



**CITY OF BROKEN BOW
CITY COUNCIL AGENDA
September 14, 2021, Commencing Immediately
Upon Adjournment of the Budget Hearing
Municipal Auditorium
314 South 10th Avenue, Broken Bow, NE**

Meeting Procedure

The Public may address specific agenda items at the pleasure of the Mayor. Please come to the podium, state your name, and address, and limit your remarks to five minutes or less. Out of respect to City employees, we request that any complaints or criticisms of employees not be aired in a public meeting. Concerns about employees should be brought to the attention of the City Administrator or Mayor. An individual in violation will be declared out of order.

A. Call to Order

- B. Open Meetings Act:** A current copy of the Open Meetings Act is available and is posted for review by all citizens.

C. Roll Call

D. Pledge of Allegiance

- E. Submittal of Requests for Future Items:** Individuals who have appropriate items for City Council consideration should complete the Request for Future Agenda Items. If the issue can be handled administratively without Council action, notification will be provided. If the item is scheduled for a meeting or study session, notification of the date will be given.

- F. Consent Agenda:** Consideration of approving the consent agenda items for September 14, 2021, which will include the following:
- a. Approval of Minutes of August 24, 2021, Council Meeting
 - b. Approval of Bills as Posted

G. Other Communications:

H. New Business:

- a. **Liquor License**-Consideration of Approving the new corporate manager application to Nebraska Liquor Control Commission for Kinsley A. Bosselman at Bosselman Pump & Pantry Inc.
- b. **2020 TIF Report** – Consideration of approving the 2020 TIF Report as recommended by the Community Redevelopment Authority (CRA) Board.
- c. **Public Hearing, Janice Neville Lot Split Application** – Consideration of opening a public hearing regarding the lot split application located at 1720 South G.

****Please click on the letter next to the agenda item to see the information associated with that item.**



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- d. **Resolution 2021-12, Janice Neville Lot Split** – Consideration of approving the lot split for Janice Neville located at 1720 South G. As recommended by the Planning Commission.
- e. **Public Hearing, Tumbleweed C/O Carmen Bumgarner Lot Split Application** – Consideration of opening a public hearing regarding the lot split application located at 850 E South E Street.
- f. **Resolution 2021-13, Tumbleweed C/O Carmen Bumgarner Lot Split** – Consideration of approving the lot split for Tumbleweed C/O Carmen Bumgarner located at 850 E South E Street. As recommended by the Planning Commission.
- g. **Public Hearing, Ordinance 1245, 2021-2022 Wage Ordinance** – Consideration of opening a public hearing on Ordinance 1245, 2021-2022 Wage Ordinance.
- h. **Waive Three Reading of Ordinance 1245** – Consideration waiving the three readings of Ordinance 1245.
- i. **Ordinance 1245, 2021-2022 Wage Ordinance** – Consideration of approving Ordinance 1245, 2021-2022 Wage Ordinance.
- j. **Public Hearing, Ordinance 1246, 2021-2022 Annual Appropriation Bill** – Consideration of opening a public hearing on Ordinance 1246, 2021-2022 Annual Appropriation Bill.
- k. **Waive Three Reading of Ordinance 1246** – Consideration waiving the three readings of Ordinance 1246.
- l. **Ordinance 1246, 2021-2022 Annual Appropriation Bill** – Consideration of approving Ordinance 1246, 2021-2022 Annual Appropriation Bill.
- m. **Resolution 2021-14, Additional 1% Increase to the Restricted Funds** – Consideration of approving the 1% increase to the Restricted Funds.
- n. **Public Hearing, To Set Final Property Tax Request for 2021-2022** – Consideration of opening a public hearing to set the Final Tax Request for 2021-2022 for the City of Broken Bow.
- o. **Resolution 2021-15, Setting Final Property Tax Request for 2021-2022** – Consideration of approving Resolution 2021-15, Setting the Final Property Tax Request for 2021-2022.
- p. **Resolution 2021-16, Authorizing the Signing of the Municipal Annual Certification of Program Compliance 2021** – Consideration of Authorizing the signature for the Municipal

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- q. Annual Certification of Program Compliance to Nebraska Board of Public Roads Classifications and Standards 2021.

I. Adjournment

The next City Council Meeting will be on Tuesday, September 28, 2021 @ 6:00 pm.

Upcoming Events:

- ❖ ***September 27*** – Board of Public Works Meeting at 12:30 pm in the Municipal Auditorium
- ❖ ***September 28*** – City Council Meeting at 6:00 pm in the Municipal Auditorium
- ❖ ***October 11*** - Board of Public Works Meeting at 12:30 pm in the Municipal Auditorium
- ❖ ***October 25*** - City Council Meeting at 6:00 pm in the Municipal Auditorium

The Council will review the above matters and take such action as they deem appropriate. The Council may enter into closed session to discuss any matter on this agenda when it is determined by the Council that it is clearly necessary for protection of the public interest or the prevention of needless injury to the reputation of any individual and if such individual has not requested a public meeting, or as otherwise allowed by law. Any closed session shall be limited to the subject matter for which the closed session was called. If the motion to close passes, immediately prior to the closed session the Mayor shall restate on the record the limitation of the subject matter of the closed session.

**Broken Bow City Council
Meeting Minutes
August 24, 2021**

The Broken Bow City Council met in regular session on Tuesday, August 24, 2021 in the Broken Bow Municipal Auditorium. Notice of the meeting was given in advance thereof as required by publication in the Custer County Chief on August 19, 2021. Availability of the agenda and related materials was communicated in the advanced notice to the Mayor and all members of the Council, as well as, shared with various media outlets. All proceedings hereafter shown were taken while the meeting was open to the attendance of the public.

Council President Jacob Holcomb called the meeting to order at 6:00 P.M., with the following Councilmembers present: Jacob Holcomb, David Schmidt, and Chris Myers. Absent: Mayor Sonnichsen and Larry Miller. President Holcomb announced the availability of the open meetings law, followed by reciting of the Pledge of Allegiance.

President Holcomb read the format for submitting requests for future agenda items.

Moved by Schmidt, seconded by Myers to approve the consent agenda for August 24, 2021. Said motion includes approval of the Minutes of the July 27, 2021 Council Meeting, Bills to Date and the July Treasurer Report. Roll call vote: Voting aye: Myers, Holcomb, and Schmidt. Nays: None. Motion carried.

7/28/2021 - 8/10/2021 - AKRS EQUIPMENT, \$1,992.10; Aflac, \$276.39; \$110.64; \$365.74; Baxter Welding, \$85.00; Black Hills Energy, \$160.45; Broken Bow Airport Authority, \$1,083.33; Broken Bow Chamber of Commerce, \$1,005.00; Broken Bow Mun Utilities, \$3,229.94; Broken Bow Municipal Utilities, \$10,456.54; Broken Bow Rural Fire Board, \$420.17; Century Link, \$656.50; City Flex Benefit Plan, \$135.00; City of Broken Bow, Health Insurance, \$2,500.49; City of Broken Bow, Pension Fund, \$1,811.21; \$5,978.84; Colonial Insurance, \$370.51; \$140.92; \$119.44; Custer County Treasurer - \$12,120.58; Custer Public Power, \$43.13; EFTPS Online Payment, \$2,346.12; \$6,250.34; \$10,031.44; EZ IT Solutions, \$2,192.13; Family Heritage, \$25.50; Fyr-Tek, \$412.90; Great Plains Communications, \$70.95; Greg Krueger & Associates, \$320.91; Grocery Kart, \$1,182.25; Heartland Clerk's Association, \$20.00; Heiman Fire Equipment, \$4,050.00; Hometown Leasing, \$159.18; Insurance Aid Services, \$1,133.78; Island Supply Company, \$43.68; J.P. Cooke Co., \$69.00; Lawson Products, \$62.43; League of NE Municipalities, \$8,696.00; NATP, \$65.00; Omaha State Bank, \$25.00; Paper Tiger Shredding, \$40.00; Platte Valley Communications, \$24.79; \$263.00; Pracht's Ace Hardware, \$601.72; Pristine Cleaning, LLC, \$375.00; Quill Corporation, \$346.73; Reams, \$656.34; S&L Sanitary Service, \$49.30; Sandry Fire Supply LLC; \$741.00; Sara J. Hulinsky, \$1,192.00; Schaper and White Law Firm, \$1,502.09; State Income Tax WH NE Online Payment, \$2,914.27; TX Child Support SDU, \$69.23; Unitech, \$1,897.50; Van Diest Supply Co, \$1,170.00; Verizon Wireless, \$280.07; Wenquist Inc., \$725.02; Bi-Weekly Payroll, \$60,423.64; Total - \$153,490.23.

8/11/2021 - 8/24/2021, Aflac, \$276.39; \$110.64; Andy Holland, \$13.19; B&D Diamond Pro \$4,220.34; Beaver Bearing Co Albion, \$492.58; Bound Tree Medical, \$709.92; Bow Locksmith, \$121.85; Broken Bow Ambulance Service, \$1,439.00; Broken Bow Area Rotary, \$450.00; Broken Bow Mun Utilities, \$30,321.25; Carquest of Broken Bow, \$139.76; Century Link, \$85.49; City Flex Benefit Plan, \$135.00; City of Broken Bow, Health Insurance; \$11,272.98; City of Broken Bow Pension Fund, \$1,811.21; \$6,004.36; Colonial Insurance, \$370.51; \$140.92; Dan Knoell, \$16.00; EFTPS Online Payment, \$2,184.24; \$5,992.22; \$9,339.58; Eakes Office Products, \$1,172.41; \$398.79; Family Handyman, \$15.00; Family Heritage, \$25.50; Fyr-Tek, \$191.45; Garrett Tires & Treads, \$221.90; Gateway Motors Inc, \$361.99; Hero 24/7, \$173.0; Ingram Library Services, \$1,275.34; Insurance Aid Services, \$1,034.18; JEO, \$11,543.50; Kim Blackburn, \$177.95; Kirkpatrick Cleaning Solutions, \$258.74; Matheson Tri-Gas Inc, \$104.52; Mead Lumber, \$279.65; Nebraska Library Commission, \$134.00; News Bank, \$562.00; Omaha State Bank, \$25.00; PenServ Plan Services, \$750.00; Pracht's Ace Hardware, \$15.01; Presto X Company, \$54.00; Pristine Cleaning, LLC, \$375.00; Ranchland Ford, \$188.10; Reams, \$1,231.28; State Income Tax WH NE Online Payment, \$2781.16; Steve Scott, \$66.95; TX Child Support SDU, \$69.23; The

Grand Island Independent, \$26.00; Trotter Service, \$164.00; Trotter's Whoa & Go, \$83.49; Verizon Wireless, \$267.69; Bi-Weekly Payroll, \$55,649.99; Total - \$155,324.25.

Moved by Myers, seconded by Schmidt to approve Cynthia Ruzicka as the Resident Commissioner of the Broken Bow Housing Authority. Roll call vote: Voting aye: Myers, Schmidt and Holcomb. Nays: None. Motion carried.

Moved by Myers, seconded by Schmidt to open a public hearing on the nuisance property located at 729 North 6th Avenue at 6:03 pm. Roll Call vote: Voting aye: Myers, Holcomb, and Schmidt. Nays: None. Motion carried. Discussion was held on the nuisance property located at 729 North 6th Avenue. Police Chief Steve Scott informed the Council that the City has been dealing with this property since 2006. Scott said the City has also been mowing this property for the past few years. Since the owner is now deceased, they have sent out several notices to the brother who took over the property but have not had any response. City Attorney Jason White explained the options that the City could take per City Ordinance. The City could assess costs or sue, Councilman Chris Myers was curious if they have paid their property taxes. This would determine if someone is responding to the tax notices. Myers said this would be helpful to know if they are receiving the notices or just ignoring them before making the decision to assess costs or sue. City Administrator Dan Knoell will be looking into the status of the property taxes. Moved by Schmidt, seconded by Myers to close a public hearing on the nuisance property located at 729 North 6th Avenue at 6:16 pm. Roll Call vote: Voting aye: Schmidt, Myers, Holcomb. Nays: None. Motion carried.

Moved by Myers, seconded by Schmidt to postpone a course of action on the nuisance property located at 729 North 6th Avenue until tax information is gathered. Roll Call vote: Voting aye: Holcomb, Myers, and Schmidt. Nays: None. Motion carried.

Moved by Schmidt, seconded by Holcomb to open a public hearing on the nuisance property located at 1401 South D Street at 6:17 pm. Roll Call vote: Voting aye: Myers, Holcomb, and Schmidt. Nays: None. Motion carried. Discussion was held on the nuisance property located at 1401 South D Street. Police Chief Steve Scott informed the Council that this property has had issues with the previous and current residents. Fanny Poff, who is the current owner, addressed the Council. Poff said she bought the property in December of 2020 and discovered later discovered it had back taxes due. Poff said she has sold the property and is no longer living there. The new owners are to take possession September 5th. Moved by Myers, seconded by Schmidt to close a public hearing on the nuisance property located at 1401 South D Street at 6:23 pm. Roll Call vote: Voting aye: Myers, Schmidt, and Holcomb. Nays: None. Motion carried.

Moved by Myers, seconded by Holcomb to postpone a course of action on the nuisance property located at 1401 South D Street and revisit the 60 days after the new owners take over and see if progress is made. Roll Call vote: Voting aye: Holcomb, Schmidt, and Myers. Nays: None. Motion carried.

Moved by Schmidt, seconded by Holcomb to open a public hearing on the nuisance property located at 1423 South G Street at 6:24 pm. Roll Call vote: Voting aye: Holcomb, Myers, and Schmidt. Nays: None. Motion carried. Discussion was held on the nuisance property located at 1423 South G Street. Chief Scott informed the Council that progress has been made to this property with the help of the property owners employer helping them clean. Scott said there is still a lot of work left to do. Property owner Clara Robertson addressed the Council saying she feels like she has fixed the problem. Robertson said her son loves to collect things and is always bringing more stuff home. She told her son he is no longer allowed to collect things or he will have to move out. Councilman Myers explained to Robertson that it is the Council's responsibility to enforce the ordinances and to keep the town looking the best they can. Moved by Schmidt, seconded by Holcomb to close a public hearing on the Nuisance Property located at 1423 South G Street at 6:30 pm. Roll Call vote: Voting aye: Holcomb, Schmidt, and Myers. Nays: None. Motion carried.

Moved by Schmidt, seconded by Holcomb to postpone a course of action on the nuisance property located at 1423 South G Street and revisit 60 days. Roll Call vote: Voting aye: Holcomb, Schmidt, and Myers. Nays: None. Motion carried.

Moved by Schmidt, seconded by Myers to open a public hearing on the Nuisance Property located at 1131 North G Street at 6:31 pm. Roll Call vote: Voting aye: Schmidt, Holcomb, and Myers. Nays: None. Motion carried. City Administrator Dan Knoell informed the Council that this property had new owners take over two weeks ago. Since then, they have been making a lot progress cleaning up, including the garage being torn down. Moved by Holcomb, seconded by Myers to close a public hearing on the Nuisance Property located at 1131 North G Street. Roll Call vote: Voting aye: Myers, Holcomb, and Schmidt. Nays: None. Motion carried.

