

# HARLAN COUNTY BOARD OF SUPERVISOR'S and BOARD OF EQUALIZATION

DISTRICT # 1 Chris Schluntz

DISTRICT # 2 Max Schultz

DISTRICT # 3 Mike Clements–Vice Chairman

DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash

DISTRICT # 6 Ron Imm

DISTRICT # 7

## AGENDA

DATE: January 2<sup>nd</sup>, 2024

TIME: Consent Agenda/Payroll/Claims @ 9:45 a.m.

Business Agenda @ 10:00 a.m.

LOCATION: Supervisor's Room-Courthouse Community Room

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims

### REVIEW / DISCUSS / ACTION

- Approve / Correct Minutes from the regular meeting held on December 19, 2023
- County handbook – County Board & Elected Officials to sign Resolution #2024-01 adopting updated handbook

**BOARD OF EQUALIZATION:** Assessor, Kim Fouts-Tax List Correction

Exit BOE

- Public Transit – Starting 3/1/2024 (Senior Center end date 2/29/2024) – Transit Committee
- 4-H Extension Instructor, Micky Blender – Approval of new extension board member, Gina Dunse
- Vyve Agreement Gen II Phone System Upgrade – accept and sign Agreement
- Memo of Understanding NE Dept. of Veteran's Affairs & Harlan County-(Pat George) Review & Sign
- Clerk Burgeson – Updates; NIRMA Cyber Security Coverage (copy in packet)
- Tim Burgeson, Hwy Superintendent - Road / Weed Issues / ROW & Driveway Permits

### OLD BUSINESS

- Tim Burgeson, HWY Superintendent – F Road Bridge project; Railroad projects
- Lady Liberty (Courthouse front lawn) – restoration/repairs – *For more information go to Harlan County Lady Liberty Facebook page; Donations can be made through Banner Capital Bank*
- Tourism – New shelter on walking trail (formerly the gazebo) - Repair/Replacement funding
- Women's restroom in Courthouse - Quote-Eric Rose: Install inline water heaters or new faucets/who to schedule?
- Building & Grounds Committee – Update on Courthouse remodeling projects (countertops/doors/hardware); Holdrege Electric – Lighting/labor

- **PUBLIC FORUM**

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*Agenda & Minutes can be found on website: [harlancounty.ne.gov](http://harlancounty.ne.gov)*

/s/ DaLynn Burgeson, Harlan County Clerk

[clerk@harlancountyne.com](mailto:clerk@harlancountyne.com) 308-928-2173

# HARLAN COUNTY BOARD OF SUPERVISOR'S and BOARD OF EQUALIZATION

DISTRICT # 1 Chris Schluntz

DISTRICT # 2 Max Schultz

DISTRICT # 3 Mike Clements–Vice Chairman

DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash

DISTRICT # 6 Ron Imm

DISTRICT # 7 Vacant

## AGENDA

DATE: January 16<sup>th</sup>, 2024

LOCATION: Supervisor's Room-Courthouse Community Room

TIME: 9:45 a.m. / 10:00 a.m.

9:45 a.m. - Clerk

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Take nominations to elect Chairman for 2024 / Elect Chairman

10:00 a.m. - Chairman:

- Open Business Meeting
- Consent items: Claims
- Approve / Correct Minutes from the regular meeting held on January 2, 2024

**BOARD OF EQUALIZATION:** Assessor, Kim Fouts-Tax List Correction;

Exit BOE

**10:15 a.m.** – Jeremy Eschliman, Health Director and Von Lutz, Two Rivers Public Health Department – Provide updates / information

**10:30 a.m.** – Dustin Will, Benefit Management – County Employee Health Insurance Renewal / Options

- Public Transit – Starting 3/1/2024 (Senior Center end date 2/29/2024) – Transit Committee Update
- Bonnie Kresser, Senior Center – Transit Drug & Alcohol Testing Policy
- Sandy Artz, Treasurer – Pledged Securities Report (provided in packet)
- Introduction of Deputy County Attorney – Whitney Schroeder
- Clerk Burgeson – Updates; County Employee Handbook-set date for handbook special meeting with County Attorney; Vyve -Gen II phone upgrade status; Mid-American Balance for Employee HRA (in packet); Harlan County Sheriff's Quarterly Report (in packet); USDA Predator Control Agreement/Property Summary & Invoice for reference (in packet)
- Ron Melbye, Planning & Zoning – Discuss DRAFT of Wind Turbine zoning policy; Discuss DRAFT of Solar Farm zoning policy; Harlan County Planning Commission – Re-appoint members
- Lakeview K-Lawn – 2024 Estimate for Lawn care/Designate County contact person/Select Payment Option/Signature
- Tim Burgeson, Hwy Superintendent - Road / Weed Issues / ROW & Driveway Permits; Annual Gravel/Dirt Report; Review 2024 One & Six Year(s) Report; Set Public Hearing for February 6<sup>th</sup>, 2024, at 11:00 a.m.

