



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

April 17, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

8:45 a.m.

Call meeting to order by Chairman

Open Meeting Laws

Approval of Agenda

Approval of meeting minutes – February 20, 2019

Tax List corrections

Real Estate

Parcel #640024327 Robert & Carol Mayfield – old valuation \$411,644 new valuation \$291,124

Adjourn



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

May 29, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

9.00 a.m.

Call meeting to order by Chairman
Open Meeting Laws
Approval of Agenda
Approval of meeting minutes – April 17, 2019

Tax List corrections

Personal Property

Received notice from Nebraska Department of Revenue with corrected valuations:

1905-06 Year 2017 Black Hills Nebraska Gas Utility Co
1905-07 Year 2016 Black Hills Nebraska Gas Utility Co
1905-08 Year 2015 Black Hills Nebraska Gas Utility Co
1905-09 Year 2014 Black Hills Nebraska Gas Utility Co
1905-10 Year 2013 Black Hills Nebraska Gas Utility Co
1905-11 Year 2012 Black Hills Nebraska Gas Utility Co
1905-12 Year 2011 Black Hills Nebraska Gas Utility Co
1905-13 Year 2010 Black Hills Nebraska Gas Utility Co
1905-14 Year 2009 Black Hills Nebraska Gas Utility Co

Other Business

Set days and time for 2019 protests hearings



Nemaha Board of Equalization Agenda





Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

May 29, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

9.00 a.m.

Call meeting to order by Chairman

Open Meeting Laws

Approval of Agenda

Approval of meeting minutes – April 17, 2019

Tax List corrections

Personal Property

9 - 2009-2017 for Black Hills Energy Central Assessed Personal Property

Real Estate

Other Business

Set days and time for 2019 protests hearings



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION AGENDA

Wednesday - June 12, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

9.00 a.m.

Call meeting to order by Chairman
Open Meeting Laws
Approval of Agenda
Approval of meeting minutes – May 29, 2019

Oath of Office to County Assessor Mallory Lempka
Presentation of Assessor's Certification of Policies of Office was read and entered into the record

Review of Reports of Destroyed Real Property – Form 425:

2019-01 – Riverland Farms Inc. 640030416
2019-02 – Riverland Farms Inc. 640103081
2019-03 – Riverland Farms Inc. 640060269
2019-04 – Riverland Farms Inc. 640600277
2019-05 – Riverland Farms Inc. 640060447
2019-06 – Riverland Farms Inc. 640060676
2019-07 – Riverland Farms Inc. 640060544
2019-08 – Riverland Farms Inc. 640060234
2019-09 – Riverland Farms Inc. 640060242
2019-10 – Riverland Farms Inc. 640060811
2019-11 – Riverland Farms Inc. 640060501
2019-12 – Riverland Farms Inc. 640030467
2019-13 – Riverland Farms Inc. 640030483
2019-14 – Riverland Farms Inc. 640030425
2019-15 – Riverland Farms Inc. 640060412
2019-16 – Ruth Chrisp 640054676
2019-17 – Thomas Snodgrass 640060404
2019-18 – The Aufenkamp Family Trust 640051499
2019-19 – The Aufenkamp Family Trust 640051596
2019-20 – The Aufenkamp Family Trust 640051685
2019-21 – Bryce Andrew 640054579
2019-22 – Bryce Andrew 640054633
2019-23 – Bryce Andrew 640051782
2019-24 – Rick & Rebecca Jones 640059767
2019-25 – Rick & Rebecca Jones 640055678
2019-26 – Rick & Rebecca Jones 640055621
2019-27 – Rick & Rebecca Jones 640060625
2019-28 – Terry & Laura Franks 640079776
2019-29 – Terry & Laura Franks 640078753
2019-30 – Don Crop 640056733

Authorize Assessor to send Board Notices on following:

	2019 Change of Value	2019 Proposed Change
640065678 Ann Yates	\$148,665	\$140,756
640065384 Dan & Cheryl Cotton	\$230,416	\$228,774
640033318 Rita A Seid (etal)	\$321,389	\$301,496
640023827 Aufenkamp Family Trust	\$425,990	\$414,441
640097200 Arlin & Diane Aufenkamp	\$ 52,501	\$ 56,843
Other Business		



