

January 15, 2025

County of Nemaha, Nebraska **BOARD OF COMMISSIONERS**

Commissioner's Chambers
Nemaha County Courthouse, Suite 201
1824 N St Auburn NE

- 8:00 a.m. Call meeting to order by County Clerk
Pledge of Allegiance
Note Posting of Open Meeting Laws
Action/Approval of Agenda
Election of Chairman Board of Commissioners for 2025
Election of Vice Chairman for Board of Commissioners for 2025
Action/Approval of minutes – January 2, 2025
Action/Approval of claims
- 8:15 a.m. Foreman's meeting
- 8:45 a.m. Open Public Discussion
- 9:00 a.m. Jim Winkelman – Concerns of road conditions, repair to Excavator Equipment 342, Tax dollars
- 9:30 a.m. County Officials meeting
- 10:00 a.m. Board of Equalization

Executive Session *

Discussion/Action - Business

1. Appointment of Jeff Boden as the County Surveyor for 2025
2. Appointment of Dan Alexander of Midwest Engineering Inc for Highway Superintendent duties for 2025
3. Appointment of Nemaha County Herald as official newspaper for Nemaha County for 2025
4. Designate the Nemaha County website as an official posting of meeting notices and minutes
5. Appointments:
 - a. Appliance/Furniture Recycling Center
 - b. Auburn Joint Airport Authority
 - c. Blue Rivers Area on Aging
 - d. Building & Grounds Representative (Courthouse, 19th Street, Multi-Plex)
 - e. Local 251 Union Representative
 - f. Nebraska Crime Commission (4 county)
 - g. Nebraska Public Power District Drills - Cooper Nuclear
 - h. Nemaha County Employee Handbook
 - i. Nemaha County Safety Committee
 - j. Region V Systems/APACE
 - k. Southeast Nebraska Community Action - SENCA
 - l. Southeast Nebraska Development District - SENDD
 - m. Southeast District Health Department
6. Approve and sign the Interlocal Agreement with NNRD, Johnson, Otoe, Pawnee, and Richardson Counties for the purpose of the 2025 All Hazard Mitigation Plan.
7. Appointment of Martin Metschke to Nemaha County Planning Committee
8. Adopt Resolution 2025-02 – Allowing Treasurer to invest excess county funds for 2025
9. Jana Gerdes – Treasurer - Approve extinguish/strike delinquent taxes after 15 years being delinquent
10. Approve and sign cleaning service contract with APACE at the Wellness Center
11. Sign the Authorized Representative for the DR-488 disaster
12. Jana Gerdes – Treasurer – Bids/Quotes for outside counsel on Tax Sale Foreclosure the Nemaha County Attorney has a conflict of interest to file

Discussion/Action - Unfinished Business

Discussion/Action - Buildings/Grounds/Property

Discussion/Action - Equipment/Office Equipment/Vehicles/Furniture

1. BigIron sold 2016 Mack Truck - \$58,718.40

Discussion/Action - Highway Superintendent

1. Discuss One & Six Year Plan

County Officials Reports/Correspondence/Reminders

1. County Clerk Monthly Fee Report for December, 2024
2. Treasurer Monthly Breakdown for December, 2024
3. Clerk of District Court Monthly Fee Report for December, 2024
4. Veterans Service Office Status Report for December, 2024
5. Sheriff's Office Quarterly Report for 4th Quarter 2024
6. Mileage rate for 2025 is .70 per mile
7. Treasurer Semi-Annual Report 7/1/2024 thru December 31, 2024
8. Treasurer Pledged Securities as of December 31, 2024

Adjournment

County Board of Commissioners of the County of Nemaha, State of Nebraska met on Wednesday, January 15, 2025, Commissioner's Chambers, Nemaha County Courthouse, Auburn, NE for a regular scheduled meeting. Notice of meeting was published weekly in the Nemaha County Herald. The agenda for the meeting was kept continually current and available for public inspection at the office of the 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 Commissioners. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting.

County Clerk Johnson called the meeting to order at 8:00 a.m. with the Pledge of Allegiance. Present for the Meeting: Mike Hall, Commissioner District 1; Bryan Mellage, Commissioner District 2; Michael Weiss, Commissioner District 3; and County Clerk Diane Johnson. Clerk Johnson noted the posting of the Open Meeting Laws posted on the bulletin board.

Approval of Agenda – Motion by Hall, seconded by Weiss to approve the agenda as presented: Roll call vote: Hall, aye; Weiss, aye; Mellage, aye.

Election of Chairman – County Clerk Johnson called for nominations for the Board of Commissioner Chairman for the 2025 year. Hall nominated Weiss for Chairman, Mellage seconded the nomination. Roll call vote: Hall, aye; Mellage, aye; Weiss, abstain. Weiss was elected Chairman of the Nemaha County Board of Commissioners for the 2025 year.

Election of Vice-Chairman – Chairman Weiss called for nominations for the Board of Commissioner Vice-Chairman for the 2025 year. Mellage nominated Hall for vice-chairman, Weiss seconded the nomination. Roll call vote: Mellage, aye; Weiss, aye; Hall, abstain. Hall was elected Vice-Chairman of the Nemaha County Board of Commissioners for the 2025 year.

