



**Buffalo County Board of Commissioners
Buffalo County Board of Equalization
Zoom Meeting**

**A G E N D A
Tuesday, May 12, 2020**

9:00 a.m. Roll Call

Regular Agenda

1. Approve April 28, 2020 Board minutes
2. Ratification of May 8, 2020 payroll claims
3. Ratification of National Corrections Officers and Employees Week Proclamation
4. Proclamation for National Police Week
5. Accept April 2020 Clerk of District Court Report
6. Accept Buffalo County Treasurer April 2020 Fund Balance Report
7. Accept City of Ravenna 2019 Annual Tax Increment Financing Report
8. Approval of additional pledged collateral for County Treasurer
9. Discussion and approval of the lease agreement with Department of Health and Human Services
10. Current correspondence
11. Various Committee reports & recommendations

9:15 a.m. Zoning

Public hearing for An Administrative Subdivision:

Mitchell Humphrey, licensed surveyor, on behalf of Lori L. Altmaier, Keith L. Altmaier, Carla S. Kegley-Owen, Kenneth A. Owen, Janice J. Rauth, & Gary A. Rauth request property described as part of the Southeast Quarter of the Southeast Quarter of Section 9, Township 10 North, Range 16 West of the Sixth Principal Meridian, Buffalo County, Nebraska, to be known as Lot 1, Kegley Administrative Subdivision, an Administrative Subdivision.

9:30 a.m. Board of Equalization

1. Public hearing for the following Permissive Exemption Applications

<u>Name</u>	<u>Parcel</u>
Orval Greeley Miller American Legion	180075000
Kearney Community Theatre	603561000
World Theatre Foundation	Personal property
University of Nebraska Foundation	602032000
Woman's Club of Kearney	601374000
Zion Evangelical Lutheran Church	300166010

2. Approve Tax List Corrections 4684-4687
3. Discussion and possible decision on settlement of valuation appeals pending before the Nebraska Tax Equalization and Review Commission for the following parcels: 600855000, 605096540 and 420061000
4. Approve application for motor vehicle tax exemption for First Baptist Church of Kearney and American National Red Cross

10:00 a.m. Bid Opening for Employee Assistance Program (EAP) (tabled from 4/28/2020)

Discussion and decision on EAP bids

Health Insurance-Bob Charlesworth

1. Discussion and decision to set health insurance rates for fiscal year 2020-2021.
2. Discussion and authorization of Chairman's signature on Blue Cross Blue Shield renewal contract

Citizen's Forum

Adjourn

The Board of Commissioners reserves the right to adjourn into executive session per Section 84-1410 of the Nebraska Revised Statutes.
A copy of the Agenda will be kept on file in the County Clerk's office.
Accommodations for the disabled are available upon request.
Please contact ADA Coordinator at 308-236-1224 at least 48 hours prior to the meeting if accommodations are required.

**BUFFALO COUNTY BOARD OF COMMISSIONERS
TUESDAY, APRIL 28, 2020**

The Buffalo County Board of Commissioners and the Buffalo County Board of Equalization met on Tuesday, April 28, 2020 at 9:00 A.M. via Zoom meeting. Chairman McMullen called the meeting to order via Zoom. The following Board members responded to roll call: Timothy Higgins, Ivan Klein, Myron Kouba, Sherry Morrow, Dennis Reiter and William McMullen. Absent: Ronald Loeffelholz. 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 pursuant "to Executive Order No. 20-03 Public Meeting Requirement Limited Waiver", the County Board will be conducting their meetings via Zoom and the link to this meeting is posted on the Buffalo County Website. County Clerk Janice Giffin took all proceedings hereinafter shown. County Attorney Shawn Eatherton was present.

REGULAR AGENDA

Moved by Kouba and seconded by Reiter to approve the April 14, 2020 Board meeting minutes. Upon roll call vote, the following Board members voted "Aye": Kouba, Reiter, Higgins, Klein, Morrow and McMullen. Absent: Loeffelholz. Motion declared carried.

Moved by Morrow and seconded by Kouba to ratify the following April 24, 2020 payroll claims processed by the County Clerk. Upon roll call vote, the following Board members voted "Aye": Morrow, Kouba, Higgins, Klein, Reiter and McMullen. Absent: Loeffelholz. Motion declared carried.

GENERAL FUND			
NET PAYROLL			255,944.88
AMERICAN FAMILY LIFE	I	PREMIUMS	1,015.87
RETIREMENT PLANS AMERITAS	R	EMPE RET	42,644.26
BUFFALO CO TREAS/WELLNESS	I	PREMIUMS	40.00
BUFFALO CO TREASURER	I	PREMIUMS	104,595.50
FIRST CONCORD	E	FLEX FUNDS	3,948.65
FIRST NATIONAL BANK	T	FEDERAL TAX	84,692.24
KEARNEY UNITED WAY	E	DONATIONS	102.67
KATHLEEN A LAUGHLIN	E	GARNISH	356.00
MADISON NATIONAL	I	PREMIUMS	1,302.12
MADISON NATIONAL	I	LT DISABILITY	627.08
MASSMUTUAL	I	DEFERRED COMP	1,175.00
NATIONWIDE RETIREMENT	R	DEFERRED COMP	355.00
NE CHILD SUPPORT	E	CHILD SUPPORT	450.00
PRINCIPAL	E	DENTAL	3,092.17
STATE OF NE	T	STATE TAX	13,680.03
VISION SERVICE PLAN	E	EMPE VSP EYE	757.37
ROAD FUND			
NET PAYROLL			53,809.73
AMERICAN FAMILY LIFE	I	PREMIUMS	923.14
RETIREMENT PLANS AMERITAS	R	EMPE RET	8,452.54
BUFFALO CO TREASURER	I	PREMIUMS	2,769.50
FIRST CONCORD	E	FLEX FUNDS	784.71
FIRST NATIONAL BANK	T	FEDERAL TAX	16,073.35
MADISON NATIONAL	I	PREMIUMS	154.21
MADISON NATIONAL	I	LT DISABILITY	119.93
NATIONWIDE RETIREMENT	R	DEFERRED COMP	272.50
NE CHILD SUPPORT	E	CHILD SUPPORT	342.00
PRINCIPAL	E	DENTAL	978.29
STATE OF NE	T	STATE TAX	2,361.58
VISION SERVICE PLAN	E	EMPE VSP EYE	202.90
WEED DEPARTMENT			
NET PAYROLL			4,719.04
RETIREMENT PLANS AMERITAS	R	EMPE RET	744.03
BUFFALO CO TREASURER	I	PREMIUMS	248.00
FIRST CONCORD	E	FLEX FUNDS	30.00
FIRST NATIONAL BANK	T	FEDERAL TAX	1,516.06
MADISON NATIONAL	I	LT DISABILITY	3.73
PRINCIPAL	E	DENTAL	45.75
STATE OF NE	T	STATE TAX	234.57

After discussion, it was determined that the Funds transfer agenda item was not going to be necessary.

COUNTRY PARTNERS	U	UTILITIES	275.10
CULLIGAN	EQ	EQUIPMENT	254.50
CUSTER CO SHERIFF	E	SERVICE	44.62
DAN'S SANITATION	U	UTILITIES	15.00
DENNISE DANIELS	RE	REIMBURSE	45.00
DAS ST ACCOUNTING	E	SERVICE	41.60
DAS STATE ACCTNG-CENTRAL	E	NETWORK SVCS	1,280.00
DAWSON CO ATTORNEY	RE	REIMBURSE	40.25
DAWSON CO DISTRICT COURT	E	TRANSCRIPTION	48.00
DAWSON CO SHERIFF'S OFFICE	E	SVCS FEE	12.61
DAWSON PUBLIC POWER	U	UTILITIES	3,347.19
DAMON DEEDS	RE	REIMBURSE	45.00
DELL MARKETING	EQ	EQUIPMENT	4,317.36
DEWALD DEEVER L'HEUREUX LAW	S	LEGAL	3,907.25
DOUGLAS CO SHERIFF	E	SVC FEE	60.02
DOWHY TOWING	S	TOWING	465.00
DUGAN PRINTING	E	PRINTING	2,297.71
BRANDON J. DUGAN	RE	REIMBURSE	13.28
E.F., INC	S	REPAIR	810.44
EAKES	SU	SUPPLIES	7,405.18
SHAWN EATHERTON	RE	REIMBURSE	45.00
EATON CORP	E	MAINTENANCE	1,925.00
ED BROADFOOT & SONS SAND	G	GRAVEL	11,918.00
EDUCATIONAL SERVICE UNIT NO 10	AP	TECH SUPPORT	28,195.20
EGAN SUPPLY	SU	SUPPLIES	810.23
ELECTION SYSTEMS	E	PRINTING	3,388.52
EMERSON PLACE APARTMENTS	RT	RENT	250.00
ENTERPRISE ELECTRIC	E	REPAIR	560.40
EUSTIS BODY	S	TOWING	100.00
MARSHA FANGMEYER	S	LEGAL	3,712.50
FARMERS AND MERCHANTS BANK	E	SERVICE FEE	65.00
FARMERS UNION CO-OP	F	FUEL	16.00
FARMERS COOPERATIVE	RT	RENTAL	80.00
GRACE E FARRALL	RE	REIMBURSE	179.85
PAUL FARRELL	RE	REIMBURSE	45.00
FASTENAL	SU	PARTS	9.41
DATASPEC	S	SERVICE	1,347.00
KARI FISK	RE	REIMBURSE	45.00
JEANNIE FRITSON	E	REFUND	100.00
FRONTIER	U	911 TELE SVCS	10,363.41
FURNAS CO SHERIFF	E	SVCS FEE	43.41
FYE LAW	S	LEGAL	7,760.05
STEPHEN A GAASCH	RE	REIMBURSE	10.00
GALLS, LLC	SU	UNIFORM	506.91
GAMMA PHI BETA FVP	E	REFUND	250.00
CYNTHIA GEMBALA HUGG	E	TRANSCRIPTION	110.25
GREAT PLAINS DENTAL	MC	MEDICAL	1,064.88
GREAT PLAINS RADIOLOGY	MC	MEDICAL	16.70
HALL CO DISTRICT COURT	E	COPIES	22.50
HALL CO SHERIFF'S OFFICE	E	SVC FEE	77.54
DENNIS HARRIS	E	WITNESS	20.00
ANDREW W HOFFMEISTER	RE	REIMBURSE	45.00
HOLMES PLUMBING	SU	SUPPLIES	259.24
HORNER, LIESKE, MCBRIDE & KUHL	E	CREMATION	1,000.00
LISA R HUERTA	RE	REIMBURSE	45.00
INDIAN SPRINGS MANUFACTURING	E	HAZMAT TEAM	426.19
INTEGRATED SECURITY	E	MAINTENANCE	2,007.00
INTELLICOM COMPUTER	E	EMAIL FILTER	436.00
IOWA PRISON INDUSTRIES	SU	SUPPLIES	545.99
J & D INVESTMENTS	RT	RENT	210.00
JACK'S UNIFORMS	EQ	EQUIPMENT	387.55
JACOBSEN ORR LAW	S	LEGAL	6,758.50
JIM SCHRAMM ARCHITECTS	S	SERVICE	500.00
JOHNSTONE SUPPLY	SU	SUPPLIES	372.72
JUSTICE WORKS	E	SUBSCRIPTION	214.00
KEARNEY ANESTHESIA	MC	MEDICAL	144.81

PSYCHOLOGICAL RESOURCES	MC	MEDICAL	270.00
QUILL CORP	SU	SUPPLIES	424.89
KANE M RAMSEY	RE	REIMBURSE	45.00
REDMAN'S SHOES	SU	SUPPLIES	110.00
REGION III BEHAVIORAL HEALTH SVCS	AP	SERVICES	32,922.01
ILENE RICHARDSON	R	RETIREMENT	14.00
RYAN SAALFELD	RE	REIMBURSE	45.00
BRANDI SAYER	E	WITNESS	20.00
JEREMY SAYER	E	WITNESS	20.00
SHANE SCHMIDT CONSTRUCTION	E	CONSTRUCTION	33,000.00
KIRK SCOTT	RE	REIMBURSE	45.00
DAVID SESNA	RE	REIMBURSE	25.00
SHERIDAN CO SHERIFF	E	SVC FEE	19.00
SHERWIN WILLIAMS	S	REPAIRS	75.80
SHREDDING SOLUTIONS	E	SHREDDING	45.00
SIGNIT	E	SIGN	1,370.00
TRENTON SNOW, LLC	RT	RENTAL	1,000.00
SNYDER, HILLIARD & COCHRAN	S	LEGAL	540.00
SOLID WASTE AGENCY	E	LANDFILL	4.88
STAMM ROMERO & ASSOC	S	LEGAL	14,123.86
STAROSTKA RENTALS	E	EXPENSE	330.00
THOMAS S STEWART	S	LEGAL	4,562.07
STITCH 3 LLC	S	REPAIRS	92.00
GERARD L STRAKA	RT	RENT	250.00
SUBURBAN FIRE PROTECTION DIST #1	SU	SUPPLIES	167.97
JOSHUA E SUNDBERG	E	WITNESS	20.00
SUNSET LAW ENFORCEMENT	EQ	EQUIPMENT	9,878.42
SUPERION	E	MAINTENANCE	2,194.83
MICHAEL J SYNEK	S	LEGAL	1,951.64
T-C CEILINGS	S	SERVICE	600.00
BERONICA TAMAYO	E	REFUND	260.00
BIG RACK SHACK/ELF ENTERPRISES	SU	SUPPLIES	71.40
THOMSON REUTERS - WEST	E	SUBSCRIPTION	422.58
THOMSON REUTERS-WEST	E	SUBSCRIPTION	594.10
THOMSON REUTERS - WEST	E	SUBSCRIPTION	516.71
TRI COUNTY GLASS	S	REPAIR	5,957.75
REBECCA TVRDIK ANDERSON	S	LEGAL	2,362.50
TYE & ROWLING	S	LEGAL	3,758.15
U S POSTMASTER	E	POSTAGE	953.70
U.S. BANK	E	EXPENSE	22,876.95
UNIVERSITY OF NE LINCOLN	E	COMPUTER	3,053.48
UNIVERSITY OF NE-LINCOLN	RE	REIMBURSE	5,000.00
UNIVERSITY RENTALS	RT	RENT	210.00
USA COMMUNICATION	U	INTERNET SVCS	678.93
U.S DEPARTMENT OF AG	AP	BUDGET	6,427.22
USPS - HASLER	E	POSTAGE	1,000.00
JERRY A. VAN WINKLE, PSYD	MC	MEDICAL	2,351.35
VERIZON CONNECT NWF	U	TELE SVCS	29.37
VERIZON WIRELESS	U	TELE SVCS	924.01
VERIZON WIRELESS	U	TELE SVCS	1,080.29
VERIZON WIRELESS	U	TELE SVCS	1,647.93
VILLAGE AT KEARNEY	RT	RENT	250.00
VILLAGE OF ELM CREEK	U	INTERNET SVCS	52.49
VILLAGE OF MILLER	U	UTILITIES	19.50
VILLAGE UNIFORM	E	CLEANING	78.36
VOIGT LAW	S	LEGAL	1,102.50
WALDINGER CORP	S	REPAIR	4,176.51
WALGREENS	MC	MEDICAL	36.98
WATCHGUARD VIDEO	EQ	EQUIPMENT	2,730.00
WELLS FARGO	E	EXPENSE	171.05
WELLS FARGO	E	EXPENSE	354.71
WELLS FARGO	E	EXPENSE	1,248.95
WELLS FARGO	E	EXPENSE	129.37
WILKE'S TRUE VALUE	SU	PARTS	41.48
WILLIAMS CLEANERS	E	CLEANING	91.68
MELISSA L WILLIS	RE	REIMBURSE	45.00

UNION PACIFIC RAILROAD	S	REPAIR	13.39
WILKE'S TRUE VALUE	SU	SUPPLIES	57.00
VISITOR'S PROMOTION FUND			
KEARNEY VISITOR'S BUREAU	E	EXPENSE	31,270.00
VISITOR'S IMPROVEMENT FUND			
KEARNEY VISITOR'S BUREAU	E	EXPENSE	31,269.00
DEEDS PRESERVATION & MODERNIZATION			
MIPS	AP	SERVICE	249.00
HEALTH INSURANCE FUND			
BCBS HEALTH CLAIM EXPENSE	MC	MEDICAL	368,284.02
DRUG FORFEITURES			
CELLEBRITE	S	SERVICE	3,700.00
U.S. BANK	E	EXPENSE	96.32
FEDERAL GRANTS			
WATCHGUARD VIDEO	EQ	EQUIPMENT	3,500.00
DISASTER FUND			
OAK CREEK ENGINEERING	E	ENGINEERING	3,844.16
WILKE CONTRACTING CORP	E	CONCRETE	112,124.95
911 EMERGENCY SERVICE			
CENTURYLINK	E	MAINTENANCE	12,707.22
CENTURYLINK	U	911 SVC	1,986.21
CENTURYLINK	U	911 SVCS	1,062.88
FRONTIER	U	911 TELE SVCS	1,518.05
FRONTIER COMMUNICATIONS	U	TELE SVCS	334.06
GEOCOMM	E	GIS MAINT	3,820.00
LANGUAGE LINE SVCS	U	PHONE SVCS	24.06
NE CENTRAL TELEPHONE	U	TELE SVCS	109.99
PLATTE VALLEY COMMUNICATIONS	E	REPAIR	1,417.67

Moved by Morrow and seconded by Reiter to approve the addition of pledged collateral for the Buffalo County Treasurer for \$21,400,000.00 at the First National Bank. Upon roll call vote, the following Board members voted "Aye": Morrow, Reiter, Higgins, Kouba, and McMullen. Absent: Klein (due to internet connection), Loeffelholz. Motion declared carried.

Moved by Morrow and seconded by Reiter to accept the March 2020 Community Action Partnership of Mid-Nebraska RYDE Report. Upon roll call vote, the following Board members voted "Aye": Morrow, Reiter, Higgins, Kouba and McMullen. Absent: Klein (due to internet connection), Loeffelholz. Motion declared carried.

Chairman McMullen reviewed the following correspondence. Fidar Technologies sent a thank you to the Register of Deeds office for their efforts and they are offering a donation to a local charity of their choice. Commissioner Klein rejoined the meeting. Chairman McMullen called on each Board member present for committee reports and recommendations.

Highway Superintendent John Maul was present via Zoom for the following agenda item.

Moved by Klein and seconded by Kouba to accept the quote from AKRS Equipment Solutions through state contract pricing for a John Deere 6130M Tractor for the price of \$103,499.55 less trade in of 2000 John Deere 6410 Tractor of \$16,000.00. Total price is \$87,499.55. Upon roll call vote, the following Board members voted "Aye": Klein, Kouba, Higgins, Morrow, Reiter and McMullen. Absent: Loeffelholz. Motion declared carried.

Moved by Klein and seconded by Higgins to accept state contract pricing from Mohawk Resources LTD for one shop Truck Lift System for \$57,778.97. Upon roll call vote, the following Board members voted "Aye": Klein, Higgins, Kouba, Morrow, Reiter and McMullen. Absent: Loeffelholz. Motion declared carried.

Moved by Higgins and seconded by Morrow to authorize Chairman McMullen to send a letter to Two Rivers Public Health Department. This letter will request the provision of COVID-19 notification information be shared to the Buffalo County Communications Center to assist the first responders. Upon roll call vote, the following Board members voted "Aye": Higgins, Morrow, Klein, Kouba, Reiter and McMullen. Absent: Loeffelholz. Motion declared carried.

The Board took a short break at 9:30 A.M.

Chairman McMullen instructed County Clerk Giffin to open and read aloud the submitted bids for Employee Assistance Program at 10:00 A.M. No bids were received and the Board tabled the bid opening until May 12, 2020.