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION AGENDA

Wednesday – June 26, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

1:00 p.m. Call meeting to order by Chairman
Open Meeting Laws
Approval of Agenda
Approval of meeting minutes – June 12, 2019

Property Protests
1:05 p.m. 640098142 Barbara Kehr
1:10 p.m. 640024084 Steven L. & Kellie H. Kennedy
640024343 Steven L. & Kellie H. Kennedy
1:20 p.m. 640024319 Jim Hall
1:30 p.m. 640025196 Mary Jo Armknecht
1:40 p.m. 640023827 Aufenkamp Family Trust

Authorize Assessor to send board notices on the following:

PARCELS	OWNER	2019 CHANGE OF VALUE	2019 PROPOSED CHANGE
640079040	ROBERT L & LORA L HEIDZIG	\$209,259	\$208,568
640103731	JERRY & LINDA PASCO	\$221,271	\$219,121
640024068	JARO LIMITED	\$1,308,078	\$1,296,340
640029426	CAROL J LINDQUIST (TST	\$691,833	\$672,969
640027326	RYAN M MERTES	\$190,922	\$183,729
640052355	LOREN & MARY K DAVISON	\$302,237	\$300,920
640023371	LOREN & MARY K DAVISON	\$606,923	\$604,888
640051944	LOREN & MARY K DAVISON	\$378,424	\$360,615
640095119	JAMES R & JOYCE A FLAHERTY	\$26,900	\$298,784
640095054	RICHARD W & LEEANN R WARNER	\$13,345	\$260,702
640030904	PAULA J RHOTEN	\$279,106	\$227,952
640054161	CAROLYN S BREDEMEIER	\$529,094	\$524,225
640029566	ROBERT J WITTE	\$262,302	\$285,352
640095151	CHAD & AMY BETH WALTERS	\$246,021	\$290,326

Adjourn



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Wednesday – July 10, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

- 1:00 p.m. Call meeting to order by Vice Chairman Holtzman
 Open Meeting Laws
 Approval of Agenda
 Approval of meeting minutes – June 26, 2019
- 1:10 p.m. 640060315 Wirth Foundation (represented by Gerald Stukenholtz)
- 1:20 p.m. 640111890 Keithley Brothers Ag Land LLC

Authorize Assessor to send board notices on the following:

Parcel 640027482 Michael & Sandra Dorn, 2019 Change of Value \$188,960 – 2019 Proposed Change \$183,133.00

Parcel 640058256 Grundman Farms LLC 2019 Change of Value \$407,052 – 2019 Proposed Change \$386,821.00

Adjourn



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Wednesday – July 24, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

1:00 p.m. Call meeting to order by Chairman
 Pledge of Allegiance
 Open Meeting Laws
 Approval of Agenda
 Approval of meeting minutes – July 10, 2019

1. Discuss/Action - Final decisions for 2019 Property Protests

640098142	Barbara Kehr
640024084	Steven L. & Kellie H. Kennedy
640024343	Steven L. & Kellie H. Kennedy
640024319	Jim Hall
640025196	Mary Jo Armknecht
640023827	Aufenkamp Family Trust
640060315	Wirth Foundation (represented by Gerald Stukenholtz)
640111890	Keithley Brothers Ag Land LLC

2. Discuss/Action - Set date(s) for the possibility of additional Property Protests hearings

3. Discuss/Action – Act upon 126 filed Report of Destroyed Property (Form 425)

4. Discuss/Action – Approval and Certification on reports of Destroyed Property (Form 425) – Resolution 2019-01

4. Discussion/Plan of Assessment received and placed on file for Nemaha County Assessor's Office for years 2019-2020-2021

5. Discuss/Action – Authorize Assessor to send Board Notices on the following:

Parcel 640032338 Kenneth & Barbara Fike	2019 Change of Value \$333,505.00 Proposed \$322,106.00
Parcel 640058568 Golden Organic Broilers LLC	2019 Change of Value \$51,094 Proposed \$1,043,216.00

Adjourn



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Wednesday – August 7, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

