

CASS COUNTY BOARD OF COMMISSIONERS MEETING MINUTES (PENDING APPROVAL): March 10, 2026

Pending minutes will not be approved until the next Board meeting and are subject to change. Approved minutes are available for public inspection at the office of the County Clerk during normal business hours. Publication: Sarpy County Times 3/4/26. Members Present: Dasher, Boyle, DeGarmo, Murdoch and Stohlmann. Others present: Thomas Brantley- Deputy County Attorney, Shelley Joslin – Deputy County Clerk

8:00am- Chairman called meeting to order; gave notice of Open Meetings Act & Led Pledge of Allegiance

CONSENT AGENDA: (1) Prior Meeting Minutes, (2) Claims, (3) Payroll/Time Balance Reports and (4) Fees Reported

MOTION: Stohlmann moved, Boyle seconded to approve consent agenda as prepared. Motion carried 5-0.

GENERAL: Abrahamson Law Office \$1,575.00 (Srv) Amazon \$2,977.28 (Sup) American Heart Association \$80.81 (Srv) Ameritas \$34,587.49 (Ins) Black Hills Energy \$1,945.83 (Srv) Bob Barker \$270.78 (Srv) Bomgaars \$130.47 (Sup) Boundtree Medical \$165.47 (Sup) Brooks-Jeffrey Marketing \$3,524.57 (Srv) Cass County Public Defender \$2,184.15 (Srv) Cass County Refuse \$139.00 (Srv) Cass County Sheriff \$149.01 (Srv) Cass County Sheriff \$273.88 (Reim) Cass County Treasurer \$174.00 (Reim) Cassgram \$65.00 (Srv) Tammy Cavanaugh \$56.00 (Reim) Jim Chappell \$60.00 (Reim) Chemsearch \$529.80 (Srv) Clerk of the District Court \$468.00 (Srv) Column Software \$323.97 (Srv) Control Masters \$108.75 (Srv) Percival Culligan Water \$40.00 (Sup) Cummins Sales & Service \$2,454.67 (Srv) DAS \$3,240.18 (Srv) Douglas County Court \$2.00 (Srv) Douglas County Sheriff \$20.76 (Srv) Geri Draper \$60.00 (Reim) Eakes \$1,558.25 (Sup) Harold Ehmke \$15.00 (Reim) Electronic Contracting Company \$392.76 (Srv) Village of Elmwood \$83.86 (Srv) Entenmann-Rovin \$152.44 (Srv) ESO Solutions \$1,087.32 (Srv) Everbridge \$2,507.07 (Srv) Fankhauser, Nelsen, Werts, Ziskey & Merwin \$3,500.00 (Srv) Eugene Farris \$9.00 (Reim) First State Bank \$36,348.39 (Ins) Taylor Fleischman \$60.00 (Reim) Frontier Cooperative \$893.58 (Srv) Travis Frye \$60.00 (Reim) Grainger \$15.39 (Sup) Great Plains Uniforms \$561.49 (Srv) HD Supply \$437.00 (Sup) Henry-Hobscheidt Service Center \$2,557.06 (Srv) Hometown Leasing \$686.00 (Srv) Hoodmasters \$618.35 (Srv) Johnstone Supply \$246.66 (Sup) Jones Automotive \$3,012.50 (Srv) Kerns Excavating \$305.00 (Srv) Sarah Kunkel \$60.00 (Reim) Amy Luttmann \$342.40 (Reim) Village of Manley \$64.68 (Srv) Marking Refrigeration \$987.50 (Srv) Matheson Tri-Gas \$380.27 (Srv) Brandon McClane \$60.00 (Reim) Brook McConnaughey \$60.00 (Reim) Menards \$240.79 (Sup) Metlife \$170.88 (Ins) Mark Moore \$1,977.50 (Srv) NACEB \$100.00 (Srv) NACO \$200.00 (Srv) Nebraska Health & Human Services \$662.34 (Srv) NE Law Enforcement Training \$350.00 (Srv) Nebraska Medicine \$6,990.17 (Srv) NPPD \$8,299.70 (Srv) NE State Fire Marshall \$144.00 (Srv) Nebraska Weed Control Association \$150.00 (Srv) Todd O'Connor \$60.00 (Srv) Oestmann & Albertsen Law \$362.50 (Srv) OPPD \$2,140.58 (Srv) Omega Chemical \$357.50 (Srv) H.S.A \$2,275.00 (Ins) Otoe County Sheriff \$18.50 (Srv) Papillion Sanitation \$337.06 (Srv) Patriot Crane & Rigging \$2,351.50 (Srv) PIP Marketing Signs & Printing \$2,096.00 (Srv) City of Plattsmouth \$497.78 (Srv) Laura Pohlmeier \$60.00 (Reim) Quik Dump Refuse \$39.86 (Srv) Quill Corporation \$152.70 (Sup) Reporting Services \$422.95 (Srv) Rural Water Dist #1 \$44.25 (Srv) Secretary of State \$40.00 (Srv) State Fire Marshall \$50.00 (Srv) William Sterrett \$60.00 (Reim) Dan Stohlmann \$445.70 (Reim) Cassie Story \$60.00 (Reim) Sully's Cleaning Service \$375.00 (Srv) Summit Food Service \$9,454.73 (Sup) Tag IV \$409.42 (Srv) Thomas & Thomas Court Reporter \$1,330.86 (Srv) Leonard Thorne \$60.00 (Reim) Mary Tilson \$500.00 (Srv) Tri-State Pumping \$625.00 (Srv) Unifirst \$300.58 (Srv) Village of Union \$1,500.00 (Reim) United States Post Office \$6.52 (Srv) US Bank \$9,012.24 (Srv) US Bank Voyager \$567.50 (Srv) Verizon Wireless \$3,488.33 (Srv) Warren Wade \$19.00 (Reim) Windstream \$461.60 (Srv) Alexis Woodard \$125.00 (Srv) 201 Main Street \$2,960.00 (Reim) CLAIMS: \$250,148.60 PAYROLL: \$424,172.90 TOTAL: \$674,321.50 ROADS: Capital Overhead Door \$991.50 (Srv) Hotsy Equipment \$998.25 (Sup) Martin Marietta \$531.51 (Srv) Meeske Auto Parts \$469.51 (Sup) Metrocount USA \$6,597.00 (Srv) Pavers \$242.15 (Sup) Pomp's Tire Service \$1,034.04 (Srv) RDO Truck Center \$58.81 (Srv) SAPP Bros \$5,136.50 (Srv) US Bank \$1,370.00 (Srv) CLAIMS: \$17,429.27 PAYROLL: \$71,467.06 TOTAL: \$88,896.33 VISITOR PROMOTION: American Legion Post 247 \$1,320.59 (Srv) Slacker Investments/Eagle Raceway \$550.00 (Srv) Eakes Office Solutions \$137.08 (Sup) Elmwood-Murdock Merchants Association \$1,291.25 (Srv) Flagship Publishing \$5,885.00 (Sup) Historic Downtown Plattsmouth Association \$2,500.00 (Srv) The Lofte Community Theatre \$2,500.00 (Srv) Carl Reichart \$304.70 (Reim) Weeping Water Historical Society \$2,366.85 (Srv) CLAIMS: \$16,855.47 PAYROLL: \$1,455.22 TOTAL: \$18,310.69 VISITOR IMPROVEMENT: Omaha Sports Commission \$8,000.00 (Srv) TOTAL: \$8,000.00 TRIBAL: Anderson Ford \$29,788.00 (Sup) Cass County Historical Society \$4,583.34 (Srv) TOTAL: \$34,371.34 E911: CenturyLink \$4,321.69 (Srv) TOTAL: \$4,321.69 OVERALL GRAND TOTAL: \$828,221.55