Chairman McMullen called for Citizen's forum and no one was present.

Chairman McMullen asked if there was anything else to come before the Board at 10:02 A.M. before he declared the meeting adjourned until the regular meeting at 9:00 A.M. on Tuesday, May 12, 2020.

ATTEST:

PAYROLL RATIFICATION MAY 8, 2020

<u>GENERAL FUND</u>			
NET PAYROLL			266,080.27
AMERICAN FAMILY LIFE	I	PREMIUMS	1,051.31
RETIREMENT PLANS AMERITAS	R	EMPE RET	44,400.82
AR SOLUTIONS	E	GARNISHMENT	224.61
BUFFALO CO TREAS/WELLNESS	I	PREMIUMS	40.00
BUFFALO CO TREASURER	I	PREMIUMS	106,594.50
CREDIT MANAGEMENT	E	GARNISHMENT	203.85
FIRST CONCORD	E	FLEX FUNDS	4,298.65
FIRST NATIONAL BANK	T	FEDERAL TAX	88,765.58
KEARNEY UNITED WAY	E	DONATIONS	102.67
KATHLEEN A LAUGHLIN	E	GARNISHMENT	356.00
MADISON NATIONAL	I	PREMIUMS	621.92
MADISON NATIONAL	I	LT DISABILITY	323.56
MASSMUTUAL FINANCIAL	I	DEFERRED COMP	1,175.00
NATIONWIDE RETIREMENT	R	DEFERRED COMP	305.00
NE CHILD SUPPORT	E	CHILD SUPPORT	450.00
PRINCIPAL LIFE	E	DENTAL	3,136.92
STATE OF NE	T	STATE TAX	14,552.63
VISION SERVICE PLAN	E	EMPE VSP EYE	767.47
<u>ROAD FUND</u>			
NET PAYROLL			53,123.38
AMERICAN FAMILY LIFE	I	PREMIUMS	923.14
RETIREMENT PLANS AMERITAS	R	EMPE RET	8,322.85
BUFFALO CO TREASURER	I	PREMIUMS	2,769.50
FIRST CONCORD	E	FLEX FUNDS	784.71
FIRST NATIONAL BANK	T	FEDERAL TAX	15,793.47
MADISON NATIONAL	I	PREMIUMS	154.10
MADISON NATIONAL	I	LT DISABILITY	119.78
NATIONWIDE RETIREMENT	R	DEFERRED COMP	272.50
NE CHILD SUPPORT	E	CHILD SUPPORT	342.00
PRINCIPAL	E	DENTAL	978.20
STATE OF NE	T	STATE TAX	2,299.98
VISION SERVICE PLAN	E	EMPE VSP EYE	202.84
<u>WEED DEPARTMENT</u>			
NET PAYROLL			4,719.08
RETIREMENT PLANS AMERITAS	R	EMPE RET	744.03
BUFFALO CO TREASURER	I	PREMIUMS	248.00
FIRST CONCORD	E	FLEX FUNDS	30.00
FIRST NATIONAL BANK	T	FEDERAL TAX	1,516.06
MADISON NATIONAL	I	LT DISABILITY	3.72
PRINCIPAL	E	DENTAL	45.72
STATE OF NE	T	STATE TAX	234.57



RESOLUTION 2020-

Proclamation

Name the Week of May 3, 2020 through May 9, 2020 as
“National Corrections Officers and Employees Week in Buffalo County.”

WHEREAS, National Corrections Officers and Employees Week was first proclaimed on May 5, 1984, by President Ronald Reagan when he signed Proclamation 5187 creating “National Correctional Officers’ Week”, to recognize the men and women who work in jails, prison, and community corrections across the county; and

WHEREAS, National Correction Officers and Employees Week recognizes and honors that the duties of these officers have become increasingly complex and demanding; and

WHEREAS, National Correctional Officers and Employees Week recognizes the professionalism, dedication and courage exhibited by these officers throughout the performance of these demanding and often conflicting roles deserve our utmost respect; and

WHEREAS, National Correctional Officers and Employees Week in Buffalo County recognizes employees of the Buffalo County Sheriff’s Office Corrections Division for their role in putting themselves in harm’s way to advance a mission of protecting the public, staff, and inmates of Buffalo County.

NOW THEREFORE, BE IT RESOLVED that the Buffalo County Board of Commissioners hereby proclaim the week of May 3, 2020 through May 9, 2020 as “National Correctional Officers and Employees Week”. All Buffalo County citizens are encouraged to pay tribute to the many Correctional Workers of the Buffalo County Jail for the vital public service they provide.

Ratified on the 12th day of May, 2020

ATTEST:

William McMullen, Chairman
Buffalo County Board of Commissioners

Janice I. Giffin
Buffalo County Clerk

(SEAL)



RESOLUTION 2020-

Proclamation

Name the Week of May 10th through May 16th as
“National Police Week in Buffalo County”

WHEREAS, National Police Week was first proclaimed in 1963 by President Kennedy when he signed Proclamation 3537 creating “National Police Week” to recognize the service given by men and women who, night and day, protect us through enforcement of our laws, and

WHEREAS, the members of the law enforcement agencies of Buffalo County play an important role in safeguarding the rights and freedoms of Buffalo County; and

WHEREAS, it is important that our citizens know and understand the duties, responsibilities, hazards, and sacrifices of their law enforcement agencies, and that members of our law enforcement agencies recognize their duty to serve the people by safeguarding life and property, by protecting them against violence or disorder, and protecting the innocent against deception and the weak against oppression or intimidation; and;

WHEREAS, the men and women of the Buffalo County Sheriff’s Office unceasingly provide vital public services;

NOW THEREFORE, BE IT RESOLVED that the Buffalo County Board of Commissioners hereby proclaim the week of May 10th through May 16th as “National Police Week” to honor those law enforcement officers, who, through their courageous deeds, have made the ultimate sacrifices in service to their community of have been disabled in the performance of duty, and let us recognize and pay respect to the survivors of our fallen heroes. All Buffalo County citizens are encouraged to pay tribute to the many law enforcement officers, past and present, who by their faithful and loyal devotion to their responsibilities have rendered a dedicated service to their communities and, in so doing, have established for themselves an enviable and enduring reputation for preserving the rights and security of all citizens.

Passed and approved this 12th day of May, 2020

ATTEST:

William McMullen, Chairman
Buffalo County Board of Commissioners

Janice I. Giffin
Buffalo County Clerk

(SEAL)

FILED

5-1-2020

SHARON K. MAULER
CLERK OF THE DISTRICT COURT

MONTHLY FEE REPORT
for the Month of April, 2020

BUFFALO CO CLERK

ACCOUNT DESCRIPTION	TOTAL AMOUNT
Filing Fee, Civil	980.00
Filing Fee, Criminal	00.00
Filing Fee, Judgment	425.00
Filing Fee, Criminal Appeal	00.00
Complete Records	787.00
Issuance of Writ	35.00
Reg. Work Comp. Judgment	00.00
Copies	34.75
Postage	00.00
Fax Fees	00.00
Publishing Fees	00.00
Transcript Fee/Seal Cert	3.00
Bad Check Fee	00.00
Bond 10%	125.00
Bond Forfeiture	450.00
County Court Fees	413.00
Passport Processing Fee	245.00

Grand Total \$ 3497.75

Total for April, 2020	3497.75
Total for January thru April, 2020	20284.90

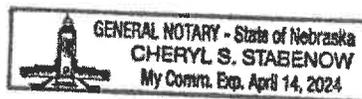
STATE OF NEBRASKA:
COUNTY OF BUFFALO:

I, Sharon K. Mauler, the duly elected and qualified Clerk of District Court in and for said county, do hereby certify that the foregoing report is true and correct to the best of my knowledge and belief.



Sharon K. Mauler
SHARON K. MAULER
Clerk of the District Court

Subscribed and sworn to before me the 1 day of May, 2020.



Cheryl S. Stabenow
Notary Public

BUFFALO COUNTY TREASURER'S OFFICE
Fund Balance Report printed on 05/05/2020 04:30:31P
Statement created for 04/01/2020 to 04/30/2020

Fund	Description	Beginning Balance	Collections	Disbursements	Ending Balance
100	COUNTY GENERAL	3,586,398.31	6,872,848.71	-1,859,520.01	8,599,727.01
200	COUNTY ROAD	710,451.58	384,567.14	-561,153.11	533,865.61
650	HIGHWAY BRIDGE BUYBACK	1,250,561.79	0.00	0.00	1,250,561.79
900	VISITOR'S PROMOTION	31,270.19	40,394.44	-31,270.00	40,394.63
995	VISITOR'S PROMOTION IMPROVEMENT	31,269.52	40,394.46	-31,269.00	40,394.98
1150	DEEDS PRESERVATION & MODERNIZATION	129,967.03	2,671.50	-249.00	132,389.53
1275	HEALTH RESERVE FUND	1,350,691.24	215,306.00	-368,284.02	1,197,713.22
1500	COUNTY RELIEF	0.00	0.00	0.00	0.00
1700	COUNTY INSTITUTIONS	0.00	0.00	0.00	0.00
1900	VETERAN'S AID	40,812.01	2,844.11	0.00	43,656.12
2356	STOP PROGRAM	37,902.08	513.00	0.00	38,415.08
2360	DRUG FORFEITURE	913,635.45	0.00	-3,796.32	909,839.13
2370	FEDERAL EQUITABLE SHARING	177.06	0.00	0.00	177.06
2500	COUNTY FEDERAL GRANTS	2,016.59	3,500.00	-3,500.00	2,016.59
2575	DISASTER FUND	334,260.77	0.00	-115,969.11	218,291.66
2605	COMMUNITY DEVELOPMENT GRANT	0.00	0.00	0.00	0.00
2650	RECOVERY ZONE REBATE FUND	0.00	0.00	0.00	0.00
2700	INHERITANCE TAX	5,553,141.00	62,005.92	0.00	5,615,146.92
2913	911 WIRELESS SERVICE FUND	52,541.50	9,909.70	0.00	62,451.20
3700	COUNTY BOND LEVY	282,705.14	549,767.96	0.00	832,473.10
3800	RECOVERY ZONE BOND PAYMENT	202,362.99	0.00	0.00	202,362.99
5400	COUNTY WEED	24,335.54	0.00	-15,082.36	9,253.18
5907	911 EMERGENCY SERVICES	486,735.49	6,415.75	-22,980.14	470,171.10
6001	STATE GENERAL	195,440.40	149,913.24	-195,440.40	149,913.24
6002	STATE TITLES	0.00	0.00	0.00	0.00
6009	STATE SALES TAX MV	452,122.59	106,379.42	-452,122.59	106,379.42
6016	REVENUE SALES TAX ROAD DEPARTMENT	28.48	0.00	0.00	28.48
6021	STATE TIRE TAX	593.00	194.00	-593.00	194.00
6101	SD101 SEM GENERAL	18,874.80	152,047.44	-18,874.80	152,047.44
6102	SD2 GIBBON GENERAL	272,835.72	1,578,826.16	-272,835.72	1,578,826.16
6103	SD119 AMHERST GENERAL	74,487.96	572,211.61	-74,487.96	572,211.61
6105	SD105 PLEASANTON GENERAL	77,464.80	623,063.31	-77,464.80	623,063.31
6107	SD7 KEARNEY GENERAL	2,891,002.34	13,140,757.62	-2,891,002.34	13,140,757.62
6109	SD9 ELM CREEK GENERAL	144,958.44	803,435.18	-144,958.44	803,435.18
6110	SD100 CENTURA GENERAL	6,629.69	94,076.84	-6,629.69	94,076.84
6119	SD19 SHELTON GENERAL	125,169.90	903,280.32	-125,169.90	903,280.32
6144	SD44 ANSLEY GENERAL	218.73	3,419.67	-218.73	3,419.67

Tax Increment Financing Annual Report: Highlights of 2019 TIF in Ravenna

April 2020



Lloyd & Sherly
Wilke
(True Value)

Seneca Sunrise
(Phase 2)



KAAPA Ethanol

City of Ravenna, Nebraska Community Redevelopment Authority

2019 Annual Tax Increment Financing Report.

Introduction:

Pursuant to Nebraska Revised Statute §18-2117.02 the City of Ravenna, Nebraska Community Redevelopment Authority submits this annual report. This report was created to provide information related to the approval and progress of ongoing TIF redevelopment projects through the year 2019.

TIF Projects:

(1) The total number of redevelopment projects within the city that have been financed in whole or in part through the division of taxes as provided in section 18-2147 include:

Lloyd and Sheryl Wilke (True Value)

KAAPA/ Abengoa (Ethanol plant)

Seneca Sunrise phase 2

(2) The total estimated project costs for all such redevelopment projects;

Project name	Total Estimated project costs
Lloyd and Sheryl Wilke (True Value)	\$308,000.00
KAAPA/ Abengoa (Ethanol Plant)	\$108,081,506.68
Seneca Sunrise Phase 2	\$1,143,940.00

(3) A comparison between the initial projected valuation of property included in each such redevelopment project as described in the redevelopment contract and the assessed value of the property included in each such redevelopment project as of January 1 of the year of the report;

Lloyd and Sheryl Wilke: Valuation Projected \$126,420.00 2020 \$210,020.00

KAAPA/ Abengoa: Valuation Projected \$12,000,000.00 2020 \$35,966,725.00

Seneca Sunrise 2: Valuation Projected \$548,686.00 2020 \$970,420.00

(4) The number of such redevelopment projects for which financing has been paid in full during the previous calendar year and for which taxes are no longer being divided pursuant to section 18-2147;

- Lloyd and Sheryl Wilke (True Value)

(5) The number of such redevelopment projects approved by the governing body in the previous calendar year;

None

(6) Information specific to each such redevelopment project approved by the governing body in the previous calendar year, including the project area, project type, amount of financing approved, and total estimated project costs;

None

(7) The percentage of the city that has been designated as blighted.

- 42.6%, see map attached as Exhibit "A"

Potential Future TIF projects:

There are currently two projects going through the process of discussion and approval to receive tax increment financing. These projects include the Solar Subdivision project and the Pavia Heights Subdivision project.

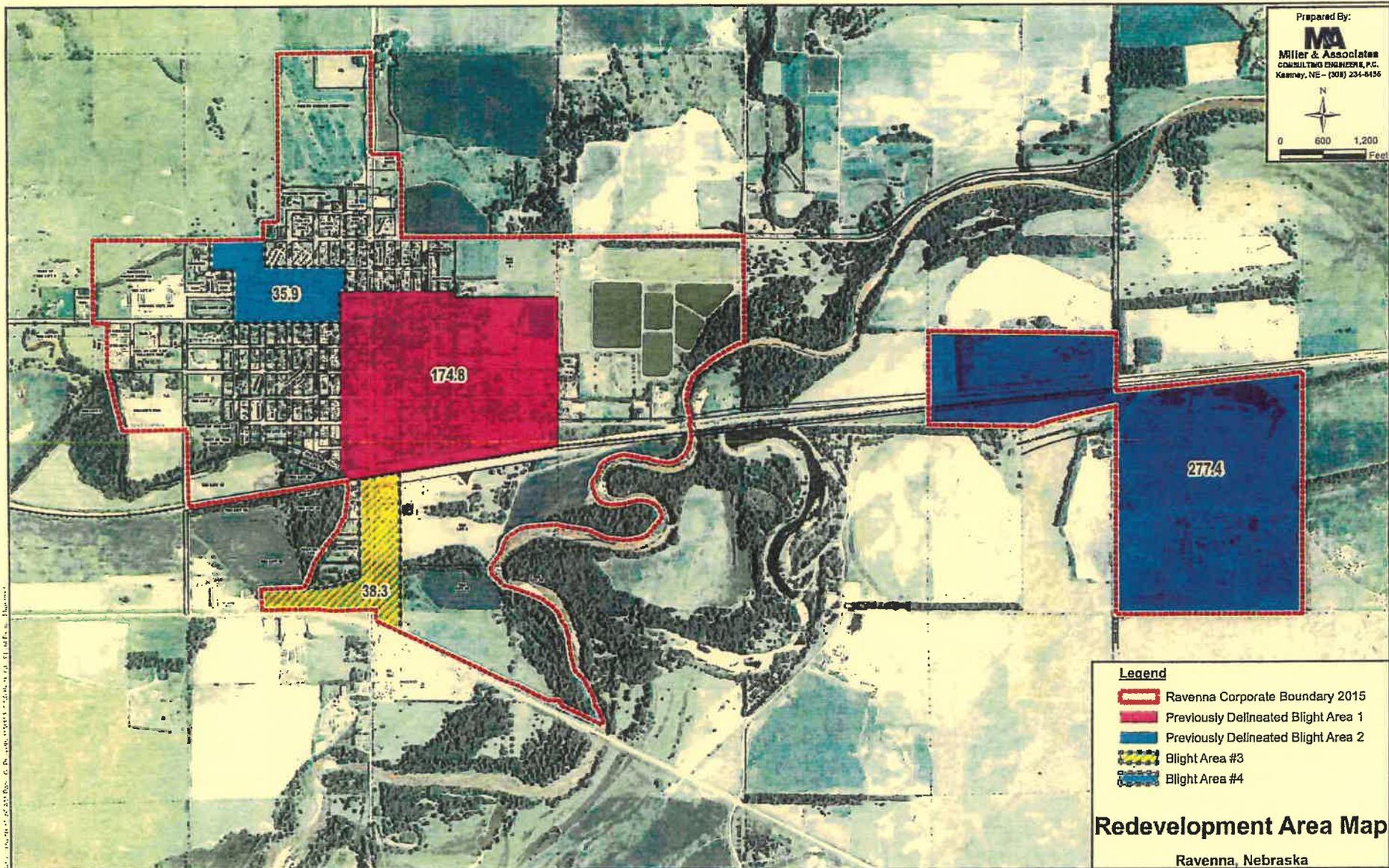


EXHIBIT A



Pete Ricketts, Governor

LEASE AGREEMENT #65991825 - ADDENDUM #4

This Lease Agreement - Addendum #4, hereinafter this "Addendum," by and between the Buffalo County Board of Commissioners, previously know as the **Buffalo County Board of Supervisors**, a Nebraska political subdivision, hereinafter called "Lessor," and **Department of Administrative Services, State Building Division**, hereinafter called "Lessee," acting on behalf of **Department of Health & Human Services**, hereinafter called "Tenant Agency," for office space located at:

**Ground Level Office and
Below Ground Level Storage
Buffalo County Courthouse
Kearney, NE 68848-1270**

WHEREAS, Lessor and Lessee entered into that certain Lease Agreement, commencing March 1, 2000; renewed on a month-to-month basis by First Lease Addendum (Addendum #1), commencing March 1, 2002; modified by Addendum #2, dated April 23, 2013, to modify Holding Over language; modified by Addendum #3, effective July 1, 2015, to renew the Term of the Lease for five (5) years and to agree to an annual rate increase as well as revisions to the Janitorial Services/Supplies in Section 13; and

WHEREAS, Lessor desire to correct Lessor name: and

WHEREAS, Lessor and Lessee agree to renew the Term of this Lease for four (4) years; and

WHEREAS, Lessor and Lessee agree to a rate increase annually; and

NOW THEREFORE, in consideration of the mutual covenants contained herein, the parties amend this Lease, as follows:

AGREEMENT

1. As to the preamble, Lessor name shall be deleted and Buffalo County Board of Commissioners shall be inserted in its place.

2. As to Section 2. **TERM**, the Term of this Lease shall be renewed for a four (4) year renewal period commencing July 1, 2020 and ending on June 30, 2024.

