

Village of Cortland
February 11, 2026 Minutes

The meeting of the Village of Cortland, Nebraska was held on the 11th day of February 2026 at 100 S. Sherman Ave, Cortland, Nebraska.

Present at the meeting: Board members - Kohout, German, C. Moormeier, Meints and Burkey. Others present: Clerk: D. Moormeier, Utility Superintendent Briggs, Attorney Jena Mahin, and members of the public.

Chairperson Kohout called the meeting to order at 7:00 pm stating the Nebraska Open Meetings Act was available in the meeting room as required by Nebraska State Law.

Motion by German and seconded by Meints to receive and place on file all notices and material having any bearing on the meeting. Roll Call: Yes: German, C. Moormeier, Kohout, Meints, Burkey No: None Motion carried.

Motion by Burkey and seconded by C. Moormeier to approve the minutes of January 14, 2026, regular Board meeting. Roll Call: Yes: German, C. Moormeier, Kohout, Meints, Burkey No: None Motion carried.

Motion by Meints and seconded Burkey to approve the Treasurer's report. Roll Call: Yes: German, C. Moormeier, Kohout, Meints, Burkey No: None Motion carried.

The following bills were presented for approval Barco Municipal Products, Inc. \$763.26, Black Hills Energy \$1,168.54, Blobaum & Busboom PC \$6,500.00, Hier's Plumbing \$197.50, Lock and Key For Less \$270.00, Lovell Excavating \$650.00, Menards \$79.68, Michelle German \$288.00, Municipal Supply Inc. \$221.71, Nebraska Department of Revenue \$362.87, Nebraska Public Health Environmental Lab \$150.00, Newman Traffic Signs \$156.13, Noakes \$252.54, Norris Public Power \$2,741.96, One Call Concepts, Inc. \$2.46, Rays Used Cars, Inc. \$45.00, Salaries \$5,539.76, Solheim Law Firm \$1,355.00, TCA Outdoor Power \$92.99, U.S. Bank \$595.95, Verla Busboom \$40.00, Voice News \$41.93, Waste Connections \$4,782.57, Westlake Hardware \$209.52. The Fire Department submitted bill late for one half of the cost of the Awards Banquet which was \$792.38. Motion by C. Moormeier and seconded by Burkey to pay the bills including the late bill for the Cortland Rural Fire Department for one half (\$792.38) of the Awards Banquet. Roll Call: Yes: German, C. Moormeier, Kohout, Meints, Burkey No: None Motion carried

Review of Audit done by Blobaum and Busboom – The audit done by Blobaum and Busboom was reviewed. Motion by German and seconded by C. Moormeier to make the cash transfers that were suggested retroactive to September 30, 2025. Roll Call: Yes: German, Goforth, Kohout, Burkey; No: None. Motion carried. Motion by Meints and seconded by Burkey to approve the Auditors Report for the fiscal year ending September 30, 2025. Roll Call: Yes: German, Goforth, Kohout, Burkey; No: None. Motion carried.

No Building Permits submitted

Jordan from Principle Roofing reviewed the hail damage and quoted repair to the Community Center roof from 2020. At the time the quote for the squares that were required for the replacement of the roof were not calculated correctly, making the money received from the insurance company much less that what it would have cost to do the replacement. Because the claim is considered closed now. Principle Roofing gave a bid for repairing the roof, with either Class 3 or Class 4 shingles. Jordan indicated when looking at insurance should make sure that it includes a cosmetic clause for gutters, doors, and metal flashing on fascia which is not structural. We have two bids; we will need to have a third bid for the roof replacement.

#10 MARS trash renewal did not attend meeting.

Discussion regarding Nextlink contract renewal. Briggs reported that the \$600 a year for power is most likely not enough to cover the power. Clerk reported that the \$600 had been paid for 2026 and the contract fee had also been paid. Need to revisit the contract in November of 2028 to give notice for renewal in February of 2029.

#12 Summer Kickoff Celebration - Courtney Klimm reported that the Lienetics Ranch were will to sponsor a live band at the ballpark on the evening of Friday, May 29th. Homestead Convenience is willing to do a beer garden. Possible concessions at the ball park concession stand. On Saturday May 30th there will be a purchase and volunteers. The nation's 250 celebrations will be incorporated into the design. Possibly

scavenger hunt with the businesses in town. Possible bounce house/Kona Ice/Happy D Clown/Fire Department concessions. Cornhole tournament hosted by Beatrice Area Cornhole (4 games guaranteed). Jumbo Beer Pong, Cortland Opry play throughout the day. Raffle give away prior to fireworks in the evening. Also possible Bob Ross paint along and possible animal rescue. There would be games for kids and parents, track and field type, throughout the day. 5K would begin at 8 am, possible parade at 10 am, other things begin at 1 pm and continue until fireworks begin at 10 pm. Discussion about having dance on Saturday evening instead which would bridge the gap between 6 and 10 pm and hold people at the venue. Will need to have volunteers for all events. Courtney will check the cost for a trailer and lights for the band. Also, will need to see where the band can perform in relation to where the fireworks will be done. Will also need security during the dance/beer garden. CIA is still looking for business sponsorship to help with costs. A report will be given at the March meeting.

Water Service Lines responsibilities need to be clear to both Village and home owner. Briggs has talked with other towns and Jena will incorporate his ideas and send it to Briggs prior to March meeting.

