

February 17, 2026

Seward County Board of Commissioners

State of Nebraska)
County of Seward) ss.

A regular meeting of the Seward County Board of Commissioners was convened in open and public session at 9:00 a.m. on February 17, 2026 in the Commissioner's room at the Seward County Courthouse. Notice of the meeting was posted on the Courthouse bulletin board, on the Commissioner's Room door, on the Seward County website: sewardcountyne.gov and published in the Seward County Independent. The agenda for all meetings is kept continually current and is available for public inspection at the County Clerk's Office during normal business hours. The agenda is held open until one business day prior to the meeting for appearance before the Board. The Board of Commissioners has the right to modify the agenda to include items of an emergency nature only at such public meeting.

The Seward County Board of Commissioners convened on February 17, 2026 at 9:00 a.m.

Present: Chairperson: Misty Ahmic
Members: Raegan Hain, Darrell Zabrocki, Ken Schmieding,
Scott Pekarek
Deputy County Clerk: Brandy Johnson

The Chairperson noted that the public meeting information is posted as required by law and available for public distribution if requested.

The Pledge of Allegiance was recited.

Moved by Zabrocki and seconded by Pekarek to approve the minutes of February 10, 2026.

Affirmative Vote: Zabrocki, Pekarek, Schmieding, Hain, Ahmic Motion Carried

Moved by Hain and seconded by Schmieding to approve the Consent Agenda consisting of:

- a. Zoning Fee Report for January 2026 - \$2,025.00
- b. Surplus Property Disposal Request for Detention Center

Affirmative Vote: Hain, Schmieding, Pekarek, Zabrocki, Ahmic Motion Carried

Jon Regnier, Highway Superintendent, and Trever Trebilcock, Assistant Highway Superintendent, updated the Commissioners on activities of their department.

Commissioner Reports:

Commissioner Pekarek reported he observed the counting of ballots for the Seward Public School Bond election, met with Commissioner Ahmic, the Zoning Administrator, and Dale Niemann from the Planning Commission, had a meeting with Commissioner Hain, and had a lot of various correspondence with other Commissioners and constituents.

Commissioner Schmieding reported he received several calls regarding roads, and he will attend a Visitors Bureau meeting and a Blue Valley Community Action (BVCA) meeting.

Commissioner Ahmic reported she continues to work with villages regarding Seward Saline Solid Waste Management, and in doing so, attended a Pleasant Dale Village Board meeting. She reported having had a call with a representative from the Village of Bee, met with Commissioner Pekarek, the Zoning Administrator, and Dale Niemann from the Planning Commission, had meetings about the Emergency Preparedness Expo, spent time reviewing the Better Utilizing Investments to Leverage Development (BUILD)

grant, put together data received from Public Transit, attended a Seward County Chamber & Development Partnership (SCCDP) board meeting, and had a meeting with the Sheriff's Office and Commissioner Zabrocki.

Commissioner Zabrocki reported he attended a Nebraska Intergovernmental Risk Management Assn. (NIRMA) event in Wheeler County, had a meeting with the Sheriff and Commissioner Ahmic, had a meeting with the Public Transit Director, and received a concern regarding a road.

Commissioner Hain reported that she received submitted documents from Sunflower Grant Writers in regard to the BUILD Grant and worked with the Road Department Administrative Assistant to edit some of the documents, noting that Commissioner Ahmic also made edits to some of the documents. She also received an email from the County Treasurer regarding a public records request, met with Commissioner Pekarek, read through the 1&6 Year Road Plan, drove roads and looked at culverts on the 1&6 Year Road Plan, listened to a Nebraska Association of County Officials (NACO) legislative call, attended an Ag Society meeting, received some calendars from Seward County resident Roger Richters featuring some of his artwork, and reported that department heads haven't been sending monthly updates to the board via email, so she will be adding it to the agenda to discuss.

The Commissioners recessed at 9:13 a.m.
The Commissioners reconvened at 9:15 a.m.

Sara Stenger, Detention Center Director, presented a Memorandum of Understanding with Wellbeing Initiative, Inc. to provide onsite peer support for inmates.

Moved by Hain and seconded by Pekarek to authorize the Chair to sign the Memorandum of Understanding with Wellbeing Initiative, Inc. to provide onsite peer support for inmates.