Moved by Holcomb, seconded by Schmidt to open a public hearing on the Ordinance 1244 Replat Sargent's Third Edition Block 1 to Broken Bow, Custer County Nebraska at 6:34 pm. Roll Call vote: Voting aye: Myers, Holcomb, and Schmidt. Nays: None. Motion carried. City Administrator Knoell informed the Council on the Replat of Sargent's Third Edition Block 1, which location was previously the old Broken Bow Care and Rehab property. This Plat divides the properties into three lots. Moved by Holcomb, seconded by Schmidt to close a public hearing on the Ordinance 1244 Replat Sargent's Third Edition Block 1 to Broken Bow, Custer County Nebraska at 6:36 pm. Roll Call vote: Voting aye: Holcomb and Schmidt. Nays: None. Abstain: Myers. Motion carried.

After discussing the matter, Councilmember Schmidt introduced Ordinance No. 1244 entitled "AN ORDINANCE ADOPTED BY THE CITY OF BROKEN BOW, NEBRASKA TO APPROVE REPLAT OF SARGENT'S THIRD ADDITION BLOCK 1 TO BROKEN BOW, CUSTER COUNTY NEBRASKA, REPEALING ALL ORDINANCES IN CONFLICT WITH THIS ORDINANCE, AND PROVIDING FOR PUBLICATION AND EFFECTIVE DATE." and moved that the statutory rule requiring reading on three different days be suspended. Councilmember Holcomb seconded the motion. President Holcomb stated the motion and instructed the Clerk to call the roll. The Clerk called the roll, and the following was the vote: Ayes: Schmidt and Holcomb. Nays: None. Abstain: Myers. Motion carried. The motion to suspend the rules was adopted by three-fourths of the Council and the statutory rule was declared suspended for consideration of said Ordinance. Said Ordinance was then read by title and thereafter Councilmember Schmidt moved for final passage of the Ordinance, which motion was seconded by Councilmember Holcomb. President Holcomb stated the question, "Shall Ordinance No. 1244 be passed and adopted?" Upon roll call vote, the vote was as follows: Ayes: Holcomb and Schmidt. Nays: None. Abstain: Myers. Motion carried. The passage and adoption of said Ordinance having been concurred by a majority of all members of the Council, President Holcomb declared the Ordinance adopted.

Moved by Myers, seconded by Holcomb, to adjourn the City Council Meeting at 6:37 p.m. Roll call vote: Voting aye: Myers, Schmidt, and Holcomb. Nays: None. Motion carried.


Jacob Holcomb, Council President

ATTEST:


Kandi K Peters, City Clerk



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City of Broken Bow

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<u>Vendor Name</u>	<u>Invoice</u>	<u>Invoice Description</u>	<u>Account Description</u>	<u>Amount</u>
General				
Aflac	PRE TAX AFLAC	Health/Life/Acc Insuranc	276.39	
Aflac	AFLAC POST TAX	Health/Life/Acc Insuranc	110.64	
Broken Bow Airport Authority	monthly payment	Airport Monthly Payment	1,083.33	
Broken Bow Municipal Utilities		Weather Station Expens	35.16	
Card Services	Supplies/conference/appreciation/members	Education and Training	1,109.00	
Card Services	Supplies/conference/appreciation/members	City Promotions	78.22	
Card Services	Supplies/conference/appreciation/members	Software Fees	16.04	
Card Services	Supplies/conference/appreciation/members	Miscellaneous Expense	27.80	
Card Services	Supplies/conference/appreciation/members	Supplies & Postage	330.00	
Card Services	Supplies/conference/appreciation/members	Supplies & Postage	15.29	
Central Ne Economic Dev District	Annual Membership	Association Dues	5,338.50	
Century Link	Telephone	Telephone/Internet	180.56	
City Flex Benefit Plan	SELECT FLEX-UNREIMBURSED M/D/V	Health/Life/Acc Insuranc	135.00	
City of Broken Bow - Health Insurance	BBHA health insurance	Health/Life/Acc Insuranc	5,476.42	
City of Broken Bow - Health Insurance	BBHA health insurance	Health/Life/Acc Insuranc	5,506.44	
City of Broken Bow - Health Insurance	BBHA health insurance	Health/Life/Acc Insuranc	5,506.44	
City of Broken Bow - Health Insurance	HEALTH INS	Health/Life/Acc Insuranc	2,705.48	
City of Broken Bow - Health Insurance	BBHA health insurance	Health Insurance	1,173.48	
City of Broken Bow Pension Fund	BBHA-June & July	Pension	935.90	
City of Broken Bow Pension Fund	BBHA-June & July	Pension	1,403.34	
City of Broken Bow Pension Fund	RETIREMENT NEW	Pension	6,050.64	
City of Broken Bow Pension Fund	RETIREMENT LOAN PAYMENT	Loan Payment	1,446.21	
Colonial Insurance	COLONIAL LIFE PRE TAX	Health/Life/Acc Insuranc	370.51	
Colonial Insurance	COLONIAL LIFE POST TAX	Health/Life/Acc Insuranc	140.92	
Custer County Chief	publications	Printing & Publication	263.98	
Custer County Chief	publications	Printing & Publication	56.73	
Custer County Treasurer	communications interlocal	Radio Communications	12,120.58	
Dan Knoell	filing fee	Filing Fees	16.00	
EFTPS Online Payment	MEDICARE	Payroll Taxes	2,062.06	
EFTPS Online Payment	FEDERAL	Payroll Taxes	2,746.21	
EFTPS Online Payment	FEDERAL	Payroll Taxes	3,325.47	
EFTPS Online Payment	FICA	Payroll Taxes	8,816.66	
Eakes Office Products	office supplies	Supplies & Postage	118.19	
Family Heritage	FAMILY HERITAGE	Health/Life/Acc Insuranc	25.50	
Omaha State Bank	HSA	Health/Life/Acc Insuranc	25.00	
Schaper and White Law Firm	legal fees	Legal Fees	712.20	
State Income Tax WH NE Online Payment	STATE	Payroll Taxes	1,346.38	
State Income Tax WH NE Online Payment	STATE	Payroll Taxes	1,422.86	
Sublime Artistry	Website hosting & training	Education and Training	65.00	
Sublime Artistry	Website hosting & training	Miscellaneous Expense	540.00	
TX Child Support SDU	CHILD SUPPORT-TX	Child Support	69.23	
Verizon Wireless	telephone	Telephone/Internet	40.01	
		Total General	\$73,223.77	

Municipal Building

Black Hills Energy	Utilities-Gas	Utilities	79.78
Broken Bow Municipal Utilities		Utilities	975.39
Card Services	Supplies/conference/appreciation/members	Supplies & Postage	30.24
Card Services	Supplies/conference/appreciation/members	Maintenance & Repair B	10.70
Carquest of Broken Bow	starting fluid	Maintenance & Repair B	11.67
Eakes Office Products	office supplies	Maintenance & Repair B	110.96
Prachts Ace Hardware	Tools/Repairs	Maintenance & Repair B	23.97
Village Uniform	rugs	Building Cleaning Suppli	129.55
		Total Municipal Building	\$1,372.26

Handi Bus

American Red Cross	CPR training	Miscellaneous Expense	32.00
Broken Bow Mun Utilities	handibus fuel reimbursement	Gas and Oil	1,355.95
Broken Bow Mun Utilities	handibus fuel reimbursement	Gas and Oil	447.88
Century Link	Telephone	Telephone/Internet	63.78
City of Broken Bow - Health Insurance	BBHA health insurance	Health Insurance	782.32
		Total Handi Bus	\$2,681.93

Police

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<u>Vendor Name</u>	<u>Invoice</u>	<u>Invoice Description</u>	<u>Account Description</u>	<u>Amount</u>
Police				
Black Hills Energy		Utilities-Gas	Utilities	82.73
Broken Bow Mun Utilities		handibus fuel reimbursement	Gas and Oil	740.79
Broken Bow Municipal Utilities			Utilities	607.76
Broken Bow Municipal Utilities			Dog Care	66.28
Carquest of Broken Bow		starting fluid	Gas and Oil	7.54
Century Link		Telephone	Telephone/Internet	219.24
City of Broken Bow - Health Insurance		BBHA health insurance	Health Insurance	6,258.56
Garrett Tires & Treads		Repair	Maint/Repair Equipment	41.97
Hometown Leasing		copier lease	Copier Maint/Expense	92.66
Lyne's		equipment	Equipment Purchases	500.00
NSA/POAN Conference		conference registration	Travel & Meeting Expense	200.00
Nebraska Department of Agriculture		Annual pound/shelter fee	Dog Licenses	175.00
Quill Corporation		office supplies	Supplies & Postage	13.57
Quill Corporation		office supplies	Equipment Purchases	284.89
Verizon Wireless		telephone	Telephone/Internet	280.07
			Total Police	\$9,571.06
Rescue Unit				
Bound Tree Medical		supplies	Ambulance Supplies	2,180.79
Broken Bow Chamber of Commerce		ambulance incentive	Ambulance Driver Incentive	755.00
Broken Bow Mun Utilities		handibus fuel reimbursement	Gas and Oil	140.49
Broken Bow Rural Fire Board		monthly bills	Utilities	418.83
Broken Bow Rural Fire Board		monthly bills	Telephone/Internet	55.60
Carquest of Broken Bow		starting fluid	Maint/Repair Equipment	151.79
City of Broken Bow - Health Insurance		BBHA health insurance	Health Insurance	391.16
EZ IT Solutions		IT Services	IT Expense	132.86
Frontier Family Pharmacy		supplies	Ambulance Supplies	96.11
Insurance Aid Services		EMS billing	Insurance Aid Fees	1,034.18
Island Supply Company		oxygen	Ambulance Supplies	67.38
Mountain Valley Communications		Antenna	Maint/Repair Equipment	130.00
Northland Ford		parts	Maint/Repair Equipment	379.00
Sandry Fire Supply LLC		repair	Maint/Repair Equipment	110.27
Stryker Medical		equipment	Equipment Purchases	3,903.14
			Total Rescue Unit	\$9,946.60
Fire				
Broken Bow Mun Utilities		handibus fuel reimbursement	Gas and Oil	91.51
Broken Bow Rural Fire Board		monthly bills	Utilities	418.84
Broken Bow Rural Fire Board		monthly bills	Telephone/Internet	55.61
City of Broken Bow - Health Insurance		BBHA health insurance	Health Insurance	391.16
EZ IT Solutions		IT Services	IT Expense	132.86
Fyr-Tek		repair	Maint/Repair Equipment	3,667.08
Verizon Wireless		telephone	Telephone/Internet	41.15
			Total Fire	\$4,798.21
Library				
American Red Cross		CPR training	Training	128.00
Broken Bow Municipal Utilities			Utilities	658.89
City of Broken Bow - Health Insurance		BBHA health insurance	Health Insurance	1,564.64
Hometown Leasing		copier lease	Copier Maint/Expense	66.52
			Total Library	\$2,418.05
Street				

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<u>Vendor Name</u>	<u>Invoice</u>	<u>Invoice Description</u>	<u>Account Description</u>	<u>Amount</u>
Street				
AKRS EQUIPMENT	Repair		Maint/Repair Equipment	243.77
American Red Cross	CPR training		Miscellaneous Expense	96.00
Barco	cones		Street Signs	977.78
Beaver Bearing Co Albion	Repair		Maint/Repair Equipment	64.49
Broken Bow Mun Utilities	handibus fuel reimbursement		Gas and Oil	869.14
Broken Bow Municipal Utilities			Utilities	232.14
Broken Bow Municipal Utilities			Street Lighting	2,847.53
Card Services	Supplies/conference/appreciation/members		Maint/Repair Equipment	66.55
Carroll Construction Supply	Tools		Street Construction	787.40
City of Broken Bow - Health Insurance	BBHA health insurance		Health Insurance	2,738.12
EZ IT Solutions	IT Services		IT Expense	465.01
Eakes Office Products	office supplies		Supplies & Postage	16.35
Farritor Auto Parts	parts		Maint/Repair Equipment	500.00
Great Plains Communications	Internet		Telephone/Internet	35.48
Jeffres Sand and Gravel	Gravel		Street Construction	7,234.57
MacQueen Equipment	parts		Maint/Repair Equipment	1,119.47
Matheson Tri-Gas Inc	bottle rental		Maint/Repair Equipment	104.52
Mead Lumber	Supplies		Street Construction	322.34
OBrien's Hardware	supplies		Township Roads	86.05
Overnite Auto	tune up		Maint/Repair Equipment	243.92
Overnite Auto	tune up		Maint/Repair Equipment	172.95
Paulsen Inc.	concrete		Street Construction	19,879.00
Pavement Repair & Supplies	bag patch		Road Materials	2,150.00
Prachts Ace Hardware	Tools/Repairs		Shop Tools	412.88
Verizon Wireless	telephone		Telephone/Internet	41.15
			Total Street	\$41,706.61
Park				
AKRS EQUIPMENT	Repair		Maint/Repair Equipment	232.44
American Red Cross	CPR training		Miscellaneous Expense	64.00
Broken Bow Mun Utilities	handibus fuel reimbursement		Gas and Oil	1,049.74
Broken Bow Municipal Utilities			Utilities	2,286.02
Broken Bow Municipal Utilities			Utilities	232.14
Card Services	Supplies/conference/appreciation/members		Maint/Repair Equipment	157.54
Carquest of Broken Bow	starting fluid		Maint/Repair Equipment	14.22
Century Link	Telephone		Telephone/Internet	62.64
City of Broken Bow - Health Insurance	BBHA health insurance		Health Insurance	1,955.80
EZ IT Solutions	IT Services		IT Expense	465.01
Eakes Office Products	office supplies		Supplies & Postage	16.35
Great Plains Communications	Internet		Telephone/Internet	35.47
James Zlomke	CDL Test		Maint/Repair Equipment	225.00
John Deere Financial	equipment purchase		Equipment Purchases	437.36
Paulsen Inc.	concrete		Maintenance/Repair Gro	3,730.82
Prachts Ace Hardware	Tools/Repairs		Maint/Repair Equipment	67.55
Prachts Ace Hardware	Tools/Repairs		Equipment Purchases	339.99
Reams	pump		Maintenance/Repair Gro	727.14
S&L Sanitary Service	trash collection		Trash Removal	49.30
The Garden Center	plants-soil		Trees & Shrubs	781.86
Verizon Wireless	telephone		Telephone/Internet	41.15
Wenquist Inc.	oil filters		Maint/Repair Equipment	49.27
			Total Park	\$13,020.81
Swimming Pool				
Broken Bow Municipal Utilities			Utilities	2,645.14
Century Link	Telephone		Telephone/Internet	136.15
Grocery Kart	water/vending machine		Miscellaneous Expense	117.91
			Total Swimming Pool	\$2,899.20
Sanitation				
Baxter Welding	Repair		Miscellaneous Expense	20.00
Broken Bow Municipal Utilities			Sanitation Contract	60.19
Custer Public Power	CD Cell Power		Utilities	42.83
Nebraska Dept of Environmental Quality	annual operation fee for CD Cell		Miscellaneous Expense	750.00
Prachts Ace Hardware	Tools/Repairs		Equipment Purchases	619.99
			Total Sanitation	\$1,493.01
ST Infra/Capital				