Motion by C. Moormeier and seconded by Meints to approve registration for Argo at the March 9-11, 2026 Water Conference in Kearney so that he can continue to be our backup water operator. Roll Call: Yes: German, Goforth, Kohout, Burkey; No: None. Motion carried.

Kohout read Resolution 2026-01 A RESOLUTION OF THE VILLAGE OF CORTLAND, GAGE COUNTY, NEBRASKA TO DESIGNATE THE POLITICAL SUBDIVISIONS CONSTRUCTION ALTERNATIVES ACT AS APPLICABLE TO THE PENDING COMMUNITY IMPROVEMENT PROJECT.

WHEREAS, pursuant to the Nebraska Political Subdivision Construction Alternatives Act, Neb. Rev. Stat. § 13-2901 et.seq. (“Construction Alternatives Act”), political subdivisions are permitted to use a design-build contract or construction management at risk contract for a project, in whole or in part: and

WHEREAS, pursuant to § 13-2904 of the Construction Alternative Act, the governing body of the Village of Cortland shall adopt a Resolution selecting the Design Build contract delivery system prior to proceeding to the actual procurement of such contract; and

WHEREAS, the Village of Cortland has made the determination that it is in the public interest to use the Design Building contract delivery system for the Community Center Improvement project based on potential savings in cost and time; and

WHEREAS, in connection therewith, the Village has reviewed the proposed Construction Alternatives Policy and Procedures attached hereto as Exhibit A (the “Construction Alternatives Policy”), which sets forth the policies and procedures for the Village to enter into construction alternatives contracts for the Village of Cortland; and

WHEREAS, the Village Board of Trustees deems it appropriate and advisable to approve and adopt the Construction Alternatives Policy.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE VILLAGE BOARD OF THE VILLAGE OF CORTLAND:

Section 1. That a Design Build contract for the Community Center Improvement project is in the public interest based on potential savings in cost and time.

Section 2. The Village Board of Trustees, the Village Clerk, Village Attorney, or their authorized representative, are hereby authorized to issue requests for letters of interest and requests for proposals for a design-build contract for the Community Center Improvement project and to evaluate the same, and to negotiate a design-build contract in accordance with the attached Construction Alternatives Policies and the Construction Alternatives Act.

Exhibit A available at Village Clerks Office upon request.

Motion by Burkey and seconded by German to approve Resolution 2026-01 To Designate the Political Subdivisions Construction Alternatives Act as Applicable to the Pending Community Center Improvement Project. Roll Call: Yes: German, Goforth, Kohout, Burkey; No: None. Motion carried.

#17 Ordinances per American Legal - Mahin will have available at March meeting.

Written Complaints: No update on property at East 2nd and New Hampshire regarding water flow.

Update on Nuisance Properties - Carlson has not been picked up on warrant as yet. Mahin asked if could move forward with civil action as well. Board was in agreement. Clerk needs to send towing bill for this property to Mahin. No contact has been made from 304 W. 9th owners; fencing is still on property. Mahin will

send another letter to remind them about town clean up day on April 25th. March 10th arraignment on Ordinance violation for Dissmeyer. Mahin will sent the landlord of property a letter regarding the Ordinance violation and ask them to do an inspection. We are unable to set liability on the landlord for Ordinances that are not followed but can ask their assistance.

Museum report - D Moormeier reported that the Potato Bake Fundraiser was successful with approximately \$5,000 being raised from donations and silent auction. The next large project for the museum will be the garage renovation with the hopes of having summer activities around the garage and museum property. Easter Bunny will be arriving on April 4th. The lights have been shut off at the gazebo and the lights can be taken down on 4th Street. The "town kid" Connor King can begin working when needed. No update on grants. Burkey reported on Welcome to Cortland sign, the cheapest being almost \$60,000 for a lite up sign. He will continue to pursue other types of signs. He also reported that he will get the electrical requirements from Commonwealth for the speed limit signs and then will file the appropriate paperwork with the State of Nebraska. No report on the Ball Park. Clerk will be attending the Mid Winter Conference on February 23rd and 24th in Lincoln where she is able to acquire her 8 hours of training for Treasurer. Monday, February 16th is a Holiday and Office will be closed.

Maintenance report: Voting will be moved to the Community Center as we have made enough progress with the ADA compliance. Briggs has a bid from Fairbury Glass who were very knowledgeable on all the ADA requirements for doors. We need to check whether election committee will contribute to the ADA doors. This should be included in the Community Center remodel expense. Briggs will meet with Pavers regarding sealing the cracks on Friday. Briggs has about 30 water meter antennas/radios to install this month. Would like to make appointments and have Argo help with installations. To install a GPS system for the water lines would be approximately \$13,000. Briggs will visit with Zach from Bennet and give more information at the March meeting.

Motion by Meints and seconded by C. Moormeier to approve the 25% Highway Allocation Match of \$1849. Roll Call: Yes: German, Goforth, Kohout, Burkey; No: None. Motion carried.

Motion by Burkey and seconded by German to adjourn meeting at 9:32 pm. Roll Call: Yes: German, Goforth, Kohout, Burkey; No: None. Motion carried.

Respectively submitted: Donelle Moormeier Clerk/Treasurer – Village of Cortland