

AGENDA

August 25, 2026

1. Please silence all cell phones
2. Pledge Allegiance and Prayer
3. Roll Call
4. Inform public of the posting of the open meeting laws
5. The meeting notice was published in the Columbus Telegram on August 18th, and the Humphrey Democrat on August 19th, 2026
6. Approval of agenda as written
7. Approve the minutes of July 28th as written
8. **Discussion and possible action on the following:**
9. County Treasurer
 - 9.a. Motion to Open the Hearing
 - 9.b. Motion to Close the Hearing
 - 9.c. Requesting approval of the following Motor Vehicle Exemptions as presented by the County Treasurer: Columbus Community Hospital, Inc. (2)
10. Motion to adjourn to September 22nd, 2026
11. Please silence all cell phones
12. Roll call
13. Inform public of the posting of the open meeting laws
14. The meeting notice was published in the Columbus Telegram on August 18th, and the Humphrey Democrat on August 19th, 2026
15. Approve the agenda as written
16. Approve the minutes for August 11th, 2026 as written
17. **Discussion and possible action on the following:**
18. Theresa Grape - CVB
 - 18.a. CVB Improvement Grant Guidelines & Application Updates
19. Tim Hofbauer - IT/Emergency Management
 - 19.a. Approval not to exceed \$2,000.00 for consulting services on the rental of tower space and up to \$2,000.00 for tower structural study if needed
20. Set Levy Limits
 - 20.a. Consideration of Approval of Levy Limits for Townships, Rural Fire Districts, and Ag Park
 - 20.b. Consideration to adopt Resolution 26-24 setting the Levy Limits for the Townships, Rural Fire Districts, and Ag Park
21. D.A. Davidson

- 21.a. Resolution 26-22 authorizing notes in one or more series for the interim financing of road projects
- 21.b. Resolution 26-23 authorizing bonds in one or more series for the purpose of long-term financing for the road projects
- 21.c. Authorize the Chairperson to sign the disclosure/engagement letter with D.A. Davidson
- 22. Support for limiting the increasing load limits on trucks, authorizing the signing of letters to Senator Fischer, Senator Rickets, Representative Flood, and adoption of Resolution 26-25 — On Opposing Truck Size or Weight Increases.
- 23. Highway Department
 - 23.a. 808B Change order
 - 23.b. Utility Permits
 - 23.b.1. Midstates Data Transport Permit (BN 4 and MB 54),
Midstates Data Transport Permit (MA 1819)
 - 23.c. Three Temporary Easements
 - 23.c.1. Leroy L Jr. and David W Sprunk, 23877 400 Ave,
Monroe NE 68647
 - 23.c.2. David W. Sprunk, 24018 415 Ave, Monroe, NE 68647
 - 23.c.3. Daniel L. Sprunk, David W Sprunk and Leroy J Sprunk,
23419 415 Ave, Monroe, NE 68647
 - 23.d. Road Report
- 24. Recommendation for Temporary Salary Adjustments for County Attorney and Deputy County Attorney
- 25. Remove from the table
 - 25.a. DMV Concerns
 - 25.b. Social Media Guidelines
 - 25.c. East Central Health District - General Assistance Contract
- 26. Committee Reports
- 27. Motion to accept, file and credit the proper accounts in correspondence: Monthly Fee Reports, Charter Communications — Channel Change Notice, St. of NE, Dept of Water, Energy, and Environment — Issued Permit — Construction and Operating for Wilke Cattle Company Concentrated Animal Feeding Operation, NDOT - Bridge Load Posting Responsibilities and Confirmation Requirements, 2026 Annual County inventories, County Treasurer Receipts \$143,681.22.
- 28. Motion to approve claims except for a Trouba Law Claim in the amount of \$3162.50
- 29. Approve Trouba Law claim in the amount of \$3162.50
- 30. Public Comments

31. Closed Session to seek legal advice on a personnel matter for the protection of the public's interest.
32. Motion to Adjourn to September 8th, 2026

The agenda for the meeting subject to change, is kept continuously current and is available for public inspection at the office of the County Clerk in the Platte County Courthouse, Columbus, Nebraska.



PLATTE COUNTY

IMPROVEMENT FUND GRANT GUIDELINES AND APPLICATION

PURPOSE OF FUNDS

The purpose of the Platte County Improvement Fund grant is to provide funding for the improvement of existing or creation of new visitor attractions and facilities in Platte County. The funds available through this program are provided from the lodging tax revenue fund and are to be used for visitor attractions or recreational facilities that attract visitors to Platte County, Nebraska, owned by the public or any nonprofit organization, as the Nebraska Visitors Development Act, Neb. Rev. Stat. §81-3701 through §81-3724, et seq. provides.

