

July 7, 2015
Seward County Board of Equalization

State of Nebraska)
County of Seward) ss.

A regular meeting of the Seward County Board of Equalization was convened in open and public session at 8:30 a.m. on July 7, 2015 in the Commissioner's room at the Seward County Courthouse. Notice of the meeting was posted on the Courthouse bulletin board and on the Commissioner's room door. The agenda for all meetings is kept continually current and is available for public inspection at the County Clerk's Office during normal business hours. The agenda is held open until one business day prior to the meeting for appearance before the Board. The Board of Equalization has the right to modify the agenda to include items of an emergency nature only at such public meeting.

The Seward County Board of Equalization convened on July 7, 2015 at 8:30 a.m.

Present:	Chairperson:	Whitney Fleischman
	Members:	Mike Luebbe, Diana Garske, Gene Gausman, Roger E. Glawatz
	County Clerk:	Sherry Schweitzer
	County Assessor:	Marilyn Hladky

The Chairman noted that the public meeting information is posted as required by law and available for public distribution if requested.

The Pledge of Allegiance was recited.

Moved by Luebbe and seconded by Glawatz to approve the minutes of June 23, 2015.
Affirmative Vote: Luebbe, Glawatz, Gausman, Garske, Fleischman Motion Carried

Orell Piening was present for his valuation protest hearing for the 2 protests he filed.

The next valuation protest hearing was for Leonard Bashford who was present.

Bruce L. Ziemann was present for the hearing for 2 valuation protests filed by Nancy Ziemann.

The next protest hearings were for Mary Eikenhorst, Alvin J Ninneman, Kenneth Roth, Jay & Joan Meyer, Darren Adams, Nita Ninneman (White), Jim Weverka, Michael F. Murphy and Michael L. Banks, all of whom were not present.

The Board of Equalization recessed at 9:23 a.m.

July 7, 2015
Seward County Board of Commissioners

State of Nebraska)
County of Seward) ss.

A regular meeting of the Seward County Board of Commissioners was convened in open and public session at 9:00 a.m. on July 7, 2015 in the Commissioner's room at the Seward County Courthouse. Notice of the meeting was posted on the Courthouse bulletin board and on the Commissioner's room door. The agenda for all meetings is kept continually current and is available for public inspection at the County Clerk's Office during normal business hours. The agenda is held open until one business day prior to the meeting for appearance before the Board. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting.

The Seward County Board of Commissioners convened on July 7, 2015 at 9:22 a.m.

Present: Chairman: Roger E. Glawatz
Members: Mike Luebbe, Diana Garske, Gene Gausman,
Whitney Fleischman
County Clerk: Sherry Schweitzer

The Chairman noted that the public meeting information is posted as required by law and available for public distribution if requested.

The Pledge of Allegiance was recited.

Moved by Fleischman and seconded by Luebbe to approve the minutes of June 30, 2015.

Affirmative Vote: Fleischman, Luebbe, Gausman, Garske, Glawatz Motion Carried

Moved by Fleischman and seconded by Garske to authorize the Chairman sign the Surplus Property Disposal Request for Public Transit.

Affirmative Vote: Fleischman, Garske, Gausman, Luebbe, Glawatz Motion Carried

Moved by Garske and seconded by Fleischman to adopt Resolution No. 3190 in regard to adopting the Federal Transit Admin/Dept. of Transportation Drug and Alcohol Policy.

RESOLUTION NO# 3190 OF THE SEWARD COUNTY BOARD OF COMMISSIONERS

WHEREAS, the Seward County Board has determine it is in the best interest of the County of Seward to have a Policy on the Prevention of Alcohol Misuse and Prohibited Drug Use in transportation operations for Seward County (FTA/DOT).

WHEREAS, Federal Law requires a policy on the Prevention of Alcohol Misuse and Prohibited Drug Use in Transit Operations for the Seward County Public Transit in order to obtain funding to support the Seward County Public Transit Program.

WHEREAS, it is in the best interests of Seward County to receive federal funding in order to maintain the Seward County Public Transit Program.

NOW THEREFORE BE IT RESOLVED THAT, the County of Seward hereby adopts the Prevention of Alcohol Misuse and Prohibited Drug Use in transportation (FTA/DOT) operations for Seward County, a copy of the policy is attached to this resolution.

