following topics: Safety Concerns, Electrification, Reservations, Amenities, Eclipse Policies and Finances. No formal action was taken.

Moved by Klein and seconded by Brayton to enter into Executive Session at 9:40 A.M. to discuss personnel issues. In addition to Board members responding to roll call, County Attorney Shawn Eatherton was present. Upon roll call vote, the following Board members voted "Aye": Klein, Brayton, Greder, Loeffelholz, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Loeffelholz and seconded by Greder to move out of Executive Session at 10:00 A.M. and resume the open meeting. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Greder, Brayton, Klein, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Greder and seconded by Reiter to recess the regular meeting of the Board of Commissioners at 10:02 A.M. and reconvene as a Board of Equalization. Upon roll call vote, the following Board members voted "Aye": Greder, Reiter, Brayton, Klein, Loeffelholz, Morrow and McMullen. None voted "Nay". Motion declared carried.

BOARD OF EQUALIZATION

Chairman McMullen called the Board of Equalization to order in open session. Deputy County Attorney Andrew Hoffmeister, County Assessor Ethel Skinner and Deputy County Treasurer Brenda Rohrich were present.

Following a review by Deputy County Attorney Hoffmeister, it was moved by Klein and seconded by Loeffelholz that the Buffalo County Board of Equalization Confess Judgment in Tax Equalization & Review Commission Case # 16R0167 in appeal concerning Joseph D. Barber, Buffalo County Assessor, vs. Buffalo County and Morgan, for property identified as tax parcel #240173384, and that the Buffalo County Attorney's Office be, and hereby is, authorized to confess judgment on behalf of this Board, that for tax year 2016 this property had an assessed valuation of \$40,815. Upon roll call vote, the following Board members voted "Aye": Klein, Loeffelholz, Brayton, Klein, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Following a review by Deputy County Attorney Hoffmeister, it was moved by Klein and seconded by Greder that the Buffalo County Board of Equalization Confess Judgment in Tax Equalization & Review Commission Case # 16C0084 in appeal concerning Joseph Barber, Buffalo County Assessor v Buffalo County and Select Sprayers, for property identified as tax parcel #620109001, and that the Buffalo County Attorney's Office be, and hereby is, authorized to confess judgment on behalf of this Board, that for tax year 2016 this property had an assessed valuation of \$524,825. Upon roll call vote, the following Board members voted "Aye": Klein, Greder, Brayton, Loeffelholz, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

Moved by Morrow and seconded by Klein to approve Motor Vehicle Tax Renewal Exemption as indicated on the application by County Treasurer Sidwell for New Life Assembly on a 2013 Ford Cutaway Van, 2003 International Bus, 2003 Chevy Cutaway Van, 2010 Ford Econoline Van, 2006 Royal Enclosed Trailer, 2015 Ford Transit Wagon and a 2014 Sharp Enclosed Trailer. Upon roll call vote, the following Board members voted "Aye": Morrow, Klein, Brayton, Greder, Loeffelholz and McMullen. Abstain: Reiter. None voted "Nay". Motion declared carried.

Moved by Greder and seconded by Loeffelholz to approve Tax List Corrections numbered 4373 through 4377 submitted by County Assessor Skinner. Upon roll call vote, the following Board members voted "Aye": Greder, Loeffelholz, Brayton, Morrow, Reiter and McMullen. Abstain: Klein. None voted "Nay". Motion declared carried.

Moved by Morrow and seconded by Reiter to approve Valuation Changes submitted by County Assessor Skinner for the following list of properties and assigned parcel numbers. Upon roll call vote, the following Board members voted "Aye": Morrow, Reiter, Brayton, Greder, Klein, Loeffelholz and McMullen. None voted "Nay". Motion declared carried.