USE OF FUNDS

Tax revenues are deposited in one or both of two funds: 1) a County Visitors Promotion Fund and/or 2) a County Visitors Improvement Fund.

For the County Visitors Promotion Fund, a maximum 2% lodging tax can be collected for use in tourism promotion and marketing, but not for construction of attractions or other tourism facilities.

For the County Visitors Improvement Fund, a maximum 2% lodging tax can be collected for: 1) making grants for planning, construction, renovation, expanding, and improving attractions owned by the public or any nonprofit organization (except for attractions where pari-mutuel wagering is conducted), or 2) tourism promotion and marketing, when the attractions in a county are determined to be adequate and not needing improvement. Revenues in only the County Visitors Improvement Fund can be used for capital construction and must be for attractions that are open to the public and are of educational, cultural, historical, artistic, or recreational significance. Revenues may also be used for acquiring or expanding exhibits for existing attractions. The maximum grant from the Improvement Fund cannot be greater than the annual proceeds from a 1% lodging tax for a term not to exceed 20 years.

Revenues in both funds can be used for printing brochures, erecting signs, mass media advertising, and other tourism promotion and marketing.

CRITERIA FOR GRANTS:

Applications for funding from the Improvement Fund will be considered based on the Committee's assessment of these criteria:

- a project's potential to draw overnight guests to Platte County will be given priority consideration.
- long-term investment in the community, and will provide a good "rate of return" to the region comparing the amount of money requested with the total revenue from out-of-town.
- is unique to the area; something that can be identified with Platte County and when visitors think of the attraction, they think of Platte County.
- will encourage and solicit attendance from the general public.
- attraction must generate positive visibility for Platte County.

EXCLUSIONS

No part of the grant funds may be used for:

- general operating funds
- for additional or current personnel salaries
- for supplies and equipment
- for general maintenance of an existing facility
- for items not included in the approved grant application
- in any manner that would violate the Nebraska Visitors Development Act, Neb. Rev. Stat. §81-3701 through §81-3724, et seq. All grants are discretionary, based upon available funds, other anticipated uses, appropriateness and anticipated effectiveness of proposed use.

APPLICATION PROCESS

APPLICATION

Each grant application must include a complete grant application; project description, timeline and budget; contractor bids, proof of nonprofit status and letters of support (minimum of 3). No faxed or emailed copies of the grant will be accepted. Failure to complete the entire application may result in rejection of your fund request.

DEADLINES

All Visitor Improvement Fund Grant applications must be submitted to the Visit Columbus Platte County, Nebraska office by 12:00 pm CT Wednesday, October 1, 2025. NO EXCEPTIONS. One original application and 8 complete copies must be submitted at this time. No faxed or email copies will be accepted.

The Visit Columbus Platte County, Nebraska Advisory Committee will review each grant application. Upon approval or modification by the Platte County Board of Supervisors, considering the Advisory Committee recommendation, notification will be made in writing to the winning applicants.

Projects funded through the Improvement Fund must be completed within 18 months of the date of application approval, unless written authorization of deadline extension is received from Platte County. For projects not completed within the 18-month time frame without written authorization of extension, the grant will immediately be terminated, and funds will not be distributed. Multi-year projects must provide a progress report quarterly.

PRESENTATION

- Applicants must be present at the Advisory Committee meeting at which their application is reviewed.
- Applicants will be notified of presentation date & time by the Visit Columbus Director.
- Presentations must not be longer than 15 minutes.

ANNOUNCEMENT OF AWARD

Approved applicants will be notified by the Visit Columbus Platte County, Nebraska and additional paperwork will be required.

CONTRACT

All awards are subject to Platte County (Grantor) and awarded applicant (Grantee) entering into a contract detailing each parties' obligations. If the parties are unable to enter into a mutually agreeable contract, then the awarded grant will be disallowed.

The Grantee will obtain all necessary local and state permits.

CREDITING REQUIREMENT

Upon project completion a permanent sign or plaque acknowledging the Visit Columbus Platte County, Nebraska's support shall be placed in a prominent location. For multi-year improvement projects, temporary signage acknowledging the support of Visit Columbus Platte County, Nebraska should be placed in a prominent location.

REPORTING

Thirty days after the completion of the project, or the end of the calendar year for multi-year projects, a report will be submitted to Visit Columbus giving final results or progress toward results. The report must outline if the objectives of the project were met, if not, what were the circumstances that led to the lack of progress. The report will also include copies of all paid receipts/invoices and copies of checks used to pay the invoices. No money will be released until the final report is presented and approved. Furthermore, no money will be released beyond those expenses documented by paid receipts.

