

**BUFFALO COUNTY BOARD OF COMMISSIONERS  
BUFFALO COUNTY BOARD OF EQUALIZATION  
TUESDAY, NOVEMBER 23, 2021**

The Buffalo County Board of Commissioners and the Buffalo County Board of Equalization met on Tuesday, November 23, 2021 at 9:00 A.M. and 9:30 A.M. Vice Chairman Klein called the meeting to order and led those present in the Pledge of Allegiance. The following Board members responded to roll call: Timothy Higgins, Myron Kouba, Ronald Loeffelholz, Daniel Lynch, Sherry Morrow and Ivan Klein. Absent: William McMullen. A copy of the acknowledgment and receipt of notice and agenda by the Board of Commissioners is attached to these minutes. Public notice of this meeting was published/posted in the Kearney Hub, on the Buffalo County web site, and the bulletin boards located outside the County Clerk's office and County Board Room on November 18, 2021. Vice Chairman Klein announced that in accordance with Section 84-1412 of the Nebraska Revised Statutes, a current copy of the Open Meetings Act is available for review and posted at the back of the Board Room. County Clerk Janice Giffin took all proceedings hereinafter shown; while the convened meeting was open to the public. County Attorney Shawn Eatherton and Deputy County Attorney Andrew Hoffmeister were present.

Vice Chairman Klein declared that Mr. William C. McMullen died on November 12, 2021 leaving a vacancy on the Buffalo County Board of Commissioners.

Vice Chairman Klein asked County Attorney Shawn Eatherton to read the Proclamation in honor of William "Bill" McMullen. (This was shared over the intercom in the Courthouse so that employees could hear the proclamation.) Moved by Morrow and seconded by Loeffelholz to approve the Proclamation. Upon roll call vote, the following Board members voted "Aye": Morrow, Loeffelholz, Higgins, Kouba, Lynch and Klein. Motion declared carried.

**PROCLAMATION**

WHEREAS, on behalf of Buffalo County, we wish to record our deepest sorrow over the passing of William "Bill" McMullen on November 12, 2021; and

WHEREAS, Bill was elected to the Buffalo County Board of Commissioners in 1992 and was sworn into office on January 7, 1993; and

WHEREAS, He served on various committee and agency boards such as Kearney Visitor's Bureau, Buffalo County Economic Development, Highway Committee, Ravenna Lake Committee, and Building and Grounds Committee to name a few; and

WHEREAS, his life was dedicated to the best interests of Buffalo County and its employees; and

WHEREAS, we are blessed to have known him and been a part of his life, and;

NOW, THEREFORE, in recognition of Bill McMullen's many contributions to Buffalo County and its citizens, we do hereby express our deepest appreciation for his dedication to the progress of our community and extend our sincere sympathy to his family upon his passing.

Moment of Silence for William (Bill) McMullen.

By operation of law, I Ivan Klein, have become the Chairman of the Buffalo County Board of Commissioners. The matter of electing a Vice-Chair will be brought before the board. The floor is now open for nominations for Vice-Chair for the remainder of the year. Commissioner Higgins nominated Sherry Morrow for Vice Chairman of the Buffalo County Board of Commissioners and Lynch seconded the nomination. Chairman Klein called for any further nominations three times. There were no further nominations brought forward and nominations ceased.

Moved by Loeffelholz and seconded by Lynch to appoint Sherry Morrow as the Vice Chairman for the remainder of the year. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Lynch, Higgins, Kouba, Morrow and Klein. Motion declared carried and Sherry Morrow is the new Vice Chairman.

Moved by Loeffelholz and seconded by Higgins to approve Resolution 2021-71 to commence proceedings to fill the member vacancy on the Board of Commissioners. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Higgins, Kouba, Lynch, Morrow and Klein. Motion declared carried.

**RESOLUTION 2021-71**

WHEREAS, William C. McMullen, a Buffalo County Commissioner for Commissioner District #6 and Chairperson to this Board, died on November 12, 2021, and

WHEREAS, Chairperson McMullen was elected as County Commissioner to a term that commenced on January 7, 2021, and will expire on January 8, 2024, and

WHEREAS, Chairperson McMullen's death has caused a vacancy to exist on this Board for the remainder of his elected term of office, and

WHEREAS, Neb. Rev. Stat. Sec. 32-567 dictates that a successor to County Commissioner District #6, which is now vacant, shall be appointed by the following county officials: county attorney, county treasurer, and county clerk.

NOW THEREFORE, BE IT RESOLVED BY THE BUFFALO COUNTY BOARD OF COUNTY COMMISSIONERS, THAT BY OPERATION OF LAW THE BUFFALO COUNTY ATTORNEY, BUFFALO COUNTY TREASURER, AND THE BUFFALO COUNTY CLERK SHALL APPOINT THE SUCCESSOR FOR THIS VACANCY AS PROVIDED BY LAW.

**REGULAR AGENDA**

Moved by Kouba and seconded by Lynch to approve the November 9, 2021 Board meeting minutes. Upon roll call vote, the following Board members voted "Aye": Kouba, Lynch, Higgins, Loeffelholz, Morrow and Klein. Motion declared carried.

Moved by Morrow and seconded by Higgins to ratify the following November 19, 2021 payroll claims processed by the County Clerk. Upon roll call vote, the following Board members voted "Aye": Morrow, Higgins, Kouba, Loeffelholz, Lynch and Klein. Motion declared carried.

<b>GENERAL FUND</b>			
NET PAYROLL			284,281.50
AMERICAN FAMILY LIFE	I	PREMIUMS	1,303.91
RETIREMENT PLANS AMERITAS	R	EMPE RET	48,550.75
BUFFALO CO TREASURER	I	PREMIUMS	122,770.00
CREDIT MANAGEMENT	E	GARNISHMENT	169.94
EMPOWER RETIREMENT	R	DEFERRED COMP	1,175.00
FIRST CONCORD	E	FLEX FUNDS	4,059.31
FIRST NATIONAL BANK	T	FEDERAL TAXES	98,023.01
KEARNEY UNITED WAY	E	DONATIONS	104.67
KATHLEEN A LAUGHLIN	E	GARNISHMENT	402.00
MADISON NATIONAL	I	PREMIUMS	992.52
MADISON NATIONAL	I	LT DISABILITY	303.34
NATIONWIDE RETIREMENT	R	DEFERRED COMP	1,860.00
NE CHILD SUPPORT	E	CHILD SUPPORT	1,200.00
NE DEPARTMENT OF REVENUE	E	GARNISHMENT	55.00
PRINCIPAL	E	DENTAL	3,228.96
STATE OF NE	T	STATE TAXES	16,753.76
VISION SERVICE PLAN	E	EMPE VSP EYE	858.76
<b>ROAD FUND</b>			
NET PAYROLL			56,932.88
AMERICAN FAMILY LIFE	I	PREMIUMS	1,060.70
RETIREMENT PLANS AMERITAS	R	EMPE RET	8,901.78
BUFFALO CO TREASURER	I	PREMIUMS	3,156.00
FIRST CONCORD	E	FLEX FUNDS	515.20
FIRST NATIONAL BANK	T	FEDERAL TAXES	16,903.43
MADISON NATIONAL	I	PREMIUMS	144.61
MADISON NATIONAL	I	LT DISABILITY	110.17
NATIONWIDE RETIREMENT	R	DEFERRED COMP	272.50
PRINCIPAL	E	DENTAL	946.21
STATE OF NE	T	STATE TAXES	2,553.76
VISION SERVICE PLAN	E	EMPE VSP EYE	231.11
<b>WEED FUND</b>			
NET PAYROLL			4,994.72
RETIREMENT PLANS AMERITAS	R	EMPE RET	791.79
BUFFALO CO TREASURER	I	PREMIUMS	268.50
FIRST CONCORD	E	FLEX FUNDS	30.00
FIRST NATIONAL BANK	T	FEDERAL TAXES	1,616.19
MADISON NATIONAL	I	LT DISABILITY	3.55
PRINCIPAL	E	DENTAL	61.00
STATE OF NE	T	STATE TAXES	258.43

Moved by Morrow and seconded by Loeffelholz to approve the following transfer of County funds all per budget. Upon roll call vote, the following Board members voted "Aye": Morrow, Loeffelholz, Higgins, Kouba, Lynch and Klein. Motion declared carried.