1. Regular Agenda:

MOTION: Murdoch moved, Dasher seconded to approve agenda as prepared. Motion carried 5-0.

2. Past Meetings Attended by Commissioners:

- Dasher: none
- Boyle: none
- DeGarmo: Naco – about Legislation of Conditional Use Permits
- Stohlmann: none
- Murdoch: Planning Commission Meeting

3. Public Hearing/Action (8:15am): none scheduled

4. Litigation & Legal Matters-Christopher Perrone, County Attorney: none scheduled

5. Road Matters-Lenny Thorne, Highway Superintendent:

5A. Discuss/Action- RES 2026-04 authorize chair to sign Project No. STWD-CBMP (10); State Control No. 00974J; CBMP Control No. 00974J (b) County Bridge Match Program Agreement

MOTION: Stohlmann moved, Murdoch seconded to adopt resolution as presented, authorized the chair to sign agreements. Motion carried 5-0.

6. New Business & Unfinished Business:

6A. Discuss/Action- Authorize chair to sign Nebraska Schedule II County/City Lottery Sales Outlet Location Application (Form 50G) American Legion Post 237 (KENO outlet)

MOTION: Murdoch moved, Dasher seconded to authorize chair to sign Nebraska Schedule II Application. Motion carried 5-0

6B. Discuss/Action- Carl Reichart- Visitor Promotion, 2026 Marketing Grants

MOTION: Murdoch moved, Boyle seconded to approve 2026 Marketing Grants. Motion carried 5-0.

