

Village of Cortland
Budget Hearing & Budget Summary Meeting 25/26
September 10th, 2025 6:30 p.m.

The Budget Hearing of the Village of Cortland was held on the 10th day of September 2025, at 6:30 pm at 100 S. Sherman Avenue, Cortland, Nebraska. Notice of the budget hearing was published in The Voice newspaper on the 4th day of September 2025.

Board Members present at the meeting were: German, C. Moormeier, Kohout, Burkey

Board Members absent from the meeting were: Meints

Others Present: Jennifer Busboom, Jena Mahin, Donelle Moormeier and members of the public.

Motion by C. Moormeier and seconded by German to open the budget hearing at 6:30 p.m. Three copies of the proposed budget statement were available to the public.

Jennifer Busboom made a presentation outlining the key provisions of the proposed budget statement as directed in the prepared budget notes, including, but not limited to, a comparison with the prior year's budget.

The floor was then opened for public comment on the proposed budget statement. Public comment ensued. All members of the public wishing to address the governing body were provided with a reasonable amount of time to do so.

There being no further business, a motion was made by C. Moormeier and seconded by German to adjourn the budget hearing. 4 Ayes 0 Nays Motion passed.

The budget hearing was closed at 6:36 pm

The Special Hearing of the Village of Cortland was held on the 10th day of September 2025, at 100 S. Sherman Avenue, Cortland, Nebraska. Notice of the Special Hearing was published in The Voice newspaper on the 4th day of September 2025.

Motion by Burkey and seconded by German to open the Special Hearing at 6:37 pm.

Jennifer Busboom presented the information related to the setting of the final tax levy as published. The related resolution has been prepared. The floor was opened for public comment on the tax levy. Public comment ensued. All members of the public wishing to address the governing body were provided with a reasonable amount of time to do so.

There being no further business, a motion was made by Burkey and seconded by C. Moormeier to adjourn the special hearing. 4 Ayes 0 Nays Motion passed. The special hearing was closed at 6:38 pm

Village of Cortland
September 10, 2025 Minutes

The meeting of the Village of Cortland, Nebraska was held on the 10th day of September 2025 at 100 S. Sherman Ave, Cortland, Nebraska. The Budget hearing was held previously on the 10th day of September 2025, at 6:30 pm.

Notice of this meeting was published in the Voice newspaper on the 4th day of September, 2025.

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

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

Motion by German and seconded by Goforth to approve Board Member Meints absence. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried.

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

A motion was made by C. Moormeier and seconded by Burkey to approve the 2025/2026 budget as proposed. Roll Call: Yes German, C. Moormeier, Kohout, Burkey No: None Motion carried.

Jennifer Busboom read Resolution 2025-05 Setting the Property Tax Request:

WHEREAS, Nebraska Revised Statute 77-1632 and 77-1633 provides that the Governing Body of the Village of Cortland passes by a majority vote a resolution or ordinance setting the tax request: and

WHEREAS, a special public hearing was held as required by law to hear and consider comments concerning the property tax request;

NOW, THEREFORE, the Governing Body of the Village of Cortland resolves that:

1. The 2025-2026 property tax request be set at: General Fund \$141,519.00; Bond Fund \$25,116.00
2. The total assessed value of property differs from last year's total assessed value by 23.21 percent
3. The tax rate which would levy the same amount of property taxes as last year, when multiplied by the new total assessed value of property would be 0.305948 per \$100 assessed value.
4. The Village of Cortland proposes to adopt a property tax request that will cause its tax rate to be 0.320938 per \$100 assessed value.
5. Based on the proposed property tax request and changes in other revenue, the total operating budget of the Village of Cortland will increase (or decrease) last year's budget by 7.49 percent.
6. A copy of this resolution be certified and forwarded to the County Clerk on or before October 15, 2025.

A motion was made by Burkey and seconded by German to adopt the resolution as presented. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried.

Motion by C. Moormeier and seconded by German to approve the minutes of August 27th, 2025 Special Meeting. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried.

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

The following bills were presented for approval: -Black Hills Energy \$250.29, Blobaum & Busboom PC \$2,300.00, Commonwealth Electric Company \$3,495.00, Diode Communications \$1,074.30, Donelle Moormeier \$25.20, E-Z STOP \$585.48, First State Insurance Agency \$29,190.00, Internal Revenue Service \$1,468.66, Johnny's Welding Shop \$154.90, Landmark Implement \$609.00, Lincoln Winwater Works \$73.31, Menards \$52.18, Michelle German \$198.00, Nebraska Department of Revenue \$413.70, Nebraska Dept of Environment & Energy \$115.00, Nebraska Public Health Environmental Lab \$174.00, Norris Public Power \$2,151.44, One Call Concepts, Inc. \$2.46, Salaries \$5,808.75, Solheim Law Firm \$1,798.58, U.S. Bank \$994.13, Verla Busboom \$40.00, Voice News \$304.42, Waste Connections Inc \$4,825.58, Westlake Hardware \$21.99. Motion by C. Moormeier and seconded by Burkey to pay the bills. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried.

Skipped to item #11a. Written Complaints: A written complaint by Kali & Clinton Bruna at 345 West 3rd Street regarding the alley behind their house. The alley is the only access to their garage and the Carlson property on the southeast end of the alley has been poorly maintained so that the weeds are encroaching the '8" alley so far that they are nearly unable to access their garage from the east. Attorney Mahin replied that the Carlson property has been declared a nuisance and ordered abatement. There has been no response to the letter and Utility Superintendent Briggs will look at the property to clean up. An invoice will then be sent to Mr. Carlson.