Dated this 7th day of July, 2015.

Motion by: Garske

Seconded by: Fleischman

Aye: Michael Luebbe, Whitney Fleischman, Eugene Gausman, Diana Garske & Roger Glawatz

Attest: Sherry Schweitzer, Seward County Clerk

Affirmative Vote: Garske, Fleischman, Luebbe, Gausman, Glawatz Motion Carried

Jeff Fleischman presented a Surplus Property Disposal Request from the Road Dept.

Moved by Garske and seconded by Luebbe to approve the Road Dept. Surplus Property Disposal Request with the proceeds to go into the Special Road Fund.

Affirmative Vote: Garske, Luebbe, Gausman, Fleischman, Glawatz Motion Carried

Kim Payne was present to discuss a check received for a culvert sold to a constituent.

Moved by Fleischman and seconded by Gausman to authorize the Treasurer to deposit a \$141.05 check from the sale of a culvert to the Special Road Fund.

Affirmative Vote: Fleischman, Gausman, Garske, Luebbe, Glawatz Motion Carried

Becky Paulsen, Weed/Zoning Administrator presented a short form plat for the Commissioners consideration.

Moved by Fleischman and seconded by Luebbe to adopt Resolution No. 3191 in regard to approving the plat for Hackbart Acres in the NE ¼ of Section 10, Township 10 North, Range 1 East of the 6th p.m.

RESOLUTION NO# 3191 OF THE SEWARD COUNTY BOARD OF

COMMISSIONERS

WHEREAS, Jerry Hackbart has applied for a Short Form Plat Subdivision of property owned by him, and described as a tract in the NW1/4 of, Section 10, Township 10N, Range 1E, Seward County, Nebraska, and

WHEREAS, the subdivision shall be called HACKBART ACRES, and

WHEREAS, The Seward County Planning Commission held a meeting on June 22, 2015 to consider the Short Form Plat, and

WHEREAS, the Planning Commission recommended Approval of the HACKBART ACRES Short Form Plat with a vote of 7 For, 0 against, and 0 Absent and Not Voting, and

WHEREAS, X No one appeared to oppose the subdivision

___ Individuals appeared to oppose the subdivision

X No one appeared to support the subdivision

___ Individuals appeared to support the subdivision

___ Individuals appeared without commitment, and

THEREFORE BE IT RESOLVED that the Seward County Board of Commissioners do hereby approve X , Deny _____ the HACKBART ACRES Short Form Plat with Resolution NO: 3191 .

Dated this 7th day of July, 2015.

Motion by: Fleischman

Seconded by: Luebbe

Aye: Whitney Fleischman, Michael Luebbe, Eugene Gausman, Diana Garske & Roger Glawatz

Attest: Sherry Schweitzer, Seward County Clerk

Affirmative Vote: Fleischman, Luebbe, Gausman, Garske, Glawatz Motion Carried

Jonathan Jank, Seward County Economic Development Director was present to inform the Commissioners about a meet and greet event for them.

Moved by Luebbe and seconded by Garske to go into Executive Session at 9:50 a.m. to discuss Pending Litigation.

Affirmative Vote: Luebbe, Garske, Gausman, Fleischman, Glawatz Motion Carried

Chairman Glawatz re-stated that the reason for Executive Session was for Pending Litigation.

Moved by Fleischman and seconded by Gausman to go out of Executive Session at 10:14 a.m.

Affirmative Vote: Fleischman, Gausman, Garske, Luebbe, Glawatz Motion Carried

Chairman Glawatz reiterated that the reason for Executive Session was for Pending Litigation and no action was taken.

The Commissioners recessed at 10:15 a.m.
The Commissioners re-convened at 10:24 a.m.

Wess Robotham of Southeast Nebraska CASA was present to give his annual report and request for contribution for the next fiscal year.

Sherry Schweitzer updated the Commissioners on budget issues.

Commissioners Reports:

Commissioner Luebbe reported he attended a meeting in regard to the City of Seward Rail Campus, spent time at the Road Dept. office, attended engineer meetings and is getting things ready for the new Highway Supt.

Commissioner Garske reported she attended the financial committee meeting for the Seward County Economic Development Corp.

