

Thomas County Board of Equalization
Regular Meeting
February 2, 2010

The Thomas County Board of Equalization convened in open and public session at 10: 49 a.m., on February 2, 2010, in the Commissioners meeting room at the Thomas County Courthouse in Thedford, NE. Members present were Stan Pettit, Alan Atkins, and Charles Daly. Also present throughout the meeting were board secretary/Clerk Lorissa Hartman, Treasurer Judy Taylor and Emergency Manager Kevin Hood. Chairman Atkins stated public meeting guidelines are posted as required by law and copies are available, if requested.

Notice of meeting was given by publication in the Thomas County Herald on January 28, 2010.

Motion to adopt February 2, 2010 agenda made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to approve October 6, 2009 regular meeting minutes as published on October 15, 2009 made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to approve the following permissive exemptions for tax year 2010 made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Bethel Assembly of God Church – Parcel #860027545 and Parcel #860020703

NE District Lutheran Church Missouri Synod – Parcel #860020711

St. Thomas Catholic Church – Parcel #860020754

United Church of Christ (Halsey) – Parcel #860027883

United Church of Christ (Seneca) – Parcel #860020789

United Church of Christ (Thedford) – Parcel #860020738

Thomas County Historical Society – Parcel #860012891

Seneca Lodge #284 AF & AM – Parcel #860027722 and Parcel #860027820

Thedford Art Guild – Parcel #860027764

Steidley-Kayton Post #230 American Legion – Parcel #860020762

Thomas County Agricultural Society – Parcel #860027799

Nebraska 4-H Foundation

Motion to adjourn meeting made by Daly, second by Pettit. Roll call vote: Ayes – Daly, Pettit, Atkins.

Motion carried.

Meeting adjourned at 10:59 a.m.

Thomas County Board of Equalization

Attest:

Alan Atkins, Chair

Lorissa Hartman, Clerk

Thomas County Board of Equalization
Regular Meeting
June 15, 2010

The Thomas County Board of Equalization convened in open and public session at 10:31 a.m., on June 15, 2010, in the Commissioners meeting room at the Thomas County Courthouse in Thedford, NE. Members present were Alan Atkins, Charles Daly, and Stan Pettit. Also present throughout the meeting were board secretary/Clerk Lorissa Hartman, Sheriff Gary Eng, Emergency Manager Kevin Hood, and Highway Superintendent Lloyd Smith.

Chairman Atkins stated public meeting guidelines are posted as required by law and copies are available, if requested.

Notice of meeting was given by publication in the Thomas County Herald on June 3, 2010.

Motion to adopt June 15, 2010 agenda made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to approve February 2, 2010 regular meeting minutes made by Daly, second by Pettit. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to approve assessors request for valuation change from \$10,355 to \$7,380 on parcel 860013499 due to computer error made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to approve assessors request for valuation change from \$309,842 to \$307,017 on parcel 860000915 due to computer error made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to approve assessors request for valuation change from \$445 to \$280 due to landowner reporting removal of building made by Daly, second by Pettit. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to adjourn meeting made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Meeting adjourned at 10:39 a.m.

Thomas County Board of Equalization

Attest:

Alan Atkins, Chair

Lorissa Hartman, Clerk

Faxed 6/24/10

Thomas County Board of Equalization
Regular Meeting
July 6, 2010

The Thomas County Board of Equalization convened in open and public session at 10:32 a.m., on July 6, 2010, in the Commissioners meeting room at the Thomas County Courthouse in Thedford, NE. Members present were Alan Atkins, Charles Daly, and Stan Pettit. Also present were board secretary/Clerk Lorissa Hartman, Treasurer Judy Taylor, appraiser Larry Rexroth.

Chairman Atkins stated public meeting guidelines are posted as required by law and copies are available, if requested.

Notice of meeting was given by publication in the Thomas County Herald on July 1, 2010 and also posted at the Halsey, Seneca and Thedford post offices on June 25, 2010.

Motion to adopt July 6, 2010 agenda made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to approve June 15, 2010 regular meeting minutes as published July 1, 2010 in the Thomas County Herald made by Daly, second by Pettit. Roll call vote: Ayes: Pettit, Atkins, Daly. Motion carried.

Protest hearings were held. Appearing throughout the hearings were Pam Reed and Gordon Most.

Chairman Atkins swore in those protesting.

Hearings closed at 11:34 a.m.

