

March 13, 2023
North Platte, Nebraska

Meeting of the Lincoln County Board of Commissioners. Present were Commissioners Joe Hewgley, Kent Weems, Micaela Wuehler, Chris Bruns, Jerry Woodruff and County Clerk, Rebecca Rossell. Woodruff offered prayer. Woodruff called the meeting to order at 9:00 A.M.

Chairman Woodruff announced the Open Meeting Act with amendments is posted for public review and the county board will comply with the open meeting requirements.

Motion by Hewgley, seconded by Weems to approve the minutes regarding the Lincoln County Board of Commissioners meeting held on March 6, 2023. Upon roll call vote Hewgley, Weems, Wuehler, and Woodruff voted "aye". Nays, none. Bruns abstained.

Motion by Hewgley, seconded by Wuehler to receive and order filed the treasurer's receipts. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted "aye". Nays, none.

Motion by Bruns, seconded by Weems to receive and order filed the fee report submitted by the County Clerk for \$588.00. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted "aye". Nays, none.

Motion by Hewgley, seconded by Weems to authorize the Chairman to sign the agreement with Nebraska Fire and Safety for fire alarm inspections. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted "aye". Nays, none.

Motion by Wuehler, seconded by Weems to appoint Booker Boyer as management representative to the Lincoln County Safety Committee for term ending June 2023. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted "aye". Nays, none.

Motion by Bruns, seconded by Wuehler to appoint Penny Ball to the Lincoln County Safety Committee for term ending June 2024. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted "aye". Nays, none.

Custer County Public Power District representative appeared to explain the project associated with the right of way application. The project is to build 15 miles of new phase construction to service irrigation wells.

Motion by Weems, seconded by Bruns to approve and authorize the Chairman to sign the right of way permit for Custer Public Power District. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted "aye". Nays, none.

The Lincoln County Board of Commissioners recessed at 9:15 A.M. and the Lincoln County Board of Equalization convened.

Chairman Woodruff announced the Open Meeting Act with amendments is posted for public review and the county board will comply with the open meeting requirements.

County Assessor, Julie Stenger appeared as well as County Treasurer, Alex Gurciullo.

Motion by Weems, seconded by Wuehler to approve the minutes regarding the Lincoln County Board of Equalization meeting held on March 6, 2023. Upon roll call vote Hewgley, Weems, Wuehler, and Woodruff voted "aye". Nays, none. Bruns abstained.

Motion by Bruns, seconded by Weems to approve and authorize the Chairman to sign the certificates of correction or refund submitted by the County Assessor on real property. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted "aye". Nays, none.

Julie Stenger, County Assessor, explained she did approve the reaffirmation of the Church of Our Savior with a late filing penalty of \$100 on the permissive exemption application.

Motion by Hewgley, seconded by Weems to approve a portion of the permissive exemption application for North Platte Nebraska Hospital Corporation with a late filing penalty of \$100 as recommended by the County Assessor.

Commissioner Hewgley requested discussion later concerning permissive exemption applications.

Commissioner Weems concurred that it is difficult to approve when moving properties off the tax rolls.

County Assessor, Julie Stenger, suggested looking at possible legislation for a possible cash-in-lieu option.

Upon roll call vote Hewgley, Weems and Wuehler voted "aye". Bruns and Woodruff voted "nay". Motion carried.

Motion by Hewgley, seconded by Wuehler to approve the motor vehicle tax exemption application submitted by American National Red Cross as recommended for approval by the County Treasurer. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted "aye". Nays, none.

The Lincoln County Board of Equalization adjourned at 9:33 A.M. and the Lincoln County Board of Commissioners reconvened.

Noxious Weed Supt, Todd Herndon, related that he had and researched and obtained informal quotes for new side by sides and tracks for the side by sides. The projected

plan for the future is to rotate side by sides and tracks over a 4-year period rather than purchasing it all in one year.

Motion by Hewgley, seconded by Bruns to approve the purchase of two side by sides from Maxwell Kawasaki for a grand total of \$37,000.00 (\$18,500 each) for the Lincoln County Noxious Weed Department. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted “aye”. Nays, none.

Motion by Hewgley, seconded by Wuehler to approve the purchase of two sets of tracks for the side by sides from Mattracks Worldwide Track Technology for a grand total of \$34,674.00 (\$17,337 each) for the Lincoln County Noxious Weed Department.

Commissioner Hewgley asked about the comparison in quality of the track quotes that were received.

Commissioner Weems suggest purchasing one higher grade track and one lower grade track to see how they compare.

Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted “aye”. Nays, none.

Motion by Wuehler, seconded by Bruns to set April 3, 2023, at 10:00 A.M. for public hearing for the One- and Six-Year Road Plan. Upon roll call vote Hewgley, Weems, Wuehler, Bruns and Woodruff voted “aye”. Nays, none.