FROM	100	GENERAL FUND	TO	3700	COUNTY BOND LEVY FUND	\$ 300,000.00
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Moved by Morrow and seconded by Kouba to approve the following transfer of County funds all per budget. Upon roll call vote, the following Board members voted "Aye": Morrow, Kouba, Higgins, Loeffelholz, Lynch and Klein. Motion declared carried.

FROM	200	ROAD FUND	TO	3800	RECOVERY ZONE BOND PAYMENT FUND	\$ 197,966.23
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Moved by Lynch and seconded by Higgins to accept the September 2021 Community Action Partnership of Mid-Nebraska RYDE Report. Upon roll call vote, the following Board members voted "Aye": Lynch, Higgins, Kouba, Loeffelholz, Morrow and Klein. Motion declared carried.

Moved by Higgins and seconded by Kouba to appoint Scott Stubblefield to the Planning and Zoning Commission for a three-year term. Upon roll call vote, the following Board members voted "Aye": Higgins, Kouba, Loeffelholz, Lynch, Morrow and Klein. Motion declared carried.

Moved by Morrow and seconded by Kouba to approve the Manager application of Denise J. Catlin in connection with the liquor license for the City of Gibbon DBA Gibbon Valley View Municipal Golf Course, located at 14155 Pawnee Rd, Gibbon, Nebraska. Upon roll call vote, the following Board members voted "Aye": Morrow, Kouba, Higgins, Loeffelholz, Lynch and Klein. Motion declared carried.

Deputy County Attorney Andrew Hoffmeister reported that the appraisal was complete and the Board could move forward with the process of finalizing the purchase of Real Estate. Moved by Lynch and seconded by Kouba to proceed with the finalization of the Real Estate purchase known as lots 1497 and 1498, Original Town of Kearney Junction, now the City of Kearney, Buffalo County, Nebraska with the following Resolution 2021-72. Upon roll call vote, the following Board members voted "Aye": Lynch, Kouba, Higgins, Loeffelholz, Morrow and Klein. Motion declared carried.

### **RESOLUTION 2021-72**

WHEREAS, on November 9, 2021, in an open public meeting this Board by motion ratified actions taken by a Board member to enter into a purchase agreement for the following described real estate, hereinafter referred to as "subject property":

Lots 1497 and 1498, Original Town of Kearney Junction, now the City of Kearney, Buffalo County, Nebraska for the price of One Hundred Fifty Thousand (\$150,000.00) DOLLARS, and

WHEREAS, an appraisal has been completed for this property and the purchase amount appears to be fair and reasonable, and

WHEREAS, Buffalo County desires to proceed with closing and acquisition of the subject property as soon as possible.

NOW THEREFORE BE IT RESOLVED BY BUFFALO COUNTY, ACTING BY AND THROUGH ITS BOARD OF COUNTY COMMISSIONERS THAT Buffalo County shall proceed to purchase the subject property last known to be owned by William A. Newcomb, lawful Personal Representative of the Estate of Brad A. Newcomb, deceased person, under the terms and conditions of the previously mentioned Purchase Agreement.

FURTHER RESOLVED, that all county officials are authorized to proceed with all acts necessary and proper to result in the closing of the purchase of this real estate by Buffalo County and make claims for payment of the same.

Sheriff Neil Miller and Administrator Beth Baxter of Region 3 Behavioral Health Services reviewed the Interlocal Agreement for the Co-Responder program. After discussion it was moved by Morrow and seconded by Lynch to authorize Chairman Klein to sign the Interlocal Agreement with Region 3 Behavioral Health Services. Upon roll call vote, the following Board members voted "Aye": Morrow, Lynch, Higgins, Kouba, Loeffelholz and Klein. Motion declared carried.

Deputy County Attorney Hoffmeister reviewed the process of seeking proposals for a Construction Manager for the "610 Central Project" involving renovation to county owned building at 610 Central Avenue, Kearney, Buffalo County, Nebraska. Copies of the Request for Proposal (RFP) can be obtained from Board Administrator Lynn Martin and proposals are to be submitted to County Clerk Janice Giffin. Moved by Higgins and seconded by Loeffelholz to set the date of December 27, 2021 as the due date for the Qualifications and Bids for the 610 Central Project Request for Proposal (RFP). Upon roll call vote, the following Board members voted "Aye": Higgins, Loeffelholz, Kouba, Lynch, Morrow and Klein. Motion declared carried.

### **ZONING**

Zoning Administrator Dennise Daniels was present for the following Zoning agenda items.

Chairman Klein opened the public hearing at 9:29 A.M. for a special use permit application to operate a Recreational/Event Center. Alissa Kern-Pierce with The Farm was present to answer any questions. No one else addressed the Board and Chairman Klein closed the hearing at 9:36 A.M. Moved by Higgins and seconded by Kouba to approve the Special Use Permit application for Alissa Kern, on behalf of UDDUP, L.L.C., to operate a Recreational/Event Center for property located at 51460 100<sup>th</sup> Road, Shelton, Nebraska, 68876, described as Part of the Southeast Quarter of Section Five (5), Township Nine (9) North, Range Thirteen (13) West of the Sixth Principal Meridian, Buffalo County, Nebraska with the following Resolution 2021-73. Upon roll call vote, the following Board members voted "Aye": Higgins, Kouba, Loeffelholz, Lynch, Morrow and Klein. Motion declared carried.

### **RESOLUTION 2021-73**

WHEREAS, Alissa Kern, applicant, on behalf of UDDUP, L.L.C., has filed for a Special Use Permit, located at 51460 100<sup>th</sup> Road, Shelton, Nebraska, 68876, with the Buffalo County Clerk and/or Zoning Administrator.

WHEREAS, one application was filed September 1, 2021, to operate a Recreational/Event Center, to be situated on the following legal description: A tract of land being part of the South Half of the Southeast Quarter of Section Five (5), Township Nine (9) North,

Range Thirteen (13) West of the 6<sup>th</sup> P.M., Buffalo County, Nebraska, more particularly described as follows: Beginning at the Southeast Corner of said Section 5 and assuming the East line of said Southeast ¼ as bearing N 00°39'27" E and all bearings contained herein are relative thereto; thence N 00°39'27" E and on the aforesaid East line a distance of 524.0 feet; thence N 88°26'47" W a distance of 484.2 feet; thence S 04°48'56" W a distance of 268.49 feet to a point on the centerline of a public road known as 100<sup>th</sup> Road; thence N 64°51'08" W and on the aforesaid centerline a distance of 70.0 feet; thence N 87°38'56" W and continuing on said centerline a distance of 373.64 feet; thence S 35°37'07" W a distance of 389.33 feet to a point that intersects on the South line of the Southeast ¼ of said section; thence N 89°54' 30" E and on the aforesaid South line and leaving said centerline of said public road a distance of 1164.0 feet to the place of beginning, hereinafter referred to as the "subject property".