### **OLD BUSINESS**

- Tim Burgeson, HWY Superintendent – F Road Bridge project; Railroad projects
- Lady Liberty (Courthouse front lawn) – restoration/repairs – *For more information go to Harlan County Lady Liberty Facebook page; Donations can be made through Banner Capital Bank*
- Tourism – New shelter on walking trail (formerly the gazebo) - Repair/Replacement funding
- Women's restroom in Courthouse - Quote-Eric Rose: Install inline water heaters/new faucets/options?
- Building & Grounds Committee – Update on Courthouse remodeling projects (countertops/doors)

- **PUBLIC FORUM**

**REORGANIZATION:**

- Appointment of Committees/members for 2024
- Designate NIRMA Harlan County Contact for 2024 – DaLynn Burgeson
- Designate Legal Newspaper for 2024– (Currently: Main Street Media/Harlan County Journal
- Designate Harlan County Website – harlancounty.ne.gov
- County Treasurer, Sandy Artz –Nebraska CLASS (Cooperative Liquid Asset Securities System) Request for consideration/Resolution; Designate Official Bank Depositories for 2024
- Appoint County Road Superintendent – Tim Burgeson (2024)
- Appoint Civil Defense Director – Sheriff Chris Becker (2024)
- Appoint Harlan County Surveyor – Wayne Dietz
- South Central Economic Development District, Inc. – Date to pay Harlan County Membership Dues of \$2500.00; 2024 County Representative Designation; 2024 Alternate County Representative Designation (optional)
- Nebraska Secretary of State – Annual Report for County Officers – signatures/seals (Due by 2/1/24)

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DISTRICT # 1 Chris Schluntz - Chairman  
DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements  
DISTRICT # 4 Cynthia Boehler – Vice Chairman

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 Ron Imm  
DISTRICT # 7 Vacant

DATE: February 6<sup>th</sup>, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:45 a.m. / 10:00 a.m.

## **AGENDA**

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent

## **REVIEW / DISCUSS / ACTION**

- Approve / Correct Minutes from the regular meeting held on January 16, 2024
- Claims Review - discuss
- Committees to meet on a regular basis-discuss (Road & Building & Grounds....)
- City of Alma – Alma Municipal Compost Site-Key Rental Agreement

## **BOARD OF EQUALIZATION: Assessor, Kim Fouts-Tax List Correction**

Exit BOE

**10:15 a.m.** – Jeremy Eschliman, Health Director and Von Lutz, Two Rivers Public Health Department – Provide updates / information

- County Employee Health Insurance Renewal / Clarification of policy choice
- County handbook –Resolution #2024-01 adopting updated handbook-If adopted, County Board & Elected Officials to sign
- Public Transit – Starting 3/1/2024 (Senior Center end date 2/29/2024) – Transit Committee Update
- District 7 Supervisor Vacancy
- Clerk Burgeson – Updates;
- CK Technologies Quote #1529 – Equipment rack relocation from Clerk's office to secure area & recabling
- Updated DRAFT of Wind Turbine zoning policy; questions, additions, corrections, etc.?  
DRAFT of Solar Farm zoning policy; questions, additions, corrections, etc.?

**11:00 a.m.** - Public Hearing: 2024 One & Six Year(s) Plan

- Resolution #2024-02 – Adopting 2024 One & Six Year(s) Plan
- Tim Burgeson, Hwy Superintendent - Road / Weed Issues / ROW & Driveway Permits;

## **OLD BUSINESS**

- Tim Burgeson, HWY Superintendent – F Road Bridge project; Railroad projects
- Transit Drug & Alcohol Testing Policy (Bonnie Kresser advised to disregard due to upcoming changes)
- Lady Liberty (Courthouse front lawn) – restoration/repairs/funding
- Tourism – New shelter on walking trail (formerly the gazebo) - repairs/replacement funding assistance
- Building & Grounds Committee –Update on Courthouse remodeling projects (countertops/doors); update on restroom installation of water heaters

## **PUBLIC FORUM- Citizen's welcome**

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DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements  
DISTRICT # 4 Cynthia Boehler – Vice Chairman

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 Ron Imm  
DISTRICT # 7 Janice Miller-Boston

DATE: March 5<sup>th</sup>, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:45 a.m. / 10:00 a.m.

