



Building the Best Hometown in America®

**ALLIANCE, NEBRASKA
CITY COUNCIL MEETING
Alliance Learning Center
1750 Sweetwater Avenue
August 16, 2022 - 7:00 p.m.
AGENDA**

- **Call to Order**
- **Roll Call**
- **Invocation and Pledge of Allegiance**

▪ **Open Meetings Act Announcement**

For the public's reference a copy of the Open Meetings Law has been posted on the north wall of this room in the audience area. This posting complies with the requirements of the Nebraska Legislature.

A. Consent Calendar

Approval of Minutes, Payroll and Claims

Cemetery Certificates

Resolution No. 22-44 – Rental Agreement with Keep Alliance Beautiful

Resolution No. 22-45 – Tire Amnesty Grant Submittal

Resolution No. 22-46 – Interlocal Agreement with APS

Resolution No. 22-47 – Donation Acceptance from Alliance Parks Foundation

B. Recognition of Box Butte Bad Boys – 11U Baseball Champions

**C. Ordinance No. 2945 – Proposed 2022-2023 Budget Appropriations
First Reading**

Ordinance No. 2945 is before Council on first reading. This ordinance presents to Council the 2022-2023 proposed budget. The proposed budget contains anticipated and estimated revenues and expenses for the next fiscal year.

**D. Ordinance No. 2946 – Additional 1% for Budgeted Restricted Funds
First Reading**

Ordinance No. 2946 will allow the City of Alliance with a 75% affirmative vote by Council to exceed the Allowable Growth and Basic Allowable Growth for the 2022-23 Fiscal Year Budget by 1%. This does not increase the 2022-23 Fiscal Year Budget; it allows us to increase the unused budget authority for use in future years.

**E. Public Hearing – Redevelopment Plan for Alliance Heartland Flats Mall and Apartments Project
Resolution No. 22-48 – Redevelopment Plan Approval**

Now is the date, time, and place to conduct a public hearing on the Redevelopment Plan for Alliance Heartland Flats Mall and Apartments Project submitted by 385 Apartments, LLC. Following the public hearing, Council has Resolution No. 22-48 before them for their review and will approve the Plan.

F. Resolution No. 22-49 – Runway Airfield Paint Proposal Approval

Resolution No. 22-49 will approve the contract with Straight Stripe Painting in the amount \$67,218 for the removal and painting of the lead off lines for Runway 8/26 and Runway 12/30 from Taxiway B. In addition, approve a capital budget transfer in order to complete the project.

City of Alliance Goals

Build Excellence Through Warm Communication and Genuine Alliances * Create a Fun Place to Live, Work and Play * Construct Homes and Develop Neighborhoods * Celebrate and Relax In Our Positive and Friendly Hometown * Promote a Strong and Vibrant Community

G. Resolution No. 22-50 – TurfWerks Greens Mower Purchase Approval

Resolution No. 22-50 will approve the purchase of a Jacobsen Greens King IV Plus greens mower from TurfWerks for a total price with delivery of \$29,750.00.

H. Resolution No. 22-51 – HVAC Bid Award for Alliance Learning Center

Resolution No. 22-51 will award the HVAC project bid for the Alliance Learning Center to Peltz Companies of Alliance, NE in the amount of \$1,490,000.00

I. Resolution No. 22-52 – Donation of Lots to High Plains Community Development Corporation

High Plains Community Development Corporation applied for a grant to bring housing to Alliance. High Plains received notice of funding for their proposal to build two new homes in the Homestead Subdivision. It is requested that the City donate two lots, 1636 Sandhills Street and 1642 Sandhills Street to the High Plains Community Development Corporation, as well as providing for additional city services as an in-kind match to their grant. Resolution No. 22-52 is before council for their review and approval.

J. Resolution No. 22-53 - Senior Center Roof Replacement Bid Award

Resolution No. 22-53 will award the Senior Center Roof Replacement bid to Twin City Roofing & Sheet Metal, Inc. in the amount of \$45,170.55. This replacement is necessary as a result of the July 2021 hail storm.

K. Schedule Public Hearing for 2022-23 Budget

State statutes require the budget be presented during a separate public hearing. Staff is recommending the public hearing for the budget be held at 6:30 p.m. on September 6, prior to the regular scheduled City Council meeting.

▪ **Adjournment**

Respectfully submitted,


Tarrah S. Johnson
City Clerk

† Added by addendum to agenda 24 hours prior to the meeting.

The City Council reserves the right to adjourn into closed session as per Section 84-1410 of the Nebraska Revised Statutes.

City of Alliance Goals

Build Excellence Through Warm Communication and Genuine Alliances * Create a Fun Place to Live, Work and Play * Construct Homes and Develop Neighborhoods * Celebrate and Relax In Our Positive and Friendly Hometown * Promote a Strong and Vibrant Community

CONSENT CALENDAR – August 16, 2022

1. Approval: Minutes of the Regular Meeting, August 2, 2022.
2. Approval: Payroll Costs for August 12, 2022: \$366,642.43.
3. Approval: Claims against the following funds: General, General Debt Service, Trust and Agency, Street, Electric, Refuse Collection and Disposal, Sanitary Sewer, Water, Golf Course, Downtown Improvement Districts, R.S.V.P., Keno, and Capital Improvement; \$1,319,960.46.
4. Approval: Issuance of a Cemetery Certificate to Perla Garza, Karen S. Brown, James and Laurie Jelinek, Zachary and Megan Jelinek and Christopher and Chelsey Long.
5. Approval: Resolution No. 22-44 authorizes the City to enter into a Lease Agreement with Keep Alliance Beautiful for the leasing of office space at City Hall.
6. Approval: Resolution No. 22-45 authorizes the City to apply for the NDEQ Tire Amnesty Grant.
7. Approval: Resolution No. 22-46 authorizes the City to enter into an Interlocal Agreement with the Alliance School District to share in the costs of reconstructing the tennis courts located at 16th and Box Butte.
8. Approval: Resolution No. 22-47 accepts the donation of a lighted fountain fixture from the Alliance Park Foundation.

NOTE: City Manager Sorensen and Finance Director Waggener have reviewed these expenditures and to the best of their knowledge confirm that they are within budgeted appropriations to this point in the fiscal year.

Any item listed on the Consent Calendar may, by the request of any single Council Member, be considered as a separate item in the Regular Agenda.

COUNCIL PROCEEDINGS

The Alliance, Nebraska City Council met in a Regular Meeting on Tuesday, August 2, 2022 at 7:00 p.m. Present were Council Members Dafney, Mischnick, Jones, Bentley, and McGhehey.

Council acted on and/or discussed the following items of business:

1. Approved the Consent Calendar as amended. Ayes: All. Motion carried.
2. Recognized The A-Town Steamers for being the 12U runner's up at the State Baseball Championship and Proclaimed August 6, 2022 as A-Town Steamer's Day.
3. Tabled Ordinance No. 2944 amending Sections 22-175 and 22-177 of the Alliance Municipal Code in regards to the dates and times fireworks may be legally discharged. Ayes: All. Motion carried.
4. Held a discussion in regards to leasing space to Keep Alliance Beautiful for the operation of their services.
5. Accepted the Third Quarter Financial Statement Presentation as presented by Finance Director Waggener. Ayes: All. Motion carried.

Meeting adjourned at 7:22 p.m.

(SEAL)

Mike Dafney, Mayor

Tarrah S. Johnson, City Clerk

Complete minutes of the Alliance City Council may be viewed by the public during regular work hours at the City Clerk's Office, 324 Laramie Avenue, Alliance, Nebraska.

August 2, 2022

ALLIANCE CITY COUNCIL

REGULAR MEETING, TUESDAY, August 2, 2022

STATE OF NEBRASKA)
)
COUNTY OF BOX BUTTE) §
)
CITY OF ALLIANCE)

The Alliance City Council met in a Regular Meeting, August 2, 2022, at 7:00 p.m. in the Alliance Learning Center Community Meeting Room, 1750 Sweetwater Avenue, Alliance, Nebraska. A notice of meeting was published in the Alliance Times Herald on July 13, 2022. The notice stated the date, hour and place of the meeting, that the meeting was open to the public, and that an agenda of the meeting, kept continuously current, was available for public inspection at the office of the City Clerk in City Hall; provided the Council could modify the agenda at the meeting if it determined an emergency so required. A similar notice, together with a copy of the agenda, also had been delivered to each of the City Council Members. An agenda, kept continuously current, was available for public inspection at the office of the City Clerk during regular business hours from the publication of the notice to the time of the meeting.

Mayor Dafney opened the August 2, 2022 regular meeting of the Alliance, Nebraska City Council at 7:00 p.m. Present were Mayor Dafney, Council members Mischnick, Jones, Bentley and McGhehey. Also present were City Attorney Hoelsing, City Manager Sorensen, Finance Director Waggener and City Clerk Johnson.

- Mayor Dafney read the Open Meetings Act Announcement.
- The Consent Calendar was the first item on the agenda. A motion was made by Councilman Jones and seconded by Councilman Bentley to approve the Consent Calendar as follows:

CONSENT CALENDAR – August 2, 2022

1. Approval: Minutes of the Regular Meeting, July 19, 2022 and Budget Workshop, July 26, 2022.
2. Approval: Payroll Costs for July 29, 2022: \$263,048.03.
3. Approval: Claims against the following funds: General, General Debt Service, Trust and Agency, Street, Electric, Refuse Collection and Disposal, Sanitary Sewer, Water, Golf Course, Downtown Improvement Districts, R.S.V.P., Keno, and Capital Improvement; \$930,992.81.
4. For your information: Attached is a listing of Demand Checks which were generated over the last financial quarter ending June 30, 2022. The report lists checks that have been issued

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5. which are not expenses within the budget. These are primarily made up of fund transfers, meter deposit refunds, utility overpayments and an occasional check which was required to be reissued.
6. Approval: Resolution No. 22-43 will authorize the City to enter into an agreement with the Nebraska Department of Transportation for the purpose of providing funding technology costs in order to upgrade the current transit dispatch system. This upgrade will be reimbursed at 100% with the annual maintenance and support fees reimbursed at 90%.

NOTE: City Manager Sorensen and Finance Director Waggener have reviewed these expenditures and to the best of their knowledge confirm that they are within budgeted appropriations to this point in the fiscal year.

Any item listed on the Consent Calendar may, by the request of any single Council Member, be considered as a separate item in the Regular Agenda.

Roll call vote with the following results:

Voting Aye: Dafney, Mischnick, Jones, Bentley and McGhehey.

Voting Nay: None.

Motion carried.

- The next action for Council was to recognize the A-Town Steamers as the 12U runners up at the State Baseball Championship. Council presented the team and their coaches with certificates and Councilman Mischnick read a proclamation, which proclaimed August 06, 2022 as A-Town Steamers Day.
- Ordinance No. 2944 was next before Council on second reading and would amend Sections 22-175 and 22-177 of the Alliance Municipal Code in regards to the dates and times fireworks may be legally discharged.

A motion was made by Councilman Bentley, seconded by Councilman Mischnick to table this item until a later date to allow for additional discussion amongst Council and staff.

Roll call vote with the following results:

Voting Aye: Dafney, Mischnick, Jones, Bentley and McGhehey.

Voting Nay: None.

Motion carried.

- Councilman McGhehey next introduced a discussion in regards to the possibility of leasing space within Municipal Hall to Keep Alliance Beautiful to operate their services.

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City Manager Sorensen shared with Council that he met with Keep Alliance Beautiful Director Kathy Worley regarding rental space at City Hall. Council requested staff bring a Lease Agreement to the next Council meeting for review.

- The presentation and acceptance of the Third Quarter Financial Statement was next before Council.

Finance Director Waggener presented and reviewed the Third Quarter Financial Report and Dashboards to Council.

A motion was made by Councilman Mischnick, seconded by Councilman Jones to accept the Third Quarter Financial Report.

Roll call with the following results:

Voting Aye: Dafney, Mischnick, Jones, Bentley, McGhehey.

Voting Nay: None.

Motion carried.

There being no further business before Council, Mayor Dafney adjourned the meeting at 7:22 p.m.

Mike Dafney, Mayor

(SEAL)

Tarah S. Johnson, City Clerk

Complete minutes of the Alliance City Council may be viewed by the public during regular work hours at the City Clerk's Office, 324 Laramie Avenue, Alliance, Nebraska.

August 2, 2022

PAYROLL COSTS TO BE REPORTED TO COUNCIL

PAY DATE: 8/12/2022

GROSS PAYROLL

\$ 245,626.19

(GET FROM SINGLE LINE SUMMARY REPORT)

EMPLOYER COSTS

(GET FROM BENEFITS REGISTER REPORT)

FICA	\$ 13,803.62	
MEDICARE	\$ 3,425.19	
POLICE PENSION - PRINCIPAL	\$ 2,786.33	
FIRE PENSION - PRINCIPAL	\$ 1,429.09	
GENERAL PENSION - PRINCIPAL	\$ 7,398.92	
ICMA CITY MANAGER PENSION	\$ 323.09	
H S A SANDHILLS STATE BANK	\$ 6,250.00	
HEALTH/LIFE INSURANCE - HEALTH FUND	\$ 85,600.00	
TOTAL BENEFITS		\$ 121,016.24

TOTAL PAYROLL COSTS

\$ 366,642.43

CITY CLERK-TARRAH JOHNSON

Report Criteria:

Invoices with totals above \$0 included.

Paid and unpaid invoices included.