3. As to Section 3. Rental, the payment schedule for the Renewal Term whall be as follows:

Lease Term	SF	Rate PSF	Annual Rent	Monthly Rent
July 1, 2020-June 30, 2021	6,300	\$17.64	\$111,132.00	\$9,261.00
July 1, 2021-June 30, 2022	6,300	\$18.08	\$113,904.00	\$9,492.00

July 1, 2022-June 30, 2023	6,300	\$18.53	\$116,739.00	\$9,728.25
July 1, 2023-June 30, 2024	6,300	\$18.99	\$119,637.00	\$9,969.75

4. NO OTHER CHANGES. Unless expressly amended hereby, all other terms and conditions contained in this Lease shall remain unchanged and in full force and effect, and are hereby ratified and confirmed. To the extent of any conflict between the provisions hereof and this Lease, the provisions of this Addendum shall govern and control and shall be binding on and shall inure to the benefit of the parties hereto and their respective successors and assigns.

5. EFFECTIVE DATE. This Addendum shall be effective as of July 1, 2020.

6. ENTIRE AGREEMENT. This Addendum constitutes the entire and integrated agreement between Lessor and Lessee relating to the subject matter of this Addendum and supersedes all prior understandings, agreements, or representations, between the parties, written or oral, to the extent they relate in any way to the subjects of this Lease.

7. COUNTERPARTS. This Addendum shall be executed in duplicate original, each of which shall be deemed to the an original, but both of which, together, shall constitute one and the same instrument.

IN WITNESS WHEREOF, the parties have executed this Addendum as of the day and year last below written.

LESSEE:

 Doug Carlson, Acting Administrator
 Administrative Services, State Building Division

 Date

LESSOR:

 William C. McMullen, Chairman
 Buffalo County Board of Commissioners

 Date

ACKNOWLEDGMENT

STATE OF NEBRASKA, COUNTY OF BUFFALO

The foregoing instrument was acknowledged before me this _____ day of _____ 2020 by William C. McMullen, Chairman, on behalf of Buffalo County, Nebraska.

Affix seal here.

 Notary Public Signature



Buffalo County Board of Commissioners
BUFFALO COUNTY COURTHOUSE
P.O. Box 1270 Kearney, NE 68848-1270
Phone (308) 236-1224
Fax (308) 236-1865

May 1, 2020

**NOTICE OF RE-HEARING
FOR TAX EXEMPTION**

**BUFFALO COUNTY BOARD OF COMMISSIONERS
BOARD OF EQUALIZATION SESSION
COURTHOUSE, KEARNEY, NE**

Orval Greeley Miller American Legion #351
Miller American Legion Post #351
12455 Riverdale Road
Riverdale, NE 68870

You are hereby notified that the Buffalo County Board of Commissioners, in Board of Equalization session, will be holding a second hearing to review the attached application(s) for tax exemption for your qualifying organization.

All Buffalo County Board meetings are currently being conducted via Zoom. The link for the meeting is <https://zoom.us/j/93498442039>. If you do not have a webcam with audio capability, you may also call in to the meeting by dialing 1-669-900-6833 and the meeting ID is 934 9844 2039. The link for the meeting will also be available on our website at www.buffalocounty.ne.gov the morning of May 12, 2020. The hearing date and time is as follows:

DATE: Tuesday, May 12, 2020
TIME: 9:30 a.m.

Please have a member of your organization present. This office will be reaching out to the contact listed on the application inquiring about an email address where an invite for the Zoom link should be emailed. However, should you receive this letter before we are able to make contact, please call this office and let us know of the proper email address where the Zoom invite can be sent.

If you have any questions or concerns regarding the purpose of your hearing, please do not hesitate to contact the Assessor's Office at 308-236-1205.

Sincerely,

A handwritten signature in black ink that reads "William C. McMullen".

William McMullen, Chairman
WM/tk/Enclosure

File with Your County Assessor on or Before December 31

Exemption Application

for Tax Exemption on Real and Personal Property by Qualifying Organizations

Read instructions on reverse side.

RECEIVED

BUFFALO COUNTY ASSESSOR'S OFFICE 451

DATE 12-31-19
Tax Year 2020

Failure to properly complete or timely file this application will result in a denial of the exemption.

Name of Organization <u>Orval Greeley Miller Amer. Legion 351</u>		County Name <u>Buffalo</u>	Parcel ID Number <u>180073000</u>
Name of Business if Different than Organization <u>Miller American Legion Post 351</u>		State Where incorporated <u>Nebraska</u>	Phone Number <u>308 893 2200</u>
Name of Owner of Property <u>12455 Riverdale Rd</u>		Total Actual Value of Real and Personal Property <u>\$ 500.00</u>	Parcel ID Number <u>180073000</u>
Street or Other Mailing Address of Applicant <u>Riverdale, NE 68870</u>		Contact Name <u>Larry H. Meyer</u>	Phone Number <u>308 893 2200</u>
City <u>Riverdale</u>	State <u>NE</u>	Zip Code <u>68870</u>	Email Address <u>N/A dmd</u>

Type of Ownership

Agricultural and Horticultural Society
 Educational Organization
 Religious Organization
 Charitable Organization
 Cemetery Organization

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code
<u>Albra Richard</u>	<u>Commander</u>	<u>PO Box 85 Riverdale, NE 68870</u>
<u>Larry Meyer</u>	<u>Adj.</u>	<u>12455 Riverdale Rd Riverdale, NE 68870</u>

Legal description of real property and general description of all depreciable tangible personal property, except licensed motor vehicles:

OT Miller Lt 10 Bk 26

phone call left message 4/28
Storage space for Miller Am. Legion
Before exempt since before 2014

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

Agricultural and Horticultural Society
 Educational
 Religious
 Charitable
 Cemetery

Give a detailed description of the primary use of the property and any other uses of the property:

portable lunch stand is on thr vacant lot - used to do lunches for fire dept and community events.

All organizations, except for an Agricultural and Horticultural Society, must complete the following questions.

Is all of the property used exclusively as described above? YES NO
 Is the property used for financial gain or profit to either the owner or owner or organization making exclusive use of the property? YES NO
 Is a portion of the property used for the sale of alcoholic beverages? YES NO
 If Yes, state the number of hours per week _____
 Is the property owned or used by an organization which discriminates in membership or employment based on race, color, or national origin? ... YES NO dmd

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 Larry H Meyer Authorized Signature Adj. Title 12-31-19 Date

Retain a copy for your records.

For County Assessor's Recommendation

Approval COMMENTS: _____

Approval of a Portion

Denied 1.15.2020 added email - corrected description

Estel Steiner Signature of County Assessor 1/29/2020 Date

For County Board of Equalization Use Only

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

Approval of a Portion

Denied

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.

William C. McMiller Signature of County Board Member 2/25/2020 Date

County Clerk: A legible copy of this form showing the final decision of the County Board of Equalization must be delivered electronically to the Nebraska Department of Revenue within seven days after the Board's decision.



Buffalo County Board of Commissioners

BUFFALO COUNTY COURTHOUSE
P.O. Box 1270 Kearney, NE 68848-1270
Phone (308) 236-1224
Fax (308) 236-1865

May 1, 2020

**NOTICE OF RE-HEARING
FOR TAX EXEMPTION**

**BUFFALO COUNTY BOARD OF COMMISSIONERS
BOARD OF EQUALIZATION SESSION
COURTHOUSE, KEARNEY, NE**

Kearney Community Theatre
83 Plaza Blvd.
Kearney, NE 68845

You are hereby notified that the Buffalo County Board of Commissioners, in Board of Equalization session, will be holding a second hearing to review the attached application(s) for tax exemption for your qualifying organization.

All Buffalo County Board meetings are currently being conducted via Zoom. The link for the meeting is <https://zoom.us/j/93498442039>. If you do not have a webcam with audio capability, you may also call in to the meeting by dialing 1-669-900-6833 and the meeting ID is 934 9844 2039. The link for the meeting will also be available on our website at www.buffalocounty.ne.gov the morning of May 12, 2020. The hearing date and time is as follows:

DATE: Tuesday, May 12, 2020
TIME: 9:30 a.m.

Please have a member of your organization present. This office will be reaching out to the contact listed on the application inquiring about an email address where an invite for the Zoom link should be emailed. However, should you receive this letter before we are able to make contact, please call this office and let us know of the proper email address where the Zoom invite can be sent.

If you have any questions or concerns regarding the purpose of your hearing, please do not hesitate to contact the Assessor's Office at 308-236-1205.

Sincerely,

A handwritten signature in black ink that reads "William C. McMullen".

William McMullen, Chairman
WM/tk/Enclosure

File with Your County Assessor on or Before December 31

Exemption Application for Tax Exemption on Real and Personal Property by Qualifying Organizations

RECEIVED BUFFALO COUNTY ASSESSOR'S OFFICE 451

Failure to properly complete or timely file this application will result in a denial of the exemption. DATE 1-16-2020

Name of Organization Kearney Community Theatre	County Name Buffalo	Tax Year 2020
Name of Business if Different than Organization	State Where Incorporated Nebraska	
Name of Owner of Property	Total Actual Value of Real and Personal Property \$ 1,050,000 mt	Parcel ID Number 603561000 mt
Street or Other Mailing Address of Applicant 83 Plaza Blvd	Contact Name Judy Rozema	Phone Number 3082341529
City Kearney	State NE	Zip Code 68845
	Email Address boxoffice@kctonline.com	Cell (308) 293-0451 mt
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
Sara Homan	President	3007 Country Club Lane, Kearney NE 68845
Stephen C Homan	Vice President	32 Red Fox Lane, Kearney NE 68845
Jeff Knapp	Secretary/Treasurer	510 W 24th St, Kearney NE 68845

Legal description of real property and general description of all depreciable tangible personal property, except licensed motor vehicles:
Parcel ID 603561000
Kearney Plaza Sub TRS 4 & 5

Non profit considered charitable by IRS

Closed mt a mail able 1-28-2020

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

Agricultural and Horticultural Society
 Educational
 Religious
 Charitable
 Cemetery

Give a detailed description of the primary use of the property and any other uses of the property:
Kearney Community Theatre present locally produced live theater productions to the general public.
Called me back charges after to cover expenses

All organizations, except for an Agricultural and Horticultural Society, must complete the following questions.

Is all of the property used exclusively as described above? YES NO

Is the property used for financial gain or profit to either the owner or owner or organization making exclusive use of the property? YES NO

Is a portion of the property used for the sale of alcoholic beverages? YES NO
If Yes, state the number of hours per week one

Is the property owned or used by an organization which discriminates in membership or employment based on race, color, or national origin? YES NO

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 *Juditha P. Jones* Authorized Signature *Executive Director* Title *Dec 23, 2019* Date

Retain a copy for your records.

For County Assessor's Recommendation

Approval COMMENTS: _____

Approval of a Portion

Denied

add to Value + moved to ID no. + put Cell No. down 1-21-2020

[Signature] Signature of County Assessor *2/14/2020* Date

For County Board of Equalization Use Only

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

Approval of a Portion

Denied

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.

William C. McMillan Signature of County Board Member *2/25/2020* Date

County Clerk: A legible copy of this form showing the final decision of the County Board of Equalization must be delivered electronically to the Nebraska Department of Revenue within seven days after the Board's decision.



Buffalo County Board of Commissioners

BUFFALO COUNTY COURTHOUSE
P.O. Box 1270 Kearney, NE 68848-1270
Phone (308) 236-1224
Fax (308) 236-1865

May 1, 2020

**NOTICE OF RE-HEARING
FOR TAX EXEMPTION**

**BUFFALO COUNTY BOARD OF COMMISSIONERS
BOARD OF EQUALIZATION SESSION
COURTHOUSE, KEARNEY, NE**

World Theatre Foundation
The World Theatre
2318 Central Avenue
Kearney, NE 68847

You are hereby notified that the Buffalo County Board of Commissioners, in Board of Equalization session, will be holding a second hearing to review the attached application(s) for tax exemption for your qualifying organization.

All Buffalo County Board meetings are currently being conducted via Zoom. The link for the meeting is <https://zoom.us/j/93498442039>. If you do not have a webcam with audio capability, you may also call in to the meeting by dialing 1-669-900-6833 and the meeting ID is 934 9844 2039. The link for the meeting will also be available on our website at www.buffalocounty.ne.gov the morning of May 12, 2020. The hearing date and time is as follows:

DATE: Tuesday, May 12, 2020

TIME: 9:30 a.m.

Please have a member of your organization present. This office will be reaching out to the contact listed on the application inquiring about an email address where an invite for the Zoom link should be emailed. However, should you receive this letter before we are able to make contact, please call this office and let us know of the proper email address where the Zoom invite can be sent.

If you have any questions or concerns regarding the purpose of your hearing, please do not hesitate to contact the Assessor's Office at 308-236-1205.

Sincerely,

Handwritten signature of William C. McMullen in cursive.

William McMullen, Chairman
WM/tk/Enclosure

File with Your County Assessor on or Before December 31

Exemption Application

for Tax Exemption on Real and Personal Property by Qualifying Organizations

Read instructions on reverse side.

RECEIVED FORM 451

BUFFALO COUNTY ASSESSOR'S OFFICE

Failure to properly complete or timely file this application will result in a denial of the exemption.

Name of Organization World Theatre Foundation		County Name BUFFALO	Tax Year 2020
Name of Business if Different than Organization THE WORLD THEATRE		DATE 12-31-19	
Name of Owner of Property MASONIC TEMPLE ASSOCIATION		State Where Incorporated NEBRASKA	Parcel ID Number PERSONAL PROPERTY
Street or Other Mailing Address of Applicant 2318 CENTRAL		Total Actual Value of Real and Personal Property \$ 91,400	Phone Number 308-440-1400
City KEARNEY	State NE	Contact Name BYRGE JENSEN	Email Address bryce@theworldtheatre.org
Zip Code 68847		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
MARK ORR	PRESIDENT	3815 AVENUE E, KEARNEY, NE 68847
JUSTIN HERRMAN	VICE PRESIDENT	9 21ST AVE PLACE KEARNEY, NE 68845
MICHAEL TUBBS	SECRETARY/TREASURER	1511 12TH AVE KEARNEY, NE 68845

Legal description of real property and general description of all depreciable tangible personal property, except licensed motor vehicles:
PERSONAL PROPERTY ONLY Personal Property Bldg owned by Masonic Temple which has services in Bldg (Kupat's)

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

Agricultural and Horticultural Society Educational Religious Charitable Cemetery

Give a detailed description of the primary use of the property and any other uses of the property:
PROJECTION \$79,000 OFFICE \$5800 CONCESSION \$6600
WE PROVIDE LOW COST MOVIES, CONCESSIONS, DOCUMENTARY FILMS
VENUE FOR LOCAL ACTORS, HIGH SCHOOL BANDS their talents to the public.

All organizations, except for an Agricultural and Horticultural Society, must complete the following questions.

Is all of the property used exclusively as described above? YES NO

Is the property used for financial gain or profit to either the owner or owner or organization making exclusive use of the property? YES NO

Is a portion of the property used for the sale of alcoholic beverages? YES NO

If Yes, state the number of hours per week **17**

Is the property owned or used by an organization which discriminates in membership or employment based on race, color, or national origin? ... YES NO

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  **EXECUTIVE DIRECTOR** **12/31/19**
 Authorized Signature Title Date

Retain a copy for your records.

For County Assessor's Recommendation

Approval COMMENTS: _____

Approval of a Portion

Denied

issue address as listed above 1.22-2020 per Bryce **Estel M Skinner** **1/29/2020**
 Signature of County Assessor Date

For County Board of Equalization Use Only

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

Approval of a Portion

Denied

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.

William C. McMiller **2/25/2020**
 Signature of County Board Member Date

County Clerk: A legible copy of this form showing the final decision of the County Board of Equalization must be delivered electronically to the Nebraska Department of Revenue within seven days after the Board's decision.



Buffalo County Board of Commissioners

BUFFALO COUNTY COURTHOUSE
P.O. Box 1270 Kearney, NE 68848-1270
Phone (308) 236-1224
Fax (308) 236-1865

May 1, 2020

**NOTICE OF RE-HEARING
FOR TAX EXEMPTION**

**BUFFALO COUNTY BOARD OF COMMISSIONERS
BOARD OF EQUALIZATION SESSION
COURTHOUSE, KEARNEY, NE**

University of Nebraska Foundation
PO Box 82555
Lincoln, NE 68501-2555

You are hereby notified that the Buffalo County Board of Commissioners, in Board of Equalization session, will be holding a second hearing to review the attached application(s) for tax exemption for your qualifying organization.

All Buffalo County Board meetings are currently being conducted via Zoom. The link for the meeting is <https://zoom.us/j/93498442039>. If you do not have a webcam with audio capability, you may also call in to the meeting by dialing 1-669-900-6833 and the meeting ID is 934 9844 2039. The link for the meeting will also be available on our website at www.buffalocounty.ne.gov the morning of May 12, 2020. The hearing date and time is as follows:

DATE: Tuesday, May 12, 2020
TIME: 9:30 a.m.

Please have a member of your organization present. This office will be reaching out to the contact listed on the application inquiring about an email address where an invite for the Zoom link should be emailed. However, should you receive this letter before we are able to make contact, please call this office and let us know of the proper email address where the Zoom invite can be sent.

If you have any questions or concerns regarding the purpose of your hearing, please do not hesitate to contact the Assessor's Office at 308-236-1205.

Sincerely,

A handwritten signature in black ink that reads "William C. McMullen".

William McMullen, Chairman
WM/tk/Enclosure

RECEIVED

File with Your County Assessor on or Before December 31

Exemption Application

for Tax Exemption on Real and Personal Property by Qualifying

BUFFALO COUNTY FORM

ASSESSOR'S OFFICE 451

Read instructions on reverse side.

Failure to properly complete or timely file this application will result in a denial of the exemption.

DATE 12-26-19

Name of Organization: University of Nebraska Foundation; County Name: Buffalo; Tax Year: 2020; Name of Owner of Property: University of Nebraska Foundation; Total Actual Value of Real and Personal Property: \$533,820.00; Parcel ID Number: 602032000; Contact Name: Keith D. Miles; Phone Number: 402-458-1164; Email Address: keith.miles@nufoundation.org

Type of Ownership: Charitable Organization

Table with 3 columns: Name, Title of Officers, Directors, or Partners, Address, City, State, Zip Code. Includes Brian Hastings (President & CEO), Keith Miles (VP & Gen. Counsel), and Troy Wilhem (CFO).

Legal description of real property and general description of all depreciable tangible personal property, except licensed motor vehicles: CRAWFORDS ADD KY LT 1 & N1/2 LT 2 BLK 2. Situs: 2222 9th Ave. Kearney, NE. Handwritten notes: No answer, Been exempt since 2011, Property is a private entity not associated with UN Foundation? in our notes.

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

Give a detailed description of the primary use of the property and any other uses of the property: Administrative office for the University of Nebraska Alumni Association; meeting and reception space for UNK events.

All organizations, except for an Agricultural and Horticultural Society, must complete the following questions. Is all of the property used exclusively as described above? YES

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. Authorized Signature: [Signature], Title: Sr. VP & General Counsel, Date: 12/23/2019

Retain a copy for your records. For County Assessor's Recommendation

Approval of Assessor: [X] Approval, [] Approval of a Portion, [] Denied. COMMENTS: [Blank]. Signature of County Assessor: [Signature], Date: 1/29/2020

For County Board of Equalization Use Only

Approval of Board: [X] Approved, [] Approval of a Portion, [] Denied. If the County Board's determination is different from the County Assessor'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: [Signature], Date: 2/25/2020

County Clerk: A legible copy of this form showing the final decision of the County Board of Equalization must be delivered electronically to the Nebraska Department of Revenue within seven days after the Board's decision.