WHEREAS, on October 21, 2021, the Buffalo County Planning and Zoning Commission conducted a public hearing on such Special Use Permit and on a 5-1 vote with two absent, voted to forward this application to the County Commissioners, and

WHEREAS, on November 23, 2021, the Buffalo County Board of Commissioners held a public hearing on this Special Use Permit and,

WHEREAS, five exhibits were attached to the application:

1. The application of the Special Use Permit.
2. The response to further information regarding Question 9 of the Special Use Permit Application.
3. Nebraska State Fire Marshall Occupancy Permit.
4. Structural Notes and Design Data of the Barn Renovation.
5. Parking and Site Plans.

WHEREAS, only a simple majority is required by this Board to approve this Special Use Permit because no protests against issuance of this permit have been filed, and

WHEREAS, the Board, after public hearing and review of the Special Use application, finds:

- The subject property abuts Sodtown Road to the East and 100<sup>th</sup> Road to the South. It has adequate public access without need of additional public works services.
- 911 (Address) Signage has been placed at the South Entrance.
- Placement of "No Parking" signs in the county right-of-way are recommended on the south side of the property, along 100<sup>th</sup> Road.
- The applicants will use a 1910-era barn as an event/gathering structure for receptions, gatherings, and trade/marketing area. Not all events on the subject property are to occur in that barn, as there may be outdoor weddings, small scale trade shows, and other gatherings.
- As part of the Special Use Permit Application Process, two structures, a chicken coop and horse barn were removed.
- Requirements set forth, under Section 10.22, requiring the compliance of Emergency Responder Radio Coverage, was conducted and approved by the Buffalo County Sheriff's Office.

WHEREAS, this special use permit is found to be in compliance with Section 6.2 of Buffalo County's Zoning Regulations because with the below stated conditions contained in this Resolution, the requested use/structure(s) would:

1. Be compatible with and similar to the use permitted in the district, and
2. Not be a matter which should require re-zoning of the property, and
3. Not be detrimental to adjacent property, and
4. Not tend to depreciate the value of the surrounding structures or property, and
5. Be compatible with the stated intended use of the district, and
6. Not change the character of the district, and
7. Be in accordance with the Comprehensive Plan.

NOW THEREFORE, BE IT RESOLVED THAT BY THE BUFFALO COUNTY BOARD OF COMMISSIONERS by a majority vote of its members, approves applicants' requested Special Use Permit, subject however to the following:

1. The use is to be designated a Recreational Use (Reception, Gathering Place) to be conducted on the subject property.
2. The applicant shall place "No Parking" signs in the county right-of-way on the south side of the property, along 100<sup>th</sup> Road.
3. All rules and regulations shall be in compliance with State and Federal regulations.

BE IT FURTHER RESOLVED that this Board reserves the power to revoke such special use permit for failure to comply with such terms, conditions and requirements, or take such other action as it may deem necessary to obtain compliance. If the Zoning Administrator or any two members of this Board find at any time that the terms, conditions and requirements of this special use permit have not been complied with, or that any phase thereof has not been completed within the time required under said special use permit or any amendment thereto, the Zoning Administrator or any two members of this Board shall report this fact to the County Commissioners, and thereafter this Board may conduct review of compliance by public hearing with notice given to applicant(s) and/or entity using the

subject property. Following such public meeting this Board may take any action it may deem necessary to secure compliance including revocation and termination of this special use permit.

Chairman Klein opened the public hearing for a Zoning Map Amendment, filed by Albert B. Loeffelholz and Janice M. Loeffelholz for property described as part of the Southwest Quarter of the Southeast Quarter of Section Six (6), Township Ten (10) North, Range Fifteen (15) West of the Sixth Principal Meridian, Buffalo County, Nebraska. The applicant has requested to rezone approximately 4.55 acres, of which approximately 0.28 acres are presently being used for road purposes on the South side, from AG – Agriculture to AGR – Agricultural Residential. Mitch Humphrey was present to review the application and answer questions. No one addressed the Board with concerns and Chairman Klein closed the hearing at 9:43 A.M. Moved by Higgins and seconded by Kouba to approve the Map Amendment with the following Resolution 2021-74. Upon roll call vote, the following Board members voted "Aye": Higgins, Kouba, Lynch, Morrow and Klein. Abstain: Loeffelholz. Motion declared carried.

#### **RESOLUTION 2021-74**

WHEREAS, on September 24, 2021, Mitch Humphrey, licensed land surveyor, on behalf of Albert B. Loeffelholz and Janice M. Loeffelholz, have applied for a Zoning Map Amendment with the Buffalo County Zoning Administrator, requesting that the following real estate property, hereinafter referred to as the "subject property", to wit:

A tract of land being part of the Southwest Quarter of the Southeast Quarter (SW1/4 SE1/4) of Section Six (6), Township Ten (10) North, Range Fifteen (15) West of the Sixth Principal Meridian, Buffalo County, Nebraska, more particularly described as follows: Beginning at the Southwest Corner of the Southeast Quarter of Section 6 and assuming the South line of the Southwest Quarter of the Southeast Quarter of Section 6 as Bearing EAST and all bearings contained herein are relative thereto; thence EAST on the South line of said Southwest Quarter of the Southeast Quarter of Section 6 a distance of 300.00 feet to the Southwest Corner of a tract of land described on Joint Tenancy Warranty Deed filed as Document No. 2014-01492, recorded on March 12, 2014 in the office of the Register of Deeds of Buffalo County, Nebraska; thence leaving the South line of said Southwest Quarter of the Southeast Quarter of Section 6, NORTH on the West line of the tract of land described on said Joint Tenancy Warranty Deed a distance of 660.00 feet to the Northwest Corner of the tract of land described on said Joint Tenancy Warranty Deed; thence WEST parallel with the South line of said Southwest Quarter of the Southeast Quarter of Section 6 a distance of 300.97 feet to a point on the West line of the Southeast Quarter of said Section 6; thence on the West line of said Southeast Quarter of Section 6, S 00°05'03" E a distance of 660.00 feet to the place of beginning. Containing 4.55 acres, more or less,

be changed from the Agriculture (AG) District to the Agricultural – Residential (AGR) District. The property is in the name of Albert B. Loeffelholz and Janice M. Loeffelholz.

WHEREAS, this is solely a zoning map amendment request and the subject property would or could have other land use regulations that would apply to it above and beyond the zoning map amendment sought at this meeting, and

WHEREAS, on October 21, 2021, the Buffalo County Planning and Zoning Commission, following public hearing with notice as required, recommended approval of such proposed change in zoning on a 6-0 vote with two absent and no abstentions, and

WHEREAS, on November 23, 2021, this Board conducted a public hearing and considered this Zoning Map Amendment, the minutes of the Planning and Zoning Commission considering this amendment, Buffalo County Zoning Regulations, and Comprehensive Plan, and finds:

- a. No letters of opposition against the amendment.
- b. That such change in zoning designation would have minimal adverse effect on surrounding properties, with the intent to add a residence within 1,000 feet of two residences that existed prior to the enactment of zoning.
- c. That the intended uses of the Agricultural – Residential (AGR) District are consistent with property use in the surrounding area.
- d. This amendment is consistent with the growth and development of Buffalo County and the overall Comprehensive Plan adopted by Buffalo County, Nebraska, and
- e. The subject property is situated close to already existing public improvements, such as sufficient utilities so that the map amendment with its attendant changes in uses will not cause additional public costs to function effectively.