Check Approval List - GL Account

9/10/2021 9:47:54 AM

City of Broken Bow

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<u>Vendor Name</u>	<u>Invoice</u>	<u>Invoice Description</u>	<u>Account Description</u>	<u>Amount</u>
ST Infra/Capital				
W Family Furniture		carpet	Sales Tax Infra Projects	1,874.70
Mead Lumber		Supplies	Sales Tax Infra Projects	1,806.39
Prachts Ace Hardware		Tools/Repairs	Sales Tax Infra Projects	143.94
Weathercraft		Repairs	Sales Tax Infra Projects	640.00
Weathercraft		Repairs	Sales Tax Infra Projects	1,072.50
			Total ST Infra/Capital	\$5,537.53
				\$168,669.04

Report Selection: Check Approval List - GL Account
Date Range Selection: GL Posting Date
Starting Date: 8/25/2021
Ending Date: 9/14/2021

Biweekly Payroll \$52,029.38

Accounts Payable Detail Listing

City of Broken Bow

<u>Vend#</u>	<u>Vendor Name</u>	<u>Pay#</u>	<u>Post Date</u>	<u>Due Date</u>	<u>Amount</u>	<u>Invoice</u>	<u>Date</u>	<u>PO#</u>	<u>Date</u>	<u>Status</u>
	<u>Account#</u>			<u>Work Order</u>		<u>Description</u>			<u>Debit</u>	<u>Credit</u>
AKRS EQUIPMENT										
31401	9/14/2021	9/14/2021			476.21					Posted
	08-3310.00					Repair			243.77	0.00
	09-3310.00					Repair			232.44	0.00
									476.21	0.00
Aflac										
31443	9/1/2021	9/1/2021			276.39					Posted
	01-1501.00					PRE TAX AFLAC			276.39	0.00
31444	9/1/2021	9/1/2021			110.64					Posted
	01-1501.00					AFLAC POST TAX			110.64	0.00
American Red Cross										
31390	9/14/2021	9/14/2021			320.00					Posted
	08-3222.00					CPR training			96.00	0.00
	09-3222.00					CPR training			64.00	0.00
	03-3222.00					CPR training			32.00	0.00
	07-3313.00					CPR training			128.00	0.00
									320.00	0.00
Barco										
31389	9/14/2021	9/14/2021			977.78					Posted
	08-3347.00					cones			977.78	0.00
Baxter Welding										
31397	9/14/2021	9/14/2021			20.00					Posted
	11-3222.00					Repair			20.00	0.00
Beaver Bearing Co Albion										
31400	9/14/2021	9/14/2021			64.49					Posted
	08-3310.00					Repair			64.49	0.00
Black Hills Energy										
31419	9/14/2021	9/14/2021			162.51					Posted
	04-3220.00					Utilities-Gas			82.73	0.00
	02-3220.00					Utilities-Gas			79.78	0.00
									162.51	0.00
Bound Tree Medical										
31431	9/14/2021	9/14/2021			2,180.79					Posted
	05-3338.00					supplies			2,180.79	0.00
Bow Family Furniture										
31405	9/14/2021	9/14/2021			1,874.70					Posted
	12-4200.00					carpet			1,874.70	0.00
Broken Bow Airport Authority										
31436	9/14/2021	9/14/2021			1,083.33					Posted
	01-3409.00					Monthly Payment			1,083.33	0.00
Broken Bow Chamber of Commerce										
31425	9/14/2021	9/14/2021			755.00					Posted
	05-3334.00					ambulance incentive			755.00	0.00
Broken Bow Mun Utilities										
31422	9/14/2021	9/14/2021			4,695.50					Posted
	03-3225.00					fuel			1,355.95	0.00
	03-3225.00					FUEL			447.88	0.00
	04-3225.00					FUEL			740.79	0.00
	05-3225.00					FUEL			140.49	0.00
	06-3225.00					FUEL			91.51	0.00
	08-3225.00					FUEL			869.14	0.00
	09-3225.00					FUEL			1,049.74	0.00
									4,695.50	0.00

Broken Bow Municipal Utilities

City of Broken Bow

Vend#		Vendor Name								
Pay#	Post Date	Due Date	Amount	Invoice	Date	PO#		Date	Status	
	Account#	Work Order		Description				Debit	Credit	
Broken Bow Municipal Utilities (continued)										
31434	9/14/2021	9/14/2021	10,646.64						Posted	
	01-3213.00			General - Radio/Weather Station Tower				35.16		0.00
	02-3220.00			Pub Bldg - Utilities/Trash				975.39		0.00
	04-3220.00			Police - Utilities/Trash Removal				607.76		0.00
	04-3315.00			Police -Dog Pound Utilities				66.28		0.00
	07-3220.00			Library - Utilities/Trash Removal				658.89		0.00
	08-3220.00			Street - Utilities/Trash				232.14		0.00
	08-3422.01			Street - Street Lights				2,847.53		0.00
	09-3220.00			Parks - Utilities/Trash Removal				2,286.02		0.00
	09-3220.00			Parks - Shop Utilities/Trash Removal				232.14		0.00
	10-3220.00			Swim Pool - Utilities/Trash Removal				2,645.14		0.00
	11-3360.00			Tree Dump - Utilities				60.19		0.00
								10,646.64		0.00
Broken Bow Rural Fire Board										
31433	9/14/2021	9/14/2021	948.88						Posted	
	06-3221.00			monthly bills				55.61		0.00
	05-3220.00			monthly bills				418.83		0.00
	06-3220.00			monthly bills				418.84		0.00
	05-3221.00			monthly bills				55.60		0.00
								948.88		0.00
Card Services										
31385	9/14/2021	9/14/2021	1,841.38						Posted	
	08-3310.00			Supplies				66.55		0.00
	09-3310.00			Supplies				157.54		0.00
	01-3212.00			employee appreciation				78.22		0.00
	02-3311.00			keys				10.70		0.00
	01-3223.00			postage				330.00		0.00
	01-3216.10			Adobe subscription				16.04		0.00
	01-3222.00			membership				27.80		0.00
	01-3202.00			league conf-Dan & Kandi				1,109.00		0.00
	01-3223.00			pens				15.29		0.00
	02-3223.00			hand sanitizer				30.24		0.00
								1,841.38		0.00
Carquest of Broken Bow										
31395	9/14/2021	9/14/2021	185.22						Posted	
	09-3310.00			starting fluid				14.22		0.00
	04-3225.00			oil				7.54		0.00
	02-3311.00			window tint				11.67		0.00
	05-3310.00			battery				151.79		0.00
								185.22		0.00
Carroll Construction Supply										
31382	9/14/2021	9/14/2021	787.40						Posted	
	08-3425.00			Tools				787.40		0.00
Central Ne Economic Dev District										
31415	9/14/2021	9/14/2021	5,338.50						Posted	
	01-3206.00			Annual Membership				5,338.50		0.00
Century Link										
31417	9/14/2021	9/14/2021	662.37						Posted	
	04-3221.00			Police - Basic & Long Distance				219.24		0.00
	10-3221.00			Swim Pool - Basic & Credit Card				136.15		0.00
	09-3221.00			Park - Basic & Long Distance				62.64		0.00
	03-3221.00			Handi Bus - Basic & Long Distance				63.78		0.00
	01-3221.00			General -Basic & Long Distance Office				180.56		0.00
								662.37		0.00
City Flex Benefit Plan										
31445	9/1/2021	9/1/2021	135.00						Posted	
	01-1501.00			SELECT FLEX-UNREIMBURSED M/D/V				135.00		0.00
City of Broken Bow - Health Insurance										

City of Broken Bow

Vend#		Vendor Name								
Pay#	Post Date	Due Date	Amount	Invoice	Date	PO#		Date	Status	
	Account#	Work Order		Description				Debit	Credit	
City of Broken Bow - Health Insurance (continued)										
31377	9/14/2021	9/14/2021	31,744.54						Posted	
	01-1501.00			BBHA Health Insurance-April				5,476.42		0.00
	01-1501.00			BBHA Health Insurance-June				5,506.44		0.00
	01-1501.00			BBHA Health Insurance-July				5,506.44		0.00
	01-3104.00			Health Insurance				1,173.48		0.00
	03-3104.00			Health Insurance				782.32		0.00
	04-3104.00			Health Insurance				6,258.56		0.00
	05-3104.00			Health Insurance				391.16		0.00
	06-3104.00			Health Insurance				391.16		0.00
	07-3104.00			Health Insurance				1,564.64		0.00
	08-3104.00			Health Insurance				2,738.12		0.00
	09-3104.00			Health Insurance				1,955.80		0.00
								31,744.54		0.00
31454	9/1/2021	9/1/2021	2,705.48						Posted	
	01-1501.00			HEALTH INSURANCE				2,705.48		0.00
City of Broken Bow Pension Fund										
31378	9/14/2021	9/14/2021	2,339.24						Posted	
	01-1502.00			Liability - BBHA June				935.90		0.00
	01-1502.00			Liability - BBHA July				1,403.34		0.00
								2,339.24		0.00
31446	9/1/2021	9/1/2021	1,446.21						Posted	
	01-1513.00			RETIREMENT LOAN PAYMENT				1,446.21		0.00
31447	9/1/2021	9/1/2021	6,050.64						Posted	
	01-1502.00			RETIREMENT NEW				6,050.64		0.00
Colonial Insurance										
31441	9/1/2021	9/1/2021	370.51						Posted	
	01-1501.00			COLONIAL LIFE PRE TAX				370.51		0.00
31442	9/1/2021	9/1/2021	140.92						Posted	
	01-1501.00			COLONIAL LIFE POST TAX				140.92		0.00
Custer County Chief										
31411	9/14/2021	9/14/2021	320.71						Posted	
	01-3209.00			publication				263.98		0.00
	01-3209.00			liquor license publication				56.73		0.00
								320.71		0.00
Custer County Treasurer										
31435	9/14/2021	9/14/2021	12,120.58						Posted	
	01-3217.00			Communications Interlocal Payment				12,120.58		0.00
Custer Public Power										
31398	9/14/2021	9/14/2021	42.83						Posted	
	11-3220.00			CD Cell Power				42.83		0.00
Dan Knoell										
31421	9/14/2021	9/14/2021	16.00						Posted	
	01-3223.20			filing fee				16.00		0.00
EFTPS Online Payment										
31450	9/1/2021	9/1/2021	2,062.06						Posted	
	01-1500.00			MEDICARE				2,062.06		0.00
31451	9/1/2021	9/1/2021	6,071.68						Posted	
	01-1500.00			FEDERAL MARRIED				2,746.21		0.00
	01-1500.00			FEDERAL SINGLE				3,325.47		0.00
								6,071.68		0.00
31452	9/1/2021	9/1/2021	8,816.66						Posted	
	01-1500.00			SOCIAL SECURITY				8,816.66		0.00
EZ IT Solutions										
31412	9/14/2021	9/14/2021	1,195.74						Posted	
	05-3438.00			IT Services				132.86		0.00
	06-3438.00			IT Services				132.86		0.00
	08-3438.00			IT Services				465.01		0.00
	09-3438.00			IT Services				465.01		0.00
								1,195.74		0.00

Accounts Payable Detail Listing

City of Broken Bow

<u>Vend#</u>	<u>Vendor Name</u>	<u>Pay#</u>	<u>Post Date</u>	<u>Due Date</u>	<u>Amount</u>	<u>Invoice</u>	<u>Date</u>	<u>PO#</u>	<u>Date</u>	<u>Status</u>
	<u>Account#</u>			<u>Work Order</u>		<u>Description</u>			<u>Debit</u>	<u>Credit</u>
	Eakes Office Products (continued)									
31402	9/14/2021	9/14/2021			261.85					Posted
	01-3223.00					office supplies			118.19	0.00
	02-3311.00					office supplies			110.96	0.00
	08-3223.00					office supplies			16.35	0.00
	09-3223.00					office supplies			16.35	0.00
									<u>261.85</u>	<u>0.00</u>
	Family Heritage									
31448	9/1/2021	9/1/2021			25.50					Posted
	01-1501.00					FAMILY HERITAGE			25.50	0.00
	Farritor Auto Parts									
31438	9/14/2021	9/14/2021			500.00					Posted
	08-3310.00					parts			500.00	0.00
	Frontier Family Pharmacy									
31430	9/14/2021	9/14/2021			96.11					Posted
	05-3338.00					supplies			96.11	0.00
	Fyr-Tek									
31426	9/14/2021	9/14/2021			3,667.08					Posted
	06-3310.00					repair			3,667.08	0.00
	Garrett Tires & Treads									
31408	9/14/2021	9/14/2021			41.97					Posted
	04-3310.00					Repair			41.97	0.00
	Great Plains Communications									
31386	9/14/2021	9/14/2021			70.95					Posted
	08-3221.00					Internet			35.48	0.00
	09-3221.00					Internet			35.47	0.00
									<u>70.95</u>	<u>0.00</u>
	Grocery Kart									
31440	9/14/2021	9/14/2021			117.91					Posted
	10-3222.00					water/vending machine			117.91	0.00
	Hometown Leasing									
31437	9/14/2021	9/14/2021			159.18					Posted
	04-3216.00					Copier Lease			92.66	0.00
	07-3216.00					Copier Lease			66.52	0.00
									<u>159.18</u>	<u>0.00</u>
	Insurance Aid Services									
31423	9/14/2021	9/14/2021			1,034.18					Posted
	05-3336.00					Insurance Aid Fees			1,034.18	0.00
	Island Supply Company									
31428	9/14/2021	9/14/2021			67.38					Posted
	05-3338.00					oxygen			67.38	0.00
	James Zlomke									
31394	9/14/2021	9/14/2021			225.00					Posted
	09-3310.00					CDL Test			225.00	0.00
	Jeffres Sand and Gravel									
31399	9/14/2021	9/14/2021			7,234.57					Posted
	08-3425.00					Gravel			7,234.57	0.00
	John Deere Financial									
31384	9/14/2021	9/14/2021			437.36					Posted
	09-3410.00					equipment purchase			437.36	0.00
	Lyne's									
31406	9/14/2021	9/14/2021			500.00					Posted
	04-3410.00					equipment			500.00	0.00
	MacQueen Equipment									
31388	9/14/2021	9/14/2021			1,119.47					Posted
	08-3310.00					parts			1,119.47	0.00
	Matheson Tri-Gas Inc									
31387	9/14/2021	9/14/2021			104.52					Posted
	08-3310.00					bottle rental			104.52	0.00