Affirmative Vote: Hain, Pekarek, Zabrocki, Schmieding, Ahmic Motion Carried

Hain led discussion on the request to approve the BUILD Grant application for the 420th Road paving project to be submitted to the U.S. Dept. of Transportation. The county partnered with Sunflower Grant Writers for their assistance with writing a grant to pave 420th Road for 5.5 miles from Interstate 80 to Highway 34. The completed documents were received from Sunflower Grant Writers last week and need to be submitted to the U.S. Dept. of Transportation by Tuesday, February 24th. Hain, Ahmic & the Road Dept Administrative Assistant have reviewed the document and found that there are some grammatical edits that still need to be made. Those edits will be completed, and the final application will be finished and submitted by the deadline.

Moved by Hain and seconded by Pekarek to approve the request to submit the grant application for 420th Road paving to be submitted to the U.S. Dept. of Transportation.

Affirmative Vote: Hain, Pekarek, Zabrocki, Schmieding, Ahmic Motion Carried

Barb Armstead, Deputy County Attorney, discussed the CentralSquare Interlocal addendum #3, extending the original interlocal agreement to June 2026. The original interlocal agreement has expired, and a new agreement needs to be drafted. Armstead reported that she has all the fully executed documents from the other involved parties in the interlocal, except for the City of Crete, which she expects to receive by Wednesday, February 18, 2026.

Moved by Pekarek and seconded by Zabrocki to authorize the Chair to sign the CentralSquare Interlocal Addendum #3, extending the original interlocal agreement to June 2026, after the interlocal has been fully executed by all remaining parties.

Affirmative Vote: Pekarek, Zabrocki, Hain, Schmieding, Ahmic Motion Carried

Marissa Pfile, Zoning Administrator, was present to discuss the proposal from Marvin Planning and Consultants for Zoning Consultation. This item was on the agenda for discussion during the February 10, 2026, meeting. At that time, the board asked Pfile to have some of the verbiage in the proposal changed and bring it back this week. She

had Marvin Planning and Consultants change the verbiage but noted that the first bullet point under "Project Costs as Follows:" stated "\$100.00 per hour capped at \$4,000.00 (40 hours) for the year. These hours may be increased upon an agreeable amendment to this Letter of Agreement." This should read *\$2000.00 (20 hours)* as this is for the period from February 2026 through June 2026, rather than the entire year. Armstead advised that the board could strike through the bullet point and proceed to sign the proposal.

Moved by Pekarek and seconded by Hain to approve the proposal from Marvin Planning and Consultants for Zoning consultation, with the first bullet point under "Project Costs as Follows:" being stricken from the agreement.

Affirmative Vote: Pekarek, Hain, Schmieding, Zabrocki, Ahmic Motion Carried

The Commissioners recessed at 9:29 a.m.

The Commissioners reconvened at 9:30 a.m.

Ahmic led discussion on the update of Public Transit department funding. Brandy Hafer, Public Transit Director, could not be present for the meeting, but was able to send to Ahmic the data requested by the board at the February 10th, 2026 meeting. The Commissioners asked her to provide the number of unique individuals who utilize Public Transit's services, as well as how many trips each of those individuals has taken in the last year. According to the data, there were 367 unique individuals who utilized Public Transit last year. Twenty riders took more than 100 rides each, totaling 46% of the rides taken. Eighteen riders took 50-99 rides, totaling 21% of the rides taken. Twenty-four riders took 25-49 rides, totaling 13% of the rides taken. Thirty-nine riders took 10-24 rides, totaling 9% of rides taken. Forty-five riders took 5-9 rides, totaling 5% of rides taken, and 222 riders took 1-4 rides, totaling 7% of the rides taken. In total, 38 unique individuals made up 67% of the rides, with 52% of those rides being within the City of Seward. There was a brief discussion about the possibility of the County seeking a partnership with the City of Seward for in-town transportation. Zabrocki, who is the liaison to the City of Seward, will have a discussion with their representatives and report back.

Moved by Zabrocki and seconded by Pekarek to adopt Resolution No. 3916 in regard to Bartels Acres Short Form Plat in the NW ¼ of Section 22, Township 11 North, Range 4 East of the 6th P.M.

