

WAHOO CITY COUNCIL AGENDA
Tuesday, March 25, 2025 - 7:00 PM
Wahoo Public Library, 637 N Maple St, Wahoo, NE 68066

NOTICE IS HEREBY GIVEN that the Mayor and Council of the City of Wahoo meet on the second and fourth Tuesdays of each month at the Wahoo Public Library, 637 N Maple Street Wahoo, Nebraska, at 7:00 p.m. Notice of special meetings shall be given by posting a notice thereof on the bulletin board in City Hall, U.S. Post Office, and FirstBank of Nebraska, at least 24 hours before the special meeting. All Council meetings are open to the public and the agenda, which is kept continually current, is available for public inspection at the office of the City Clerk at City Hall during normal business hours.

Individuals requiring physical or sensory accommodations, individual interpreter service, Braille, large print or recorded material, please contact the ADA Coordinator at City Hall, 605 North Broadway, Wahoo, Nebraska, 68066, telephone 402-443-3222 as far in advance as possible, but no later than 48 hours before the scheduled event.

{{Name: Agenda Item Name}}

Pledge of Allegiance

Announcement of the Open Meetings Act

Call to order and roll call

Proclamation

Audience comments on items not listed on the agenda

Department head reports

Consent Agenda

1. Acceptance of excused absence of Mayor or Council member(s)
2. Approval of the March 11, 2025, minutes of the City Council
3. Approval of claims

Public hearing and associated action items

Action items not requiring a public hearing

1. Approval of Resolution No. 2025-03 regarding construction of sidewalks in Heritage Heights
2. Discussion regarding possible zoning change to parts of Chestnut Street
3. Approval of a waiver of separate submittals for final plat of Original Town Block 26 Replat.

Mayor's comments on items not listed on the agenda

Council Comments on items not listed on the agenda

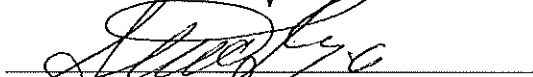
Adjourn

Upcoming planned meeting dates and agenda deadlines

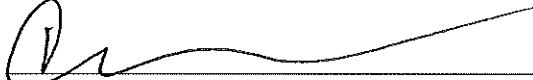
ACKNOWLEDGEMENT OF RECEIPT OF NOTICE OF MEETING

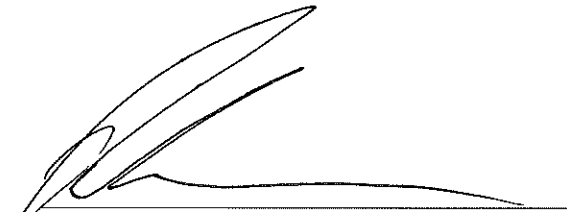
The undersigned members of the governing body of the City of Wahoo, Nebraska, hereby acknowledge receipt of advance notice of a meeting of said body and the agenda for such meeting held at the Wahoo Public Library on Monday March 25, 2025.


Gerald Johnson, Mayor

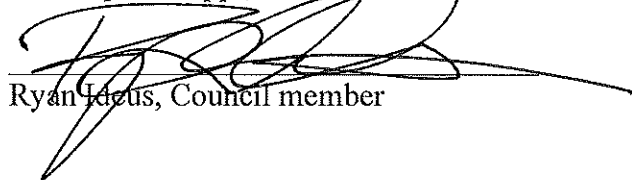

Stuart Krejci, Council member


Shane Sweet, Council member


Carl Warford, Council member


Patrick Nagle, Council member


Christopher Rapp, Council member


Ryan Ideus, Council member

I certify that _____ was absent from the City and did not return until after the meeting and to my personal knowledge was notified of the meeting.


Christina Fasel, City Clerk

Wahoo Public Library**Wahoo, Nebraska****March 11, 2025**

The Council met in Regular session in the Wahoo Public Library, in compliance with the agenda posted at City Hall, Post Office, and First Bank of Nebraska, and the City of Wahoo website, with each Council member being notified of the agenda prior to the meeting. The meeting was called to order by Mayor Gerald D. Johnson at 7:00 PM and opened with the Pledge of Allegiance. The public was informed of the location of posting of the Open Meetings Law. The roll call was taken with the following Council members: Ryan Ideus: Present, Stuart Krejci: Present, Patrick Nagle: Present, Chris Rappl: Present, Shane Sweet: Present, Carl Warford: Absent.