## AGENDA

### 9:45 a.m.

- Call meeting to Order
- Welcome newly appointed District 7 Supervisor, Janice Miller-Boston
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent

### 10:00 a.m. Business Meeting

- Minutes from the regular meeting held on February 20<sup>th</sup>, 2024 - correct/approve
- Minutes from special meeting held on February 29<sup>th</sup>, 2024 - correct/approve
- Micky Blender, 4-H Extension Instructor - Harlan County Extension Summary Report

**10:15 a.m.** Rotary-Rick Calkins & Mike Stemper - Information on the new shelter on walking trail (formerly the gazebo), discussion/request for funding

**10:30 a.m.** **BOARD OF EQUALIZATION**: Assessor, Kim Fouts-Tax List Correction  
Exit BOE

**10:45 a.m.** Luke Bonkiewicz, NACO – current happenings / information / updates

- Public Transit –Update/Discuss/Action
- Clerk Burgeson – Updates; 2024 Committee: Zoning, Safety, Personnel, Region 3
- Tim Burgeson, Hwy Superintendent - Road / Weed Issues / ROW & Driveway Permits

### **OLD BUSINESS**

- Tim Burgeson, HWY Superintendent – F Road Bridge project; Railroad projects
- Transit Drug & Alcohol Testing Policy (Bonnie Kresser advised to disregard due to upcoming changes)
- Lady Liberty (Courthouse front lawn) – restoration/repairs/funding
- Discuss Board reviewing of claims
- Building & Grounds Committee –Update on Courthouse remodeling projects (countertops/doors); update on restroom installation of water heaters (done 2/27/24)

### **PUBLIC FORUM**- Citizen's welcome

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DISTRICT # 1 Chris Schluntz - Chairman  
DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements  
DISTRICT # 4 Cynthia Boehler – Vice Chairman

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 Vacant  
DISTRICT # 7 Janice Miller-Boston

DATE: April 2, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m.

## AGENDA

### 9:30 a.m.

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent

### 10:00 a.m. Business Meeting

- Minutes from the regular meeting held on March 19, 2024 – (Correct/approve)

### 10:15 a.m. **BOARD OF EQUALIZATION:** (Review, Discuss, Action)

- Assessor, Kim Fouts - Tax List Corrections
- 2024 Permissive Exemptions  
Exit Board of Equalization

### 10:30 a.m. Ron Melbye, Zoning – Wind Turbine Regulations-Resolution #2024-\_\_\_\_ Solar Farm Regulations-Resolution #2024-\_\_\_\_

### NEW BUSINESS (Review, Discuss, Action)

- Kim Fouts, Assessor – Status of what has been done to fix the walls in her office
- Resignation Letter - Ron Imm, Supervisor District 6
- Public Transit –Transit Committee Updates
- Johnson Controls – Quote for Boiler Repairs Quote for New Boiler
- Holdrege Electric – Quote for LED lighting (7/13/2023 for remaining 9 offices) and  
Quote for Courthouse New Electrical Wiring
- Clerk Burgeson – Updates; Remaining Balance due Courthouse renovations Phase I
- Audit for July 1, 2022 – June 30, 2023 – Any questions or discussions / Chairman, Clerk, &  
Treasurer sign Auditor Letter
- Auditor Services for 7/1/2023-6/30/2024 & 7/1/2024-6/30/2025 – Bid / Bids submitted
- Tim Burgeson, Hwy Superintendent - Road / Weed Issues / ROW & Driveway Permits

### OLD BUSINESS (Review, Discuss, Action)

- Building & Grounds Committee –Update on Courthouse remodeling projects: South doors /  
Date for installation of new countertops

### PUBLIC FORUM- Citizen's welcome

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# HARLAN COUNTY BOARD OF SUPERVISOR'S and BOARD OF EQUALIZATION

DISTRICT # 1 Vacant  
DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements  
DISTRICT # 4 Cynthia Boehler – Chairman

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: May 7, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m.

## AGENDA

### 9:30 a.m.

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Welcome newly appointed District 6 Supervisor, George Scott
- Payroll Claims / Claims – Review, Discuss, Consent

### 10:00 a.m. **Business Meeting**

- Minutes from the regular meeting held on April 16, 2024 – (Correct/approve)
- Chris Schluntz-District 1 Supervisor, Resignation effective May 1, 2024

### 10:05 a.m. Bonnie Kresser-Senior Center Budget

### 10:15 a.m. Jeremy Eschliman, Health Director, Two Rivers Public Health Department – Provide updates / information

### 10:30 a.m. Charlie Rudeen-Caterpillar – new grader purchase

### 10:45 a.m. **BOARD OF EQUALIZATION**

Kim Fouts, Assessor –Tax List Corrections

Appraisal Contract with Cardinal Assessment, Josh Garris

Set protest hearing dates

DaLynn Burgeson, Clerk – Set public hearing date May 21<sup>st</sup>, 2024, at 10:05 a.m.  
for Permissive Tax Exemptions