Discussion was held concerning “value engineering” options for the Probation Office Remodel Project (103-111 N Dewey). The four options presented as deductions are: Option 1 – Removal of Painting - \$29,200; Option 2 – No wall prep - \$12,000; Option 3 – Alternate light package - \$8,707; and Option 4 – deduct lighting controls - \$9,446.

Commissioner Weems expressed concern that the cost of the remodel is more than the purchase price of the building. He suggested that before a contract is signed, that the county step back and look at Plan B which could include also housing HHS or other county offices or selling the building.

Commissioner Hewgley related that it is a tough market in North Platte with a limited number of contractors. The options for deductions seem reasonable.

Commissioner Wuehler stated that the Building and Grounds Department can handle the wall prep.

Commissioner Bruns voiced concern about spending that much money for a remodel to get the same look.

Architect, Lee Davies, noted that it will be fresh and new, but not to the level of quality finish as some prior projects here in the Courthouse.

Commissioner Wuehler commented that the county had been paying rent. The money the county has spent on rent would be better utilized on a building the county owns and controls. The county will get a good return on investment with the building.

Commissioner Weems replied there will be long term expenses with this building. The county could spruce it up and put it on the market.

Commissioner Woodruff disclosed that he has supported this project from the beginning due to the short falls in the rented location. He also feels it is a good investment for the county. The other options would be to renegotiate on the Evans Building or sell the building.

Commissioner Wuehler stated the county planned on the remodel costing as much as the building.

Motion by Hewgley, seconded by Wuehler to accept the deductions including Option 1, Option 2, and Option 3 for a grand total of \$325,293.00.

Commissioner Weems stated he was hoping to adjust the scope of the project and have greater savings.

Upon roll call vote Hewgley, Wuehler, and Woodruff voted "aye". Weems and Bruns voted "nay". Motion carried.

Discussion was held on Nebr. Rev. Statute 2-3-174.10 concerning regulations promoting health safety & welfare regarding nuisances.

Deputy County Attorney, Tyler Volkmer, reported that the county has a right to establish our own nuisance regulations per state statute.

Commissioner Hewgley commented he felt it would be good to have some limits if it starts to affect adjoining landowners.

Commissioner Weems interjected there needs to be a balance between property owners rights.

Volkmer will draft something for the board to formally consider.

Hear concerns from Elected Officials, Department Heads, or their representative.

Approved the following claims as presented for payment. Motion carried.

GENERAL FUND

ACE HARDWARE	su	243.16
ACME PRINTING COMPANY	su	80.39
ADAMS SWANSON FUNERAL HOME	se	555.36
AGRI COMPUTER SALES	se	2911.72

ALLO COMMUNICATIONS	se	2171.96
LINDEMEIER LAW OFFICE	se	130
ANDERSON KLEIN SWAN & BREWSTER	se	200
BECKY MCCRACKEN	se	654.5
BLAND & ASSOCIATES	se	1675
BOOKER BOYER	mi	26.2
BROUILLETTE DUGAN & TROSHYNSKI	se	10261
CAPITAL BUSINESS SYSTEMS INC	se	749
CARPENTER MEMORIAL CHAPEL	se	568.43
DAS STATE ACCOUNTING	rent	204.3
CENTURY LINK	se	609.82
CERVELLE CONSULTING SERVICES INC	se	650
SPECTRUM	se	155.2
LINDEMEIER LAW OFFICE	se	632.5
CHEVAS SHAW	se	475
CHRIS BRUNS	mi	355.67
CLERK OF DISTRICT COURT	se	1325
COLFER,WOOD,LYONS & WOOD LAWYERS	se	181.51
CONSOLIDATED MANAGEMENT CO	su	286.5
CRESCENT ELECTRIC SUPPLY	se	127.73
CULLIGAN	cont	44.25
DANIEL NAVARETTE	fee	20
DAWSON COUNTY SHERIFF	se	52.94
DEPT OF HEALTH & HUMAN SERVICES	se	200
DJ AUTOMOTIVE & TRANSMISSIONS LLC	se	1384.92
DR DEB'S EXPRESS MEDICAL CARE	se	200
EAKES OFFICE SOLUTIONS	su	3365.98
FAIR LAW OFFICE PC LLO	se	6200
FREELANCE COURT REPORTER	se	646
GALLS AN ARAMARK COMPANY	se	141.72
GARRETT TIRE	su	32.55
GREAT PLAINS HOMECARE EQ	eq	28
HOMETOWN LEASING	leas	269.87
J C AUTO WASH	se	8.41
JACK'S UNIFORMS	su	138.89
JOSEPH R HEWGLEY	mi	147.38
JOYCE HASSELBALCH	se	285.55
JUSTICE WORKS LLC	se	200
JUSTIN GOSNELL	mi	11.93
JUSTIN ROBERTS	mi	5.9
LINDEMEIER LAW OFFICE	se	400
KENT WEEMS	mi	121.83
KNOBELS REFRIGERATION INC	se	3861