Brian Homes, 1855 N Walnut, addressed the council asking for an update on the North Chestnut drainage way and expressed concerns about development of the lot for sale neat that area. City Administrator Harrell reported that survey work had been done by the street department, and it was determined that there was a sanitary line at the south end that is already at the minimum depth required which means that there is no option to "dig out" the area in question and that relocation of the sewer line would be over a million dollars.

Zach Homolka, 962 N Orange, asked the council to consider amending City Ordinances to allow for chickens within Wahoo city limits. The Mayor advised him that the same topic had been mentioned at the February 25, 2025, meeting and that the topic is in committee to be discussed.

Fire Chief Cody Hull gave an annual report.

Street Superintendent/Cemetery Sexton Joe Wynn gave an annual report.

City Council Member Krejci motioned, and City Council Member Rappl seconded to approve the consent agenda which included approval of the absence of Carl Warford, approval of the minutes of February 25, 2025, meeting of the City Council and approval of the following claims:

BEN – Benefits \$13320.66,
BLD – Access Elevator \$69.24, Baltz, Susan \$400.00, Chem-Tech \$76.93, Heartland Office Cleaners \$1,040.00, Jackson Services \$25.80, Simons \$25.81, Voss \$493.00,
COM – Reditech \$2,068.89,
EDU – League of Nebraska Municipalities \$461.00, Nebraska Law Enforcement Training Center \$15.00, Nebraska Library Association \$40.00,
EQU – Bobcat of Omaha \$7,000.00, Hamilton \$351.09, Hometown Leasing \$162.52,
FIR – Rosenbauer \$391,676.00,
LIB – Amazon \$47.18, Baker & Taylor \$182.10, Cengage \$239.70, Midwest Tape \$375.97,
LOC – One Call Concepts \$21.31,
MISC - Mead Signs \$60.00, Newman \$633.38, Old Republic \$66.00, Wahoo Area Economic Development \$7,500.00, Wahoo Parks and Rec \$45,000.00,
PAY – Payroll \$93,587.30,
PRO – Blue Valley Public Safety \$4,380.00, Bromm, Lindahl \$2,100.00, Eddie Lawn Service \$500.00,
PUB – Wahoo Newspaper \$239.04,
SUB – Filament \$1,650.00,
SUP – Eakes \$77.01, First Edition Printing \$109.48,
UTL – Verizon \$301.32, Wahoo Utilities \$7,000.44, Waste Connections \$266.13, Windstream \$158.31,
VEH – Breunig \$7,821.76, City of Wahoo \$3,463.70.

Roll call vote Krejci, yes; Rappl, yes; Nagle, yes; Sweet, yes; Ideus, yes; Warford, absent and not voting. Motion carried.

City Council Member Rappl motioned, and City Council Member Ideus seconded to approve contracts for mosquito spraying with various municipalities and to grant the mayor the authority to sign those agreements. Roll call vote Rappl, yes; Ideus, yes; Krejci, yes; Nagle, yes; Sweet, yes; Warford, absent and not voting. Motion carried.

City Council Member Krejci motioned, and City Council Member Nagle seconded to approve an audit waiver for the Wahoo Public Building and Grounds Association for the Fiscal Year ending on 12/31/2024. Roll call vote Krejci, yes; Nagle, yes; Sweet, yes; Ideus, yes; Rappl, yes; Warford, absent and not voting. Motion carried.

In preparation for a pay survey that will happen later this year all departments have reviewed their job descriptions and proposed changes. City Administrator Harrell did an independent review of similar communities and determined that the City of Wahoo is currently below average for pay in the street department with new expectations for the street crew. She is recommending that the council approve both the changes in job description and in a blanket approval of an increase in pay rate.

City Council Member Rappl motioned, and City Council Member Krejci seconded to approve the changes to street department job descriptions. Roll call vote Rappl, yes; Krejci, yes; Nagle, yes;; Ideus, yes; Sweet, yes; Warford, absent and not voting. Motion carried.

City Council Member Krejci motioned, and City Council Member Sweet seconded to approve a 6% pay rate increase for all street department positions. Roll call vote Krejci, yes; Sweet, yes; Ideus, yes; Rappl, yes; Nagle, yes; Warford, absent and not voting. Motion carried.

The meeting was adjourned at 8:06pm.

