



# Thomas Board of Equalization Minutes



Thomas County Board of Equalization  
Regular Meeting  
February 6, 2018

The Thomas County Board of Equalization convened in open and public session at 11:30 a.m., in the Commissioners meeting room of the Thomas County Courthouse, Thedford, NE. Members present were John Seeley, Pam Moody and Lewis Herbaugh. Also present were board secretary/Clerk Lorissa Hartman and Treasurer Andrea Thomas.

Chairman Seeley stated open 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 25, 2018.

Motion made by Herbaugh and second by Moody to adopt the February 6, 2018 meeting agenda. Roll call vote: Ayes – Moody, Herbaugh, Seeley. Nays – none. Motion carried.

Motion made by Herbaugh and second by Moody to approve the October 3, 2017 meeting minutes as published in the Thomas County Herald on October 12, 2017. Roll call vote: Ayes – Seeley, Moody, Herbaugh. Nays – none.

No correspondence.

Motion made by Herbaugh and second by Moody to approve the tax exemption application for Bethel Assembly of God Church vehicles-2004 Subaru Legacy and 2002 Ford Expedition. Roll call vote: Ayes – Herbaugh, Seeley, Moody. Nays – none. Motion carried.

No public comment.

Chairman Seeley adjourned the meeting at 11:34 a.m.

Thomas County Board of Equalization

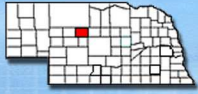
Attest:

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John B Seeley, Chairman

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Lorissa Hartman, Clerk



# Thomas Board of Equalization Minutes



Thomas County Board of Equalization  
Regular Meeting  
May 15, 2018

The Thomas County Board of Equalization convened in open and public session at 11:30 a.m., in the Commissioners meeting room of the Thomas County Courthouse, Thedford, NE. Members present were John Seeley, Pam Moody and Lewis Herbaugh. Also present were board secretary/Clerk Lorissa Hartman and Treasurer Andrea Thomas.

Chairman Seeley stated open 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 May 3, 2018.

Motion made by Moody and second by Herbaugh to adopt the May 15, 2018 BOE agenda. Roll call vote: Ayes – Seeley, Moody, Herbaugh. Nays – none. Motion carried.

Motion made by Herbaugh and second by Moody to approve the February 6, 2018 Board of Equalization minutes as published in the Thomas County Herald on February 15, 2018. Roll call vote: Ayes – Moody, Herbaugh, Seeley. Nays – none. Motion carried.

No correspondence.

Motion made by Moody and second by Herbaugh to approve tax roll correction #2018-1 for personal property on schedule number 860019799. Roll call vote: Ayes – Seeley, Herbaugh, Moody. Nays – none. Motion carried.

No public comment.

Chairman Seeley adjourned the meeting at 11:36 a.m.

Thomas County Board of Equalization

Attest:

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John B. Seeley, Chairman

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Lorissa Hartman, Clerk



# Thomas Board of Equalization Minutes



Thomas County Board of Equalization  
Regular Meeting  
July 17, 2018

The Thomas County Board of Equalization convened in open and public session at 11:30 a.m., in the Commissioners meeting room of the Thomas County Courthouse, Thedford NE. Members present were John Seeley, Pam Moody and Lewis Herbaugh. Also present throughout the meeting were board secretary/County Clerk Lorissa Hartman, County Treasurer Andrea Thomas, County Sheriff Gary Eng, County Attorney Kurt Arganbright, Twyla Witt, Herb Hall and Lora Hall.

Chairman Seeley stated open 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 5, 2018.

Motion made by Herbaugh and second by Moody to adopt the Board of Equalization agenda. Roll call vote: Ayes – Seeley, Herbaugh, Moody. Nays – none. Motion carried.

Motion made by Herbaugh and second by Moody to approve the May 15, 2018 Board of Equalization meeting minutes as published in the Thomas County Herald on May 24, 2018. Roll call vote: Ayes – Moody, Herbaugh, Seeley. Nays – none. Motion carried.

No correspondence presented.

Motion made by Herbaugh and second by Moody to approve the exempt application from Amazing Grace Church for parcel 860029178. Roll call vote: Ayes – Seeley, Herbaugh, Moody. Nays – none. Motion carried.

Discussion on clerical errors:

Motion made by Herbaugh and second by Moody to move the new garage from parcel 860015904 to 860015874. Roll call vote: Ayes – Moody, Herbaugh, Seeley. Nays – none. Motion carried.

Motion made by Moody and second by Herbaugh to correct the GIS parcels of 860005259 and 860005232, the portion lying south of the Burlington Northern Railroad. Roll call vote: Ayes – Herbaugh, Moody, Seeley. Nays – none. Motion carried.

Discussion on protests:

Protest #1 for parcel 860012409. Assessor recommends changing the Quality to Low and Condition to Fair to be more equalized with other parcels of the same age, after a review of pictures of the inside of the home. The home value recommendation is for \$51,105, Outbuildings stay the same at \$1,080 and land value stay the same at \$2,990. For a total valuation of \$55,175. Motion made by Herbaugh and second by Moody to accept the recommendation of the Assessor. Roll call vote: Ayes – Seeley, Herbaugh, Moody. Nays – none. Motion carried.

Protest #2 for parcel 860002705. Assessor recommends leaving the value of the buildings the same at \$561,880 based on recent sales within the county and other comparable homes with the same condition. Herb and Lora Hall requested that the value of the buildings be lowered to what the appraisal from Bill Mulligan dated June 15, 2017 recommends.

