

CASS COUNTY BOARD OF EQUALIZATION AND BOARD OF COMMISSIONERS MEETING MINUTES: January 30, 2024

8:00am- Call Meeting to Order; Open Meetings Act Notice & Pledge of Allegiance: Members Present: Sharp, Boyle, DeGarmo, Winkler and Murdoch. Others present: Chris Perrone- County Attorney, Gerri Draper- County Clerk

BOARD OF EQUALIZATION

1. Motor Vehicle Exemptions (Treasurer): The Nebraska Masonic Home (1) 2019 Ford Transit Van

MOTION: Sharp moved, Boyle seconded to approve motor vehicle exemption filed by the Nebraska Masonic Home for 1/30/24. Motion carried 5-0

8:01am CONVENE BOARD OF COMMISSIONERS

CONSENT AGENDA: Previous Meeting Minutes, Claims, Payroll/Time Balance Reports and fees.

MOTION: Boyle moved, Winkler seconded to approve consent agenda as prepared. Motion carried 5-0

GENERAL: Accelerated Graphx \$1,209.80 (Srv) Amazon \$48.74 (Sup) American Heart Association \$219.50 (Sup) Ameritas Life Insurance \$33,741.32 (Ins) B Sharp Towing \$75.00 (Srv) Black Hills Energy \$3,030.84 (Srv) Blue To Gold \$895.00 (Srv) Bomgaars \$178.09 (Sup) Scott Bornemeier \$34.99 (Srv) Boundtree Medical \$1,340.62 (Srv) Melvin Bouse \$1,500.00 (Reim) Brian Harvey Funeral Home \$300.00 (Srv) Brightly Software \$546.25 (Srv) Linda Brouhard \$15.14 (Srv) Cash-Wa Distributing \$226.37 (Sup) Cass County Extension \$250.00 (Reim) Cass County Public Defender \$2,204.22 (Reim) Cass County Refuse \$223.00 (Srv) Cass County Sheriff \$28.00 (Srv) Cass County Sheriff \$96.05 (Reim) Cassgram \$65.00 (Srv) Tammy Cavanaugh \$1,500.00 (Reim) Chemsearch \$491.08 (Srv) Cidnet \$3,000.00 (Srv) Clerk of the District Court \$259.00 (Reim) Creighton Dental Clinic \$281.00 (Srv) Jim Crofoot \$29.61 (Srv) Cyrgus Co \$143.46 (Srv) DAS State Accounting \$310.00 (Srv) Roger Dennis \$39.66 (Srv) Diamond Drugs \$1,985.68 (Sup) Douglas County Court \$1.00 (Srv) Douglas County Sheriff \$8.69 (Srv) Eakes Office Solutions \$3,663.81 (Sup) Eastern Nebraska Human Services Agency \$22,738.00 (Srv) Electronic Engineering \$566.00 (Srv) Steve Felthousen \$33.776 (Srv) Firespring \$122.04 (Srv) First State Bank \$36,259.59 (Ins) FP Finance Program \$217.20 (Srv) Frontier Cooperative \$508.25 (Sup) Graham Tire \$1,348.96 (Srv) Grainger \$225.05 (Sup) Handtevy/Pediatric Standards \$3,145.00 (Srv) Henry-Hobscheidt Service Center \$1,099.50 (Srv) HTBS Credit \$136.93 (Srv) Hometown Leasing \$1,195.66 (Srv) Hy-Vee \$170.48 (Sup) Jones Automotive \$3,142.39 (Srv) Lancaster County Sheriff's Department \$6.70 (Srv) Legal & Liability Risk Management \$295.00 (Srv) Village of Manley \$64.68 (Srv) Marshall & Swift \$784.20 (Srv) My Central Supply \$110.17 (Sup) Menards \$48.93 (Sup) Metropolitan Area Planning Agency \$6,516.50 (Srv) Mid States Organized Crime \$200.00 (Srv) Midwest Right of Way Services \$3,112.50 (Srv) MIPS \$75.00 (Srv) Alan Mueller \$31.08 (Srv) Mullenax Auto Supply \$13.26 (Sup) NACO \$40.00 (Srv) Nebraska Clerk of the District Court Association \$50.00 (Srv) Nebraska Health & Human Services \$279.00 (Srv) Nebraska Law Enforcement Training Center \$315.00 (Srv) The Nebraska Medical Center \$3,245.71 (Srv) NPPD \$3,341.97 (Srv) Nebraska U C Fund \$624.00 (Srv) Office Warehouse \$476.30 (Sup) OPPD \$621.46 (Srv) H.S.A \$7,500.00 (Ins) Oxen Technology \$362.50 (Srv) Papillion Sanitation \$38.70 (Srv) Christopher Perrone \$295.57 (Reim) Physicians Laboratory Services \$17.00 (Srv) Thomas Prickett \$3591.00 (Srv) Professional Heating & Air Conditioning \$6,944.00 (Srv) Quill Corporation \$149.76 (Sup) Ricoh \$64.59 (Srv) Secretary of State \$40.00 (Srv) Software Unlimited \$281.60 (Srv) Jennifer Sommer \$1,950.00 (Srv) Robert Staben \$20.49 (Srv) Stericycle \$97.25 (Srv) Bill Sullivan \$38.45 (Srv) Summit Food Service \$9,765.85 (Sup) Geroge Tesar Jr \$45.95 (Srv) Titan Energy Systems \$1,015.00 (Srv) Bobie Touchstone \$1,292.00 (Srv) Tyler Technologies \$898.00 (Srv) Unifirst Corporation \$194.83 (Srv) UNL AEM Business Center \$24,798.00 (Srv) US Bank \$2,099.48 (Srv) Vesta \$129.93 (Srv) Voss Lighting \$615.60 (Srv) Windstream \$270.50 (Srv) Woodhouse Ford South \$719.27 (Srv) CLAIMS: \$212,721.86 PAYROLL: \$365,586.82 TOTAL: \$578,308.68 ROADS: Allied Oil & Tire Company \$1,181.62 (Srv) B's Enterprises \$5,700.00 (Srv) Bomgaars \$1,977.67 (Sup) Cintas \$95.12 (Srv) CNH Industrial Accounts \$246.10 (Srv) Dultmeier Sales \$218.00 (Srv) Hometown Leasing \$279.54 (Srv) Keckler Oil Company \$21.15 (Srv) Langfeldt Overhead Door \$217.35 (Srv) Martin Marietta \$293.97 (Srv) Meeske Ace Hardware \$569.97 (Sup) Meekse Auto Parts \$4,260.32 (Sup) Menards \$100.34 (Sup) Midwest Petroleum Equipment \$694.74 (Sup) Mill Creek Auto Parts \$508.43 (Sup) Murphy Tractor & Equipment \$2,751.20 (Srv) Nebraska Snow Equipment \$490.00 (Srv) NMC \$2,768.96 (Srv) Pitney Bowes Global Financial \$122.97 (Srv) Pomp's Tire Service \$3,146.75 (Srv) RDO Truck Center \$1,199.00 (Srv) Syracuse Iron Works \$223.66 (Srv) Truck Center Companies \$2,755.44 (Srv) US Bank \$461.08 (Srv) US Bank Voyager \$6,789.96 (Srv) Whetrock \$59,548.34 (Srv) Winter Equipment \$3,868.80 (Sup) CLAIMS: \$100,490.48 PAYROLL: \$107,157.29 TOTAL: \$207,647.77 VISITOR PROMOTION: Friends of Lewis & Clark Bicentennial \$2,500.00 (Srv) Carl Reichart \$171.29 (Reim) CLAIMS: \$2,671.29 PAYROLL: \$1,183.50 TOTAL: \$3,854.79 E911: Nebraska Regional Interoperability \$7,200.00 (Srv) Nemaha County Sheriff \$55.44 (Srv) TOTAL: \$7,255.44 OVERALL GRAND TOTAL: \$797,066.68