Approval of Minutes – Motion by Hall, seconded by Mellage to approve the January 2, 2025 minutes as presented with no corrections. Roll call vote: Mellage, aye; Weiss, aye; Hall, aye.

Claims – Motion by Mellage, seconded by Hall to approve the accounts payable claims as presented by the County Clerk and authorize for payment by the Board of Commissioners. Roll call vote: Weiss, aye; Hall, aye; Mellage, aye.

8:15 a.m. Foreman's meeting – upcoming projects, equipment concerns, report showing the total amount of rock used monthly and by road district in the current budget year.

8:45 a.m. Open Public Discussion – no one was present

9:00 a.m. Jim Winkelman – Concerns of road maintenance, replacement of the John Deere Excavator tracks on Equipment #342, tax dollars spent on new equipment.

9:30 a.m. County Officials meeting – discussed future changes to the internet service, changes to the phone system, the boiler/heat source for the Courthouse, snow removal complaints

10:00 a.m. Sine Die at 10:15 a.m. for Board of Equalization, reconvened at 10:30 a.m.

Executive Session *

Discussion/Action - Business

1. Appointment of Jeff Boden as the County Surveyor for 2025 - Motion by Mellage, seconded by Hall to appoint Jeff Boden as the Nemaha County Surveyor for the 2025 year. Roll call vote: Mellage, aye; Weiss, aye; Hall, aye.

2. Appointment of Dan Alexander of Midwest Engineering Inc for Highway Superintendent duties for 2025 - Motion by Hall, seconded by Mellage to appoint Dan Alexander of Midwest Engineering Inc the Nemaha County Highway Superintendent duties for the 2025 year. Roll call vote: Weiss, aye; Hall, aye; Mellage, aye.

3. Appointment of Nemaha County Herald as the official newspaper for Nemaha County for 2025 - Motion by Mellage, seconded by Hall, to appoint Nemaha County Herald as the official newspaper for Nemaha County for 2024. Roll call vote: Hall, aye; Mellage, aye; Weiss, aye.

4. Designate the Nemaha County website as an official posting of meeting notices and minutes for 2025 - Motion by Mellage, seconded by Hall to designate the Nemaha County website as an official posting of meeting notices and minutes for the 2025 year. Roll call vote: Mellage, aye; Weiss, aye; Hall, aye.

5. Appointments: Motion by Mellage, seconded by Hall to approve the following appointment of representatives for Nemaha County Nebraska for the following. Roll call vote: Weiss, aye; Hall, aye; Mellage, aye.

- a. Appliance/Furniture Recycling Center - Mellage
- b. Auburn Joint Airport Authority - Mellage
- c. Blue Rivers Area on Aging - Weiss
- d. Building & Grounds Representative (Courthouse, 19th Street, Multi-Plex) - Weiss
- e. Local 251 Union Representative - Mellage
- f. Nebraska Crime Commission (4 county) - Hall
- g. Nebraska Public Power District Drills - Cooper Nuclear - Hall
- h. Nemaha County Employee Handbook - Mellage
- i. Nemaha County Safety Committee - Mellage
- j. Region V Systems/APACE - Weiss
- k. Southeast Nebraska Community Action – SENCA - Hall
- l. Southeast Nebraska Development District – SENDD - Hall
- m. Southeast District Health Department - Hall

6. Approve and sign the Interlocal Agreement with Nemaha Natural Resource District, Johnson, Otoe, Pawnee, and Richardson Counties for the purpose of the 2025 All Hazard Mitigation Plan – Motion by Mellage, seconded by Hall to approve and sign the Interlocal Agreement with Nemaha Natural Resource District, Johnson, Otoe, Pawnee, and Richardson Counties for the purpose of the 2025 All Hazard Mitigation Plan. Roll call vote: Hall, aye; Mellage, aye; Weiss, aye.

7. Appointment of Martin Metschke to Nemaha County Planning Committee – Motion by Mellage, seconded by Hall to appoint Martin Metschke, a rural member, to the Nemaha County Planning Committee. Roll call vote: Mellage, aye; Weiss, aye; Hall, aye.

8. Adopt Resolution #2025-02 – Allowing Treasurer to invest excess county funds for 2025 – Motion by Hall, seconded by Mellage to adopt Resolution #2025-02 which allows Nemaha County Treasurer to invest excess county funds for the 2025 year to the best of her abilities. Roll call vote: Weiss, aye; Hall, aye; Mellage, aye.

9. Jana Gerdes – Treasurer - Approve extinguish/strike delinquent taxes after 15 years being delinquent – Motion by Hall, seconded by Mellage to approve to extinguish/strike delinquent taxes after 15 years for Thelma Grafton, Parcel #640082750 in the amount of \$7.84. Roll call vote: Hall, aye; Mellage, aye; Weiss, aye. Motion by Mellage, seconded by Hall to approve to extinguish/strike delinquent taxes after 15 years for United States of America, Statement #2008-000083-Drainage in the amount of \$86.45. Roll call vote: Hall, aye; Mellage, aye; Weiss, aye.