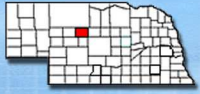
Motion made by Herbaugh and second by Moody to accept the recommendation of the Assessor and leave the valuation of the buildings at \$561,880. Roll call vote: Ayes – Herbaugh, Seeley, Moody. Nays – none. Motion carried. The Assessor presented the board with the 2018 Plan of Assessment. Motion made by Moody and second by Herbaugh to approve the 2018 Plan of Assessment. Roll call vote: Ayes – Seeley, Moody, Herbaugh. Nays – none. Motion carried. Chairman Seeley adjourned the meeting at 12:04 p.m.

Thomas County Board of Equalization

Attest:

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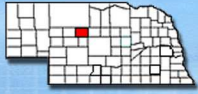


# Thomas Board of Equalization Minutes



John B. Seeley, Chairman

Lorissa Hartman, Clerk



# Thomas Board of Equalization Minutes



Thomas County Board of Equalization  
Regular Meeting  
October 2, 2018

The Thomas County Board of Equalization convened in open and public session at 11:30 a.m., in the Commissioners meeting room of the Thomas County Courthouse, Thedford NE. Members present were Pam Moody and Lewis Herbaugh. Absent – John Seeley. Also present were board secretary/County Clerk Lorissa Hartman, County Treasurer Andrea Thomas, County Sheriff Gary Eng, County Attorney Kurt Arganbright and Twyla Witt.

Vice Chairman Pam Moody stated open 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 20, 2018.

Motion made by Herbaugh and second by Moody to adopt the October 2, 2018 Board of Equalization agenda. Roll call vote: Ayes – Herbaugh, Moody. Nays – none. Absent – Seeley. Motion carried.

Motion made by Herbaugh and second by Moody to approve the July 17, 2018 meeting minutes as published in the Thomas County Herald on July 26, 2018. Roll call vote: Ayes – Moody, Herbaugh. Nays – none. Absent – Seeley. Motion carried.

No correspondence to present.

Motion made by Herbaugh and second by Moody to approve tax roll correction #2018005 for parcel 860027806. Roll call vote: Ayes – Herbaugh, Moody. Nays – none. Absent – Seeley. Motion carried.

Motion made by Moody and second by Herbaugh to approve tax roll correction #2018006 for parcel 860027673. Roll call vote: Ayes – Moody, Herbaugh. Nays – none. Absent – Seeley. Motion carried.

Thomas County political subdivision budgets were reviewed. Levy limits met state statutes for each political subdivision.

Vice Chairman Moody recessed the meeting at 11:51 a.m. so that the corrected Thomas County Airport Authority meeting minutes could be sent to the Clerk’s office and attached to their budget.

Vice Chairman Moody reconvened the meeting at 11:57 a.m.

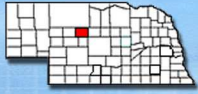
Motion made by Herbaugh and second by Moody to set the levies for the Thomas County political subdivisions as follows:

County General:	0.211410
County Debt Service:	0.019420
County Library:	0.009533
Airport Authority General:	0.006964
Airport Authority Sinking:	0.023833
Ag Society:	0.010175
Village of Thedford:	0.449724
Village of Halsey:	0.230768
Thedford Public Schools General:	0.898782
Thedford Public Schools Capital:	0.046145
Thedford Rural Fire General:	0.016414
Thedford Rural Fire Bond:	0.015917
Halsey Rural Fire General:	0.017831

Roll call vote: Ayes –Herbaugh, Moody. Nays – none. Absent – Seeley. Motion carried.

No public comment.

Vice Chairman Moody adjourned the meeting at 11:59 a.m.



# Thomas Board of Equalization Minutes



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Pam Moody, Vice Chairman

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Lorissa Hartman, Clerk



# Thomas Board of Equalization Minutes



Thomas County Board of Equalization  
Regular Meeting  
December 17, 2018

The Thomas County Board of Equalization convened in open and public session at 11:01 a.m., in the Commissioners meeting room of the Thomas County Courthouse, Thedford NE. Members present were John Seeley, Pam Moody and Lewis Herbaugh. Also present were board secretary/County Clerk Lorissa Hartman, County Treasurer Andrea Thomas, County Sheriff Gary Eng and County Attorney Kurt Arganbright.

Chairman Seeley stated open 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 December 6, 2018.

Motion made by Herbaugh and second by Moody to adopt the December 17, 2018 Board of Equalization agenda. Roll call vote: Ayes – Moody, Herbaugh, Seeley. Nays – none. Motion carried.

Motion made by Moody and second by Herbaugh to approve the October 2, 2018 Board of Equalization meeting minutes as published in the Thomas County Herald on October 11, 2018. Roll call vote: Ayes – Herbaugh, Seeley, Moody. Nays – none. Motion carried.

No correspondence.

Discussion was held on the tax roll correction presented by the Assessor. This is for a late filing of a Homestead Exemption application income sheet from a landowner.

Motion made by Moody and second by Herbaugh to approve the tax roll correction 2018007 on parcel 860013448. Roll call vote: Ayes – Seeley, Moody, Herbaugh. Nays – none. Motion carried.

No public comment.

Chairman Seeley adjourned the meeting at 11:06 a.m.

Thomas County Board of Equalization

Attest:

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John B. Seeley, Chairman

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Lorissa Hartman, Clerk