1. Regular Agenda:

MOTION: Winkler moved, Murdoch seconded to approve agenda as prepared. Motion carried 5-0

2. Past Meetings Attended by Commissioners:

- Sharp: None
- Boyle: Met with Sheriff regarding FOP negotiations
- DeGarmo: Spectrum regarding broadband projects
- Winkler: Olsson Engineering and met with Sheriff regarding FOP negotiations
- Murdoch: None

3. Public Hearing/Action (8:15am): none scheduled

4. Litigation & Legal Matters-Christopher Perrone, County Attorney:

4A. Discuss/Action- Request to allocate STOP funds by NSP

Perrone updated board on request for funds for (1) Ident Unit for Troop A (serves Cass County)

MOTION: Winkler moved, Murdoch seconded to authorize County Attorney to allocate STOP funds by NSP. Motion carried 5-0

5. Road Matters-Lenny Thorne, Highway Superintendent:

5A. Discuss/Action- Bridge #01635 Deck Replacement- liquidated damages and construction deduct review and approval Thorne presented liquidation and construction deduct recommendation from Mainelli Wagner & Association in the amount of \$76,572.78 (liquidated damages \$10,882.78 and construction deduct \$65,690.00).

MOTION: Winkler moved, Boyle seconded to authorize Mainelli Wagner to initial letter for liquidated damages in the amount of \$10,882.78 and construction deduct in the amount of \$65,690.00. Motion carried 5-0

5B. Discussion/Action- RES 2024-03 of Completion for CBMP (6) Scenic Drive Bridge Reimbursement

MOTION: Sharp moved, Murdoch seconded to adopt resolution as prepared by the NDOT. Motion carried 5-0

6. New Business & Unfinished Business:

6A. Discuss/Action- Dana Stahl-Executive Director Keep Cass County Beautiful, update. Update given no action taken

6B. Discuss/Action- County Burial Assistance Request (CBA 2024-01)

MOTION: Sharp moved, Murdoch seconded to approve request, authorize clerk to process payment in the amount of \$1,000. Motion carried 5-0

6C. Discuss/Action- EMS Building - plumbing bid.

