

May 26, 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 leaders and troops serving our country, followed by the pledge of allegiance to the flag. Roll call was answered by Chairman Corey Crandall and Commissioners Joan Ervin, Toney Krajewski and Lane Anderson. Commissioner Dale Schroeder was absent. Crandall acknowledged the Open Meeting Act was posted. Also attending the meeting was County Clerk Sandra Olson. Anderson moved to approve the agenda, Ervin seconded the motion. Krajewski, Ervin, Anderson and Crandall voting aye; Schroeder absent; none voting nay; motion carried. Krajewski moved to approve the minutes of the previous meeting, Ervin seconded the motion. Anderson, Ervin, Krajewski and Crandall voting aye; Schroeder absent; none voting nay; motion carried. Ervin moved to approve the payment of claims, Anderson seconded the motion. Krajewski, Anderson, Ervin and Crandall voting aye; Schroeder absent; none voting nay; motion carried.

General Fund

Burt County Clerk, Registration, \$125.00; Cash-Wa, Board, Commissary, misc., \$662.04; Central NE Cremation & Mortuary, Facility fee, COVID test, \$750.00; Brad Clinesmith, Head lamp, \$12.88; Dept. Correctional Svcs, Inmate housing, medical, \$5,297.75; Eakes Office Solutions, Checks, \$153.52; Government Forms and Supplies, Books, paper, \$954.08; Keith County District Court, Docket fees, \$144.00; Kent's Towing, Towing, \$250.00; MIPS, Assessor, Clerk, Treasurer - packages, \$45,176.88; NE Law Enforcement Training Center, Training, \$20.00; O'Reilly, Battery, \$136.07; Quadient Leasing USA, Inc., Property tax recovery for postage machine, \$76.32; "R" Tire & Alignment, Oil change, tire rotation, \$106.56; Scotts Bluff County, Paper service, \$54.44; Union Supply Group, Jail Commissary, \$883.72

Road & Bridge Fund

Consolidated, Service, \$102.35; Medical Enterprises, DOT testing, \$70.00;

Highway Buyback Fund

Scoular Co, Trucking, \$10,013.78

Visitors Fund

Bonneville, Radio ads, \$1,095.00; Cornell Lab of Ornithology, Ad, \$2,000.00; Iowa Sportsman, Publication, \$250.00; Keith County News, Meeting notice, \$6.75; Lonergan Creek Media, Services, \$1,400.00; National Pony Express Assn, Brochures, \$966.19; NPPD, Service, \$68.65; NRG Media, Ad, \$502.00; Keith County Chamber of Commerce, Contract, postage, lodging, mileage, \$4,153.61; Prairie Mountain Media, Summer digital package, \$1,650.00; Western Trails Scenic & Historic, 2021 Byway dues, \$500.00

Visitors Improvement Fund

Firespring, Website work, fee, \$834.99; Keith County Chamber of Commerce, Contract, \$3,525.00; Lonergan Creek Media, Contract, \$1,454.00; Midwest Electric, Service, \$88.41; NPPD, Service, \$52.40

CBSA Health Insurance Claim Fund

KC Clerk/Flex Claims Account, Flex claims, \$43.51; KC CBSA/Health Insurance Fund, Health claims, \$5,921.37

Emergency Phone 911 Fund

Consolidated, Address maintenance, \$36.00; CenturyLink, Viper internet connection, \$91.23

Wireless 911 Services Fund

CenturyLink, Viper internet connection, \$478.93

The Board heard the reports of Head Jailer Travis Poncik and Highway Superintendent Tim Ryan.

Poncik told the Board that he had prisoners ten in and prisoners farmed four out.

Ervin said that regarding the LB updates all that they had been watching had moved on to the General.

The Board is still waiting on information regarding the Keith County digital radios.

Under the agenda item of the HR position contract, Ervin presented a copy of the letter she had sent to previous Human Resource Manager Laurie Jones to the Board.

Ervin moved to adopt the resolution to transfer funds from the Road/Bridge Fund to the Inheritance Tax Fund in the amount of \$100,841.67 for the third and final payment of the purchase of two motor graders, Anderson seconded the motion. Krajewski, Anderson, Ervin and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-52.

Krajewski moved to appoint Kim Elder and Kathy Grafford to the Keith County Senior Center Board, Ervin seconded the motion. Anderson, Ervin, Krajewski and Crandall voting aye; Schroeder absent; none voting nay; motion carried.