Accounts Payable Detail Listing

City of Broken Bow

<u>Vend#</u>	<u>Vendor Name</u>	<u>Pay#</u>	<u>Post Date</u>	<u>Due Date</u>	<u>Amount</u>	<u>Invoice</u>	<u>Date</u>	<u>PO#</u>	<u>Date</u>	<u>Status</u>
	<u>Account#</u>			<u>Work Order</u>		<u>Description</u>			<u>Debit</u>	<u>Credit</u>
Mead Lumber (continued)										
31403	9/14/2021	9/14/2021			2,128.73					Posted
	12-4200.00					Supplies			1,806.39	0.00
	08-3425.00					supplies			322.34	0.00
									<u>2,128.73</u>	<u>0.00</u>
NSA/POAN Conference										
31410	9/14/2021	9/14/2021			200.00					Posted
	04-3205.00					conference registration			200.00	0.00
Nebraska Department of Agriculture										
31407	9/14/2021	9/14/2021			175.00					Posted
	04-2412.00					Annual pound/shelter fee			175.00	0.00
Nebraska Dept of Environmental Quality										
31418	9/14/2021	9/14/2021			750.00					Posted
	11-3222.00					annual operation fee for CD Cell			750.00	0.00
OBrien's Hardware										
31391	9/14/2021	9/14/2021			86.05					Posted
	08-3425.01					supplies			86.05	0.00
Omaha State Bank										
31449	9/1/2021	9/1/2021			25.00					Posted
	01-1501.00					HSA			25.00	0.00
Overnite Auto										
31380	9/14/2021	9/14/2021			416.87					Posted
	08-3310.00					tune up			243.92	0.00
	08-3310.00					battery			172.95	0.00
									<u>416.87</u>	<u>0.00</u>
Paulsen Inc.										
31381	9/14/2021	9/14/2021			23,609.82					Posted
	09-3339.00					concrete			3,730.82	0.00
	08-3425.00					street repair			19,879.00	0.00
									<u>23,609.82</u>	<u>0.00</u>
Pavement Repair & Supplies										
31392	9/14/2021	9/14/2021			2,150.00					Posted
	08-3345.00					bag patch			2,150.00	0.00
Platte Valley Communications										
31424	9/14/2021	9/14/2021			130.00					Posted
	05-3310.00					Antenna			130.00	0.00
Prachts Ace Hardware										
31393	9/14/2021	9/14/2021			1,608.32					Posted
	08-3350.00					Tools/Repairs			412.88	0.00
	11-3410.00					Tools/Repairs			619.99	0.00
	09-3310.00					Repair			67.55	0.00
	09-3410.00					equipment purchase			339.99	0.00
	02-3311.00					light bulbs			23.97	0.00
	12-4200.00					police-supplies			143.94	0.00
									<u>1,608.32</u>	<u>0.00</u>
Quill Corporation										
31409	9/14/2021	9/14/2021			298.46					Posted
	04-3223.00					office supplies			13.57	0.00
	04-3410.00					office supplies			284.89	0.00
									<u>298.46</u>	<u>0.00</u>
Ranchland Ford										
31427	9/14/2021	9/14/2021			379.00					Posted
	05-3310.00					parts			379.00	0.00
Reams										
31383	9/14/2021	9/14/2021			727.14					Posted
	09-3339.00					pump			727.14	0.00
S&L Sanitary Service										
31420	9/14/2021	9/14/2021			49.30					Posted
	09-3219.00					trash around the square			49.30	0.00

Accounts Payable Detail Listing

City of Broken Bow

Vend# Vendor Name

<u>Pay#</u>	<u>Post Date</u>	<u>Due Date</u>	<u>Amount</u>	<u>Invoice</u>	<u>Date</u>	<u>PO#</u>	<u>Date</u>	<u>Status</u>
	<u>Account#</u>	<u>Work Order</u>		<u>Description</u>			<u>Debit</u>	<u>Credit</u>
Sandry Fire Supply LLC (continued)								
31429	9/14/2021	9/14/2021	110.27					Posted
	05-3310.00			repair			110.27	0.00
Schaper and White Law Firm								
31413	9/14/2021	9/14/2021	712.20					Posted
	01-3214.00			legal fees			712.20	0.00
State Income Tax WH NE Online Payment								
31453	9/1/2021	9/1/2021	2,769.24					Posted
	01-1500.00			STATE MARRIED			1,346.38	0.00
	01-1500.00			STATE SINGLE			1,422.86	0.00
							2,769.24	0.00
Stryker Medical								
31432	9/14/2021	9/14/2021	3,903.14					Posted
	05-3410.00			equipment			3,903.14	0.00
Sublime Artistry								
31414	9/14/2021	9/14/2021	605.00					Posted
	01-3222.00			Yearly website hosting			540.00	0.00
	01-3202.00			website training			65.00	0.00
							605.00	0.00
TX Child Support SDU								
31455	9/1/2021	9/1/2021	69.23					Posted
	01-1503.00			CHILD SUPPORT-TX			69.23	0.00
The Garden Center								
31439	9/14/2021	9/14/2021	781.86					Posted
	09-3353.00			plants-soil			781.86	0.00
Verizon Wireless								
31379	9/14/2021	9/14/2021	443.53					Posted
	01-3221.00			zoning data			40.01	0.00
	04-3221.00			Police Internet for Ipads			280.07	0.00
	06-3221.00			Andy phone			41.15	0.00
	08-3221.00			streets cell phone			41.15	0.00
	09-3221.00			parks cell phone			41.15	0.00
							443.53	0.00
Village Uniform								
31416	9/14/2021	9/14/2021	129.55					Posted
	02-3223.01			rugs			129.55	0.00
Weathercraft								
31404	9/14/2021	9/14/2021	1,712.50					Posted
	12-4200.00			Repairs			640.00	0.00
	12-4200.00			Repairs			1,072.50	0.00
							1,712.50	0.00
Wenquist Inc.								
31396	9/14/2021	9/14/2021	49.27					Posted
	09-3310.00			oil filters			49.27	0.00

168,669.04 79 Non-voided payables listed.

Report Setup

AP - Accounts Payable Listing : Vendor Name

Filter Options

Starting: 8/25/2021

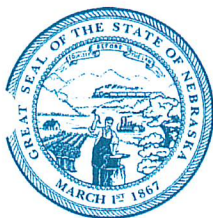
Ending: 9/14/2021

Banks: All

Payable Status: Posted, Printed, ACH, Recorded, Voided

All Vendors Selected

Biweekly Payroll \$52,029.38



STATE OF NEBRASKA

Pete Ricketts
Governor

NEBRASKA LIQUOR CONTROL COMMISSION

Robert B. Rupe
Executive Director
301 Centennial Mall South
P.O. Box 95046
Lincoln, Nebraska, 68509-5046
Phone (402) 471-2571
Fax (402) 471-2814 or (402) 471-2374
TRS USER 800-833-7352 (TTY)
Web Address <https://www.lcc.nebraska.gov>

Today's Date: August 24, 2021
From: Lisa Steward
To: City Clerk of Broken Bow

I have attached a copy of a new corporate manager application submitted to the Nebraska Liquor Control Commission. Please complete the following information below to indicate your recommendation.

Licensee Name: Bosselman Pump & Pantry Inc
Trade Name (DBA): Pump & Pantry 14
License Number: D-113938
Manager Name: Bosselman, Kinsey A
Due Date: October 08, 2021

☒ APPROVED
☐ NO LOCAL RECOMMENDATION
☐ DENIED

COMMENTS: (YOU MAY ATTACH MINUTES AND/OR ADDITIONAL NOTES)

Clerk's Name: Handi K Peters Date: 9/14/2021

Kim Lowe
Commissioner

Bruce Bailey
Chairman

Harry Hoch
Commissioner

**MANAGER APPLICATION
INSERT - FORM 3c**

NEBRASKA LIQUOR CONTROL COMMISSION
301 CENTENNIAL MALL SOUTH
PO BOX 95046
LINCOLN, NE 68509-5046
PHONE: (402) 471-2571
FAX: (402) 471-2814
Website: www.lcc.nebraska.gov

Office Use

RECEIVED

AUG 16 2021

**NEBRASKA LIQUOR
CONTROL COMMISSION**

MUST BE:

- ✓ Include copy of US birth certificate, naturalization paper or current US passport
- ✓ Nebraska resident. Include copy of voter registration card or print out document from Secretary of State website
- ✓ Fingerprinted. See form 147 for further information, read form carefully to avoid delays in processing, this form **MUST** be included with your application
- ✓ 21 years of age or older

Corporation/LLC information

Name of Corporation/LLC: Bosselman Pump & Pantry Inc.

Premise information

Liquor License Number: 113938 Class Type D (if new application leave blank)

Premise Trade Name/DBA: Pump & Pantry 14

Premise Street Address: 1037 E. South E. St.

City: Broken Bow County: 04 Custer Zip Code: 68822

Premise Phone Number: (308) 872-6842

Premise Email address: Kinsey.bosselman@bosselman.com

The individual whose name is listed as a corporate officer or managing member as reported on insert form 3a or 3b or listed with the Commission. To see authorized officers or members search your license information here.

Kinsey Bosselman President

SIGNATURE REQUIRED BY CORPORATE OFFICER / MANAGING MEMBER

(Faxed signatures are acceptable)



2100009036

**MANAGER APPLICATION
INSERT - FORM 3c**

NEBRASKA LIQUOR CONTROL COMMISSION
301 CENTENNIAL MALL SOUTH
PO BOX 95046
LINCOLN, NE 68509-5046
PHONE: (402) 471-2571
FAX: (402) 471-2814
Website: www.lcc.nebraska.gov

Office Use

RECEIVED

AUG 12 2021

**NEBRASKA LIQUOR
CONTROL COMMISSION**

**FORM MUST BE COMPLETELY FILLED OUT IN ORDER FOR APPLICATION TO BE
PROCESSED**

MANAGER MUST:

- ✓ ☒ Complete all sections of the application. Be sure it is signed by a member or corporate officer, corporate officer or member must be an individual on file with the Liquor Control Commission
- ✓ ☒ Fingerprints are required. See form 147 for further information, read form carefully to avoid delays in processing, this form **MUST** be included with your application.
- ✓ ☒ Provide a copy of one of the following: US birth certificate, naturalization papers or current US passport (even if you have provided this before)
- ✓ ☒ Be a registered voter in the State of Nebraska, include a copy of voter card or print document from Secretary of State website with application

✓ ☒ Spouse who **will not** participate in the business, spouse must:

- Complete the Spousal Affidavit of Non Participation Insert (must be notarized). The non-participating spouse completes the top half; the manager completes the bottom half. **Be sure to complete both halves of this form.**
- Need not answer question #1 of the application

✓ ☒ Spouse who **will** participate in the business, the spouse must:

- Sign the application
- Fingerprints are required. See form 147 for further information, read form carefully to avoid delays in processing, this form **MUST** be included with your application.
- Provide a copy of one of the following: birth certificate, naturalization papers or current US passport (even if you have provided this before)
- Be a registered voter in the state of Nebraska, include a copy of voter card with application
- Spousal Affidavit of Non Participation Insert **not** required

SARCODE

Manager's information must be completed below PLEASE PRINT CLEARLY

Last Name: Bosselman First Name: Kinsey MI: A

Home Address: 2529 W. Anna Street

City: Grand Island County: Hall Zip Code: 68803

Home Phone Number: 308-380-6984

Driver's License Number & State: [REDACTED]

Social Security Number: [REDACTED]

Date Of Birth: [REDACTED] Place Of Birth: Grand Island, NE

Email address: Kinsey.bosselman@bosselman.com

Are you married? If yes, complete spouse's information (Even if a spousal affidavit has been submitted)

☐ YES

☒ NO

Spouse's information

Spouses Last Name: _____ First Name: _____ MI: _____

Social Security Number: _____

Driver's License Number & State: _____

Date Of Birth: _____ Place Of Birth: _____

APPLICANT & SPOUSE MUST LIST RESIDENCE(S) FOR THE PAST TEN (10) YEARS
APPLICANT SPOUSE

CITY & STATE	YEAR FROM	YEAR TO	CITY & STATE	YEAR FROM	YEAR TO
Grand Island, NE	2017	2021			
Lincoln, NE	2013	2017			
Grand Island, NE	1994	2013			

MANAGER'S LAST TWO EMPLOYERS

YEAR FROM TO	NAME OF EMPLOYER	NAME OF SUPERVISOR	TELEPHONE NUMBER
2017 2021	Bosselman Administrative Services	Randy Gard	308-218-2399
2014 2017	Barry's Bar & Grill	Kevin Duffy	202-256-6681

1. READ CAREFULLY. ANSWER COMPLETELY AND ACCURATELY.

Must be completed by both applicant and spouse, unless spouse has filed an affidavit of non-participation.

Has anyone who is a party to this application, or their spouse, EVER been convicted of or plead guilty to any charge. Charge means any charge alleging a felony, misdemeanor, violation of a federal or state law; a violation of a local law, ordinance or resolution. List the nature of the charge, where the charge occurred and the year and month of the conviction or plea, include traffic violations. Also list any charges pending at the time of this application. If more than one party, please list charges by each individual's name. Commission must be notified of any arrests and/or convictions that may occur after the date of signing this application.

☐ YES ☒ NO

If yes, please explain below or attach a separate page.

Name of Applicant	Date of Conviction (mm/yyyy)	Where Convicted (City & State)	Description of Charge	Disposition
Kinsey Ann Bosselman	07/30/2011	Grand Island, NE	Warning, traffic violation	
Kinsey Ann Bosselman	07/09/2012	Grand Island, NE	Warning, traffic violation	
Kinsey Ann Bosselman	07/15/2014	Merrick County	Citation, Speeding ticket	

2. Have you or your spouse ever been approved or made application for a liquor license in Nebraska or any other state?

☐ YES ☒ NO

IF YES, list the name of the premise(s):

3. Do you, as a manager, qualify under Nebraska Liquor Control Act (§53-131.01) and do you intend to supervise, in person, the management of the business?

☐ YES ☒ NO

4. List the alcohol related training and/or experience (when and where) of the person making application.

*NLCC Training Certificate Issued: _____ Name on Certificate: _____

Applicant Name	Date (mm/yyyy)	Name of program (attach copy of course completion certificate)
Kinsey Ann Bosselman	07-02-2020	State Alcohol, RB-0129062
Kinsey Ann Bosselman	07-14-2021	City Alcohol, LNK-0140423

*For list of NLCC Certified Training Programs see training

Experience:

Applicant Name / Job Title	Date of Employment:	Name & Location of Business:
Kinsey Bosselman / ^{manager} in training	7/1/2020	Pump & Pantry #52, 3210 Old Potash Hwy, Grand Island, NE, 68803
Kinsey Bosselman / ^{shift} manager	6/1/2014	Barry's Bar & Grill, 235 N. 9th st., Lincoln, NE, 68508

5. Have you enclosed form 147 regarding fingerprints?

☒ YES ☐ NO

PERSONAL OATH AND CONSENT OF INVESTIGATION

The above individual(s), being first duly sworn upon oath, deposes and states that the undersigned is the applicant and/or spouse of applicant who makes the above and foregoing application that said application has been read and that the contents thereof and all statements contained therein are true. If any false statement is made in any part of this application, the applicant(s) shall be deemed guilty of perjury and subject to penalties provided by law. (Sec §53-131.01) Nebraska Liquor Control Act.