10. Approve and sign cleaning service contract with APACE at the Wellness Center – Motion by Mellage, seconded Hall to approve and sign the cleaning service contract with APACE at the Wellness Center for \$15.00 per cleaning. Roll call vote: Mellage, aye; Weiss, aye; Hall, aye.

11. Sign the Authorized Representative for the DR-488 disaster – Motion by Mellage, seconded by Hall to Sign the Authorized Representative for the DR-488 disaster allowing Renee Critser to be the Authorized Representative. Roll call vote: Weiss, aye; Hall, aye; Mellage, aye.

12. Jana Gerdes – Treasurer – Bids/Quotes for outside counsel on Tax Sale Foreclosure the Nemaha County Attorney has a conflict of interest – Two quotes were presented to the Commissioner's, Emily Sisco at \$95.00 per hour with an estimate of 20 hours; Ben Beethe at \$750.00 plus cost of filing documents. Motion by Mellage, seconded by Hall to accept Bids/Quotes for outside counsel on Tax Sale Foreclosure from Ben Beethe at \$750.00 plus cost of filing documents. Roll call vote: Hall, aye; Mellage, aye; Weiss, aye.

Discussion/Action - Unfinished Business

Discussion/Action - Buildings/Grounds/Property

Discussion/Action - Equipment/Office Equipment/Vehicles/Furniture

1. BigIron sold 2016 Mack Truck - \$58,718.40

Discussion/Action - Highway Superintendent

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7. Treasurer Semi-Annual Report July 1, 2024 thru December 31, 2024
8. Treasurer Pledged Securities as of December 31, 2024

Adjournment

The following claims were approved for payment by the Board of Commissioners and authorized the County Clerk for payment:

General

Salaries	\$77,773.90
Action Technology	2,572.00
AFLAC	3,206.82
Airespring	415.02
APACE	141.75
AT&T	516.48
Aub Auto Ctr.	1,155.66
Aub Design Shop	55.00
Aub Newspaper	278.44
Auto Parts of NC	159.80
Bear Graphics	162.99
Black Hills Energy	833.06
Board of Public Works	3,759.59
Cody's U-Save	74.96
Des Moines Stamp	76.00
Douglas Co Sheriff	10.10
First Concord	1,038.62
Five Nines	2,820.20
Galls	289.99
Gilbert Services	28.50
Great West Life	50.00
Holiday Inn Kearney	1,624.35
Hometown Leasing	712.44
Jobe Construction	3,221.78
Lancaster Co Sheriff	18.70
Legalshield	43.90
Liberty National	374.00
Longs Creek	1,213.00
Lynch's Hardware	231.09
Matthew Bender	479.61
MIPS	1,514.66
Motorola	6,776.76
NECDCA	50.00
NE DOL/Boiler Insp. Program	36.00
Nebraska.gov	8.50
Nem Co Court/Justice Acct.	236.50
Nem Co Sheriff	75.50
Nem Co Tax Acct Ret.	12,801.22
Nem Co Tax Acct SS/FWH	24,080.53
Nem Co Tax Acct Nationwide	75.00
Nem Co Tax Acct Quadient	4,369.46
Nem Co Treasurer	212,460.27
New York Life	117.00
Paper Tiger	115.00
Polaris Law Group	285.00
Police Legal Sciences	496.00
Pottawattamie Co Sheriff	41.00
Quill	353.90
Sapp Bros.	3,955.38
Schendel Pest Control	210.00
SE Dist. Assessor Assn.	75.00
Spartan Stores	97.62
Thomson Reuters West	362.98
VSP	335.59
Washington Co. Sheriff	90.00

Washington Nat'l	130.80
Windstream	1,456.54
3 rd Millennium Classrooms	150.00
Road	
Salaries	\$20,470.88
AFLAC	212.32
Aub Auto Ctr.	329.00
Aub Design Shop	90.00
Auto Parts of NC	520.49
Beard's Salvage	248.60
Black Hills Energy	113.70
Board of Public Works	764.02
Eggers Bros.	871.07
Gilbert Services	88.86
Heavyquip	10,037.60
Johnson Quik Stop	323.00
Legalshield	36.90
Lynch's Hardware	125.86
Mainelli Wagner	11,454.00
Midwest Svc. & Sales	1,095.50
NE Child Support	229.50
NE Public Empl Local #251	330.00
NE/IA Industrial Fasteners	708.51
Nem Co Tax Acct Ret.	3,100.08
Nem Co Tax Acct SS/FWH	6,053.86
New York Life	88.00
Sapp Bros.	13,343.95
Simon, Randall	15.00
Village of Johnson	69.55
VSP	102.23
Whetrock	6,645.56
Windstream	718.05
Register of Deeds Preservation & Mod. Fund	
MIPS	402.03
Inheritance Tax Fund	
Marvin Planning Consultants	2,070.00
Nem Co Ag Society	100.00

With no further business to come before the Board of Commissioners, motion by Weiss, seconded by Mellage to adjourn at 10:40 a.m. Roll call vote: Mellage, aye; Weiss, aye; Hall, aye.

I, Diane Johnson, 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.

Diane Johnson
County Clerk