Approved:

Christina Fasel, City Clerk

Gerald D. Johnson, Mayor

GL Account and Title	Vendor Name	Description	Invoice Number	Invoice Date	Net Invoice Amount	Amount Paid
GENERAL FUND						
101-01-550.000 RENTS-LAND/BLDGS/EQUIP						
101-01-550.000 RENTS-LAND/BLDGS/EQUIP	Eakes Office Solutions	contract billing 12/15/24-3/14/25	INV634641	03/15/2025	523.60	.00
Total 101-01-550.000 RENTS-LAND/BLDGS/EQUIP:					523.60	.00
101-01-550.310 MATERIALS & SUPPLIES						
101-01-550.310 MATERIALS & SUPPLIES	BoundTree Medical LLC	first aid kits LARM grant x1	85519914	10/10/2024	53.99	.00
101-01-550.310 MATERIALS & SUPPLIES	Quill Corporation	pens	43143711	03/04/2025	17.89	.00
Total 101-01-550.310 MATERIALS & SUPPLIES:					71.88	.00
101-01-550.330 PRINTING & PUBLICATION						
101-01-550.330 PRINTING & PUBLICATION	First Edition Printing	city of Wahoo check stock 1,500	12189	03/10/2025	281.51	.00
Total 101-01-550.330 PRINTING & PUBLICATION:					281.51	.00
101-01-554.630 BUILDING MAINTENANCE						
101-01-554.630 BUILDING MAINTENANCE	Baltz, Susan	2 weeks office cleaning	2-MAR	03/16/2025	400.00	.00
101-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	City Hall Mop, Towels	5490592	02/04/2025	36.64	.00
101-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	City Hall Mats	5495767	02/11/2025	20.30	.00
101-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	City Hall Mop, Towels	5500782	02/18/2025	36.63	.00
101-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	City Hall Mats	5506380	02/25/2025	60.18	.00
Total 101-01-554.630 BUILDING MAINTENANCE:					553.75	.00
101-01-554.660 COMPUTER/SOFTWARE MAINTENANCE						
101-01-554.660 COMPUTER/SOFTWARE MAINTENANCE	Caselle, Inc.	Contract Support and maintenance charges 4/1/25-4/30/25	139349	03/01/2025	1,025.20	.00
Total 101-01-554.660 COMPUTER/SOFTWARE MAINTENANCE:					1,025.20	.00
101-01-923.010 CONSULTANTS-ATTORNEYS						
101-01-923.010 CONSULTANTS-ATTORNEYS	Bromm, Lindahl, Freeman-	Kennedy - Sullivan	371	03/14/2025	440.00	.00
101-01-923.010 CONSULTANTS-ATTORNEYS	Bromm, Lindahl, Freeman-	Nordstrom	371	03/14/2025	60.00	.00
101-01-923.010 CONSULTANTS-ATTORNEYS	Bromm, Lindahl, Freeman-	Divis	371	03/14/2025	260.00	.00
Total 101-01-923.010 CONSULTANTS-ATTORNEYS:					760.00	.00
101-01-923.050 CONSULTANTS - ACCOUNTANTS						
101-01-923.050 CONSULTANTS - ACCOUNTANTS	BMG, Cert. Pub. Acct., LLP	Final bill 2024-25 audit	66542	02/28/2025	2,000.00	.00
Total 101-01-923.050 CONSULTANTS - ACCOUNTANTS:					2,000.00	.00
Total GENERAL FUND:					5,215.94	.00
POLICE FUND						
102-01-554.640 CAR/TRUCK MAINTENANCE						
102-01-554.640 CAR/TRUCK MAINTENANCE	Sid Dillon Chevrolet	Tahoe repairs	CVCS1317497	03/13/2025	2,013.90	.00