Buffalo County Board of Commissioners

BUFFALO COUNTY COURTHOUSE
P.O. Box 1270 Kearney, NE 68848-1270
Phone (308) 236-1224
Fax (308) 236-1865

May 1, 2020

**NOTICE OF RE-HEARING
FOR TAX EXEMPTION**

**BUFFALO COUNTY BOARD OF COMMISSIONERS
BOARD OF EQUALIZATION SESSION
COURTHOUSE, KEARNEY, NE**

Woman's Club of Kearney
c/o Roxanne Bascom
417 W. 21st Street
Kearney, NE 68845

You are hereby notified that the Buffalo County Board of Commissioners, in Board of Equalization session, will be holding a second hearing to review the attached application(s) for tax exemption for your qualifying organization.

All Buffalo County Board meetings are currently being conducted via Zoom. The link for the meeting is <https://zoom.us/j/93498442039>. If you do not have a webcam with audio capability, you may also call in to the meeting by dialing 1-669-900-6833 and the meeting ID is 934 9844 2039. The link for the meeting will also be available on our website at www.buffalocounty.ne.gov the morning of May 12, 2020. The hearing date and time is as follows:

DATE: Tuesday, May 12, 2020
TIME: 9:30 a.m.

Please have a member of your organization present. This office will be reaching out to the contact listed on the application inquiring about an email address where an invite for the Zoom link should be emailed. However, should you receive this letter before we are able to make contact, please call this office and let us know of the proper email address where the Zoom invite can be sent.

If you have any questions or concerns regarding the purpose of your hearing, please do not hesitate to contact the Assessor's Office at 308-236-1205.

Sincerely,

Handwritten signature of William C. McMullen in cursive.

William McMullen, Chairman
WM/tk/Enclosure

File with Your County Assessor on or Before December 31

Exemption Application

for Tax Exemption on Real and Personal Property by Qualifying Organizations
Read instructions on reverse side.

RECEIVED
BUFFALO COUNTY
ASSESSOR'S OFFICE 451
FORM 12-18-19

Failure to properly complete or timely file this application will result in a denial of the exemption. DATE 12-18-19

Name of Organization Womans Club of Kearney	County Name Buffalo	Tax Year 2020
Name of Business if Different than Organization c/o Roxanne Bascom	State Where Incorporated NE	
Name of Owner of Property 417 W. 21st St	Total Actual Value of Real and Personal Property \$ 125,000.00	Parcel ID Number 601374000
Street or Other Mailing Address of Applicant Kearney NE 68845	Contact Name Roxanne Bascom	Phone Number (308) 234-5691
City (723 W. 22nd St)	State NE	Zip Code 68845
Type of Ownership	Email Address roxanne0854@hotmail.com	

- Agricultural and Horticultural Society
 Educational Organization
 Religious Organization
 Charitable Organization
 Cemetery Organization

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code
Kim Alex	President	Riverdale, NE
Roxanne Bascom	Treas	417 W. 21st St Kearney, NE 68845

Legal description of real property and general description of all depreciable tangible personal property, except licensed motor vehicles:

ASHLAND ADD
W 90' LTS 7 & 8 & S 1/2 W 90' LT 9 BLK 6

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

- Agricultural and Horticultural Society
 Educational
 Religious
 Charitable
 Cemetery

Give a detailed description of the primary use of the property and any other uses of the property:

Service Organization *No answer*
\$40 a year fee. Do many things for many organizations in Kearney

All organizations, except for an Agricultural and Horticultural Society, must complete the following questions.

- Is all of the property used exclusively as described above? YES NO
 Is the property used for financial gain or profit to either the owner or owner or organization making exclusive use of the property? YES NO
 Is a portion of the property used for the sale of alcoholic beverages? YES NO
 If Yes, state the number of hours per week _____
 Is the property owned or used by an organization which discriminates in membership or employment based on race, color, or national origin? ... YES NO

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 **Roxanne Bascom** **Treasurer** **12/18/19**
 Authorized Signature Title Date

Retain a copy for your records.

For County Assessor's Recommendation

- Approval
 Approval of a Portion
 Denied

COMMENTS: **Pending further in format (what do they do?)**
Echel M Skinner **1/29/2020**
 Signature of County Assessor Date

For County Board of Equalization Use Only

- Approved
 Approval of a Portion
 Denied

If the County Board's determination is different from the County Assessor'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.

William C Mc Muller **2/25/2020**
 Signature of County Board Member Date

County Clerk: A legible copy of this form showing the final decision of the County Board of Equalization must be delivered electronically to the Nebraska Department of Revenue within seven days after the Board's decision.



Buffalo County Board of Commissioners
BUFFALO COUNTY COURTHOUSE
P.O. Box 1270 Kearney, NE 68848-1270
Phone (308) 236-1224
Fax (308) 236-1865

May 1, 2020

**NOTICE OF RE-HEARING
FOR TAX EXEMPTION**

**BUFFALO COUNTY BOARD OF COMMISSIONERS
BOARD OF EQUALIZATION SESSION
COURTHOUSE, KEARNEY, NE**

Zion Evangelical Lutheran Church
c/o Marshall Poehler
17190 W. Wildwood Drive
Wood River, NE 68883

You are hereby notified that the Buffalo County Board of Commissioners, in Board of Equalization session, will be holding a second hearing to review the attached application(s) for tax exemption for your qualifying organization.

All Buffalo County Board meetings are currently being conducted via Zoom. The link for the meeting is <https://zoom.us/j/93498442039>. If you do not have a webcam with audio capability, you may also call in to the meeting by dialing 1-669-900-6833 and the meeting ID is 934 9844 2039. The link for the meeting will also be available on our website at www.buffalocounty.ne.gov the morning of May 12, 2020. The hearing date and time is as follows:

DATE: Tuesday, May 12, 2020
TIME: 9:30 a.m.

Please have a member of your organization present. This office will be reaching out to the contact listed on the application inquiring about an email address where an invite for the Zoom link should be emailed. However, should you receive this letter before we are able to make contact, please call this office and let us know of the proper email address where the Zoom invite can be sent.

If you have any questions or concerns regarding the purpose of your hearing, please do not hesitate to contact the Assessor's Office at 308-236-1205.

Sincerely,

A handwritten signature in black ink that reads "William C. McMullen".

William McMullen, Chairman
WM/tk/Enclosure

Assessor on or Before December 31

Exemption Application for Tax Exemption on Real and Personal Property by Qualifying Organizations

FORM

Failure to properly complete or timely file this application will result in a denial of the exemption.

RECEIVED 451

Name of Organization: **Zion Evangelical Lutheran Church**

Name of Business if Different than Organization: _____

Name of Owner of Property: **Zion Evangelical Lutheran Church**

Street or Other Mailing Address of Applicant: **53125 Grand Island Road**

City: **Shelton** State: **NE** Zip Code: **68876-6883**

Type of Ownership: Agricultural and Horticultural Society Educational Organization Religious Organization Charitable Organization Cemetery Organization

County Name: **Buffalo**

State Where Incorporated: **Nebraska**

Total Actual Value of Real and Personal Property: **\$ 299,000.00**

Parcel ID Number: **300166010**

Contact Name: **Marshall Poehler**

Phone Number: **308-380-5185**

Email Address: **mpoehler@kdsi.net**

DATE: **12-26-19**

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code
Rick Pope	President	57215 280th Rd, Ravenna, NE 68869
Marshall Poehler	Treasurer	17190 W. Wildwood Drive, Wood River, NE 68883
Gerald Poehler	Vice President	800 Colanv Circle, Shelton, NE 68876

Legal description of real property and general description of all depreciable tangible personal property, except licensed motor vehicles:

Shepherd Acres Lot 2
22-11-13 PT NW1/4NW1/4

Has not decided to rebuild - with things the way they are (COVID19) have not had a chance to discuss.

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

Agricultural and Horticultural Society Educational Religious Charitable Cemetery

Give a detailed description of the primary use of the property and any other uses of the property:

Church, Worship

→ Burnt down 12-11-19 still deciding what to do rebuild or not, meeting 1-5-20 may have a better idea of what will happen.

All organizations, except for an Agricultural and Horticultural Society, must complete the following questions.

Is all of the property used exclusively as described above? YES NO

Is the property used for financial gain or profit to either the owner or organization making exclusive use of the property? YES NO

Is a portion of the property used for the sale of alcoholic beverages? YES NO

If Yes, state the number of hours per week _____

Is the property owned or used by an organization which discriminates in membership or employment based on race, color, or national origin? YES NO

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 *Marshall Poehler* Authorized Signature Title *Treasurer* Date **12-23-19**

Retain a copy for your records.

For County Assessor's Recommendation

Approval Approval of a Portion Denied

COMMENTS: **Church Burned 12-11-19**
May rebuild

corr mailing per Marshall 1-15-2020 Signature of County Assessor *Robert M Skinner* Date **1/23/2020**

For County Board of Equalization Use Only

Approved Approval of a Portion Denied

If the County Board's determination is different from the County Assessor'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.

William C. M. Muller Signature of County Board Member Date **2/25/2020**

County Clerk: A legible copy of this form showing the final decision of the County Board of Equalization must be delivered electronically to the Nebraska Department of Revenue within seven days after the Board's decision.

Date: April 30th 2020

To: Buffalo County Board

Subject: Tax List Corrections

The attached Tax List Corrections are being presented to you for approval.

**Approved by action of the County Board on This _____ Day of
_____, 2020**

Chairman

1 Personal Property – removed 1 item from the list as located in another county

**3 Real Estate – 2 accelerate tax as Mobile Homes moving out of county & 1 change
of value as property sold to City of Kearney**

4 Corrections for the month of April 2020

Tax List Correction

BUFFALO County, Nebraska

Property ID: 650300250 - RE

Date: 04-01-2020

No: 4684

Name and Address:
GARCIA, VICTORIA VALENCIA

Description of Property:
IOLL EAST LAWN CRT #264 (1976
FLEETWOOD/BROADMORE 14X70 5315)

Tax Year: 2019
1000 School: 10-0007
District: 1000 KEARNEY CITY

2900 GRAND AVE LT 264
KEARNEY, NE 68845

Stmnt No: 23877

	Actual Valuation	Tax Rate	Consolidated Tax	Tax Credit *	Homestead Value	Homestead Credit	Penalty Tax	1st Half	2nd Half	Total Tax
Original Amount	1,000	1.85505600	18.56	0.00	0	0.00	0.00	9.28	9.28	18.56
Corrected Amount										
Additional Amount										
Deducted Amount										

Reason for Correction: ACCELERATE TAX FOR 2020 AS MOBILE HOME IS MOVING OUT OF COUNTY PER MOVER

I hereby direct the County Treasurer of BUFFALO County to accept this Official Correction made for the above named party and description and to issue his receipt in payment of the corrected tax as shown above.

ALL CORRECTIONS MADE ON THE TAX ROLL MUST BE SHOWN IN RED.

Approved by action of the County Board

this _____ day of _____, _____

Chairman



County Assessor - County Clerk

By _____
Deputy

Tax List Correction

BUFFALO County, Nebraska

Property ID: 620005000 - RE

Date: 04-01-2020

No: 4685

Name and Address:
FORT KEARNY SHOOTING SPORTS ASSOC.

Description of Property:
1-9-15 NW1/4 (134.16A)

Tax Year: 2019

District: 1050 School: 10-0002
1050 TAX DISTRICT

PO BOX 581
KEARNEY, NE 68848-0581

Stmnt No: 6310

* Tax Credit of 740.94 consists of 135.06 in Non-Ag, and 605.88 in Agland.

* Tax Credit of 644.18 consists of 107.26 in Non-Ag, and 536.92 in Agland.

	Actual Valuation	Tax Rate	Consolidated Tax	Tax Credit *	Homestead Value	Homestead Credit	Penalty Tax	1st Half	2nd Half	Total Tax
Original Amount	614,450	1.69557800	10,418.48	740.94	0	0.00	0.00	4,838.77	4,838.77	9,677.54
Corrected Amount	532,580	1.69557800	9,030.32	644.18	0	0.00	0.00	4,193.07	4,193.07	8,386.14
Additional Amount										
Deducted Amount	81,870		1,388.16	96.76				645.70	645.70	1,291.40

Reason for Correction: CHANGE OF VALUE DUE TO PART OF PROPERTY SOLD TO CITY OF KEARNEY

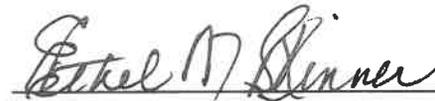
I hereby direct the County Treasurer of BUFFALO County to accept this Official Correction made for the above named party and description and to issue his receipt in payment of the corrected tax as shown above.

ALL CORRECTIONS MADE ON THE TAX ROLL MUST BE SHOWN IN RED.

Approved by action of the County Board

this _____ day of _____, _____

Chairman



County Assessor - County Clerk

620005000

By _____ Deputy

Tax List Correction

BUFFALO County, Nebraska

Property ID: 680006105 - RE (680006105)

Date: 04-14-2020

No: 4686

Name and Address:
WALKER, PAUL H

Description of Property:
VIL LDS SHEL 1-9-13 TR IN TX LT 2 (120'X
150)

Tax Year: 2019

District: 1310 School: 10-0019
1310 SHELTON VILLAGE

PO BOX 61
GIBBON, NE 68840-0061

Stmnt No: 23878

	Actual Valuation	Tax Rate	Consolidated Tax	Tax Credit *	Homestead Value	Homestead Credit	Penalty Tax	1st Half	2nd Half	Total Tax
Original Amount	40,460	2.24584400	908.68	0.00	0	0.00	0.00	454.34	454.34	908.68
Corrected Amount										
Additional Amount										
Deducted Amount										

Reason for Correction: ACCELRATE TAX FOR 2020 AS MOBILE HOME IS BEING MOVED OUT OF COUNTY

I hereby direct the County Treasurer of BUFFALO County to accept this Official Correction made for the above named party and description and to issue his receipt in payment of the corrected tax as shown above.

ALL CORRECTIONS MADE ON THE TAX ROLL MUST BE SHOWN IN RED.

Approved by action of the County Board

this _____ day of _____, _____

Chairman



County Assessor - County Clerk

By _____
Deputy

Tax List Correction

BUFFALO County, Nebraska

Property ID: 745500220 - PP

Date: 04-20-2020

No: 4687

Name and Address:
CARMAN, JESSE L & ABBY N B

Description of Property:

Tax Year: 2019

District: 1330 School: 10-0019
 1330 TAX DISTRICT

**22750 WILLOW RD
 SHELTON, NE 68876**

Stmnt No: 296

	Actual Valuation	Tax Rate	Consolidated Tax	Farmer Credit	Exemption Value	Exemption Credit	Penalty Tax	1st Half	2nd Half	Total Tax
Original Amount	89,551	1.58224600	1,416.92	0.00	0	0.00	141.70	779.31	779.31	1,558.62
Corrected Amount	86,270	1.58224600	1,365.00	0.00	0	0.00	136.50	750.75	750.75	1,501.50
Additional Amount										
Deducted Amount	3,281		51.92				5.20	28.56	28.56	57.12

Reason for Correction: REMOVE 1 ITEMS AS NOT LOCATED IN BUFFALO COUNTY

I hereby direct the County Treasurer of BUFFALO County to accept this Official Correction made for the above named party and description and to issue his receipt in payment of the corrected tax as shown above.

ALL CORRECTIONS MADE ON THE TAX ROLL MUST BE SHOWN IN RED.

Approved by action of the County Board

this _____ day of _____, _____



 Chairman

 County Assessor - County Clerk

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100
 745500220

By _____
 Deputy

Moved by ___ 2nd by ____ that Buffalo County Board of Equalization confesses judgment in the following cases, in amounts stated, for the following cases now pending before the Nebraska Tax Equalization & Review Commission. Further, the Buffalo County Attorney's Office be, and hereby is, authorized to confess judgment on behalf of this Board in amounts set forth below for tax year 2019:

Case #19C0027 in appeal concerning Terry L. Furby, Appellant, tax parcel # 420061000 an assessed valuation of \$120,000.

Case #19C0082 in appeal concerning Jeffrey C. Knapp, Appellant, tax parcel #600855000 an assessed valuation of \$30,000.

Case #19C0157 in appeal concerning Jacqueline T. Kernick, Appellant, tax parcel # 605096540 an assessed valuation of \$373,400.

Application for Exemption from Motor Vehicle Taxes by Qualifying Nonprofit Organizations

• Read instructions on reverse side.

Name of Organization First Baptist Church of Kearney		Tax Year 2020
Name of Owner of Property		County Name Buffalo
Street or Other Mailing Address 3610 6th Ave, Suite #1		State Where Incorporated Nebraska
City Kearney	State NE	Contact Name Janine Griss
	Zip Code 68845	Phone Number (308) 234-2311
Email Address jgriss@kearneyfb.org		

Type of Ownership

Agricultural and Horticultural Society
 Educational Organization
 Religious Organization
 Charitable Organization
 Cemetery Organization

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code
Bob Wilson	Chairman-Trustee Board	2027 W 35th St, Kearney NE 68845
Janice Woods	Chairman-Finance Comm	5611 W 30th St, Kearney NE 68845
Sue Boden	Secretary-Trustee Board	104 Ash St, 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
Ford	2002	15 Passanger	1FBSS31L72HA21143	4/8/2020

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

Agricultural and Horticultural Society
 Educational
 Religious
 Charitable
 Cemetery

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

Trailer is used for tools, luggage and other items necessary for mission trips, or other ministries.

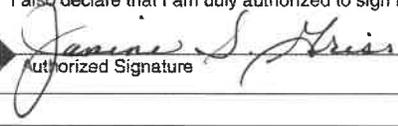
Are the motor vehicles used exclusively as indicated? (see instructions)

YES
 NO

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


Business Manager
4/15./2020
 Authorized Signature Title Date

For County Treasurer Recommendation

Approval
 Denial

Comments: _____


Date
 Signature of County Treasurer 4-23-20

For County Board of Equalization Use Only

Approval
 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 Nonprofit Organizations

• Read instructions on reverse side.

Name of Organization First Baptist Church of Kearney		Tax Year 2020	
Name of Owner of Property		County Name Buffalo	State Where Incorporated Nebraska
Street or Other Mailing Address 3610 6th Ave, Suite #1		Contact Name Janine Griss	Phone Number (308) 234-2311
City Kearney	State NE	Zip Code 68845	Email Address jgriss@kearneyfb.org

Type of Ownership

Agricultural and Horticultural Society Educational Organization Religious Organization Charitable Organization Cemetery Organization

Name	Title of Officers, Directors, or Partners	Address, City, State, Zip Code
Bob Wilson	Chairman-Trustee Board	2027 W 35th St, Kearney NE 68845
Janice Woods	Chairman-Finance Comm	5611 W 30th St, Kearney NE 68845
Sue Boden	Secretary-Trustee Board	104 Ash St, 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
Pace Trailer	1992	Enclosed	40LFB1015NP013869	4/15/2020

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

Agricultural and Horticultural Society Educational Religious Charitable Cemetery

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

Trailer is used for tools, luggage and other items necessary for mission trips, or other ministries.

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

YES NO

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

Janine S. Griss
Authorized Signature

Business Manager

4/15./2020

Title

Date

For County Treasurer Recommendation

Approval

Denial

Comments: _____

Deann a Sedwill
Signature of County Treasurer

4-23-20
Date

For County Board of Equalization Use Only

Approval

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 Nonprofit Organizations

**FORM
457**

• To be filed with your county treasurer.
• Read instructions on reverse side.

