



Nemaha Board of Equalization Minutes



April 19, 2017

County of Nemaha, Nebraska
BOARD OF EQUALIZATION

Commissioners Chambers
1824 N St Courthouse, Suite 201, Nemaha County Courthouse

Board of Equalization of the County of Nemaha, State of Nebraska met on Wednesday, April 19, 2017 Commissioners Chambers, Nemaha County Courthouse, Auburn NE. Notice of meeting published in the Nemaha County Herald on April 13, 2017. The agenda for the meeting was kept continually current and available for public inspection at the office of Nemaha County Clerk during normal business hours and also on the Nemaha County website (www.nemahacounty.ne.gov). The agenda was held open until one business day prior to the meeting for appearance before the board and items for approval by the Board of Equalization. The Board of Equalization has the right to modify the agenda to include items of an emergency nature only at such public meeting.

Chairman Mellage called the meeting to order at 8:34 a.m. Present: Commissioner District 1 Bob Hutton, Commissioner District 2 Bryan Mellage, Commissioner District 3 Marvin Bohling, County Clerk Joyce Oakley, County Treasurer Pat Holtzman and County Assessor Mallory Lempka.

Chairman Mellage noted the posting of the Open Meeting Poster and the availability of the Open Meeting Handouts to the public.

Motion by Bohling, seconded by Hutton to approve the agenda as presented. Roll call vote: Hutton, aye; Mellage, aye; Bohling, aye.

Motion by Hutton, seconded by Bohling to approve the January 25, 2017 minutes as presented with no corrections. Roll call vote: Bohling, aye; Mellage, aye; Hutton, aye.

County Treasurer Pat Holtzman presented the following Application for Exemption from Motor Vehicles Taxes: Peru State College Foundation, 2016 Ford 4 Door Sedan.

Chairman Mellage opened the public hearing at 8:36 a.m. to hear comments from the public. Chairman Mellage noted for the record: no one was present at the public hearing. Chairman Mellage closed the public hearing at 8:37 a.m. Motion by Bohling, seconded by Hutton to approve the Application for Exemption from Motor Vehicles Taxes for Peru State College Foundation on 2016 Ford 4 Door Sedan. Roll call vote: Mellage, aye; Hutton, aye; Bohling, aye.

County Assessor Mallory Lempka presented the following tax list corrections:
1704-01, Parcel 640018106 Craig & Mary Davis: computer/clerical error. Value corrected in certified file prior but not in working file, deducted tax \$218.58. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-01 for Craig & Mary Davis on Parcel 640018106, deducted tax \$218.58. Roll call vote: Mellage, aye; Bohling, aye; Hutton, aye.

The following tax list corrections were corrected for the following reason: "Computer/clerical error. After commercial reappraisal the TIF base wasn't corrected. Change of valuation had the correct value but taxed on the prior TIF Base":

1704-02, Parcel 640074065, Thomas & Donna D. Gulizia: deducted tax \$ \$642.66. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-02 for Thomas & Donna D. Gulizia on Parcel 640074065, deducted tax \$642.66. Roll call vote: Hutton, aye; Bohling, aye; Mellage, aye.

1704-03, Parcel 640073735: Thomas & Donna Gulizia: deducted tax \$650.20. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-03 for Thomas & Donna D. Gulizia on Parcel 640073735, deducted tax \$650.20. Roll call vote: Bohling, aye; Mellage, aye; Hutton, aye.



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1704-04, Parcel 640044557: Crown Pointe Properties, LLC: deducted tax \$1,019.24. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-04 for Crown Pointe Properties on Parcel 640044557, deducted tax \$1019.24 Roll call vote: Bohling, aye; Hutton, aye; Mellage, aye.

1704-05, Parcel 640044476: Crown Pointe Properties, LLC: deducted tax \$815.24 Motion by Bohling, seconded by Hutton to approve tax list correction 1704-05 for Crown Pointe Property LLC on Parcel 640044476 deducted tax \$815.24. Roll call vote: Mellage, aye; Hutton, aye; Bohling, aye.

1704-06, Parcel 640085385: Ferrell Gas Co: deducted tax \$269.30. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-06 for Ferrell Gas Co. on Parcel 640085385, deducted tax \$269.30. Roll call vote: Bohling, aye; Mellage, aye; Hutton, aye.

1704-07, Parcel 640034705: Auburn Aerie No. 3767 FOE, deducted tax \$159.56. Motion by Hutton, seconded by Bohling to approve tax list correction 1704-07 for Auburn Aerie No. 3767 FOE on Parcel 640034705, deducted tax \$159.56. Roll call vote: Hutton, aye; Mellage, aye; Bohling, aye.