Item #9. Lindsey Oelling asked if larger blockades could be used during the Once in a Blue Moon Fall Festival on September 27th as people are driving around the cones. There are 100 vendors setting up. Briggs and German will see if they can borrow some from surrounding Villages. Oelling also asked if anyone had a trailer available for the bands to set up on, Harlan Wallman indicated he could get one for her to use. Oelling also

asked if RV's and Campers could be removed from the streets during the event as parking is limited. Briggs will contact those with campers sitting on the street.

Building Permits – Larry & Laura Rhodes parcel 00736100, 0-6-6 Lots 9&10 Blk 1 Deunk Add. Address has not been assigned yet. 40x30 shed, 52x26'8" house w/patio, 12x12 patio. The small garden shed will need to be removed to stay with the accessory maximum square footage. Board suggested 530 W. 2nd Street for address to stay consistent with other addresses on other lots. Motion by Burkey and seconded by C. Moormeier to approve the 530 W. 2nd Street for the address of parcel 00736100. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried. Motion by Burkey seconded by German to approve the house and patio permit. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried. Motion by German and seconded by C. Moormeier to approve the shed with the removal of the small garden shed permit. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried.

8b. Some concerns were brought up at the Planning and Zoning meeting regarding the vacating of 4th street and the extension of the lot for the King property in the Deunk Fifth Addition. The plat has been submitted and approved by the Gage County Register of Deeds. The P&Z felt that hearings should be held to change the Village Comprehensive Plan and Future Land Use Map, to vacate 4th Street, and to approve the Duenk 5th addition. The attorney will send the wording to the clerk for the notices in the Voice for public hearings to be held at the P&Z Committee October 1st, 2025 meeting, and for the public hearings to be held at the Village of Cortland Board of Trustees October 8th, 2025 meeting. The signing of the plat, annexation, and Ordinance 2025-04 for vacating 4th Street will be on the October 8th meeting agenda.

10. Barb Tegley asked permission to volunteer to help clear brush on the Cortland section of the bike trail between Apple and Gage Roads. It is getting a lot of overgrowth. The Village is required to take care of 2 feet on either side of the trail. Briggs will go down the trail and trim it up and then Tegley can look at it to see if more needs to be done.

11. Written complaint #1 by Barb Tegley regarding the C2 property at 2275 S. 12th Rd owned by Preston 4 Point Landing LLC. The C2 zoning indicates screening required for any open storage of materials. The owner indicated he thought outdoor storage was okay if it was for sale. Outdoor display of merchandise means an outdoor arrangement of objects, items, or products for sale which are typically located inside of a building but are placed outdoors for either a limited period of time or extended period of time but excludes permanent outdoor storage. Concerns about mosquitos and health issues with the tires arranged so closely to the trail. Written complaint #2 by Barb Tegley regarding the same property at 2275 S. 12th Rd that it appears concrete is placed on trail property. The trail property is not C2 and C2 activities and buildings should not be located on non-C2 property. A motion by C. Moormeier and seconded by Burkey to have attorney send a notice to Preston 4 Point Landing LLC regarding the C2 regulations and a time frame to resolve violation. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried.

12a. Barta property – Briggs mowed and sent pictures to attorney last week. Attorney will be sending out another invoice for the expenses.

12b. Carlson Property – There has been no response to attorney sent letters. Attorney will continue to pursue legal steps to enforce the C1 use of the building and rescind the Special Use Permit for living in the building as that follows the owner, not the building.

13. Chickens – Emily Dissmeyer next appearance in court is set for September 18th. If she does not appear the warrant will be reinstated. There have been reports that there are still chickens on the property.

14. Museum – D. Moormeier reports that the final day to donate to Big Give Gage is September 11th. Board members have been working on changing displays for the September 27th Fall Festival. CIA plans for Spookfest on October 18th. Let C. Moormeier know if you would like to be involved in the Trunk or Treat. C. Moormeier is in contact with David at Miller and Associates regarding playground equipment grant. No report on Fire Department sign, no report on Village of Cortland sign. Burkey is getting quotes for speed signs. Quote for \$495.00 from Commonwealth Electric for Ball Field Concession Stand lighting was presented. Motion by C. Moormeier and seconded by Burkey to approve the bid from Commonwealth for the concession stand lighting. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried.

15. Maintenance report – Briggs presented bids from A United Automatic Doors & Glass for ADA doors for \$10,504.62. These doors will replace the wooden doors at the south end of the Community Center, they will be glass and a electrical box with a push pad on outside and lock like a regular door. Another bid of \$6,762.32

would install new door and frame into the gym with a new outside keypad. Briggs was asked if he could get another bid, he has been trying to get others for six months. C. Moormeier will call Dawn Hill to see who they used for ADA bids. Stop posts at Community Center will be installed on Friday. The Bush hog is back in operation after having it repaired. A tree on 4th & Vermont is split and needs to be removed. Because it is over power lines suggested that Briggs call NPPD to come access the situation. A bicycle accident happened on 4th & Hwy 77 because of the rock and gravel from the highway project. Briggs called the NDOT. One bid for tires for pickup was \$1300. Suggested that Briggs obtain a couple more bids. The tires need to be replaced before winter.

Motion by C. Moormeier and seconded by German to approve the 25% highway allocation match of \$1766. Roll Call: Yes: German, C. Moormeier, Kohout, Burkey No: None Motion carried.

Motion by German and seconded by Burkey to adjourn the meeting at: 9:01 pm. Roll Call: Yes: German, C, Moormeier, Kohout, Burkey No: None Motion carried.

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