### NEW BUSINESS (Review, Discuss, Action)

- Kim Fouts, Assessor – Status of what has been done to fix the walls in her office & status of getting hot water in the restrooms
- Public Transit –Transit Committee Update
- Tim Burgeson, Hwy Superintendent: \*Road / Weed Issues / ROW & Driveway Permits
  - Transfer of Ownership & Funding Agreement between BNSF Railway & Harlan County
  - New Employee Hire(s)
- Whitney Schroeder, Deputy County Attorney – Correction of 2022 annual salaries for elected officials - Resolution #2024-08
- Clerk Burgeson – General Updates/Information: Sheriff's Office provided Quarterly Report for January 1, 2024 – March 31, 2024; District 1 Supervisor applications due by May 15, 2024, Applicant interviews May 16, 2024, at 4:00 p.m.
- County Auditor Services for 7/1/2023–6/30/2024 & 7/1/2024-6/30/2025 – (2) Bids submitted
- Special Designated License Application submitted by North Shore Marina
- County Committees – Discuss / fill vacancies

### OLD BUSINESS (Review, Discuss, Action)

- Building & Grounds Committee –Update on Courthouse remodeling projects: south doors; finishing new countertops in Assessor, Treasurer & Clerks offices; roof; windows; etc.

**PUBLIC FORUM (10 minutes)** - Citizen's welcome

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308-928-2173

# HARLAN COUNTY BOARD OF EQUALIZATION

DISTRICT # 1 Vacant

DISTRICT # 2 Max Schultz

DISTRICT # 3 Mike Clements

DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash

DISTRICT # 6 George Scott

DISTRICT # 7 Janice Miller-Boston

DATE: May 21, 2024

LOCATION: Supervisor's Room-Courthouse Community Room

TIME: 10:05 a.m.

## AGENDA

**10:05 a.m. BOARD OF EQUALIZATION – Public Hearing**

Harlan County 2024 Permissive Tax Exemptions – Applications

\*Review / Consider / Action

EXIT Board of Equalization

Resume Board Meeting

**PUBLIC FORUM (10 minutes)** - Citizen's welcome

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308-928-2173

# HARLAN COUNTY BOARD OF EQUALIZATION

DISTRICT # 1 Vacant

DISTRICT # 2 Max Schultz

DISTRICT # 3 Mike Clements

DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash

DISTRICT # 6 George Scott

DISTRICT # 7 Janice Miller-Boston

DATE: June 4, 2024

LOCATION: Supervisor's Room-Courthouse Community Room

TIME: 10:05 a.m.

## AGENDA

### **10:05 a.m. BOARD OF EQUALIZATION – Public Hearing**

Harlan County 2023 Permissive Tax Exemption Status – Merlin Post #233, Stamford

\*Review / Consider / Action

Tax List Corrections

Board Valuations

EXIT Board of Equalization

Resume Board Meeting

### **PUBLIC FORUM (10 minutes)** - Citizen's welcome

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DISTRICT # 1 Vacant  
DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements – Vice Chairman

DISTRICT # 4 Cynthia Boehler - Chairman  
DISTRICT # 5 Jeff Bash  
DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: June 18, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m.

## AGENDA

### 9:30 a.m.

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent
- Minutes from the regular meeting held on June 4, 2024 – (Correct/approve)

**10:00 a.m.** Kyle Brown - Proposed Work/Financial Plan Between Harlan County and United States Department of Agriculture Animal and Plant Health Inspection Service Wildlife Services  
*\*Cooperative Service Agreement between Harlan County & USDA effective June 21, 2021, - June 20, 2026*

**10:15 a.m.** **BOARD OF EQUALIZATION** – Kim Fouts, Assessor – Property Value Corrections  
Exit BOE

**10:30 a.m.** Sharon Hueftle, Executive Director SCEDD – Harlan County & area updates

**11:00 a.m.** Jesse Langley & Ryan Melton – Proposed Service Agreement between Harlan County and Jesse Langley and Ryan Melton, Wildlife Specialists

### NEW BUSINESS (Review, Discuss, Action)

- (Max Schlutz) Rueben Chavez – Hospital Board vacancy / appointment
- Pat George, Veteran Service Officer – Bi-annual update
- Public Transit –Transit Committee Update
- Whitney Schroeder, Deputy County Attorney - Preliminary Agreement & Understanding for Harlan County Public Transit Services
- Mike Clements – Traffic study update, Cornhusker Road, requested placement of Stop sign(s) for speed control and safety
- Tim Burgeson, Hwy Superintendent:
  - Road / Weed Issues / ROW & Driveway Permits
  - Transfer of Ownership & Funding Agreement between BNSF Railway & Harlan County
  - Ace – Eaton Metals: 2024-2025 Annual Culvert Bid
  - Funds transfer from Road Fund to Road Equipment Sinking Fund / Resolution #2024-09
- Clerk – General Updates/Information:
- NE Department of Environment & Energy-County Board Comments for Department's consideration regarding High Choice Feeders, Modified Construction & Operating Permit

### OLD BUSINESS (Review, Discuss, Action)

- Building & Grounds Committee –Updates

### PUBLIC FORUM (10 minutes) - Citizen's welcome

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# HARLAN COUNTY BOARD OF SUPERVISOR'S and BOARD OF EQUALIZATION

DISTRICT # 1 Joseph Schnuerle  
DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements  
DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: July 2, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m. / 2:00 p.m.