Korte updated board on bids received, board asked Korte to contact bidders for clarification on venting, item tabled until 2/13

6D. Discuss/Action- Mike Jensen-Zoning Administrator, 2024 Planning Commission Members re-appointment (tabled 1/16/24)
George Tesar Jr. Dist. 2 - Buccaneer Bay Expired 12/2023; Alan Mueller Dist. 2 - Louisville Expired 1/2024; Steve Felthousen Dist. 5 - Plattsmouth Expired 12/2023; Jim Crowfoot Dist. 2 - Louisville Expired 12/2023; Jim Grotrian Dist. 2 - Buccaneer Bay Expired 1/2024

MOTION: DeGarmo moved, Winkler seconded to re-appoint current members of Planning Commission. Chair asked for additional discussion, Jensen noted he received (5) additional applications from Jennifer Sommer, Benjamin Koziel, Nancy Josoff, Dean Helmick and Nick Rayer. Perrone advised board that item should be tabled so applicants could be reviewed. DeGarmo withdrew his motion.

MOTION: DeGarmo moved, Murdoch seconded to table item until February 13th to allow board to review applicants, and develop a resolution for alternate. Motion carried 5-0

6E. Discuss/Action- Mike Jensen-Zoning Administrator, Administrative Subdivision(s)-board approval requested

Parcel 130397269; Parcel 130398471; Parcel 130123544; Parcels 130131849 & 130131997; Parcels 130102555 & 130102938; Parcel 130103187.

Jensen noted planning commission voted to deny application, Perronne advised board that this application was submitted prior (December 14th) to Zoning Regulations change (December 19th). Property owner Rich Dreesman along with Gabe Dreesman also addressed the board

MOTION: Boyle moved, Winkler seconded approve administrative subdivision for Parcel 130397269 as presented. Motion carried 5-0

Jensen noted planning commission voted to deny application, application was submitted prior (December 12th) to Zoning Regulations change (December 19th).

MOTION: Winkler moved, Boyle seconded to approve administrative subdivision for Parcel 130398471 as presented. Motion carried 5-0

Jensen noted planning commission voted to approve application which meets regulation guidelines. Application submitted December 30th

MOTION: Sharp moved, Murdoch seconded to approve administrative subdivision for Parcel 130123544. Motion carried 5-0

Jensen noted planning commission voted to deny application, based on existing splits. Application submitted January 4th

MOTION: Winkler moved, Murdoch seconded to deny administrative subdivision for Parcels 130131849 & 130131997. Motion carried 5-0

Jensen noted planning commission voted to deny application, based on previous lot splits. Application submitted January 16th. Owner Andy Harpenau addressed the board. Perronne advised application as presented does not qualify for administrative subdivision

MOTION: DeGarmo moved, Murdoch seconded to approve administrative subdivision for Parcels 130102555 & 130102938. Motion carried 5-0

Jensen noted planning commission voted to approve application. Application submitted January 12th

MOTION: Winkler moved, Murdoch seconded to approve administrative subdivision for Parcel 130103187. Motion carried 5-0

6F. Discuss/Action- Cass County Tourism. Chair updated board, tourism director has requested to become fulltime employee with benefits. Discussion held, no action taken. Chair stated if a full-time position the county would need to create both a job description and application process. No action taken

6G. Discuss/Action- Safety Committee Nominations

Chair asked clerk to send email to county offices for nominations to the safety committee. Clerk will bring nominations back to board for action.

6H. Executive Session: County Planning Session

EXECUTIVE SESSION: Chair stated for the protection of public interest may I have a motion to go into executive session to allow board to hold county planning session.

MOTION: Winkler moved, Boyle seconded to enter into executive session to allow board to hold county planning session. Motion carried 5-0. Chair reiterated limited subject matter to be addressed: allow board to hold a County planning session entering closed session. Time of entering closed session was 9:14am

CLOSE EXECUTIVE SESSION:

MOTION: Winkler moved, Murdoch seconded, to close executive session. Motion carried 5-0. Meeting reconvened in open session at 10:05am. Chair announced that the only topic discussed in closed session was to allow board to hold a county planning session. There was no action taken in closed session.

6H. Executive Session: County Planning Session

Other Business Matters/Public Input & Comments: Jim Group, appeared to ask for application for Amusement License. Sharp noted that the courthouse boiler will need to be repaired/replaced and they are working on find inspection records.

10:10am ADJOURN: MOTION: Murdoch moved, Sharp seconded. Motion carried 5-0

I, Gerri Draper, the undersigned Clerk of Cass County, Nebraska do hereby certify the above minutes were taken by me, and are true and correct to the best of my knowledge and are part of the official records of this office. I therefore set my hand and affix the County Seal this 30th day of January, 2024.

State of Nebraska)
County of Cass) ^{ss.}

Gerri Draper, County Clerk

We, the undersigned Board of Commissioners of Cass County, Nebraska do hereby certify the above minutes are true and correct to the best of our knowledge, and are part of the official records of the Cass County Clerk's Office. We therefore set our hands this 30th day of January, 2024.

Dale Sharp-District 1 Commissioner
Taylor Boyle-District 2 Commissioner
Alexander DeGarmo-District 3 Commissioner

John Winkler-District 4 Commissioner
Duane Murdoch-District 5 Commissioner