

Greeley County Commissioner Minutes
July 14, 2026

The Greeley County Board of Commissioners convened in open and public session at 9:30 a.m. on the 14th day of July 2026 in the Boardroom, Greeley County Courthouse. Notice of the meeting was given by publication in the Cedar Valley News.

Answering present at Roll Call were Jordan Foltz, Joe Leslie, and Dennis Wadsworth. Also, present were County Attorney, Joe McNally and County Clerk Mindy Grossart. Chairman Foltz stated a current copy of the Open Meetings Act is posted on the east wall of the County Boardroom and copies were available for the public if requested. Everyone present joined in the Pledge of Allegiance.

Leslie made a motion to waive the reading and approve the county board minutes from the June 23, 2026, meeting, second by Wadsworth. Roll Call Vote: All yes, motion carried.

County payroll and vendor claims were reviewed by the board. Motion made by Leslie to approve payroll and claims, second by Wadsworth. Roll Call Vote: All yes, motion carried. GENERAL: Amazon Business supplies/parts 339.86, Antelope County Sheriff inmate housing 1,260, Appeara janitorial 139.66, Applied Connective Technologies computer/equipment 3,678.16, Black Hills Energy service 166.34, Bloom Repair vehicle service 150, Cintas supplies 11, Clearly internet/phone 761.70, Cline Williams professional services 9,825.60, Colliers Landscaping lawn care 468, Country Partners fuel/oil 547.91, Custer County Sheriff inmate housing 1,400.00, Paul Deaver fuel/supplies 57.62, Designs Plus Embroidery uniforms 120, Dutcher Electric repair 284.70, Eakes Office Solutions supplies/equipment 1,192.92, Farm & Home Publishing maps 498.75, First Concord Benefits Group insurance 2,681.71, First National Bank ach fees 34.20, The Florette arrangement 70, Margaret Freeman prior service 13, Great Plains Communications internet 250, Greeley Country Market janitorial supplies 72.56, Greeley County Clerk postage 103.21, Mindy Grossart mileage 115.28, Grossarts Inc. a/c unit/supplies 534.29, Harouff Law crt appt attorney 1,062.50, Hometown Leasing copier leases 358.25, Howard County Dist. #8 expense 1,853.57, Howard/Greeley RPPD service 484.38, Iron Dr. Welding brackets 691.26, Jares Cleaning agreement 2,625, Marvin Planning consulting 2,400, Charles McManus prior service 10, Microfilm Imaging Systems microfilm 40, Mid-Nebraska Disposal garbage disposal 778.50, MIPS data processing/equipment/website 2,374.13, Charlotte Murphy prior service 21, Nebraska Supreme Court contract 5,018.63, Nordhues Plumbing janitorial supplies 51.94, Paper Tiger Shredding 111, People's Service fuel 399.24, Pictometry International aerial photos 24,321.33, Pitzer Digital publishing 515.93, Platte Valley Communications law enforcement equipment 87.50, Region 26 service contract 28,428.17, Region 3 service contract 1,405.69, Stealth Broadband internet 65, Jeremy Straka mileage 102.96, Catherine Sweeney prior service 10, T&A Guns ammunition 3,162, Tilden Drug inmate medication 100.44, Transunion Risk & Alternative Data subscription 144.50, Trotters Whoa & Go II Scotia fuel 125.77, US Bank Corporate Payment Systems parts/postage 66.99, Valley County Sheriff inmate housing 50, Verizon Wireless cell service 160.12, Village of Greeley service 361.83, Vision Service Plan insurance 440.90, Zelle Human Resource Solutions HR service 3,000, 911 Custom law enforcement supplies 869. ROAD: AKRS Equipment grease, oil, etc. 79.74, Appeara uniform/towel

