

December 22, 2021

The Keith County Board of Commissioners met for their regular meeting at the Courthouse in Ogallala. Chairman Crandall asked those attending to join in a moment of silence in support of the first responders and armed services, followed by the pledge of allegiance to the flag. Roll call was answered by Chairman Corey Crandall and Commissioners Joan Ervin, Dale Schroeder, Lane Anderson and Toney Krajewski. Also attending the meeting were County Clerk Sandra Olson and County Attorney Randy Fair. Crandall acknowledged the Open Meeting Act was posted. Schroeder moved to approve the agenda, Krajewski seconded the motion. Anderson, Ervin, Krajewski, Schroeder and Crandall voting aye; none voting nay; motion carried. Anderson moved to approve the minutes of the previous meeting, Ervin seconded the motion. Krajewski, Schroeder, Ervin, Anderson and Crandall voting aye; none voting nay; motion carried. Anderson moved to approve the payment of claims, Ervin seconded the motion. Schroeder, Krajewski, Ervin, Anderson and Crandall voting aye; none voting nay; motion carried.

General Fund

Albertsons/Safeway, Prisoner Board, Commissary, \$227.81; Gregory J. Beal, Services, \$2,930.21; Blue 360 Media, Book, \$87.75; Bomgaars, Supplies, \$111.58; Bound Tree, AED supplies, \$169.12; Burby, Copies of depositions, \$177.00; Cash-Wa, Board, janitorial, provisions, \$642.50; Correll Refrigeration, Repairs, \$3,287.80; Cranmore Fire Protection, Inspections, \$50.00; Culligan, Water, \$19.50; Dickinson Land Surveyors, Final Plat copy, \$25.00; Law Office of Steven E. Elmshaeuser LLC, Attorney fees, \$4,185.00; Encartele, Data purchases, \$300.00; Robert Harvoy, Attorney fees, \$625.00; Holiday Inn, Lodging, \$1,954.15; Ronda Johnson, Meals, \$27.54; Keith County Sheriff, Sheriff fees, \$1,057.62; Kent's Towing, Towing, \$150.00; Mid-American Research Chemical, Supplies, \$175.38; Midwest Special Services, Prisoner transport, food, \$1,922.80; MIPS, Tax statements, shipping, \$476.40; Nebraska Weed Control Assn, Dues, \$200.00; NPPD, Service, \$151.05; Office Service, Supplies, \$23.69; Perkins County Sheriff Office, Fees, \$21.54; Pinnacle Bank, Charges, \$127.29; Protex Central, Inspections, \$504.00; Michael Svoboda, County inspections, \$3,449.84; TK Elevator Corp., Elevator inspection, \$314.44; Union Supply Group, Jail Commissary, \$872.96; Verizon, Service, \$981.69; Renae Zink, Mileage, meal, \$176.00

Road & Bridge Fund

Black Hills Energy, Service, \$326.27; Caterpillar Financial, Skid steer rental, \$6,300.00; Holiday Inn, Lodging, \$344.85; NPPD, Service, \$124.81; Potts Electric, Repairs, \$236.85; Tim Ryan, Mileage, \$168.00; Safelite Fulfillment Inc., Repairs, labor, \$1,111.81; TO Haas Tire, Repairs, \$1,023.67; Verizon, Service, \$41.02; WEX Bank, Fuel, \$170.56

Visitors Fund

iHeartMedia, Radio ads, \$1,975.00; Keith County News, Meeting notice, \$6.75; Nebraska Travel Association, Booklet, \$450.00; NPPD, Service, \$68.47; Omaha Magazine, Ad, \$2,895.00; Prairie Mountain Media, Boosted Facebook posts, \$150.00; Lonergan Creek Media, Contract, \$1,400.00; Mighty Clean & Clear View, Howdy Booth maintenance, \$64.20; Keith County Chamber of Commerce, Contract, postage, mileage, meal, \$3,822.17; Waste Connections, Purging of outdated materials, \$60.00

Visitors Improvement Fund

Dean Runyan Associates, Study, \$5,000.00; Firespring, Web hosting, restore buttons, \$154.99; Lonergan Creek Media, Contract, \$1,400.00; Midwest Electric, Service, \$92.72; Move Creative, Licensing fee, \$825.00; NPPD, Service, \$57.53; Keith County Chamber of Commerce, Contract, \$3,525.00

CBSA Health Insurance Claim Fund

KC Clerk/Flex Claims Account, Flex claims, \$44.23; KC CBSA/Health Insurance Fund, Health claims, \$9,700.38

The Board heard the report of Head Jailer Travis Poncik.