WHEREAS, no protest (s) against such amendment have been filed with the Buffalo County Clerk within seven days of conclusion of public hearing of such Commission as allowed under Section 11.4, and

WHEREAS, the votes in favor of adoption of this resolution need only be by majority of members to this Board of Commissioners.

NOW THEREFORE, BE IT RESOLVED BY THE BUFFALO COUNTY BOARD OF COMMISSIONERS that application for zoning map amendment to change the subject property from the Agriculture (AG) District to Agricultural – Residential (AGR) District is approved, and

BE IT FURTHER RESOLVED that a copy of this Resolution shall be filed in the Register of Deed's office against subject property and any parcel situated partially or entirely within such legal description, and that the County Clerk shall make amendment to Buffalo County Zoning District Map originally adopted on or about September 10, 2002.

Chairman Klein opened the public hearing for an Administrative Subdivision filed by Mitch Humphrey, Licensed Land Surveyor, on behalf of Albert B. Loeffelholz and Janice M. Loeffelholz for Administrative Subdivision to be known as "A. & J. Loeffelholz Administrative Subdivision". This property is located in part of the Southwest Quarter of the Southeast Quarter of Section Six (6), Township Ten (10) North, Range Fifteen (15) West of the Sixth Principal Meridian, Buffalo County, Nebraska. No one else addressed the Board and Chairman Klein closed the hearing at 9:46 A.M. Moved by Morrow and seconded by Kouba to approve the Administrative Subdivision with the following Resolution 2021-75. Upon roll call vote, the following Board members voted "Aye": Morrow, Kouba, Higgins, Lynch and Klein. Abstain: Loeffelholz. Motion declared carried.

#### **RESOLUTION 2021-75**

WHEREAS, Albert B. Loeffelholz and Janice M. Loeffelholz, hereinafter referred to as "applicants", have filed for an Administrative Subdivision to be known as "A. and J. Loeffelholz Administrative Subdivision", with the Buffalo County Clerk and/or Zoning Administrator, and

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

WHEREAS, on November 23, 2021, this Board conducted a public hearing now and finds:

1. The proposed "A. and J. Loeffelholz Administrative Subdivision" is in the Agricultural – Residential (AGR) Zoning District for Buffalo County, Nebraska. As submitted, it fulfills Buffalo County's Subdivision Resolution requirements for administrative subdivisions specifically allowed under Section 3.02, together with other provisions applicable thereto.
2. The size of the parcels of real estate, owned by the subdividing entity, and any remnant property not subdivided that amounts to roughly 153 acres, after subdividing, complies with the minimum lot size of this zoning district. The remnant property owned by the subdividing entity, is comprised of other lands in Part of the West Half of the East Half of Section Six (6), Township Ten (10) North, Range Fifteen (15), West of the 6<sup>th</sup> P.M., Buffalo County, Nebraska.
3. The proposed plat for this subdivision fulfills Buffalo County's Subdivision Resolution requirements for administrative subdivisions specifically allowed under Section 3.02 together with other provisions applicable thereto.
4. 190<sup>th</sup> Road is a county-maintained open public road and it abuts the subdivision on its south side. The width of 190<sup>th</sup> Road meets this county's minimum width standards.
5. Title search paperwork has been provided to the Buffalo County Attorney's Office and that office has cleared title as concerns Buffalo County's interests based upon the title search documents delivered to that office by applicant.
6. This proposed administrative subdivision should be approved.

NOW THEREFORE, BE IT RESOLVED BY THE BUFFALO COUNTY BOARD OF COMMISSIONERS in regular session with a quorum present, that the plat of "A. and J. Loeffelholz Administrative Subdivision", an administrative subdivision being located in part of the Southwest Quarter of the Southeast Quarter of Section Six (6), Township Ten (10) North, Range Fifteen (15) 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.

Chairman Klein opened the public hearing for the Code Amendment 1. Deputy County Attorney Andrew Hoffmeister reviewed the proposed Code Amendment regarding the Amendment of Zoning Regulations, Section 8.32, regarding signage. No one else addressed the Board and Chairman Klein closed the hearing at 9:49 A.M. Moved by Lynch and seconded by Loeffelholz to approve the Code Amendment with the following Resolution 2021-76. Upon roll call vote, the following Board members voted "Aye": Lynch, Loeffelholz, Higgins, Kouba, Morrow and Klein. Motion declared carried.

#### **RESOLUTION 2021-76**

WHEREAS, on October 21, 2021, the Buffalo County Planning and Zoning Commission held a public hearing for amendments to Buffalo County's Zoning Regulations of Section 8.32, regarding signage. That Commission voted unanimously to recommend that this Board adopt the proposed amendment, and

WHEREAS, no protests have been filed with the Buffalo County Clerk against such proposed amendments, and

WHEREAS, on November 23, 2021, this Board conducted a public hearing concerning proposed amendments to Buffalo County's Zoning Regulations and no parties appeared to oppose such proposed amendment,

NOW THEREFORE, BE IT RESOLVED BY THE BUFFALO COUNTY BOARD OF COMMISSIONERS in regular session with a quorum present, that the following amendment is adopted with amending language generally shown by underlining as additions and strikethrough as deletion, as reflected below:

1. Correct inconsistency (error) in Buffalo County Zoning Regulations, Section 8.32 (3), to be consistent with Section 8.32 (1) regarding Minimum Distance from Any Property Line:

- Section 8.32 (1) states, “Maintain as a minimum setback from all property lines a distance equal in feet to the square *root* of the area of the sign, plus the height, both measured in feet, rounded up, which said distance shall be measured from the nearest edge of the sign to any property line.”
- Section 8.32 (3) states, “Meet the following, location, setback, and size limitations, unless a more limiting size is set out for the particularized use relating to the sign:

Specific size requirement for each zoning district are given in this table:

Zoning District	Agriculture (AG)		Agricultural - Residential (AGR)		Rural Conservation (RC)		Commercial (C)		Industrial (I)	
	I	II	I	II	I	II	I	II	I	II
<b>Sign Class</b>										
<b>Maximum Size (square feet)*:</b>	50	300	25	75	25	25	No Limit		No Limit	
<b>Maximum Height: (feet)</b>	10	35	10	20	10	10	35	50	35	50
<b>Space, Minimum Linear Distance Between Signs (feet):</b>	No Limit	1000	1 Per Lot		1 Per Lot		No Limit	250	No Limit	250
<b>Illumination Allowed:</b>	Yes	Yes	Yes	Yes	No	No	Yes	Yes	Yes	Yes
<b>Minimum Distance from Intersection (feet):</b>	50	150	50	50	50	50	50	150	50	150
<b>Maximum Length (feet):</b>	10	30	10	15	10	10	30	30	30	30
<b>Minimum Distance from Public Property Use Land: Other than 8.32 (1) &amp; Other than Streets</b>	None	50	None	50	None	50	None	150	50	150
<b>Minimum Distance from Any Property Line:</b>	The square <i>foot-root</i> of the area of the sign, plus the height of the sign, both measured in feet, with each number rounded up prior to addition of the two.”									

**\*All measurements are in feet.**

2. Correct Buffalo County Zoning Regulations, Section 8.32 (3), to read “measured in feet” from “measure in feet”.
3. Also, add the language “...& other than streets” to Section 8.32 (1).

