

**Finance, Expenditure and Legal Subcommittees  
Meeting Minutes  
December 9, 2008**

A meeting of the Papio-Missouri River Natural Resources District’s Finance, Expenditure and Legal Subcommittee was held at the Natural Resources Center, 8901 South 154<sup>th</sup> Street, Omaha, Nebraska, on December 9, 2008. The meeting was called to order by Chairperson John Conley at 7:20 p.m.

**Quorum Call:** Quorum call was taken. The following subcommittee members were in attendance.

Subcommittee Members Present	Subcommittee Members Absent	Other Directors Present	Others in Attendance
John Conley, Chairperson		John Schwope	John Winkler
Fred Conley		Rich Tesar	Marlin Petermann
Dick Connealy		Dave Klug	Jerry Herbster*
Rick Kolowski		Jim Thompson	Carey Fry
Dorothy Lanphier		Tim Fowler	Dick Sklenar
			Ralph Puls
			Pat Teer
			Emmett Egr
			Martin Cleveland
			Jean Tait
			Dave Riley
			Fran Wester
			Justin Frauendorfer
			Lance Hedquist, SSC
			Chad Kehrt, SSC
			Justin Stark, Olsson Assoc.
			Jerry Leahy, Douglas Co.
			Kim Hawekotte, Douglas Co.
			William Conley, UNO
			Robert Rieke, Frazer, Striker
			Shawn Melotz
			Scott Japp
			Cynthia Timmermier

**Adoption Of Agenda**

- **It was moved by Director Kolowski and seconded by Director Fred Conley that the agenda be adopted.**

Roll call was taken on the motion. The motion carried on a vote of 5 to 0.

Voting Yea: Conley (Fred), Connealy, Lanphier, Kolowski, Conley (John)  
 Voting Nay: None  
 Abstaining: None  
 Absent: None

**Proof Of Publication:** Public notice of the meeting was posted at all District offices and published in the Omaha World-Herald on December 4, 2008. The Chairperson ordered the Proof of Publication recorded in the minutes of this meeting.

**FY 2008 P-MRNRD Audit:**

David Riley reviewed the draft F.Y. 2008 Audit Report and draft Management Letter with the Subcommittee. He explained the areas in which some improvement may be addressed since the last Audit. Mr. Riley also made some suggestions where the District could save additional funds by implementing some new procedures (i.e. copy machine rental, out-sourcing payroll).

The following individual addressed the Board:

- Shawn Melotz, 10404 N. 132<sup>nd</sup> St., Omaha, NE

Chairperson Conley expressed his concern that the final audit was not available and suggested that the approval of the audit be brought before the full Board at the December 11, 2008 meeting.

- **It was moved by Director Fred Conley and seconded by Director Kolowski that the Subcommittee recommend that the approval of the FY 2008 audit be moved for consideration by the full Board at the December 11, 2008 meeting.**

Roll call was taken on the motion. The motion carried on a vote of 5 to 0.

Voting Yea: Conley (Fred), Connealy, Lanphier, Kolowski, Conley (John)  
Voting Nay: None  
Abstaining: None  
Absent: None

**PURCHASE OF PROPERTY FOR NEW BLAIR OFFICE:**

Dick Sklenar, NRD staff reported to the Subcommittee that the General Manager had received a verbal understanding regarding the NRCS & FSA moving to a new office facility in Blair. He explained the process that the District must go through in getting the new office facility completed. He stated that a deposit was placed earlier in the year with the Blair YMCA for the purchase of a 1.8 acre parcel. After closing on the purchase of the property, the District will then need to hire an architectural firm for design of the facility.

The following individuals addressed the Board:

- ➔ Scott Japp, 4752 County Road 15, Arlington, NE
- ➔ Cynthia Timmermier, 14688 County Rd. 40, Kennard, NE

- **It was moved by Director Fred Conley and seconded by Director Kolowski that the Subcommittee recommend to the Board of Directors that the General Manager be authorized to exercise the District's option to purchase, and execute all closing documents approved as to form by District Legal Counsel, for the purchase of the 1.8 acre parcel from the Blair YMCA for a new Blair Field office; and that an Ad-Hoc Blair Office Consultant Selection Subcommittee be appointed.**

Roll call was taken on the motion. The motion carried on a vote of 4 to 1.

Voting Yea: Conley (Fred), Connealy, Kolowski, Conley (John)  
Voting Nay: Lanphier  
Abstaining: None  
Absent: None

**Little Papio Channel Project (West Center Road To Spring Street) – Left Bank Douglas County Request For Right-Of-Way Release:** Martin Cleveland, NRD staff briefed, the Subcommittee on the proposed land transfer to Douglas County, reserved access easement and access easement from the University of Nebraska Foundation to gain access the District’s levee system. Jerry Leahy, Douglas County responded to Subcommittee member questions about the County’s plans to replace the existing County maintenance building located on the property to be transferred by the District to the County.

- **It was moved by Director Fred Conley and seconded by Director Kolowski, that the Subcommittee recommends to the Board of Directors that the General Manager be authorized to execute such deeds and/or other conveyance instruments, such as the proposed Special Warranty Deed with reserved permanent easement, as the General Manager deems necessary and Legal Counsel approves as to form, in order to convey back to the County of Douglas that portion of the land (located near 66<sup>th</sup> Street and West Center Road) that the County erroneously conveyed to the NRD in 1997 and that exceeds the NRD’s needs for Little Papio Creek Channel Project operation and maintenance.**

Roll call was taken on the motion. The motion carried on a vote of 5 to 0.

Voting Yea: Conley (Fred), Connealy, Lanphier, Kolowski, Conley (John)  
Voting Nay: None  
Abstaining: None  
Absent: None

**Floodway Property Purchase At King Lake:** Staff member Amanda Grint explained that Robert Johnson, a landowner in the King Lake area, completed an application for the floodway purchase program. The appraised value of property was \$60,000 for 0.41 acres, most of which is located in the floodway. The property owner agreed to the proposed price and a purchase agreement is being finalized. She also explained which properties in the King Lake area the District currently owns and which properties are included in the potential buyout that was submitted for a federal grant in May 2008.

- **It was moved by Director Connealy and seconded by Director Fred Conley that the Subcommittee recommend to the Board of Directors that the General Manager be authorized to execute the proposed Purchase Agreement with Robert Johnson for the District’s acquisition of 0.41 acres of improved floodway land in King Lake for the purchase price of \$60,000, subject to changes deemed necessary by the General Manager and approval as to form by District Legal Counsel.**

Roll call was taken on the motion. The motion carried on a vote of 5 to 0.

Voting Yea: Conley (Fred), Connealy, Lanphier, Kolowski, Conley (John)

Voting Nay: None

Abstaining: None

Absent: None

**ADJOURNMENT**: Being no further business, the meeting adjourned by acclamation at 8:24 p.m.

/pt/com/fel/2008/December/dec08\_fel\_minutes