PAYMENT

- Grants are paid directly to the grantee, not to vendors of products or services.
- Upon receipt and acceptance of the final project report or the end-of-year progress report, the Visit Columbus Platte County, Nebraska will request a check from the Platte County Clerk for the payment of grant funds, depending upon availability of funds. This check will be sent by the Clerk directly to the grantee.
- The Platte County Board of Supervisors and Visit Columbus Platte County, Nebraska can only use proceeds from the Platte County Visitors Improvement Fund to fund any project herein and shall not obligate itself to use any money outside the Platte County Visitors Improvement Fund to fund any project herein.
- Furthermore, Visit Columbus shall not give multi-year grants (taking into consideration all other grants) that obligate Platte County to amounts over and above amounts accruing in the Improvement Fund through the collection of the 2% Lodging Tax.

REVIEW PROCESS

Grants are discretionary, based upon available funds, other anticipated uses, appropriateness and anticipated effectiveness of the accepted project. Furthermore, said project must continue to comply with the Nebraska Visitors Development Act, Neb. Rev. Stat. §81-3701 through §81-3724, et seq.



IMPROVEMENT FUND GRANT APPLICATION

For visitor attraction and recreational facility improvement projects in Platte County

IMPORTANT: Complete the entire application and attach all required supporting documents. Incomplete applications may be rejected. Use additional pages when necessary.

1. Applicant Information

Legal name of applicant	
Organization / Attraction Name	
Organization Type	☐ Public entity ☐ Nonprofit organization
Primary Contact Name & Title	
Mailing Address	
City / State / ZIP	
Phone	
Email	
Project / Attraction Address	
Federal EIN (if applicable)	

2. Project & Funding Request

Project Title	
Total Project Cost	\$
Improvement Fund Amount Requested	\$
Other Committed Funding	\$
Anticipated Project Start Date	
Anticipated Completion Date	
Is this a multi-year project?	☐ Yes ☐ No

3. Eligibility & Public Benefit

The Improvement Fund is intended for the improvement of existing or creation of new visitor attractions and facilities in Platte County. Eligible capital uses include planning, construction, renovation, expansion, improvement, and acquiring or expanding exhibits for qualifying attractions.

- ☐ The attraction/facility is located in Platte County, Nebraska.
- ☐ The attraction/facility is owned by a public entity or nonprofit organization.
- ☐ The attraction/facility is open to the public.
- ☐ The attraction/facility has educational, cultural, historical, artistic, or recreational significance.
- ☐ The proposed use of funds is not for general operating funds, personnel salaries, supplies/equipment, general maintenance, or items outside the approved grant application.



Describe the attraction/facility, its ownership, public access, and its educational, cultural, historical, artistic, or recreational significance or entertainment value:

4. Project Description

Describe exactly what is planned, constructed, renovated, expanded, improved, acquired, or added. Identify the need for the project and the expected finished result.

5. Tourism Impact & Grant Criteria

A. Overnight stays - Explain the project's potential to draw overnight guests to Platte County. Include the basis for your estimate, how overnight visitation will be measured or documented and its biggest strength for drawing visitors to the area.

Estimated annual out-of-town visitors: _____ Estimated annual overnight visitors/room nights: _____



B. Long-term investment / rate of return - Explain the long-term value to the community and region. Compare the grant amount requested with anticipated visitor spending, attendance, overnight stays, or other measurable economic benefit. Include any research completed supporting a positive rate of return to the area. (Ex: Visiting similar projects/entities in other communities; impact studies generated, etc.)

C. Unique connection to Platte County - Explain what makes this project or attraction unique to the area and how it will be identified with Platte County.

D. General public attendance - Explain how the project will encourage and solicit attendance from the general public.

E. Positive visibility - Explain how the attraction/project will generate positive visibility for Platte County.

6. Project Timeline

Projects must be completed within 18 months of application approval unless a written deadline extension is authorized by Visit Columbus Platte County, Nebraska. Multi-year projects must provide quarterly progress reports.

Phase / Activity	Start Date	Completion Date	Responsible Party

7. Project Budget

List the specific project costs included in this request. Attach contractor bids/estimates supporting the amounts below.

Project Item / Scope	Vendor / Contractor	Total Cost	Grant Funds Requested
TOTAL		\$	\$

8. Other Funding Sources

List your investment in the project as well as other funding sources.

Source	Amount	Status (Committed/Pending)	Restrictions / Notes

9. Long-Term Project Goals & Outcomes

What are your projected goals and anticipated outcomes for this project over the next 5 years and 10 years? Describe how the project is expected to grow, remain sustainable, increase visitation, strengthen its impact on Platte County, and continue providing value to visitors and the community.