## AGENDA

### 9:30 a.m.

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent

- 10:00 a.m.** Tim Burgeson, Hwy Superintendent-Open/approve Sealed Gravel Bids for 2024-2025  
**10:15 a.m.** Erica Carpenter, Two Rivers Public Health Dept. – update on what is happening in the Two Rivers Public Health Department district  
**10:30 a.m.** Harlan County Sheriff's Office Deputy Employment, Equipment – Deputy Langley & Sheriff Becker  
**11:00 a.m.** Sharon Hueftle, Executive Director-South Central Economic Development District-Harlan County and area updates

- Minutes from the regular meeting held on June 18, 2024 – (Correct/approve)

### NEW BUSINESS (Review, Discuss, Action)

- Public Transit –Transit Committee Update
- Tim Burgeson, Hwy & Weed Superintendent-Road/Weed Issues; ROW & Driveway Permits
- County Attorney-Kroger National Opioid Settlement, designation of funds
- Clerk – General Updates/Information for Board

### OLD BUSINESS (Review, Discuss, Action)

- NE Department of Environmental & Energy-County Board Comments for Department's consideration regarding High Choice Feeders, Modified Construction & Operating Permit
- Building & Grounds Committee –Updates

### PUBLIC FORUM (10 minutes) - Citizen's welcome

Board - Recess for Lunch

### BOARD OF EQUALIZATION

**2:00 p.m.** – Property Valuation Protest hearings

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DISTRICT # 7 Janice Miller-Boston

DATE: July 16, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m.

## AGENDA

### 9:30 a.m.

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent
- Minutes from the regular meeting held on July 2<sup>nd</sup>, 2024 – (Correct/approve)

### 10:15 a.m. Stacy Neubauer, Harlan County Health Systems - Health System Updates

- Transit Services: Vans– (1) Insurance (2) Vehicle Titles (3) Transfer of ownership or replace with new vans (4) Cash flow - distribution of funds

### 10:45 a.m. Rob Hinrichs – Introduction / Candidate for NPPD District 6 Board

### 11:00 a.m. Jared, Congressman Adrian Smith's Office – Outreach Event/Updates

### 11:15 a.m. Kelly Jensen, CASA – Annual funding request

### 11:30 a.m. BOARD OF EQUALIZATION – Kim Fouts, County Assessor – Board Corrections

### NEW BUSINESS (Review, Discuss, Action)

- Kim Fouts, County Assessor – Three Year Plan
- NACO – Joint Public Hearing Postcards-Designate printing service: State Print Shop / other
- Tim Burgeson, Hwy & Weed Superintendent-Road/Weed Issues; ROW & Driveway Permits
- County Attorney - Union Contract 2024 negotiations
- Clerk – General Updates/Information for Board: D.M. Schluntz Corp, NPDES General Permit for CAFOs (in packet);
- Communications Engineering Inc (CEI) Proposal#2951 dated 7/1/2024 for Access control South doors/card reader East entrance
- NE Department of Environmental & Energy-County Board Comments for Department's consideration regarding: WBH Cattle Feeding LLC, Modified Construction & Operating Permit

### OLD BUSINESS (Review, Discuss, Action)

- Building & Grounds Committee –Updates

### PUBLIC FORUM (10 minutes) - Citizen's welcome

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Agenda & Minutes can be found on website: [harlancounty.ne.gov](http://harlancounty.ne.gov)  
/s/ DaLynn Burgeson, Harlan County Clerk [clerk@harlancountyne.com](mailto:clerk@harlancountyne.com) 308-928-2173

# HARLAN COUNTY BOARD OF SUPERVISOR'S and BOARD OF EQUALIZATION

DISTRICT # 1 Joseph Schnuerle  
DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements  
DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: July 18, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:00 a.m.

## AGENDA

### 9:00 a.m.

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance

## BOARD OF EQUALIZATION

Property Valuation Protest Hearings  
(10 minutes allowed per protest/per parcel)

### Residential Properties:

9:00 a.m. Protest #51  
9:10 a.m. Protest #54  
9:20 a.m. Protest #72  
9:30 a.m. Protest #74  
9:40 a.m. Protest #88  
9:50 a.m. Protest #42  
10:00 a.m. Protest #57  
10:10 a.m. Protest #27  
Protest #28  
10:20 a.m. Protest #29  
Protest #30  
  
10:30 a.m.  
10:40 a.m. Protest #43  
10:50 a.m. Protest #44  
11:00 a.m. Protest #21  
Protest #66  
Protest #59  
Protest #55

### Commercial Properties:

11:30 a.m. Protest #58  
11:40 a.m. Protest #26  
11:50 a.m. Protest #50

Board: Review/Discuss/Action

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DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements  
DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: August 6, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m.