**RESOLUTION NO 3916 OF THE
SEWARD COUNTY BOARD OF COMMISSIONERS**

WHEREAS Joe and Alyssa Bartles own approximately 53.33 acres of land and has applied for a Short Form Plat to separate 5.07 acres, and described it as a tract of land in the Northwest Quarter of, Section 22, Township 11N, Range 4 East of the 6th P.M, Seward County, Nebraska, and

WHEREAS the Short Form Plat shall be called Bartels Acres and

WHEREAS The Seward County Planning Commission held a meeting on January 26, 2026 to consider the Short Form Plat, and

WHEREAS, the Planning Commission recommended approval of the Bartels Acres Subdivision, with a vote of 7 For, 0 Against, and 2 Absent Not Voting, and

WHEREAS X No one appeared to oppose the subdivision.

 Individuals appeared to oppose the subdivision

 X No one appeared to support the subdivision

 Individuals appeared to support the subdivision.

 Individuals appeared without commitment, and

THEREFORE, BE IT RESOLVED that the Seward County Board of Commissioners do hereby Approve or Deny the Bartels Acres, Short Form Plat, with Resolution NO: 3916.

Moved by: Zabrocki Seconded by: Pekarek 02/17/2026

Ayes: Ken Schmieding, Scott Pekarek, Raegan Hain, Darrell J. Zabrocki,

Misty Ahmic, Chair of the Board

Attest: Brandy M. Johnson, Seward County Clerk

Affirmative Vote: Zabrocki, Pekarek, Schmieding, Hain, Ahmic Motion Carried

Moved by Hain and seconded by Zabrocki to adopt Resolution No. 3917 in regard to Propst Acres Administrative Plat in the NE ¼ of Section 26, Township 11 North, Range 2 East of the 6th P.M.

**RESOLUTION NO 3917 OF THE
SEWARD COUNTY BOARD OF COMMISSIONERS**

WHEREAS Arthur Slatin owns approximately 144.97 acres located in the Northeast Quarter of Section 26, Township 11 North, Range 2 East of the 6th P.M., Seward County, Nebraska. He has applied for an Administrative Plat to remove 3.86 acres from his property. Jon Propst owns 3.98 acres in the same section. The 3.86 acres being removed from Slatin’s property will be added to Propst’s tract, increasing Propst’s total acreage to 7.84 acres.

WHEREAS the Administrative Plat shall be called Propst Acres and

WHEREAS The Seward County Planning Commission held a meeting on January 26, 2026 to consider the Short Form Plat, and

WHEREAS, the Planning Commission recommended approval of the Propst Acres, with a vote of 7 For, 0 Against, and 2 Absent Not Voting, and

WHEREAS X No one appeared to oppose the subdivision.

- Individuals appeared to oppose the subdivision
- X No one appeared to support the subdivision
- Individuals appeared to support the subdivision.
- Individuals appeared without commitment, and

THEREFORE, BE IT RESOLVED that the Seward County Board of Commissioners do hereby Approve or Deny the Propst Acres, Administrative Plat, with Resolution NO: 3917.

Moved by: Hain Seconded by: Zabrocki 02/17/2026
Ayes: Ken Schmieding, Scott Pekarek, Raegan Hain, Darrell J. Zabrocki,
Misty Ahmic, Chair of the Board
Attest: Brandy M. Johnson, Seward County Clerk

Affirmative Vote: Hain, Zabrocki, Schmieding, Pekarek, Ahmic Motion Carried

Ahmic led discussion on the request for support for the Seward County Emergency Expo event being held April 12, 2026. Ahmic reported that the funds she initially requested will not be enough to cover the expenses. The marketing aspect of it will be much less than originally anticipated, but there is a booklet available that contains a significant amount of information regarding various kinds of emergencies that Ahmic requested to purchase, as well as pipe and drape rental to be used during the expo. There was a brief discussion about waiting for the new Emergency Manager to start in that position, and how it could be beneficial to include them in some of the event details. Ahmic noted that her request for today is just for the funding for the rental of the pipe and drape.

