

PROCEEDINGS OF THE DODGE COUNTY BOARD OF SUPERVISORS

Regular meeting of the Dodge County Board of Supervisors was called to order by Chairman Missel at 9:00 A.M. on Wednesday, April 30, 2025 in the Board Room of the Courthouse, Fremont, Nebraska with the following members present: Giesselmann, Strand, Missel, Tawney and Bendig. Absent: Beam and Backens. Prior to roll call Chairman Missel announced the meeting to be an open public meeting and that the current open meeting laws are posted on the wall and available for anyone to review.

The Board unanimously declared the meeting legally convened.

The Board unanimously approved the agenda as printed and received and placed on file county officials' reports, correspondence from Charter Communications regarding a change in channel lineup, Northeast Nebraska Economic Development District 2025-2026 annual membership request in the amount of \$925.00 (referred to Finance Committee), Eastern Nebraska Human Services Agency 2025-2026 budget requests in the amount of \$88,508.00 for Duet & \$90,324.00 for ENOA – total \$178,832.00 (referred to Finance Committee), Certificate of Insurance for Eriksen Construction Co. Inc., Logan Watershed Project Update, Notice of Public Hearing for City of Fremont Planning Commission for the following: request of David Brakenhoff on behalf of NEBCO, Inc. and Western Sand & Gravel for a final plat consisting of 18 lots and to annex property located south of East Sandcherry Road along Juneberry Road, Tax Lot 2 located in NE ¼ Section 35, T17N, R8E and part of Tax Lot 3 located in NW ¼ Section 36, T17N, R8E, Dodge County. Public Hearing to be held April 21, 2025 at 5:00 P.M., Notice of Public Hearings for City of Fremont Planning Commission for the following: request by Planning Director for corrective annexation of property in Morningside Pointe First Addition located in the NW ¼ of fractional Section 30, T17N, R9E located south of Lauren Lane and east of Kate Ave.; request by Mario Lopez for a Conditional Use Permit to expand a nonconforming use to allow the installation of a swimming pool on property located at 976 County Road 26, Dodge County. Both hearings to be held April 21, 2025 at 5:00 P.M., Minutes of the Dodge County Planning Commission's April 15, 2025 meeting and Moving Permit for Barnhart Crane to move a self-propelled crane over county roads.

The Board unanimously approved the minutes of the April 16, 2025 meeting as printed.

At 9:05 A.M., the Board recessed as a Board of Supervisors and convened as a Board of Corrections. Chairman Missel dispensed with roll all members being present except for Beam and Backens.

Under any items of discussion, in Supervisor Beam's absence, County Attorney Hopkins reported that there are currently 60 inmates in custody with 47 of them being held in Saunders County, 7 in Washington County and 6 offsite.

At 9:06 A.M., the Board adjourned as a Board of Corrections until Wednesday, May 14, 2025 at 9:05 A.M.

Immediately thereafter, the Board reconvened as a Board of Supervisors. Chairman Missel dispensed with roll all members being present except for Beam and Backens.

The Board unanimously approved the wage & hour claims as submitted in the amount of \$300,947.05.

The Board unanimously approved the financial claims as submitted in the amount of \$308,501.95.

The Board unanimously approved the request of County Treasurer Winterstein to proceed with a tax refund to Freemont Mall LLC % G J Realty of Dodge County's share due to 2021 Tax Roll Correction #5770 resulting in a refund of \$534.18.

The Board unanimously accepted the recommendation from the Fremont & Dodge County CVB Advisory Committee to grant \$25,000 funding to Fremont Ice Association for plumbing, electrical and boiler work. Molly Paden, Executive Director of Fremont & Dodge County CVB, was present and told the Board that the Fremont Ice Association plans to get the organization to a point where they are self-sustaining so they won't have to ask for funding every year. Supervisor Bendig reminded the Board that the dollars in the Convention and Visitor's Bureau budget are generated by motel taxes; there are no county funds spent.

The Board unanimously accepted the recommendation from the Fremont & Dodge County CVB Advisory Committee to grant \$50,000 funding to the City of Scribner for a new HVAC system in the Mohr Auditorium. Ms. Paden told the Board there was a fire that destroyed the HVAC system and insurance will not cover the replacement.

The Board unanimously accepted the recommendation from the Fremont & Dodge County CVB Advisory Committee to grant \$50,000 funding to the Schilke Ball Fields to install artificial turf on the infields of one baseball field and one softball field. Ms. Paden explained that there are drainage issues at the Schilke Ball Fields and there are times when games have to be rescheduled because the fields don't dry out fast enough. Most of the rescheduled games are moved to Omaha and other locations because the Schilke Ball Fields are reserved.

Committee Reports – Chairman Missel said Jon Cannon, Executive Director of the Nebraska Association of County Officials, has been sending emails about the inheritance tax issue and developments on it in the Nebraska Legislature. Supervisor Tawney has spoken with Dave Wordekemper, District 15 Representative in the Nebraska Legislature, about the importance of the inheritance tax to Dodge County. Chairman Missel said if the inheritance tax is discontinued, counties need alternative funding to make up for the shortfall. He added that it will become even more difficult for counties to operate without the inheritance tax now that the Legislature has put a cap on county budgets.