Chairman Klein opened the public hearing for Code Amendment 2. Deputy County Attorney Andrew Hoffmeister reviewed the proposed Code Amendments to Buffalo County Zoning Regulations, Section 5.16, in the Agriculture (AG) District, and Section 5.27, in the Rural Conservation (RC) District, to clarify minimum size requirements for existing farmsteads. No one else addressed the Board and Chairman Klein closed the hearing at 9:52 A.M. Moved by Loeffelholz and seconded by Higgins to approve the Code Amendment with the following Resolution 2021-77. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Higgins, Kouba, Lynch, Morrow and Klein. Motion declared carried.

### **RESOLUTION 2021-77**

WHEREAS, on October 21, 2021, the Buffalo County Planning and Zoning Commission held a public hearing for amendments to Buffalo County’s Zoning Regulations of Section 5.16 (Agriculture, AG) and Section 5.27 (Rural Conservation, RC), regarding clarification of minimum size requirements for existing farmsteads. That Commission voted unanimously to recommend that this Board adopt the proposed amendment, and

WHEREAS, no protests have been filed with the Buffalo County Clerk against such proposed amendments, and

WHEREAS, on November 23, 2021, this Board conducted a public hearing concerning proposed amendments to Buffalo County’s Zoning Regulations and no parties appeared to oppose such proposed amendment,

NOW THEREFORE, BE IT RESOLVED BY THE BUFFALO COUNTY BOARD OF COMMISSIONERS in regular session with a quorum present, that the following amendment is adopted with amending language generally shown by underlining as additions and strikethrough as deletion, as reflected below:

1. Agriculture (AG) District
  - a. Buffalo County Zoning Regulations, Section 5.16 (2B): Existing farmsteads of 3 acres or more not previously subdivided as of the date of adoption of the zoning ordinance as defined in the zoning regulations can be subdivided into two parcels, the minimum size ~~of one of each of~~ said parcels shall not be less than 3 acres. Legally existing parcels which are less than

3 acres, as of the effective date of the zoning regulations (January 1, 2003) without a residence may have a single family dwelling constructed, but must obtain a zoning permit

2. Rural Conservation (RC) District

- a. Buffalo County Zoning Regulations, Section 5.27 (2B): Existing farmsteads of 3 acres or more not previously subdivided as of the date of adoption of the zoning ordinance as defined in the zoning regulations can be subdivided into two parcels, the minimum size ~~of one~~ of each of said parcels shall not be less than 3 acres. Legally existing parcels which are less than 3 acres, as of the effective date of the zoning regulations (January 1, 2003) without a residence may have a single family dwelling constructed, but must obtain a zoning permit.

Moved by Loeffelholz and seconded by Lynch to recess the regular meeting of the Board of Commissioners at 9:55 A.M. and reconvene as a Board of Equalization. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Lynch, Higgins, Kouba, Morrow and Klein. Motion declared carried.

**BOARD OF EQUALIZATION**

Chairman Klein called the Board of Equalization to order in open session. County Treasurer Jean Sidwell was present.

Moved by Loeffelholz and seconded by Higgins to approve Motor Vehicle Tax Exemption renewal as indicated on the application by County Treasurer Sidwell for Church of the Nazarene Kearney for a 2006 Ford. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Higgins, Kouba, Lynch, Morrow and Klein. Motion declared carried.

Moved by Morrow and seconded by Lynch to approve Motor Vehicle Tax Exemption renewal as indicated on the application by County Treasurer Sidwell for Crane River Theater Company Inc. for two 2015 Sharp Enclosed Cargo Trailers. Upon roll call vote, the following Board members voted "Aye": Morrow, Lynch, Higgins, Kouba, Loeffelholz and Klein. Motion declared carried.

Moved by Lynch and seconded by Kouba to approve Motor Vehicle Tax Exemption renewal as indicated on the application by County Treasurer Sidwell for Christian Heritage Children's Home for a 2017 Honda Civic, 2013 Honda Civic and a 2017 Honda Accord. Upon roll call vote, the following Board members voted "Aye": Lynch, Kouba, Higgins, Loeffelholz, Morrow and Klein. Motion declared carried.

Moved by Loeffelholz and seconded by Lynch to adjourn the Board of Equalization and return to the regular meeting of the Board of Commissioners at 9:58 A.M. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Lynch, Higgins, Kouba, Morrow and Klein. Motion declared carried.

**REGULAR AGENDA**

Chairman Klein opened the public hearing at 10:00 A.M. for the road vacation petition referred to being situated between Arrow and Apache Roads. Deputy County Attorney Andrew Hoffmeister reviewed the proposed petition. No one else addressed the Board and Chairman Klein closed the public hearing at 10:03 A.M. According to States Statutes a decision cannot be made until the next County Board meeting which will be held on December 14, 2021 at 10:00 A.M.

Motion by Loeffelholz and seconded by Lynch to accept the low bid of Diamond Engineering in the amount of \$919,740.05 for Project No. C10 (1427) Structure No. C001012210. We will receive \$200,000.00 from the Bridge Match Program for this structure. Upon roll call vote, the following Board members voted "Aye": Loeffelholz, Lynch, Higgins, Kouba, Morrow and Klein. Motion declared carried.

Moved by Lynch and seconded by Kouba to accept the low bid from Murphy Tractor through State Contract pricing for two 2022 John Deere 770G Motor Graders for base price of \$540,338.00 less trade in allowance for 2001 Caterpillar 140H S/N CAT0140HC9TN10262 for \$54,000.00. Total price will be \$504,746.00. Upon roll call vote, the following Board members voted "Aye": Lynch, Kouba, Higgins, Loeffelholz, Morrow and Klein. Motion declared carried.

Chairman Klein reviewed the following correspondence. Chief of Police Bryan Waugh sent a letter of condolence regarding Bill McMullen on behalf of the Kearney Police Department and the Village of Shelton sent a public hearing notice. Chairman Klein called on each Board member present for committee reports and recommendations.

Moved by Higgins and seconded by Loeffelholz to approve the following November 2021 vendor claims submitted by the County Clerk. Upon roll call vote, the following Board members voted "Aye": Higgins, Loeffelholz, Kouba, Lynch, Morrow and Klein. Motion declared carried.

<b>GENERAL FUND</b>			
ADVANCED CORRECTIONAL HEALTHCARE	MC	MEDICAL	10,112.90
AKRS EQUIPMENT RAVENNA JOHN DEERE	EQ	EQUIP	56.00
ALL CITY GARAGE DOOR LLC	S	REPAIRS	5,140.50
ALL MAKES AUTO SUPPLY	SU	PARTS	1,998.60
AMAZON CAPITAL SERVICES	SU	SUPPLIES	605.36