Poncik told the Board that he had seven prisoners in and one prisoner farmed out.

Deputy County Attorney Rory Roundtree appeared before the Board with a Memorandum of Understanding for Community Based Juvenile Services Aid Program. Krajewski moved to authorize Chairman Crandall to sign this memorandum, Schroeder seconded the motion. Ervin, Anderson, Schroeder, Krajewski and Crandall voting aye; none voting nay; motion carried. This memorandum will be filed in the Resolution Book as number 2021-132.

Crandall told the Board that he had used DocuSign to sign and had submitted paperwork for the Opioid Settlement last week. Crandall said in his opinion everything was complete.

The Board discussed the NQTL Analysis Election Form from Novo Benefits. Fair said that he had looked over the document and this was something that had to be done. Krajewski moved to authorize Chairman Crandall to sign the election form and mark the option costing \$3,749.00, Schroeder seconded the motion. Ervin, Anderson, Schroeder, Krajewski and Crandall voting aye; none voting nay; motion carried. Fair said that Crandall could call and review with Novo Benefits representative Spencer Thomas. Krajewski moved to amend his motion to authorize Chairman Crandall to sign the election form and mark the option costing \$3,749.00 and allow Crandall and Ervin to call and review the election form with Novo Benefits representative Spencer Thomas, Schroeder seconded the motion. Ervin, Anderson, Schroeder, Krajewski and Crandall voting aye; none voting nay; motion carried.

The Board discussed the meal reimbursement policy for employees. The Board will discuss this further in the New Year.

The Board received correspondence and gave reports.

Zoning Administration for Keith County, Amber Kuskie appeared before the Board with several zoning items. The first zoning item was for Wieser dba Weeze CO, LLC for a zoning change from Agriculture District to Rural Residential District in proposed Grand View Estates Subdivision. Property owner John Wieser was present and gave comment. Anderson moved to approve this zoning change, Krajewski seconded the motion. Schroeder, Ervin, Krajewski, Anderson and Crandall voting aye; none voting nay; motion carried. The resolution for this zoning change will be filed in the Resolution Book as number 2021-133. The second item was for a request by

John Wieser dba WeezeCo, LLC for a Preliminary Plat of Grand View Estates Subdivision, located in the E 1/2 of 4-15-40, Keith County, Nebraska. Krajewski moved to approve this preliminary plat, Anderson seconded the motion. Ervin, Schroeder, Anderson, Krajewski and Crandall voting aye; none voting nay; motion carried. The resolution for this preliminary plat will be filed in the Resolution Book as number 2021-134. The third item was a request by Doug Fuller dba Looking Ahead Investments, LLC for a Conditional Use Permit (21-42) for an accessory building without a primary, located at Lot 1 O'Connor's 1st Subdivision in 7-14-38, Keith County, Nebraska. Anderson moved to approve this conditional use permit, Schroeder seconded the motion. Krajewski, Ervin, Schroeder, Anderson and Crandall voting aye; none voting nay; motion carried. The resolution for this conditional use permit will be filed in the Resolution Book as number 2021-135. The fourth item was for a request by Johnny and Christine Vian for a zoning change from Agricultural to Rural Residential at TR in W ½ of 7-14-39, Keith County, Nebraska. Property owner Johnny Vian was present for comment. Ervin moved to approve this zoning change, Anderson seconded the motion. Schroeder, Krajewski, Anderson, Ervin and Crandall voting aye; none voting nay; motion carried. The resolution for this zoning change will be filed in the Resolution Book as number 2021-136. The fifth was for a request by Keith and Carey Thoene dba CJI, LLC for a Conditional Use Permit (21-40) for a Vacation Rental located at Unit 5 & 5G, Lot A-4 The Dunes at Lake McConaughy Phase 1, located in 31-15-39, Keith County, Nebraska. Schroeder moved to approve this conditional use permit, Ervin seconded the motion. Anderson, Krajewski, Ervin, Schroeder and Crandall voting aye; none voting nay; motion carried. The resolution for this conditional use permit will be filed in the Resolution Book as number 2021-137.