GL Account and Title	Vendor Name	Description	Invoice Number	Invoice Date	Net Invoice Amount	Amount Paid
Total 102-01-554.640 CAR/TRUCK MAINTENANCE:					2,013.90	.00
102-01-554.660 COMPUTER/SOFTWARE MAINTENANCE						
102-01-554.660 COMPUTER/SOFTWARE MAINTENANCE	Nebraska State Patrol	2025 MACH licenses	1468369	02/24/2025	232.00	.00
Total 102-01-554.660 COMPUTER/SOFTWARE MAINTENANCE:					232.00	.00
102-01-940.720 OTHER EQUIPMENT						
102-01-940.720 OTHER EQUIPMENT	BIZCO Technologies	doc for new cruiser	INV00464325	02/20/2025	164.68	.00
Total 102-01-940.720 OTHER EQUIPMENT:					164.68	.00
Total POLICE FUND:					2,410.58	.00
STREET FUND						
103-01-550.310 MATERIALS & SUPPLIES						
103-01-550.310 MATERIALS & SUPPLIES	BoundTree Medical LLC	first aid kits LARM grant x10	85519914	10/10/2024	539.90	.00
Total 103-01-550.310 MATERIALS & SUPPLIES:					539.90	.00
103-01-550.360 UTILITIES-ELEC./TELE./GARBAGE						
103-01-550.360 UTILITIES- ELEC./TELE./GARBAGE	Butler Public Power District	Walking Trail Tunnel Lt	MARCH2025	03/07/2025	33.30	.00
Total 103-01-550.360 UTILITIES-ELEC./TELE./GARBAGE:					33.30	.00
103-01-554.630 BUILDING MAINTENANCE						
103-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	St. mats	5490590	02/04/2025	30.00	.00
103-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	St. mats	5495766	02/11/2025	30.00	.00
103-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	St. mats	5500780	02/18/2025	30.00	.00
103-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	St. mats	5506379	02/25/2025	30.00	.00
Total 103-01-554.630 BUILDING MAINTENANCE:					120.00	.00
103-01-554.640 CAR/TRUCK MAINTENANCE						
103-01-554.640 CAR/TRUCK MAINTENANCE	O'Reilly Automotive, Inc.	dimmer switch	5646-297747	02/19/2025	11.99	.00
103-01-554.640 CAR/TRUCK MAINTENANCE	O'Reilly Automotive, Inc.	returned dimmer switch	5646-297763	02/20/2025	4.00-	.00
103-01-554.640 CAR/TRUCK MAINTENANCE	Ty's Outdoor Power & Serv	spring for snow plow	328517	03/04/2025	119.78	.00
Total 103-01-554.640 CAR/TRUCK MAINTENANCE:					127.77	.00
103-01-554.650 EQUIPMENT MAINTENANCE						
103-01-554.650 EQUIPMENT MAINTENANCE	Inland Truck Parts & Servic	return of oil bath seal and hub cap gasket	CM131339	12/09/2024	99.64-	.00
103-01-554.650 EQUIPMENT MAINTENANCE	Inland Truck Parts & Servic	brake repair ford 700	IN-1769749	03/07/2025	883.78	.00
103-01-554.650 EQUIPMENT MAINTENANCE	Inland Truck Parts & Servic	credit for brake shoe core	SO-2475241	03/07/2025	48.00-	.00
103-01-554.650 EQUIPMENT MAINTENANCE	Saunders Co. Tire, LLC	tire repair	131046	02/26/2025	20.00	.00
103-01-554.650 EQUIPMENT MAINTENANCE	Wahoo Auto Parts LLC	hydro filters	5398-303149	03/06/2025	55.50	.00