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
General Fund					
01-0000-23321 Sales Tax Payable	General Fund				
NE DEPT OF REVENUE - SALES	SALES & USE TAX - ADMIN	JUL-22	08/09/2022	10.98	
01-0000-23321 Sales Tax Payable	General Fund				
NE DEPT OF REVENUE - SALES	SALES & USE TAX - CARHENG	CARHENG 7/	08/09/2022	1,345.02	
01-0000-23321 Sales Tax Payable	General Fund				
NE DEPT OF REVENUE - SALES	SALES & USE TAX - POOL	POOL 7/22	08/09/2022	804.06	
Total :				2,160.06	
Total :				2,160.06	
01-10-10-43-335 Other Technical Services	General Fund	City Council	City Council		
M29 TECHNOLOGY AND DESIGN	MY BOARD PACKET MAINTENANCE	45429	08/01/2022	100.00	
Total City Council:				100.00	
Total City Council:				100.00	
01-11-11-42-294 Conferences, Cont Education	General Fund	City Administration	City Administration		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	108.65	
01-11-11-44-431 Legal, Public Notices	General Fund	City Administration	City Administration		
ALLIANCE TIMES HERALD	LEGAL AD	149498	07/27/2022	15.50	
01-11-11-44-431 Legal, Public Notices	General Fund	City Administration	City Administration		
ALLIANCE TIMES HERALD	LEGAL AD	149497	07/27/2022	8.76	
01-11-11-44-436 Mail, Delivery Services	General Fund	City Administration	City Administration		
QUADIENT FINANCE USA INC	CITY MANAGER	JUL-22	07/31/2022	53.14	
01-11-11-44-451 Telephone Line Expense	General Fund	City Administration	City Administration		
ALLO COMMUNICATIONS LLC	308-762-5400 CITY MANAGER	104409	07/24/2022	110.69	
01-11-11-44-452 Long Distance Expense	General Fund	City Administration	City Administration		
ALLO COMMUNICATIONS LLC	308-762-5400 CITY MANAGER 2	104409	07/24/2022	.07	
01-11-11-45-511 Office Supplies	General Fund	City Administration	City Administration		
CULLIGAN WATER CONDITIONING	COOLER RENTAL	149500	07/25/2022	36.00	
01-11-11-45-511 Office Supplies	General Fund	City Administration	City Administration		
NEBRASKA TOTAL OFFICE	OFFICE SUPPLIES	0118512-003	08/04/2022	11.10	
01-11-11-45-512 Computer Supplies	General Fund	City Administration	City Administration		
STRATEGIC INSIGHTS INC	LICENSE RENEWAL	22-PLANIT-148	07/25/2022	775.00	
01-11-11-45-513 Copy Machine Supplies	General Fund	City Administration	City Administration		
COPIER CONNECTION, INC.	SERVICE CONTRACT	18219	07/28/2022	308.92	
Total City Administration:				1,427.83	
Total City Administration:				1,427.83	
01-31-31-44-483 NRCNTSVC-Building Public Wrks	General Fund	Police Administration	Police Department		
C & J LAWN	WEEKLY LAWN SERVICE ANNEX BL	1940	07/28/2022	40.00	
01-31-31-44-483 NRCNTSVC-Building Public Wrks	General Fund	Police Administration	Police Department		
C & J LAWN	WEEKLY LAWN SERVICE ANNEX BL	1961	08/03/2022	40.00	
01-31-31-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Police Administration	Police Department		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	553.50	
Total Police Administration:				633.50	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
01-31-32-44-482 NRCNTSVC-Vehicle Repair Mtc	General Fund	Police Operations	Police Department		
ALLIANCE MOTORS UNLIMITED, IN	SERVICE JOB #104	64695	07/28/2022	76.75	
01-31-32-45-524 School Resource Officer Supply	General Fund	Police Operations	Police Department		
NATIONAL ASSOCIATION OF TOWN	National Night Out Merchandise	13319	07/20/2022	553.89	
01-31-32-45-525 Animal Care Supplies	General Fund	Police Operations	Police Department		
THE ANIMAL CENTER	BOARDING	101872	08/01/2022	57.00	
01-31-32-45-531 Uniforms	General Fund	Police Operations	Police Department		
KINSCO LLC	Commendation bars and medals for of	001849-1	08/01/2022	1,000.86	
01-31-32-45-531 Uniforms	General Fund	Police Operations	Police Department		
KINSCO LLC	Commendation bars and medals for of	0011172-0	08/01/2022	17.49	
01-31-32-45-544 Small Tools, Equipment	General Fund	Police Operations	Police Department		
SETH MCLAUGHLIN	REIMBURSEMENT	149522	08/09/2022	121.26	
01-31-32-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Police Operations	Police Department		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	4,914.66	
01-31-32-45-563 Cleaning Supplies	General Fund	Police Operations	Police Department		
IDEAL LINEN INC	MOPS AND MATS	11132020	08/01/2022	36.50	
01-31-32-45-563 Cleaning Supplies	General Fund	Police Operations	Police Department		
IDEAL LINEN INC	MATS	11132021	08/01/2022	38.89	
01-31-32-59-950 Capital Outlay-Mach, Equip	General Fund	Police Operations	Police Department		
ANDWIN CORPORATION	Evidence Drying Cabinet	1095337-IN	07/27/2022	440.36	
01-31-32-59-960 Capital Outlay-Vehicles	General Fund	Police Operations	Police Department		
L-TRON CORPORATION	Computer Stands / E-Citation Printers	678107	06/22/2022	2,735.88	
Total Police Operations:				9,993.54	
01-31-33-43-379 Other Contract Operating Svcs	General Fund	Police Support Services	Police Department		
BYTES COMPUTER	Synology Upgrade (Body Camera and	CW33489	08/04/2022	1,000.00	
01-31-33-43-379 Other Contract Operating Svcs	General Fund	Police Support Services	Police Department		
BYTES COMPUTER	Synology Upgrade (Body Camera and	30423	07/20/2022	6,310.86	
01-31-33-44-436 Mail, Delivery Services	General Fund	Police Support Services	Police Department		
QUADIENT FINANCE USA INC	POLICE	JUL-22	07/31/2022	10.64	
Total Police Support Services:				7,321.50	
01-31-34-44-483 NRCNTSVC-Building Public Wrks	General Fund	Animal Control	Police Department		
JACK'S REFRIGERATION INC	PREVENTATIVE MAINTENANCE AP	61834	07/27/2022	112.13	
01-31-34-44-483 NRCNTSVC-Building Public Wrks	General Fund	Animal Control	Police Department		
JACK'S REFRIGERATION INC	PREVENTATIVE MAINTENANCE AP	61833	07/27/2022	71.00	
01-31-34-44-483 NRCNTSVC-Building Public Wrks	General Fund	Animal Control	Police Department		
C & J LAWN	WEEKLY LAWN SERVICE ANIMAL S	1952	07/28/2022	50.00	
01-31-34-44-483 NRCNTSVC-Building Public Wrks	General Fund	Animal Control	Police Department		
C & J LAWN	WEEKLY LAWN SERVICE ANIMAL S	1974	08/08/2022	50.00	
01-31-34-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Animal Control	Police Department		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	201.93	
Total Animal Control:				485.06	
Total Police Department:				18,433.60	
01-37-37-42-238 Vol Firefighter Life Ins	General Fund	Firefighting	Fire Department		
VFIS BENEFITS DIVISION	BASIC COVERAGE W/AD&D	175051124	08/02/2022	375.00	
01-37-37-44-434 Contract Printing Expense	General Fund	Firefighting	Fire Department		
ALLIANCE RURAL FIRE PROT DIST	SHIFT CALENDARS	24398	08/04/2022	110.28	
01-37-37-44-436 Mail, Delivery Services	General Fund	Firefighting	Fire Department		
QUADIENT FINANCE USA INC	FIRE	JUL-22	07/31/2022	7.97	
01-37-37-44-451 Telephone Line Expense	General Fund	Firefighting	Fire Department		
ALLO COMMUNICATIONS LLC	#308-762-5400 FIRE	104409	07/24/2022	11.41	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
01-37-37-44-451 Telephone Line Expense	General Fund	Firefighting	Fire Department		
ALLO COMMUNICATIONS LLC	308-762-2151 FIRE HALL	104409	07/24/2022	77.95	
01-37-37-44-452 Long Distance Expense	General Fund	Firefighting	Fire Department		
ALLO COMMUNICATIONS LLC	#308-762-5400 FIRE 2	104409	07/24/2022	.93	
01-37-37-44-479 CNTSVC Other	General Fund	Firefighting	Fire Department		
IDEAL LINEN INC	MOPS	11132751	08/04/2022	41.34	
01-37-37-44-483 NRCNTSVC-Building Public Wrks	General Fund	Firefighting	Fire Department		
CULLIGAN WATER CONDITIONING	SALT	149514	07/25/2022	73.50	
01-37-37-44-489 NRCNTSVC-Other Mach, Equip	General Fund	Firefighting	Fire Department		
DARREN'S CARQUEST AUTO PART	331 SHORELINE	2723-434210	07/22/2022	13.28	
01-37-37-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Firefighting	Fire Department		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	295.65	
Total Firefighting:				1,007.31	
01-37-38-45-521 Medical Supplies	General Fund	Ambulance	Fire Department		
BOUND TREE MEDICAL, LLC	MEDICAL SUPPLIES	84614049	07/25/2022	181.05	
01-37-38-45-521 Medical Supplies	General Fund	Ambulance	Fire Department		
BOUND TREE MEDICAL, LLC	MEDICAL SUPPLIES	84628447	08/04/2022	58.32	
01-37-38-45-521 Medical Supplies	General Fund	Ambulance	Fire Department		
BOX BUTTE GENERAL HOSPITAL	MEDICAL SUPPLIES	114033	07/22/2022	132.00	
01-37-38-45-521 Medical Supplies	General Fund	Ambulance	Fire Department		
BOX BUTTE GENERAL HOSPITAL	MEDICAL SUPPLIES	114135	08/01/2022	97.50	
01-37-38-45-521 Medical Supplies	General Fund	Ambulance	Fire Department		
BOX BUTTE GENERAL HOSPITAL	MEDICAL SUPPLIES	114165	08/04/2022	176.70	
01-37-38-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Ambulance	Fire Department		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	356.53	
Total Ambulance:				1,002.10	
Total Fire Department:				2,009.41	
01-41-44-45-544 Small Tools, Equipment	General Fund	Facility Maintenance	Public Works		
CARTER'S HOME HARDWARE & AP	SMALLTOOLS/EQUIP	15537/1	07/20/2022	.68	
01-41-44-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Facility Maintenance	Public Works		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	154.02	
Total Facility Maintenance:				154.70	
01-41-46-44-451 Telephone Line Expense	General Fund	Municipal Building	Public Works		
ALLO COMMUNICATIONS LLC	#308-762-5400 MUNI BLDG	104409	07/24/2022	11.41	
01-41-46-45-561 Bldg Maintenance Material	General Fund	Municipal Building	Public Works		
IDEAL LINEN INC	MOPS AND MATS	11132032	08/01/2022	133.94	
01-41-46-59-915 Capital Outlay-Buildings	General Fund	Municipal Building	Public Works		
M.C. SCHAFF & ASSOCIATES INC	LIBRARY ROOF	0000022191	06/15/2022	500.00	
01-41-46-59-915 Capital Outlay-Buildings	General Fund	Municipal Building	Public Works		
TODD'S BODY & FRAME SHOP	UNIT 801 REPAIRS	A93C34A9 - B	06/30/2022	4,383.74	
Total Municipal Building:				5,029.09	
Total Public Works:				5,183.79	
01-61-60-44-436 Mail, Delivery Services	General Fund	Community Development	Community Develop		
QUADIENT FINANCE USA INC	COMM DEV	JUL-22	07/31/2022	19.55	
01-61-60-44-451 Telephone Line Expense	General Fund	Community Development	Community Develop		
ALLO COMMUNICATIONS LLC	#308-762-5400 B&Z	104409	07/24/2022	22.81	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
01-61-60-44-452 Long Distance Expense	General Fund	Community Development	Community Develop		
ALLO COMMUNICATIONS LLC	#308-762-5400 B&Z 2	104409	07/24/2022	.19	
Total Community Development:				42.55	
01-61-62-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Code Enforcement	Community Develop		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	102.35	
Total Code Enforcement:				102.35	
Total Community Development:				144.90	
01-71-71-44-436 Mail, Delivery Services	General Fund	Parks	Cultural and Leisure		
QUADIENT FINANCE USA INC	PARKS	JUL-22	07/31/2022	.53	
01-71-71-44-451 Telephone Line Expense	General Fund	Parks	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	#308-762-5400 PARKS 1	104409	07/24/2022	11.41	
01-71-71-44-452 Long Distance Expense	General Fund	Parks	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	#308-762-5400 PARKS 2	104409	07/24/2022	.56	
01-71-71-44-479 CNTSVC Other	General Fund	Parks	Cultural and Leisure		
H & H SANITATION & RECYCLING	ROLL OFF FOR GRASS AT SUDMAN	41771	07/25/2022	330.00	
01-71-71-44-485 NRCNTSVC-Tree Trimming	General Fund	Parks	Cultural and Leisure		
PANHANDLE TREE SERVICE	REMOVAL OF TREES AND STUMPS	060318	08/08/2022	5,900.00	
01-71-71-44-489 NRCNTSVC-Other Mach, Equip	General Fund	Parks	Cultural and Leisure		
MIDWEST FARM SERVICE-ALLIANC	INSTALL NEW ROPE AND HANDLE	43162	07/21/2022	101.80	
01-71-71-44-495 NRCNTSVC-Lawns, Grounds	General Fund	Parks	Cultural and Leisure		
TRITLE PLUMBING INC	PORTA JOHNS - HERITAGE DAYS	31044	07/25/2022	318.50	
01-71-71-45-526 Other Supplies	General Fund	Parks	Cultural and Leisure		
FIRSTBANK CARD	TOILET DOOR LATCHES	BROWN 8/22	08/04/2022	66.00	
01-71-71-45-526 Other Supplies	General Fund	Parks	Cultural and Leisure		
CARTER'S HOME HARDWARE & AP	OTHER SUPPLIES	15690/1	08/01/2022	51.38	
01-71-71-45-544 Small Tools, Equipment	General Fund	Parks	Cultural and Leisure		
FARM PLAN	PAINT BRUSHES	51026113	07/28/2022	9.18	
01-71-71-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Parks	Cultural and Leisure		
WESTCO	BULK FUEL	U3320875	07/26/2022	1,295.33	
01-71-71-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	General Fund	Parks	Cultural and Leisure		
VOYAGER FLEET SYSTEMS INC	VOYAGER FUEL CARD	869456715223	08/01/2022	1,186.09	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
ALLIANCE TRACTOR & IMPLEMENT	HUDRAULIC HOSE]	95685	08/03/2022	64.66	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
FARM PLAN	PARTS	1012329	06/28/2022	103.24	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
FARM PLAN	PARTS	1012329	06/28/2022	15.74	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434687	07/29/2022	66.30	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434576	07/28/2022	86.28	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434664	07/28/2022	8.58	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434536	07/27/2022	5.80	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434687	07/29/2022	2.64	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434470	07/27/2022	22.58	
01-71-71-45-556 Parts-Vehicle, Mach, Equip	General Fund	Parks	Cultural and Leisure		
DARREN'S CARQUEST AUTO PART	PARTS	2723-435089	08/03/2022	26.51	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
01-71-71-45-561 Bldg Maintenance Material	General Fund	Parks	Cultural and Leisure		
BLOEDORN LUMBER - ALLIANCE	BUILDING MAINTENANCE MATERIA	7099579	08/01/2022	74.58	
01-71-71-45-561 Bldg Maintenance Material	General Fund	Parks	Cultural and Leisure		
BLOEDORN LUMBER - ALLIANCE	BUILDING MAINTENANCE MATERIA	7101888	08/02/2022	81.36	
01-71-71-45-561 Bldg Maintenance Material	General Fund	Parks	Cultural and Leisure		
BLOEDORN LUMBER - ALLIANCE	BUILDING MAINTENANCE MATERIA	7104950	08/03/2022	12.78	
01-71-71-45-574 Misc Grounds Maintenance	General Fund	Parks	Cultural and Leisure		
BERNIES ACE HARDWARE	ROLLER REFILLS AND FRAME	262972	08/03/2022	18.36	
01-71-71-45-574 Misc Grounds Maintenance	General Fund	Parks	Cultural and Leisure		
FARM PLAN	FROG TAPE	51027639	08/01/2022	17.98	
01-71-71-45-574 Misc Grounds Maintenance	General Fund	Parks	Cultural and Leisure		
FIRSTBANK CARD	SPRAY PAINT	BROWN 8/22	08/04/2022	66.02	
01-71-71-45-574 Misc Grounds Maintenance	General Fund	Parks	Cultural and Leisure		
CARTER'S HOME HARDWARE & AP	PAINT AND BRUSHES	15691/1	08/01/2022	165.91	
01-71-71-46-675 Irrigation Material	General Fund	Parks	Cultural and Leisure		
BERNIES ACE HARDWARE	IRRIGATION MATERIALS	263041	08/04/2022	64.91	
01-71-71-46-675 Irrigation Material	General Fund	Parks	Cultural and Leisure		
FIRSTBANK CARD	SPRINKLER ROTORS	BROWN 8/22	08/04/2022	340.26	
Total Parks:				10,515.27	