Applicant's Name AMERICAN NATIONAL RED CROSS			Type of Ownership <input checked="" type="checkbox"/> Nonprofit Corporation <input type="checkbox"/> Other (specify): _____
Street or Other Mailing Address 520 W 48TH ST		County BUFFALO	
City KEARNEY	State NE	Zip Code 68845	State Where Incorporated

IDENTIFY OFFICERS, DIRECTORS, OR PARTNERS OF THE NONPROFIT ORGANIZATION

Title	Name, Address, City, State, Zip Code
Fleet Manager	KEVIN CARVER 707 NORTH MAIN WICHITA, KS 67203

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
CARA	1999		4X4TSEV25XN018015	May, 2020

Exempt Uses of Motor Vehicle:

- Agricultural/Horticultural Educational Religious Charitable Cemetery

Give detailed description of use, including an explanation if multiple use classifications exist:

Are the motor vehicles used exclusively as indicated?

- YES NO

If No, give percentage of exempt use:

_____ %

Under penalties of law, I declare that I have examined this application and that it is, to the best of my knowledge and belief, true, complete, and correct. I also declare that I am duly authorized to sign this exemption application, and that the organization owning the above-listed property does not discriminate in membership or employment based on race, color, or national origin.

sign here


Authorized Signature

Clerk
Title

4/8/20
Date

FOR COUNTY TREASURER RECOMMENDATION

APPROVAL

COMMENTS: _____

DISAPPROVAL


Signature of County Treasurer

5-4-20
Date

FOR COUNTY BOARD OF EQUALIZATION USE ONLY

APPROVAL

COMMENTS: _____

DISAPPROVAL

Authorized Signature

Date

7/1/2020 FUNDING - 7% RATE INCREASE - COUNTY FUND ONLY		AT CURRENT PLAN BENEFIT	
TOTAL - (7/1/2020 RATE)	Enrolled	Total Funding	Monthly Total
Employee Only:	138	\$ 805.00	\$ 111,090.00
EE & Spouse:	17	\$ 1,542.00	\$ 26,214.00
EE & Children:	22	\$ 1,488.00	\$ 32,736.00
EE & Family:	33	\$ 1,763.00	\$ 58,179.00
	210		\$ 228,219.00
			Annual: \$ 2,738,628.00

County Paid - FULL 7%	Enrolled	Health	Monthly Total
Employee Only:	138	\$ 805.00	\$ 111,090.00
EE & Spouse:	17	\$ 1,253.00	\$ 21,301.00
EE & Children:	22	\$ 1,249.00	\$ 27,478.00
EE & Family:	33	\$ 1,267.00	\$ 41,811.00
			\$ 201,680.00
			Annual: \$ 2,420,160.00

Employee Paid - SAME2019			Difference:
Employee Only:	138	\$ -	\$ -
EE & Spouse:	17	\$ 289.00	\$ 4,913.00
EE & Children:	22	\$ 239.00	\$ 5,258.00
EE & Family:	33	\$ 496.00	\$ 16,368.00
			\$ 26,539.00
			Annual: \$ 318,468.00

County Loss Fund / Biometric Screenings		HY-VEE	
Employee Only:	138	\$ 5.00	\$ 690.00
EE & Spouse:	17	\$ 5.00	\$ 85.00
EE & Children:	22	\$ 5.00	\$ 110.00
EE & Family:	33	\$ 5.00	\$ 165.00
			\$ 1,050.00
			Annual: \$ 12,600.00

TOTAL COUNTY COST:	\$ 2,432,760.00
---------------------------	------------------------

	TOTAL FUND:	\$ 2,751,228.00
CHARLESWORTH EXPECTED FUNDING LEVEL:		\$ 2,914,370.34
Possible Reserve Fund Contribution:		\$ 163,142.34
BCBSNE/NACO EXPECTED FUNDING LEVEL:		\$ 3,074,247.34
BCBSNE/NACO MAXIMUM FUNDING LEVEL:		\$ 3,743,384.40
BCBSNE/NACO FULLY INSURED RATES: (EST.)		\$ 3,553,025.04

LYNN - ESTIMATED BUDGET SUMMARY

Revenue:

- County Funds - Health:	\$	2,420,160	8.0%
- County Funds - Dental:	\$	-	
- Employee Health Contributions:	\$	318,468	
- Employee Dental Contributions:	\$	-	
- County Funded EAP:	\$	10,000	
- County Loss Fund/Wellness:	\$	12,600	
	\$	2,761,228	

Expenses:

Administrative & Stop Loss:	\$	722,887	
Wellness Program	\$	12,600	
Separate EAP program and site	\$	10,000	
Claims - Health - Expected (Bob)	\$	2,351,360	\$ 933.08 PEPM
Less Balance Expected	\$	(182,477)	
Claim Agg Risk:	\$	-	
COBRA	\$	-	
Total Expenses:	\$	2,914,370	
Total Expenses at Expected:	\$	2,914,370	

Reserve Fund Balance 4/2020	\$	1,375,500
Terminal Liability:	\$	250,000
Terminal Admin Est:	\$	62,500
Reserve Fund Available:	\$	1,063,000
Agg Corridor:	\$	352,704
Reserve Unincumbered Est:	\$	710,296
Targeted Reserve Fund	\$	961,742.21
Balance to Funding:	\$	(413,757.79)
1/2 Available Add/Reduce:	\$	(206,878.89)
Charlesworth Est. Funding - possible aggressive:	\$	2,707,491

(Rate Change)		7/1/2019 FUNDING -		
		5% RATE INCREASE & \$400 Dependent		AT CURRENT
		TOTAL - (7/1/2019 RATE)	Enrolled	Total Funding
	7.0%	Employee Only:	138	\$ 752.00
	7.0%	EE & Spouse:	17	\$ 1,441.00
7.0%	EE & Children:	22	\$ 1,391.00	
7.0%	EE & Family:	33	\$ 1,648.00	
		210		
	\$ 179,520.00			Annual:

(Rate Change)		County Paid - + \$400 Dep.	Enrolled	Health
	7.0%	Employee Only:	138	\$ 752.00
	8.8%	EE & Spouse:	17	\$ 1,152.00
	8.4%	EE & Children:	22	\$ 1,152.00
	10.0%	EE & Family:	33	\$ 1,152.00
	% of Total \$			Annual:
	88.4%			

(Rate Change)		Employee Paid -	Enrolled	Health
		Employee Only:	138	\$ -
		EE & Spouse:	17	\$ 289.00
		EE & Children:	22	\$ 239.00
		EE & Family:	33	\$ 496.00
	% of Total \$			Annual:
	8.01%			
	\$ -			
	0.0%			
	0.0%			
	0.0%			
	11.6%			

County Loss Fund / Biometric Screenings		HY-VEE	
Employee Only:	138	\$	5.00
EE & Spouse:	17	\$	5.00
EE & Children:	22	\$	5.00
EE & Family:	33	\$	5.00

Annual:

TOTAL COUNTY COST:

TOTAL FUND:

CHARLESWORTH EXPECTED FUNDING LEVEL:

BCBSNE/NACO EXPECTED FUNDING LEVEL:

BCBSNE/NACO MAXIMUM FUNDING LEVEL:

BCBSNE/NACO FULLY INSURED RATES: (EST!)

Revenue:

- County Funds - Health:	\$	2,240,640
- County Funds - Dental:	\$	-
- Employee Health Contributions:	\$	318,468
- Employee Dental Contributions:	\$	-
- County Loss Fund/Wellness:	\$	12,600
	\$	2,571,708

Expenses:

Administrative & Stop Loss:	\$	646,052
Wellness Program	\$	12,600
Claims - Health - Expected (BC)	\$	1,767,437
Claims - Dental	\$	-
Claim Agg Risk:	\$	-
COBRA	\$	-
<hr/>		
Total Expenses:	\$	2,426,089
Total Expenses at Expected:	\$	2,426,089

Reserve Fund Balance 4/2018	\$	1,000,000
Terminal Liability:	\$	250,000
Terminal Admin Est:	\$	62,500
<hr/>		
Reserve Fund Available:	\$	687,500
Agg Corridor:	\$	265,116
<hr/>		
Reserve Unincumbered Est:	\$	422,384
Targeted Reserve Fund	\$	800,609.50
Balance to Funding:	\$	(199,390.50)
1/2 Available Add/Reduce:	\$	(99,695.25)
Charlesworth Est. Funding - possible aggressive:	\$	2,326,394

PLAN BENEFIT	(Rate Change)
Monthly Total	
\$ 103,776.00	5.0%
\$ 24,497.00	5.0%
\$ 30,602.00	5.0%
\$ 54,384.00	5.0%
\$ 213,259.00	
\$ 2,559,108.00	

Monthly Total	(Rate Change)
\$ 103,776.00	5.0%
\$ 19,584.00	8.1%
\$ 25,344.00	8.1%
\$ 38,016.00	8.1%
\$ 186,720.00	% of Total \$
\$ 2,240,640.00	87.6%
Difference:	14.18%
\$ -	0.0%
\$ 4,913.00	-5.6%
\$ 5,258.00	-7.7%
\$ 16,368.00	-1.4%
\$ 26,539.00	% of Total \$
\$ 318,468.00	12.4%

\$ 690.00
\$ 85.00
\$ 110.00
\$ 165.00
\$ 1,050.00
\$ 12,600.00

\$ 2,253,240.00

\$ 2,571,708.00

\$ 2,426,089.40

\$ 2,546,997.23

\$ 3,087,957.60

\$ 3,553,025.04

7/1/2018 FUNDING - 10% RATE REDUCTION	
TOTAL - (7/1/2018 RATE)	Enrolled
Employee Only:	148
EE & Spouse:	11
EE & Children:	14
EE & Family:	29
did have 23 Family	202

County Paid - + \$350 Dep.	Enrolled
Employee Only:	148
EE & Spouse:	11
EE & Children:	14
EE & Family:	29

Employee Paid -	
Employee Only:	148
EE & Spouse:	11
EE & Children:	14
EE & Family:	29

County Loss Fund / Biometric Screenings	
Employee Only:	148
EE & Spouse:	11
EE & Children:	14
EE & Family:	29

TOTAL COUNTY COST:

CHARLESWORTH EXPECTED FUNDING LEVEL

BCBSNE/NACO EXPECTED FUNDING LEVEL:

BCBSNE/NACO MAXIMUM FUNDING LEVEL:

BCBSNE/NACO FULLY INSURED RATES: (EST

14.2%

Revenue:

- County Funds - Health:
- County Funds - Dental:
- Employee Health Contributions:
- Employee Dental Contributions:

- County Loss Fund/Wellness:

Expenses:

Administrative & Stop Loss:	\$	577,478
Wellness Program	\$	24,240
Claims - Health - Expected	\$	1,604,470
Claims - Dental	\$	-
Claim Agg Risk:	\$	-
COBRA	\$	-
<hr/>		
Total Expenses:	\$	2,206,188
Total Expenses at Expected:	\$	2,206,188

Reserve Fund Balance 4/2018	\$	1,000,000
Terminal Liability:	\$	177,771
Terminal Admin Est:	\$	44,443
<hr/>		
Reserve Fund Available:	\$	777,786
Agg Corridor:	\$	240,671
<hr/>		
Reserve Unincumbered Est:	\$	537,116
Targeted Reserve Fund	\$	728,042.09
Balance to Funding:	\$	(271,957.91)
1/2 Available Add/Reduce:	\$	(135,978.95)
Charlesworth Est. Funding - possible aggressive:	\$	2,070,209

AT CURRENT PLAN BENEFIT		(Rate Change)
Total Funding	Monthly Total	
\$ 716.00	\$ 105,968.00	-10.1%
\$ 1,372.00	\$ 15,092.00	-10.0%
\$ 1,325.00	\$ 18,550.00	-10.0%
\$ 1,569.00	\$ 45,501.00	-10.0%
	\$ 185,111.00	
Annual: \$ 2,221,332.00		

Health	Monthly Total	(Rate Change)
\$ 716.00	\$ 105,968.00	-10.05%
\$ 1,066.00	\$ 11,726.00	-2.74%
\$ 1,066.00	\$ 14,924.00	-2.74%
\$ 1,066.00	\$ 30,914.00	-2.74%
	\$ 163,532.00	% of Total \$
Annual:	\$ 1,962,384.00	88.5%
	Difference:	-5.19%
\$ -	\$ -	
\$ 306.00	\$ 3,366.00	-28.50%
\$ 259.00	\$ 3,626.00	-31.12%
\$ 503.00	\$ 14,587.00	-22.26%
	\$ 21,579.00	% of Total \$
Annual:	\$ 258,948.00	11.5%

\$ 10.00	\$ 1,480.00
\$ 10.00	\$ 110.00
\$ 10.00	\$ 140.00
\$ 10.00	\$ 290.00
	\$ 2,020.00
Annual:	\$ 24,240.00

\$ 1,986,624.00

TOTAL FUND:	\$ 2,245,572.00
	\$ 2,206,188.16
	\$ 2,263,762.09
	\$ 2,566,704.68
	\$ 3,455,888.14

7/1/2017 FUNDING - 5% RATE REDUCTION	
TOTAL - (7/1/2017 RATE)	Enrolled
Employee Only:	163
EE & Spouse:	7
EE & Children:	8
EE & Family: (UP FROM 19)	24
	202

County Paid - + \$300 Dep.	Enrolled
Employee Only:	163
EE & Spouse:	7
EE & Children:	8
EE & Family:	24

Employee Paid -	Enrolled
Employee Only:	163
EE & Spouse:	7
EE & Children:	8
EE & Family:	24

County Loss Fund / Biometric Screenings	
Employee Only:	163
EE & Spouse:	7
EE & Children:	8
EE & Family:	24

CHARLESWORTH EXPECTED FUNDING LEVEL
BCBSNE/NACO EXPECTED FUNDING LEVEL
BCBSNE/NACO MAXIMUM FUNDING LEVEL
BCBSNE/NACO FULLY INSURED RATES: (ES

LYNN - ESTIMATED BUDGET SUMMARY

\$	1,962,384	-5.2%
\$	-	
\$	258,948	
\$	-	
\$	24,240	
\$	2,245,572	

Revenue:

- County Funds - Health:
- County Funds - Dental:
- Employee Health Contributions:
- Employee Dental Contributions:

- County Loss Fund/Wellness:

Expenses:

Administrative & Stop Loss:	\$	582,584
Wellness Program	\$	24,240
Claims - Health - Expected	\$	1,609,605
Claims - Dental	\$	-
Claim Agg Risk:	\$	-
COBRA	\$	-
Total Expenses:	\$	2,216,429
Total Expenses at Expected:	\$	2,216,429

Reserve Fund Balance 4/2017:	\$	924,922
Terminal Liability:	\$	240,724
Terminal Admin Est:	\$	60,181
Reserve Fund Available:	\$	624,017
Agg Corridor:	\$	241,441
Reserve Unincumbered Est:	\$	382,577
Targeted Reserve Fund	\$	731,421.63
Balance to Funding:	\$	(193,500.37)
1/2 Available Add/Reduce:	\$	(96,750.18)
Charlesworth Est. Funding - possible aggressive:	\$	2,119,679

AT CURRENT PLAN BENEFIT		(Rate Change)
Total Funding	Monthly Total	
\$ 796.00	\$ 129,748.00	-5.0%
\$ 1,524.00	\$ 10,668.00	-5.0%
\$ 1,472.00	\$ 11,776.00	-5.0%
\$ 1,743.00	\$ 41,832.00	-5.0%
	\$ 194,024.00	
Annual:	\$ 2,328,288.00	

TOTAL - (7/1/2016 RATE)	Enrolled
Employee Only:	163
EE & Spouse:	7
EE & Children:	8
EE & Family:	24
	202

Health	Monthly Total	(Rate Change)
\$ 796.00	\$ 129,748.00	-5.01%
\$ 1,096.00	\$ 7,672.00	-3.69%
\$ 1,096.00	\$ 8,768.00	-3.69%
\$ 1,096.00	\$ 26,304.00	-3.69%
	\$ 172,492.00	% of Total \$
Annual:	\$ 2,069,904.00	89.0%
	Difference:	-4.69%
\$ -	\$ -	
\$ 428.00	\$ 2,996.00	-8.15%
\$ 376.00	\$ 3,008.00	-8.74%
\$ 647.00	\$ 15,528.00	-7.17%
	\$ 21,532.00	% of Total \$
Annual:	\$ 258,384.00	11.0%

County Paid - + \$300 Dep.	Enrolled
Employee Only:	163
EE & Spouse:	7
EE & Children:	8
EE & Family:	24

Employee Paid -	
Employee Only:	163
EE & Spouse:	7
EE & Children:	8
EE & Family:	24

\$ 10.00	\$ 1,630.00
\$ 10.00	\$ 70.00
\$ 10.00	\$ 80.00
\$ 10.00	\$ 240.00
	\$ 2,020.00
Annual:	\$ 24,240.00

County Loss Fund / Biometric Screenings	
Employee Only:	163
EE & Spouse:	7
EE & Children:	8
EE & Family:	24

TOTAL FUND:	\$ 2,352,528.00
REL:	\$ 2,216,429.19
:	\$ 2,257,183.23
EL:	\$ 2,558,373.09
ST!)	\$ 3,135,741.00

\$	2,069,904	-4.7%
\$	-	
\$	258,384	
\$	-	
\$	24,240	
\$	2,352,528	

Revenue:

- County Funds - Health:
- County Funds - Dental:
- Employee Health Contributions:
- Employee Dental Contributions:

- County Loss Fund/Wellness:

Expenses:

Administrative & Stop Loss:	\$	566,925
Wellness Program	\$	24,240
Claims - Health - Expected	\$	1,624,851
Claims - Dental	\$	-
Claim Agg Risk:	\$	-
COBRA	\$	-
Total Expenses:	\$	2,216,016
Total Expenses at Expected:	\$	2,216,016

Reserve Fund Balance 4/2016	\$	647,113
Terminal Liability:	\$	243,204
Terminal Admin Est:	\$	60,801
Reserve Fund Available:	\$	343,108
Agg Corridor:	\$	243,728
Reserve Unincumbered Est:	\$	99,380

Total Funding	Monthly Total
\$ 838.00	\$ 136,594.00
\$ 1,604.00	\$ 11,228.00
\$ 1,550.00	\$ 12,400.00
\$ 1,835.00	\$ 44,040.00
	\$ 204,262.00
Annual:	\$ 2,451,144.00

Health	Monthly Total	
\$ 838.00	\$ 136,594.00	
\$ 1,138.00	\$ 7,966.00	
\$ 1,138.00	\$ 9,104.00	
\$ 1,138.00	\$ 27,312.00	
	\$ 180,976.00	
Annual:	\$ 2,171,712.00	88.7%

\$ -	\$ -	
\$ 466.00	\$ 3,262.00	
\$ 412.00	\$ 3,296.00	
\$ 697.00	\$ 16,728.00	
	\$ 23,286.00	
Annual:	\$ 279,432.00	11.3%

\$ 10.00	\$ 1,630.00
\$ 10.00	\$ 70.00
\$ 10.00	\$ 80.00
\$ 10.00	\$ 240.00
	\$ 2,020.00
Annual:	\$ 24,240.00

TOTAL FUND:	\$ 2,475,384.00
	\$ -
	\$ 2,258,780.16
	\$ 2,562,558.42
	#REF!

.RY

\$ 2,171,712

\$ -

\$ 279,432

\$ -

\$ 24,240 USE RESERVE FUNDS

\$ 2,475,384



Buffalo County, NE

GROUP HEALTH BENEFIT PLAN

JULY 1, 2020 RENEWAL

Summary by:

Bob Charlesworth, CPCU, ARM, ALCM, AIS

Charlesworth Consulting, L.C.

Health Benefits Funding

- County is SELF-FUNDING the Group Health/Rx program – since 2012.
- 7/1/2016 Inception: County experienced a 5.35% Funding INCREASE
- 7/1/2017 Inception: County implemented a 5% DECREASE.
- 7/1/2018 Inception: County adopted a 10% DECREASE and an INCREASE to Dependent funding to \$350/month
- 7/1/2019 Inception: County took a 5% INCREASE due to experience trend and Rx cost increase and modified Dependent funding to \$400 per month.
- 7/1/2020 Inception: Suggesting a 7% INCREASE due to experience development. National trend is 4.5% for Medical and 9%-11% for Prescription Drugs (specialty drugs mostly). Claim projections from stop loss insurer are higher, but claim reserves established by the County remain strong.