## AGENDA

### 9:30 a.m.

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent
- Minutes from the regular meeting held on July 16, 2024 – (Correct/approve)
- Minutes from meeting/protest hearings held on July 18, 2024 – (Correct/approve)
- Minutes from the budget workshop held on July 30, 2024 – (Correct/approve)

**10:15 a.m.** Melinda Lingg - Harlan County Museum – request for funding

**10:30 a.m.** Max Boehler – Request for road to new property located on minimum maintenance road

**10:45 a.m.** **BOARD OF EQUALIZATION** – Property Valuation Protest, Form 422A, filed by Ricky S. & Susanne M. Smith, received by County Assessor on July 15, 2024

**11:00 a.m.** Ed Knott, Applied Connective – Managed IT Services

### NEW BUSINESS (Review, Discuss, Action)

- Planning & Zoning Board – recent board member resignations / new board member nominations to fill the vacancies / appointment of new board members
- Tim Burgeson, Hwy & Weed Superintendent-Road/Weed Issues; ROW & Driveway Permits
- County Attorney - Union Contract 2024 negotiations
- Transit Services: Update/Vans– (1) Insurance (2) Vehicle Titles (3) Transfer of ownership or replace with new vans (4) Cash flow - distribution of funds
- Deputy Clerk, Jessi Martin – County Inventories
- Clerk – General Updates/Information for Board:
- NIRMA letter RE: Property Inspection / Appraisal Service – Designate a Harlan County representative to be available onsite during the inspections and appraisals
- NE Department of Transportation Environmental Services Supplemental Agreement BK2270-001 between Olsson and Harlan County, Nebraska for project CN71282, PN BRO-7042(15), Stamford East (Harlan County) – sign Agreement & Resolution #2024-10
- NE Department of Transportation - 2024 Annual Certification of Program Compliance signing and Resolution #2024-11
- ST of NE Tenth Probation District 2024-2025 Fiscal Year Budget Proposal
- Regional Governing Board for Region 3 Behavioral Health Services and Harlan County Letter of Agreement for period of July 1, 2024, through June 30, 2026
- NE Department of Environmental & Energy-County Board Comments for Department's consideration regarding: WBH Cattle Feeding LLC, Modified Construction & Operating Permit
- Harlan County Sheriff's Office-Quarterly Report April 1-June 30, 2024 (Information only)

**OLD BUSINESS** (Review, Discuss, Action)

- Building & Grounds Committee –Updates; Maintenance position

**PUBLIC FORUM (10 minutes)** - Citizen's welcome

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# HARLAN COUNTY BOARD OF SUPERVISOR'S and BOARD OF EQUALIZATION

DISTRICT # 1 Joseph Schnuerle  
DISTRICT # 2 Max Schultz  
DISTRICT # 3 Mike Clements  
DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: August 20, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m. / 10:30 a.m.

## AGENDA

### 9:30 a.m.

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent
- Minutes from the regular meeting held on August 6, 2024 – (Correct/approve)

**10:00 a.m.** Harlan County Health Systems - Transit Services Update

**10:30 a.m. BOARD OF EQUALIZATION**  
Sandy Artz, Treasurer-Tax Exempt Vehicles

### NEW BUSINESS (Review, Discuss, Action)

- Treasurer, Sandy Artz -Distress Warrant Report
- Tim Burgeson, Hwy & Weed Superintendent-Road/Weed Issues; ROW & Driveway Permits
- County Attorney - Union Contract 2024 negotiations
- Planning & Zoning – Moratorium for Wind Turbines and Solar Panel Energy
- County Attorney – Courthouse Sidewalk compliance 2024
- Transit Services: Vans– (1) Insurance (2) Vehicle Titles (3) Transfer of ownership or replace with new vans (4) Cash flow - distribution of funds
- Deputy Clerk, Jessi Martin – County Inventories
- Clerk – General Updates/Information for Board:
- Harlan County Levy Authority 2024-2025 for Political Subdivisions – Resolution #2024-14
- County IT Services – Committee
- CEI Security & Sound – Quote 3163 Secure Alert for Courthouse
- NE Department of Transportation Preliminary Engineering Services Supplemental Agreement BK2287-001 between Olsson and Harlan County, Nebraska for project CN71282, PN BRO-7042(15), Stamford East (Harlan County) – sign (1) **Agreement** & (2) **Resolution #2024-12**

### OLD BUSINESS (Review, Discuss, Action)

- Building & Grounds Committee –Updates

**BUDGET Workshop** – Bob Dunaway, CPA

**PUBLIC FORUM (10 minutes)** - Citizen's welcome

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**HARLAN COUNTY BOARD OF SUPERVISOR'S  
and BOARD OF EQUALIZATION**

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DISTRICT # 4 Cynthia Boehler

DISTRICT # 5 Jeff Bash  
DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: September 3<sup>rd</sup>, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m. / 1:00 p.m.