01-71-72-44-451 Telephone Line Expense	General Fund	Senior Center	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	308-762-1293 SENIOR CENTER	104409	07/24/2022	34.47	
01-71-72-44-457 Internet Operating Expense	General Fund	Senior Center	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	308-762-1293 INTERNET	104409	07/24/2022	50.00	
01-71-72-44-483 NRCNTSVC-Building Public Wrks	General Fund	Senior Center	Cultural and Leisure		
JACK'S REFRIGERATION INC	REPLACE REFRIGERANT	61929	08/04/2022	320.50	
Total Senior Center:				404.97	
01-71-74-44-412 Machine, Equipment Rent	General Fund	Cemetery	Cultural and Leisure		
CULLIGAN WATER CONDITIONING	WATER COOLER RENTAL	149510	07/25/2022	8.00	
01-71-74-44-412 Machine, Equipment Rent	General Fund	Cemetery	Cultural and Leisure		
CULLIGAN WATER CONDITIONING	WATER COOLER RENTAL	149510	07/25/2022	1.00	
01-71-74-44-486 NRCNTSVC-Veh, Equip, Tire Rep	General Fund	Cemetery	Cultural and Leisure		
KAISER TIRE	TIRE REPAIR	3899	08/02/2022	28.00	
01-71-74-45-576 Herbicides, Pesticides	General Fund	Cemetery	Cultural and Leisure		
WESTCO	GRUB EATER	147706	07/27/2022	455.07	
Total Cemetery:				492.07	
01-71-75-44-451 Telephone Line Expense	General Fund	Swimming Pool	Cultural and Leisure		
QWEST - SEATTLE	308-762-4028	149520	07/25/2022	121.73	
01-71-75-44-451 Telephone Line Expense	General Fund	Swimming Pool	Cultural and Leisure		
QWEST - SEATTLE	308-762-3569	149519	07/25/2022	43.24	
01-71-75-45-511 Office Supplies	General Fund	Swimming Pool	Cultural and Leisure		
FIRSTBANK CARD	THERMAL CASH REC PAPER	BROWN 8/22	08/04/2022	41.48	
01-71-75-45-511 Office Supplies	General Fund	Swimming Pool	Cultural and Leisure		
NEBRASKA TOTAL OFFICE	OFFICE SUPPLIES	0118713-001	07/25/2022	16.44	
01-71-75-45-531 Uniforms	General Fund	Swimming Pool	Cultural and Leisure		
FIRSTBANK CARD	REFUND UNIFORMS	BROWN 8/22	08/04/2022	217.54-	
01-71-75-45-544 Small Tools, Equipment	General Fund	Swimming Pool	Cultural and Leisure		
FIRSTBANK CARD	RESTAURANT SANITIZER KIT	BROWN 8/22	08/04/2022	11.95	
01-71-75-45-544 Small Tools, Equipment	General Fund	Swimming Pool	Cultural and Leisure		
FIRSTBANK CARD	THERMOMETERS	BROWN 8/22	08/04/2022	9.99	
01-71-75-45-569 Other Replacement Parts	General Fund	Swimming Pool	Cultural and Leisure		
FIRSTBANK CARD	WALL CLOCK	BROWN 8/22	08/04/2022	48.99	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
01-71-75-45-569 Other Replacement Parts	General Fund	Swimming Pool	Cultural and Leisure		
FIRSTBANK CARD	LIFEGUARD UMBRELLAS	BROWN 8/22	08/04/2022	179.96	
01-71-75-46-624 Other Chemicals	General Fund	Swimming Pool	Cultural and Leisure		
HAWKINS INC	POOL CHEMICALS	6223976	06/28/2022	930.54	
01-71-75-46-624 Other Chemicals	General Fund	Swimming Pool	Cultural and Leisure		
HAWKINS INC	POOL CHEMICALS	6223976	06/28/2022	2,800.00	
01-71-75-46-624 Other Chemicals	General Fund	Swimming Pool	Cultural and Leisure		
HAWKINS INC	POOL CHEMICALS	6223976	06/28/2022	63.74	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
CASH-WA DISTRIBUTING	CONCESSION	13462506	07/29/2022	681.18	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
CASH-WA DISTRIBUTING	CONCESSION	13462506	07/29/2022	292.73	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
GROCERY KART INC	CONCESSIONS	81127	06/24/2022	30.09	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
GROCERY KART INC	CONCESSIONS	2963	07/25/2022	60.28	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
GROCERY KART INC	CONCESSIONS	9663	07/08/2022	10.26	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
GROCERY KART INC	CONCESSIONS	1450	06/11/2022	4.65	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
GROCERY KART INC	CONCESSIONS	2868	07/29/2022	19.31	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
GROCERY KART INC	CONCESSIONS	7201	07/09/2022	139.24	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
GROCERY KART INC	CONCESSION SUPPLIES	4161	08/01/2022	136.91	
01-71-75-46-625 Concession Supplies	General Fund	Swimming Pool	Cultural and Leisure		
GROCERY KART INC	CONCESSION SUPPLIES	6523	08/03/2022	59.00	
Total Swimming Pool:				5,484.17	
01-71-76-43-373 Contract Custodial Services	General Fund	Knight Museum	Cultural and Leisure		
A & J JANITORIAL LLC	CUSTODIAL SERVICES	K2207	08/01/2022	345.00	
01-71-76-43-373 Contract Custodial Services	General Fund	Knight Museum	Cultural and Leisure		
A & J JANITORIAL LLC	CUSTODIAL SERVICES	K2207	08/01/2022	550.00	
01-71-76-44-451 Telephone Line Expense	General Fund	Knight Museum	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	308-762-2384 KNIGHT MUSEUM	104409	07/24/2022	172.38	
01-71-76-44-452 Long Distance Expense	General Fund	Knight Museum	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	#308-762-5400 MUSEUM	104409	07/24/2022	2.16	
01-71-76-44-469 PMCNTSVC-Other	General Fund	Knight Museum	Cultural and Leisure		
KONE INC	ELEVATOR MAINTENANCE - MUSE	962289584	08/01/2022	226.24	
01-71-76-44-469 PMCNTSVC-Other	General Fund	Knight Museum	Cultural and Leisure		
CENTURY BUSINESS PRODUCTS	COPIER CONTRACT	631219	07/25/2022	62.77	
01-71-76-44-479 CNTSVC Other	General Fund	Knight Museum	Cultural and Leisure		
CULLIGAN WATER CONDITIONING	WATER AND SALT	149511	07/25/2022	19.50	
01-71-76-45-563 Cleaning Supplies	General Fund	Knight Museum	Cultural and Leisure		
IDEAL LINEN INC	CUSTODIAL SUPPLIES	11131776	07/28/2022	45.66	
01-71-76-46-600 Catering Expenses	General Fund	Knight Museum	Cultural and Leisure		
GROCERY KART INC	CATERING	4703	08/05/2022	221.79	
Total Knight Museum:				1,645.50	
01-71-77-43-373 Contract Custodial Services	General Fund	Library	Cultural and Leisure		
A & J JANITORIAL LLC	CUSTODIAL SERVICES	L2207	08/01/2022	2,180.00	
01-71-77-44-431 Legal, Public Notices	General Fund	Library	Cultural and Leisure		
ALLIANCE TIMES HERALD	LEGAL AD	149495	07/27/2022	77.22	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
01-71-77-44-436 Mail, Delivery Services	General Fund	Library	Cultural and Leisure		
QUADIENT FINANCE USA INC	LIBRARY	JUL-22	07/31/2022	80.12	
01-71-77-44-451 Telephone Line Expense	General Fund	Library	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	308-762-1387 LIBRARY	104409	07/24/2022	172.38	
01-71-77-44-452 Long Distance Expense	General Fund	Library	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	#308-762-5400 LIBRARY	104409	07/24/2022	.77	
01-71-77-44-462 PMCNTSVC-Other Machines	General Fund	Library	Cultural and Leisure		
KONE INC	ELEVATOR MAINTENANCE - LIBRA	962289584	08/01/2022	226.24	
01-71-77-44-469 PMCNTSVC-Other	General Fund	Library	Cultural and Leisure		
NE SAFETY & FIRE EQUIPMENT IN	ANNUAL FIRE INSPECTION	108803	07/21/2022	600.00	
01-71-77-44-469 PMCNTSVC-Other	General Fund	Library	Cultural and Leisure		
NE SAFETY & FIRE EQUIPMENT IN	ANNUAL FIRE INSPECTION	108803	07/21/2022	73.00	
01-71-77-44-483 NRCNTSVC-Building Public Wrks	General Fund	Library	Cultural and Leisure		
MECHANICAL SALES PARTS, INC.	ESTIMATE TO ASSESS CHILLER AT	54890	08/03/2022	2,716.36	
01-71-77-44-483 NRCNTSVC-Building Public Wrks	General Fund	Library	Cultural and Leisure		
LONG BUILDING TECHNOLOGIES I	REPLACE BAD FAN MOTOR	SRVCE013061	07/26/2022	718.75	
01-71-77-45-526 Other Supplies	General Fund	Library	Cultural and Leisure		
CULLIGAN WATER CONDITIONING	SALT/WATER COOLER RENTAL	149512	07/25/2022	23.50	
01-71-77-45-561 Bldg Maintenance Material	General Fund	Library	Cultural and Leisure		
BLOEDORN LUMBER - ALLIANCE	BUILDING MAINTENANCE MATERIA	7077514	07/20/2022	17.59	
01-71-77-45-561 Bldg Maintenance Material	General Fund	Library	Cultural and Leisure		
NEBRASKA AIR FILTER INC	LIBRARY AIR FILTERS	0403546-IN	07/26/2022	217.81	
01-71-77-46-521 Books	General Fund	Library	Cultural and Leisure		
AMAZON.COM LLC	BOOKS	104411	07/18/2022	359.95	
01-71-77-46-521 Books	General Fund	Library	Cultural and Leisure		
AMAZON.COM LLC	BOOKS	104410	07/18/2022	362.15	
01-71-77-46-521 Books	General Fund	Library	Cultural and Leisure		
AMAZON.COM LLC	BOOKS	104412	07/18/2022	420.16	
01-71-77-46-521 Books	General Fund	Library	Cultural and Leisure		
AMAZON.COM LLC	BOOKS	104413	07/20/2022	554.93	
01-71-77-46-521 Books	General Fund	Library	Cultural and Leisure		
AMAZON.COM LLC	BOOKS	149507	08/03/2022	367.35	
01-71-77-46-522 Periodicals, Subscriptions	General Fund	Library	Cultural and Leisure		
OCLC INC	SUBSCRIPTIONS	1000228610	07/01/2022	69.11	
01-71-77-46-522 Periodicals, Subscriptions	General Fund	Library	Cultural and Leisure		
OCLC INC	SUBSCRIPTIONS	1000244302	08/01/2022	34.28	
01-71-77-46-522 Periodicals, Subscriptions	General Fund	Library	Cultural and Leisure		
OCLC INC	SUBSCRIPTION	1000244302	08/01/2022	34.83	
01-71-77-46-613 Audio and Visual Materials	General Fund	Library	Cultural and Leisure		
AMAZON.COM LLC	dispay supplies	149509	08/03/2022	402.00	
01-71-77-46-613 Audio and Visual Materials	General Fund	Library	Cultural and Leisure		
AMAZON.COM LLC	dispay supplies	149508	08/03/2022	523.23	
Total Library:				10,231.73	
01-71-78-44-451 Telephone Line Expense	General Fund	Sallows Museum	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	308-762-2385 SALLOWS MUSEUM	104409	07/24/2022	34.47	
01-71-78-45-513 Copy Machine Supplies	General Fund	Sallows Museum	Cultural and Leisure		
NEBRASKA TOTAL OFFICE	INK CARTRIDGES	0118548-001	07/11/2022	117.36	
01-71-78-45-561 Bldg Maintenance Material	General Fund	Sallows Museum	Cultural and Leisure		
CARTER'S HOME HARDWARE & AP	BUILDING MAINTENANCE	15729/1	08/03/2022	13.47	
01-71-78-45-561 Bldg Maintenance Material	General Fund	Sallows Museum	Cultural and Leisure		
CARTER'S HOME HARDWARE & AP	BUILDING MAINTENANCE	15595/1	07/25/2022	7.99	
Total Sallows Museum:				173.29	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
Total Cultural and Leisure Services:				28,947.00	
01-79-79-44-479 CNTSVC Other	General Fund	Marketing	Culture and Leisure		
EAGLE COMMUNICATIONS INC	2022 FIREWORKS	MC-122074042	07/31/2022	324.00	
01-79-79-44-479 CNTSVC Other	General Fund	Marketing	Culture and Leisure		
EAGLE COMMUNICATIONS INC	AUTUMN IN ALLIANCE	MCC-1220740	07/31/2022	508.00	
Total Marketing:				832.00	
01-79-80-44-436 Mail, Delivery Services	General Fund	Carhenge	Culture and Leisure		
FIRSTBANK CARD	POSTAGE	BROWN 8/22	08/04/2022	12.33	
01-79-80-44-441 Electricity	General Fund	Carhenge	Culture and Leisure		
PREMA	ELECTRICITY	149518	08/05/2022	192.90	
01-79-80-44-457 Internet Operating Expense	General Fund	Carhenge	Culture and Leisure		
TELECOM WEST INC	INTERNET SERVICES	627503A132	08/02/2022	65.00	
01-79-80-44-483 NRCNTSVC-Building Public Wrks	General Fund	Carhenge	Culture and Leisure		
TRITLE PLUMBING INC	PORTA JOHNS - CARHENG	31053	07/28/2022	179.35	
01-79-80-45-526 Other Supplies	General Fund	Carhenge	Culture and Leisure		
FIRSTBANK CARD	THERMAL CASH REC PAPER	BROWN 8/22	08/04/2022	215.97	
01-79-80-45-526 Other Supplies	General Fund	Carhenge	Culture and Leisure		
IDEAL LINEN INC	RUG AND CLEANING SUPPLIES	11132745	08/04/2022	40.40	
01-79-80-45-526 Other Supplies	General Fund	Carhenge	Culture and Leisure		
PIXELS COMPUTERS & MORE	MONITORS	1091	07/14/2022	557.00	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
ADVERTISING SPECIALTIES LLC	CARHENG OVAL DECALS	2201	08/01/2022	228.79	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
ADVERTISING SPECIALTIES LLC	CARHENG MAGNETS, KOOZIES,	2202	08/01/2022	284.81	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
ADVERTISING SPECIALTIES LLC	KOOZIES FOR CARHENG	2205	08/08/2022	309.33	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
PEPSI COLA OF WESTERN NEBRA	CONCESSIONS CARHENG	5100091186	07/22/2022	60.00	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
PEPSI COLA OF WESTERN NEBRA	CONCESSIONS CARHENG	5100090168	07/08/2022	80.20	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
PEPSI COLA OF WESTERN NEBRA	CONCESSIONS CARHENG	5100091186	07/22/2022	117.20	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
PEPSI COLA OF WESTERN NEBRA	CONCESSIONS CARHENG	5100091671	07/29/2022	230.30	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
PEPSI COLA OF WESTERN NEBRA	CONCESSIONS CARHENG	5100091671	07/29/2022	2.60	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
FRITO-LAY SALES LP	CONCESSIONS	73822425	07/20/2022	183.10	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
FRITO-LAY SALES LP	CONCESSIONS	73822339	07/06/2022	233.17	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
FRITO-LAY SALES LP	CONCESSIONS	73822425	07/20/2022	50.00	
01-79-80-46-626 Inventory Costs	General Fund	Carhenge	Culture and Leisure		
FRITO-LAY SALES LP	CONCESSIONS	73822425	07/20/2022	10.54	
Total Carhenge:				3,052.99	
Total Culture and Leisure Services:				3,884.99	
Total General Fund:				62,291.58	
Electric Fund					
05-0000-07710 Merchandise Inventory	Electric Fund				
BORDER STATES ELECTRIC SUPPL	Trnsfrmer Current 200:5 JAKOGE	924642381	07/27/2022	908.30	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
05-0000-07710 Merchandise Inventory	Electric Fund				
BORDER STATES ELECTRIC SUPPL	LED 103 W STREETLIGHT FIXTURE	924557526	07/13/2022	9,154.12	
05-0000-07710 Merchandise Inventory	Electric Fund				
BORDER STATES ELECTRIC SUPPL	Clamp, Hotline CH S1530	924686915	08/03/2022	988.68	
05-0000-07710 Merchandise Inventory	Electric Fund				
CONTRACTORS MATERIALS INC	INVENTORY	245326	07/29/2022	264.68	
05-0000-07710 Merchandise Inventory	Electric Fund				
CONTRACTORS MATERIALS INC	PAINT & GLOVES	245126	07/15/2022	165.00	
05-0000-07710 Merchandise Inventory	Electric Fund				
CONTRACTORS MATERIALS INC	PAINT	245505	08/05/2022	73.20	
05-0000-07710 Merchandise Inventory	Electric Fund				
CRESCENT ELECTRIC SUPPLY CO.	PVC Glue Cement UPC 03448106976	S510542524.0	07/26/2022	135.53	
05-0000-07710 Merchandise Inventory	Electric Fund				
CRESCENT ELECTRIC SUPPLY CO.	Conduit PVC 90 Deg Bend 1"	S510542524.0	07/26/2022	39.61	
05-0000-07710 Merchandise Inventory	Electric Fund				
CRESCENT ELECTRIC SUPPLY CO.	Conduit Coupling PVC 2"	S510542524.0	07/26/2022	23.52	
05-0000-07710 Merchandise Inventory	Electric Fund				
CRESCENT ELECTRIC SUPPLY CO.	Conduit PVC 2" SKD 40	S510536989.0	07/26/2022	2,407.69	
05-0000-07710 Merchandise Inventory	Electric Fund				
CRESCENT ELECTRIC SUPPLY CO.	Conduit Coupling PVC 2"	S510542524.0	08/02/2022	10.99	
05-0000-07710 Merchandise Inventory	Electric Fund				
CRESCENT ELECTRIC SUPPLY CO.	Conduit Coupling PVC 2"	S510540184.0	07/26/2022	.02	
05-0000-07710 Merchandise Inventory	Electric Fund				
CRESCENT ELECTRIC SUPPLY CO.	Conduit Coupling PVC 2"	S510542524.0	08/02/2022	2.68	
05-0000-07710 Merchandise Inventory	Electric Fund				
DUTTON-LAINSON COMPANY	Street Light pole-BH35-18S1BG25-8F	S27975-1	07/21/2022	428.00	
05-0000-07710 Merchandise Inventory	Electric Fund				
IDEAL LINEN INC	LINERS	450638-1	07/01/2022	146.80	
05-0000-07710 Merchandise Inventory	Electric Fund				