Some Interesting Facts on Participation

- EE Increase: +3% (204 at 210)
- Spouse Increase: + 12% (45 to 50)
- Dependent Increase: 28% (74 to 94)

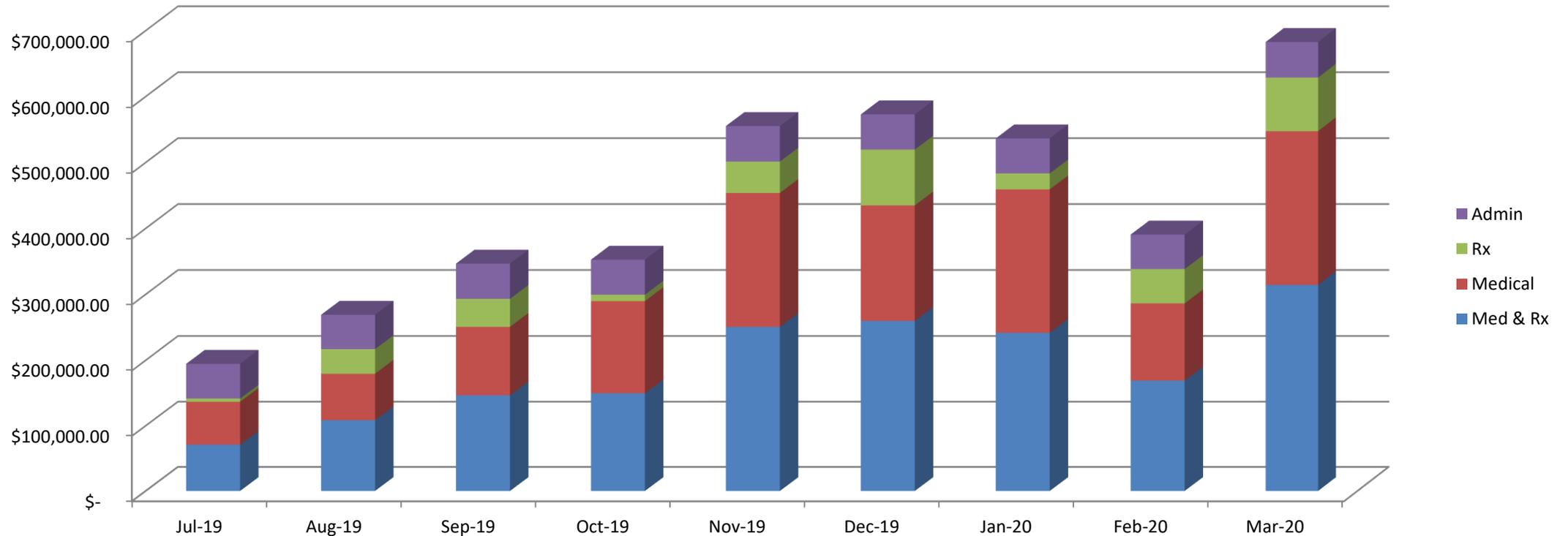
- Average Age Decrease: DOWN almost 4% (38.7 to 37.2)

HOW FUNDING WORKS

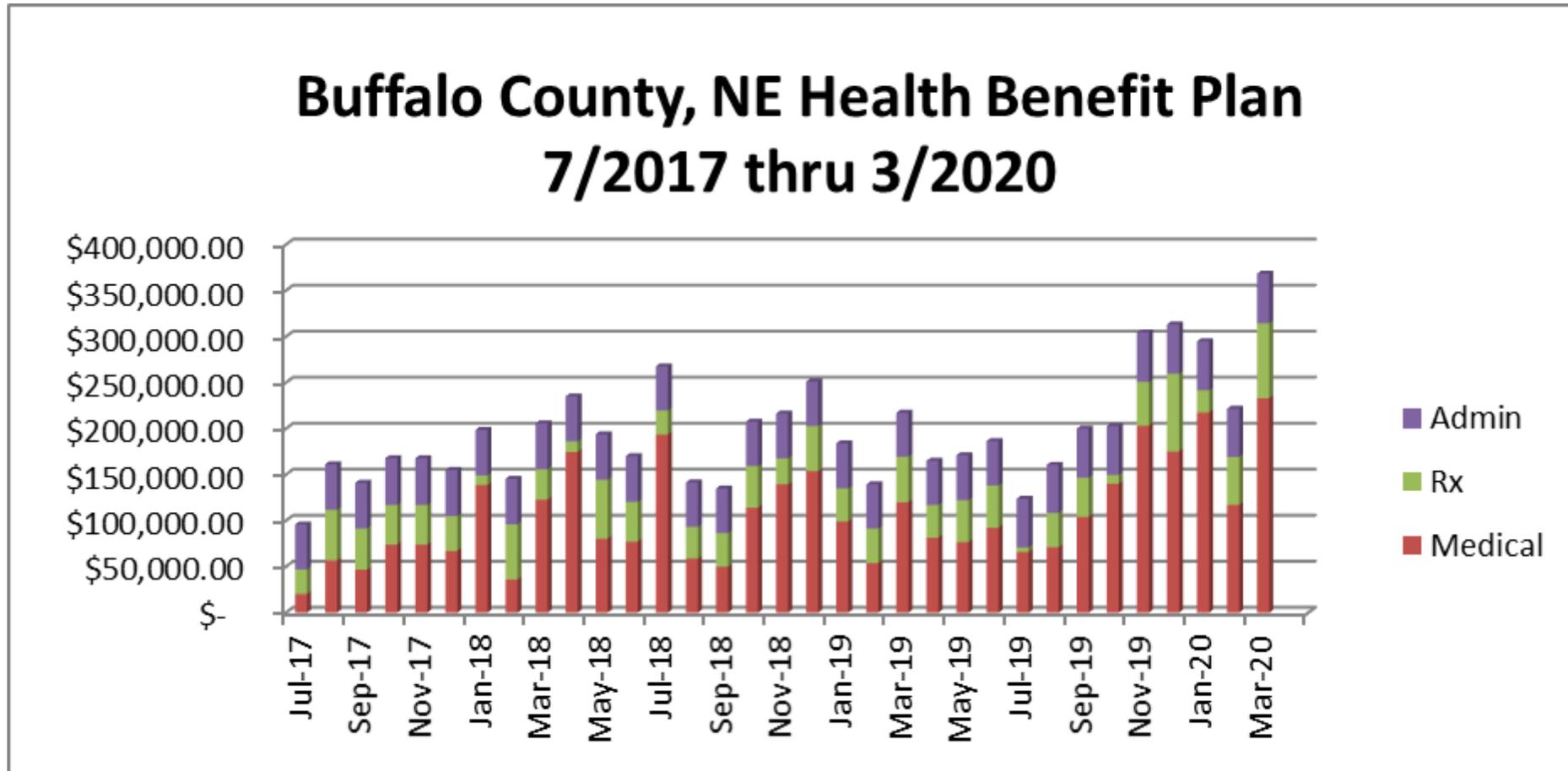
- Claims Cost update:
 - Rates are dictated heavily by the COUNTY'S CLAIMS EXPERIENCE
 - Have protection for claims above \$75,000 per Individual per Year – currently have four (4) individuals with claims in excess of this amount with one (1) possible addition just this past month. Was able to negotiated the premium with Stop Loss Insurer down for 7/1/2020, but insurer placed conservative claim exposure higher than requested.
 - All claims under this are PAID BY THE COUNTY – Administered by BCBSNE.
 - County reserves are important to maintain and some excess amounts can be used to help offset future rates for all participants
- Experience has historically been positive, but law of averages suggest about one out of every 4-5 years, a group will experience a greater than expected claim payment period – 7/1/2019-2020 has been that year.
- County has strong reserves to help offset such swings in funding for one year.

SNAPSHOT OF PAID CLAIMS THIS POLICY PERIOD

**Buffalo County, NE Health Benefit Plan
7/2019 thru 3/2020**

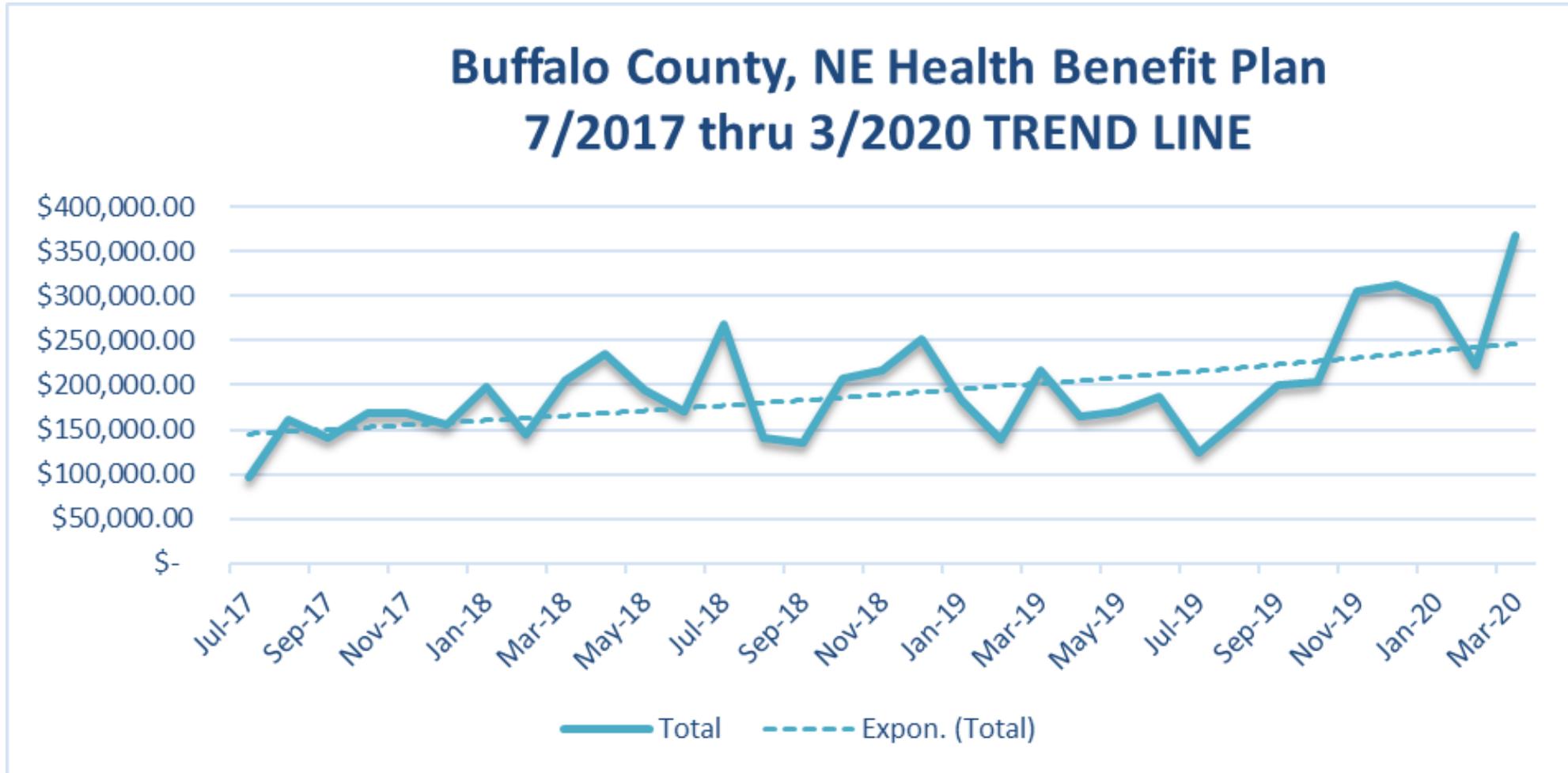


MULTI-YEAR EXPERIENCE



Note trend of lower claims in Summer Months

CLAIM TREND LINE



HEALTH PLAN FUNDING FOR 7/1/2020

- Fixed Costs (Totals approximately \$722,887 annually)
 - Administrative and NACO Fee DOWN by 7.6% from prior years – now in 2nd year of a 3-year Admin Fee Fixed)
 - Individual Stop Loss Insurance UP 17.6%
 - Aggregate Stop Loss Insurance UP 1.9%
 - Overall Fixed cost up 11.9% mainly due to ISL Premium.
- In January, 2019, we anticipate about a 7% claims cost rate increase – still holding on to that estimate even with current paid month expenses.
- Expected claims are up, but mostly due to 4 large paid claimants.
- Funding includes Wellness as well as EAP anticipated costs.

HEALTH FUNDING RECOMMENDATION

7/1/2020

No key plan changes – but a few suggested to follow State Mandates:

- Oral surgery for those UNDER 8 or Developmentally Disabled to safely receive dental care.
- Right to limit coverage to in-network or deny mail order for overutilization of drugs over a 6-month period exceed normal thresholds.

7% RATE INCREASE
7/1/2020

- \$2,420,160 County Paid
- \$318,468 Employee Paid (no change in dollar amount for those with Dependents)
- \$12,600 Wellness and \$10,000 EAP Budget
- **Total of \$2,751,228**
- **Available County Reserve Dollars if needed**

Allow BCBSNE to implement (voluntary) their Total Care Primary Care Physician programs – Physician has responsibilities for care coordination for better outcomes. 57% of Buffalo County members already use this program, so expand communication.

BUFFALO COUNTY FUNDING 7% WITH THOSE WITH DEPENDENTS KEEPING CURRENT MONTHLY CONTRIBUTIONS “NO-INCREASE” FOR THIS YEAR ONLY (Need to re-evaluate for 7/1/2021)

7/1/2020 FUNDING - 7% RATE INCREASE - COUNTY FUND ONLY				AT CURRENT PLAN BENEFIT		(Rate Change)	
TOTAL - (7/1/2020 RATE)	Enrolled	Total Funding	Monthly Total				
Employee Only:	138	\$ 805.00	\$ 111,090.00	7.0%			
EE & Spouse:	17	\$ 1,542.00	\$ 26,214.00	7.0%			
EE & Children:	22	\$ 1,488.00	\$ 32,736.00	7.0%			
EE & Family:	33	\$ 1,763.00	\$ 58,179.00	7.0%			
	210		\$ 228,219.00				
		Annual:	\$ 2,738,628.00	\$ 179,520.00			
County Paid - FULL 7%				Health		(Rate Change)	
Employee Only:	138	\$ 805.00	\$ 111,090.00	7.0%			
EE & Spouse:	17	\$ 1,253.00	\$ 21,301.00	8.8%			
EE & Children:	22	\$ 1,249.00	\$ 27,478.00	8.4%			
EE & Family:	33	\$ 1,267.00	\$ 41,811.00	10.0%			
			\$ 201,680.00	% of Total \$			
		Annual:	\$ 2,420,160.00	88.4%			
Employee Paid - SAME2019				Difference:		8.01%	
Employee Only:	138	\$ -	\$ -	\$ -			
EE & Spouse:	17	\$ 289.00	\$ 4,913.00	0.0%			
EE & Children:	22	\$ 239.00	\$ 5,258.00	0.0%			
EE & Family:	33	\$ 496.00	\$ 16,368.00	0.0%			
			\$ 26,539.00	% of Total \$			
		Annual:	\$ 318,468.00	11.6%			
County Loss Fund / Biometric Screenings		HY-VEE					
Employee Only:	138	\$ 5.00	\$ 690.00				
EE & Spouse:	17	\$ 5.00	\$ 85.00				
EE & Children:	22	\$ 5.00	\$ 110.00				
EE & Family:	33	\$ 5.00	\$ 165.00				
			\$ 1,050.00				
		Annual:	\$ 12,600.00				
TOTAL COUNTY COST:			\$ 2,432,760.00				
			TOTAL FUND:	\$ 2,751,228.00			
CHARLESWORTH EXPECTED FUNDING LEVEL:			\$ 2,914,370.34				
Possible Reserve Fund Contribution:			\$ 163,142.34				
BCBSNE/NACO EXPECTED FUNDING LEVEL:			\$ 3,074,247.34				
BCBSNE/NACO MAXIMUM FUNDING LEVEL:			\$ 3,743,384.40				
BCBSNE/NACO FULLY INSURED RATES: (EST.)			\$ 3,553,025.04				

7/1/2019 FUNDING - 5% RATE INCREASE & \$400 Dependent				AT CURRENT PLAN BENEFIT			
TOTAL - (7/1/2019 RATE)	Enrolled	Total Funding	Monthly Total				
Employee Only:	138	\$ 752.00	\$ 103,776.00				
EE & Spouse:	17	\$ 1,441.00	\$ 24,497.00				
EE & Children:	22	\$ 1,391.00	\$ 30,602.00				
EE & Family:	33	\$ 1,648.00	\$ 54,384.00				
	210		\$ 213,259.00				
		Annual:	\$ 2,559,108.00				
County Paid - + \$400 Dep.		Enrolled		Health		Monthly Total	
Employee Only:	138	\$ 752.00	\$ 103,776.00				
EE & Spouse:	17	\$ 1,152.00	\$ 19,584.00				
EE & Children:	22	\$ 1,152.00	\$ 25,344.00				
EE & Family:	33	\$ 1,152.00	\$ 38,016.00				
			\$ 186,720.00				
		Annual:	\$ 2,240,640.00				
Employee Paid -		Difference:					
Employee Only:	138	\$ -	\$ -				
EE & Spouse:	17	\$ 289.00	\$ 4,913.00				
EE & Children:	22	\$ 239.00	\$ 5,258.00				
EE & Family:	33	\$ 496.00	\$ 16,368.00				
			\$ 26,539.00				
		Annual:	\$ 318,468.00				
County Loss Fund / Biometric Screenings		HY-VEE					
Employee Only:	138	\$ 5.00	\$ 690.00				
EE & Spouse:	17	\$ 5.00	\$ 85.00				
EE & Children:	22	\$ 5.00	\$ 110.00				
EE & Family:	33	\$ 5.00	\$ 165.00				
			\$ 1,050.00				
		Annual:	\$ 12,600.00				
TOTAL COUNTY COST:			\$ 2,253,240.00				
			TOTAL FUND:	\$ 2,571,708.00			
CHARLESWORTH EXPECTED FUNDING LEVEL:			\$ 2,426,089.40				
BCBSNE/NACO EXPECTED FUNDING LEVEL:			\$ 2,546,997.23				
BCBSNE/NACO MAXIMUM FUNDING LEVEL:			\$ 3,087,957.60				
BCBSNE/NACO FULLY INSURED RATES: (EST!)			\$ 3,553,025.04				

HEALTH PLAN CHANGES EXPECTED 7/1/2021

- **RX – Penalty for not using Generic when one is available (price difference between Generic and Brand responsibility of Member) – an estimate of cost shifting has no yet been evaluated.**
- **RX – New formulary to reduce Rx spend (anticipated to save 1.5%) – will do a review of member impact first.**
- **Consider the new BluePrint network with greater discounts at CHI and other facilities in the Kearney, NE area. Could be up to 6%, but also need to evaluate disruption of providers.**

Health Screenings & H.R.A.