Commissioner Gausman reported she received a constituent complaint about roads and a zoning issue. He also drove roads to check conditions.

Commissioner Fleischman reported she received complaints about roads, picked up the BRIDGES material and moved to their new location, visited the Justice Center Site, and received constituent communication about a zoning issue.

Commissioner Glawatz attended the rail campus meeting and received communication from various constituents and committees he is on.

Moved by Luebbe and seconded by Fleischman to accept the Seward County Treasurer's Semi-Annual Report for 2015.

Affirmative Vote: Luebbe, Fleischman, Garske, Gausman, Glawatz Motion Carried

Moved by Garske and seconded by Fleischman to accept the County Clerks Fee Report for June 2015 in the amount of \$29,076.69.

Affirmative Vote: Garske, Fleischman, Luebbe, Gausman, Glawatz Motion Carried

Moved by Fleischman and seconded by Gausman to accept the Weed/Zoning Report for May/June 2015.

Affirmative Vote: Fleischman, Gausman, Garske, Luebbe, Glawatz Motion Carried

Moved by Fleischman and seconded by Luebbe to accept the Sheriff's Fee and Mileage Report for May 2015 in the amounts of \$1,712.00 and \$696.72 respectively.

Affirmative Vote: Fleischman, Luebbe, Gausman, Garske, Glawatz Motion Carried

Moved by Fleischman and seconded by Luebbe to allow the 2015-2016 wage increase, as approved by the Dept. Heads, to go into effect July 1, 2015 up to the 2 % merit recommended raise and anything over 2% to be determined upon budget approval.

Affirmative Vote: Fleischman, Luebbe, Gausman, Garske, Glawatz Motion Carried

The Commissioners discussed where to have a hearing for the Commissioners for August 11, 2015. It would be a hearing about a zoning.

Moved by Fleischman and seconded by Gausman to hold the hearing for a zoning change from Meltech, Inc. at the Harvest Hall at the Seward County Fairgrounds.

Affirmative Vote: Fleischman, Gausman, Garske, Luebbe, Glawatz

During the Justice Center Update item on the agenda, various meetings in the various communities were discussed to inform citizens about the Justice Center Project.

Known items on the agenda for Board of Commissioners on July 14, 2015 are as follows:

- 9:00 a.m. Convene and announce Open Meetings Law
- Pledge of Allegiance
- Discuss/Action – Public/Officials/Boards
- Discuss/Action - Approve minutes of July 7, 2015

Other Business Matters to Address When Time Allows

- Commissioners Reports
- Right of Way Request(s): None
- Discuss/Action - Justice Center Update
- Discuss/Action – Bill Barrett – Approval of Justice Center Guaranteed Maximum Price
- 9:30 a.m. Discuss/Action – David Oborny – Spraying ditches at 252nd & Alvo Road
- 9:45 a.m. Discuss/Action – Scheduling and details for Active Shooter Table Top Exercise

Moved by Fleischman and seconded by Gausman to adjourn at 11:12 a.m.
Affirmative Vote: Fleischman, Gausman, Garske, Luebbe, Glawatz Motion Carried

State of Nebraska)
County of Seward) ss.

I, Sherry Schweitzer, the undersigned County Clerk of Seward County, Nebraska do hereby certify the foregoing minutes are true and are part of the official records of this office.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 14th day of July 2015.

County Clerk

Chairman

The Board of Equalization re-convened at 11:20 a.m.

The Board discussed decisions that need to be made after the protest hearings.

Moved by Garske and seconded by Glawatz to accept the Assessor's recommendation based on recount of acres per CFSA map and lower the value to \$250,672 for a protest filed by Richard Mills Jr. on real estate in Section 2, Township 9 North, Range 3 East of the 6th p.m.

Affirmative Vote: Garske, Glawatz, Luebbe, Gausman, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to make no change based upon the Assessor's recommendation for a protest filed by Orell Piening on real estate described as the NW ¼ of Section 27, Township 12 North, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Gausman, Glawatz, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to make no change based upon the Assessor's recommendation for a protest filed by Orell Piening on real estate described as part of the SE 1/4 of Section 21, Township 12 North, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Gausman, Glawatz, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to make no change based upon the Assessor's recommendation for a protest filed by Mary Eikenhorst on real estate in Section 22, Township 11 North, Range 1 East of the 6th p.m.