5-Year Projected Goals & Outcomes:

10-Year Projected Goals & Outcomes:

10. Required Attachments

- ☐ List of Board of Directors
- ☐ Copy of Bylaws
- ☐ Schedule of Board Meetings
- ☐ Copy of Determination Letter from the IRS confirming tax exempt status
- ☐ Detailed project description.
- ☐ Project timeline.
- ☐ Detailed project budget.
- ☐ Contractor bids/estimates.
- ☐ Proof of nonprofit status, if applicant is a nonprofit organization.
- ☐ Minimum of three (3) letters of support.
- ☐ Any additional plans, drawings, photographs, or documentation that help explain the project.



11. Applicant Acknowledgments

- ☐ I understand that grant awards are discretionary and depend on available funds, anticipated uses, appropriateness, and anticipated effectiveness of the project.
- ☐ I understand that awarded projects are subject to a contract between Platte County (Grantor) and the awarded applicant (Grantee).
- ☐ I understand that the Grantee is responsible for obtaining all necessary local and state permits.
- ☐ I understand that grant funds are paid directly to the Grantee, not to vendors.
- ☐ I understand that payment is dependent upon required reporting, approval, documentation of paid expenses, and availability of Improvement Fund monies.
- ☐ I understand that no funds will be released beyond expenses documented by paid receipts/invoices and copies of checks used to pay those invoices.
- ☐ I agree to submit a final report within 30 days after project completion, or required progress reports for a multi-year project.
- ☐ I agree to place required permanent or temporary signage acknowledging Visit Columbus Platte County, Nebraska support.
- ☐ I understand that the project must continue to comply with the Nebraska Visitors Development Act, Neb. Rev. Stat. §81-3701 through §81-3724, et seq. (as amended from time to time)

12. Certification & Signature

I certify that the information contained in this application and its attachments is true and complete to the best of my knowledge, and that I am authorized to submit this application on behalf of the applicant.

Authorized representative name/title	
Signature	
Date	

Submission & Presentation Requirements

Based on the attached guidelines (Form date 8/20/2026): applications are required by 12:00 p.m. CT Thursday, October 1, 2026, with, one original, and three complete copies; as well as submitted via email to tgrape@plattecounty.ne.gov as an attachment. Faxed applications are not accepted. Applicants must attend the Advisory Committee meeting at which the application is reviewed, and presentations may not exceed 15 minutes. Final application approvals are made by the Board of Supervisors. Confirm the deadline and submission requirements for the current grant cycle before completing this form.

RESOLUTION 26-25
ON OPPOSING TRUCK SIZE OR WEIGHT INCREASES

WHEREAS, Platte County is committed to the safety of our roads for our citizens and the integrity of our infrastructure; and

WHEREAS, there recently has been a coordinated push in Congress to allow significantly heavier truck weights, including a 91,000-pound 10-year Pilot Project, as well a permanent increase to 88,000 pounds for auto-hauler trucks; and

WHEREAS, according to TRIP, a national transportation research group, 15% of Nebraska's major roads are in poor or mediocre condition. Driving on deteriorated roads costs motorists \$422 million a year (\$290 per motorist) in the form of additional repairs, accelerated vehicle depreciation, and increased fuel consumption and tire wear (TRIP 2026);

WHEREAS, tractor-trailers do not stay on the interstates – they do come off for deliveries and to refuel and frequently, when an Interstate is closed due to construction or a crash. Excess weight raises the truck's center of gravity, making it more prone to rolling over. Adding 11,000 more pounds to these trucks would not improve safety on our roads; and

WHEREAS, according to the Federal Motor Carrier Safety Administration (FMCSA) there were 1,004 large-truck crashes in Nebraska in 2024 resulting in 61 people killed (NHTSA) and 438 people injured (FMCSA); and,

WHEREAS, local and municipal governments already have difficulty maintaining public works budgets with limited capacity to raise revenue through fees and taxes, and costs are getting more expensive. Adding bigger trucks will make our infrastructure deteriorate at a faster rate; and

NOW, THEREFORE, BE IT RESOLVED, that Platte County opposes any increases in tractor-trailer truck size or weight at the federal or state levels and encourages our elected delegations to oppose related legislation.

John Harms, Platte County District No. 1

Jerry Micek, Platte County District No. 2

Kim Kwapioski, Platte County District No. 3

Joe Ott, Platte County District No. 4

Robert Lloyd, Platte County District No. 5

Ron Reilly, Platte County District No. 6

Gene Trouba, Platte County District No. 7

Ed Wemhoff, Platte County Sheriff

Justin Laudenklos, Platte County Highway Superintendent

The Honorable Deb Fischer
United States Senate
448 Russell Senate Office Building
Washington, DC 20510

Dear Senator Fischer,

We would like to ask for your support of policies protecting the public safety of our residents and infrastructure investment throughout Nebraska by asking for your vote *against* legislation that would allow heavier tractor-trailer trucks on our roads.