- **MOVED TO HY-VEE AS THE SCREENING VENDOR IN 2019 – SAVED MONEY AND NOW HAVE ACCESS TO OTHER VOLUNTARY WELLNESS OPPORTUNITIES.**
- Renewal services from them is anticipated, but they have currently suspended on Wellness Screenings.
- County has made the decision to WAIVE the participation requirement for this year regarding the wellness screenings and Health Risk Assessment where a non-participant would normally be charged \$20/Month (\$10 Per Pay for 24 pay periods).
- Working with Hy-Vee's team regarding voluntary screening mid-year in order to allow members to "know their numbers", and also allow members that chose to submit an Alternative Means Screening (AMS) form with bloodwork professionally collected through their own healthcare provider.
- Looking at possible voluntary wellness events with Hy-Vee for the year (shopping guide; personalized nutritional wellness packets; etc.)

FINAL THOUGHTS / QUESTIONS?

Presented by:
Bob Charlesworth, CPCU, ARM, ALCM, AIS

charlesworth
consulting

Charlesworth Consulting, L.C.
Risk Management & Employee Benefits Specialists
Kansas City, MO





CONNECTING YOU TO TOTAL CARE

Blue Cross and Blue Shield of Nebraska is proud to team up with designated primary care physicians to coordinate your Total Care. As the patient, this means you are connected to a doctor whose goal is to improve your overall health and well-being by getting you the right care, in the right setting, at the right time.

HOW DOES IT WORK?

These designated physicians are dedicated to managing your care as a whole. They focus on coordinating the right tests based on your needs and connecting you with specialists to meet those needs.



These physicians focus on:

- ✓ Preventive care
- ✓ Better health outcomes
- ✓ Greater patient satisfaction
- ✓ Ongoing care management

THE TOTAL CARE DIFFERENCE


TRADITIONAL
JIM, AGE 59
DIABETES

Doesn't see a Total Care physician

Physician visits: 1
Specialty outpatient visits: 7
ER visits: 5
Hospital admissions: 3
Days in hospital: 30

✗ Patient results

- Disengaged and confused
- Reacts to symptoms
- Receives unnecessary tests
- Care is not coordinated




TOTAL CARE
SUSAN, AGE 43
DIABETES

Does see a Total Care physician

Physician visits: 8
Specialty outpatient visits: 5
ER visits: 0
Hospital admissions: 0
Days in hospital: 0

✓ Patient results

- Primary care provider and patient work together
- Actively participates in care
- Care is coordinated



HOW DO I FIND A TOTAL CARE DOCTOR?

There are more than 2,000 primary care physicians who are part of our Total Care program in Nebraska – serving roughly 330,000 Blue Cross and Blue Shield of Nebraska members. Our fellow Blue Cross and Blue Shield plans across the U.S. have built similar relationships with health care providers in their service areas, making our nationwide network of 156,000 Total Care providers the largest in the country.* So, no matter your ZIP code, members have access to coordinated, personalized, appropriate care that yields better health outcomes and lower overall costs.

Total Care

To find a Total Care provider, log into your member account at **myNebraskablue.com**, then under the Tools and Resources tab click **Find a Doctor or Hospital**.

You can then search for doctors by name or specialty and when your search results display, select **Total Care** from the list of filters on the left. You can also use **Advanced Search** to filter by the Total Care distinction.



Find a Doctor or Hospital

Search our directories

Miles from starting point: 1 5 25 50 100 150

Patient Age: All ages

Languages Spoken by Provider:

- Afrikaans (1)
- Arabic (9)
- English (411)
- French (1)
- German (2)

[+] Show more

Total Care

- Total Care (TC) (411)

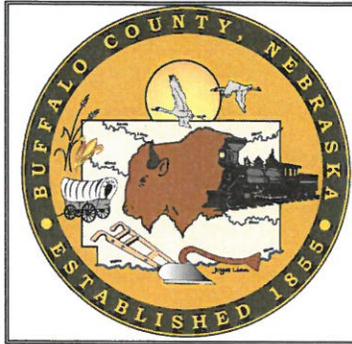
Quality:

- Quality Reports (411)
- American Board of Medical Specialties (232)
- Medicare and Medicaid Electronic Health Records (EHR) Incentive

BECKENHAUER, AMBER L, DO 22 Networks Accepted at this location
UNMC PHYSICIANS CLARKSON FAMILY MEDICINE
Family Practice
1319 LEAVENWORTH ST
OMAHA, NE 68102
0.4 miles Get directions
(402) 552-3222
Call for Office Hours
Quality Reports
Total Care

BRILZ, DOROTA S, MD 22 Networks Accepted at this location
UNMC PHYSICIANS CLARKSON FAMILY MEDICINE
Family Practice
1319 LEAVENWORTH ST
OMAHA, NE 68102
0.4 miles Get directions
(402) 552-3222





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

FROM: Dennise Daniels

MEETING: May 12, 2020

AGENT: Mitch Humphrey, Buffalo County Surveying

SUBJECT: Lot 1, Kegley Administrative Subdivision. Property will be 3.77 acres.

Discussion:

According to Section 3.02 (Administrative Subdivision) of the Subdivision Regulations, when a parcel 10.00 acres or less is split, the applicant(s) must file for an Administrative Subdivision.

The property is a proposed Administrative Subdivision that will have 3.01 acres without the road and will be situated at the corner of YDC & 175th Roads.

Attachments:

- Administrative Subdivision Application
- Administrative Subdivision Survey
- Administrative Subdivision Legal Description
- Proof of Title
- Locational/Zoning Map
- Aerial Map

APPLICATION FOR LAND DEVELOPMENT IN ACCORDANCE WITH BUFFALO COUNTY SUBDIVISION REGULATIONS

Buffalo County Zoning Office
1512 Central Ave., PO Box 1270 Kearney, NE 68848
308-233-5640 www.buffalogov.org

Type of Plat Administrative Sub XXX Preliminary Plat 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: KEGLEY ADMINISTRATIVE SUBDIVISION Date 04/08/2020

Owner's name: Carla S. Kegley-Owen, etal (See Attached Sheet)

Owner's home address: See Attached Sheet

Telephone number(home): (daytime)

Developer's name: Carla S. Kegley-Owen, etal (See Attached Sheet)

Developer's address: 17390 YDC Road, Kearney, NE 68845

Engineer's name and address: Buffalo Surveying Corp., 5308 Parklane Dr., Ste. 3, PO Box 905, Kearney, NE 68848-0905

List all people who own, have liens and other interest See Attached Sheet

Present use of property: Old Rural Residential Site / Agricultural

Desired use of property: Rural Residential Present Zoning Agricultural

Legal Description of property: See Attached Sheet

Area of property(square feet and/or acres) 3.82 acres, more or less

Number of lots or parcels: One (1)

School District Fire District

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: Mitchell W. Humphrey, agent
Printed Name Buffalo Surveying Corp.

Or agent: 04/08/2020

Preliminary Plat approval date:

Office Use Only
Permit Number 2020-17
Filing Fee 370.00 Receipt # 074783
Zoning Classification AG
Floodplain Yes or No 4/17/2020 DMD
8/09 Date Initial

Action Taken:
P & Z Recommendation: approved disapproved Date:
County Commissioners approved disapproved Date:

KEGLEY ADMINISTRATIVE SUBDIVISION

AN ADMINISTRATIVE SUBDIVISION BEING PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE1/4 SE1/4)
OF SECTION NINE (9), TOWNSHIP TEN (10) NORTH, RANGE SIXTEEN (16) WEST OF THE SIXTH PRINCIPAL MERIDIAN,
BUFFALO COUNTY, NEBRASKA.

LEGAL DESCRIPTION

A tract of land being part of the Southeast Quarter of the Southeast Quarter (SE1/4 SE1/4) of Section Nine (9), Township Ten (10) North, Range Sixteen (16) West of the Sixth Principal Meridian, Buffalo County, Nebraska, beginning at the Southeast Corner of the Southeast Quarter of Section 9 and assuming the East line of the Southeast Quarter of Section 9 as bearing N 01°40'22" W and all bearings contained herein are relative thereto; thence on the East line of the Southeast Quarter of said Section 9, N 01°40'22" W a distance of 325.00 feet; thence leaving the East line of the Southeast Quarter of said Section 9, S 88°24'47" W and parallel with the South line of the Southeast Quarter of said Section 9 a distance of 338.63 feet to a point on a non-tangent curve; thence on a 1360.02 foot radius non-tangent curve, concave northwesterly, forming a central angle of 13°54'57" and arc distance of 330.31 feet, said point bears S 50°48'58" W a chord distance of 329.50 feet from the aforesaid point of non-tangency; thence leaving said non-tangent curve, S 01°40'22" E and parallel with the East line of the Southeast Quarter of said Section 9 a distance of 124.00 feet to a point on the South line of the Southeast Quarter of said Section 9; thence on the South line of the Southeast Quarter of said Section 9, N 88°24'47" E a distance of 600.00 feet to the place of beginning. Containing 3.77 acres, more or less, of which 0.67 acres, more or less, are presently being used for road purposes on the South and East sides.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: that Lori L. Altmaier and Keith L. Altmaier, a married couple, Carla S. Kegley-Owen and Kenneth A. Owen, a married couple, and Janice J. Rauth and Gary A. Rauth, a married couple, the Owners, and Farm Credit Services of America, FLCA, as Beneficiary under Deed of Trust, being the sole owners and beneficiary, of the land described hereon, have caused the same to be surveyed, subdivided and platted and designated as "KEGLEY ADMINISTRATIVE SUBDIVISION", an administrative subdivision being part of the Southeast Quarter of the Southeast Quarter (SE1/4 SE1/4) of Section Nine (9), Township Ten (10) North, Range Sixteen (16) West of the Sixth Principal Meridian, Buffalo County, Nebraska, and said owners and beneficiary hereby ratify and approve the disposition of their property as shown on the above plat, and hereby dedicate to the use and benefit of the public, the street right-of-way and utility easements as shown on said plat, and acknowledge said addition to be made with the free consent and in accord with the desires of said owners and beneficiary.

Dated this _____ day of _____, 2020.

Lori L. Altmaier,
spouse of Keith L. Altmaier

Keith L. Altmaier,
spouse of Lori L. Altmaier

Carla S. Kegley-Owen,
spouse of Kenneth A. Owen

Kenneth A. Owen,
spouse of Carla S. Kegley-Owen

Janice J. Rauth,
spouse of Gary A. Rauth

Gary A. Rauth,
spouse of Janice J. Rauth

FARM CREDIT SERVICES OF AMERICA, FLCA,
as Beneficiary under Deed of Trust

by: (signed name)

(print name)

(print title)

ACKNOWLEDGEMENTS

STATE OF NEBRASKA)
COUNTY OF BUFFALO) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by Lori L. Altmaier, spouse of Keith L. Altmaier.

(S E A L)

Notary Public

My commission expires _____.

STATE OF NEBRASKA)
COUNTY OF BUFFALO) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by Keith L. Altmaier, spouse of Lori L. Altmaier.

(S E A L)

Notary Public

My commission expires _____.

STATE OF NEBRASKA)
COUNTY OF BUFFALO) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by Carla S. Kegley-Owen, spouse of Kenneth A. Owen.

(S E A L)

Notary Public

My commission expires _____.

STATE OF NEBRASKA)
COUNTY OF BUFFALO) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by Kenneth A. Owen, spouse of Carla S. Kegley.

(S E A L)

Notary Public

My commission expires _____.

STATE OF COLORADO)
COUNTY OF JEFFERSON) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by Janice J. Rauth, spouse of Gary A. Rauth.

(S E A L)

Notary Public

My commission expires _____.

STATE OF COLORADO)
COUNTY OF JEFFERSON) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by Gary A. Rauth, spouse of Janice J. Rauth.

(S E A L)

Notary Public

My commission expires _____.

STATE OF NEBRASKA)
COUNTY OF _____) ss:

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by _____ of Farm Credit Services of America, FLCA as Beneficiary under Deed of Trust.

(S E A L)

Notary Public

My commission expires _____.

RESOLUTION NO. _____

BE IT RESOLVED BY THE BUFFALO COUNTY BOARD OF COMMISSIONERS OF BUFFALO COUNTY, NEBRASKA, in regular session with quorum present, that the plat of "KEGLEY ADMINISTRATIVE SUBDIVISION", an administrative subdivision being part of the Southeast Quarter of the Southeast Quarter (SE1/4 SE1/4) of Section Nine (9), Township Ten (10) North, Range Sixteen (16) 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: _____
(Print Name)

Seconded by: _____
(Print Name)

that the foregoing resolution be adopted. Said Motion carried on _____ vote(s).

STATE OF NEBRASKA)
COUNTY OF BUFFALO) ss:

I, Janice I. Giffin, County Clerk in and for Buffalo County, Nebraska, being duly 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 the _____ day of _____, 2020.

(SEAL)

Janice I. Giffin, County Clerk



Attachment to the Application for Subdivision
Project: Kegley Administrative Subdivision
Prepared by: Buffalo Surveying Corp.
Date: April 8, 2020

KEGLEY ADMINISTRATIVE SUBDIVISION

LEGAL DESCRIPTION

A tract of land being part of the Southeast Quarter of the Southeast Quarter (SE1/4 SE1/4) of Section Nine (9), Township Ten (10) North, Range Sixteen (16) West of the Sixth Principal Meridian, Buffalo County, Nebraska, more particularly described as follows: Beginning at the Southeast Corner of the Southeast Quarter of Section 9 and assuming the East line of the Southeast Quarter of Section 9 as bearing N 01°40'22" W and all bearings contained herein are relative thereto; thence on the East line of the Southeast Quarter of said Section 9, N 01°40'22" W a distance of 325.00 feet; thence leaving the East line of the Southeast Quarter of said Section 9, S 88°24'47" W and parallel with the South line of the Southeast Quarter of said Section 9 a distance of 338.63 feet to a point on a non-tangent curve; thence on a 1360.02 foot radius non-tangent curve, concave northwesterly, forming a central angle of 13°54'57" an arc distance of 330.31 feet, said point bears S 50°48'58" W a chord distance of 329.50 feet from the aforesaid point of non-tangency; thence leaving said non-tangent curve, S 01°40'22" E and parallel with the East line of the Southeast Quarter of said Section 9 a distance of 124.00 feet to a point on the South line of the Southeast Quarter of said Section 9; thence on the South line of the Southeast Quarter of said Section 9, N 88°24'47" E a distance of 600.00 feet to the place of beginning. Containing 3.82 acres, more or less, of which 0.67 acres, more or less, are presently being used for road purposes on the South and East sides.

Address of Owners:

Carla S. Kegley-Owen
Kenneth A. Owen
17390 YDC Road
Kearney, NE 68845

Lori L. Altmaier
Keith L. Altmaier
16985 Green Hill Road
Kearney, NE 68845

Janice J Rauth
Gary A. Rauth
24237 Deer Valley Road
Golden, CO 80401

Lienholder:

Farm Credit Services of America, FLCA



York County Title Co.

402-362-4405
402-362-4421 Fax

Title Insurance • Abstracts of Title
Real Estate Closings • Escrow Services

608 N. Grant Avenue
P.O. Box 572
York, NE 68467

Effective Date:
March 3, 2020 at 8:00 A.M.

Svehla Law Offices
Attn: Kent E. Rauert
408 N Platte Avenue
York, NE 68467

#9817 – TITLE REPORT with EASEMENTS

LEGAL DESCRIPTION –

Southeast Quarter (SE1/4) of Section Nine (9), Township Ten (10) North, Range Sixteen (16) West of the 6th P.M., Buffalo County, Nebraska

PROPERTY ADDRESS – n/a

RECORDS SHOW TITLE AS FOLLOWS – Last recorded deed:

Lori L. Altmaier, Carla S. Kegley-Owen and Janice J. Rauth, as tenants in common, SUBJECT TO LIFE ESTATE INTEREST TO Heritage Bank, as Trustee of the Marvin C. Kegley and Lola F. Kegley Living Trust dated April 5, 2007

LIENS –

1. Trust Deed and Assignment of Rents (with Homestead Waiver) dated July 21, 2016, filed July 29, 2016, recorded as Instrument Number 2016-04538 of Buffalo County records, by Heritage Bank, Trustee for Marvin C. Kegley and Lola F. Kegley Living Trust under Agreement dated April 5, 2007; Lori L. Altmaier and Keith L. Altmaier, a married couple; Carla S. Kegley-Owen and Kenneth A. Owen, a married couple; Janice J. Rauth and Gary A. Rauth, a married couple, Trustor(s), to AgriBank, FCB, Trustee; and Farm Credit Services of America, FLCA, Beneficiary, securing a sum of \$525,000.00.

EASEMENTS – [Photocopies attached]

1. Right of Way Grant dated July 3, 1970, filed July 20, 1970, recorded in Book 53 at Page 160 of Buffalo County Misc. records, to Marvin Kegley and his heirs, for pipeline, including ingress and egress.
2. Right of Way Easement dated Dec. 3, 1970, filed Dec. 11, 1970, recorded in Book 53 at Page 507 of Buffalo County Misc. records, to Nebraska Public Power District, its successors and assigns, for transmission lines.

3. Right of Way Easement dated Dec. 4, 1970, filed Dec. 21, 1970, recorded in Book 53 at Page 531 of Buffalo County Misc. records, to Nebraska Public Power District, its successors and assigns, for transmission lines.
4. Right of Way Easement dated Feb. 24, 1995, filed Mar. 15, 1995, recorded in Roll 95 at Page 2997 of Buffalo County records, to Dawson County Public Power District, its successors and assigns, for transmission lines.

SPECIAL ASSESSMENTS –

No Special Assessments certified to the County Treasurer of Buffalo County, Nebraska.

REAL ESTATE TAXES –

Parcel ID #380147000 (E1/2 SE1/4). Taxes for 2018 and prior years are paid.
Taxes for 2019 – \$4,832.88 – UNPAID [1st half-Delinquent 5/1/2020; 2nd half-Delinquent 9/1/2020]

Parcel ID #380171000 (W1/2 SE1/4). Taxes for 2018 and prior years are paid.
Taxes for 2019 – \$4,516.64 – UNPAID [1st half-Delinquent 5/1/2020; 2nd half-Delinquent 9/1/2020]

STATE OR FEDERAL TAX LIEN(S), SUIT(S) PENDING, OR JUDGMENT(S)–

None found of record in Buffalo County, Nebraska, against –
Lori L. Altmaier; or Carla S. Kegley-Owen; or Janice J. Rauth, or Marvin C. Kegley.

YORK COUNTY TITLE CO.

By: Kimberly Stephens
Registered Abstractor – Ctr. Auth. #190

NOTE: This Title Report is based solely on information obtained from the offices of the County Clerk/Register of Deeds, County Treasurer and Clerk of the District Court of Buffalo County, Nebraska; and does not pass on the marketability of title nor does it guarantee the legality or sufficiency of any instrument in the chain of title to said described real property; and does not cover any items which may have been filed with the U.S. District Court and/or U.S. Bankruptcy Court for the District of Nebraska. Liability is limited to the amount received for preparation of this report.

1 of 1

Name Marvin & Iola Kegley

Date February 16, 1995

RIGHT-OF-WAY EASEMENT
Form T-1

02997 (1/94)

For valuable consideration and of the further agreements herein stated, the undersigned, (hereinafter called Grantors), hereby grant and convey to DAWSON COUNTY PUBLIC POWER DISTRICT, Lexington, Nebraska, a public corporation, (hereinafter called Grantee), its successors and assigns, a right-of-way to place, construct, operate, repair, maintain, reconstruct, relocate and replace thereon an electric transmission line consisting of poles, towers, wires, equipment and fixtures, with right to alter, reconstruct, or remove the same in whole or in part at any time, which right-of-way shall extend 25 feet on each side of the center line to be surveyed over and across the following described real estate, situated in Buffalo County, Nebraska, namely: SE quarter Section 9, Township 10 N, Range 16 W.

Power line to consist of single pole structures and to be located along the south edge of the property, approximately 34 feet north from the centerline of the county road.