Ervin had asked an out source a question on the employee handbook sign off and had not received an answer as of yet. This item will remain on the agenda under unfinished business.

The Board received budget requests from the Paxton Library and the Keith County Historical Society. This request will be taken under consideration when the Board is working on the agenda.

Ervin told the Board that the bill from the Keep Keith County Beautiful for the recycling trailers had originally been approved in the amount of \$25,000.00 and the actual amount of the bill received was for \$25,056.00. The original motion for this project was made March 24, 2021. Ervin moved to amend this motion to approve the funding request of \$25,056.00, Krajewski seconded the motion. Anderson, Krajewski, Ervin and Crandall voting aye; Schroeder absent; none voting nay; motion carried.

Zoning Administrator for Keith County, Amber Kuskie, appeared before the Board with several resolution for Zoning items. The first resolution was for a request by Donald and Lorena Von Kaenel for a Conditional Use Permit (21-15) for a Dwelling Unit: Vacation Rental at Tr G-10 150 x 100 Lineback Tracts, more commonly known as 199 Canyon Ave, located in 17-15-39, Keith County, Nebraska. Ervin moved to adopt this resolution, Anderson seconded the motion. Krajewski, Anderson, Ervin and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-53. The second resolution was for a request by Michael and Shawna Sajdak for a Conditional Use Permit (21-16) for a Dwelling Unit: Vacation Rental at Lot 75 101 Lakeshore Subdivision, more commonly known as 101 Lakeshore, located in 6-15-40, Keith County, Nebraska. Larry Hupka and Doretta Griffeth spoke in opposition of this permit and the property owner, Michael Sadjak told the Board what measures he was taking to make sure the property was kept up. Krajewski moved to adopt this resolution with the inclusion of the recommendations regarding occupancy, off street parking, quiet time, fireworks and ATVs, Ervin seconded the motion. Anderson, Ervin, Krajewski and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-54. The third resolution was for a request by Aaron Bartek dba Bartek Properties, LLC for a Final Plat of Bartek's 2nd Replat of Lots 67A and 69A of Bartek's Replat, of MacKenzie Subdivision, located in 21-15-40, Keith County, Nebraska. Anderson moved to adopt this resolution, Krajewski seconded the motion. Ervin, Krajewski, Anderson and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-55. The fourth resolution was for a request by Kevin and Candice Erickson for a Change of Zone from Agricultural District to Residential Rural District for a tract of land located in the N ½ of 20-15-38, Keith County, Nebraska. Ervin moved to adopt this resolution, Anderson seconded the motion. Krajewski, Anderson, Ervin and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-56. The fifth resolution was for a request by Kevin and Candice Erickson for a Preliminary Plat of Erickson Subdivision of a tract of land located in N ½ of 20-15-38, Keith County, Nebraska. Anderson moved to adopt this resolution, Ervin seconded the motion. Krajewski, Ervin, Anderson and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-57. The sixth resolution was for