The undersigned applicant hereby consents to an investigation of his/her background including all records of every kind and description including police records, tax records (State and Federal), and bank or lending institution records, and said applicant and spouse waive any rights or causes of action that said applicant or spouse may have against the Nebraska Liquor Control Commission and any other individual disclosing or releasing said information to the Nebraska Liquor Control Commission. If spouse has **NO** interest directly or indirectly, a spousal affidavit of non-participation may be attached.

The undersigned understand and acknowledge that any license issued, based on the information submitted in this application, is subject to cancellation if the information contained herein is incomplete, inaccurate, or fraudulent.

Applicant Notification and Record Challenge: Your fingerprints will be used to check the criminal history records of the FBI. You have the opportunity to complete or challenge the accuracy of the information contained in FBI identification record. The procedures for obtaining a change, correction, or updating an FBI identification record are set forth in Title 28, CFR, 16.34.

King Ann Bosell
Signature of Manager Applicant

Signature of Spouse

ACKNOWLEDGEMENT

State of Nebraska
County of

Hall

The foregoing instrument was acknowledged before me this

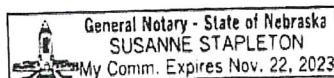
August 12, 2021
date

by

Kinsey Bosselman
NAME OF PERSON BEING ACKNOWLEDGED

Susanne Stapleton
Notary Public signature

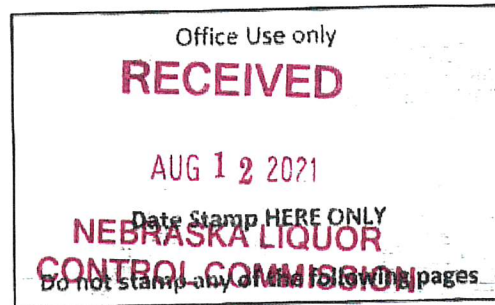
Affix Seal



In compliance with the ADA, this application is available in other formats for persons with disabilities. A ten day advance period is required in writing to produce the alternate format.

**PRIVACY ACT STATEMENT/
SUBMISSION OF FINGERPRINTS /
PAYMENT OF FEES TO NSP-CID**

NEBRASKA LIQUOR CONTROL COMMISSION
301 CENTENNIAL MALL SOUTH
PO BOX 95046
LINCOLN, NE 68509-5046
PHONE: (402) 471-2571
FAX: (402) 471-2814
Website: www.lcc.nebraska.gov



THIS FORM IS REQUIRED TO BE SIGNED BY EACH PERSON BEING FINGERPRINTED:
DIRECTIONS FOR SUBMITTING FINGERPRINTS AND FEE PAYMENTS:

- **FAILURE TO FILE FINGERPRINT CARDS AND PAY THE REQUIRED FEE TO THE NEBRASKA STATE PATROL WILL DELAY THE ISSUANCE OF YOUR LIQUOR LICENSE**
- Fee payment of \$45.25 per person **MUST** be made **DIRECTLY** to the Nebraska State Patrol;
It is recommended to make payment through the NSP PayPort online system at www.ne.gov/go/nsp
Or a check made payable to **NSP** can be mailed directly to the following address:
*****Please indicate on your payment who the payment is for (the name of the person being fingerprinted) and the payment is for a Liquor License*****

The Nebraska State Patrol – CID Division
4600 Innovation Drive
Lincoln, NE 68521

- Fingerprints taken at NSP LIVESCAN locations will be forwarded to NSP – CID
Applicant(s) will not have cards to include with license application.
- Fingerprints taken at local law enforcement offices may be released to the applicants;
Fingerprint cards should be submitted with the application.

Applicant Notification and Record Challenge: Your fingerprints will be used to check the criminal history records of the FBI. You have the opportunity to complete or challenge the accuracy of the information contained in the FBI identification record. The procedures for obtaining a change, correction, or updating a FBI identification record are set forth in Title 28, CFR, 16.34.

****Please Submit this form with your completed application to the Liquor Control Commission****

Trade Name Bosselman Pump & Pantry Inc.

Name of Person Being Fingerprinted: Kinsey Ann Bosselman

Date of Birth: [REDACTED] Last 4 SSN: [REDACTED]

Date fingerprints were taken: 7/22/2021

Location where fingerprints were taken: Grand Island: Troop C Headquarters

How was payment made to NSP?

☒ NSP PAYPORT ☐ CASH ☐ CHECK SENT TO NSP CK # _____

My fingerprints are already on file with the commission – fingerprints completed for a previous application less than 2 years ago? YES ☐

Kinsey Bosselman

SIGNATURE REQUIRED OF PERSON BEING FINGERPRINTED

Kinsey Ann Bosselman

Political Party
Republican

Precinct
06 006

Election Details

11 03/2020 2020 General Election

We did not find an absentee or provisional ballot associated with the selected election. This website does not track the status of a traditional ballot voted at the polls. If you voted a traditional ballot at the polls, your ballot has been accepted and counted.

Polling Location

St. Leo's Church (Precinct 6)

2410 S Blaine Street Grand Island, NE 68801

Use Northwest Door to enter the voting area directly. A handicapped entrance is available on the north side in the center of the building.

Parking Info
Handicapped and general use parking is immediately outside the double doors.



2410 S Blaine St (Grand Island NE 68801)



Nebraska Secretary of State | Map data © 2021 | Terms of Use

Ballot Styles

06.02

Certificate of Achievement

- for those who serve or sell alcohol in Nebraska

KINSEY ANN BOSSELMAN
holds a

State Alcohol certificate

Permit # RB-0129062

Permit Expires: 07-02-2023 Amount Paid: \$



Responsible Beverage Service Training



General	Credential	Number	Earned	Expires
Kinsey Ann Bosselman 2529 w anna street Grand island NE 68803	STATE ALCOHOL	RB-0129062	07-02-2020	07-02-2023

Certificate of Achievement

- for those who serve or sell alcohol in Nebraska

KINSEY ANN BOSSELMAN
holds a

City Alcohol permit

Permit # LNK-0140423

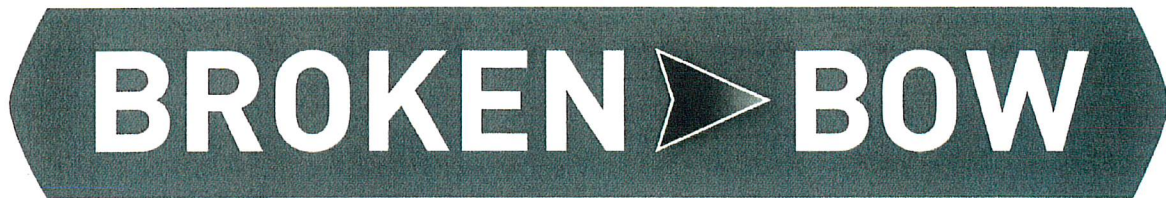
Permit Expires: 07-14-2024 Amount Paid: \$15.00



Responsible Beverage Service Training



General	Credential	Number	Earned	Expires
Kinsey Ann Bosselman 2529 W Anna Street Grand Island NE 68803	STATE ALCOHOL CITY ALCOHOL	RB-0129062 LNK-0140423	07-02-2020 07-14-2021	07-02-2023 07-14-2024



N E B R A S K A

Rooted. But Not Standing Still.

City of Broken Bow, Nebraska

Tax Increment Financing Annual Report to Governing Body and Other Political Subdivisions

Passed and Approved by the CRA: September 1, 2021

Passed and Approved by City Council: September 14, 2021

Introduction

The City of Broken Bow accepts Tax Increment Financing (TIF) applications and is able to approve the use of TIF funds for certain redevelopment project plans. Each redevelopment project plan is evaluated based on criteria set forth in the City's TIF guidelines and the Nebraska Community Development Law.

The City of Broken Bow is required to compile information on the progress of redevelopment projects that are financed in whole or in part through TIF and report to the governing body of the City of Broken Bow as well as each county, school district, community college area, educational service unit, and natural resource district whose property taxes are affected by the division of property taxes.

Therefore, this annual report has been created to disclose the required information to these political subdivisions related to any and all TIF redevelopment projects active during the 2019 calendar year.

How Tax Increment Financing (TIF) Works

In general, TIF is the use of new real property tax dollars generated, as the result of a redevelopment project, to help support the financing of certain TIF eligible redevelopment project costs. TIF allows the use of the new property taxes generated by the increased value of the property to be paid on the TIF debt. The taxes are divided for the benefit of the redevelopment project for a period up to fifteen (15) years. Property taxes on the original value of the property continue to be paid to local taxing entities. After the debt is paid or the fifteen (15) year period is expired the increase in property taxes generated will be paid to the local taxing entities as normal resulting in more property tax revenue for those local taxing entities.

Total Number of Redevelopment Projects

For 2019 the City of Broken Bow had sixteen (16) active redevelopment projects. Listed below are the redevelopment projects that were active in 2020:

- BAM Development Group (Legends Neighborhood Grill)
- Chapin's Furniture
- Endurance Property Corporation (Dana F. Cole)
- Bow Family Furniture
- Gateway Motors Inc.
- Pearson Rentals LLC
- Cole Enterprises
- Keely Court (Phase I and II)
- Arrow Seed

Total Number of Redevelopment Projects (continued)

- Cobblestone Hotel
- Opportunity Land Investments #1
- Opportunity Land Investments #2
- Indian Hills Meadows
- Forrester Auto Sales
- Vulpine Holdings LLC (Diamond Express Car Wash and Dairy Queen)

Total Estimated Project Costs

Below is a list of the total estimated project cost for each redevelopment project:

Total Estimated Project Cost	
Redevelopment Project	Estimated Costs
BAM Development Group (Legends Neighborhood Grill)	246,000.00
Chapin's Furniture	446,000.00
Endurance Property Corporation (Dana F. Cole)	348,000.00
Bow Family Furniture	915,000.00
Gateway Motors Inc.	863,400.00
Pearson Rentals LLC	482,000.00
Cole Enterprises	157,157.00
Keely Court (Phase I and II)	579,000.00
Arrow Seed	1,590,000.00
Cobblestone Hotel	3,896,300.00
Opportunity Land Investments #1	1,889,361.00
Opportunity Land Investments #2	1,935,164.00
Indian Hills Meadows	2,050,651.00
Forrester Auto Sales	451,250.00
Vulpine Holdings LLC (Diamond Express Car Wash and Dairy Queen)	2,406,998.00
Total Estimated Project Costs	18,256,281.00

The estimated project cost is based on the amount the redeveloper used when applying for TIF before the start of the project.

Comparison between Initial Projected Valuation and the Assessed Valuation

Below is a list of each redevelopment project, the original estimated valuation, and the actual valuation for 2020:

Total Estimated Project Cost		
Redevelopment Project	Estimated Valuation	Actual Valuation
BAM Development Group	304,584.00	274,206.00
Chapin's Furniture	371,195.00	209,875.00
Endurance Property Corporation	348,000.00	259,393.00
Bow Family Furniture	915,000.00	645,806.00
Gateway Motors Inc.	787,400.00	748,294.00
Pearson Rentals LLC	500,000.00	712,696.00
Cole Enterprises	126,770.00	124,052.00
Keely Court (Phase I and II)	565,000.00	670,732.00
Arrow Seed	1,700,000.00	574,135.00
Cobblestone Hotel	3,100,000.00	2,931,804.00
Opportunity Land Investments #1	1,250,000.00	845,376.00
Opportunity Land Investments #2	1,500,000.00	952,537.00
Indian Hills Meadows	2,220,000.00	2,320,402.00
Forrester Auto Sales	451,250.00	634,665.00
Vulpine Holdings LLC	1,250,000.00	1,124,845.00
Total	15,389,199.00	13,028,818.00

The estimated valuation is based on the original amount the redeveloper used in their TIF application before the start of the project. The actual valuation is the 2019 county assessor valuation.

Redevelopment Projects paid off in 2020

No projects were paid off in 2020.

Redevelopment Projects Approved

There were no new redevelopment projects approved in 2020. The City of Broken Bow is in the process of approving a new blight and substandard study and until this is completed any new projects will need to be in accordance with the current map.

Percentage of the City Designated as Blight and Substandard

The most recent blight and substandard study, study #9 prepared by City Engineer JEO, was passed and approved by City Council on March 12th, 2013. The percentage of the City of Broken Bow that is considered blight and substandard is 44%. As a second-class city the City of Broken Bow is allowed to designate 50% of the city as blight and substandard. Attached (Exhibit A) is a copy of the most recent blight and substandard study map. As stated earlier the City of Broken Bow is currently working with JEO to approve an updated blight and substandard study.

Additional Information

Attached (Exhibit B) is a portion of the State of Nebraska, Department of Revenue, Property Tax Division's 2020 TIF Report. The attached portion of that report shows specific information related to each TIF project located in Broken Bow as well as an overview of the TIF process.

To view the entire State of Nebraska's report online use this link:

https://revenue.nebraska.gov/sites/revenue.nebraska.gov/files/doc/pad/research/TIF_Reports/TIF_REPORT_2020.pdf

Contact Information

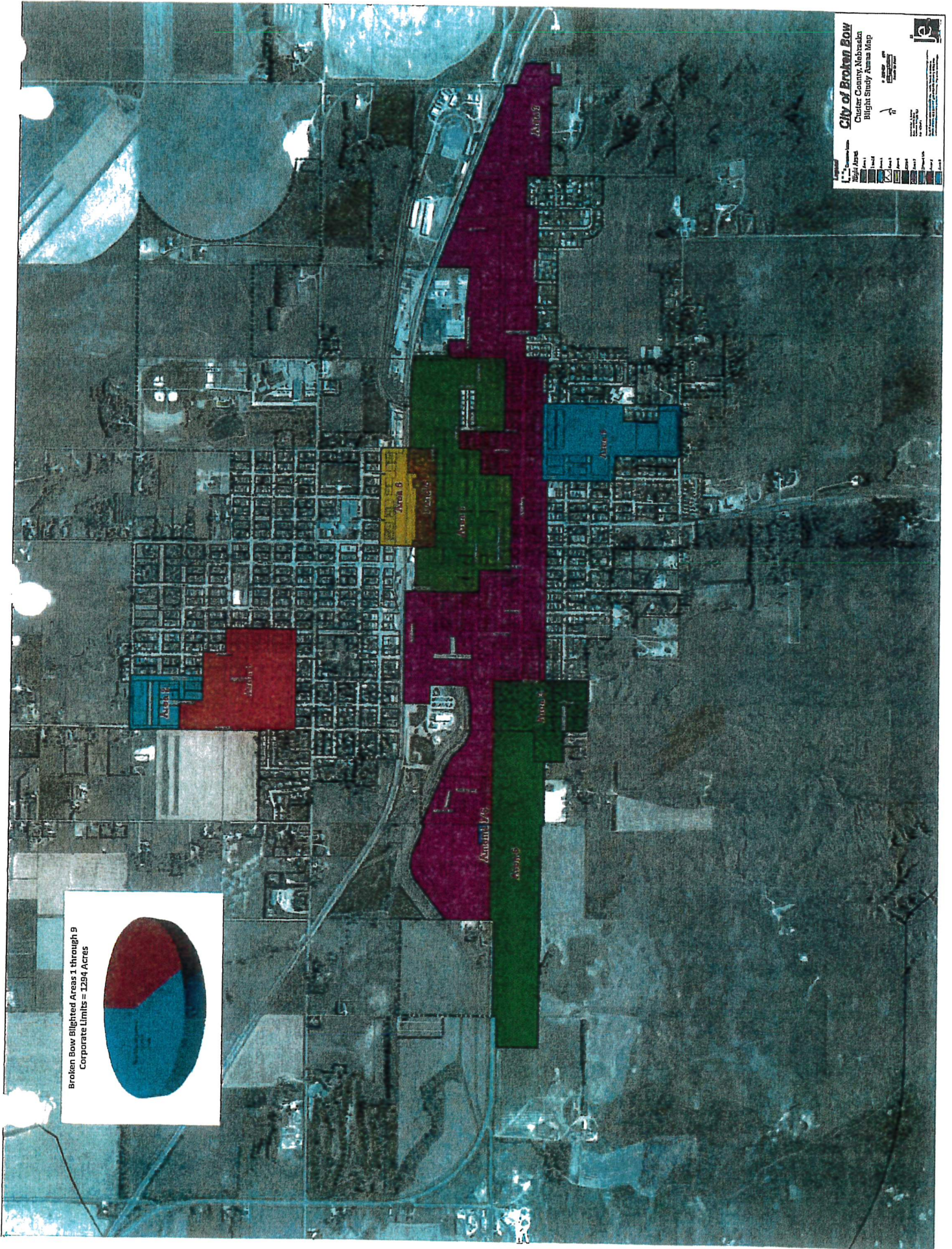
If there are any questions regarding this report, you can contact:

Jessica Owen
City Treasurer
City of Broken Bow
314 South 10th Ave
Broken Bow, NE 68822
(308) 872-5831
jowen@cityofbrokenbow.org

Exhibit A

City of Broken Bow
Blight and Substandard Study Map

Broken Bow Blighted Areas 1 through 9
Corporate Limits = 1294 Acres



City of Broken Bow
Cluster County, Nebraska
Blight Study Area Map

Legend

Color	Description
Blue	Area 1
Red	Area 2
Green	Area 3
Yellow	Area 4
Orange	Area 5
Purple	Area 6
Pink	Area 7
Light Blue	Area 8
Light Green	Area 9

Scale

0 1 2 Miles

North Arrow

UP

Exhibit B

Portion of the State of Nebraska, Department of Revenue, Property Tax Division's
2020 TIF Report

Community Redevelopment Law - Tax Increment Financing (TIF)

Overview of the TIF Process

The community redevelopment laws allow for the increased property taxes generated by the improvement of blighted property to be used to pay for the financing of the community redevelopment/TIF projects. The statutes for community redevelopment/TIF are found in Neb. Rev. Stat. §§ 18-2101 through 18-2154.

Cities may act as the redevelopment “authority” or establish a community redevelopment authority (CRA). The CRA may levy a property tax separate from the city, but subject to levy allocation authority of the city government. The city/CRA may also acquire real property and declare it public property, which is exempt from property taxes, but subject to in lieu of tax payments.

The TIF process begins with the city/CRA declaring an area as substandard, blighted, and in need of redevelopment. The city/CRA must hold a public hearing and provide notice of the hearing to all registered neighborhood associations located within a one-mile radius and to all political subdivisions affected by the redevelopment area. The city/CRA is required to prepare a redevelopment plan, which must show, for example, the boundaries of the redevelopment project area, proposed land uses, population, land and building intensities, changes in zoning, and traffic flow.

After approval of the redevelopment plan and the project, TIF bonds may be issued for the acquisition of property, site preparation, and public improvements. The property is transferred to the developer at its fair market value for development and construction in accordance with the redevelopment plan. The properties in the project will have a base valuation, which is the last certified value prior to the division of tax effective date. The base property valuation remains assessable to all taxing entities. Any increase in value and resulting taxes must be accounted for separately and be used to pay off the debt incurred for the redevelopment project. The project must not exceed a 15-year period.

Requirements for TIF include, but are not limited to:

- The project is applicable to real property only;
- The property must be within the corporate boundaries of the city; however, the city may annex noncontiguous land to develop agricultural processing facilities that will become a TIF project;
- The division of tax for TIF may not exceed 15 years;
- The taxes attributable to the excess value can only be used for the repayment of the debt related to the project; and
- The city/CRA must provide written notice to both the county assessor and county treasurer to cease the division of tax when the debt on the project is paid in full.

The city/CRA must file a Notice to Divide Tax for Community Redevelopment Project (Notice) with the county assessor on or before August 1 of the calendar year in which the division of the real property tax becomes effective. The Notice is a statutorily prescribed form of the Property Tax Administrator.

When the city/CRA files the Notice with the county assessor, **the following occurs:**

- 1) The base value is determined, which is the “total assessed value” of the properties last certified to the political subdivisions in the year prior to the division of tax effective date; and
- 2) The 15-year maximum time period begins for the division of tax for the TIF project.

Redevelopment project valuation, also known as the **base value**, means the assessed value of the taxable real property in a redevelopment project last certified to the political subdivisions in the year prior to the effective date of the provision authorizing the dividing of ad valorem tax. *This means the taxable value for the real property last certified by the county assessor as of August 20th in the prior year.*

Redevelopment project **excess value** means the total assessed value of the real property in a redevelopment project for the current year, less the redevelopment project base value.

When certifying values to political subdivisions, the county assessor may include no more than the base value for political subdivisions to levy upon. The division of the real property tax is determined by subtracting the base value from the current year total assessed value to arrive at the redevelopment project's excess value. The base value and the excess value of the TIF property are taxed at the same consolidated tax rate.

The division of tax identifies the **portion of tax attributable to the base value** and is distributed to all political subdivisions within the consolidated tax district where the TIF property is located. The **portion of tax attributable to the excess value, if any**, is distributed to the TIF fund for repayment of debt incurred on the specific project.

Additional information related to TIF projects can be found in Title 350, Administrative Code, Chapter 18, Community Redevelopment Law Regulations, and at revenue.nebraska.gov/PAD.

Tax Increment Financing (TIF) Report 2020

COUNTY: 21 CUSTER

Project Name TIF WINDFIELD INVESTMENTS

City: ARNOLD

School: ARNOLD 89

Project Date 2007

TIF-ID# 21-9905

Location: A tract of land in the NE1/4 of the NE1/4 of Section 28-T17N-R25W

Description: TIF funds used for the Reutilization of land for construction of a small motel.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2008	13,766	243,263	2.106398	289.97	5,124.08
2009	13,766	263,621	2.07248	285.30	5,463.50
2010	11,362	263,621	2.061588	234.24	5,434.78
2011	11,362	203,908	2.015944	229.05	4,110.68
2012	11,362	203,908	1.941552	220.60	3,958.98
2013	11,362	203,908	1.874095	212.93	3,821.42
2014	11,362	203,908	1.588752	180.51	3,239.60
2015	11,362	205,647	1.410618	160.27	2,900.90
2016	11,362	205,647	1.41146	160.37	2,902.62
2017	11,362	205,647	1.392889	158.26	2,864.44
2018	11,362	208,541	1.454895	165.31	3,034.06
2019	11,362	183,660	1.556278	176.82	2,858.26
2020	11,362	183,660	1.659705	188.58	3,048.22
Total				2,662.21	48,761.54

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	11,362	183,660
Industrial	0	0
Other	0	0

2020 TOTALS FOR CITY : # ARNOLD

Current Year	Base Value	Excess Value	Base Tax	Excess Tax
Residential	0	0	0.00	0.00
Commercial	21,033	591,794	349.09	9,822.03
Industrial	0	0	0.00	0.00
other	0	0	0.00	0.00
Total	21,033	591,794	349.09	9,822.03

Project Count 2

CITY: BROKEN BOW

Project Name TIF ARROW SEED COMPANY, INC

City: BROKEN BOW

School: BROKEN BOW 25

Project Date 2014

TIF-ID# 21-9922

Location: All of Blk 105 & W 1/2 of Vac N 8th Railroad Addition, Broken Bow

Description: TIF funds used for land acquisition, site development, and construction of warehouse, seed cleaning and bagging facility.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2014	430,850	68,782	2.288339	9,859.31	1,573.96
2015	430,850	149,823	2.211529	9,528.37	3,313.38
2016	430,850	143,285	2.087812	8,995.34	2,991.52
2017	430,850	143,285	1.914093	8,246.87	2,742.60
2018	430,850	143,285	1.820694	7,844.46	2,608.78
2019	430,850	143,285	1.879571	8,098.13	2,693.14
2020	430,850	143,285	1.880707	8,103.03	2,694.78
Total				60,675.51	18,618.16

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	430,850	143,285
Industrial	0	0
Other	0	0

Tax Increment Financing (TIF) Report 2020

COUNTY: 21 CUSTER

Project Name TIF BAM DEVELOPMENT GROUP
City: BROKEN BOW Project Date 2016
School : BROKEN BOW 25 TIF-ID# 21-9926

Location: Lot 11 Blk 13 Original Town Broken Bow, PID 001063010
Description: Rehabilitation of dilapidated building located at 845 South D to house a restaurant on the main level with possible residential living space or office space in the upper level.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2016	94,360	0	2.087812	1,970.06	0.00
2017	94,360	179,846	1.914093	1,806.14	3,442.42
2018	94,360	179,846	1.820694	1,718.01	3,274.44
2019	94,360	179,846	1.879571	1,773.56	3,380.34
2020	94,360	179,846	1.880707	1,774.64	3,382.38
Total				9,042.41	13,479.58

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	94,360	179,846
Industrial	0	0
Other	0	0

Project Name TIF BOW FAMILY FURNITURE
City: BROKEN BOW Project Date 2016
School : BROKEN BOW 25 TIF-ID# 21-9927

Location: SW NE Sec. 33-17-20 PID 001238200
Description: Building refacing and remodel for a furniture and flooring store with TIF funds used to secure land purchase.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2016	531,754	105,578	2.087812	11,102.02	2,204.28
2017	531,754	105,578	1.914093	10,178.27	2,020.86
2018	531,754	114,052	1.820694	9,681.61	2,076.54
2019	531,754	114,052	1.879571	9,994.69	2,143.68
2020	531,754	114,052	1.880707	10,000.73	2,144.98
Total				50,957.32	10,590.34

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	531,754	114,052
Industrial	0	0
Other	0	0

Project Name TIF BRUCE FORRESTER AUTO SALES
City: BROKEN BOW Project Date 2014
School : BROKEN BOW 25 TIF-ID# 21-9919

Location: Parcel in NW 1/4 SW 1/4 Sec. 32-17-20 (.61 acres) and Lot 2 Blk 2 and Lot 1 Blk 1 College Estates, Broken Bow
Description: TIF funds used for site acquisition and site development to construct new building for vehicle sales and service business.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2014	74,131	0	2.288339	1,696.37	0.00
2015	74,131	277,364	2.211529	1,639.43	6,134.00
2016	74,131	333,437	2.087812	1,547.72	6,961.52
2017	74,131	333,437	1.914093	1,418.94	6,382.30
2018	74,131	333,437	1.820694	1,349.70	6,070.86
2019	74,131	394,545	1.879571	1,393.34	7,415.76
2020	74,131	560,534	1.880707	1,394.19	10,542.00
Total				10,439.69	43,506.44

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	74,131	560,534
Industrial	0	0
Other	0	0

Tax Increment Financing (TIF) Report 2020

COUNTY: 21 CUSTER

Project Name TIF CHAPIN'S FURNITURE
City: BROKEN BOW Project Date 2008
School: BROKEN BOW 25 TIF-ID# 21-9903

Location: The West 18'8" of Lot 8 and Lots 9-10, Block 4, J.P. Gandy's Addition
Description: TIF funds used for complete rebuild of Furniture store and all public ways, utilities and infrastructure. City did not respond to letter requesting the project plan. Data from Notice to Divide Tax.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2008	77,775	83,903	2.286945	1,778.67	1,918.82
2009	77,775	130,793	2.256651	1,755.11	2,951.54
2010	77,775	130,747	2.217374	1,724.56	2,899.14
2011	77,775	130,747	2.436282	1,894.82	3,185.36
2012	77,775	132,100	2.413352	1,876.98	3,188.04
2013	77,775	132,100	2.382347	1,852.87	3,147.08
2014	77,775	132,100	2.288339	1,779.76	3,022.90
2015	77,775	132,100	2.211529	1,720.02	2,921.42
2016	77,775	132,100	2.087812	1,623.80	2,758.00
2017	77,775	132,100	1.914093	1,488.69	2,528.52
2018	77,775	132,100	1.820694	1,416.04	2,405.14
2019	77,775	132,100	1.879571	1,461.84	2,482.92
2020	77,775	132,100	1.880707	1,462.72	2,484.42
Total				21,835.88	35,893.30

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	77,775	132,100
Industrial	0	0
Other	0	0

Project Name TIF COBBLESTONE HOTEL & SUITES
City: BROKEN BOW Project Date 2014
School: BROKEN BOW 25 TIF-ID# 21-9918

Location: Lot A BBIC Administrative Subdivision, Broken Bow
Description: TIF funds used for site acquisition and infrastructure for the construction of a 36 room motel with an attached convention center.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2014	149,131	2,514,787	2.288339	3,412.62	57,546.86
2015	149,131	2,500,100	2.211529	3,298.08	55,290.44
2016	149,131	2,782,673	2.087812	3,113.57	58,096.98
2017	149,131	2,782,673	1.914093	2,854.51	53,262.94
2018	149,131	2,782,673	1.820694	2,715.22	50,663.96
2019	149,131	2,782,673	1.879571	2,803.02	52,302.32
2020	149,131	2,782,673	1.880707	2,804.72	52,333.92
Total				21,001.74	379,497.42

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	149,131	2,782,673
Industrial	0	0
Other	0	0

Tax Increment Financing (TIF) Report 2020

COUNTY: 21 CUSTER

Project Name TIF COLE ENTERPRISES
City: BROKEN BOW Project Date 2013
School: BROKEN BOW 25 TIF-ID# 21-9916

Location: Parcels: Sec. 33-17-20 SWNW .24 acres
Description: TIF funds used to construct a commercial building with 2-3 rental bays.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2013	4,330	113,386	2.382347	103.16	2,701.24
2014	4,330	113,386	2.288339	99.09	2,594.66
2015	4,330	113,386	2.211529	95.76	2,507.56
2016	4,330	119,722	2.087812	90.40	2,499.58
2017	4,330	119,722	1.914093	82.88	2,291.60
2018	4,330	119,722	1.820694	78.84	2,179.78
2019	4,330	119,722	1.879571	81.39	2,250.26
2020	4,330	119,722	1.880707	81.43	2,251.62
Total				712.95	19,276.30

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	4,330	119,722
Industrial	0	0
Other	0	0

Project Name TIF DIAMOND EXPRESS WASH
City: BROKEN BOW Project Date 2014
School: BROKEN BOW 25 TIF-ID# 21-9917

Location: West 103' Lot B BBIC Administrative Subdivision, Broken Bow
Description: TIF funds used to construct 80 ft automatic soft touch car wash