service 389.07, Black Hills Energy service 209.66, Bloom Repair parts/labor 507.56, Bomgaars Supply pipes/bolts, etc. 8.99, Cintas first aid supplies 275.83, Corner Garage grease, oil, etc. 8,687.28, Country Partners fuel 19,427.40, Graham Tire repair/labor 2,823.63, Grossarts shop supplies 24.98, Hamilton phone/internet 105.62, Hillbill's Diesel, Ag & Auto parts 18.04, Howard County Medical Center drug/alcohol testing 199., Howard/Greeley RPPD service 184.29, Iron Dr. Welding labor/steel 632.26, Island Supply Welding Company oxygen/acetylene 20.40, Jeffres Sand & Gravel road gravel 12,920.08, K & S Welding and repair parts/labor/tire repair 1,947.21, Medical Enterprises drug testing 108., Mid-American Research Chemical weed control 592.74, Midwest Repair labor 491.40, Miller Power Sports fuel 103., Molt Mfg. parts/labor/steel 2,554.60, Murphy Tractor & Equipment parts 731.38, Nebraska Machinery Company parts/labor 4,121.25, Oak Creek Engineering contractual services/engineering fees 8,938., Ord Glass & Paint parts/labor 798.50, The Parts Bin shop supplies/grease, oil 346.78, Patzel Construction crushed concrete 4,505.38, People's Service tire repair/labor 595.95, Platinum Truck Service parts/labor 6,182.76, Road Rake Attachments machinery/equipment 11,250., Ruttman Repair labor/parts 5,451.08, Sandhills Glass and Garage Doors parts/labor 285., Spalding Farm & Home shop supplies 14.99, State of Nebraska motor fuel tax 752., Trotter Truck Plaza tire repair 80., Trotters Whoa & Go II – Scotia fuel 328.48, Ulrich Gravel rock/gravel 35,149.61, Valley Auto Parts parts 18.99, Village of Greeley service 74.25, Village of Scotia water/sew/garb 63.30, Village of Spalding service 48.17, White Cap shop tools 569.98, June Wilford storage fee 50. REGISTER OF DEEDS PRESERVATION FUND: MIPS data processing 104.57. GENERAL FUND: Salaries, 38,461.31, EFTPS Matching SS, 2,384.62 Ameritas Life Ins. Corp, Matching County Retirement, 2,637.86, Blue Cross Blue Shield, 27,721.47, ROAD FUND: Salaries, 21,066.37, EFTPS Matching SS., 1,687.65, Ameritas Life Ins. Corp, Matching County Retirement, 1,837.36.

Monthly reports were reviewed from the Clerk, Clerk of the District Court, Sheriff, and Treasurer. Motion made by Leslie, second by Wadsworth to approve the monthly reports. Roll Call Vote: All yes, motion carried.

A Permit to Cross Under County Roadway was submitted by Terry Peetz, he plans to cross with 3 phase power in the Southwest ¼ of Section-29 Township-17 Range-10. Wadsworth moved to approve the Permit to Cross Under County Roadway for Terry Peetz, seconded by Leslie. Roll Call Vote: All yes, motion carried. Tom Foster applied for a Permit to Cross Under County Roadway with 3 phase power in the Northwest ¼ of Section-30 Township-18 Range-10. Motion made by Foltz to approve the Permit to Cross Under County Roadway for Tom Foster, seconded by Leslie. Roll Call Vote: All yes, motion carried.

Motion made by Leslie to enter Board of Equalization at 9:45 a.m., seconded by Wadsworth. Roll Call Vote: All yes, motion carried. Assessor, Gerri Behnk presented Overvalued/Undervalued Real Property Report for the Board to review. The property identified as parcel number 390633500, legally described as PT NE1/4 (350X309)(349.90X309.35)(PT NE1/4 NE1/4) 8.74 AC 12-18-11 PARTS OF GREELEY VILLAGE, underwent a value adjustment due to a sale split of land to parcel 390633800. The existing assessed value was \$89,275, and the proposed value after the split is \$86,740. Parcel number 390633800, legally described as PT NE1/4 NE1/4 12-18-11 PARTS OF GREELEY VILLAGE, created