a request by Mark and Nathalie Daniels for a Preliminary Plat of Daniels Subdivision located in parts of Parcels F and G, located in the NE ¼ of 26-15-40, Keith County, Nebraska. Duke Hoffman presented exhibits to the Board in opposition, the Board also received a letter of opposition from Karel VanBorkum. Ervin moved to adopt this resolution of denial as recommended by the Planning Commission, Anderson seconded the motion. Krajewski, Anderson, Ervin and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-58. The seventh resolution was for a request by Central Nebraska Public Power and Irrigation District for a Final Plat of K-1 Cabin Area Replat located in Sections 4, 5, 8 and 9- 14-38, Keith County, Nebraska. Krajewski moved to adopt this resolution, Anderson seconded the motion. Ervin, Anderson, Krajewski and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-59. The eighth resolution was for a request by Danna Schwenk for a Conditional Use Permit (21-17) for a Dwelling Unit: Vacation Rental at Lot 13 Ex Tr Simpsons 1st Subdivision, more commonly known as 161 Lemoyne Road Lemoyne, located in 8-15-39, Keith County, Nebraska. Ervin said it needed to be noted that this is zoned as RR2 which means it is zoned as a single family dwelling. The owner cannot be present upstairs and rent the apartment downstairs in order to be a single family dwelling. Anderson moved to adopt this resolution with it stating that this is only to be used as a single family dwelling not two units, Ervin seconded the motion. Krajewski, Ervin, Anderson and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-60. The ninth resolution was for a request by Haythorn Land and Cattle for a Conditional Use Permit (21-18) for a Dwelling Unit: Vacation Rental at All 1-15-39, more commonly known as 193 Haythorn Drive, located in Keith County, Nebraska. Anderson moved to adopt this resolution, Krajewski seconded the motion. Ervin, Krajewski, Anderson and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-61. The tenth resolution was for a request by Darrin Padgett for a Final Plat of Padgett Replat of Lots 6 and 7, Amen's First Subdivision, located in 7-14-38, Keith County, Nebraska. Anderson moved to adopt this resolution, Krajewski seconded the motion. Ervin, Krajewski, Anderson and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-62. The eleventh resolution was for a request by Kevin Campbell for a Final Plat of Campbell Replat #2 of Lot 1 of Kevin Campbell Minor Subdivision, located in the NE ¼ of 20-15-38, Keith County, Nebraska. Anderson moved to adopt this resolution, Krajewski seconded the motion. Ervin, Krajewski, Anderson and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-63. The twelfth resolution was for a request by Kevin Campbell for a Change of Zone from Highway District to Tourist Services District for the Lot 2 of the Campbell Replat #2, located in the NE ¼ of 20-15-38, Keith County, Nebraska. Anderson moved to adopt this resolution, Ervin seconded the motion. Krajewski, Ervin, Anderson and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-64. The thirteenth resolution was for a request by Kevin Campbell for a Conditional Use Permit (21-19) for an RV Campground located in Lot 2 of the Campbell Replat #2, located in NE ¼ of 20-15-38, Keith County, Nebraska. Ervin moved to adopt this resolution, Anderson seconded the motion. Krajewski, Anderson, Ervin and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-65. The fourteenth resolution was for a request by Randy Miller for a Conditional Use Permit (21-20) for an accessory use without a primary use at Lot 16 Replat of Block 3 Hidden Canyon Estates, more commonly known as 316 Hidden Canyon Estate, located in 6-14-39, Keith County, Nebraska. Owner Randy Miller explained to the Board his reason for wanting the Conditional Use Permit. Ervin moved to adopt this resolution, Anderson seconded the motion. Krajewski, Anderson, Ervin and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-66. The fifteenth resolution was for a request by Zane Fenwick for a Final Plat of Zane and Cody's Replat of Lots 1 and 2 of Fenwick Replat and Lot 25, all of McGinley's Subdivision, located in 21-15-38, Keith County, Nebraska. Krajewski moved to adopt this resolution, Anderson seconded the motion. Ervin, Anderson, Krajewski and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-67. The sixteenth resolution was for a request by Zane Fenwick for a Change of

Zone from Residential Rural to Residential Medium Density for Zane and Cody's Replat located at Lots 1 and 2 of Fenwick Replat and Lot 25, all of McGinley's Subdivision, located in 21-15-38, Keith County, Nebraska. Krajewski moved to adopt this resolution, Anderson seconded the motion. Ervin, Anderson, Krajewski and Crandall voting aye; Schroeder absent; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-68.

Commissioner Dale Schroeder entered the meeting.

The seventeenth resolution was for a request by Dawn and Andrew Purchase for a Conditional Use Permit (21-21) for an accessory use without a primary at TR in NE ¼ of 20-15-40, Keith County, Nebraska. Ervin moved to adopt this resolution, Krajewski seconded the motion. Schroeder, Anderson, Krajewski, Ervin and Crandall voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-69. The eighteenth resolution was for a request by Rid Kuoch for a Conditional Use Permit (21-22) for an accessory use without a primary at Lot 28 McGinley's Subdivision, more commonly known as 28 McGinley's, located in 21-15-38, Keith County, Nebraska. Krajewski moved to adopt this resolution, Ervin seconded the motion. Anderson, Schroeder, Ervin, Krajewski and Crandall voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-70. The nineteenth resolution was for a request by Keith County Planning and Zoning Administration for a text amendment of current zoning regulations regarding camping and storage of boats and recreational vehicles that would allow the regulations to apply to all lots, not just residential lots. Ervin moved to adopt this resolution, Krajewski seconded the motion. Schroeder, Anderson, Krajewski, Ervin and Crandall voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2021-71.

Kuskie also spoke to the Board about their mapping needs. Kuskie said their maps had not been updated and needed to be. Kuskie said she felt they had the following three options:

1. Train a county employee and buy the software. Software would run five to six hundred a year and this would not include the cost of training an employee to do this job. Kuskie stated she did not feel this would be a good option.
2. Contract with a mapping specialist. The cost would run \$2,000.00 to \$3,000.00 a year – approximately \$50.00 per hour.
3. Update gWorks current contract and have gWorks create a layer for \$2,800.00. There would also be a charge of \$1,250.00 for standard support to keep it updated per year.