AMERICAN ELECTRIC COMPANY	SU	SUPPLIES	72.39
MANDI J AMY	RE	REIMBURSE	45.00
APPLE MARKET	SU	SUPPLIES	9.46
AT&T	U	SVC	95.00
AT&T MOBILITY	U	CELL SVC	2,199.07
ATS	S	SVC	218.97
BAMFORD INC	E	EXPENSES	2,627.20
RICHARD BEECHNER	S	MH BOARD	450.00
BENTLEY HAYS LLP	S	LEGAL	1,068.75
FRANCIS BIEHL	RE	REIMBURSE	31.36
BRAD W BIGELOW	S	MH BOARD	450.00
BLACK HILLS ENERGY	U	UTILITIES	49.79
BOKF, NA	EQ	RADIO PROJECT	415,305.00
BOYS TOWN	S	JUV SVCS	975.00
SCOTT BRADY	RE	REIMBURSE	10.08
JONATHAN R BRANDT	S	LEGAL	4,785.00
NATHAN BRECHT	RE	REIMBURSE	45.00
CHARLES BREWSTER	S	LEGAL	1,395.00
D. BRANDON BRINEGAR	RE	REIMBURSE	14.78
BRUNER FRANK SCHUMACHER, LLC	S	LEGAL	8,793.40
BUFFALO CO BOARD OF COMMISSIONERS	E	POSTAGE	500.00
BUFFALO CO COMMUNITY PARTNERS	S	JUV SVCS	1,035.69
BUFFALO CO ATTORNEY	S	DUBBING FEES	407.00
BUFFALO CO ATTORNEY'S OFFICE	RE	REIMBURSE	157.31
BUFFALO CO CLERK	RE	REIMBURSE	917.50
BUFFALO CO COURT	E	COURT COSTS	3,461.69
BUFFALO CO SHERIFF	E	EXPENSES	2,551.38
BUILDERS WAREHOUSE	SU	SUPPLIES	216.97
CANON SOLUTIONS AMERICA	S	MAINTENANCE	151.00
MICHAEL D CARPER	S	LEGAL	780.50
RYAN C CARSON	RE	REIMBURSE	45.00
CASH WA DISTRIBUTING	SU	SUPPLIES	48.70
CENTRAL NE CREMATION	S	AUTOPSY	2,600.00
CENTRAL NE REPORTING, INC	S	TRANSCRIPT	219.50
CENTURY 21 MIDLANDS	RT	RENT	620.00
CHARLESWORTH CONSULTING	AP	CONSULTING	1,050.00
CHARM-TEX INC	SU	SUPPLIES	737.70
CHARTER COMMUNICATIONS	S	TELE SVCS	466.98
DR H L CHRISTMAN OPTOMETRIST	MC	MEDICAL	864.00
JENNIFER CHURCH	RE	REIMBURSE	45.00
CIOX HEALTH	E	COPIES	40.00
CITY OF KEARNEY	U	UTILITIES	3,210.85
CITY OF KEARNEY	E	BUDGET	146,448.81
CITY OF RAVENNA	U	UTILITIES	210.00
CLERK OF THE DISTRICT COURT	E	COURT COSTS	1,723.64
CLERK OF THE DISTRICT COURT	S	FEE	318.18
CNA SURETY	S	NOTARY FEE	40.00
COCHRAN LAW PC, LLO	S	LEGAL	2,569.50
COMFY BOWL	EQ	EQUIP	400.00
COMPASS FAMILY SUPPORT SERVICES	AP	JUV SVCS	94.00
CONSOLIDATED MANAGEMENT CO	S	FOOD SVC	25,769.55
CONSTRUCTION RENTAL INC	SU	PARTS	316.90
COPYCAT PRINTING CENTER	S	PRINTING	779.08
DR. ANTHONY TATMAN	S	PSYCH TEST	75.00
CULLIGAN OF KEARNEY	S	SVC	499.50
DAN'S SANITATION	S	SVC	15.00
DENNISE DANIELS	RE	REIMBURSE	45.00
DAS ST ACCOUNTING	S	SVC	41.60
DAS STATE ACCTNG-CENTRAL FINANCE	S	NETWORK SVC	1,340.00
DASH MEDICAL GLOVES	SU	SUPPLIES	1,863.10
JOSIAH DAVIS	RE	REIMBURSE	15.15
LYDIA DAVIS	RE	REIMBURSE	21.44
DAWSON CO SHERIFF'S OFFICE	S	SVC FEE	18.00
DAWSON PUBLIC POWER DISTRICT	U	UTILITIES	2,263.81
DAMON DEEDS	RE	REIMBURSE	45.00

DEPARTMENT OF CORRECTIONAL SVCS	S	SVC	722.80
DEPT OF PATHOLOGY-ST LOUIS UNIV	MC	MEDICAL	312.75
DEWALD DEEVER L'HEUREUX LAW FIRM	S	LEGAL	3,384.82
DON'S PIONEER UNIFORM	EQ	UNIFORM	659.96
DONKEY TOWING	S	TOWING	400.00
DOUGLAS CO SHERIFF	S	SVC FEE	29.31
BRANDON J. DUGAN	RE	REIMBURSE	15.52
EAKES OFFICE SOLUTIONS	S	SUPPLIES	11,968.33
SHAWN EATHERTON	RE	REIMBURSE	45.00
EDUCATIONAL SERVICE UNIT NO 10	AP	TECH SUPPORT	20,625.95
EGAN SUPPLY COMPANY	SU	SUPPLIES	2,023.58
ELECTION SYSTEMS & SOFTWARE, LLC	S	PRINTING	7,011.18
ELN, LLC	RT	RENT	210.00
ENTERPRISE ELECTRIC KEARNEY	EQ	EQUIP	1,878.21
EXCEL APPRAISAL SOLUTIONS	S	APPRAISAL	700.00
FAMILY PRACTICE ASSOCIATES	MC	MEDICAL	795.00
MARSHA FANGMEYER, ESQ.	S	LEGAL	877.50
FARMERS COOPERATIVE ASSOCIATION	F	FUEL	56.82
PAUL FARRELL	RE	REIMBURSE	45.00
REGAN FISHER	S	WITNESS	137.60
KARI FISK	RE	REIMBURSE	45.00
FRANSSEN PROPERTIES	RT	RENT	304.00
FRONTIER	U	TELE SVC	2,756.65
FYE LAW OFFICE	S	LEGAL	4,347.24
RODNEY GANGWISH	RE	REIMBURSE	36.96
CYNTHIA GEMBALA HUGG	S	TRANSCRIPTION	601.00
ZACHARY K GRAY	S	LEGAL	1,012.50
HALL CO SHERIFF'S OFFICE	S	SVC FEE	20.95
LARRY HARDESTY	RE	REIMBURSE	28.00
HARLAN CO SHERIFF	S	SVC FEE	27.44
DENNIS HARRIS	S	WITNESS	20.00
AMBER HARVEY	S	WITNESS	41.28
HD ARMS LLC	RE	EQUIP	4,596.00
ANDREW W HOFFMEISTER	RE	REIMBURSE	45.00
HOLMES PLUMBING & HEATING	S	SUPPLIES	354.05
HOLT COUNTY SHERIFF'S OFFICE	S	SVC FEE	25.08
HOME REAL ESTATE	RT	RENT	210.00
HOMETOWN LEASING	EQ	PRINTER LEASE	5,916.02
HORIZON DESIGNS INC	S	SUPPLIES	455.00
HORNER, LIESKE, MCBRIDE & KUHL	E	TRANSPORT	1,450.00
LISA R HUERTA	RE	REIMBURSE	45.00
INTERNATIONAL ASSOCIATION OF CHIEFS	E	MEMBERSHIP	875.00
INVESTMENT PROPERTY EXCHANGE	RT	RENT	210.00
JACK'S UNIFORMS AND EQUIPMENT	EQ	EQUIP	7,222.08
JACOBSEN ORR LAW FIRM	S	LEGAL	9,069.06
JG & MV PROPERTIES LLC	RT	RENT	330.00
JOCHUM INVESTMENTS	RT	RENT	250.00
JOHN DEERE FINANCIAL	SU	SUPPLIES	163.95
JOHNSTONE SUPPLY	SU	SUPPLIES	354.84
JONES POLYGRAPH SERVICE	S	SVCS	513.56
JUSTICE WORKS LLC	S	SUBSCRIPTION	168.00
KEARNEY CO SHERIFF'S OFFICE	SU	SVC FEE	25.50
KEARNEY TOWING & REPAIR CENTER	S	TOWING	200.00
KEARNEY WINNELSON	EQ	EQUIP	101.75
WILLIE KEEP	RE	REIMBURSE	19.04
KELLY KENNEDY	RE	REIMBURSE	25.00
NICK KILLOUGH	RE	REIMBURSE	45.00
JEFFREY C KNAPP	S	LEGAL	446.65
DOUG KRAMER	RE	REIMBURSE	45.00
KRONOS	S	MAINTENANCE	1,111.32
LANCASTER CO SHERIFF	S	SVC FEE	57.54
LARSEN ELECTRIC INC	S	SVC	60.00
LEE ENTERPRISES LINCOLN JOURNAL STAR	A	PUBLISHING	1,104.35
PATRICK LEE	RE	REIMBURSE	45.00
LIESKE, LIESKE & ENSZ, PC	S	LEGAL	1,025.56