Keith County Chamber of Commerce Director Karla Scott appeared before the Board with an update of last week's Visitors Committee meeting. Scott told the Board that in writing she had only received one qualified application for the position on the Visitors Committee's Board as the other applicant was not a resident of Keith County. Scott told the Board that the Visitors Committee had appointed Casey Craig to Visitors Committee. Krajewski moved to appoint Casey Craig to the Visitors Committee, Schroeder seconded the motion. Anderson, Ervin, Schroeder, Krajewski and Crandall voting aye; none voting nay; motion carried.

Highway Superintendent Tim Ryan and Road Department employees Tony Shockley, Kevin Tjaden and Terry Laflan were present for the motor grader bid opening. Tjaden, Laflan and Shockley all spoke to the Board about what type of motor grader they preferred. Bids for two motor graders were received from Murphy Tractor & Equipment Co. and NMC Cat.

The bids from Murphy Tractor were as follows:

2022 Deere 770 GP tandem drive built in USA 255hp	\$304,000
Trade 2016 cat 12M3	\$125,000
Difference after trade	\$179,000
2022 Deere 772GP 6 wheel drive built in USA 275hp	\$342,000
Trade 2016 cat 12M3 AWD	\$150,000
Difference after trade	\$192,000

The bids from NMC Cat were as follows:

2022 Caterpillar 140 Motor grader	\$297,000
Less Trade Cat 12M3 Serial #N9F00604	\$132,000
Trade Difference	\$165,000

2022 Caterpillar 140 AWD Motor grader	\$348,000
Less Trade Cat 12M3AWD Serial #N9B00222	\$155,000
Trade Difference	\$193,000

Both vendors offered different credits, reimbursements, warranties. Krajewski moved to accept the bids from NMC Cat, Anderson seconded the motion. Ervin questioned whether this could be tabled until next week. With a motion already on the floor roll call was taken and was as follows: Krajewski and Anderson voting aye; Ervin, Schroeder and Crandall voting nay; motion failed. This item will be tabled and placed on the agenda for next week under unfinished business at 8:15 a.m.

County Attorney Randy Fair left the meeting.

At 10:03 a.m. the Board moved to the Courtroom for a Board/Employee meeting. Jordan Arndt with Zelle Human Resources gave an update from her office. Ervin reviewed employee's use of their personal vehicles as relates to workmen's comp. Ervin also spoke to the Board regarding the County blood draw, the County is still waiting for a contract from Banner Health. Arndt also discussed PTO versus vacation for County employees.

At 10:39 a.m. the Board returned to the Board room.

The agenda item of elected official's deputies' salaries was moved to next week's agenda.

With no further business to come before the Board the meeting was adjourned. The Board will meet again Wednesday, December 29, 2021 at 8:00 a.m. in the Board Meeting Room at the Keith County Courthouse Ogallala.

_____ Chairman	_____ County Clerk
Corey Crandall	Sandra K. Olson

Agenda: Kept current in the office of the County Clerk. *Time of specific agenda items will run continuously thru the meeting and may occur earlier or later than estimated.

Old Business

Elected official's deputies salaries.
8:15 a.m. – Motor grader bids decision.

New Business

8:30 a.m. - Zoning Administration for Keith County Cody Fenwick – Zoning violations. 1. Case No. 2021 050Z – Zoning Violation: Disbursed camping with evidence of electrical hookups. Property legally described as Lot 1 and Lot 4 and 33” strip on East Side of Erb’s & Fischers Replat, located in 6-15-40, more commonly described as PID 195400100, Keith County, Nebraska. 2. Case No. 2021 051Z – Zoning Violation: Disbursed camping and storage of campers. Property legally described as Lot 1 C Mitchell Replat, located in 6-15-40, more commonly described as 158 Lakeshore, Keith County, Nebraska. 3. Case No. 2021 054Z – Zoning Violation: Dirt work without a permit. Property legally described as Lot 9 Block 7 Bennett’s Lakeshore Replat, located in 6-15-40, more commonly described at 205 Lakeshore, Keith County, Nebraska.

Executive session – Karla Scott – Chamber.

Karla Scott – Chamber.