IDEAL LINEN INC	INVENTORY	453132	07/15/2022	474.50	
05-0000-07710 Merchandise Inventory	Electric Fund				
IDEAL LINEN INC	LINERS	452560	07/15/2022	53.60	
05-0000-07710 Merchandise Inventory	Electric Fund				
IDEAL LINEN INC	INVENTORY	452878	07/15/2022	509.46	
05-0000-07710 Merchandise Inventory	Electric Fund				
IDEAL LINEN INC	CLEANING SUPPLIES	453910	07/29/2022	124.93	
05-0000-07710 Merchandise Inventory	Electric Fund				
IDEAL LINEN INC	CLEANING SUPPLIES	453716	07/29/2022	462.26	
05-0000-07710 Merchandise Inventory	Electric Fund				
IDEAL LINEN INC	CREDIT	453201	07/18/2022	70.28-	
05-0000-07710 Merchandise Inventory	Electric Fund				
STUART C. IRBY CO	Clevis Deadend J1300	S013096456.0	07/15/2022	545.70	
05-0000-07710 Merchandise Inventory	Electric Fund				
STUART C. IRBY CO	12" Anchor, rods and double eyes	S013096456.0	07/15/2022	1,707.72	
05-0000-07710 Merchandise Inventory	Electric Fund				
STUART C. IRBY CO	Twineye Anchor Rod for 12" anchors	S013096456.0	07/15/2022	820.48	
05-0000-07710 Merchandise Inventory	Electric Fund				
STUART C. IRBY CO	Bolt, Carriage 3/8" x 7"	S013071221.0	06/30/2022	449.40	
05-0000-07710 Merchandise Inventory	Electric Fund				
STUART C. IRBY CO	ADD BACK	S012950127B	04/11/2022	184.90	
05-0000-07710 Merchandise Inventory	Electric Fund				
STUART C. IRBY CO	SG-4509 service grip dead end 4/0	S013113669.00	07/28/2022	280.34	
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	CF102-1 Comp Connectors	969511	07/05/2022	288.90	
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	Bolt, Machine 5/8" x 16"	975046	07/14/2022	208.65	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	Wire Triplx #2 Reel Conch	970848	07/07/2022	2,022.30	
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	Wire Triplx 1/0 AL Neritina	970848	07/07/2022	2,224.53	
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	Insulator Crossarm Pin CHN 14322P	975911	07/15/2022	668.75	
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	Bolt, Machine 5/8 x 10"	978909	07/21/2022	507.18	
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	Dead End Shoes	899656	03/24/2022	1,091.40	
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	Tension Splice RE7656 #4/OACSR	980414	07/25/2022	481.50	
05-0000-07710 Merchandise Inventory	Electric Fund				
WESCO DISTRIBUTION INC	CREDIT INVOICE #899656 (DEAD E	976483	07/18/2022	1,091.40-	
05-0000-23321 Sales Tax Payable	Electric Fund				
NE DEPT OF REVENUE - SALES	SALES & USE TAX - ELEC	JUL-22	08/09/2022	62,533.26	
Total :				89,226.90	
Total :				89,226.90	
05-51-50-44-436 Mail, Delivery Services	Electric Fund	Administration	Utility Superintenden		
QUADIENT FINANCE USA INC	ELECTRIC	JUL-22	07/31/2022	.53	
05-51-50-44-451 Telephone Line Expense	Electric Fund	Administration	Utility Superintenden		
QWEST - PHOENIX	#65908623	301068858	07/20/2022	8.01	
05-51-50-44-451 Telephone Line Expense	Electric Fund	Administration	Utility Superintenden		
QWEST - PHOENIX	#65908523	301072092	07/20/2022	6.55	
05-51-50-44-451 Telephone Line Expense	Electric Fund	Administration	Utility Superintenden		
QWEST - PHOENIX	#65908899	301073535	07/20/2022	6.55	
05-51-50-44-451 Telephone Line Expense	Electric Fund	Administration	Utility Superintenden		
QWEST - PHOENIX	#65909176	301072899	07/20/2022	6.55	
05-51-50-44-451 Telephone Line Expense	Electric Fund	Administration	Utility Superintenden		
QWEST - SEATTLE	308-762-7958	149503	07/25/2022	42.49	
05-51-50-44-451 Telephone Line Expense	Electric Fund	Administration	Utility Superintenden		
QWEST - SEATTLE	308-762-3388	149505	07/25/2022	42.49	
05-51-50-44-451 Telephone Line Expense	Electric Fund	Administration	Utility Superintenden		
QWEST - SEATTLE	308-762-1723	149506	07/25/2022	1.34	
05-51-50-44-451 Telephone Line Expense	Electric Fund	Administration	Utility Superintenden		
QWEST - SEATTLE	308-762-7939	149504	07/25/2022	42.49	
05-51-50-44-452 Long Distance Expense	Electric Fund	Administration	Utility Superintenden		
ALLO COMMUNICATIONS LLC	#308-762-5400 ELECTRIC	104409	07/24/2022	1.47	
05-51-50-44-488 Utility Locate Services	Electric Fund	Administration	Utility Superintenden		
ONE CALL CONCEPTS INC	LOCATES ELECTRIC	2070106	07/31/2022	41.51	
05-51-50-45-541 Office Furniture, Equipment	Electric Fund	Administration	Utility Superintenden		
ULINE SHIPPING SUPPLY	LOCKER	151824678	07/26/2022	612.27	
05-51-50-59-915 Capital Outlay-Buildings	Electric Fund	Administration	Utility Superintenden		
FULLER CONSTRUCTION CO INC	PUBLIC WORKS BUILDING	149515	08/01/2022	161,283.97	
05-51-50-59-915 Capital Outlay-Buildings	Electric Fund	Administration	Utility Superintenden		
FULLER CONSTRUCTION CO INC	PUBLIC WORKS BUILDING	149516	08/01/2022	4,132.51	
Total Administration:				166,228.73	
05-51-52-43-331 Professional Engineering Svcs	Electric Fund	Transmission	Utility Superintenden		
WEST PLAINS ENGINEERING INC.	2022 MISC ENGINEERING	BU22001-0010	06/24/2022	700.00	
05-51-52-46-691 Purchased Power-WAPA	Electric Fund	Transmission	Utility Superintenden		
MEAN	PURCHASED POWER - WAPA	303276	07/01/2022	95,628.04	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
05-51-52-46-692 Purchased Power-Mean	Electric Fund	Transmission	Utility Superintenden		
MEAN	MEAN	303276	07/01/2022	694,742.90	
05-51-52-46-692 Purchased Power-Mean	Electric Fund	Transmission	Utility Superintenden		
MEAN	MEAN	303276	07/01/2022	9.49	
05-51-52-46-693 Purchased Power-Wind Gen	Electric Fund	Transmission	Utility Superintenden		
MEAN	WIND	303276	07/01/2022	17,126.48	
Total Transmission:				808,206.91	
05-51-53-44-423 Database Subscriptions	Electric Fund	Urban Distribution	Utility Superintenden		
LANDIS+GYR TECHNOLOGY INC	SAAS MONTHLY FLAT FEE	90361030	07/18/2022	1,001.30	
05-51-53-44-457 Internet Operating Expense	Electric Fund	Urban Distribution	Utility Superintenden		
ALLO COMMUNICATIONS LLC	308-762-1907 INTERNET-SCADA	104409	07/24/2022	903.65	
05-51-53-44-464 PMCNTSVC-Vehicle Repair	Electric Fund	Urban Distribution	Utility Superintenden		
COVER-JONES MOTOR COMPANY	VEHICLE PARTS	43993	07/26/2022	57.55	
05-51-53-44-464 PMCNTSVC-Vehicle Repair	Electric Fund	Urban Distribution	Utility Superintenden		
COVER-JONES MOTOR COMPANY	VEHICLE PARTS	43836	07/15/2022	54.55	
05-51-53-44-483 NRCNTSVC-Building Public Wrks	Electric Fund	Urban Distribution	Utility Superintenden		
NE SAFETY & FIRE EQUIPMENT IN	FIRE EXTINGUISHER INSPECTION	109054	07/27/2022	252.00	
05-51-53-45-526 Other Supplies	Electric Fund	Urban Distribution	Utility Superintenden		
TRIANGLE ELECTRIC INC	SERVICE ATTACHMENT POINT 1407	250821	07/27/2022	91.55	
05-51-53-45-532 Protective Gear	Electric Fund	Urban Distribution	Utility Superintenden		
SLATE ROCK FR LLC	CREDIT	47246	08/02/2022	447.06-	
05-51-53-45-532 Protective Gear	Electric Fund	Urban Distribution	Utility Superintenden		
SLATE ROCK FR LLC	FR T-SHIRTS	54239	07/25/2022	426.76	
05-51-53-45-534 Safety Commodities	Electric Fund	Urban Distribution	Utility Superintenden		
STUART C. IRBY CO	CARH 101200-410-OFA Hard hat liner	S013102151.0	07/19/2022	410.88	
05-51-53-45-534 Safety Commodities	Electric Fund	Urban Distribution	Utility Superintenden		
STUART C. IRBY CO	Sunscreen packets	S013107078.0	07/21/2022	156.22	
05-51-53-45-534 Safety Commodities	Electric Fund	Urban Distribution	Utility Superintenden		
STUART C. IRBY CO	Buck 490R EQ Squeeze with rope	S013090369.0	07/26/2022	952.30	
05-51-53-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Electric Fund	Urban Distribution	Utility Superintenden		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	582.69	
05-51-53-45-561 Bldg Maintenance Material	Electric Fund	Urban Distribution	Utility Superintenden		
BERNIES ACE HARDWARE	PARTS	262802	08/01/2022	30.98	
05-51-53-45-561 Bldg Maintenance Material	Electric Fund	Urban Distribution	Utility Superintenden		
BERNIES ACE HARDWARE	PARTS	263106	08/05/2022	8.86	
05-51-53-46-651 Electric Overhead Material	Electric Fund	Urban Distribution	Utility Superintenden		
BORDER STATES ELECTRIC SUPPL	THHN SS 250 BLK MCM	924686912	08/03/2022	615.90	
05-51-53-46-651 Electric Overhead Material	Electric Fund	Urban Distribution	Utility Superintenden		
STUART C. IRBY CO	#6 alum tie wire	S013096885.0	07/20/2022	898.80	
05-51-53-46-651 Electric Overhead Material	Electric Fund	Urban Distribution	Utility Superintenden		
WESCO DISTRIBUTION INC	4" sq flat washers	977361	07/19/2022	1,046.46	
05-51-53-46-652 Electric Underground Material	Electric Fund	Urban Distribution	Utility Superintenden		
CRESCENT ELECTRIC SUPPLY CO.	2" schd 40 PVC elbows	S510540184.0	07/26/2022	71.05	
05-51-53-46-652 Electric Underground Material	Electric Fund	Urban Distribution	Utility Superintenden		
CRESCENT ELECTRIC SUPPLY CO.	2" schd 40 PVC elbows	S510540184.0	07/26/2022	40.85	
05-51-53-46-653 Electric Meters	Electric Fund	Urban Distribution	Utility Superintenden		
MEAN	METERS ORDERED	303276	07/01/2022	175.54	
Total Urban Distribution:				7,330.83	
05-51-54-45-531 Uniforms	Electric Fund	Rural Line Dist and Maint	Utility Superintenden		
SLATE ROCK FR LLC	SAFETY GEAR	54367	07/29/2022	3,179.51	
05-51-54-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Electric Fund	Rural Line Dist and Maint	Utility Superintenden		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	2,000.00	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
05-51-54-45-551 Fuel,Oil,Lube-Veh,Mach,Equip VOYAGER FLEET SYSTEMS INC	Electric Fund	Rural Line Dist and Maint 869456715223	Utility Superintenden 08/01/2022	556.66	
05-51-54-45-556 Parts-Vehicle, Mach, Equip CONTRACTORS MATERIALS INC	Electric Fund PARTS	Rural Line Dist and Maint 245326	Utility Superintenden 07/29/2022	15.90	
Total Rural Line Dist and Maint:				5,752.07	
Total Utility Superintendent:				987,518.54	
Total Electric Fund:				1,076,745.44	
Refuse Fund					
06-0000-23321 Sales Tax Payable NE DEPT OF REVENUE - SALES	Refuse Fund SALES & USE TAX - REFUSE	JUL-22	08/09/2022	.29	
Total :				.29	
Total :				.29	
06-41-42-44-482 NRCNTSVC-Vehicle Repair Mtc STEVE'S LITE TRUCK INC	Refuse Fund EQUIP REPAIR	Refuse Collection 49779	Public Works 08/05/2022	56.09	
06-41-42-44-482 NRCNTSVC-Vehicle Repair Mtc STEVE'S LITE TRUCK INC	Refuse Fund EQUIP REPAIR	Refuse Collection 49779	Public Works 08/05/2022	238.93	
06-41-42-44-482 NRCNTSVC-Vehicle Repair Mtc RED BEARD GARAGE	Refuse Fund Truck 1112 Repair maint. HD code sca	Refuse Collection 6563	Public Works 07/28/2022	3,059.44	
06-41-42-44-486 NRCNTSVC-Veh, Equip, Tire Rep KAISER TIRE	Refuse Fund TIRE REPAIR	Refuse Collection 3953	Public Works 08/05/2022	42.00	
06-41-42-45-553 Refuse-Fuel VOYAGER FLEET SYSTEMS INC	Refuse Fund FUEL	Refuse Collection 869456715223	Public Works 08/01/2022	3,571.97	
06-41-42-45-556 Parts-Vehicle, Mach, Equip FARM PLAN	Refuse Fund PARTS	Refuse Collection 51029408	Public Works 08/05/2022	11.99	
06-41-42-45-556 Parts-Vehicle, Mach, Equip DARREN'S CARQUEST AUTO PART	Refuse Fund PARTS	Refuse Collection 2723-434691	Public Works 07/29/2022	17.48	
06-41-42-45-569 Other Replacement Parts HOTSYS EQUIPMENT	Refuse Fund PARTS	Refuse Collection 325522	Public Works 07/29/2022	150.55	
06-41-42-45-569 Other Replacement Parts HOTSYS EQUIPMENT	Refuse Fund PARTS	Refuse Collection 325577	Public Works 08/02/2022	134.87	
Total Refuse Collection:				7,283.32	
Total Public Works:				7,283.32	
06-51-50-34-452 Other Sales, Services H & H SANITATION & RECYCLING	Refuse Fund CITY ADMINISTRATION FEE	Administration 149502	Public Works 08/04/2022	201.25-	
06-51-50-35-511 Residential-City H & H SANITATION & RECYCLING	Refuse Fund MONTHLY TRASH COLLECTION FE	Administration 149502	Public Works 08/04/2022	5,031.19	
Total Administration:				4,829.94	
06-51-55-44-451 Telephone Line Expense QWEST - PHOENIX	Refuse Fund #65908519	Refuse Disposal 301072794	Public Works 07/20/2022	5.77	
06-51-55-44-451 Telephone Line Expense QWEST - SEATTLE	Refuse Fund 308-762-2705	Refuse Disposal 149521	Public Works 07/25/2022	42.49	
06-51-55-44-479 CNTSVC Other JOHNNY B PAINTING	Refuse Fund Benjamin Moore Ultraspec HP DTM St	Refuse Disposal 1006	Public Works 08/01/2022	5,260.01	
06-51-55-44-489 NRCNTSVC-Other Mach, Equip MURPHY TRACTOR	Refuse Fund John Deere 850K General diagnostics	Refuse Disposal 1865641	Public Works 07/28/2022	4,001.49	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
06-51-55-45-526 Other Supplies	Refuse Fund	Refuse Disposal	Public Works		
IDEAL LINEN INC	CUSTODIAL SUPPLIES	452432	07/29/2022	3.92	
06-51-55-45-531 Uniforms	Refuse Fund	Refuse Disposal	Public Works		
FARM PLAN	UNIFORM - KELLY M	51027743	08/01/2022	63.10	
06-51-55-45-531 Uniforms	Refuse Fund	Refuse Disposal	Public Works		
IDEAL LINEN INC	UNIFORMS	11131767	07/28/2022	58.66	
06-51-55-45-531 Uniforms	Refuse Fund	Refuse Disposal	Public Works		
IDEAL LINEN INC	UNIFORMS	11132731	08/04/2022	58.66	
06-51-55-45-544 Small Tools, Equipment	Refuse Fund	Refuse Disposal	Public Works		
FARM PLAN	SMALL TOOLS/EQUIP	51029034	08/04/2022	77.68	
06-51-55-45-544 Small Tools, Equipment	Refuse Fund	Refuse Disposal	Public Works		
FARM PLAN	SMALL TOOLS/EQUIP	51029438	08/05/2022	52.97	
06-51-55-45-544 Small Tools, Equipment	Refuse Fund	Refuse Disposal	Public Works		
CARTER'S HOME HARDWARE & AP	SCREWDRIVER SET	15644/1	07/28/2022	13.99	
06-51-55-45-556 Parts-Vehicle, Mach, Equip	Refuse Fund	Refuse Disposal	Public Works		
CARTER'S HOME HARDWARE & AP	PARTS	15675/1	07/30/2022	11.98	
06-51-55-45-556 Parts-Vehicle, Mach, Equip	Refuse Fund	Refuse Disposal	Public Works		
CARTER'S HOME HARDWARE & AP	PARTS	15753/1	08/04/2022	1.78	
06-51-55-45-556 Parts-Vehicle, Mach, Equip	Refuse Fund	Refuse Disposal	Public Works		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434611	07/28/2022	86.40	
06-51-55-45-556 Parts-Vehicle, Mach, Equip	Refuse Fund	Refuse Disposal	Public Works		
GSP MARKETING INC	Pack Cylinder 6" X 84". Pack Cylinder	P26489	07/18/2022	6,599.40	
06-51-55-45-561 Bldg Maintenance Material	Refuse Fund	Refuse Disposal	Public Works		
CARTER'S HOME HARDWARE & AP	BUILDING MAINTENANCE	15657/1	07/29/2022	5.98	
06-51-55-45-561 Bldg Maintenance Material	Refuse Fund	Refuse Disposal	Public Works		
CARTER'S HOME HARDWARE & AP	BUILDING MAINTENANCE	15662/1	07/29/2022	18.42	
Total Refuse Disposal:				16,362.70	
Total Public Works:				21,192.64	
Total Refuse Fund:				28,476.25	
Sewer Fund					
07-0000-23321 Sales Tax Payable	Sewer Fund				
NE DEPT OF REVENUE - SALES	SALES & USE TAX - SEWER	JUL-22	08/09/2022	10.50	
Total :				10.50	
Total :				10.50	
07-52-58-42-294 Conferences, Cont Education	Sewer Fund	Sewer	Public Works		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	70.54	
07-52-58-43-379 Other Contract Operating Svcs	Sewer Fund	Sewer	Public Works		
IDEAL LINEN INC	MOPS AND MATS	11132994	08/08/2022	18.65	
07-52-58-44-451 Telephone Line Expense	Sewer Fund	Sewer	Public Works		
ALLO COMMUNICATIONS LLC	308-762-4742 SCADA	104409	07/24/2022	34.47	
