



Phelps County Board Minutes



COMMISSIONERS ROOM, HOLDREGE, NE
9:00 A.M. July 7, 2020

The Phelps County Board of Commissioners met in regular session on July 7, 2020 as advertised, with Commissioners Rick Streeter; Barb Malm; Dennis Ostgren; Matt Gregg; Russ Cruise; Theresa Puls; and Tom Nutt present. The Meeting was called to order by Chairman Nutt. The Pledge of Allegiance was recited. Tom announced the open meeting law would be in effect and that a copy is posted on the wall. Cruise moved, seconded by Streeter, to approve the minutes of the previous meeting. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Gregg, yes; Cruise, yes; Puls, yes; Nutt, yes. Motion carried.

At 9:00 a.m. the Board went into Board of Equalization, Sally Fox, County Clerk, Melodie Marvin, County Assessor and Mike Henry, County Attorney were present.

Protest #20, parcel 3007, Juanita and Dave Nielsen met with the Board to protest the increase of her valuation and presented 1 exhibit. Melodie recommended adjusting the property to \$322,809. Streeter moved, seconded by Gregg, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, no; Gregg, yes; Puls, no; Nutt, yes. Motion carried.

Protest #37, parcel 3007, Michelle Tellus met with the Board to protest the increase of her valuation. Melodie will review the property and get back to the Board with her recommendation.

Protest #44, parcel 1855, Troy Melory met with the Board to protest the increase of his valuation. Troy presented 2 exhibits. Melodie recommended adjusting the property to \$327,470. Streeter moved, seconded by Gregg, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, no; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #10, Raymond Layton was discussed. Melodie recommended adjusting the property to \$166,538. Malm moved, seconded by Cruise, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

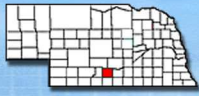
Protest #12, Stan Allen was discussed. Melodie recommended no change. Streeter moved, seconded by Ostgren, to approve no change based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #13, Stan Allen was discussed. Melodie recommended no change. Gregg moved, seconded by Puls, to approve no change based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #14, Brent Samuelson was discussed. Melodie recommended adjusting the property to \$221,877. Gregg moved, seconded by Cruise, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #15, Brent Samuelson was discussed. Melodie recommended adjusting the property to \$22,876. Cruise moved, seconded by Ostgren, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #16, Thomas & Cindi Kidder was discussed. Melodie recommended adjusting the property to \$229,825. Puls moved, seconded by Streeter, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.



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Protest #18, Diane Balcom was discussed. Melodie recommended adjusting the property to \$81,550. Puls moved, seconded by Gregg, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #22, Jack Richter was discussed. Melodie recommended adjusting the property to \$2,100. Streeter moved, seconded by Puls, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #23 Jack Richter was discussed. Melodie recommended adjusting the property to \$10,850. Puls moved, seconded by Cruise, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #24, Jonathan Sand was discussed. Melodie recommended adjusting the property to \$468,024. Cruise moved, seconded by Gregg, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #25, Rodney Waller was discussed. Melodie recommended no change. Cruise moved, seconded by Streeter, to approve no change based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #26, Rodney Waller was discussed. Melodie recommended no change. Puls moved, seconded by Malm, to approve no change based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #31, Richard Rehnberg was discussed. Melodie recommended adjusting the property to \$295,339. Streeter moved, seconded by Ostgren, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Protest #30, Mike Nelson was discussed. Melodie recommended adjusting the property to \$309,785. Gregg moved, seconded by Cruise, to reduce the value based on the Assessor's recommendation. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

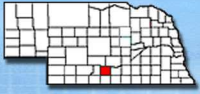
Melodie discussed a homestead exemption application from Margorie Melroy which was received late in her office. After discussion Streeter moved, seconded by Cruise, to disapprove the exemption due to the late filing. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

The Board resumed regular session as a Board of Commissioners at 9:52 a.m.

Tom Bokenkamp with Ace/Eaton Metal of Kearney met with the Board to discuss the culvert bid renewal for May, 2020 to May, 2021. After discussion Cruise moved, seconded by Ostgren, to approve the renewal of Ace/Eaton Metal contract. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

The elected and appointed officials met with the Board to discuss permanent barriers for each office counter due to the COVID-19. The Board was in favor of having barriers for each office.

Bobby Hamilton, Highway Supt., met with the Board with his road report. He told the Board they have 38 miles



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of road that still need paint striped. Bobby also gave an update on V Rd and O Rd bridge projects.

Puls moved, seconded by Gregg, to approve resolution 20-7 taxes to be stricken from the tax roll. Roll call vote was Streeter, yes; Malm, yes; Ostgren, yes; Cruise, yes; Gregg, yes; Puls, yes; Nutt, yes. Motion carried.

Theresa discussed a meeting she attended.

The meeting adjourned at 10:39 a.m.

Sally Fox, County Clerk

Tom Nutt, Chairman Board of Commissioner