<u>Name</u>	<u>Parcel</u>	<u>Name</u>	<u>Parcel</u>
JASNOCH, BETH R	620466000	JARECKI, JOLENE RENEE	560000195
TRAMPE, DELOSS C & CAROLYN M	380246100	DIMMITT, BRADLEY & ROCHELLE	560014050
LANGE, RICHARD D & JULIA	850000403	OMAN, JASON R. & MINDY M.	560385153
MIIGERL, MIKE & CANDLYNN	850001151	HARSH, BRETT & LIBBI M.	560385156
HANSON, R ANDREW & VICKIL	580215214	BAMFORD, JAMES	580041002
LOW, KEVIN C & JENNIFER J	580215123	VLASIN, TYLER J.	580099066
WARD, VERNON G TRUSTEE	606202000	SOBOTKA, JOSEPH G	601834118
WRIGHT, JILL R.	560436171	NELSON, MARSHA KAY & DENNIS H CO-TR	601834153
BANZHAF, KAYE E.	560436196	JOHNSON, JERRIL & BEVERLY TR	601972000
O'CONNOR, MICHAEL J. & VALERIE D.	380116101	COMPTON ENTERPRISES, L.L.C.	602066219
RAGER, SHILOH & LACEY L.	060055035	DRGT LIMITED PARTNERSHIP	602555000
SPRINGER, MICHAEL D & ROBYN R	580730150	WALTERS, STEVEN & KATHRYN,	602580117
FISHER, RYAN G & BROOKE R	220049000	CULOTTA, SHAWNA L	603965000
FISHER, RYAN G & BROOKE R	220051000	WEIDES, GREGORY T & CHERYL K	603966000
FISHER, RYAN G & BROOKE R	220052000	COOK, ROBERT G & PATRICIA A	604237100
TWIN FALLS, L.L.C.	601472013	FOX, JANET K TRUSTEE	604815000
TWIN FALLS, L.L.C.	601472014	SHUNDOFF PROPERTY DEVELOPMENT,	604829000
ASCHE, JAMES M & JANET S CO-TR	601472015	SLATER, SUSAN D	605082505
WILSON, STANLEY B & SHARON S TRU	601472023	DELOZA, MARIA G NUNEZ	640576000
ROSS, WILLIAM J., TRUSTEE &	601472037	APPLEGATE, JAMES R	660250000
NIKELS, KENNETH W., TRUSTEE	601472038	KOSTER, NEIL A & DONNA D	660286101
SMITH, RYAN L	040285000	FORNEY, JERILYN L A/K/A	720025000
MINGUS, DENISE L	040707000	BENNETT, ALAN L & PAMELA S	720133204
MEYER, DAVID L & DORA B TR	060090000	SINNER, THERESA & BETHENE	720133215

FARRIS, JAMES N	060095000	KLINGELHOEFER, CHRISTOPHER & KIMBE	850001156
LOCKHORN, BRENDAN & ELIZABETH, TRU	060187100	KAAPA ETHANOL RAVENNA, LLC	060112005
SMITH, RYAN LEE	120042000	1733 ESTATES ASS'N INC	580170916
LEWMAN, RUTH E	180111000	HARDESTY, LARRY L. & CAROL J.	580724035
REITER, ELDON	360012000	HARDESTY, LARRY L. & CAROL J.	580724040
REITER, ROGER A TRUSTEE &	360140020	BEINS, FLOYD R	620375000
REITER, ELDON	360140190	KEISS, TERRY D & CONNIE M TRUSTEES	603688105
REITER, ELDON	360140210	JONES, MICHAEL S. & JESSICA L.	602179288
STUBBS, BRIAN	380068000	CHRISTENSEN, KIRBY D & KATHLEEN S	040691000
STUBBS, BRIAN	380068005	WILLERS, TODD LEE & DARCY JO	560033045
DURYEA, GREGORY A., TRUSTEE	380078020	FOSTER, JOHN E & CONNIE S	603742032
ROBINSON, SHAY W & JAMI L	480262101	SOBOTKA, JOSEPH G	604489100
HUNT, CHAD L & CHERLYN K	480442000	SOBOTKA, JOSEPH G	604489000
HUNT, CHAD L & CHERLYN K	480444005	SCHRAGE, GLEN T	680324100
OURADA, JOHN C & AMY A	480047000	WADDINGTON, DARIN P & TRACY M	320008010
KAAPA GRAINS, LLC	500041100	ACKLEY, STEVEN E & TERI J	660235100
MITCHELL, CONNIE K & DAVID	500207020	KIEBORZ, KORI E	460084108
FOUTS, MORGAN & TARA	500235001	ISAACS, ROBERT & DEBORAH	700023000
BAMFORD, JAMES	520232101	SHERMAN, CLINTON J & JENNIFER E	040555096

Moved by Loeffelholz and seconded by Klein to adjourn the Board of Equalization and return to the regular meeting of the Board of Commissioners at 10:12 A.M. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Klein, Brayton, Greder, Morrow, Reiter and McMullen. None voted "Nay". Motion declared carried.

REGULAR AGENDA

Chairman McMullen called for Citizen's forum and no one was present to address the Board.

At 10:13 A.M. Chairman McMullen asked if there was anything else to come before the Board before he declared the meeting adjourned until the regular meeting on Tuesday, June 27, 2017.