07-52-58-44-451 Telephone Line Expense	Sewer Fund	Sewer	Public Works		
ALLO COMMUNICATIONS LLC	308-762-7136 LIFT STATION C	104409	07/24/2022	34.47	
07-52-58-44-452 Long Distance Expense	Sewer Fund	Sewer	Public Works		
ALLO COMMUNICATIONS LLC	#308-762-5400 SEWER	104409	07/24/2022	.03	
07-52-58-44-457 Internet Operating Expense	Sewer Fund	Sewer	Public Works		
ALLO COMMUNICATIONS LLC	308-762-4742 INTERNET	104409	07/24/2022	38.00	
07-52-58-44-482 NRCNTSVC-Vehicle Repair Mtc	Sewer Fund	Sewer	Public Works		
COVER-JONES MOTOR COMPANY	OIL CHANGE - SEWER	43991	07/26/2022	67.15	
07-52-58-44-488 Utility Locate Services	Sewer Fund	Sewer	Public Works		
ONE CALL CONCEPTS INC	LOCATES SEWER	2070106	07/31/2022	20.75	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
07-52-58-45-526 Other Supplies	Sewer Fund	Sewer	Public Works		
IDEAL LINEN INC	CLEANING SUPPLIES	11131061	07/25/2022	48.88	
07-52-58-45-534 Safety Commodities	Sewer Fund	Sewer	Public Works		
FARM PLAN	SAFETY WEAR	51029073	08/04/2022	39.28	
07-52-58-45-544 Small Tools, Equipment	Sewer Fund	Sewer	Public Works		
BERNIES ACE HARDWARE	BALL VALVE	262517	07/28/2022	18.98	
07-52-58-45-544 Small Tools, Equipment	Sewer Fund	Sewer	Public Works		
BLOEDORN LUMBER - ALLIANCE	SMALL TOOLS/ EQUIP	7101810	08/02/2022	12.24	
07-52-58-45-544 Small Tools, Equipment	Sewer Fund	Sewer	Public Works		
BLOEDORN LUMBER - ALLIANCE	SMALL TOOLS/ EQUIP	7101798	08/02/2022	30.38	
07-52-58-45-544 Small Tools, Equipment	Sewer Fund	Sewer	Public Works		
BLOEDORN LUMBER - ALLIANCE	CREDIT	521703	08/02/2022	8.16-	
07-52-58-45-544 Small Tools, Equipment	Sewer Fund	Sewer	Public Works		
FARM PLAN	SMALL TOOLS/EQUIP	51025245	07/26/2022	101.57	
07-52-58-45-544 Small Tools, Equipment	Sewer Fund	Sewer	Public Works		
FARM PLAN	SMALL TOOLS/EQUIP	51026127	07/28/2022	59.07	
07-52-58-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Sewer Fund	Sewer	Public Works		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	1,209.66	
Total Sewer:				1,795.96	
Total Public Works:				1,795.96	
Total Sewer Fund:				1,806.46	
Water Fund					
08-0000-07710 Merchandise Inventory	Water Fund				
CORE & MAIN LP	IPERL 3/4 METER 100 CF 7.5 LL	Q820350	07/28/2022	2,567.96	
08-0000-07710 Merchandise Inventory	Water Fund				
CORE & MAIN LP	VB2660 24" Valve Box Extension	R234386	07/19/2022	319.07	
08-0000-07710 Merchandise Inventory	Water Fund				
CORE & MAIN LP	IPERL 1" MTR 100 CF 10.75" LL	R231747	07/19/2022	1,144.69	
08-0000-07710 Merchandise Inventory	Water Fund				
NORTHWEST PIPE FITTINGS INC	BRONZE SADDLE	264541	07/15/2022	217.00	
08-0000-07710 Merchandise Inventory	Water Fund				
NORTHWEST PIPE FITTINGS INC	Tapping Saddle 6" x 1" CC	264203	05/20/2022	306.53	
08-0000-07710 Merchandise Inventory	Water Fund				
NORTHWEST PIPE FITTINGS INC	Maxifit Coupler 6"	264203	05/20/2022	682.39	
08-0000-07710 Merchandise Inventory	Water Fund				
NORTHWEST PIPE FITTINGS INC	Tapping Saddle 8" x 1" CC	264203	05/20/2022	189.75	
08-0000-07710 Merchandise Inventory	Water Fund				
NORTHWEST PIPE FITTINGS INC	PURECORE POLY	265176	06/24/2022	277.13	
08-0000-23321 Sales Tax Payable	Water Fund				
NE DEPT OF REVENUE - SALES	SALES & USE TAX - WATER	JUL-22	08/09/2022	67.17	
Total :				5,771.69	
Total :				5,771.69	
08-52-51-43-331 Professional Engineering Svcs	Water Fund	Water Treatment	Public Works		
HOA SOLUTIONS INC	LABOR, MATERIAL	10497	07/26/2022	1,929.26	
08-52-51-44-479 CNTSVC Other	Water Fund	Water Treatment	Public Works		
IDEAL LINEN INC	MOPS	11132026	08/01/2022	15.70	
08-52-51-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Water Fund	Water Treatment	Public Works		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	950.58	
08-52-51-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Water Fund	Water Treatment	Public Works		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	250.18	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
08-52-51-45-556 Parts-Vehicle, Mach, Equip DARREN'S CARQUEST AUTO PART	Water Fund PARTS	Water Treatment 2723-435232	Public Works 08/04/2022	113.32	
08-52-51-45-556 Parts-Vehicle, Mach, Equip DARREN'S CARQUEST AUTO PART	Water Fund PARTS	Water Treatment 2723-435232	Public Works 08/04/2022	85.23	
08-52-51-46-629 Other Chemicals HAWKINS INC	Water Fund CHEMICALS	Water Treatment 6239800	Public Works 07/14/2022	1,120.43	
08-52-51-46-629 Other Chemicals HAWKINS INC	Water Fund CHEMICALS	Water Treatment 6246421	Public Works 07/21/2022	879.57	
08-52-51-46-629 Other Chemicals HAWKINS INC	Water Fund CHEMICAL	Water Treatment 6246421	Public Works 07/21/2022	1,835.14	
Total Water Treatment:				7,179.41	
08-52-52-44-436 Mail, Delivery Services QUADIENT FINANCE USA INC	Water Fund WATER	Distribution JUL-22	Public Works 07/31/2022	1.67	
08-52-52-44-452 Long Distance Expense ALLO COMMUNICATIONS LLC	Water Fund #308-762-5400 WATER	Distribution 104409	Public Works 07/24/2022	.78	
08-52-52-44-488 Utility Locate Services ONE CALL CONCEPTS INC	Water Fund LOCATES WATER	Distribution 2070106	Public Works 07/31/2022	20.76	
08-52-52-45-556 Parts-Vehicle, Mach, Equip BERNIES ACE HARDWARE	Water Fund PARTS	Distribution 262430	Public Works 07/27/2022	131.40	
08-52-52-45-556 Parts-Vehicle, Mach, Equip BERNIES ACE HARDWARE	Water Fund PARTS	Distribution 262980	Public Works 08/03/2022	17.99	
08-52-52-45-556 Parts-Vehicle, Mach, Equip NORTHWEST PIPE FITTINGS INC	Water Fund 1" Clear core	Distribution 264203	Public Works 05/20/2022	69.55	
08-52-52-46-672 Water, Sewer Line Material CORE & MAIN LP	Water Fund 3/4" Water Meter Gaskets	Distribution R231747	Public Works 07/19/2022	17.08	
08-52-52-46-672 Water, Sewer Line Material CORE & MAIN LP	Water Fund Remote wire	Distribution R231747	Public Works 07/19/2022	305.16	
Total Distribution:				564.39	
Total Public Works:				7,743.80	
Total Water Fund:				13,515.49	
Golf Course					
21-0000-23321 Sales Tax Payable NE DEPT OF REVENUE - SALES	Golf Course SALES & USE TAX - GOLF	GOLF 7/22	08/09/2022	2,430.67	
Total :				2,430.67	
Total :				2,430.67	
21-71-75-44-412 Machine, Equipment Rent MASEK DISTRIBUTING INC.	Golf Course MONTHLY GOLF CART LEASE	Golf Course SEP2022	Cultural and Leisure 08/01/2022	3,000.00	
21-71-75-44-436 Mail, Delivery Services FIRSTBANK CARD	Golf Course RETURNS SHIPPING	Golf Course BROWN 8/22	Cultural and Leisure 08/04/2022	29.04	
21-71-75-44-451 Telephone Line Expense MOBIUS COMMUNICATIONS CO.	Golf Course 308-762-1446	Golf Course 104416	Cultural and Leisure 08/01/2022	81.59	
21-71-75-44-451 Telephone Line Expense MOBIUS COMMUNICATIONS CO.	Golf Course 308-762-7069	Golf Course 104415	Cultural and Leisure 08/01/2022	77.63	
21-71-75-44-479 CNTSVC Other FIRSTBANK CARD	Golf Course REPAIR FOUNTAIN	Golf Course BROWN 8/22	Cultural and Leisure 08/04/2022	1,187.86	
21-71-75-44-479 CNTSVC Other MONTY AHRENS	Golf Course CLEANING OF DEBRIS	Golf Course AUG-22	Cultural and Leisure 08/01/2022	100.00	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date Net Invoice Amount	Date Paid
21-71-75-44-483 NRCNTSVC-Building Public Wrks	Golf Course	Golf Course	Cultural and Leisure	
J & V DRAIN AND SEWER CLEANIN	CLEAN DRAIN IN SKYVIEW BAR	149517	08/02/2022 90.29	
21-71-75-44-486 NRCNTSVC-Veh, Equip, Tire Rep	Golf Course	Golf Course	Cultural and Leisure	
ALLIANCE TRACTOR & IMPLEMENT	EQUIP REPAIR	576611R	08/02/2022 230.64	
21-71-75-45-526 Other Supplies	Golf Course	Golf Course	Cultural and Leisure	
FIRSTBANK CARD	GLOW GOLF ACCESSORIES	BROWN 8/22	08/04/2022 1,118.05	
21-71-75-45-526 Other Supplies	Golf Course	Golf Course	Cultural and Leisure	
QUILL CORPORATION	HAND SANITIZER	26373410	07/14/2022 89.99	
21-71-75-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Golf Course	Golf Course	Cultural and Leisure	
WESTCO	BULK FUEL	U3320879	07/26/2022 967.06	
21-71-75-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Golf Course	Golf Course	Cultural and Leisure	
WESTCO	BULK FUEL	U3320877	07/26/2022 821.53	
21-71-75-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Golf Course	Golf Course	Cultural and Leisure	
WESTCO	BULK FUEL	U3320878	07/26/2022 555.46	
21-71-75-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Golf Course	Golf Course	Cultural and Leisure	
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022 192.60	
21-71-75-45-556 Parts-Vehicle, Mach, Equip	Golf Course	Golf Course	Cultural and Leisure	
ALLIANCE TRACTOR & IMPLEMENT	HOSE & FITTING	95735	08/04/2022 11.14	
21-71-75-45-556 Parts-Vehicle, Mach, Equip	Golf Course	Golf Course	Cultural and Leisure	
ALLIANCE TRACTOR & IMPLEMENT	HOSE & FITTING	95688	08/03/2022 21.45	
21-71-75-45-556 Parts-Vehicle, Mach, Equip	Golf Course	Golf Course	Cultural and Leisure	
STURDEVANT'S AUTO PARTS	PARTS	34-681297	08/02/2022 30.44	
21-71-75-45-556 Parts-Vehicle, Mach, Equip	Golf Course	Golf Course	Cultural and Leisure	
STOTZ EQUIPMENT	PARTS	P66603	06/28/2022 124.38	
21-71-75-45-556 Parts-Vehicle, Mach, Equip	Golf Course	Golf Course	Cultural and Leisure	
TURFWERKS	PARTS	OI53792	08/03/2022 518.40	
21-71-75-45-558 Tires-Vehicle, Equipment	Golf Course	Golf Course	Cultural and Leisure	
WESTCO	NEW TIRE	147838	08/03/2022 94.46	
21-71-75-45-561 Bldg Maintenance Material	Golf Course	Golf Course	Cultural and Leisure	
CARTER'S HOME HARDWARE & AP	BUILDING MAINTENANCE	15708/1	08/02/2022 3.99	
21-71-75-45-561 Bldg Maintenance Material	Golf Course	Golf Course	Cultural and Leisure	
CARTER'S HOME HARDWARE & AP	BUILDING MAINTENANCE	15768/1	08/06/2022 20.96	
21-71-75-45-566 Sand	Golf Course	Golf Course	Cultural and Leisure	
PJ SAND & GRAVEL LLC	39.19 TON OF SAND DELIVERED	029784	07/23/2022 842.90	
21-71-75-46-625 Concession Supplies	Golf Course	Golf Course	Cultural and Leisure	
HARRIS SALES COMPANY	CONCESSIONS	1174091	07/28/2022 78.20	
21-71-75-46-626 Inventory Costs	Golf Course	Golf Course	Cultural and Leisure	
ALL STAR PRO GOLF	SUPPLIES	INV28736	08/01/2022 276.48	
21-71-75-46-626 Inventory Costs	Golf Course	Golf Course	Cultural and Leisure	
ACUSHNET COMPANY	SUPPLIES	913879244	08/01/2022 97.51	
21-71-75-46-626 Inventory Costs	Golf Course	Golf Course	Cultural and Leisure	
ACUSHNET COMPANY	TILT PRO EQUIPMENT	913828613	07/25/2022 460.04	
21-71-75-46-626 Inventory Costs	Golf Course	Golf Course	Cultural and Leisure	
ACUSHNET COMPANY	SUPPLIES	913887378	08/02/2022 127.39	
21-71-75-46-626 Inventory Costs	Golf Course	Golf Course	Cultural and Leisure	
CALLAWAY GOLF SALES CO	PREEBOOK BALLS	935230501	07/18/2022 117.48	
21-71-75-46-627 Special Order Costs	Golf Course	Golf Course	Cultural and Leisure	
MIZUNO USA INC	SPECIAL ORDER THOMAS GATLIN	7616362 RI	08/01/2022 753.70	
21-71-75-46-627 Special Order Costs	Golf Course	Golf Course	Cultural and Leisure	
VW GOLF INC	SPECIAL ORDER AJ MASER	64579	07/22/2022 130.44	
21-71-75-46-627 Special Order Costs	Golf Course	Golf Course	Cultural and Leisure	
CALLAWAY GOLF SALES CO	SPECIAL ORDER STEVE BURKE	935238385	07/19/2022 189.00	
21-71-75-46-627 Special Order Costs	Golf Course	Golf Course	Cultural and Leisure	
US KIDS GOLF LLC	SPECIAL ORDER MASON WINTER	IN2057422	08/02/2022 222.33	
21-71-75-46-675 Irrigation Material	Golf Course	Golf Course	Cultural and Leisure	
LL JOHNSON DIST CO	MODEM	1145339-00	07/29/2022 387.05	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Segment Department Net Invoice Amount	Date Paid
Total Golf Course:				13,049.48	
Total Cultural and Leisure Services:				13,049.48	
Total Golf Course:				15,480.15	
Airport					
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199043	AUG-22	08/01/2022	24.57	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199132	AUG-22	08/01/2022	32.78	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199051	AUG-22	08/01/2022	25.03	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199221	AUG-22	08/01/2022	71.42	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199205	AUG-22	08/01/2022	71.42	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199167	AUG-22	08/01/2022	32.78	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070221189	AUG-22	08/01/2022	935.41	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199175	AUG-22	08/01/2022	31.67	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199248	AUG-22	08/01/2022	26.29	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199191	AUG-22	08/01/2022	1.53	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070200114	AUG-22	08/01/2022	601.58	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070221219	AUG-22	08/01/2022	935.41	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199213	AUG-22	08/01/2022	16.26	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199159	AUG-22	08/01/2022	17.37	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070199264	AUG-22	08/01/2022	62.03	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070200181	AUG-22	08/01/2022	195.49	
22-0000-03324 Receivable-Taxes	Airport				
BOX BUTTE COUNTY TREASURER	PARCEL 0070200963	AUG-22	08/01/2022	565.54	
Total :				3,646.58	
Total :				3,646.58	
22-41-43-44-436 Mail, Delivery Services	Airport	Airport Operations	Airport		
FEDERAL EXPRESS CORPORATIO	SHIPPING CHARGES - FRICTION M	7-826-32378	07/21/2022	94.22	
22-41-43-44-476 CNTSVC-FBO Operator	Airport	Airport Operations	Airport		
HEARTLAND AVIATION INC	CONTRACT SERVICES FBO	JUL-22	07/31/2022	875.00	
22-41-43-44-477 CNTSVC-Hangar Management	Airport	Airport Operations	Airport		
HEARTLAND AVIATION INC	HANGAR MANAGEMENT	JUL-22	07/31/2022	617.29	
22-41-43-44-479 CNTSVC Other	Airport	Airport Operations	Airport		
IDEAL LINEN INC	RUGS	11132028	08/01/2022	44.17	
22-41-43-44-482 NRCNTSVC-Vehicle Repair Mtc	Airport	Airport Operations	Airport		
SIDDONS MARTIN EMERGENCY G	REPLACE PILOT VALVE ASSYMBLY	16408746	06/17/2022	903.39	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
22-41-43-45-526 Other Supplies	Airport	Airport Operations	Airport		
CULLIGAN WATER CONDITIONING	SALT/WATER COOLER RENTAL	149501	07/25/2022	31.50	
22-41-43-45-556 Parts-Vehicle, Mach, Equip	Airport	Airport Operations	Airport		
CARTER'S HOME HARDWARE & AP	PARTS	15735/1	08/04/2022	10.98	
22-41-43-45-556 Parts-Vehicle, Mach, Equip	Airport	Airport Operations	Airport		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434869	08/01/2022	23.42	
22-41-43-45-561 Bldg Maintenance Material	Airport	Airport Operations	Airport		
FARM PLAN	BUILDING MAINTENANCE MATERIA	51028464	08/08/2022	167.98	
22-41-43-47-737 Taxes, Governmental Fees	Airport	Airport Operations	Airport		
BOX BUTTE COUNTY TREASURER	PARCEL 0070200963	AUG-22	08/01/2022	107.43	
22-41-43-59-915 Capital Outlay-Buildings	Airport	Airport Operations	Airport		
M.C. SCHAFF & ASSOCIATES INC	AIRPORT HAIL	0000022191	06/15/2022	600.00	
Total Airport Operations:				3,475.38	
Total Airport:				3,475.38	
Total Airport:				7,121.96	
Public Transit Fund					
23-72-71-44-411 Building, Office Rent	Public Transit Fund	Transit - Administration	Public Works		