Motion to accept the recommendation of assessor and appraiser for no change in value on Parcel 8600000486 made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept the recommendation of assessor and appraiser for no change in value on Parcel 8600000400 made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept the recommendation of assessor and appraiser for no change in value on Parcel 8600000044 made by Pettit, second by Daly. Roll call vote: Ayes- Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 8600000206 made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 8600000370 made by Daly, second by Pettit. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of assessor and appraiser to change classification code and value of irrigated acres to grassland acres on Parcel 860011798 made by Pettit, second by Daly. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of assessor and appraiser to change classification code and value of irrigated acres to grassland acres on Parcel 860007758 made by Pettit, second by Daly. Roll call vote: Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860010562 made by Pettit, second by Atkins. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860010643 made by Daly, second by Pettit. Roll call vote: Ayes- Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860013804 made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001377 made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860027603 made by Pettit, second by Daly. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001490 made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001512 made by Daly, second by Pettit. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001520 made by Pettit, second by Daly. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001598 made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001601 made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001628 made by Daly, second by Pettit. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001636 made by Pettit, second by Daly. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860001644 made by Daly, second by Pettit. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860010376 due to the fact that the board does not have the authority to equalize values across county lines made by Pettit, second by Daly. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of assessor and appraiser for no change in value on Parcel 860010368 due to the fact that the board does not have the authority to equalize

values across county lines made by Pettit, second by Daly. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Discussion was held on valuation changes for the following parcels due to informal hearings with the assessor and appraiser Larry Rexroth. All recommendations are based on evidence provided during the informal hearings.

Motion to accept recommendation of referee on Parcel 860006468 and lower land value from \$20,591 to \$7,791 and lower house value from \$132,245 to \$125,105 making a total value of \$137,070 made by Daly, second by Pettit. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of referee on Parcel 860012182 and lower home value from \$19,845 to \$16,150 making a total value of \$17,775 made by Pettit, second by Daly. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of referee on Parcel 860015750 and lower home value from \$29,700 to \$14,400 making a total value of \$15,010 made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of referee on Parcel 860013006 and lower detached garage value from \$4,420 to \$3,060 making a total value of \$57,620 made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of referee on Parcel 860013014 and lower value on shed from \$3,380 to \$1,820 making a total value of \$3,315 made by Daly, second by Pettit. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of referee on Parcel 860013154 and lower shed value from \$3,430 to \$2,905 making a total value of \$78,087 made by Pettit, second by Daly. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of referee on Parcel 860013189 and lower value on garage from \$3,211 to \$1,729, lower shed value from \$384 to \$144 and remove concrete slab value of \$352 making a total value of \$75,173 made by Daly, second by Pettit. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of referee on Parcel 860001601 and remove improvement value of \$7,560, building removed, made by Pettit, second by Daly. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of referee on Parcel 860001377 and add improvement value of \$10,800 for new building made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of referee on Parcel 860028289 of no change in value made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to accept recommendation of referee on Parcel 860012298 of no change in value made by Daly, second by Pettit. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to accept recommendation of referee on Parcel 860013057 of no change in value made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Motion to accept recommendation of assessor and make 2009 personal property tax roll correction on parcel 860028268 due to amended return filed by accountant made by Pettit, second by Daly. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried.

Motion to adjourn meeting made by Daly, second by Pettit. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.
Meeting adjourned at 12:03 p.m.

Thomas County Board of Equalization

Attest:

Alan Atkins, Chair

Lorissa Hartman, Clerk

Thomas County Board of Equalization
Regular Meeting
October 1, 2010

The Thomas County Board of Equalization convened in open and public session at 4:05 p.m., on October 1, 2010, in the Commissioners meeting room at the Thomas County Courthouse in Thedford, NE. Members present were Alan Atkins, Charles Daly, and Stan Pettit. Also present were board secretary/Clerk Lorissa Hartman, Treasurer Judy Taylor, Sheriff Gary Eng, and Emergency Manager Kevin Hood.

Chairman Atkins stated public meeting guidelines are posted as required by law and copies are available, if requested.

Notice of meeting was given by publication in the Thomas County Herald on September 30, 2010 and notice was posted at Halsey Post Office, Seneca Post Office, Security First Bank, Ewoldt's Grocery and Thomas County Courthouse on September 24, 2010.

Motion to approve October 1, 2010 agenda made by Pettit, second by Atkins. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Motion to approve July 6, 2010 regular meeting minutes as published July 15, 2010 in the Thomas County Herald made by Daly, second by Pettit. Roll call vote: Ayes – Atkins, Daly, Pettit. Motion carried.

Discussion was held on the 2010-2011 political subdivision levies. Motion to approve 2010-2011 Thomas County political subdivision levies made by Daly, second by Pettit. Roll call vote: Ayes – Daly, Pettit, Atkins. Motion carried. (A full listing may be viewed at the Thomas County Clerk's office)

Motion to adjourn meeting made by Daly, second by Pettit. Roll call vote: Ayes – Pettit, Atkins, Daly. Motion carried.

Meeting adjourned at 4:25 p.m.

Thomas County Board of Equalization

Attest:

Alan Atkins, Chair

Lorissa Hartman, Clerk