**AGENDA**

**9:30 a.m.**

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent
- Minutes from the regular meeting held on August 20, 2024 – (Correct/approve)

**10:00 a.m. BOARD OF EQUALIZATION**

Assessor, Kim Fouts - Tax List Corrections

**NEW BUSINESS** (Review, Discuss, Action)

- Kim Fouts, Assessor – Pritchard & Abbott Contract for 2025 & 2026 for Oil & Gas
- Tim Burgeson, Hwy & Weed Superintendent-Road/Weed Issues; ROW & Driveway Permits
- Planning & Zoning – Subdivision Application /Permit #443 Tipover Creek – Approve/Deny
- Planning & Zoning – Contract for Services-Marvin Planning Consultants (MPC), for Comprehensive Planning & Zoning Regulations
- Planning & Zoning – Resolution #2024-\_\_\_\_ Moratorium for Wind and Solar Energy
- County Attorney - Union Contract 2024 negotiations
- Courthouse Sidewalk compliance 2024-Duncan Theis Change Order Request #1- Adding handicap ramps and extra concrete
- Transit Services: Committee Updates; Vans–Insurance / Vehicle Titles / Transfer of ownership
- Deputy Clerk, Jessi Martin – County Inventories: Probation, Planning & Zoning (still missing Tourism)
- Clerk – General Updates/Information for Board: Maintenance Position Applicant(s)
- Restricted Fund Authority - Approve additional 1% increase in budget authority by motion & roll call votes
- County IT Services Committee - Update
- Building & Grounds Committee - Update

**1:00 p.m. BOARD OF EQUALIZATION**

Commercial Property Valuation Protest Hearing(s)

**BUDGET Workshop** – Bob Dunaway, CPA

**PUBLIC FORUM (10 minutes)** - Citizen's welcome

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DISTRICT # 5 Jeff Bash  
DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: October 15<sup>th</sup>, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m.

**AGENDA**

**9:30 a.m.**

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent
- Minutes from the regular meeting held on October 1, 2024 – (Correct/approve)
- Minutes from the Special Hearing to Set Final Tax Request held on October 1, 2024 – (Correct/approve)

**10:00 a.m. BOARD OF EQUALIZATION**

Brittany Artz, Deputy Treasurer – Senior Center Application for Tax Exempt Plate

**10:05 a.m. BUSINESS** (Review, Discuss, Action)

- Kim Fouts, Assessor - Contract for Cardinal Assessment Group to do the ag improved review
- Mackenzie Fennel-Property Assessment process
- County Attorney - Union Contract 2024 negotiations
- Tim Burgeson, Hwy & Weed Superintendent-Take Action: Annual SSAR Report for 2023-2024 Budget year
- Tim Burgeson, Hwy & Weed Superintendent-Road/Weed Issues, ROW & Driveway Permits
- Transit Services – Committee update
- Safety Committee - Update
- Clerk – General Updates/Information for Board:
- 2024-2025 Tax Rate for Harlan County Dollars Tax per \$100 of Actual Value-Levy Resolution #2024-18
- Building & Grounds – Committee Update; Courthouse keys from Contractor/Architect; Courthouse upper windows (Notice to Bidders in Journal by Joseph R. Hewgley & Assoc); Courthouse cleaning (Job posted on website & area newspapers); Lighting on west side of Courthouse/entrance to the Sheriff's office

**PUBLIC FORUM (10 minutes)** - Citizen's welcome

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**HARLAN COUNTY BOARD OF SUPERVISOR'S  
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DISTRICT # 7 Janice Miller-Boston

DATE: Wednesday, November 6<sup>th</sup>, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m. / 1:00 p.m.

**AGENDA**

**9:30 a.m.**

- Call meeting to Order
- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent
- Minutes from the regular meeting held on October 15, 2024 – (Correct/approve)

**10:00 a.m. BOARD OF EQUALIZATION**

- Treasurer, Sandy Artz – 2023 Tax Year Distress Warrant Report
- Treasurer, Sandy Artz – Harlan County Transit Applications for Tax Exempt license plates- 2022 Voyager & 2019 Goshen Bus
- Clerk - Amended 2024-2025 Tax Rate for Harlan County Dollars Tax per \$100 of Actual Value-Levy Resolution #2024-18a – Southern Valley Public School had a budget amendment & the Orleans Township Library & Cemetery names needed switched to match the correct rates

**10:05 a.m. BUSINESS** (Review, Discuss, Action)

- Stacy Neubauer-Harlan County Health Systems Quarterly Update / Harlan County Public Transportation Update
- Transit Vehicles – Transfer of ownership