Proposals in Congress that would raise truck weights from 80,000 to 91,000 pounds are very concerning, given the damage associated with infrastructure associated with these vehicles. Recently, they were barely approved as amendments to the highway reauthorization bill in the House Transportation Committee. Per a local bridge study by the Coalition Against Bigger Trucks (CABT), Platte County has 75 local bridges at risk for 91,000 pound trucks with a replacement cost of over \$43.8 million. We do not have the budget for extra road maintenance or infrastructure projects as it stands today let alone the increased costs associated with this legislation.

The impact of bigger trucks on our community would have long term negative consequences. Therefore, please find attached a resolution passed by Platte County Supervisors opposing bigger and heavier truck legislation. We respectfully request that you oppose increases to truck size and weights.

Respectfully submitted,

John Harms, Platte County District No. 1

Jerry Micek, Platte County District No. 2

Kim Kwapnioski, Platte County District No. 3

Joe Ott, Platte County District No. 4

Robert Lloyd, Platte County District No. 5

Ron Reilly, Platte County District No. 6

Gene Trouba, Platte County District No. 7

Ed Wemhoff, Platte County Sheriff

Justin Laudenklos, Platte County Highway Superintendent

The Honorable Pete Ricketts
United States Senate
139 Russell Senate Office Building
Washington, DC 20510

Dear Senator Ricketts,

We would like to ask for your support of policies protecting the public safety of our residents and infrastructure investment throughout Nebraska by asking for your vote *against* legislation that would allow heavier tractor-trailer trucks on our roads.

Proposals in Congress that would raise truck weights from 80,000 to 91,000 pounds are very concerning, given the damage associated with infrastructure associated with these vehicles. Recently, they were barely approved as amendments to the highway reauthorization bill in the House Transportation Committee. Per a local bridge study by the Coalition Against Bigger Trucks (CABT), Platte County has 75 local bridges at risk for 91,000 pound trucks with a replacement cost of over \$43.8 million. We do not have the budget for extra road maintenance or infrastructure projects as it stands today let alone the increased costs associated with this legislation.

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Gene Trouba, Platte County District No. 7

Ed Wemhoff, Platte County Sheriff

Justin Laudenklos, Platte County Highway Superintendent

The Honorable Mike Flood
United States House of Representatives
343 Cannon House Office Building
Washington, DC 20515

Dear Representative Flood,

We would like to ask for your support of policies protecting the public safety of our residents and infrastructure investment throughout Nebraska by asking for your vote *against* legislation that would allow heavier tractor-trailer trucks on our roads.

Proposals in Congress that would raise truck weights from 80,000 to 91,000 pounds are very concerning, given the damage associated with infrastructure associated with these vehicles. Recently, they were barely approved as amendments to the highway reauthorization bill in the House Transportation Committee. Per a local bridge study by the Coalition Against Bigger Trucks (CABT), Platte County has 75 local bridges at risk for 91,000 pound trucks with a replacement cost of over \$43.8 million. We do not have the budget for extra road maintenance or infrastructure projects as it stands today let alone the increased costs associated with this legislation.

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Gene Trouba, Platte County District No. 7

Ed Wemhoff, Platte County Sheriff

Justin Laudenklos, Platte County Highway Superintendent

STATE OF NEBRASKA

**LOCAL POLITICAL SUBDIVISION
ACQUISITION CONTRACT**

Copies to:

1. Owner
2. Buyer

Project No.: **C-71(877)**

Control No.: _____

Tract No.: **2**

THIS CONTRACT, made and entered into this _____ day of _____, 20____ by and between,

Leroy L. Jr. & David W. Sprunk
Address: 23877 400 Avenue
Monroe, NE 68647

hereinafter called the OWNER, and Platte County, Nebraska, hereinafter called the BUYER.

TEMPORARY EASEMENT

WITNESSETH: In consideration of the payment or payments as specified below, the OWNER hereby grants to the BUYER a Temporary Easement to certain real estate described as follows:

EXHIBIT 1

A tract of land located in the SE 1/4 of Section 34-Township 18 North-Range 3 West of the 6th Principal Meridian, Platte County, Nebraska, more particularly described as follows:

Referring to the SE corner of the SE 1/4 of Section 34-Township 18 North-Range 3 West; thence north, along the east line of said SE 1/4, a distance of 394.87 feet; thence west, perpendicular, a distance of 33.00 feet, to the point of beginning; thence continuing west, along the last described course, a distance of 82.00 feet; thence south, perpendicular, a distance of 121.27 feet; thence northeasterly, along a property line deflecting 114 degrees 41 minutes 00 seconds to the left of the previously described course, a distance of 90.25 feet; thence north, to the point of beginning; said area containing 0.19 acres, more or less, being the land for which a temporary easement is hereby acquired.