KRISTEN SCHUTT	fee	20
LINCOLN CO JAIL PETTY CASH	su	5
LYNN FREDERICK	mi	3.28
MALCOM, NELSEN & WINDRUM	se	3630.12
MARK MC KEONE	se	1173
MENARDS	su	594.54
MICAELA WUEHLER	mi	121.83
MIDWEST CONNECT	se	3.46
NACO	reg	175
NE LAW ENFORCEMENT TRAINING CE	reg	150
NE STATE BAR ASSOCIATION	reg	100
NEBRASKA FOREST SERVICE	se	9386.78
NORTH PLATTE HARDWARE LLC	se	112.45
NORTH PLATTE POLICE DEPARTMENT	se	15760
NORTH PLATTE TELEGRAPH	se	114.4
NORTH PLATTE TELEGRAPH	se	5310.29
NORTH PLATTE TELEGRAPH	se	2288
O'REILLY AUTO PARTS	su	900.54
POPLAR STREET CAR WASH	se	34
PRODIGY SOLUTIONS INC	se	15460.46
SHERIFF COUNTY FEES	fee	2672.65
SHRED IT USA	se	396.88
SNELL SERVICES INC	se	341
SQUEEGEE CLEAN WINDOW CLEANING	se	572
STERICYCLE INC	se	104.74
SUMMIT FOOD SERVICE	se	9758.6
THE ENAMEL DUCKLING	su	278.2
THE SCARLET HOTEL	ldg	298
TONY JOHNSON	mi	24.89
TRANSUNION RISK & ALTERNATIVE	se	131
TWIN RIVERS BODY SHOP	se	1000
U S BANK	su	590.23
U S BANK	su	10.55
U S BANK	su	3086.58
U S BANK	su	2218.94
U S BANK	su	136.06
U S BANK	su	152.49
U S BANK	su	126.45
U S BANK	su	2640.74
U S BANK	su	142.59
U S BANK	su	64.89
U S BANK	su	574.48
U S BANK	su	760.01

U S BANK	su	269.11
U S BANK	su	300.15
U S BANK	su	458.11
U SAVE PHARMACY	su	30
UNITECH	se	206.5
UNIVERSITY OF NEBRASKA-LINCOLN	rent	5672.84
NEBRASKA EXTENSION	se	1200
UNL PRINT AND COPY SERVICES	su	102.46
VERIZON WIRELESS	se	239.04
VICTORIA HERVEY	se	1933.71
WASH TIME CARWASH	se	200
WESTFIELD PHARMACY	su	3975.62
WHITETAIL SCREEN PRINT	su	935
WOODS & AITKEN LLP	se	52.55
WEX BANK	su	6433.3
ROAD FUND		
AKRS EQUIPMENT	su	2361.68
BLACK HILLS ENERGY	se	1187.12
CROELL INC	se	1347.84
CROELL	se	287.5
DAWSON PUB PR DIST	se	936.31
IDEAL LINEN SUPPLY	su	265.09
INLAND TRUCK PARTS CO	su	174.4
KNAPP ELECTRIC INC	su	495.13
MILLER USED TIRE WAREHOUSE	su	4537.4
MURPHY TRACTOR & EQUIPMENT	eq	72685.15
NMC EXCHANGE LLC	rep	52543.52
PAULSENS INC	su	1295.6
RDO TRUCK CENTER CO.	su	180.18
RS HYDRAULIC SOLUTIONS	se	239.78
SCHABEN SANITATION	se	153.76
TRACTOR SUPPLY COMPANY	su	103.54
TROYER ENTERPRISES	re	189.1
U S BANK	se	129.67
VILLAGE OF HERSHEY	se	136.88
VILLAGE OF MAXWELL	se	70
VILLAGE OF WALLACE	se	25
MICROFILM IMAGING SYSTEMS INC	se	45
U S BANK	se	34.59
SELF INSURANCE FUND		
FIRST CONCORD BENEFITS GROUP LLC	fee	16647.29

The meeting was adjourned at 11:33 A.M.

Advance notice and the agenda for the March 13, 2023, board meetings were sent to the county board and all others requesting the same. Advance public notice (includes agenda) of the Lincoln County Board of Commissioners meeting and the Lincoln County Board of Equalization meeting was posted at the Lincoln County Courthouse, City Hall, and the Lincoln County website on March 10, 2023; and was also emailed to the media on March 10, 2023.

The agenda for the meetings to be held on Monday, March 20, 2023, will be kept continually current and open for inspection at the office of the Lincoln County Clerk. The regular meeting of the Lincoln County Board of Commissioners will be at the Lincoln County Courthouse in the Commissioners Room at 9:00 A.M. The regular meeting of the Lincoln County Board of Equalization will be at the Lincoln County Courthouse in the Commissioners Room at 9:15 A.M.

Rebecca J. Rossell
Lincoln County Clerk