**10:15 a.m.** Micky Bender & Brandi Hilton-Hegemann, Harlan County/UNL Extension-Extension Assistant position: Update personnel change and discuss hiring of position

**10:30 a.m.** Ryan Stearns – Bid proposals for Courthouse upper window replacement project – 2 bids submitted / take action

- Maintenance, Bryan Crowder – Lawn sprinkler issues caused during Courthouse renovations

**11:00 a.m.** Tim Burgeson, Hwy & Weed Superintendent & Oak Creek Engineering-Discuss / take action on Engineering Proposal for BNSF / Harlan County RR bridge project

- Tim Burgeson, Hwy & Weed Superintendent-Road/Weed Issues, ROW & Driveway Permits; Info/Discuss New hire-Road Dept. Floater position
- Safety Committee – Update
- IT Committee – Update
- Clerk – General Updates/Information for Board: NIRMA Conference/Harlan County Dividend received; Investment Portfolio Pledged Securities Report-First St Bank, Loomis, NE;
- Nebraska Department of Transportation Year-End Certification of County Highway Superintendent- (1) Signing of 2024 Resolution #2024-19; and (2) signing of Year-End Certification of County Highway Superintendent
- Harlan County Sheriff's Office-Quarterly Report July 1-September 30, 2024
- Chuck Burr, Crops & Water Extension Educator *Email*-Request to park State Vehicle in Courthouse parking lot

- County Attorney - Union Contract 2024 negotiations
- County Attorney – Planning & Zoning Commission Board / County Board process
- County Attorney – NE Tax Equalization & Review Commission 23R 0203 Steve T. Pool vs Harlan County Board of Equalization
- Building & Grounds – Committee Update; Courthouse keys from Contractor/Architect; Lighting on west side of Courthouse/entrance to the Sheriff's office; South steps-paint or visible strips and railing down ramp/steps

**1:00 p.m. PUBLIC HEARING**

Planning & Zoning – Consider/take action on the wind energy generation regulations approved by the Harlan County Planning Commission Board on July 15<sup>th</sup> and August 26<sup>th</sup>, 2024, and forwarded to the County Board of Supervisors for consideration

**PUBLIC FORUM (10 minutes)** - Citizen's welcome

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DISTRICT # 6 George Scott  
DISTRICT # 7 Janice Miller-Boston

DATE: Tuesday, December 17<sup>th</sup>, 2024  
LOCATION: Supervisor's Room-Courthouse Community Room  
TIME: 9:30 a.m. / 10:00 a.m.

### **AGENDA**

#### **9:30 a.m.** Call meeting to Order

- Announce Open Meetings Act- Posted and will be followed by the Board
- Recite Pledge of Allegiance
- Payroll Claims / Claims – Review, Discuss, Consent
- Minutes from the regular meeting held on December 3<sup>rd</sup>, 2024 – (Correct/approve)

#### **10:00 a.m. BOARD OF EQUALIZATION**

- Sandy Artz, Treasurer – Tax Exempt Plates for Harlan County Public Transportation

#### **BUSINESS** (Review, Discuss, Action)

**10:30 a.m.** Pat George, Veteran Service Officer – Semi-annual updates

**10:45 a.m.** Micky Blender, 4-H Youth Development Educator-(1) Take action: two new Extension Board members. Sheena Henke and Ashley Kreutzer to replace Jessie Martin and Christ Stindt. (2) New hire for 4-H Assistant update

**11:00 a.m.** Bryon Guthrie - Public Transit Update

- County Attorney - Union Contract 2024 negotiations
- County Attorney-Rescind contract approved on December 3<sup>rd</sup>, 2024, to purchase the 721 payloader
- Tim Burgeson, Hwy & Weed Superintendent: Road/Weed Issues, ROW & Driveway Permits
  - o New payloader
  - o Annual Noxious Weed report
  - o Garnett Rd – Possible improvements
- Supervisor Schnuerle –Village of Huntley (unincorporating)-Update
- IT Committee – Update
- Supervisors Schnuerle & Bash-Office in the Courthouse for the Zoning Administrator
- Safety Committee – Update
- Clerk – General Updates/Information for Board: (NIRMA) HCA Asset Management LLC Property Inspection/Appraisal Update Report; Bristol Window documentation
- Clerk-NIRMA Annual Renewal – review Building & Contents, Mobile/Remote & Auto Fleet schedules for accuracy (deadline January 3, 2025)
- State of Nebraska Dept of Transportation-Official County Newspaper designation for Harlan County for 2025
- Building & Grounds – Committee Update; Courthouse keys from Contractor/Architect Rekeying Quote; Courthouse exterior lighting; Courthouse exterior steps-paint/visible strips; Southside railing down ramp/steps

#### **PUBLIC FORUM (10 minutes)** - Citizen's welcome

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