Grantee shall also have right of ingress and egress across Grantor's property for any purpose necessary in connection with the construction, operation, maintenance, inspection, reconstruction or removal of said line. Such ingress and egress shall be exercised in a reasonable manner and as nearly as possible in conformity with wishes of the owner or occupant of the premises.

Grantee shall at all times exercise all due care and diligence to avoid damage to the fences, crops, live-stock or other personal property on said estate.

Grantors, their heirs or assigns, shall not allow any building or other structure, hay or straw stack, trees or any other combustible material or property to remain or be placed under or near the transmission lines, poles, or fixtures in such a manner as to interfere with the safe operation or maintenance of said lines or in such a manner as might result in damage to the property of either party from fire or other cause.

In event of removal of the transmission line and abandonment of the right-of-way for a period of five years, this easement shall terminate and all rights under it shall revert to the Grantors, their heirs or assigns.

Grantors, their heirs or assigns, shall be entitled to the full use and enjoyment of said premises, subject only to the rights of Grantee herein conveyed.

The total payment for rights herein granted shall be made on the following basis:

	Within 4' of Property Line		Irrigated		Tillable Not Irrigated		Native Hay		Pasture	
	Qty	\$	Qty	\$	Qty	\$	Qty	\$	Qty	\$
Single Pole	<u>2</u>	<u>100.00</u>								
Two Pole Structure										
First Anchor/Guy	<u>1</u>	<u>150.00</u>								
Additional Anchor/Guy	<u>1</u>	<u>75.00</u>								
Overhang Only		\$								
Total Consideration	\$	<u>325.00</u>	per Rod x		Rods =	\$				

For Clearing a Strip _____ feet Wide on Each Side of the Said Transmission Line Across the Premises including tall trees beyond this area that would endanger the line _____

Payment shall be made within a reasonable time after execution hereof, and prior to the commencement of work by Grantee upon this easement.

STATE OF NEBRASKA)
COUNTY OF Buffalo)

Authorized Signatures:

I hereby certify that on this 24th day of February, A.D., 1995, before the undersigned, a Notary Public in and for the County and State aforesaid, came Marvin Kegley and Iola Kegley his wife, to me personally known to be the same person(s) who signed and executed the above instrument, and they each duly acknowledged the execution of the same.

X Marvin Kegley
Social Security # 505-4827479
X Iola Kegley
Social Security # 508040-1550

WITNESS my hand and Notarial Seal on this day and date last above written.
My commission expires: July 24, 1996
Riley H. George
Notary Public



(FOR REGISTER OF DEEDS STAMP)

#259 #550
Dawson County Public Power
PO Box 777
Lexington Ne 68850

Find the Index
San Index
Compared

RECORDED
Roll 95 Page 2997

'95 MAR 15 P2 08

Margaret Swenson
REGISTER OF DEEDS
BUFFALO COUNTY, NE.

SE 1/4
3 4

Ray E. Vest, Margaret R. Vest, B. H. Holt
 KNOWN ALL MEN BY THESE PRESENTS
 THE RIGHT-OF-WAY EASEMENT

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals, and the said Grantee has hereunto set her hand and seal, and the said Public Power District has hereunto set its hand and seal, this 3rd day of December, 1970, at Buffalo, Nebraska.

The West Half of the Southeast Quarter (W $\frac{1}{2}$ SE $\frac{1}{4}$) and the Southwest Quarter (SW $\frac{1}{4}$) of Section Nine (9), Township Ten (10) North, Range Sixteen (16) West of the 6th P.M.

The approximate centerline of said right of way is described as follows (as scaled from aerial photographs), and said centerline shall be finally established by the actual location of the electric transmission line as originally constructed on said premises:

Entering the property on the east property line at a point approximately one hundred (100) feet south of the northeast corner of the property; thence in a westerly direction on and across the property and leaving the property on the west property line at a point approximately one hundred (100) feet south of the northwest corner of the property.

The District shall have the right of ingress and egress across and along the property within the easement area for any purpose in connection with its survey, construction, operation, maintenance, inspection, repair, removal, alteration, relocation and reconstruction of the District's electric transmission lines.

The District shall also have the right at any time to trim or remove such trees and underbrush as may in any way endanger or interfere with the safe construction, operation, maintenance, alteration or reconstruction of its transmission lines and equipment used in connection therewith, including but not limited to removal of any and all trees and brush within the easement area and topping or removing any other trees which in falling would come within fifteen (15) feet of the nearest electric line conductor. All refuse from such tree cutting or trimming shall be burned or removed by the District, and the District shall have the right to control by chemicals all weeds, trees, and brush along the described right of way if said right of way is not being utilized for cultivated crops.

The District agrees to pay the Grantor or Lessee, as their interests may appear, for any damage to personal property, fences, livestock, and to growing crops caused by the survey and original construction of said line. Such payment shall be made on or before 60 days after completion of the construction aforesaid herein.

The District agrees to pay the Grantor or Lessee, as their interests may appear, for any damage to personal property, fences, livestock, and to growing crops occurring after the initial construction and resulting from the survey, operation, maintenance, inspection, repair, removal, alteration, relocation and reconstruction of the District's electric transmission lines. It is further agreed that all claims for such damages must be submitted to the District in writing within 90 days of such occurrence; otherwise, it is agreed that said claim for damages shall have been waived.

The District agrees to take all reasonable steps to restore, as nearly as possible to the condition it was in prior to the original construction, all land in the easement area which is damaged as a result of said construction.

The Grantor may cultivate, use, and enjoy the land within the easement area, provided that such use shall not endanger or be a hazard to or interfere with the survey, construction, reconstruction, repair, maintenance, inspection, operation, alteration, relocation and removal of the District's electric transmission lines. It is further agreed that the Grantor will be allowed to place and maintain buildings, structures, hay or straw stacks within the easement area after obtaining express written permission from the District for such placements.

The District agrees that should said right of way not be used for the purposes herein stated, or should any transmission line constructed hereunder be removed and not replaced by another transmission line, for a period of five years, the right of way and easement hereby secured shall then cease and terminate, and this instrument shall be of no further force and effect.

The undersigned agrees and represents that he has read and understands the foregoing and that this instrument contains all agreements and understandings between the parties and the undersigned has not relied upon any promises, inducements, covenants, oral statements or agreements of any kind or nature which are not expressly set forth herein.

Signed the 3rd day of Dec, A.D. 1970

WITNESS: Merle M. Jones

Roy E. Vest
Margaret R. Vest
B. H. Holt

STATE OF NEBRASKA }
 COUNTY OF Buffalo }
 On this 3 day of Dec, 1970, before me the undersigned, a Notary Public in and for said County and State, personally appeared Roy E. Vest and Margaret R. Vest

personally known to me to be the identical person(s) who signed the foregoing instrument, and who acknowledged the execution thereof for the purposes therein expressed.

WITNESS my hand and seal this 3rd day of Dec, 1970.
Merle M. Jones
 Notary Public

(FOR REGISTER OF DEEDS STAMP)

No. 94
 Filed 12/3/70
 Pt. Index ✓
 Sub. Index ✓
 Charged

State of Nebraska, I am County of Buffalo, I am Entered on Historical Index and Filed for Record in Office of Register of Deeds on the 3rd day of Dec, 1970, at Buffalo, Nebraska, and recorded in Book 10 Page 389 of the Register of Deeds.
Regina Chiles, Deputy

Nebr. Pub. Power Law 3-20

160

No. 172
Filed 6/27
In Index 10/1
Gen Index 10/1
Compared

State of Nebraska, ss.
County of Buffalo: ss.
Entered on Numerical Index and Filed for Record
in Office of Registrar of Deeds on the 27
day of July, 1970 at 3:00 o'clock and
53 minutes P.M. and recorded in Book
53 at Page 161
Registrar of Deeds

RIGHT OF WAY GRANT

KNOW ALL MEN BY THESE PRESENTS:

That the Grantors, Roy E. Vest and Margaret R. Vest, husband and wife, of the County of Buffalo, State of Nebraska, for and in consideration of the sum of Twenty-Five Dollars (\$25.00) and the right to use, connect and hook up to the said gas pipeline, receipt of which is hereby acknowledged, do hereby grant, convey and confirm unto Marvin Kegley and his heirs, of Buffalo County, Nebraska, the right-of-way and easement to construct, install, maintain, renew and replace and operate a pipeline, either above or below ground, and appurtenances thereto, for the transportation of gas, in, on, over and through the following described lands situated in the County of Buffalo and State of Nebraska, to-wit:

The Southwest Quarter (SW $\frac{1}{4}$) and the West Half of the Southeast Quarter (W $\frac{1}{2}$ SE $\frac{1}{4}$) of Section 9, Township 10, Range 16.

TO HAVE AND TO HOLD said right-of-way and easement unto said Marvin Kegley and his heirs, so long as such pipeline, and appurtenances thereto, shall be maintained; together with the right of ingress to and egress from said premises for the purpose of constructing, inspecting, repairing, maintaining, renewing and replacing the property of Grantee located thereon, or the removal thereof, in whole or in part, at will of Grantee. Grantors retain the right to use and enjoy said premises, subject only to the right of Grantee to use the same for the purposes herein expressed.

If this pipeline is installed or constructed on the surface of or above ground, it shall run parallel to established fences and be so installed or constructed as not to interfere with continued use of all existing field entrances and roadways, nor obstruct the flow of drainage in natural or constructed water courses, irrigation canals and ditches. Said pipeline shall be installed or constructed within three (3) feet of parallel established fences and shall be maintained so as to remain within the three-foot limitation of the established parallel fence lines.

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands this

3rd day of July, 1970.

Roy E. Vest
Roy E. Vest

Margaret R. Vest
Margaret R. Vest

Marvin Kegley
Marvin Kegley

STATE OF NEBRASKA }
COUNTY OF BUFFALO } ss.

BE IT REMEMBERED that on this 3rd day of July, A.D., 1970, before me, a Notary Public in and for the County and State aforesaid, personally appeared the above named Roy E. Vest and Margaret R. Vest, husband and wife, who are personally known to me to be the same persons who executed the foregoing instrument and such persons duly acknowledged the execution of the same and acknowledged said instrument to be their voluntary act and deed.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my Notarial Seal and year last above written.



J. J. Quitt
NOTARY PUBLIC

Marvin Kegley

3) Marvin C. Keeley & Tala Healy
 KNOWN TO ALL MEN BY THESE PRESENTS
 MARVIN C. KEELEY and TALA HEALY, his wife, of Buffalo County, Nebraska

in consideration of \$1200.00
 hereby grant and convey unto Nebraska Public Power District (hereinafter called District), its heirs, successors and assigns, the permanent right, privilege, and easement of right of way to enter upon and to construct, operate, maintain, inspect, repair, remove, alter, relocate and reconstruct its electric transmission lines, including all necessary poles, wires, guys and other equipment used in connection therewith, upon, over and across a strip of land 100 feet in width, being 50 feet on each side of the centerline of said right of way, across property situated in Buffalo County, Nebraska, said property being more particularly described as follows:

The East Half of the Southeast Quarter (E4 SE4) of Section Nine (9), Township Ten (10) North, Range Sixteen (16) West of the 6th P.M.

The approximate centerline of said right of way is described as follows (as scaled from aerial photographs), and said centerline shall be finally established by the actual location of the electric transmission line as originally constructed on said premises:

Entering the property on the east property line at a point approximately one hundred (100) feet south of the northeast corner of the property; thence in a westerly direction on and across the property and leaving the property on the west property line at a point approximately one hundred (100) feet south of the northwest corner of the property.

The District shall have the right of ingress and egress across and along the property within the easement area for any purpose in connection with its survey, construction, operation, maintenance, inspection, repair, removal, alteration, relocation and reconstruction of the District's electric transmission lines.

The District shall also have the right of any time to trim or remove such trees and underbrush as may in any way endanger or interfere with the safe construction, operation, maintenance, alteration or reconstruction of its transmission lines and equipment used in connection therewith, including but not limited to removal of any and all trees and brush within the easement area and topping or removing any other trees which in falling would come within fifteen (15) feet of the nearest electric line conductor. All refuse from such tree cutting or trimming shall be burned or removed by the District, and the District shall have the right to constructly chemical all weeds, trees, and brush along the described right of way if said right of way is not being utilized for cultivated crops.

The District agrees to pay the Grantor or Lessee, as their interests may appear, for any damage to personal property, fences, livestock, and to growing crops caused by the survey and original construction of said line. Final payment shall be made on or before 60 days after completion of the construction stated herein.

The District agrees to pay the Grantor or Lessee, as their interests may appear, for any damage to personal property, fences, livestock, and to growing crops occurring after the initial construction and resulting from the survey, operation, maintenance, inspection, repair, removal, alteration, relocation and reconstruction of the District's electric transmission lines. It is further agreed that all claims for such damages must be submitted to the District in writing within 90 days of such occurrence; otherwise, it is agreed that said claim for damages shall have been waived.

The District agrees to take all reasonable steps to restore, as nearly as possible to the condition it was in prior to the original construction, all land in the easement area which is damaged as a result of said construction.

The Grantor may cultivate, use, and enjoy the land within the easement area, provided that such use shall not endanger or be a hazard to or interfere with the survey, construction, reconstruction, repair, maintenance, inspection, operation, alteration, relocation and reconstruction of the District's electric transmission lines. It is further agreed that the Grantor will be allowed to place and maintain buildings, structures, hay or straw stacks within the easement area after obtaining express written permission from the District for such placements.

The District agrees that should said right of way not be used for the purposes herein stated, or should any transmission line constructed hereunder be removed and not replaced by another transmission line, for a period of five years, the right of way and easement hereby secured shall then cease and terminate, and this instrument shall be of no further force and effect.

The undersigned agrees and represents that he has read and understands the foregoing and that this instrument contains all agreements and understandings between the parties and the undersigned has not relied upon any promises, inducements, overstatements, oral statements, or agreements of any kind or nature which are not expressly set forth herein.

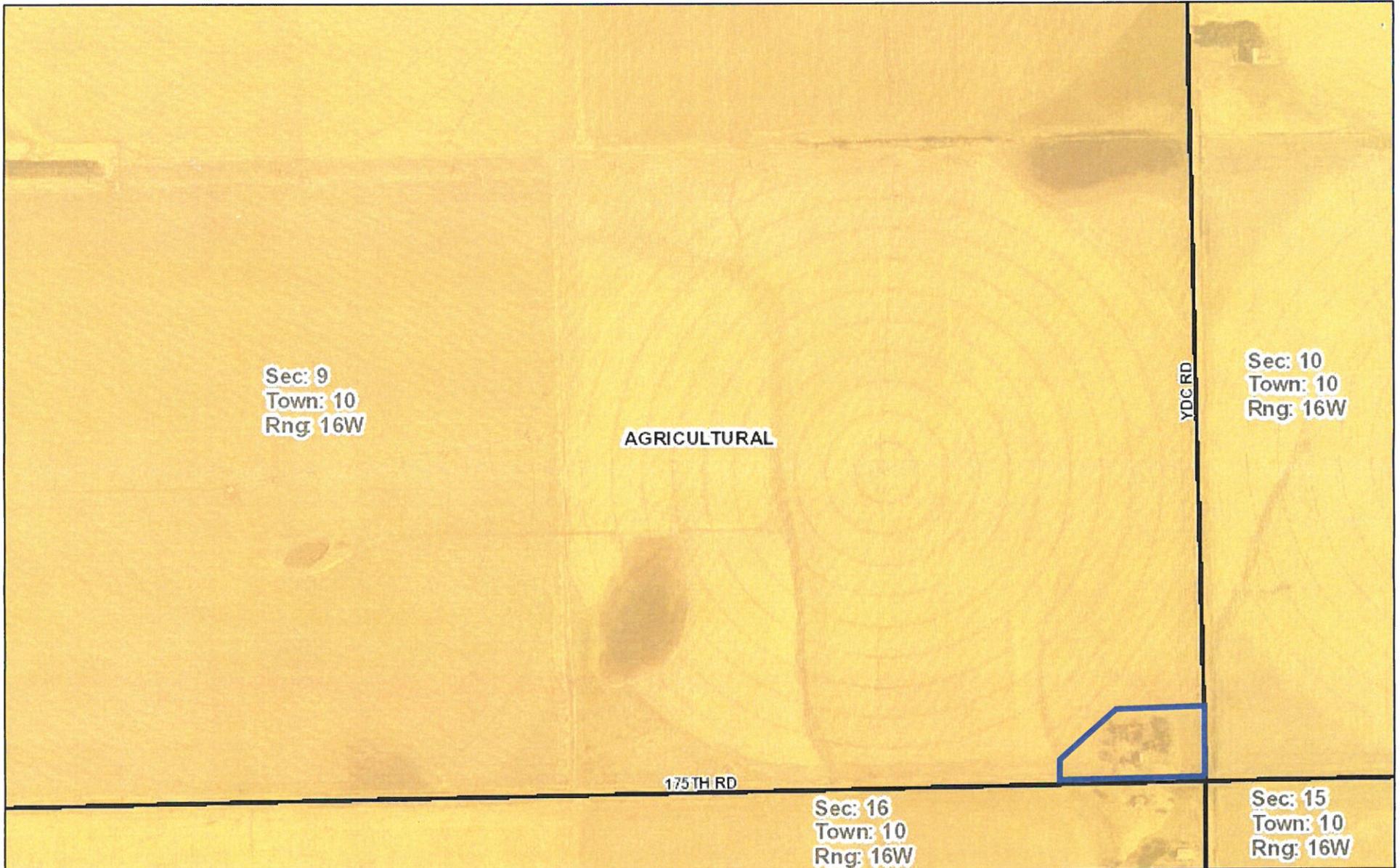
Signed the 4th day of Dec. A.D. 1970

WITNESSES: Marvin C. Keeley and Tala Healy
Walter Nelson and Mayme Nelson

STATE OF NEBRASKA
 COUNTY OF Buffalo
 On this 4 day of Dec, 1970, before me the undersigned, a Notary Public in and for said County and State, personally appeared Marvin C. & Tala Healy Walter Nelson and Mayme Nelson personally to me, known to be the identical person(s) who signed the foregoing instrument and who acknowledged the execution thereof to be their voluntary act and deed for the purpose therein expressed, to-wit: to grant and convey unto Nebraska Public Power District a right of way for electric transmission lines across the property described in the instrument above written.
 My Commission expires on the 1st day of Sept, 1974.
Walter Nelson
 Notary Public

(FOR REGISTER OF DEEDS STAMP)
 No. 167
 Filed 12/4/70
 For Index ✓
 Examined ✓
 Compared ✓
 State of Nebraska, I do hereby certify that the foregoing instrument was duly recorded in the Office of the Register of Deeds on the 4th day of Dec, 1970, at 11:30 a.m. and recorded on page 53 of volume 331 of the books of the Register of Deeds.
Byline Allen, Deputy

Kegley Zoning/Locational Map

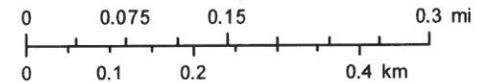


April 13, 2020
10:33 AM

DISCLAIMER: This map is not intended for conveyances, nor is it a legal survey. The information is presented on a best-efforts basis, and should not be relied upon for making financial, survey, legal or other commitments.

1:9,028

- | | | | |
|-------------------|----------------------|--------------------------|----------|
| — Labeled Streets | City Limits | AGRICULTURAL-RESIDENTIAL | Sections |
| Special Use | County Zoning | COMMERCIAL | |
| ETJ | AGRICULTURAL | INDUSTRIAL | |



Kegley Administrative Sub Aerial Map



April 13, 2020
10:32 AM

DISCLAIMER: This map is not intended for conveyances, nor is it a legal survey. The information is presented on a best-efforts basis, and should not be relied upon for making financial, survey, legal or other commitments.

1:9,028

-  Labeled Streets
-  City Limits
-  Special Use
-  Sections
-  ETJ

