

JULY 8, 2019 PROCEEDINGS OF THE NUCKOLLS COUNTY BOARD OF EQUALIZATION

The Nuckolls County Board of Equalization met July 8, 2019, in the Board Meeting Room at the Courthouse, Nelson, Nebraska, per recess of May 20, 2019 Board of Equalization Meeting, as there was no June Board of Equalization Meeting. The agenda of said meeting was remitted to board members in advance of the meeting and was posted in the County Clerk's office and on the County Website. B.O.E. Chairman Blackstone approved the agenda and the May 20, 2019 Minutes. Christensen announced the 'Open Meetings Act Law' is posted in the Commissioners Board Meeting Room and handouts are available.

The Board of Equalization reconvened at 10:00 a.m.

Protestor Dennis Buescher. Dennis Buescher was not present for the hearing at 10:00 a.m. Buescher protest #2019-01 Lots 3, 4, 5, Block 6 O.T. Lawrence. Buescher's protest stated; a ranch style home with full basement and attached 2 car garage. The addition that was added is approximately ¼ of the square footage of the ground level and basement put together. The increase should not be over half of what the original structure is. The Nuckolls County Assessor has set the new valuation at \$81,050.00. Buescher is requesting valuation of \$65,550.00. Assessor Rogers will call and schedule a visit. No action was taken.

Protestor KJ & J Farms LLC. John VanKirk was present for the hearing at 10:15 a.m. VanKirk protest #2019-02 N1/2 SE1/4 & NE1/4 SW1/4 & NE1/4 & NE1/4 NW1/4 of 24-4-7. VanKirks's protest stated; The pole shed is only about 35% complete. The structure was built with refurbished materials and the interior wiring and plumbing are not complete. This will not be a residential structure and will only be used a couple weeks out of the year when it is complete. There have been complications with the water source as well. The Nuckolls County Assessor has set the new valuation at \$92,480.00. Vankirk is requesting valuation of \$45,000.00 Assessor Rogers will schedule a visit and reassess the property after completion. No action was taken.

Protestor Ramon M. Otero. Ramon Otero was present for the hearing at 10:30 a.m. Otero protest #2019-03 Lots 1, 2, 3, 4, 5, 6, Sprucks 1st Addition and ½ of vacated 3rd, Block 12, Nelson. Otero's protest stated; The buildings value more than doubled. There has been many costly repairs made since the purchase and Otero gave the purchase price due to this being on of very few properties that would accommodate their needs. The Nuckolls County Assessor has set the new valuation at \$92,995.00. Otero is requesting valuation of between \$51,560.00 and \$61,560.00. Assessor Rogers explained that the valuation had not been changed on the property in 6 years. The purchase price given of \$120,000.00 is a factor in the formula used to average the valuation changes. No action was taken.

A motion was made by Zikmund to approve Motor Vehicle Exemptions Applications from Brodstone Memorial Hospital for a 2018 Sure-Trac Dump Trailer and Mid Nebraska Individual Services Inc. for a 2018 Dodge Mini-Van. Seconded by Keifer. Zikmund, Blackstone and Keifer all voted aye. 0 voted nay. Motion carried.

A motion was made by Zikmund to accept the list of clerical correction presented by Assessor Rogers. Seconded by Keifer. Zikmund, Blackstone and Keifer all voted Aye. 0 voted Nay. Motion carried.

Nuckolls County Assessor Rogers also presented the board with the 3 Year plan of Assessment and Cemetery Properties.

As there is no further business, B.O.E. Chairman Blackstone adjourned the Board of Equalization meeting at 10:58 a.m.

Daren Blackstone, Chairman
By: Carrie Miller, County Clerk