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2014	45,586	0	2.288339	1,043.16	0.00
2015	45,586	479,908	2.211529	1,008.15	10,613.30
2016	45,586	565,127	2.087812	951.75	11,798.80
2017	45,586	768,000	1.914093	872.56	14,700.22
2018	45,586	1,168,918	1.820694	829.98	21,282.42
2019	45,586	1,079,259	1.879571	856.82	20,285.44
2020	45,586	1,079,259	1.880707	857.34	20,297.70
Total				6,419.76	98,977.88

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	45,586	1,079,259
Industrial	0	0
Other	0	0

Tax Increment Financing (TIF) Report 2020

COUNTY: 21 CUSTER

Project Name TIF ENDURANCE PROPERTY CORP
City: BROKEN BOW Project Date 2009
School : BROKEN BOW 25 TIF-ID# 21-9906

Location: Lot 1, 2, and east half Lot 3, Block 14, Original Town
Description: TIF funds for site work, development and infrastructure for construction of 3,000 sqft Office Bldg, 2,000 sqft rented area, 1,000 sqft unfinished to be rented to a business in future.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2010	10,599	217,620	2.217374	235.02	4,825.44
2011	10,599	246,104	2.436282	258.22	5,995.78
2012	10,599	244,466	2.413352	255.79	5,899.82
2013	10,599	244,466	2.382347	252.50	5,824.02
2014	10,599	244,466	2.288339	242.54	5,594.22
2015	10,599	244,466	2.211529	234.40	5,406.44
2016	10,599	248,794	2.087812	221.29	5,194.36
2017	10,599	248,794	1.914093	202.87	4,762.14
2018	10,599	248,794	1.820694	192.98	4,529.78
2019	10,599	248,794	1.879571	199.22	4,676.26
2020	10,599	248,794	1.880707	199.34	4,679.08
Total				2,494.17	57,387.34

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	10,599	248,794
Industrial	0	0
Other	0	0

Project Name TIF GATEWAY MOTORS
City: BROKEN BOW Project Date 2012
School : BROKEN BOW 25 TIF-ID# 21-9914

Location: Parcel #001236900 1.37 acres and Parcel #001237550 .36 acres in SENW Sect. 33-17-20
Description: New and used car dealership

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2012	324,847	66,293	2.413352	7,839.70	1,599.88
2013	324,847	232,966	2.382347	7,738.98	5,550.06
2014	324,847	232,966	2.288339	7,433.60	5,331.06
2015	324,847	232,966	2.211529	7,184.09	5,152.12
2016	324,847	313,570	2.087812	6,782.19	6,546.76
2017	324,847	313,570	1.914093	6,217.87	6,002.02
2018	324,847	313,570	1.820694	5,914.47	5,709.16
2019	324,847	423,447	1.879571	6,105.73	7,959.00
2020	324,847	423,447	1.880707	6,109.42	7,963.80
Total				61,326.05	51,813.86

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	324,847	423,447
Industrial	0	0
Other	0	0

Tax Increment Financing (TIF) Report 2020

COUNTY: 21 CUSTER

Project Name TIF KEELY COURT, LLC

City: BROKEN BOW

Project Date 2014

School: BROKEN BOW 25

TIF-ID# 21-9920

Location: Block 6, F Reyners Addition, Broken Bow

Description: TIF funds used to construct a two story, 7-unit apartment building.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2014	3,496	289,073	2.288339	80.00	6,614.98
2015	3,496	372,027	2.211529	77.32	8,227.48
2016	3,496	588,965	2.087812	72.99	12,296.48
2017	3,496	667,235	1.914093	66.92	12,771.50
2018	3,496	667,235	1.820694	63.65	12,148.30
2019	3,496	667,236	1.879571	65.71	12,541.18
2020	3,496	667,236	1.880707	65.75	12,548.76
Total				492.34	77,148.68

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	3,496	667,236
Industrial	0	0
Other	0	0

Project Name TIF MEADOWS LLC

City: BROKEN BOW

Project Date 2014

School: BROKEN BOW 25

TIF-ID# 21-9923

Location: Lots 1-12 The Meadows, Broken Bow

Description: TIF funds used for infrastructure including installation of streets, water, sewer and extension of electrical service for the construction of 12 residential homes.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2014	95,049	0	2.288339	2,175.04	0.00
2015	95,049	2,340,849	2.211529	2,102.04	51,768.56
2016	95,049	2,124,147	2.087812	1,984.44	44,348.20
2017	95,049	2,139,375	1.914093	1,819.33	40,949.64
2018	95,049	2,469,949	1.820694	1,730.55	44,970.22
2019	95,049	2,469,949	1.879571	1,786.51	46,424.44
2020	95,049	2,225,353	1.880707	1,787.59	41,852.36
Total				13,385.50	270,313.42

Current Year	Base Value	Excess Value
Residential	95,049	2,225,353
Commercial	0	0
Industrial	0	0
Other	0	0

Project Name TIF OPPORTUNITY LAND INV.

City: BROKEN BOW

Project Date 2015

School: BROKEN BOW 25

TIF-ID# 21-9925

Location: Parcel #001065400 Orig Town Blk 16 S1/2 Lots 5-6Parcel #001065500 Orig Town Blk 16 N1/2 Lots 5-6Parcel #001065600 Orig Town Blk 16 Lots 7-8

Description: Construct three 2-story high efficiency apartment complexes for a total of 18 apartments (phase 2).

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2015	169,963	2,801	2.211529	3,758.78	61.94
2016	169,963	30,826	2.087812	3,548.51	643.58
2017	169,963	745,079	1.914093	3,253.25	14,261.50
2018	169,963	745,079	1.820694	3,094.51	13,565.60
2019	169,963	782,574	1.879571	3,194.58	14,709.04
2020	169,963	782,574	1.880707	3,196.51	14,717.92
Total				20,046.14	57,959.58

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	169,963	782,574
Industrial	0	0
Other	0	0

Tax Increment Financing (TIF) Report 2020

COUNTY: 21 CUSTER

Project Name TIF OPPORTUNITY LAND INVSTMTS.
City: BROKEN BOW Project Date 2014
School: BROKEN BOW 25 TIF-ID# 21-9921

Location: Lots 2, 3, and 4 Blk 16 Original Town, Broken Bow
Description: TIF funds used for land acquisition, site preparation, infrastructure development associated with construction of 2-story high efficiency apartment complex including 3 separate buildings.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2014	17,136	0	2.288339	392.13	0.00
2015	17,136	379,963	2.211529	378.97	8,403.00
2016	17,136	956,032	2.087812	357.77	19,960.16
2017	17,136	1,118,875	1.914093	328.00	21,416.30
2018	17,136	828,240	1.820694	311.99	15,079.72
2019	17,136	828,240	1.879571	322.08	15,567.36
2020	17,136	828,240	1.880707	322.28	15,576.76
Total				2,413.22	96,003.30

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	17,136	828,240
Industrial	0	0
Other	0	0

Project Name TIF PEARSON RENTALS
City: BROKEN BOW Project Date 2012
School: BROKEN BOW 25 TIF-ID# 21-9913

Location: Parcel #001224250 .78 acres and Parcel #001224254 .39 acres in SENE Sect. 31-17-20
Description: A multi-use building used for but not limited to dentists, insurance agents, physical therapy, etc.

Year	Base Value	Excess Value	Tax Rate	TIF Base Tax	TIF Excess Tax
2012	48,430	170,954	2.413352	1,168.79	4,125.72
2013	48,430	568,623	2.382347	1,153.77	13,546.58
2014	48,430	568,623	2.288339	1,108.24	13,012.02
2015	48,430	568,623	2.211529	1,071.04	12,575.26
2016	48,430	664,266	2.087812	1,011.13	13,868.62
2017	48,430	664,266	1.914093	927.00	12,714.68
2018	48,430	664,266	1.820694	881.76	12,094.26
2019	48,430	664,266	1.879571	910.28	12,485.36
2020	48,430	664,266	1.880707	910.83	12,492.88
Total				9,142.84	106,915.38

Current Year	Base Value	Excess Value
Residential	0	0
Commercial	48,430	664,266
Industrial	0	0
Other	0	0

2020 TOTALS FOR CITY : # BROKEN BOW

Current Year	Base Value	Excess Value	Base Tax	Excess Tax
Residential	95,049	2,225,353	1,787.59	41,852.37
Commercial	1,982,388	8,726,028	37,282.91	164,111.02
Industrial	0	0	0.00	0.00
other	0	0	0.00	0.00
Total	2,077,437	10,951,381	39,070.50	205,963.39

Project Count 15

2020 TOTALS FOR COUNTY : # 21 CUSTER

Current Year	Base Value	Excess Value	Base Tax	Excess Tax
Residential	95,049	2,225,353	1,787.59	41,852.37
Commercial	2,232,070	17,991,467	40,615.54	287,111.80
Industrial	0	0	0.00	0.00
other	0	0	0.00	0.00
Total	2,327,119	20,216,820	42,403.13	328,964.17

Project Count 18



Lot Split Application
Broken Bow, Nebraska

Complete this form and submit it to the City of Broken Bow Planning and Zoning Office with the following attachments:

- A detailed drawing/map of the property involved, showing the current structures and the proposed new property lines. A survey is highly recommended, however, the City is not by this application certifying or verifying the actual lot lines, survey lines or pin locations. The applicant is responsible for the legal description herein.
- A certified list of all the property owners within 300 feet of the boundary of the proposed lot to be split. This list must be prepared by a registered abstractor.
- Filing fee - \$50.00

Property Owner/Applicant James Newille
Property Address 1720 South G Legal Description East half -
What is the intended use for the property after the lot split is granted? put up for sale

Is a new street or alley needed if this lot split is granted? Yes ☐ No ☒

Is a vacation of streets, alleys, setback lines, access control or easements required for this particular lot split? Yes ☒ No ☐

Will this lot split require an increase in service requirements by the City of Broken Bow? (utilities, traffic control, streets) Yes ☐ No ☒

Will this lot split interfere with maintaining existing services? Yes ☐ No ☒

Does the granting of this lot split lessen the right-of-way by the City of Broken Bow? Yes ☐ No ☒

Does this lot split result in a substandard sized lot or parcel? Yes ☐ No ☒

Will this lot have direct access to a street? Yes ☒ No ☐

Has this lot been previously split in accordance with current zoning regulations? Yes ☐ No ☒

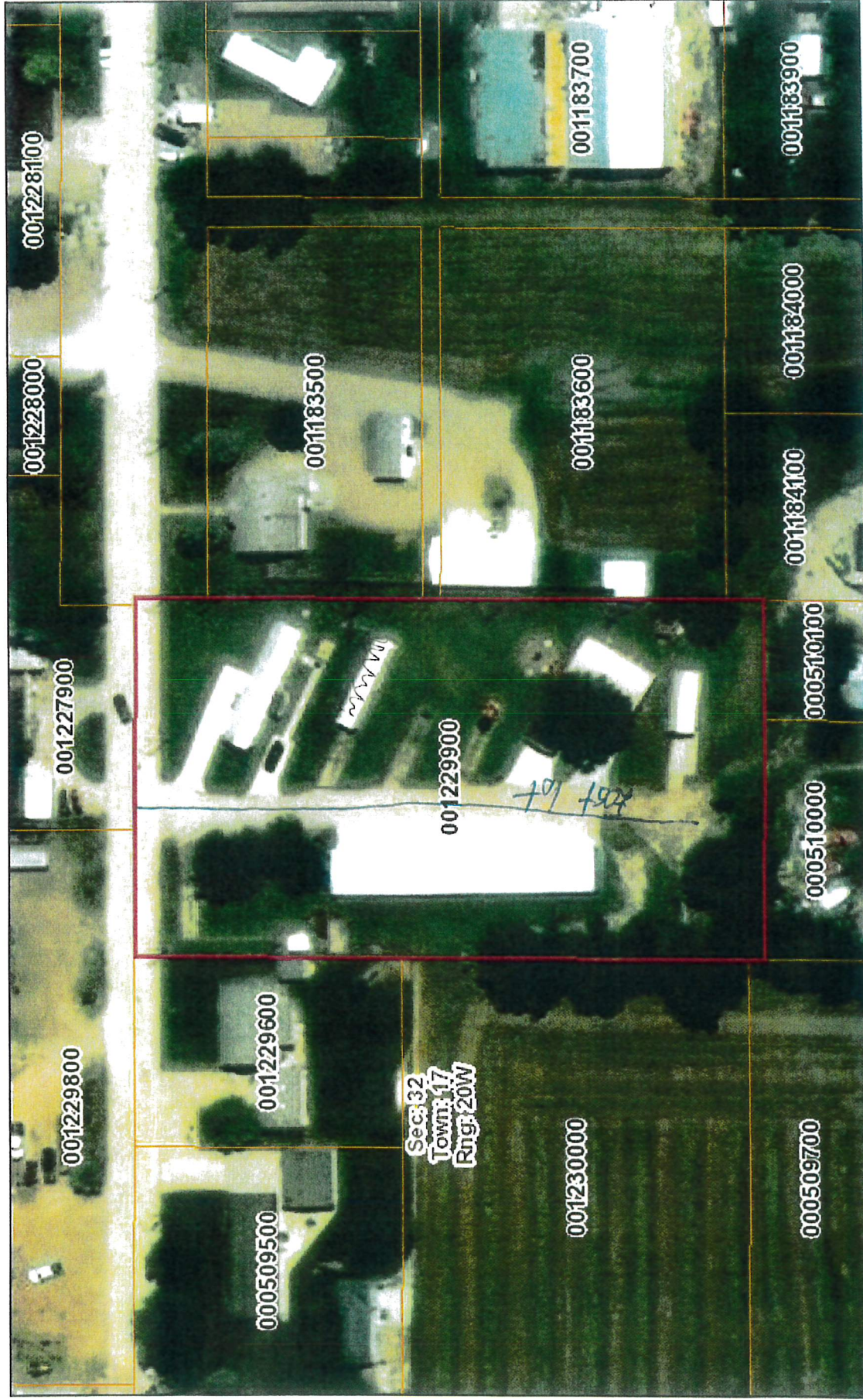
Applicant James Newille Date 6-28-21 Phone 812 5040

For Office Use Only

Application Approved ☐ Not Approved ☐

Accepted by [Signature] Date

Payment received: mo. 6 day 28 yr. 21
Cash ☐ Check ☒ # 6364



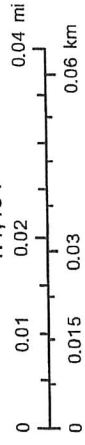
June 18, 2021
15:37 PM

Parcels

Sections

DISCLAIMER: This map is not intended for conveyances, nor is it a legal survey. The information is presented on a best-efforts basis, and should not be relied upon for making financial, survey, legal or other commitments.

1:1,191







RESOLUTION 2021-12

RESOLUTION APPROVING JANICE NEVILLE LOT SPLIT

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF BROKEN BOW, NEBRASKA:

WHEREAS, the owner of the real estate, described on the plat attached hereto, has petitioned for a split of said real estate into parcels; and,

WHEREAS, said real estate lies within the city's zoning jurisdiction of the City of Broken Bow, Custer County, Nebraska; and,

WHEREAS, the division and sale of a portion of said real estate as described on the attached plat, exhibit A, should be allowed without the necessity of a subdivision of the real estate.