6C. Discuss/Action- Chad Korte-EMA Director, Cross-Jurisdictional Memorandum of Understanding (MOU) Regarding the Coordination and delivery of alert, warning, and notification messages through FEMA's integrated public alert and warning system (IPAWS)

MOTION: Stohlmann moved, Murdoch seconded to approve the Memorandum of Understanding. Motion carried 5-0.

6D. Discuss/Action- Jim Chappell-Zoning Admin, Proposed Amendment- Z-2026-0001- Fines and Penalties (tabled 2.24.26) Chappell summarized the amendment to Section 4.21 Fines and Penalties noting anyone with unpaid county fees would not be allowed to pull a permit, Planning Commission recommended approval by an 8-0 vote. Chappell recommended approval as written.

MOTION: Murdoch moved, Stohlmann seconded to approve Amendment Z-2026-0001 as presented. Motion carried 5-0.

6E. Discuss/Action- Jim Chappell-Zoning Admin, Proposed Amendment- Z-2026-0002- Fees (tabled 2.24.26)

Chappell summarized the amendment to Section 4.21 Fees noting the Planning Commission recommended \$50 an acre with \$500 minimum for grading. Chappell recommends approval as written

MOTION: Stohlmann moved, Boyle seconded to approve Amendment Z-2026-0002 as presented. Motion carried 5-0.

6F. Discuss/Action- Jim Chappell-Zoning Admin, Proposed Amendment- Z-2026-0003- Wind Energy (tabled 2.24.26)

Chappell summarized the amendment to Section 8.15 Wind Energy noting this would change the setback from the property line of a windmill from two times the combined height to 2500 feet with the Planning Commission voting to recommend approval by a 6-2 vote. Chappell recommends approval as written

MOTION: Murdoch moved, Dasher seconded to approve Amendment Z-2026-0003 as presented. Motion carried 5-0.

6G. Discuss/Action- Jim Chappell-Zoning Admin, Proposed Amendment- Z-2026-0004- Event Centers (tabled 2.24.26)

Chappell summarized the amendment to Section 3.02 and Section 8.20 Event Centers recommending repealing the current 8.20 and replacing it to add medium event center to clarify and change language for special event center, the Planning Commission voted to recommend approval by an 8-0 vote. Chappell recommends approval as written

MOTION: Murdoch moved, Stohlmann seconded to approve Amendment Z-2026-0004 as presented. Motion carried 5-0.

6H. Discuss/Action- Jim Chappell-Zoning Admin, Proposed Amendment- Z-2026-0005- Definitions (tabled 2.24.26)

MOTION: DeGarmo moved, Stohlmann seconded to table this item to the 3/24/26 meeting. Motion carried 5-0.

6I. Discuss/Action- Jim Chappell-Zoning Admin, Proposed Amendment- Z-2026-0006- CSCS (tabled 2.24.26)

No Action Taken – Was advised to take to the Planning Commission meeting next month

6J. Discuss/Action- Jim Chappell-Zoning Admin, ZP 2026-0007 Admin Subdivision -Simple Split

Chappell gave overview, noting this is a administrative split in trans-ag splitting 3 and 7 acres out of 53.69 acres. Complies With Zoning Regulations Section 5.08.6 Residential Acreage Development

MOTION: Boyle moved, Murdoch seconded to approve ZP 2026-0007 as presented. Motion carried 5-0.

6K. Discuss/Action- Jim Chappell-Zoning Admin, ZP 2026-0009 Admin Subdivision - Lot Line Adjustment

Chappell gave overview, noting this is a boundary adjustment of 2 parcels in Ag. Applicant wants to Alter Southern lot line To follow tree line, results in 2 parcels of 28.94 and 10.86.

MOTION: Stohlmann moved, Boyle seconded to approve ZP 2026-0009 as presented. Motion carried 5-0.

6L. Discuss/Action- Jim Chappell- Zoning Admin, update on bank building. Update only no action taken

6M. Discuss/Action- Water Coalition Representation and Concerns

Did an update with the board, asked for a sub-committee. Duane Murdoch and Taylor Boyle will be on The Sub-Committee.

Other Business Matters/Public Input & Comments: audience member spoke with concerns regarding water coalition Topic. Also member of OPPD spoke regarding Thursday meeting

8:58am ADJOURN: MOTION: Murdoch moved, Stohlmann seconded. Motion carried 5-0.

Shelley Joslin,
Deputy County Clerk