Zoning Administrator Jean Andrews reported that she met with Dustin Marvel, Government & Community Relations Manager for the Omaha Public Power District about Solar Energy regulations. Mr. Marvel also attended the April 15, 2025 Planning Commission meeting to answer questions. Ms. Andrews said there were only 5 members of the Planning Commission at the meeting. She is planning to hold another Planning Commission meeting on May 20 and hopes to have more members in attendance. Mr. Marvel has been asked to attend this meeting as well.

The Board unanimously adopted the Resolution for the Certificate of Completion – Statewide Upgrading Existing Stop Sign Locations of Rural Roads and authorized the necessary signatures on the Resolution. Highway Superintendent Huppert said they have all the signs up that they have received to date. He added that there will be approximately 80 more signs to put up starting in September 2025.

The Board unanimously approved the request of Highway Superintendent Huppert to advertise for bids for 2025-2026 Road Gravel to be opened May 29, 2025 at 11:00 A.M. in the office of the Dodge County Highway Department and authorized Chairman Missel and County Clerk Gilfry's signatures on the public notice. Zoning Administrator Jean Andrews explained to the Board that the original notice stated bids would be opened May 12, 2025. Due to the long lead time to get an ad published, the Fremont Tribune would not be able to get the notice published in time for the May 12, 2025 bid opening date.

A Public Hearing was held to consider the request of Norman Heese of 1028 Hwy 79, Scribner, NE 68057 to subdivide a 5.32-acre tract and obtain a Conditional Use Permit (CUP) for an existing dwelling as per Article 12. Section 4.2 Exemptions B. (2) located at 544 J Road, Scribner, NE in E ½ SW ¼ Section 14, Township 19 North, Range 5 East in Pleasant Valley Township, Zoning District A-1, Intensive Ag. The Dodge County Planning Commission voted unanimously to approve the lot split and CUP. Hearing no testimony for or against the request, the Board unanimously accepted the recommendation of the Planning Commission and approved the lot split and CUP based on the conditional use conforms to the intent and purpose of the regulations and the use conforms to the regulations of the district in which it is located.

Highway Superintendent Scott Huppert reported that employees are putting in field entrances for farmers. They are also cleaning out ditches; the wind has blown corn stalks into the ditches, some of which had been cleaned out already for the FEMA project. Employees have removed trees along Platte River Road and the debris has been taken to the county yard. Approaches to the railroad crossing on S Road are finished prior to the replacement of the bridge with box culverts. Superintendent Huppert has been talking to the State about getting warning signs and/or flashing lights at County Road 4 where Platte River Road ends. There are barricades there now, but motorists have knocked the barricades down numerous times because it is dark and there is no warning that the road ends and turns north onto County Road 4. The State has suggested putting rumble bars at this location. The asphalt work on Platte River Road is being completed; bridge approaches are done and approaches to the county roads are in progress. The plans for the crossing and lights on County Road 6 at Riverview Shores are being developed; Superintendent Huppert included the addition of 50' of asphalt to the plans. Superintendent Huppert is trying to arrange a meeting with Burns & McDonnell, the engineers for the Fremont Municipal Inland Port Authority project on Morningside Road, and the Port Authority Board. Western Engineering will be coming back this summer to regrind and relay the asphalt on Old Highway 275.

At 9:46 A.M., the Board unanimously passed a motion to go into closed session to discuss possible pending litigation.

At 10:49 A.M., the Board unanimously passed a motion to go back into open session from the discussion of the possible pending litigation. No action was taken as a result of the closed session.

At 10:50 A.M., Chairman Missel adjourned the Board as a Board of Supervisors until Wednesday, May 14, 2025 at 9:00 A.M.

Immediately thereafter, the Board convened as a Board of Equalization. Chairman Missel dispensed with roll all members being present except for Beam and Backens.

The Board unanimously approved voiding tax roll correction #5769 that was approved at the April 16, 2025 meeting of the Dodge County Board of Equalization. There was a miscommunication between the Assessor's Office and the Treasurer's Office. The tax roll correction should not have been made.

The Board unanimously received and referred to County Attorney Hopkins correspondence from the Nebraska Tax Equalization and Review Commission (TERC) regarding the Decision and Order Affirming the Decision of the Dodge County Board of Equalization and Certification of Final Decision and Order for Kishen M. Patel Case No. 22C 0276.

The Board unanimously approved the License Agreement and Service Agreement for the Assessor's Office with Vanguard Appraisals, Inc. and authorized Chairman Missel's signature on both agreements. The License Agreement allows one more license for the Assessor's Office so another user can access the CAMAvision software in the field. The contract costs will be prorated and then added onto one overall contract with Vanguard starting in August.

The Board unanimously approved the Cover Sheet to be submitted with 2025 Protest Forms.

At 10:55 A.M., Chairman Missel adjourned the Board as a Board of Equalization until Wednesday, May 14, 2025 at 10:00 A.M.

Micki Gilfry
Dodge County Clerk