CITY OF ALLIANCE	ANNEX BUILDING RENT	13809	08/01/2022	1,095.00	
23-72-71-44-433 Other Advertising Services	Public Transit Fund	Transit - Administration	Public Works		
HART WORKS EMBROIDERY & SCR	SHIRTS	2785	07/20/2022	104.94	
23-72-71-44-451 Telephone Line Expense	Public Transit Fund	Transit - Administration	Public Works		
ALLO COMMUNICATIONS LLC	308-762-1293 TRANSIT 3	104409	07/24/2022	103.44	
23-72-71-44-482 NRCNTSVC-Vehicle Repair Mtc	Public Transit Fund	Transit - Administration	Public Works		
TODD'S BODY & FRAME SHOP	VEHICLE BODY REPAIRS	E5D9125D	07/31/2022	2,326.18	
23-72-71-44-482 NRCNTSVC-Vehicle Repair Mtc	Public Transit Fund	Transit - Administration	Public Works		
TODD'S BODY & FRAME SHOP	VEHICLE BODY REPAIRS	16EA2330	07/31/2022	2,326.18	
23-72-71-44-482 NRCNTSVC-Vehicle Repair Mtc	Public Transit Fund	Transit - Administration	Public Works		
KAISER TIRE	TIRE REPAIR	3638	07/19/2022	587.00	
23-72-71-44-482 NRCNTSVC-Vehicle Repair Mtc	Public Transit Fund	Transit - Administration	Public Works		
KAISER TIRE	TIRE REPAIR	3638	07/19/2022	220.00	
23-72-71-45-511 Office Supplies	Public Transit Fund	Transit - Administration	Public Works		
NEBRASKA TOTAL OFFICE	OFFICE SUPPLIES	0118397-001	06/28/2022	22.98	
23-72-71-45-526 Other Nonoperating Sup/Expense	Public Transit Fund	Transit - Administration	Public Works		
IDEAL LINEN INC	CLEANING SUPPLIES	11132019	08/01/2022	48.88	
23-72-71-45-526 Other Nonoperating Sup/Expense	Public Transit Fund	Transit - Administration	Public Works		
NE SAFETY & FIRE EQUIPMENT IN	FIRE EXTINGUISHER INSPECTION	109114	07/27/2022	152.00	
23-72-71-45-526 Other Nonoperating Sup/Expense	Public Transit Fund	Transit - Administration	Public Works		
BUD'S PEST CONTROL	PEST CONTROL	4570	07/05/2022	65.00	
Total Transit - Administration:				7,051.60	
23-72-72-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Public Transit Fund	Transit - Operations	Public Works		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	2,522.47	
Total Transit - Operations:				2,522.47	
Total Public Works:				9,574.07	
Total Public Transit Fund:				9,574.07	
Street Fund					
24-41-41-44-451 Telephone Line Expense	Street Fund	Streets	Public Works		
ALLO COMMUNICATIONS LLC	#308-762-5400 STREETS 1	104409	07/24/2022	28.51	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
24-41-41-44-485 NCTCSNV-Sidewalk Rehab	Street Fund	Streets	Public Works		
BLUECRETE CONSTRUCTION	SIDEWALK REPLACEMENT - 602 E	104414	07/29/2022	1,780.00	
24-41-41-44-485 NCTCSNV-Sidewalk Rehab	Street Fund	Streets	Public Works		
ARTISTIC SERVICE LLC	SIDEWALK REPLACEMENT - 524 C	362	07/30/2022	380.00	
24-41-41-45-526 Other Supplies	Street Fund	Streets	Public Works		
CULLIGAN WATER CONDITIONING	SALT	149513	07/25/2022	10.50	
24-41-41-45-526 Other Supplies	Street Fund	Streets	Public Works		
IDEAL LINEN INC	MOPS	11132026	08/01/2022	15.70	
24-41-41-45-526 Other Supplies	Street Fund	Streets	Public Works		
IDEAL LINEN INC	MOPS AND MATS	11132994	08/08/2022	18.65	
24-41-41-45-543 Small Tools, Equipment	Street Fund	Streets	Public Works		
BERNIES ACE HARDWARE	SMALL TOOLS AND EQUIPMENT	261427	07/12/2022	14.99	
24-41-41-45-543 Small Tools, Equipment	Street Fund	Streets	Public Works		
BERNIES ACE HARDWARE	SMALL TOOLS AND EQUIPMENT	262880	08/02/2022	9.99	
24-41-41-45-543 Small Tools, Equipment	Street Fund	Streets	Public Works		
BLOEDORN LUMBER - ALLIANCE	SUPPLIES	7090744	07/27/2022	6.57	
24-41-41-45-543 Small Tools, Equipment	Street Fund	Streets	Public Works		
FARM PLAN	SMALL TOOLS/EQUIP	51028038	08/02/2022	35.98	
24-41-41-45-553 Streets-Fuel	Street Fund	Streets	Public Works		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	1,852.97	
24-41-41-45-556 Parts-Vehicle, Mach, Equip	Street Fund	Streets	Public Works		
BLOEDORN LUMBER - ALLIANCE	PARTS	7099473	08/01/2022	13.14	
24-41-41-45-556 Parts-Vehicle, Mach, Equip	Street Fund	Streets	Public Works		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434492	07/27/2022	19.26	
24-41-41-45-556 Parts-Vehicle, Mach, Equip	Street Fund	Streets	Public Works		
DARREN'S CARQUEST AUTO PART	PARTS	2723-434869	08/01/2022	17.25	
24-41-41-45-561 Bldg Maintenance Material	Street Fund	Streets	Public Works		
BLOEDORN LUMBER - ALLIANCE	BUILDING MAINTENANCE MATERIA	7089734	07/26/2022	62.78	
24-41-41-46-644 Asphalt	Street Fund	Streets	Public Works		
NATIONWIDE CHEMICALS LLC	ASPHALT PATCH	952-03	07/26/2022	331.75	
Total Streets:				4,598.04	
Total Public Works:				4,598.04	
Total Street Fund:				4,598.04	
Retired Senior Vol Program					
26-71-70-44-441 Electricity	Retired Senior Vol P	Retired Senior Vol Program	Cultural and Leisure		
CITY OF ALLIANCE	ELECTRICITY	13807	08/01/2022	200.00	
26-71-70-44-451 Telephone Line Expense	Retired Senior Vol P	Retired Senior Vol Program	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	308-762-1293 RSVP 1	104409	07/24/2022	34.47	
26-71-70-44-452 Long Distance Expense	Retired Senior Vol P	Retired Senior Vol Program	Cultural and Leisure		
ALLO COMMUNICATIONS LLC	#308-762-5400 RSVP	104409	07/24/2022	.36	
Total Retired Senior Vol Program:				234.83	
Total Cultural and Leisure Services:				234.83	
Total Retired Senior Vol Program:				234.83	
Economic Development Fund					
35-61-64-43-313 Other Attorney Fees - ED	Economic Develop	Economic Development Support	Community Develop		
SIMMONS OLSEN LAW FIRM, P.C.	BLOMENKAMP INVESTMENTS/TIF	801700	07/31/2022	52.50	
35-61-64-43-313 Other Attorney Fees - ED	Economic Develop	Economic Development Support	Community Develop		
SIMMONS OLSEN LAW FIRM, P.C.	HEARTLAND FLATS MALL/TIFF	801701	07/31/2022	2,202.50	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
35-61-64-47-752 Box Butte Development Corp	Economic Develop	Economic Development Support	Community Develop		
BOX BUTTE DEVELOPMENT CORP	QUARTERLY DUES OPERATING	COA_2022_Q3	08/04/2022	18,925.00	
Total Economic Development Support:				21,180.00	
Total Community Development:				21,180.00	
Total Economic Development Fund:				21,180.00	
Capital Projects Fund					
41-71-71-59-970 Capital Outlay - Other Improv	Capital Projects Fun	Parks	Cultural & Leasure		
M.C. SCHAFF & ASSOCIATES INC	HAL MURRAY PROJECT CLOSEOU	0000022191	06/15/2022	1,200.00	
Total Parks:				1,200.00	
Total Cultural & Leasure:				1,200.00	
Total Capital Projects Fund:				1,200.00	
Adminstration Internal Service					
51-13-13-43-381 DOT Testing	Adminstration Intern	Personnel	Personnel		
WPCI	TESTING	S152907	07/31/2022	131.00	
51-13-13-44-436 Mail, Delivery Services	Adminstration Intern	Personnel	Personnel		
QUADIENT FINANCE USA INC	PERSONNEL	JUL-22	07/31/2022	4.23	
51-13-13-44-451 Telephone Line Expense	Adminstration Intern	Personnel	Personnel		
ALLO COMMUNICATIONS LLC	#308-762-5400 PERSONNEL	104409	07/24/2022	17.11	
51-13-13-44-452 Long Distance Expense	Adminstration Intern	Personnel	Personnel		
ALLO COMMUNICATIONS LLC	#308-762-5400 PERSONNEL 2	104409	07/24/2022	1.95	
51-13-13-45-526 Other Supplies	Adminstration Intern	Personnel	Personnel		
NEBRASKA TOTAL OFFICE	OFFICE SUPPLIES	0118755-001	07/28/2022	289.69	
Total Personnel:				443.98	
Total Personnel:				443.98	
51-14-14-43-311 City Attorney Retainer	Adminstration Intern	Legal	Legal		
SIMMONS OLSEN LAW FIRM, P.C.	RETAINER	801410	07/31/2022	6,002.50	
51-14-14-43-315 City Prosecutor	Adminstration Intern	Legal	Legal		
SIMMONS OLSEN LAW FIRM, P.C.	2022 PROSECUTIONS	801412	07/31/2022	188.50	
Total Legal:				6,191.00	
Total Legal:				6,191.00	
51-17-17-43-335 Other Technical Services	Adminstration Intern	MIS	Technology		
BYTES COMPUTER	MONTHLY BILLING	CW33530	08/04/2022	7,181.87	
51-17-17-44-451 Telephone Line Expense	Adminstration Intern	MIS	Technology		
ALLO COMMUNICATIONS LLC	#308-762-5400 MIS	104409	07/24/2022	5.70	
51-17-17-44-452 Long Distance Expense	Adminstration Intern	MIS	Technology		
ALLO COMMUNICATIONS LLC	#308-762-5400 MIS 2	104409	07/24/2022	.20	
51-17-17-44-457 Internet Operating Expense	Adminstration Intern	MIS	Technology		
ALLO COMMUNICATIONS LLC	308-762-2384 INTERNET	104409	07/24/2022	55.00	
51-17-17-44-457 Internet Operating Expense	Adminstration Intern	MIS	Technology		
ALLO COMMUNICATIONS LLC	308-762-1387 INTERNET	104409	07/24/2022	50.00	
51-17-17-44-457 Internet Operating Expense	Adminstration Intern	MIS	Technology		
ALLO COMMUNICATIONS LLC	#308-762-5400 MIS 3	104409	07/24/2022	500.00	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
51-17-17-44-457 Internet Operating Expense	Administration Intern MIS		Technology		
ALLO COMMUNICATIONS LLC	308-762-4955 INTERNET	104409	07/24/2022	62.00	
51-17-17-44-457 Internet Operating Expense	Administration Intern MIS		Technology		
MOBIUS COMMUNICATIONS CO.	012-762-9048	104417	08/01/2022	40.00	
51-17-17-44-457 Internet Operating Expense	Administration Intern MIS		Technology		
TELECOM WEST INC	WIRELESS INTERNET - MUNI BLDG	627503A176	08/02/2022	49.95	
51-17-17-44-457 Internet Operating Expense	Administration Intern MIS		Technology		
TELECOM WEST INC	WIRELESS INTERNET - LANDFILL	627503A175	08/02/2022	51.50	
Total MIS:				7,996.22	
Total Technology:				7,996.22	
51-21-21-42-294 Conferences, Cont Education	Administration Intern Accounting		Finance		
RAMADA INN - KEARNEY	LODGING-R. WAGGENER	134	08/04/2022	84.54	
51-21-21-42-294 Conferences, Cont Education	Administration Intern Accounting		Finance		
RAMADA INN - KEARNEY	LODGING-R. WAGGENER	130	08/04/2022	84.54	
51-21-21-44-431 Legal, Public Notices	Administration Intern Accounting		Finance		
ALLIANCE TIMES HERALD	CITY CLAIMS	149496	07/27/2022	51.46	
51-21-21-44-436 Mail, Delivery Services	Administration Intern Accounting		Finance		
QUADIENT FINANCE USA INC	FINANCE	JUL-22	07/31/2022	196.76	
51-21-21-44-451 Telephone Line Expense	Administration Intern Accounting		Finance		
ALLO COMMUNICATIONS LLC	#308-762-5400 ACCOUNTING	104409	07/24/2022	62.98	
51-21-21-44-452 Long Distance Expense	Administration Intern Accounting		Finance		
ALLO COMMUNICATIONS LLC	#308-762-5400 ACCOUNTING 2	104409	07/24/2022	5.57	
51-21-21-45-513 Copy Machine Supplies	Administration Intern Accounting		Finance		
CDW GOVERNMENT INC	TONER	BJ68779	07/12/2022	170.36	
51-21-21-47-715 Misc Expense	Administration Intern Accounting		Finance		
MASEK DISTRIBUTING INC.	SERVICE CHARGE	SVC.CHG	07/15/2022	40.20	
Total Accounting:				696.41	
Total Finance:				696.41	
Total Administration Internal Service:				15,327.61	
Enterprise Internal Service					
55-21-23-44-436 Mail, Delivery Services	Enterprise Internal S Utility Customer Service		Finance		
QUADIENT FINANCE USA INC	UTILITIES	JUL-22	07/31/2022	654.86	
55-21-23-44-451 Telephone Line Expense	Enterprise Internal S Utility Customer Service		Finance		
ALLO COMMUNICATIONS LLC	#308-762-5400 UTIL/CUST SVC	104409	07/24/2022	57.28	
55-21-23-44-452 Long Distance Expense	Enterprise Internal S Utility Customer Service		Finance		
ALLO COMMUNICATIONS LLC	#308-762-5400 UTIL/CUST SVC 2	104409	07/24/2022	5.63	
55-21-23-44-479 CNTSVC Other	Enterprise Internal S Utility Customer Service		Finance		
PAYMENT SERVICE NETWORK INC	GATEWAY FEE	JUL-22	08/09/2022	59.95	
Total Utility Customer Service:				777.72	
55-21-24-44-451 Telephone Line Expense	Enterprise Internal S Meter Reading		Finance		
ALLO COMMUNICATIONS LLC	#308-762-5400 METER RDNG	104409	07/24/2022	5.70	
55-21-24-45-551 Fuel,Oil,Lube-Veh,Mach,Equip	Enterprise Internal S Meter Reading		Finance		
VOYAGER FLEET SYSTEMS INC	FUEL	869456715223	08/01/2022	135.18	
Total Meter Reading:				140.88	
Total Finance:				918.60	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Net Invoice Amount	Date Paid
55-51-56-43-379 Other Contract Operating Svcs	Enterprise Internal S Warehouse		Utilitiy Superintenden		
IDEAL LINEN INC	MOPS	11132026	08/01/2022	31.41	
55-51-56-43-379 Other Contract Operating Svcs	Enterprise Internal S Warehouse		Utilitiy Superintenden		
IDEAL LINEN INC	MOPS AND MATS	11132994	08/08/2022	37.30	
55-51-56-44-451 Telephone Line Expense	Enterprise Internal S Warehouse		Utilitiy Superintenden		
ALLO COMMUNICATIONS LLC	#308-762-5400 FAC. MAINT.	104409	07/24/2022	11.41	
55-51-56-44-451 Telephone Line Expense	Enterprise Internal S Warehouse		Utilitiy Superintenden		
ALLO COMMUNICATIONS LLC	308-762-1907 UTILITY FACILITY	104409	07/24/2022	206.85	
55-51-56-44-452 Long Distance Expense	Enterprise Internal S Warehouse		Utilitiy Superintenden		
ALLO COMMUNICATIONS LLC	308-762-5400 WAREHOUSE	104409	07/24/2022	.41	
55-51-56-44-461 PMCNTSVC-Office Mach, Equip	Enterprise Internal S Warehouse		Utilitiy Superintenden		
CENTURY BUSINESS PRODUCTS	COPIER CONTRACT - PUBLIC WOR	631220	07/25/2022	149.53	
55-51-56-45-511 Office Supplies	Enterprise Internal S Warehouse		Utilitiy Superintenden		
QUILL CORPORATION	OFFICE SUPPLIES	26459142	07/19/2022	98.74	
55-51-56-45-534 Safety Commodities	Enterprise Internal S Warehouse		Utilitiy Superintenden		
NE SAFETY & FIRE EQUIPMENT IN	FIRE EXTINGUISHERS	35805	07/27/2022	175.00	
55-51-56-45-544 Small Tools, Equipment	Enterprise Internal S Warehouse		Utilitiy Superintenden		
FARM PLAN	BUNGY CORDS & FLY TRAPS	51026067	07/28/2022	31.97	
55-51-56-45-561 Bldg Maintenance Material	Enterprise Internal S Warehouse		Utilitiy Superintenden		
CHARTER COMMUNICATIONS	ACCT#8356 15 100 0175319	017531907222	07/22/2022	8.58	
Total Warehouse:				751.20	
Total Utilitiy Superintendent:				751.20	
Total Enterprise Internal Service:				1,669.80	
Health Care Internal Service					
57-81-81-42-231 Employee Life Insurance	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	EMPLOYEE LIFE INSURANCE	AUG-22	08/01/2022	798.26	08/09/2022
57-81-81-42-281 Specific Premium	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	SPECIFIC PREMIUM	AUG-22	08/01/2022	26,165.11	08/09/2022
57-81-81-42-285 Transplant Coverage	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	TRANSPLANT COVERAGE	AUG-22	08/01/2022	1,205.96	08/09/2022
57-81-81-42-286 Aggregate Premium	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	AGGREGATE PREMIUM	AUG-22	08/01/2022	1,567.36	08/09/2022
57-81-81-42-287 Employee Claims	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	HEALTH CLAIMS	073122-HC	07/31/2022	20,107.40	08/01/2022
57-81-81-42-287 Employee Claims	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	HEALTH CLAIMS	080822-HC	08/08/2022	5,019.83	08/09/2022
57-81-81-42-288 Employee Insurance Admin	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	EMPLOYEE INSURANCE ADMIN	AUG-22	08/01/2022	2,161.10	08/09/2022
57-81-81-42-289 Vision Premium	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	VISION	AUG-22	08/01/2022	1,213.76	08/09/2022
57-81-81-43-379 Other Contract Operating Svcs	Health Care Internal Health Support		Personnel		
REGIONAL CARE, INC.	HAYS PREMIUM	AUG-22	08/01/2022	2,500.00	08/09/2022
Total Health Support:				60,738.78	
Total Personnel:				60,738.78	
Total Health Care Internal Service:				60,738.78	
Grand Totals:				1,319,960.46	