LINCOLN WEST LLC	RT	RENT	250.00
STEPHEN G LOWE	S	LEGAL	1,368.75
JOHN MARSH	RE	REIMBURSE	45.00
LYNN MARTIN	RE	REIMBURSE	45.00
MASTERS TRUE VALUE	SU	SUPPLIES	377.91
MATTHEW BENDER & CO	E	SUBSCRIPTION	1,406.07
SHARON MAULER	RE	REIMBURSE	45.00
MCKESSON MEDICAL SURGICAL	MC	MEDICAL	65.61
MICHAEL MEFFERD	RE	REIMBURSE	98.76
MENARDS - KEARNEY	SU	SUPPLIES	2,845.87
CARSON K MESSERSMITH	S	LEGAL	5,846.25
MICROFILM IMAGING SYSTEMS	EQ	EQUIP RENT	730.00
MIDWAY CHRYSLER DODGE JEEP	S	REPAIR	56.44
MIDWEST CONNECT, LLC	S	MAIL SVC	4,291.10
MIDWEST DOOR & HARDWARE	SU	PARTS	120.69
MIPS INC.	S	SUPPORT	5,442.42
MIRROR IMAGE CAR WASH	S	MAINTENANCE	252.98
MOONLIGHT CUSTOM SCREENPRINT	E	SCREENPRINT	1,838.00
NATIONAL ASSOCIATION OF COUNTIES	E	DUES	922.00
NACO	E	DUES	4,448.20
NACO	E	REGISTRATION	600.00
NE CENTRAL TELEPHONE	U	TELE SVC	331.88
NE GENERATOR SERVICE	EQ	EQUIP	5,199.92
NE GLASS COMPANY, LLC	S	REPAIR	54.95
NE HEALTH & HUMAN SERVICES	E	PATIENT SVCS	651.00
NE INSTITUTE OF FORENSIC	AP	AUTOPSY	2,833.00
NE LAW ENFORCEMENT	S	TRAINING	250.00
NE PUBLIC POWER DIST	U	UTILITIES	1,040.00
NE PUBLIC POWER DISTRICT	U	UTILITIES	18,118.72
NE SECRETARY OF STATE	S	NOTARY	30.00
NE STATE FIRE MARSHAL	S	INSPECTION	144.00
NE INTERACTIVE LLC	S	COPIES	227.50
OPTK NETWORKS	U	INTERNET	615.00
ROBERT NELSON	RE	REIMBURSE	45.00
KRISTI NEWMAN	RE	REIMBURSE	45.70
NORTHWESTERN ENERGY	U	UTILITIES	2,060.69
OMAHA WORLD-HERALD	AD	SUBSCRIPTION	717.39
ON POINT CONSTRUCTION	C	CONSTRUCTION	90,569.43
PARKER GROSSART BAHENSKY BEUCKE	S	LEGAL	661.06
NATE PEARSON	RE	REIMBURSE	45.00
PELL REPORTING, INC	S	TRANSPCRIPT	1,603.29
BARBARA J PEMBERTON RIEGE	RE	REIMBURSE	34.16
PHELPS CO SHERIFF'S OFFICE	S	SVC FEE	29.80
PIP MARKETING SIGNS PRINT	S	PRINTING	6,133.40
ANA POST	RE	REIMBURSE	27.42
PRETTY DARN QUICK CLEANERS	S	SVC	29.54
PSYCHOLOGICAL RESOURCES	S	SVC	270.00
QUILL CORPORATION	SU	SUPPLIES	491.37
KANE M RAMSEY	RE	REIMBURSE	45.00
RAVENNA SANITATION	S	SVC	1,317.93
REDFIELD DIRECT, LLC	SU	SUPPLIES	377.66
REDMAN'S SHOES	SU	UNIFORM	89.99
ILENE RICHARDSON	R	RETIREMENT	14.00
TIFFANIE RICHTER	RE	REIMBURSE	190.96
RUDOLPH LAW LLC	S	LEGAL	1,136.25
RYAN SAALFELD	RE	REIMBURSE	45.00
KIRK SCOTT	RE	REIMBURSE	45.00
SCOTTS BLUFF CO SHERIFF	S	SVC FEE	20.36
SHERWIN WILLIAMS	SU	SUPPLIES	89.09
SHREDDING SOLUTIONS	S	SHREDDING	45.00
DEBORAH A SILVERMAN	S	TRANSCRIPT	90.11
TRENTON SNOW, LLC	RT	RENT	1,000.00
SOFTWARE UNLIMITED CORP	S	MAINTENANCE	10,700.40
SOLID WASTE AGENCY LANDFILL	U	LANDFILL	4.00
STAMM ROMERO & ASSOC	S	LEGAL	9,207.50