from a land split. The existing value was \$99,395, and the proposed value is \$105,645. Parcel 390633001, described as PT NE1/4 (4.953) ACRES 12-18-11 PARTS OF GREELEY VILLAGE, had its value corrected to reflect a residential lot value. The existing value was \$9,905, and the proposed value is \$39,930. Parcel 390086803, described as E1/2 LESS THREE TRACTS & LESS 16.92 AC SUB IN NE CORNER 12-19-9 (94.62 AC), had its value changed due to a sale split of land to parcel 390086804 and corrected acres per survey. The existing value was \$1,285,530, and the proposed value is \$597,875. Parcel 390086804, described as E1/2 LESS THREE TRACTS & LESS 16.92 AC SUB IN NE CORNER 12-19-9 (109.96 AC), was created from a split and corrected acres per survey. The existing value was \$0, and the proposed value is \$683,630. Parcel 390125600, described as LOT 1 POSS-LUSCOMB ADMIN SUB NW1/4 10-18-11 (5.56 AC), underwent a sale split of land to parcel 390125601 and is now classified as Rural Residential. The existing value was \$323,625, and the proposed value is \$75,585. Parcel 390125601, described as NW1/4 EXCEPT LOT 1 SUB 10-18-11 (157.14 AC), was created from a split. The existing value was \$0, and the proposed value is \$255,755. Parcel 390155800, described as LOT 1 RUNNING CREEKADMIN SUB, underwent a sale split into three parcels and corrected acres per survey. The existing value was \$809,875, and the proposed value is \$263,310. Parcel 390155801, described as LOT 2 IN NE1/4 & S1/2 NW1/4 & PT NW1/4 SW1/4 (N 33 AC OF NW1/4 SW1/4) EXCEPT LOT 1 RUNNING CREEKADMIN SUB 8-17-12 (115.596 AC), was created from a split. The existing value was \$0, and the proposed value is \$516,280. Parcel 390155802, described as PART GOVT LOT 2 LYING EAST OF HWY 11 & UPRR RIGHT-OF-WAYS 8-17-12 (23.27 AC) was created from a split. The existing value was \$0, and the proposed value is \$34,635. Parcel 390095500, described as N1/2 & SW1/4 35-19-9 475.8 ACRES LEO VALLEY PRECINCT, underwent a sale split of land to parcel 390095501. The existing value was \$831,595, and the proposed value is \$280,690. Parcel 390095501, described as N1/2 & SW1/4 35-19-9 475.8 ACRES LEO VALLEY PRECINCT, was created from a split. The existing value was \$0, and the proposed value is \$550,895. Parcel 390003100, described as SW1/4 & 9.991 AC TRACT 8-20-9 (170.2 AC) SPALDING PRECINCT, underwent a sale split of land to parcel 390003101. The existing value was \$1,230,955, and the proposed value is \$970,320. Parcel 390003101, described as NW1/4 EXCEPT 9.991 AC TRACT 8-20-9 (150.2 AC) SPALDING PRECINCT, was created from a split. The existing value was \$0, and the proposed value is \$266,330. Parcel 390157100, described as IOLL-MOBILE HOME W/ADD ON SW1/4 9-17-12 SCOTIA PRECINCT, was combined with parcel 390906400 IOLL. The existing value was \$116,500, and the proposed value is \$121,695. Parcel 390906400, described as PT E1/2 NW1/4 & PT SE1/4 SE1/4 NW1/4, had the IOLL removed. The existing value was \$5,195, and the proposed value is \$0. Parcel 390020400, described as SE1/4 2-20-10 (159.50 AC) CEDAR PRECINCT, was combined with parcel 390923800 IOLL. The existing value was \$592,260, and the proposed value is \$616,025. Parcel 390923800, described as IOLL GRAIN BINS LOCATED ON SE1/4 2-20-10, had the IOLL removed. The existing value was \$23,765, and the proposed value is \$0. Parcel 390135300, described as NW1/4 35-18-11 (158.42 AC) CENTER PRECINCT, was combined with a house and some buildings from parcel 390917200 IOLL. The existing value was \$564,305, and the proposed value is \$1,979,385. Parcel 390917200, described as IOLL ITEMS LOCATED ON S1/2 SW1/4 36-19-11 CENTER PRECINCT, had the remaining IOLL corrected to three buildings. The existing value was \$1,438,590,

and the proposed value is \$23,510. Parcel 390204800, described as PT W1/2 SW1/4 30-17-9 (24.2 AC) SPRING CREEK PRECINCT, had a mobile home removed, a garage removed, and living space added. The existing value was \$466,295, and the proposed value is \$530,075. Parcel 390192100, described as PT W1/2 W1/2 & E1/2 SW1/4 & PT OF E1/2 NW1/4 & W1/2 SE1/4 LYING S & W OF HWY 28-17-10 272.2 AC BRAYTON PRECINCT, had the dry acres corrected. The existing value was \$506,345, and the proposed value is \$504,315. Motion made by Wadsworth to approve the over/under tax corrections as presented by the Assessor, seconded by Leslie. Roll Call Vote: All yes, motion carried. Wadsworth moved to adjourn Board of Equalization at 9:50 a.m., seconded by Leslie. Roll Call Vote: All yes, motion carried.