GL Account and Title Vendor Name	Segment Fund Description	Segment Under Dept Invoice Number	Segment Department Invoice Date	Segment Department Net Invoice Amount	Date Paid
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Dated: _____

Mayor: _____

City Manager: _____

City Finance Director: _____

Report Criteria:

Invoices with totals above \$0 included.

Paid and unpaid invoices included.

Purchasing Card

Employee Name Shana Brown	Employee Number 130
Expense Purpose 0	Daily Meal Limit \$ -
Fund 01 General	Report Start Date 1/0/1900

APPROVED TRAVEL EXPENSES (FROM PAGE 2)



Total Meals	-
Total Lodging	-
Total Mileage	-

MISCELLANEOUS TRAVEL EXPENSES (AIR FARE, RENTAL CARS, TAXI, GASOLINE, ETC.)

DATE	DAY	DESCRIPTION - CITY	EXPENSE GL ACCOUNT	
7/5/2022		Thermal cash receipt paper	01-79-80-45-526	215.97 ✓
7/7/2022		Repair Fountain	21-71-75-44-479	1,187.86 ✓
7/7/2022		Sprinkler Rotors	01-71-71-46-675	340.26 ✓
7/11/2022		Toilet Door Latches	01-71-71-45-526	66.00 ✓
7/11/2022		Wall Clock	01-71-75-45-569	48.99 ✓
7/11/2022		Refrigerator Freezer Thermometers	01-71-75-45-544	9.99 ✓
7/11/2022		Restaurant Sanitizer Kit	01-71-75-45-544	11.95 ✓
Total Miscellaneous Travel				1,881.02

OTHER MISCELLANEOUS EXPENSE ITEMS

DATE	DESCRIPTION	EXPENSE GL ACCOUNT	AMOUNT
7/19/2022	Glow Golf Accessories	21-71-75-45-526	1,118.05 ✓
7/19/2022	Lifeguard Umbrellas	01-71-75-45-569	179.96 ✓
7/20/2022	Refund Lifeguard Uniform	01-71-75-45-531	(37.80) ✓
7/22/2022	Thermal paper for cash register	01-71-75-45-511	41.48 ✓
7/25/2022	Postage	01-79-80-44-436	12.33 ✓
7/27/2022	Spray Paint	01-71-71-45-574	66.02 ✓
7/28/2022	Refund Lifeguard Uniform	01-71-75-45-531	(179.74) ✓
2/13/1900	Return Shipping	21-71-75-44-436	29.04 ✓
Total Miscellaneous			1,229.34

Travel Advance **-**

Card No. = 786351

Total Purchasing Card \$ 3,110.36

Comments

Employee Signature	Date
Shana Brown	
Supervisor Approval	Date 5/9/22

Finance Office Use Only:

Comments	Receipts ☐ Signed _____ Date _____
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Narrative

August 16, 2022



RESOLUTION – LEASE AGREEMENT WITH KEEP ALLIANCE BEAUTIFUL FOR IN-KIND USE OF 720 SQ FT OFFICE SPACE WITHIN THE ALLIANCE MUNICIPAL BUILDING

Keep Alliance Beautiful (KAB) is a local non-profit organization whose mission is to promote recycling and the elimination of littering to help keep our community clean and presentable.

Due to a loss of funding within the last year, KAB has been searching for ways to cut costs. KAB has requested the use of 720 square feet located in the basement of City Hall, previously used as the “scout room” in order to eliminate costs associated with renting from a local bank.

It is recommended that this office space be provided as an in-kind donation to KAB to lower their operating costs and to go as a cost-share toward their other grant obligations. It is recommended that utilities for the office also be included as in-kind and calculated as part of the “rental” fee (to be waived).

RECOMMENDATION: APPROVE RESOLUTION AUTHORIZING THE CITY TO ENTER INTO A LEASE AGREEMENT WITH KEEP ALLIANCE BEAUTIFUL.

RESOLUTION NO. 22-44

WHEREAS, The City of Alliance is the owner of the property located at 324 Laramie Avenue, Alliance, Box Butte County, Nebraska.; and

WHEREAS, Staff is recommending that the City of Alliance enter into a Lease Agreement with Keep Alliance Beautiful for 720 square office space in the basement of 324 Laramie Avenue, for the management of recycling services in the City of Alliance; and

WHEREAS, The initial term of the Lease will begin October 1, 2022 through September 30, 2023; and

WHEREAS, After the initial term, this Agreement shall continue on a month-to-month basis, unless thirty (30) days' written notice of termination is given by either party; and

WHEREAS, The City of Alliance shall provide Keep Alliance Beautiful use of the property without the direct payment of rent, as an in-kind municipal contribution to the Keep Alliance Beautiful's operations; and

WHEREAS, Keep Alliance Beautiful shall carry insurance listing the City of Alliance as an additional insured as follows: commercial general liability insurance coverage with liability limits of \$1,000,000 per occurrence and \$2,000,000 in the aggregate, and \$500,000 of property damage coverage.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Alliance, Nebraska, approve the Lease Agreement between the City of Alliance and Keep Alliance Beautiful for office space located at 324 Laramie Avenue, Alliance, Box Butte County, Nebraska.

PASSED AND APPROVED this 16th day of August, 2022.

Mike Dafney, Mayor

(SEAL)

Attest:

Tarah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel

LEASE AGREEMENT

This Agreement is made by and between the Keep Alliance Beautiful, Inc. (the “Tenant”) and the City of Alliance, a Nebraska political subdivision (the “Owner”).

Recitals:

A. The Owner owns 720 square feet of office space in the basement of the premises located at 324 Laramie Avenue in Alliance, Nebraska (the “Property”).

B. The Tenant desires to rent the Property for commercial office purposes. The Property will be used by the Tenant for that purposes.

c. Wherefore, the parties enter into this Agreement according to the terms and conditions set forth below:

Lease Agreement:

1. Term: This Agreement shall commence on the first day of October, 2022 and shall remain in effect for a period of twelve months (the “Initial Term”), ending on September 30, 2023. After the Initial Term, this Agreement shall continue on a month to month basis, unless thirty (30) days’ written notice of termination is given by either party. The parties may mutually renew this Agreement to subsequent one-year terms (each, a “Renewal Term”) beginning on October 1, 2023, but must do so in a writing signed by both parties before the start of any Renewal Term. This Agreement may continue after any Renewal Term on a month-to-month basis if a subsequent Renewal Term is not elected.

2. Rent: The Owner shall provide the Tenant use of the Property without the direct payment of rent, as an in-kind municipal contribution to the Tenant’s operations. The parties agree the value of the contribution shall equal \$533 per month for the Initial Term. If this Agreement should lapse into a month-to-month basis, the amount of the in-kind municipal contribution, (or the amount of due directly due by Tenant) may be changed by the Owner from time to time, provided that the Owner gives thirty (30) days’ notice of the change. If the parties should enter a Renewal Term, the amount of in-kind municipal contribution or the direct payment of rent may be negotiated and changed by the Owner and Tenant only before the start of the Renewal Term. All utilities shall be provided by the Owner to the Tenant and shall not be separately billed to the Tenant.

3. Use: The Tenant shall use the Property for commercial office purposes only, including the storage of commercial office items. The Tenants shall not engage in any of its recycling activates or storage on the Property and shall use the Property only for commercial office purposes.

4. Insurance and Indemnity. The Tenant shall carry insurance listing the Owner as an additional insured as follows: commercial general liability insurance coverage with liability limits of \$1,000,000 per occurrence and \$2,000,000 in the aggregate, and \$500,000 of property

damage coverage. The Tenant shall be liable for all harm, loss, claim, or damage caused, in whole or in part, by its use of the Property and shall carry liability insurance for such harm, loss, claim, or damage. The Tenant shall indemnify and hold the Owner harmless from any and all harm, loss, claim, or damage caused, in whole or in part, by the Tenant's use of the Property. The Tenant understands that none of the Owner's insurance coverage insures the Tenant's contents in the Property, that none of the in-kind contribution under this agreement is allocated to any of Owner's insurance premiums for the same, and the Tenant is advised to obtain its own insurance coverage on such contents.

5. **Equipment:** Any and all equipment the Tenant brings to the Property shall remain the equipment of the Tenant. Upon termination of this Agreement, the Tenant shall remove all of its equipment on the Property. Any and all equipment or fixtures not owned by the Tenant shall remain the property of the Owner and shall not be subject to removal by the Tenant.

6. **Default:** If either party should breach any provision or obligation of this Agreement, the non-breaching party shall give the breaching party written notice of the breach and an opportunity to cure the breach within thirty (30) days. If the breach is not cured within such thirty (30) day period, then the non-breaching party shall have the right to declare default, terminate this Agreement immediately, and to exercise all other remedies available at that time.

7. **Miscellaneous:** This Agreement constitutes the full and complete understanding of the parties. It may only be amended in a writing signed by all parties. This Agreement shall be construed in accordance with and governed by the laws of the State of Nebraska. If any provision of this Agreement shall be declared invalid or unenforceable by a court of competent jurisdiction, such declaration shall not affect the validity of the remaining provisions of this Agreement. This Agreement may be executed in one or more counterparts, each of which shall be considered an original. This Agreement shall be binding upon the parties and their successors in interest, although neither party shall have the right to assign this Agreement without the express written permission of the other.

City of Alliance, Nebraska

Keep Alliance Beautiful, Inc.

By: _____

By: _____

Title: _____

Title: _____

Date: _____

Date: _____

Attest:

Attest:

City Clerk

Title:

Narrative

August 16, 2022



RESOLUTION: TIRE AMNESTY GRANT APPLICATION

The City of Alliance is encouraged to apply for the Waste Reduction and Recycling Incentive Grant to host a Tire Amnesty Day at the Alliance Public Landfill.

This event will be open to the public and all businesses, except those that collect a tire disposal fee. The last Tire Amnesty Event was held in April of 2021, collecting 500 tons in just 1 day. In 2014 we collected 425 tons. In the past, this application has included multiple counties to improve the likelihood of receiving the grant.



This grant will cover 100% of the cost of the event, including expenses for a permitted scrap tire hauler to remove collected tires, advertising, and labor to monitor the cleanup log during the hours the event is open, however it is recommended that due to the popularity of this event the City also contribute additional funds (estimated at \$75,000) to the effort to ensure that Alliance Citizens are able to bring their tires.

Three bids from scrap tire haulers, permitted to haul tires in Nebraska are required for reimbursement. The grant amount will be based on the lowest reasonable bid.

RECOMMENDATION: APPROVE RESOLUTION AUTHORIZING CITY OF ALLIANCE TO APPLY FOR THE NDEQ TIRE AMNESTY GRANT.

RESOLUTION NO. 22-45

WHEREAS, The City of Alliance desires to apply for the Waste Reduction and Recycling Incentive Grant to host a Tire Amnesty Day at the Alliance Public Landfill; and

WHEREAS, The application will be in the name of the City of Alliance and under the City of Alliance tax identification; and

WHEREAS, City Council believes that participating in the Tire Amnesty Day at the Alliance Public Landfill is in the best interest of the citizens of Alliance and Box Butte County.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Alliance, Nebraska, authorizes staff to complete a Grant Application for the Waste Reduction and Recycling Incentive Grant on behalf of the City of Alliance.

PASSED AND APPROVED this 16th day of August, 2022.

Mike Dafney, Mayor

(SEAL)

Attest: _____
Tarrah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel

Narrative

August 16, 2022



RESOLUTION – INTERLOCAL AGREEMENT FOR TENNIS COURT RECONSTRUCTION

The tennis courts located at 16th and Box Butte are in dire need of reconstruction. The City Manager has been in contact with a company which can rebuild the courts using post-tensioned concrete through a cooperative purchasing agreement contract, negating the need to bid for these specialized services.

The City approached the Alliance School District to request their participation in this work, which is estimated to cost around \$400,000 and is to be constructed during the fall of 2022 and spring of 2023. The Alliance School District has graciously agreed to contribute \$100,000, or 25% of the total cost for the reconstruction of four tennis courts. It is anticipated that the City's portion of \$300,000 will be provided by ARPA funds received from the Federal Government. In addition to the four tennis courts, basketball and pickle ball will also be accommodated to encourage additional use of the facility.

Approval of this resolution will bind the City of Alliance to the Interlocal Agreement previously signed on behalf of the School District. The City will be primarily responsible for the success of the project, and will conduct project management and provide payments to the contractor. The School District will provide funding.

RECOMMENDATION: ENTER INTO AN INTERLOCAL AGREEMENT WITH THE ALLIANCE SCHOOL DISTRICT TO SHARE IN THE COSTS OF RECONSTRUCTING THE TENNIS COURTS LOCATED AT 16TH AND BOX BUTTE

RESOLUTION NO. 22-46

WHEREAS, Alliance Public School District No. 6 utilizes the city owned tennis courts located at 16th Street and Box Butte Avenue to operate a school managed tennis program; and

WHEREAS, The tennis courts located at 16th and Box Butte are in dire need of reconstruction.; and

WHEREAS, The Alliance School District No. 6 agrees to contribute \$100,000 or 25% of the total cost for the reconstruction of four tennis courts; and

WHEREAS, Legal counsel prepared an Interlocal Agreement between the City of Alliance and Alliance Public School District No. 6 that outlines the cost share for the reconstruction of the tennis courts; and

WHEREAS, The Mayor and City Council believe that it is in the best interest of the City of Alliance to enter into an Interlocal Agreement between Alliance Public School District No. 6 and the City of Alliance for the reconstruction of the tennis courts located at 16th Street and Box Butte Avenue.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Alliance, Nebraska, that the Mayor is authorized to execute the Interlocal Agreement between the City of Alliance and the Alliance Public Schools District No. 6.

PASSED AND APPROVED this 16th day of August, 2022.

Mike Dafney, Mayor

(SEAL)

Attest: _____
Tarrah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel

Payment Agreement

This Agreement is made effective July 1, 2022 and is by and between the City of Alliance (the "City") and the Alliance Public Schools District No. 6 (the "School").