STEHLIK LAW FIRM	S	LEGAL	724.50
THOMAS S STEWART	S	LEGAL	3,095.08
STITCH 3 LLC	SU	UNIFORM	147.00
SUNBELT RENTALS INC	EQ	EQUIP	1,141.86
MICHAEL J SYNEK	S	LEGAL	2,120.11
SHAWN TALLON	RE	REIMBURSE	45.00
THOMSON REUTERS - WEST	E	SUBSCRIPTION	524.36
THOMSON REUTERS - WEST	E	SUBSCRIPTION	3,096.18
THOMSON REUTERS-WEST	E	SUBSCRIPTION	750.11
THOMSON REUTERS - WEST	E	SUBSCRIPTION	638.65
TRI CO GLASS INC	S	SVC	2,376.39
TSM INVESTMENTS	RT	RENT	420.00
TURNER BODY SHOP C	S	SVC	69.95
REBECCA TVRDIK ANDERSON	S	LEGAL	2,331.25
TYE & ROWLING, PC, LLO	E	LEGAL	4,584.49
U.S. BANK	E	EXPENSES	24,147.00
USA COMMUNICATION	U	INTERNET	1,413.82
USPS - HASLER	E	POSTAGE	2,000.00
ESTRELLA VERA CHAVEZ	RE	REIMBURSE	45.00
VERIZON	S	GPS	720.10
VERIZON WIRELESS	U	TELE SVC	611.26
RANDALL VEST	RE	REIMBURSE	26.32
VILLAGE OF ELM CREEK	U	INTERNET	69.99
VILLAGE OF MILLER	U	UTILITIES	25.00
VILLAGE UNIFORM	SU	UNIFORM	74.72
VOIGT LAW OFFICE	S	LEGAL	853.72
THE WALDINGER CORPORATION	S	MAINTANCE	5,400.86
WALGREEN CO	E	HEALTH	3,085.00
WELLS FARGO	E	EXPENSES	109.17
WELLS FARGO	E	EXPENSES	68.24
WELLS FARGO	E	EXPENSES	780.94
RICH WHITE	RE	REIMBURSE	5.60
WILKE'S TRUE VALUE	SU	SUPPLIES	202.03
WILKINS ARCHITECTURE DESIGN	S	SVC	51,214.00
MELISSA L WILLIS	RE	REIMBURSE	45.00
WINCHESTER TRIM SHOP	S	REPAIR	651.81
WINDHAM WEAPONRY	S	TRAINING	450.00
WJE CONSULTING LLC	S	CONSULTING	2,352.00
LOYE WOLFE	RE	REIMBURSE	67.20
WPCI	S	SCREENING	142.50
MELANIE R YOUNG	RE	REIMBURSE	45.00
ERIC ZIKMUND	RE	REIMBURSE	45.00
<b>ROAD FUND</b>			
ALL MAKES AUTO SUPPLY	SU	PARTS	692.46
ASK SUPPLY CO. LLC	SU	SUPPLIES	223.16
AUSSIE HYDRAULICS LLP	S	REPAIRS	118.26
ARNOLD MOTOR SUPPLY	SU	SUPPLIES	4,104.26
BOSSELMAN ENERGY INC	F	FUEL	554.24
KASEY BRANDT	G	GRAVEL	795.00
CARQUEST AUTO PARTS	S	PARTS	809.37
COMFY BOWL	EQ	EQUIP	190.00
CUMMINS SALES AND SERVICE	S	REPAIRS	9.61
CURLY'S RADIATOR SERVICE	EQ	EQUIP	850.00
ED BROADFOOT & SONS	G	GRAVEL	20,214.19
FARM PLAN	SU	PARTS	4,356.44
FARMERS CO-OP ASSOCIATION	F	FUEL	69.00
FASTENAL COMPANY	S	REPAIR	28.10
FRIESEN CHEVROLET INC	SU	PARTS	238.17
GARRETT TIRES & TREADS	S	REPAIRS	990.28
GLASS DOCTOR OF CENTRAL NE	S	SVC	95.00
GRAHAM TIRE CO	EQ	TIRES	3,640.67
INLAND TRUCK PARTSO	S	REPAIRS	2,042.96
J I L ASPHALT PAVING CO	C	ASPHALT	9,685.00
JACK LEDERMAN CO, INC	EQ	EQUIP	256.36
LINDA A JOHNSON	RE	REIMBURSE	40.00

KACO SUPPLIES	SU	SUPPLIES	376.70
KELLY SUPPLY COMPANY	SU	SUPPLIES	529.15
LAWSON PRODUCTS INC	SU	SUPPLIES	995.62
LCL TRUCK EQUIPMENT, INC	SU	PARTS	198.86
LEE ENTERPRISES LINCOLN JOURNAL STAR	A	PUBLISHING	155.80
MASTERS TRUE VALUE	SU	TOOLS	146.26
MATHESON TRI-GAS INC	SU	TOOLS	48.10
MENARDS - KEARNEY	SU	SUPPLIES	17.11
MID NE AGGREGATE INC	G	GRAVEL	11,204.95
MIDWEST SERVICE & SALES CO	SU	SUPPLIES	1,834.08
MILLER & ASSOCIATES	SU	ENGINEERING	837.05
NE TRUCK CENTER INC	SU	PARTS	432.12
THE NEW SIOUX CITY IRON CO	SU	SUPPLIES	362.07
NMC, INC.	SU	PARTS	6,492.90
NOVUS WINDSHIELD REPAIR	S	SVC	45.00
NUTTELMAN FENCING INC	S	REPAIRS	7,010.18
ON SITE MOBILE SHARPENING	S	SVC	90.69
TREVOR PAYNE	G	GRAVEL	795.00
PLATTE VALLEY AUTO	S	REPAIRS	2,175.21
POWERPLAN-MURPHY TRACTOR	SU	PARTS	3,198.68
SAHLING KENWORTH	S	REPAIRS	71.83
SAPP BROS PETRO	F	OIL	7,864.58
TRUCK CENTER COMPANIES	S	REPAIRS	606.83
U.S. BANK	S	EXPENSES	5,145.49
WILKE'S TRUE VALUE	SU	SUPPLIES	35.48
WPCI	S	SCREENING	194.75
<b><u>VISITOR'S PROMOTION</u></b>			
KEARNEY VISITOR'S BUREAU	E	EXPENSES	73,011.00
<b><u>VISITOR'S IMPROVEMENT</u></b>			
KEARNEY VISITOR'S BUREAU	E	EXPENSES	73,011.00
<b><u>DEEDS PRESERVATION &amp; MODERNIZATION</u></b>			
MIPS INC.	S	PRESERVATION	249.00
<b><u>HEALTH INSURANCE FUND</u></b>			
BCBS HEALTH CLAIM EXPENSE	I	HEALTH	248,413.96
HM LIFE MELLON GLOBAL CASH MGNT	I	HEALTH	46,420.88
<b><u>FEDERAL GRANTS FUND</u></b>			
DON'S PIONEER UNIFORM	SU	UNIFORM	659.96
<b><u>INHERITANCE TAX</u></b>			
NOLLER ELECTRIC	S	RADIO PROJECT	176.99
PLATTE VALLEY COMMUNICATIONS	S	RADIO PROJECT	152.25
SUNNY COMMUNICATIONS	E	RADIO PROJECT	3,590.00
U.S. BANK	E	EXPENSES	6,686.42
WESCO/ANIXTER	E	RADIO PROJECT	737.24
<b><u>KENO LOTTERY FUND</u></b>			
BUFFALO CO BOARD OF COMMISSIONERS	T	KENO TAXES	2,075.00
<b><u>WEED FUND</u></b>			
ARNOLD MOTOR SUPPLY	SU	SUPPLIES	47.06
LEE ENTERPRISES LINCOLN JOURNAL STAR	A	PUBLISHING	207.00
U.S. BANK	E	EXPENSES	25.62
VAN DIEST SUPPLY COMPANY	SU	SUPPLIES	970.00
<b><u>911 EMERGENCY</u></b>			
CENTURYLINK	U	911 BACKUP	1,902.74
CENTURYLINK	U	911 BACKUP	1,709.48
FRONTIER	U	TELE SVC	1,056.86
FRONTIER COMMUNICATIONS CORP	U	911 SVC	404.24
LANGUAGE LINE SERVICES	U	TELE SVC	58.13
NE TELEPHONE CO	S	TELE SVC	109.99
PLATTE VALLEY COMMUNICATIONS	U	RADIO SVC	1,515.67
USA COMMUNICATION	U	INTERNET	582.00

Chairman Klein called for Citizen's forum and no one addressed the Board.

Chairman Klein asked if there was anything else to come before the Board at 10:17 A.M. before he declared the meeting adjourned until the regular meeting at 9:00 A.M. on Tuesday, December 14, 2021.

ATTEST:

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Ivan Klein, Chairman  
Buffalo County Board of Commissioners

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Janice I. Giffin  
Buffalo County Clerk

(SEAL)