Trevor Nekoliczak, Planning & Zoning Administrator, met with the Board and requested reappointments to the Board of Adjustment and the appointment of an alternate member. Motion made by Wadsworth to reappoint Ben Keep, Scott Glaser, Dan McManaman, John Winter, Dan Miller and appoint Travis Wood as the alternate member, seconded by Leslie. Roll Call Vote: All yes, motion carried.

A letter of engagement was received from Dana F. Cole & Company to complete the audit for the fiscal year ended that June 30, 2026. Motion made by Wadsworth to approve the letter of engagement, seconded by Leslie. Roll Call Vote: All yes, motion carried.

Next, at 10:00 a.m. the Chairman Foltz opened the sealed bids and read them aloud for the replacement of Structure C003902505. Motion made by Wadsworth to table the decision until July 28, 2026, seconded by Leslie. Roll Call Vote: All yes, motion carried. The Board thanked everyone for submitting bids for this project.

Contractor	Concrete Box Culvert Bid	Metal Culvert Bid
High Plains Structural Group	\$420,666.50	\$369,670.00
A&R Construction Co.	\$203,237.52	\$184,098.95
The Diamond Engineering Co.	\$177,648.49	\$173,098.00
Van Kirk Bros. Contracting	\$162,641.00	\$162,753.00
Myers Construction Inc.	\$213,160.80	\$232,152.59
F&A Concrete Finish LLC	\$123,740.80	\$124,750.00
Husker Engineering Inc.	No Bid	\$130,790.00

Isaac Hansen with Oak Creek Engineering provided an update on the Davis Creek Bridge project. The project was not selected for funding. Plans are expected to be completed and ready for bidding in September 2026.

Sheriff Deaver updates: The Sheriff's Office responded to 88 calls for service during June. Deputies made 35 traffic contacts, issuing 13 citations and 22 warnings. Other activity included serving 11 civil papers, responding to 7 reckless driving complaints, 3 livestock complaints, and a variety of other calls such as accidents, welfare checks, suspicious activity, theft, domestic disturbances, and citizen assists. The new patrol pickup should be delivered soon.

Public Comment: None.

County Attorney Joe McNally requested an Executive Session to discuss Potential Litigation. Foltz moved to enter Executive Session at 10:21 a.m., seconded by Wadsworth. Roll Call Vote: All yes, motion carried. The County Board, County Attorney and Andrew Willis, Cline Williams were present for the executive session. Motion made by Wadsworth to return to regular session at 11:13 a.m., seconded by Foltz. Roll Call Vote: All yes, motion carried. No action taken.

Motion made by Wadsworth to enter a second executive session at 11:14 a.m., seconded by Foltz. Roll Call Vote: All yes, motion carried. The County Board, County Attorney and Sheriff Deaver were present to discuss contract negotiations. Wadsworth moved to exit executive session at 11:41 a.m., seconded by Foltz. Roll Call Vote: All yes, motion carried. No action taken.

Joe McNally, County Attorney recommended appointing special counsel for the Board of Adjustment. Motion made by Wadsworth to authorize the County Attorney to contact and engage qualified legal counsel to represent the Board of Adjustment, including the authority to make a preliminary retention of special counsel as necessary, subject to ratification and approval by the Board at a subsequent meeting, seconded by Leslie. Roll Call Vote: All yes, motion carried.

Motion by Wadsworth to adjourn at 11:43 a.m., second by Foltz. Roll Call Vote: All yes, motion carried. The next regular meeting is scheduled for July 28, 2026.

Dated the 20th day of July 2026.

Jordan Foltz, Chairman

ATTEST:

Mindy A. Grossart
Greeley County Clerk