As Kuskie said there would be enough in their budget to cover the initial cost of creating a layer, Ervin questioned whether they could have the layer done by the end of June. Kuskie stated she did not believe so. It was noted per statute the work had to be completed before payment could be made. Kuskie was told to put in next year's budget the \$2,800.00 to create a layer and \$1,250.00 for standard support.

Keith County Chamber Director Karla Scott gave the Board the Visitors Committee Admin report. Scott told the Board that there had been a grant request from the Keith County Ag Society in the amount of \$7,300.00 for advertising. Ervin moved to approve this grant request, Schroeder seconded the motion. Anderson, Krajewski, Schroeder, Ervin and Crandall voting aye; none voting nay; motion carried.

Scott also presented the Board with a budget request for the fireworks show. The Board will take this request under consideration while working on the budget.

Scott's last request was for funding for the Keith County Chamber of Commerce. The Board will also take this request under consideration while working on the budget.

Visitor Committee Chairman Deb Schilz appeared before the Board with the Visitor Impact study contract and the Memorandum of Understanding with Nebraska Game & Parks. Anderson moved to authorize Chairman Crandall to sign the Memorandum of Understanding with Nebraska Game & Parks, Schroeder seconded the motion. Ervin, Krajewski, Schroeder, Anderson and Crandall voting aye; none voting nay; motion carried. This Memorandum of

Understanding will be filed in the Resolution Book as number 2021-72. On the contract Ervin said she would like where it says \$12,500.00 it to be changed to say \$8,000.00 as it was decided the part of the study concerning the lake was not going to happen at this point, she would also like Fair to look it over. The Visitor Impact Study contract will remain on the agenda under unfinished business.

The Board conducted an Employee/Board meeting. The Board and employees discussed the following items:

1. The Board and employees discussed health insurance premium percentages. Currently the County pays eighty seven percent of the health insurance premium and the employee pays thirteen percent. Clerk of the District Court Tina DeVoe stated at one time insurance premiums dropped and the Board did not share the benefit with the employees. It was noted that it was not the current Board that did not share the benefit. DeVoe stated in the future she would like to see this benefit passed on to the employees if premiums dropped again. Krajewski moved to keep the percentages for health insurance premiums at thirteen percent for the employee and eighty seven percent for the County, Schroeder seconded the motion. Ervin, Anderson, Schroeder, Krajewski and Crandall voting aye; none voting nay; motion carried.
2. COLA was discussed. Ervin said currently COLA is at 1.3%. Chief Deputy Shawn Hebbert stated that although the Board could set the COLA they could not set what raises elected officials gave to their employees. COLA will remain on the agenda under unfinished business.
3. Concerning Human Resources the Board told employees that they were going to contract with Zelle Human Resource Solutions for six months to see if this might work for the County. Schroeder stated he was ready to move on this contract, Ervin said Fair had not looked at the contract as of yet so they should hold on it until Fair could review it. Schroeder said the only change to the contract was the change to six months rather than a year. Krajewski moved to approve the contract beginning July 1st for a period of six months at \$4,500.00 per month, Schroeder seconded the motion. Anderson, Ervin, Schroeder, Krajewski and Crandall voting aye; none voting nay; motion carried.
4. The Board discussed budgets with employees. Ervin said this year the Board was thinking all department heads would be present when the Board was working on all department budgets.
5. The Board also discussed the Wholeness Healing wellness benefit the County provides to employees and their families. Currently the County is paying \$3,600.00 per year for this benefit and wanted to know if employees felt it was worthwhile. Several employees stated they thought this was a good benefit. The Wholeness Healing wellness benefit will be kept for another year.

The Board gave reports and received correspondence. The Board received May's fee report from the Sheriff's Department.

With no further business to come before the Board the meeting was adjourned. The Board will meet again Wednesday, June 2, 2021 at 8:00 a.m. at the Courthouse in Ogallala.

Chairman
Corey Crandall

County Clerk
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.

Unfinished Business

LB updates.

Keith County digital radios.

Visitors Impact Study contract.

COLA.

Employee handbook sign off.

New Business

Elizabeth Dykes – CASA – Budget request.

9:00 a.m. – Jeremy Kral – Animal & Plant Health Inspection Service Wildlife Services – Annual report and contract.