The BUYER agrees to purchase the above described Temporary Easement(s) and to pay, therefore, upon the delivery of said executed Temporary Easement(s). If the OWNER so desires, they shall have the right to receive 100% of the final payments due under this contract prior to vacating the premises being acquired.

The representative of the BUYER, in presenting this contract has given me a copy and explained all its provisions. A complete understanding and explanation has been given of the terminology, phrases, and statements contained in this contract. It is understood that no promises, verbal agreements or understanding, except as set forth in this contract, will be honored by the BUYER.

Project No.: _____ - Tr. _____

BUYER

Platte County, Nebraska

By _____

Date _____

Dated this _____ day of _____, 20____

On the above date, before me a General Notary Public duly commissioned and qualified, personally came

to me known to be the identical person _____ whose name _____ affixed to the foregoing instrument as grantor _____ and acknowledged the same to be a voluntary act and deed.

WITNESS my hand and Notarial Seal the day and year above written.

Notary _____

STATE OF Nebraska

ss.

Platte _____ County

OWNER

Leroy L. Jr. & David W. Sprunk

23877 400 Avenue

Monroe, NE 68647

Seb Sprunk

Dated this 17 day of August, 2026

On the above date, before me a General Notary Public duly commissioned and qualified, personally came

to me known to be the identical person _____ whose name _____ affixed to the foregoing instrument as grantor _____ and acknowledged the same to be a voluntary act and deed.

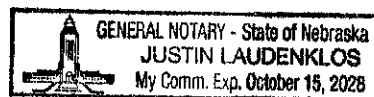
WITNESS my hand and Notarial Seal the day and year above written.

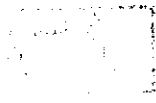
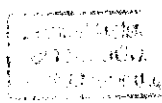
Notary *Justin Laudenklos*

STATE OF Nebraska

ss.

Platte _____ County





STATE OF NEBRASKA

**LOCAL POLITICAL SUBDIVISION
ACQUISITION CONTRACT**

Copies to:

1. Owner
2. Buyer

Project No.: C-71(877)

Control No.: _____

Tract No.: 5

THIS CONTRACT, made and entered into this _____ day of _____, 20____ by and between,

David W. Sprunk
Address: 24018 415 Avenue
Monroe, NE 68647

hereinafter called the OWNER, and Platte County, Nebraska, hereinafter called the BUYER.

TEMPORARY EASEMENT

WITNESSETH: In consideration of the payment or payments as specified below, the OWNER hereby grants to the BUYER a Temporary Easement to certain real estate described as follows:

EXHIBIT 1

A tract of land located in the SW 1/4 of Section 35-Township 18 North-Range 3 West of the 6th Principal Meridian, Platte County, Nebraska, more particularly described as follows:

Referring to the SW corner of the SW 1/4 of Section 35-Township 18 North-Range 3 West; thence north, along the west line of said SW 1/4, a distance of 594.87 feet; thence east, perpendicular, a distance of 33.00 feet, to the point of beginning; thence continuing east, along the last described course, a distance of 22.00 feet; thence south, perpendicular, a distance of 238.71 feet; thence southwesterly, along a property line deflecting 65 degrees 00 minutes 00 seconds to the right of the previously described course, a distance of 24.27 feet; thence north, to the point of beginning; said area containing 0.12 acres, more or less, being the land for which a temporary easement is hereby acquired.

It is understood that the easement area(s) may be used for the temporary relocation of utilities during the construction of the project and that the land may undergo permanent alteration including, but not limited to, ditch construction and shaping of the backslopes.

The BUYER agrees to purchase the above described Temporary Easement(s) and to pay, therefore, upon the delivery of said executed Temporary Easement(s). If the OWNER so desires, they shall have the right to receive 100% of the final payments due under this contract prior to vacating the premises being acquired.

Approximately <u>.12</u> acres at \$ <u>426.00</u> per acre	\$ <u>100</u>
Approximately _____ acres at \$ _____ per acre	_____
Approximately _____ acres at \$ _____ per acre	_____
Approximately _____ acres at \$ _____ per acre	_____
Approximately _____ acres at \$ _____ per acre	_____
Approximately _____ acres at \$ _____ per acre	_____
Moving and replacing approximately _____ rods of fence at \$ _____ per rod	_____
Other Damages:	_____
TOTAL	\$ <u>100</u>

It is agreed and understood that the BUYER is hereby granted an immediate right of entry upon the premises described above.