Affirmative Vote: Luebbe, Gausman, Glawatz, Garske, Fleischman Motion Carried

Moved by Luebbe and seconded by Glawatz to accept the Assessor's recommendation after inspection and review of the property and recount of acres, reduce the value to \$456,855 due to the condition/grade of the property for Alvin Ninneman on real estate described as part of the SW ¼ Section 25, Township 9, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Glawatz, Gausman, Garske, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to accept the Assessor's recommendation, based on the recount of acres per CFSA map, to \$604,792 for a protest filed by Leonard Bashford on real estate described as part of the SW ¼ of Section 26, Township 11 North, Range 3 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Gausman, Glawatz, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to accept the Assessor's recommendation, based on the recount of acres per CFSA map, to \$226,546 for a protest filed by Kenneth Roth on real estate described as the W ¼ SW ¼ of Section 13, Township 9 North, Range 2 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Glawatz, Gausman, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to make no change based upon the Assessor's recommendation for a protest filed by Jay & Joan Meyer on real estate in Section 33, Township 9 North, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Gausman, Glawatz, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to accept the Assessor's recommendation, based on the recount of acres per CFSA map, to \$739,816 for a protest filed by Darren Adams on real estate in Section 23, Township 9 North, Range 2 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Glawatz, Gausman, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to accept the Assessor's recommendation after inspection and review of the property, reduce the value to \$118,599 due to the condition/grade of the property for Nita Ninneman (White) on improvements to real estate described as part of the NW ¼ Section 25, Township 9, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Gausman, Glawatz, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to accept the Assessor's recommendation after inspection and review of the property and recount of acres, reduce the value to \$264,979 due to the condition/grade of the property for Jim Weverka on real estate described as part of the SE ¼ Section 3, Township 11, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Glawatz, Gausman, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to accept the Assessor's recommendation, based on the recount of acres per CFSA map, to \$187,541 for a protest filed by Michael Murphy on real estate described as part of the NW ¼ of Section 12, Township 12 North, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Gausman, Glawatz, Fleischman Motion Carried

Moved by Luebbe and seconded by Glawatz to accept the Assessor's recommendation, based on the recount of acres per CFSA map, to \$294,115 for a protest filed by Nancy Ziemann on real estate described as part of the SE ¼ of Section 22, Township 9 North, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Glawatz, Gausman, Garske, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to accept the Assessor's recommendation, based on the recount of acres per CFSA map, to \$201,654 for a protest filed by Nancy & Bruce Ziemann on real estate described as part of the NW ¼ of Section 24, Township 9 North, Range 4 East of the 6th p.m.

Affirmative Vote: Luebbe, Garske, Glawatz, Gausman, Fleischman Motion Carried

Moved by Luebbe and seconded by Garske to accept the Assessor's recommendation after inspection and review of the property, reduce the value to \$9,542 due to the condition/grade of the property for Michael Banks on real estate described as part of Block 6, Pioneer Townsite Co.'s Add., Beaver Crossing, NE

Affirmative Vote: Luebbe, Garske, Gausman, Glawatz, Fleischman Motion Carried

Hladky updated the Commissioners on activities of her office.

Known items on the agenda for Board of Equalization on July 14, 2015 are as follows:

- 8:30 a.m. Convene and announce Open Meetings Law
- Pledge of Allegiance
- Discuss/Action - Approve minutes of July 7, 2015
- Discuss/Action – 2 Vehicle Tax Exemptions for Concordia University
- Discuss/Action – Protest Hearings
- Discuss/Action - Decisions of Protest Hearings
- Discuss/Action - Assessor Information Update

Moved by Luebbe and seconded by Gausman to adjourn at 11:40 a.m.

Affirmative Vote: Luebbe, Gausman, Glawatz, Garske, Fleischman Motion Carried

State of Nebraska)
County of Seward) ss.

I, Sherry Schweitzer, the undersigned County Clerk of Seward County, Nebraska do hereby certify the foregoing minutes are true and are part of the official records of this office.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 14th day of July 2015.

County Clerk

Chairman