1:00 p.m.	Call meeting to order by Chairman
	Open Meeting Laws
	Approval of Agenda
	Approval of meeting minutes – July 24, 2019
1:05 p.m.	Dennis Hoover
Adjourn	



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Wednesday – August 21, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

- 1:00 p.m. Call meeting to order by Chairman
 Open Meeting Laws
 Approval of Agenda
 Approval of meeting minutes – August 7, 2019
 Property Protest Hearings
- 1:05 p.m. 190101 Demeter Farms 640031196
 190102 Demeter Farms 640065538
 190103 Demeter Farms 640066569
 190104 Demeter Farms 640066518
- 1:15 p.m. 190105 Norma J. Kennedy Trust & Others 640041515
 190106 Norma J. Kennedy Trust & Others 640041736
 190107 Norma J. Kennedy Trust & Others 640041469
 190108 Norma J. Kennedy Trust & Others 640041493
 190109 Norma J. Kennedy Trust & Others 640054447
- 1:30 p.m. 190110 DM Crop 640056733



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Wednesday – September 4, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

- 1:00 p.m. Call meeting to order by Chairman
 Open Meeting Laws
 Approval of Agenda
 Approval of meeting minutes – August 21, 2019
 Property Protest Hearings
- 1:05 p.m. 190111 Terry Franks 640078753 via Phone conference
 190112 Terry Franks 640078753
 190113 Terry Franks 640079776

Adjourn



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Wednesday – September 11, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

1:00 p.m. Call meeting to order by Chairman
 Open Meeting Laws
 Approval of Agenda
 Approval of meeting minutes – September 4, 2019

1. Discuss/Action - Final decisions for 2019 Property Protests

640071716 Dennis Hoover
640031196 Demeter Farms LLC
640065538 Demeter Farms LLC
640066569 Demeter Farms LLC
640066518 Demeter Farms LLC
640041515 Norma J. Kennedy Trust & Others
640056733 DM Crop
640078753 Terry Franks
640078753 Terry Franks
640079776 Terry Franks

2. Discuss/Action – Board Notices

Hemmingsen Funeral Home Parcel # 640094775
#1909-15 Year 2016 - \$9,923.79
#1906-16 Year 2017 - \$10,117.45
#1909-17 Year 2018 - \$10,115.72
#1909-18 Year 2015 - \$18,689.96

Auburn Bowling Center Parcel #640097219

#1909-19 Year 2018 - \$3,110.83

TERRACE HEIGHTS I

#1909-20 Year 2018 - \$8,974.50
#1909-21 Year 2017 - \$17,228.37
#1909-22 Year 2016 - \$16,931.77
#1909-23 Year 2015 - \$18,842.73
#1909-24 Year 2014 - \$19,150.69
#1909-25 Year 2013 - \$6,435.09

Adjourn



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Wednesday – October 2, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

- 11:00 a.m. Call meeting to order by Chairman
 Open Meeting Laws
 Approval of Agenda
 Approval of meeting minutes – September 18, 2019
- Action
 1. Resolution 2019-38 set 2019 levies for political subdivisions

Adjourn



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Wednesday – November 13, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

9:00 a.m.

Call meeting to order by Chairman
Open Meeting Laws
Approval of Agenda
Approval of meeting minutes – October 2, 2019

Public Hearing
2019 Motor Vehicle Tax Exemptions
Hearts United for Animals – 2015 Chevrolet Pickup

Adjourn



Nemaha Board of Equalization Agenda



NEMAHA COUNTY BOARD OF EQUALIZATION **AGENDA**

Monday – December 23, 2019

Nemaha County Courthouse – Ste 201 1824 N Street Auburn NE 68305-2399

The agenda is held open until one business day prior to the meeting. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting. *The Board of Commissioners reserves the right to adjourn into executive session as deemed necessary, per Neb. State Statute Section §84-1410.

9:00 a.m. Call meeting to order by Chairman
 Open Meeting Laws
 Approval of Agenda
 Approval of meeting minutes – November 13, 2019

 Tax List Corrections
 Parcel 640018009 Ruth Heywood
 Parcel 640018010 Andrew Fertilizer

Adjourn