The above payments shall cover all damages caused by the establishment and construction of the above project except for CROP DAMAGE, if any, which will be paid for in an amount based on the yield from the balance of the field less expenses of marketing and harvesting. CROP DAMAGE shall mean damage to such crops as are required to be planted annually and which were planted at the time of the signing of this contract and which are actually damaged due to construction of this project, but in no case shall damages be paid for more than one year's crop. The OWNER agrees to make a reasonable attempt to harvest any crop so as to mitigate the crop damage.

If any other party shall hold any encumbrance against the aforementioned property at the time of delivery of the aforementioned property, such payments as are due under this contract shall be made to the OWNER jointly with the party or parties holding such encumbrance, unless said party or parties holding such encumbrance shall have in writing waived their right to receive such payment.

Expenses for partial release of mortgages will be paid by the BUYER, if required.

This contract shall be binding on both parties as soon as it is executed by both parties, but should none of the above real estate be required, this contract shall terminate upon the payment of \$10.00 by the BUYER to the OWNER.

This contract may be executed in more than one copy, each copy of which, however, shall serve as an original for all purposes, but all copies shall constitute but one and the same contract.

REMARKS

THIS IS A LEGAL AND BINDING CONTRACT - READ IT.

The representative of the BUYER, in presenting this contract has given me a copy and explained all its provisions. A complete understanding and explanation has been given of the terminology, phrases, and statements contained in this contract. It is understood that no promises, verbal agreements or understanding, except as set forth in this contract, will be honored by the BUYER.

Project No.: _____ - Tr. _____

BUYER

Platte County, Nebraska

By _____

Date _____

Dated this _____ day of _____, 20 _____

On the above date, before me a General Notary Public duly commissioned and qualified, personally came

to me known to be the identical person _____ whose name _____ affixed to the foregoing instrument as grantor _____ and acknowledged the same to be a voluntary act and deed.

WITNESS my hand and Notarial Seal the day and year above written.

Notary _____

STATE OF Nebraska

ss.

Platte County

OWNER

David W. Sprunk

24018 415 Avenue

Monroe, NE 68647

David W. Sprunk

Dated this 17 day of August, 20 26

On the above date, before me a General Notary Public duly commissioned and qualified, personally came

to me known to be the identical person _____ whose name _____ affixed to the foregoing instrument as grantor _____ and acknowledged the same to be a voluntary act and deed.

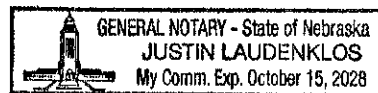
WITNESS my hand and Notarial Seal the day and year above written.

Notary *Justin Laudenklos*

STATE OF Nebraska

ss.

Platte County



1. The first part of the paper is devoted to the study of the

2. The second part of the paper is devoted to the study of the

3. The third part of the paper is devoted to the study of the

4. The fourth part of the paper is devoted to the study of the

5. The fifth part of the paper is devoted to the study of the

STATE OF NEBRASKA

**LOCAL POLITICAL SUBDIVISION
ACQUISITION CONTRACT**

Copies to:

1. Owner
2. Buyer

Project No.: C-71(877)

Control No.: _____

Tract No.: 4

THIS CONTRACT, made and entered into this _____ day of _____, 20____ by and between,

Daniel L. Sprunk, David W. Sprunk, & Leroy J. Sprunk
Address: 24319 415 Avenue
Monroe, NE 68647

hereinafter called the OWNER, and Platte County, Nebraska, hereinafter called the BUYER.

TEMPORARY EASEMENT

WITNESSETH: In consideration of the payment or payments as specified below, the OWNER hereby grants to the BUYER a Temporary Easement to certain real estate described as follows:

EXHIBIT 1

A tract of land located in the SW 1/4 of Section 35-Township 18 North-Range 3 West of the 6th Principal Meridian, Platte County, Nebraska, more particularly described as follows:

Referring to the SW corner of the SW 1/4 of Section 35-Township 18 North-Range 3 West; thence north, along the west line of said SW 1/4, a distance of 20.00 feet; thence east, along a line deflecting 90 degrees 54 minutes 54 seconds to the right of the previously described course, a distance of 42.53 feet, to the point of beginning; thence continuing east, along the previously described course, a distance of 82.48 feet; thence north, along a line deflecting 90 degrees 54 minutes 54 seconds to the left of the previously described course, a distance of 39.78 feet; thence southwesterly, along a property line deflecting 115 degrees 00 minutes 00 seconds to the left of the previously described course, a distance of 91.00 feet, to point of beginning; said area containing 0.04 acres, more or less, being the land for which a temporary easement is hereby acquired.