Moved by Zabrocki and seconded by Pekarek to authorize \$1000 out of American Rescue Plan Act (ARPA) Funds to go toward the Seward County Emergency Expo Event, being held April 12, 2026.

Affirmative Vote: Zabrocki, Pekarek, Schmieding, Hain, Ahmic Motion Carried

The Commissioners discussed potential options for the process for interview committees and recommendations for appointed positions. The first option suggested was that

vacant appointed positions be filled by an interview/hiring committee that consists of the particular office's liaison(s) and Human Resources. The committee would be responsible for extending an offer, conditional upon appointment by the entire board. Once the offer has been accepted, the board would make the appointment. The next suggested option was that the interview committee bring a recommendation to the board, so everyone on the board can ask questions or make recommendations, then ultimately the board is who would extend a conditional offer. The third option was to have candidates be interviewed by entire board in public meeting, with it being noted that the meeting can be separate from the regular board meeting as long as it is advertised to the public. There was discussion about all three options, and how some specific situations could arise causing need to change the process. If that were to occur, Armstead noted that the process would need to be changed by the board in a regular meeting at that time.

Moved by Pekarek and seconded by Schmieding to delegate the authority to make a conditional offer for an appointed position to the hiring committee, subject to approval and appointment by the board.

Affirmative Vote: Pekarek, Schmieding, Zabrocki, Ahmic

Voting No: Hain

Motion Carried

The Commissioners recessed at 10:15 a.m.

The Commissioners reconvened at 10:17 a.m.

Moved by Zabrocki and seconded by Pekarek to enter into Executive Session at 10:18 a.m., not to exceed 30 minutes of discussion, to discuss personnel, it being necessary to protect the reputation of the individual(s).

Affirmative Vote: Zabrocki, Pekarek, Schmieding, Hain, Ahmic

Motion Carried

Moved by Pekarek and seconded by Zabrocki to come out of executive session at 10:50 a.m.

Affirmative Vote: Pekarek, Zabrocki, Schmieding, Hain, Ahmic

Motion Carried

The Chair stated that personnel was discussed, and no decisions were made.

Known items on the agenda for Board of Equalization on February 24, 2026 are as follows:

8:30 a.m.

1. Convene and announce Open Meetings Law
2. Pledge of Allegiance
3. Discuss/Action - Approve minutes of February 10, 2026
4. Discuss/Action – Assessor Information Update

Known items on the agenda for Board of Commissioners on February 24, 2026 are as follows:

9:00 a.m.

5. Convene and announce Open Meetings Law
6. Pledge of Allegiance
7. Discuss/Action - Approve minutes of February 17, 2026
8. Discuss/Action – Claims for the Period Through February 13, 2026

Other Business Matters to Address When Time Allows

1. Discuss/Action - Public/Organizations/Officials
2. Commissioner Reports
3. Discuss/Action – Monthly Department Head Update Process
4. Discuss/Action – Agenda for March 3, 2026

9:15 a.m. Public Hearing – Proposed 1 & 6 Year Seward County Highway Dept Program

9:45 a.m. Public Hearing – Proposed Reduction in Public Transit Hours of Service

- 10:15 a.m. Public Hearing – Conditional Use Permit to Upgrade/Modify Equipment to an Existing Wireless Tower in the SW ¼ of Section 23, Township 11 North, Range 4 East of the 6th P.M.
Discuss/Action – Res – Conditional Use Permit to Upgrade/Modify Equipment to an Existing Wireless Tower in the SW ¼ of Section 23, Township 11 North, Range 4 East of the 6th P.M.
- 10:20 a.m. Discuss/Action – Mary Dolan/Daughters of the American Revolution – Update on Seward County Abandoned Cemeteries
- 10:30 a.m. Discuss/Action – Options for a Water Trailer for Permazyme Application on County Roads

Moved by Zabrocki and seconded by Pekarek to adjourn at 10:53 a.m.

Affirmative Vote: Zabrocki, Pekarek, Hain, Schmieding, Ahmic Motion Carried

State of Nebraska)
County of Seward) ss.

I, Brandy Johnson, the undersigned County Clerk of Seward County, Nebraska do hereby certify the foregoing minutes are true and are part of the official records of this office.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 24th day of February, 2026.

County Clerk

Chairperson