GL Account and Title	Vendor Name	Description	Invoice Number	Invoice Date	Net Invoice Amount	Amount Paid
Total 103-01-554.650 EQUIPMENT MAINTENANCE:					811.64	.00
103-09-550.310 MATERIALS & SUPPLIES						
103-09-550.310 MATERIALS & SUPPLIES	Wahoo Utilities	December 2024 materials	STREET LIGH	03/01/2025	741.49	.00
103-09-550.310 MATERIALS & SUPPLIES	Wahoo Utilities	November 2024 materials	STREET LIGH	03/01/2025	1,095.33	.00
103-09-550.310 MATERIALS & SUPPLIES	Wahoo Utilities	October 2024 materials	STREET LIGH	03/01/2025	801.98	.00
103-09-550.310 MATERIALS & SUPPLIES	Wahoo Utilities	August 2024 materials	STREET LIGH	03/01/2025	532.46	.00
Total 103-09-550.310 MATERIALS & SUPPLIES:					3,171.26	.00
103-09-554.670 ST LIGHT MAINT - LABOR ONLY						
103-09-554.670 ST LIGHT MAINT - LABOR ONLY	Wahoo Utilities	December 2024 labor	STREET LIGH	03/01/2025	5,451.30	.00
103-09-554.670 ST LIGHT MAINT - LABOR ONLY	Wahoo Utilities	November 2024 labor	STREET LIGH	03/01/2025	4,051.06	.00
103-09-554.670 ST LIGHT MAINT - LABOR ONLY	Wahoo Utilities	October 2024 labor	STREET LIGH	03/01/2025	7,195.34	.00
103-09-554.670 ST LIGHT MAINT - LABOR ONLY	Wahoo Utilities	October 2024 labor - hit pole	STREET LIGH	03/01/2025	41.62	.00
103-09-554.670 ST LIGHT MAINT - LABOR ONLY	Wahoo Utilities	September 2024 labor	STREET LIGH	03/01/2025	2,139.18	.00
103-09-554.670 ST LIGHT MAINT - LABOR ONLY	Wahoo Utilities	September 2024 labor - hit pole	STREET LIGH	03/01/2025	226.75	.00
103-09-554.670 ST LIGHT MAINT - LABOR ONLY	Wahoo Utilities	August 2024 labor	STREET LIGH	03/01/2025	757.07	.00
Total 103-09-554.670 ST LIGHT MAINT - LABOR ONLY:					19,862.32	.00
103-09-940.740 STRUCTURES, BLDG & IMPROV.						
103-09-940.740 STRUCTURES, BLDG & IMPROV.	Wahoo Utilities	November 2024 Wilmer Ridge new lights	STREET LIGH	03/01/2025	22,074.96	.00
Total 103-09-940.740 STRUCTURES, BLDG & IMPROV.:					22,074.96	.00
Total STREET FUND:					46,741.15	.00
CEMETERY FUND						
104-01-550.310 MATERIALS & SUPPLIES						
104-01-550.310 MATERIALS & SUPPLIES	BoundTree Medical LLC	first aid kits LARM grant x2	85519914	10/10/2024	107.98	.00
Total 104-01-550.310 MATERIALS & SUPPLIES:					107.98	.00
Total CEMETERY FUND:					107.98	.00
PARKS & RECREATION FUND						
105-01-142.600 DUE FROM OTHER FUNDS						
105-01-142.600 DUE FROM OTHER FUNDS	BoundTree Medical LLC	first aid kits LARM grant x9	85519914	10/10/2024	485.91	.00
Total 105-01-142.600 DUE FROM OTHER FUNDS:					485.91	.00
Total PARKS & RECREATION FUND:					485.91	.00
FIRE FUND						
106-01-550.310 MATERIALS & SUPPLIES						
106-01-550.310 MATERIALS & SUPPLIES	Jackson Services, Inc.	Case of soap	5456883	12/17/2024	45.00	.00

GL Account and Title	Vendor Name	Description	Invoice Number	Invoice Date	Net Invoice Amount	Amount Paid
Total 106-01-550.310 MATERIALS & SUPPLIES:					45.00	.00
106-01-554.630 BUILDING MAINTENANCE						
106-01-554.630 BUILDING MAINTENANCE	Jackson Services, Inc.	Fire Dept mats, towels, soap	5490575	02/04/2025	129.54	.00
Total 106-01-554.630 BUILDING MAINTENANCE:					129.54	.00
Total FIRE FUND:					174.54	.00
DEBT SERVICE FUND						
110-01-554.660 COMPUTER/SOFTWARE MAINTENANCE						
110-01-554.660 COMPUTER/SOFTWARE MAINTENANCE	Caselle, Inc.	Contract Support and maintenance charges 4/1/25-4/30/25	139349	03/01/2025	187.20	.00
Total 110-01-554.660 COMPUTER/SOFTWARE MAINTENANCE:					187.20	.00
Total DEBT SERVICE FUND:					187.20	.00
BUILDING & ZONING FUND						
115-01-550.310 MATERIALS & SUPPLIES						
115-01-550.310 MATERIALS & SUPPLIES	BoundTree Medical LLC	first aid kits LARM grant x1	85519914	10/10/2024	53.99	.00
Total 115-01-550.310 MATERIALS & SUPPLIES:					53.99	.00
115-01-550.410 EDUCATION & TRAINING EXPENSE						
115-01-550.410 EDUCATION & TRAINING EXPENSE	Crowne Plaza	2 nights NPZA conference	10582	03/07/2025	309.90	.00
Total 115-01-550.410 EDUCATION & TRAINING EXPENSE:					309.90	.00
115-01-923.010 CONSULTANTS-ATTORNEYS						
115-01-923.010 CONSULTANTS-ATTORNEYS	Bromm, Lindahl, Freeman-	dorothy encroachment	371	03/14/2025	40.00	.00
115-01-923.010 CONSULTANTS-ATTORNEYS	Bromm, Lindahl, Freeman-	Building code	371	03/14/2025	80.00	.00
Total 115-01-923.010 CONSULTANTS-ATTORNEYS:					120.00	.00
Total BUILDING & ZONING FUND:					483.89	.00
RESCUE SQUAD						
121-01-550.310 MATERIALS & SUPPLIES (NON-MED)						
121-01-550.310 MATERIALS & SUPPLIES (NON-MED)	Jackson Services, Inc.	Case of soap	5456883	12/17/2024	45.00	.00
Total 121-01-550.310 MATERIALS & SUPPLIES (NON-MED):					45.00	.00
Total RESCUE SQUAD:					45.00	.00
Grand Totals:					55,852.19	.00