The BUYER agrees to purchase the above described Temporary Easement(s) and to pay, therefore, upon the delivery of said executed Temporary Easement(s). If the OWNER so desires, they shall have the right to receive 100% of the final payments due under this contract prior to vacating the premises being acquired.

Approximately 124 acres at \$ 426.⁰⁰ per acre \$ 100
 Approximately _____ acres at \$ _____ per acre _____
 Approximately _____ acres at \$ _____ per acre _____
 Approximately _____ acres at \$ _____ per acre _____
 Approximately _____ acres at \$ _____ per acre _____
 Approximately _____ acres at \$ _____ per acre _____
 Moving and replacing approximately _____ rods of fence at \$ _____ per rod _____
 Other Damages: _____

 TOTAL \$ 100

The above payments shall cover all damages caused by the establishment and construction of the above project except for CROP DAMAGE, if any, which will be paid for in an amount based on the yield from the balance of the field less expenses of marketing and harvesting. CROP DAMAGE shall mean damage to such crops as are required to be planted annually and which were planted at the time of the signing of this contract and which are actually damaged due to construction of this project, but in no case shall damages be paid for more than one year's crop. The OWNER agrees to make a reasonable attempt to harvest any crop so as to mitigate the crop damage.

If any other party shall hold any encumbrance against the aforementioned property at the time of delivery of the aforementioned property, such payments as are due under this contract shall be made to the OWNER jointly with the party or parties holding such encumbrance, unless said party or parties holding such encumbrance shall have in writing waived their right to receive such payment.

This contract shall be binding on both parties as soon as it is executed by both parties, but should none of the above real estate be required, this contract shall terminate upon the payment of \$10.00 by the BUYER to the OWNER.

REMARKS

The representative of the BUYER, in presenting this contract has given me a copy and explained all its provisions. A complete understanding and explanation has been given of the terminology, phrases, and statements contained in this contract. It is understood that no promises, verbal agreements or understanding, except as set forth in this contract, will be honored by the BUYER.

Project No.: _____ - Tr. _____

BUYER

Platte County, Nebraska

By _____

Date _____

Dated this _____ day of _____, 20 _____

On the above date, before me a General Notary Public duly commissioned and qualified, personally came _____

to me known to be the identical person _____ whose name _____ affixed to the foregoing instrument as grantor _____ and acknowledged the same to be a voluntary act and deed.

WITNESS my hand and Notarial Seal the day and year above written.

Notary _____

STATE OF Nebraska

ss.

Platte County

OWNER

Daniel L. Sprunk, David W. Sprunk, & Leroy J. Sprunk

24319 415 Avenue

Monroe, NE 68647

[Signature]

Dated this 17 day of August, 20 _____

On the above date, before me a General Notary Public duly commissioned and qualified, personally came _____

to me known to be the identical person _____ whose name _____ affixed to the foregoing instrument as grantor _____ and acknowledged the same to be a voluntary act and deed.

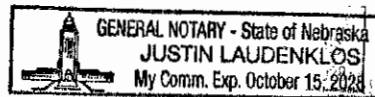
WITNESS my hand and Notarial Seal the day and year above written.

Notary *[Signature]*

STATE OF Nebraska

ss.

Platte County



MEMORANDUM

To: County Board Members

From: Personnel Committee

Date: August 25, 2026

Subject: Recommendation for Temporary Salary Adjustments for County Attorney and Deputy County Attorney

The Personnel Committee recommends approval of temporary salary adjustments for the County Attorney (Emilee Higgins) and Deputy County Attorney (Alex West) in recognition of the significant additional responsibilities they have assumed due to ongoing staffing challenges within the County Attorney's Office.

Over the past several months, the office has experienced the absence of an attorney position, resulting in an increased workload and expanded duties for existing staff. The County Attorney has assumed substantial additional administrative, supervisory, and case management responsibilities to ensure continuity of services and effective operation of the department. Likewise, Deputy County Attorney Alex West has taken on a significantly increased caseload and additional responsibilities to help maintain the office's ability to meet its obligations to the County and the public.

In recognition of these additional duties and the extraordinary efforts required to maintain services during this period, the Personnel Committee recommends the following salary adjustments from the period of September 1, 2026 – December 31, 2026:

- **County Attorney Emilee Higgins:** Increase of **\$2,500 per month**
- **Deputy County Attorney Alex West:** Increase of **\$1,000 per month**

These adjustments are intended to compensate for the additional responsibilities being performed and to recognize the commitment and flexibility demonstrated during a period of staffing shortages. The Personnel Committee believes these increases are warranted and in the best interest of the County to ensure continued effective legal representation and operational stability.

The Personnel Committee respectfully requests the County Board's consideration and approval of this recommendation.