NOW THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF BROKEN BOW, NEBRASKA:

That the lot split of the above described premises is hereby approved.

PASSED AND APPROVED this 14th day of September, 2021.



Rod Sonnichsen, Mayor

ATTEST:



Kandi Peters, City Clerk





Lot Split Application
Broken Bow, Nebraska

Complete this form and submit it to the City of Broken Bow Planning and Zoning Office with the following attachments:

- A detailed drawing/map of the property involved, showing the current structures and the proposed new property lines. A survey is highly recommended, however, the City is not by this application certifying or verifying the actual lot lines, survey lines or pin locations. The applicant is responsible for the legal description herein.
- A certified list of all the property owners within 300 feet of the boundary of the proposed lot to be split. This list must be prepared by a registered abstractor.
- Filing fee - \$50.00

Property Owner/Applicant Thimblewood Co. Carmen Bunge

Property Address 850 E South E St, Broken Bow Legal Description Part of Lot 7, East Side Addition, to Broken Bow, Custer County, Nebraska - see attached survey plat

What is the intended use for the property after the lot split is granted? Retail Sales

Is a new street or alley needed if this lot split is granted? Yes ☐ No ☒

Is a vacation of streets, alleys, setback lines, access control or easements required for this particular lot split? Yes ☐ No ☒

Will this lot split require an increase in service requirements by the City of Broken Bow? (utilities, traffic control, streets) Yes ☒ No ☐

Will this lot split interfere with maintaining existing services? Yes ☒ No ☐

Does the granting of this lot split lessen the right-of-way by the City of Broken Bow? Yes ☐ No ☒

Does this lot split result in a substandard sized lot or parcel? Yes ☐ No ☒

Will this lot have direct access to a street? Yes ☒ No ☐

Has this lot been previously split in accordance with current zoning regulations? Yes ☐ No ☒

Applicant [Signature]

Date 8-14-21

Phone 872-5454

For Office Use Only

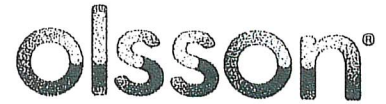
Application Approved ☐ Not Approved ☐

Accepted by Kati Berg Date 9-1-21

Payment received: mo. 9 day 1 yr. 21

Cash ☒ Check ☐

50.00



**ABELN DOLLAR GENERAL
ALTA LAND TITLE
OLSSON PROJECT NO. 021-03455**

001239800

City of Broken Bow
314 So. 10th Avenue
P O Box 504
Broken Bow, NE 68822

001239100

SYS Inc.
P O Box 741
Broken Bow, NE 68822

001238100

Cole, Gary & Beth
P O Box 252
Merna, NE 68856

001238200

Chytka, Ronald D. & Cheryl R.
P O Box 465
Broken Bow, NE 68822

001203200

S J LLC
628 E S E Street
Broken Bow, NE 68822

001203400

B B Entertainment LLC
805 N J Street
Broken Bow, NE 68822

001197400

Taylor, Matthew & Lindsey ETAL
Andrew & Sadye Taylor
525 Buffalo Run Rd
Broken Bow, NE 68822

001203500

Carmen's Inc
Carmen Bumgarner
80210 Airport Rd
Broken Bow NE 68822

000513100

Johnson Metal Works LLC
44840 Rd 793
Ansley, NE 68814

001239900

LS Investments LLC
c/o Justin Wittry
1024 E S E Street
Broken Bow, NE 68822

001239000

Bosselman Inc.
P O Box 4905
Grand Island, NE 68802-4905

000513150

Johnson Metal Works LLC
44840 Rd 793
Ansley, NE 68814

000511900

A & J Family TR
Alice Pirnie
321 Callie Dr.
Apt 6
Broken Bow, NE 68822

RESOLUTION 2021-13

RESOLUTION APPROVING TUMBLEWEED LOT SPLIT

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF BROKEN BOW, NEBRASKA:

WHEREAS, the owner of the real estate, described on the plat attached hereto, has petitioned for a split of said real estate into parcels; and,

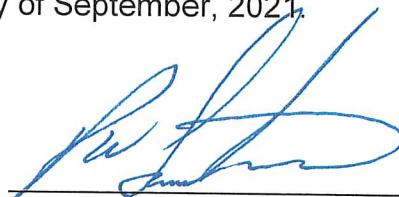
WHEREAS, said real estate lies within the city's zoning jurisdiction of the City of Broken Bow, Custer County, Nebraska; and,

WHEREAS, the division and sale of a portion of said real estate as described on the attached plat, exhibit A, should be allowed without the necessity of a subdivision of the real estate.

NOW THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF BROKEN BOW, NEBRASKA:

That the lot split of the above described premises is hereby approved.

PASSED AND APPROVED this 14th day of September, 2021.



Rod Sonnichsen, Mayor

ATTEST:


Kandi Peters, City Clerk

ORDINANCE NO. 1245

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF BROKEN BOW, NEBRASKA, REGARDING THE SALARIES OF OFFICERS AND EMPLOYEES; PAY PLAN FOR ALL CLASSIFICATIONS WITHIN THE CITY; AND MONTHLY SALARY OR HOURLY WAGE RANGES FOR EACH INDIVIDUAL CLASSIFICATION.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF BROKEN BOW, NEBRASKA THAT the following salaries of officers and employees, pay plan for all classifications within the city, and monthly salary or hourly wage ranges for each individual classification be established:

2021-2022 Pay Scale Table

IBEW Employees	Union Contract
Sanitation Employees	\$9 - \$15 per hour
Pool Manager	\$12 - \$20 per hour
Pool Assistant Manager	\$9 - \$15 per hour
Lifeguards	\$9 - \$11 per hour
Seasonal Employees	\$9 - \$15 per hour
Police Officers	\$19.95 - \$30.20 per hour
Police Sergeant	\$23.01 - \$29.32 per hour
Police Secretary	\$13.20 - \$19.41 per hour
Emergency Services Director	\$14.48 - \$19.50 per hour
City Attorney	\$200 per hour
City Administrator	\$5,667 - 8,500 per month
City Clerk	\$4,579 - \$5,720 per month
Deputy Clerk-Treasurer	\$3,346 - \$5,035 per month
Police Chief	\$5,030 - \$7,000 per month
Police Captain	\$4,770 - \$5,930 per month
Water/Sewer Superintendent	\$5,210 - \$6,858 per month
Overseer of Streets & Parks	\$4,132 - \$6,963 per month
Electric Superintendent	\$5,210 - \$6,304 per month
Library Director	\$ 3,413 - \$5,106 per month
Mayor per Ordinance 1178	\$6,000 per year
Council per Ordinance 1178	\$2,100 per year

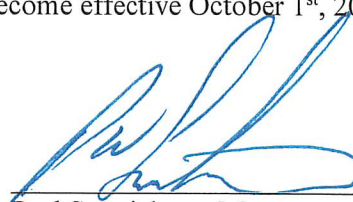
This ordinance shall repeal all ordinances, resolutions, and parts or portions thereof, which conflict herewith. This ordinance shall be published as required by law and shall become effective October 1st, 2021.

Passed and adopted this 14th day of September 2021

ATTEST:


Kandi K. Peters, City Clerk




Rod Sonnichsen, Mayor

**CITY OF BROKEN BOW
ORDINANCE NO. 1246**

AN ORDINANCE TO ADOPT THE BUDGET STATEMENT TO BE TERMED THE ANNUAL APPROPRIATION BILL; TO APPROPRIATE SUMS FOR NECESSARY EXPENSES AND LIABILITIES; TO PROVIDE FOR AN EFFECTIVE DATE.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF BROKEN BOW, NEBRASKA:

Section 1. That after complying with all procedures required by law, the budget presented and set forth in the budget statement is hereby approved as the Annual Appropriation Bill for the fiscal year beginning October 1, 2021 through September 30, 2022. All sums of money contained in the budget statement are hereby appropriated for the necessary expenses and liabilities of the City of Broken Bow. A copy of the budget document shall be forwarded as provided by law to the Auditor of Public Accounts, State Capitol, Lincoln, Nebraska, and to the County Clerk of Custer County, Nebraska, for use by the levying authority.

Section 2. This ordinance shall take effect and be in full force from and after its passage, approval and publication or posting as required by law.

Passed and approved this 14th day of September, 2021.



Rod Sonnichsen, Mayor

ATTEST:



Kandi K. Peters, City Clerk



RESOLUTION NO. 2021-14
RESOLUTION APPROVING 1% INCREASE TO RESTRICTED FUNDS

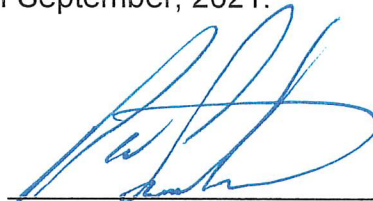
A RESOLUTION OF THE CITY OF BROKEN BOW TO APPROVE AN ADDITIONAL ONE PERCENT (1%) INCREASE IN RESTRICTED FUNDS.

WHEREAS, Nebraska Revised Statute 13-519.02 provides that a governmental unit may exceed its restricted funds limit for a fiscal year by up to an additional one percent upon the affirmative vote of at least seventy-five percent of the governing body.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF BROKEN BOW, NEBRASKA, that:

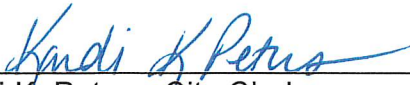
1. An additional one percent (1%) increase in restricted funds for the 2021-2022 budget is approved.

Passed and approved this day of 14th day of September, 2021.



Rod Sonnichsen, Mayor

ATTEST:



Kandi K. Peters, City Clerk



RESOLUTION 2021-15

RESOLUTION SETTING THE PROPERTY TAX REQUEST

WHEREAS, Nebraska Revised Statute 77-1601.02 provides that the Governing Body of the City of Broken Bow passes by a majority vote a resolution or ordinance setting the tax request; and

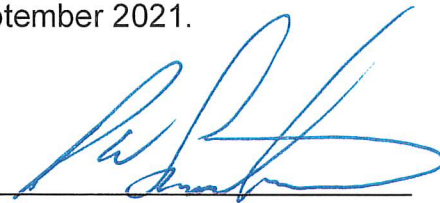
WHEREAS, a special public hearing was held as required by law to hear and consider comments concerning the property tax request; NOW, THEREFORE, the Governing Body of the City of Broken Bow, resolves that:

1. The 2020-2021 property tax request be set at:

a. General Fund	\$1,080,903.00
b. Bond Fund	<u>\$ 275,074.00</u>
Total	\$1,355,977.00
2. The total assessed value of property differs from last year's total assessed value by 1%.
3. The City of Broken Bow proposes to adopt a property tax request that will cause its tax rate to be \$.627243 per \$100 of assessed value.
4. Based on the proposed property tax request and changes in other revenue, the total operating budget of City of Broken Bow will be more than last year's by 1%.
5. A copy of this resolution be certified and forwarded to the County Clerk on or before October 13, 2021.

Motion by Jacob Holcomb, seconded by David Schmidt to adopt Resolution 2021-15.
Voting yes were Jacob Holcomb, Chris Myers, and David Schmidt. Voting no were NONE.

PASSED AND APPROVED this 14th day of September 2021.


Rod Sonnichsen, Mayor

ATTEST:


Kandi K. Peters, City Clerk



RESOLUTION

SIGNING OF THE MUNICIPAL ANNUAL CERTIFICATION OF PROGRAM COMPLIANCE 2021

Resolution No. 2021-16

Whereas: State of Nebraska Statutes, sections 39-2115, 39-2119, 39-2120, 39-2121, and 39-2520(2),
requires an annual certification of program compliance to the Nebraska Board of Public Roads
Classifications and Standards; and

Whereas: State of Nebraska Statute, section 39-2120 also requires that the annual certification of program
compliance by each municipality shall be signed by the Mayor or Village Board Chairperson and shall
include the resolution of the governing body of the municipality authorizing the signing of the
certification.

Be it resolved that the Mayor ☒ Village Board Chairperson ☐ of Broken Bow
(Check one box) (Print name of municipality)
is hereby authorized to sign the Municipal Annual Certification of Program Compliance.

Adopted this 14th day of September, 2021 at Broken Bow Nebraska.
(Month)

City Council/Village Board Members

<u>Jacob Holcomb</u>	_____
<u>Chris Myers</u>	_____
<u>David Schmidt</u>	_____
<u>Larry Miller</u>	_____
_____	_____

City Council/Village Board Member Chris Myers
Moved the adoption of said resolution
Member Jacob Holcomb Seconded the Motion
Roll Call: 3 Yes 0 No 0 Abstained 0 Absent
Resolution adopted, signed and billed as adopted.

Attest:

Kandi H. Peters
(Signature of Clerk)



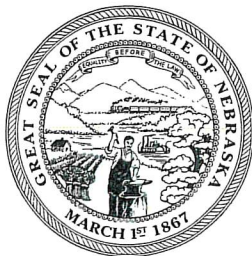
Do not recreate or revise the pages of this document, as revisions and recreations will not be accepted. Failure to return both pages of the original document by the filing deadline (October 31) may result in the suspension of Highway Allocation funds until the documents are filed.

**MUNICIPAL
ANNUAL CERTIFICATION OF PROGRAM COMPLIANCE
TO
NEBRASKA BOARD OF PUBLIC ROADS CLASSIFICATIONS
AND STANDARDS
2021**

In compliance with the provisions of the State of Nebraska Statutes, sections 39-2115, 39-2119, 39-2120, 39-2121, and 39-2520(2), requiring annual certification of program compliance to the Board of Public Roads Classifications and Standards, the City ☒ Village ☐ of Broken Bow
(Check one box) (Print name of municipality)

hereby certifies that it:

- ✓ has developed, adopted, and included in its public records the plans, programs, or standards required by sections 39-2115 and 39-2119;
- ✓ meets the plans, programs, or standards of design, construction, and maintenance for its highways, roads, or streets;
- ✓ expends all tax revenue for highway, road, or street purposes in accordance with approved plans, programs, or standards, including county and municipal tax revenue as well as highway-user revenue allocations;
- ✓ uses a system of revenue and costs accounting which clearly includes a comparison of receipts and expenditures for approved budgets, plans, programs, and standards;
- ✓ uses a system of budgeting which reflects uses and sources of funds in terms of plans, programs, or standards and accomplishments;
- ✓ uses an accounting system including an inventory of machinery, equipment, and supplies;
- ✓ uses an accounting system that tracks equipment operation costs;
- ✓ has included in its public records the information required under subsection (2) of section 39-2520; and
- ✓ **has included in its public records a copy of this certification and the resolution of the governing body authorizing the signing of this certification by the Mayor or Village Board Chairperson.**



Signature of Mayor ☒ Village Board Chairperson ☐ (Required)

9/14/2021
(Date)

Signature of City Street Superintendent (Optional)

(Date)

Return the completed original signing resolution and annual certification of program compliance by October 31, 2021 to:

Nebraska Board of Public Roads Classifications and Standards
PO Box 94759
Lincoln NE 68509