1704-08, Parcel 640033555: Logan Merz (Contract) Dan & Rachele Emshoff Owners, deducted tax \$152.16. Motion by Hutton, seconded by Bohling to approve tax list correction 1704-08 for Logan Merz (Contract) Dan & Rachele Emshoff Owners on Parcel 640033555, deducted tax \$152.16. Roll call vote: Mellage, aye; Hutton, aye; Bohling, aye.

1704-09, Parcel 640036031: C&W deducted tax \$133.38. Motion by Hutton, seconded by Bohling to approve tax list correction 1704-09 for C&W on Parcel 640036031, deducted tax \$133.38. Roll call vote: Mellage, aye; Bohling, aye; Hutton, aye.

1704-10, Parcel 640037941: Casey's Retail Co, deducted tax \$125.76. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-10 for Casey's Retail Co. on Parcel 640037941, deducted tax \$125.76. Roll call vote: Mellage, aye; Bohling, aye; Hutton, aye.

1704-11, Parcel 640035426: Connie L. Bridgewater, deducted tax \$85.74. Motion by Hutton, seconded by Bohling to approve tax list correction 1704-11 for Connie L. Bridgewater on Parcel 640035426, deducted tax \$85.74. Roll call vote: Hutton, aye; Mellage, aye; Bohling, aye.

1704-12, Parcel 640034284: Charles Nixon deducted tax \$41.94. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-12 for Charles Nixon on Parcel 640034284, deducted tax \$41.94. Roll call vote: Bohling, aye; Mellage, aye; Hutton, aye.

1704-13, Parcel 640035965: Daniel & Amy Lunzmann, deducted tax \$22.10. Motion by Hutton, seconded by Bohling to approve tax list correction 1704-13 for Dan & Amy Lunzmann on Parcel 640035965, deducted tax \$22.10. Roll call vote: Hutton, aye; Bohling, aye; Mellage, aye.

1704-14, Parcel 640000703: Nevin & Lois Miller deducted tax \$21.70. Motion by Hutton, seconded by Bohling to approve tax list correction 1704-14 for Nevin & Lois Miller on Parcel 640000703, deducted tax \$21.70. Roll call vote: Mellage, aye; Hutton, aye; Bohling, aye.

1704-15, Parcel 640034543: Yeung Man Kwan (China Buffet) deducted tax \$16.90. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-15 for Yeung Man Kwan (China Buffet) on Parcel 640034543, deducted tax \$16.90. Roll call vote: Bohling, aye; Mellage, aye; Hutton, aye.

1704-16, Parcel 640045030: Bill & Sylvia Hutton, deducted tax \$2.64. Motion by Hutton, seconded by Bohling to approve tax list correction 1704-16 for Bill & Sylvia Hutton on Parcel 640045030, deducted tax \$2.64. Roll call vote: Hutton, aye; Mellage, aye; Bohling, aye.



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1704-17, Parcel 640074561: Harmony Homes, Inc. deducted tax \$.84. Motion by Bohling, seconded by Hutton to approve tax list correction 1704-17 for Harmony Homes, Inc. on Parcel 640074561, deducted tax \$.84. Roll call vote: Mellage, aye; Hutton, aye; Bohling, aye.

1704-18, Parcel 640021906: Computer/Clerical error: After combining two parcels the value changed on the house and outbuildings changed: Janice Gerdes deducted tax \$815.00. Motion by Hutton, seconded by Bohling to approve tax list correction 1704-18 for Janice Gerdes on Parcel 640021906, deducted tax \$815.00. Roll call vote: Bohling, aye; Hutton, aye; Mellage, aye.

Motion by Bohling, seconded by Hutton to table the following tax list corrections until the May 3, 2017 Board of Equalization Meeting: 640018556, 640041922, 640041833, 640041923. Roll call vote: Hutton, aye; Bohling, aye; Mellage, aye.

Bryan Mellage, Chairman
Board of Equalization

I, Joyce Oakley, the undersigned County Clerk of Nemaha County, Nebraska do hereby certify the foregoing minutes are true and are a part of the official records of this office. A complete copy of the minutes is available during normal business hours at the Nemaha County Clerk's office or on the Nemaha County's website: www.nemahacounty.ne.gov

Joyce Oakley
County Clerk

The next Board of Equalization meeting is scheduled for Wednesday, May 3, 2017 beginning at 9:00 a.m. Agenda for the meeting closes at 5:00 p.m., Monday, May 1, 2017. Current agenda and meeting minutes can be found on the Nemaha County's website: www.nemahacounty.ne.gov