GL Account and Title	Vendor Name	Description	Invoice Number	Invoice Date	Net Invoice Amount	Amount Paid
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Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

Draft

RESOLUTION NO. 2025-03

WHEREAS, the Mayor and Council of the City of Wahoo, Nebraska, have adopted Subdivision Regulations, and,

WHEREAS, said Subdivision Regulations provide for the requirement of a developer for final plat approval by the City subject to certain terms and conditions, and,

WHEREAS, one such condition is that following final plat approval all lots within the subdivision shall be subject to the requirement to construct a series of pedestrian sidewalks in order to safely allow for pedestrian travel outside of the public streets, and,

WHEREAS, the Heritage Heights subdivision was and remains subject to those sidewalk construction restrictions, and,

WHEREAS, the requisite timeframe has elapsed and there are four (4) lots within the development which do not presently have sidewalks installed in contravention of this regulatory obligation, and,

WHEREAS, Resolution No. 2024-20 was approved on October 20, 2024 allowing for the construction of sidewalks on three other properties.

NOW, THEREFORE, BE RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF WAHOO, NEBRASKA as follows:

1. That the findings herein above made should be and are hereby made a part of this Resolution as fully as if set out at length herein.
2. That the Mayor and Council of the City of Wahoo, Nebraska, acting as an enforcement agent of the city subdivision regulations do hereby determine that Lot 122 within the Heritage Heights subdivision are out of compliance with their obligation to install sidewalks, which creates an unduly safety risk upon the public at large.
3. That the building inspector did notify these lot owners regarding their obligation to complete installation of sidewalks on their lots on June 7, 2023, with a completion deadline of August 1, 2023. Construction must be compliant with the standards and specifications currently found within Section 4.21 of the City's subdivision regulations.

PASSED AND APPROVED this 25th day of March 2025.

CITY OF WAHOO, NEBRASKA,

By:

Gerald D. Johnson, Its Mayor

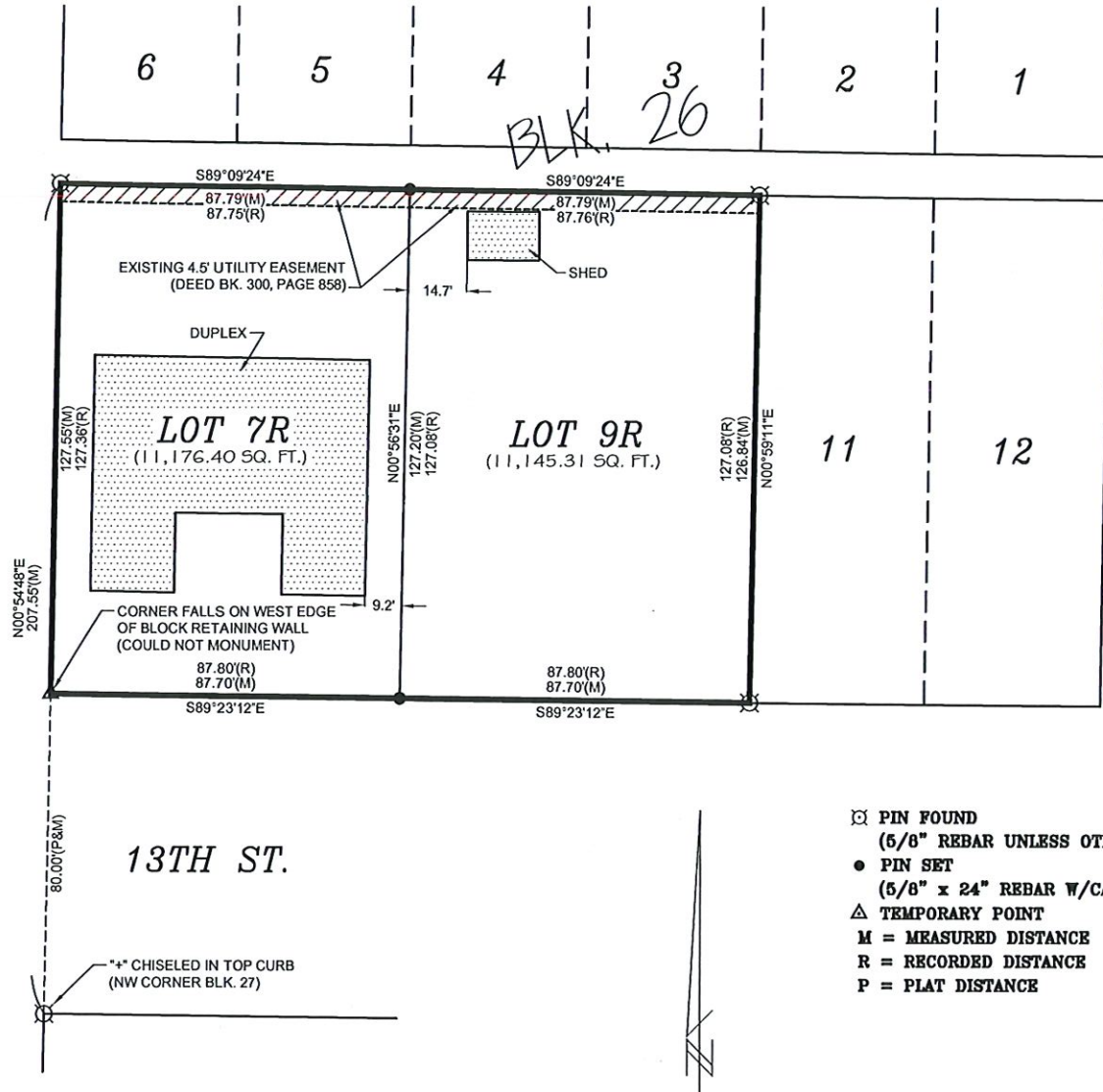
ATTEST:

Christina Fasel, City Clerk

(SEAL)

FINAL PLAT "ORIGINAL TOWN BLOCK 26 REPLAT"

A REPLAT OF LOTS 7, 8, 9 AND 10, BLOCK 26, ORIGINAL TOWN,
CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA.



LOCUST ST.

13TH ST.

- PIN FOUND
(5/8" REBAR UNLESS OTHERWISE NOTED)
- PIN SET
(5/8" x 24" REBAR W/CAP)
- ▲ TEMPORARY POINT
- M = MEASURED DISTANCE
- R = RECORDED DISTANCE
- P = PLAT DISTANCE

SURVEYORS CERTIFICATE:

I, JEREMY A. CHARLES, NEBRASKA PROFESSIONAL LAND SURVEYOR No. 618, DULY REGISTERED UNDER THE LAND SURVEYOR'S REGULATION ACT, HEREBY CERTIFY THAT I HAVE CAUSED LOTS 7, 8, 9 AND 10, BLOCK 26, ORIGINAL TOWN, CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA TO BE SURVEYED AND REPLATTED AND TO BE HERINAFTER KNOWN AS LOTS 7R AND 9R, BLOCK 26, ORIGINAL TOWN, CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA.

THIS PLAT IS A TRUE DELINEATION OF SAID SURVEY PERFORMED PERSONALLY OR UNDER MY DIRECT SUPERVISION; THAT SAID SURVEY WAS MADE WITH REFERENCE TO KNOWN AND RECORDED MONUMENTS MARKED AS SHOWN, AND TO THE BEST OF MY KNOWLEDGE AS BELIEF IS TRUE, CORRECT AND IN ACCORDANCE WITH THE LAND SURVEYOR'S REGULATION ACT IN EFFECT AT THE TIME OF THIS SURVEY. PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL CORNERS AS SHOWN ON THE PLAT AND ARE DESCRIBED IN THE LEGEND. ALL BEARINGS SHOWN ON THE PLAT ARE ASSUMED AND WERE USED FOR DESCRIPTIVE PURPOSES ONLY, THEY SHOULD NOT BE RELIED ON TO DETERMINE CARDINAL DIRECTIONS. ALL DIMENSIONS ARE CHORD MEASUREMENTS AND ARE IN FEET AND DECIMALS OF A FOOT. ALL ANGLES AND DISTANCES WERE MEASURED WITH AN SPECTRA PRECISION SP60 GPS, NIKON MODEL DTM-520 TOTAL STATION AND/OR A 200-FOOT SOKKIA NYCLAD TAPE.

SIGNED THIS 17th DAY OF MARCH, 2025.

JEREMY A. CHARLES P.L.S. 618



DEDICATION:

KNOW ALL MEN BY THESE PRESENTS: THAT VERA J. HOPPE, BEING THE OWNER AND PROPRIETOR OF THE REAL ESTATE DESCRIBED IN THE SURVEYORS CERTIFICATE AND EMBRACED WITHIN THIS PLAT, DO HEREBY REPLAT SAID REAL ESTATE INTO TWO LOTS AS SHOWN ON THE ATTACHED PLAT, TO BE HERINAFTER KNOWN AS LOT 7R AND 9R, BLOCK 26, ORIGINAL TOWN TO THE CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA. SAID DEDICATION IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER THEREOF. SAID OWNER HEREBY RATIFIES AND APPROVES OF THE DISPOSITION OF THEIR PROPERTY AS SHOWN ON THIS PLAT.

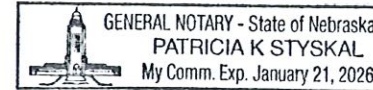
Vera Hoppe
VERA J. HOPPE

ACKNOWLEDGE OF NOTARY:

STATE OF NEBRASKA)
)SS.
COUNTY OF SAUNDERS)

ON THIS 17th DAY OF MARCH, 2025, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, QUALIFIED IN SAID COUNTY, PERSONALLY CAME, VERA J. HOPPE KNOWN TO ME TO BE THE IDENTICAL PERSONS WHOSE NAME IS AFFIXED TO THE FOREGOING PLAT AND DEDICATION, ACKNOWLEDGE THE EXECUTION OF THE SAME TO BE THEIR VOLUNTARY ACT AND DEED. WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Patricia K. Styskal
NOTARY PUBLIC



TREASURER:

I HEREBY CERTIFY THAT THE RECORDS IN MY OFFICE SHOW NO TAXES DELINQUENT ON THE LAND ENCOMPASSED BY THE OUTER BOUNDARY DESCRIPTION WHICH APPEARS ON THIS PLAT.

Amber G. Scoulton
COUNTY TREASURER



COUNTY SURVEYOR:

I HEREBY APPROVE THE NUMBERING OF THE LOTS REPLATTED IN BLOCK 26, ORIGINAL TOWN, LOCATED IN THE CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA, THIS 17th DAY OF MARCH, 2025.

Jeremy A. Charles
COUNTY SURVEYOR

WAHOO PLANNING COMMISSION:

THIS REPLAT WAS APPROVED BY THE PLANNING COMMISSION OF THE CITY OF WAHOO AT ITS MEETING ON THE _____ DAY OF _____, 2025.

CHAIRPERSON

WAHOO CITY COUNCIL:

THIS REPLAT WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF WAHOO AT ITS MEETING ON THE _____ DAY OF _____, 2025.

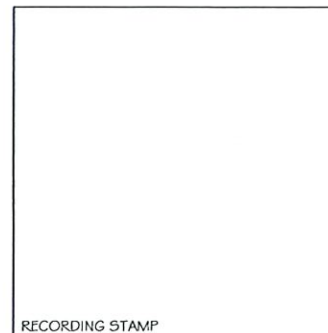
MAYOR

ATTEST: _____
CITY CLERK

WAHOO CITY ENGINEER:

THE REPLAT WAS REVIEWED AND APPROVED BY THE WAHOO CITY ENGINEER ON THIS _____ DAY _____, 2025.

WAHOO CITY ENGINEER



CHARLES SURVEYING LLC.
JEREMY A. CHARLES
21 N. 3RD CIRCLE
MEAD NE 68041
(402) 443-6955

REPLAT	scale:	1"=30'
	date:	03/17/2025
	drawn by:	JC
	field wk:	JC/CB
A REPLAT OF LOTS 7, 8, 9 AND 10, BLOCK 26, ORIGINAL TOWN, CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA.		sheet:
		1 of 1