Recitals:

I. The City owns and operates a tennis court recreational facility (the "Facility"), which Facility is open to the public and available to recreational use by the public.

II. The City is in the process of a rehabilitation project for the Facility that will substantially upgrade and renovate the Facility for use into the future.

III. The School recognizes a benefit to upgrades and rehabilitation of the Facility, as the School's students, patrons, and athletic teams will have access to an upgraded Facility and tennis venue into the future.

IV. The School has agreed to partially support the Facility upgrades, and the City accepts the School's financial support.

V. Wherefore, the parties enter into this Agreement under the terms and conditions below.

Agreement:

1. **Payment:** On or before October 1, 2023, the School shall pay the City as part of its customary claims process an amount of \$100,000, to be earmarked and used by the City towards the costs of the Facility upgrade.

2. **Relationship of the Parties:** The School is entering into this Agreement based on the benefit it recognizes in an upgraded Facility that can be shared and enjoyed by all, and the parties are not entering into any joint venture, cooperative operation, interlocal sharing of powers, or other similar relationship that provides for the joint management or ownership of the Facility. At all times, the Facility shall be owned, managed, and operated by the City as a recreational amenity and asset of the City, it shall be under the exclusive control of the City, and the City has the discretion to determine any future plans for the Facility, including its removal if determined to be in the best interests of the City.

3. **Use of Payment:** The City represents and warrants that the \$100,000 provided by the School shall be used by the City toward the costs of the Facility upgrade. The School shall not be required to provide any other payment, contribution, or assistance towards the Facility or the Facility upgrade under this Agreement.

4. **Use of the Facility** The parties agree that the Facility shall continue to be used and open to the public, including to students, patrons, and athletic teams of the School, on a first-come first-

serve basis, subject to any reasonable Facility rules and regulations or rental and reservation policies adopted by the City from time to time.

[Signatures]

Alliance Public Schools District No. 6



Tim Kollars, Board President

Date: 08/03/22

City of Alliance, Nebraska,

Mike Dafney, Mayor

Date: _____

Narrative

August 16, 2022



RESOLUTION – DONATION ACCEPTANCE FROM ALLIANCE PARK FOUNDATION

The Alliance Park Foundation would like to donate to the City of Alliance a lighted “fountain” fixture to place on the pedestal of the iconic city fountain during the winter months. The fountain would be built to fit our fountain and appear very similar to the photo seen at the right. As you can see, the light pattern is extremely similar to the actual water patterns displayed when the fountain is in use!



The goal of the Alliance Park Foundation to improve the outdoor spaces in the City of Alliance in an effort to bring more people into our city parks. We feel that this light configuration is especially appropriate considering our historic fountain is an iconic fixture of our community. In addition, this new feature would draw people to the fountain during the time of year when it is normally dormant, and be a spectacular addition to the winter scape in that area.

We are in the process of receiving estimates for the project from Creative Displays, Inc. in Lenexa Kansas and from a local craftsman. We would also appreciate any financial assistance that the City of Alliance could provide for this project if it is approved.

RECOMMENDATION: APPROVE RESOLUTION ACCEPTING THE DONATION OF THE ALLIANCE PARK FOUNDATION.

RESOLUTION NO. 22-47

WHEREAS, The City of Alliance owns and operates the Alliance City Park Fountain; and

WHEREAS, The Alliance Park Foundation Association has requested to donate a lighted fountain fixture to place on the pedestal of the iconic city fountain for display during the winter months;

WHEREAS, The City Council believes it is in the best interest of the City of Alliance to accept the donation from the Alliance Park Association.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Alliance, Nebraska, that the donation of a lighted fountain fixture to be placed on the pedestal of the Alliance City Park fountain is hereby accepted by the City of Alliance.

PASSED AND APPROVED this 16th day of Augsut, 2022.

Mike Dafney, Mayor

(SEAL)

Attest: _____
Tarah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Firm, Legal Counsel

Office of the Mayor
Alliance, Nebraska

Proclamation



WHEREAS for the second consecutive year the Box Butte Bad Boys 11U Baseball Team of Alliance, Nebraska won the Cal Ripken Nebraska State Title; and

WHEREAS by coming together and working hard as a team the Box Butte Bad Boys proudly defended their title with perseverance and fortitude; and

WHEREAS due to the team's determination and dedication this season was prosperous ending with a 19-14-2 record.

WHEREAS the Bad boys started off the State Tournament with a 19-1 win against Sidney; and

WHEREAS the Box Butte Bad Boys concluded the State Tournament with a 10-1 win against Gering, redeeming a previous defeat and earning their place in the State Championship; and

WHEREAS the Box Butte Bad Boys have made Alliance proud, not only by winning, but by showing the dedication, determination and perseverance necessary to become State Champions, thus demonstrating some of the greatest strengths of this community and, more importantly, by weaving those values into the character of these young men through a sport which is loved by young and old alike - values which will serve them for the rest of their lives and make the communities in which they live stronger because of their character; and

WHEREAS the City Council of the City of Alliance does hereby wish to congratulate and honor the 2022 State Champion (11-Under) Box Butte Bad Boys Baseball Team players, coaches, parents and fans.

NOW, THEREFORE, I, Mike Dafney, Mayor of the City of Alliance, on behalf of the Alliance City Council do hereby express our congratulations and do proclaim **Saturday, August 20, 2022** as:

“BOX BUTTE BAD BOYS DAY”

AND I urge all citizens to join me in honoring this group for their efforts.

NOW LET IT BE RESOLVED that a copy of this proclamation be spread upon the official minute books of the City of Alliance as a lasting testament for the appreciation and affection the community has for the 2022 State Champion (11-Under) Box Butte Bad Boys Baseball Team.



In witness whereof I have hereunto set my hand and caused this seal to be affixed.

ATTEST: _____

DATE: _____

Narrative

August 16, 2022



ORDINANCE – ANNUAL BUDGET APPROPRIATIONS

The 2022-23 annual budget appropriations as proposed total \$67,526,500 compared to \$58,123,400 in the prior year. The primary differences result from increased capital projects and inter-fund transfers in 2022-23.

Fund	Prior Budget	Proposed Budget
General	\$11,748,300	\$15,679,000
Electric	15,853,300	19,876,600
Refuse	2,141,900	2,361,400
Sewer	1,017,900	855,100
Water	2,692,800	3,008,300
Golf Course	889,900	895,100
Airport Operations	7,567,100	6,373,200
Public Transit	449,100	537,900
Streets	3,341,300	3,532,900
Handyman Services	39,900	-
RSVP	77,700	98,200
Museum Exhibit	14,600	14,700
BID #1 and #2	12,500	15,000
HUD/Housing	450,000	170,000
Community Betterment (KENO)	20,200	30,200
Economic Development	188,400	813,300
LB 840 Fund	510,000	510,000
Redevelopment (TIF)	825,000	1,750,000
Sales Tax Fund	2,370,000	2,400,000
Lodging Occupation Tax	251,000	301,000
Capital Projects Fund	1,964,000	2,200,000
Public Safety Tax	150,000	150,000
State 911 Funds	140,000	80,000
General Internal Service	1,538,200	1,843,700
Enterprise Internal Service	534,300	620,900
Health Support Internal Service	1,842,000	1,898,000
General Debt Service	1,800	0
Airport Capital Reserve	60,000	62,000
American Rescue Plan Act Fund	1,432,200	1,450,000
	\$58,123,400	\$67,526,500

RECOMMENDATION: APPROVE ORDINANCE ON FIRST READING FOR THE 2022-23 BUDGET APPROPRIATIONS.

ORDINANCE NO. 2945

AN ORDINANCE TO ADOPT THE BUDGET STATEMENT TO BE TERMED THE ANNUAL APPROPRIATION BILL FOR FISCAL YEAR BEGINNING OCTOBER 1, 2022; TO APPROPRIATE SUMS FOR NECESSARY EXPENSES AND LIABILITIES; TO PROVIDE FOR AN EFFECTIVE DATE.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF ALLIANCE, NEBRASKA:

Section 1: The City Manager, in accordance with the requirements of Nebraska Revised Statute § 19-646, has submitted a proposed budget statement to the City Council, which statement is attached hereto as Exhibit A and incorporated herein by reference (the "Budget Statement").

Section 2. A public hearing will be held on the Budget Statement in accordance with the requirements of Nebraska Revised Statute § 13-506. Before the final passage and approval of this Ordinance, the Budget Statement may be amended in accordance with comments received at the public hearing, the property valuations provided by Box Butte County, any action to exceed the allowable growth for restricted funds as determined by law, and as necessary to adjust for any other information gathered by the City before October 1, 2022.

Section 3. In accordance with the requirements of the Nebraska Budget Act and Nebraska Revised Statute § 16-704, the amounts set forth in the attached and incorporated Budget Statement shall be and are hereby recognized as the budget appropriations for the City of Alliance, Nebraska for the fiscal year 2022-2023. The fund descriptions and amounts are as follows:

Fund Description	Amount
General	\$15,679,000
Electric	19,876,600
Refuse	2,361,400
Sewer	855,100
Water	3,008,300
Golf Course	895,100
Airport Operations	6,373,200
Public Transit	537,900
Streets	3,532,900
RSVP	98,200
Museum Exhibit	14,700
BID #1 and #2	15,000
HUD/Housing	170,000
Community Betterment (KENO)	30,200
Economic Development	813,300
LB 840 Fund	510,000
Redevelopment (TIF)	1,750,000
Sales Tax Fund	2,400,000
Lodging Occupation Tax	301,000

Capital Projects Fund	2,200,000
Public Safety Tax	150,000
State 911 Funds	80,000
General Internal Service	1,843,700
Enterprise Internal Service	620,900
Health Support Internal Service	1,898,000
Airport Capital Reserve	62,000
American Recovery Plan Act Fund	<u>1,450,000</u>

Total Appropriations

\$67,526,500

Section 4. Upon final passage and approval of this Ordinance, the Budget Statement is adopted by the City of Alliance Nebraska as the adopted budget statement. A copy of the Budget Statement shall be forwarded as provided by law to the Auditor of Public Accounts, State Capitol, Lincoln, Nebraska, and to the County Clerk of Box Butte County, Nebraska, for use by the levying authority.

Section 5. This Ordinance shall become effective October 1, 2022.

Passed and approved this _____ day of September, 2022.

Mike Dafney, Mayor

(Seal)

Attest: _____
Tarah Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Firm, Legal Counsel

**2022-2023
STATE OF NEBRASKA
CITY/VILLAGE BUDGET FORM**

City of Alliance
TO THE COUNTY BOARD AND COUNTY CLERK OF
Box Butte County

This budget is for the Period October 1, 2022 through September 30, 2023

Upon Filing, The Entity Certifies the Information Submitted on this Form to be Correct:

The following PERSONAL AND REAL PROPERTY TAX is requested for the ensuing year: <table style="width:100%; border-collapse: collapse;"> <tr> <td style="width:15%; border: 1px solid black; text-align: right;">\$</td> <td style="width:20%; border: 1px solid black; text-align: right;">1,890,013.00</td> <td style="padding-left: 10px;">Property Taxes for Non-Bond Purposes</td> </tr> <tr> <td style="border: 1px solid black;"></td> <td style="border: 1px solid black;"></td> <td style="padding-left: 10px;">Principal and Interest on Bonds</td> </tr> <tr> <td style="border: 1px solid black; text-align: right;">\$</td> <td style="border: 1px solid black; text-align: right;">1,890,013.00</td> <td style="padding-left: 10px;">Total Personal and Real Property Tax Required</td> </tr> </table>	\$	1,890,013.00	Property Taxes for Non-Bond Purposes			Principal and Interest on Bonds	\$	1,890,013.00	Total Personal and Real Property Tax Required	Projected Outstanding Bonded Indebtedness as of October 1, 2022 <i>(As of the Beginning of the Budget Year)</i> <table style="width:100%; border-collapse: collapse;"> <tr> <td style="width:60%;">Principal</td> <td style="width:10%;"></td> <td style="width:30%; border: 1px solid black; text-align: right;">\$ 4,900,000.00</td> </tr> <tr> <td>Interest</td> <td></td> <td style="border: 1px solid black; text-align: right;">\$ 484,202.50</td> </tr> <tr> <td>Total Bonded Indebtedness</td> <td></td> <td style="border: 1px solid black; text-align: right;">\$ 5,384,202.50</td> </tr> </table>	Principal		\$ 4,900,000.00	Interest		\$ 484,202.50	Total Bonded Indebtedness		\$ 5,384,202.50
\$	1,890,013.00	Property Taxes for Non-Bond Purposes																	
		Principal and Interest on Bonds																	
\$	1,890,013.00	Total Personal and Real Property Tax Required																	
Principal		\$ 4,900,000.00																	
Interest		\$ 484,202.50																	
Total Bonded Indebtedness		\$ 5,384,202.50																	
<table style="width:100%; border-collapse: collapse;"> <tr> <td style="width:15%; border: 1px solid black; text-align: right;">\$</td> <td style="width:20%; border: 1px solid black; text-align: right;">-</td> <td style="padding-left: 10px;">Total Certified Valuation (All Counties)</td> </tr> </table> <i>(Certification of Valuation(s) from County Assessor MUST be attached)</i>	\$	-	Total Certified Valuation (All Counties)	Report of Joint Public Agency & Interlocal Agreements Was this Subdivision involved in any Interlocal Agreements or Joint Public Agencies for the reporting period of July 1, 2021 through June 30, 2022? ☒ YES ☐ NO <i>If YES, Please submit Interlocal Agreement Report by September 30th.</i>															
\$	-	Total Certified Valuation (All Counties)																	
County Clerk's Use ONLY	Report of Trade Names, Corporate Names & Business Names Did the Subdivision operate under a separate Trade Name, Corporate Name, or other Business Name during the period of July 1, 2021 through June 30, 2022? ☒ YES ☐ NO <i>If YES, Please submit Trade Name Report by September 30th.</i>																		
APA Contact Information	Submission Information																		
Auditor of Public Accounts State Capitol, Suite 2303 Lincoln, NE 68509 Telephone: (402) 471-2111 FAX: (402) 471-3301 Website: auditors.nebraska.gov Questions - E-Mail: Jeff.Schreier@nebraska.gov	Budget Due by 9-30-2022 Submit budget to: 1. Auditor of Public Accounts -Electronically on Website or Mail 2. County Board (SEC. 13-508), C/O County Clerk																		

City of Alliance in Box Butte County

Line No.	Beginning Balances, Receipts, & Transfers	Actual 2020 - 2021 (Column 1)	Actual/Estimated 2021 - 2022 (Column 2)	Adopted Budget 2022 - 2023 (Column 3)
1	Net Cash Balance	\$ 21,998,892.00	\$ 24,047,230.00	\$ 29,208,003.00
2	Investments	\$ 2,635,411.00	\$ 2,663,058.00	\$ 2,170,000.00
3	County Treasurer's Balance	\$ 62,434.00	\$ 68,615.00	\$ 75,500.00
4	Beginning Balance Proprietary Function Funds (Only If Page 6 is Used)			\$ -
5	Subtotal of Beginning Balances (Lines 1 thru 4)	\$ 24,696,737.00	\$ 26,778,903.00	\$ 31,453,503.00
6	Personal and Real Property Taxes (Columns 1 and 2 - See Preparation Guidelines)	\$ 1,530,113.00	\$ 1,709,200.00	\$ 1,871,300.00
7	Federal Receipts	\$ 1,736,981.00	\$ 2,100,300.00	\$ 5,467,400.00
8	State Receipts: Motor Vehicle Pro-Rate	\$ 5,336.00	\$ 6,200.00	\$ 6,400.00
9				
10	State Receipts: Highway Allocation and Incentives	\$ 1,138,159.00	\$ 1,051,900.00	\$ 1,119,400.00
11	State Receipts: Motor Vehicle Fee	\$ 77,997.00	\$ 85,000.00	\$ 90,000.00
12	State Receipts: State Aid	\$ -	\$ -	
13	State Receipts: Municipal Equalization Aid	\$ 354,642.00	\$ 380,300.00	\$ 317,200.00
14	State Receipts: Other	\$ 209,360.00	\$ 325,400.00	\$ 673,000.00
15	State Receipts: Property Tax Credit	\$ 108,876.00	\$ 112,000.00	
16	Local Receipts: Nameplate Capacity Tax	\$ -	\$ -	\$ -
17	Local Receipts: Motor Vehicle Tax	\$ 183,917.00	\$ 180,000.00	\$ 182,000.00
18	Local Receipts: Local Option Sales Tax	\$ 2,285,922.00	\$ 2,370,000.00	\$ 2,400,000.00
19	Local Receipts: In Lieu of Tax	\$ 1,170.00	\$ 1,500.00	\$ 1,500.00
20	Local Receipts: Other	\$ 23,764,519.00	\$ 26,910,000.00	\$ 31,384,400.00
21	Transfers In of Surplus Fees	\$ 2,111,600.00	\$ 2,153,100.00	\$ 2,174,400.00
22	Transfers In Other Than Surplus Fees	\$ 4,341,492.00	\$ 4,950,700.00	\$ 10,999,500.00
23	Proprietary Function Funds (Only if Page 6 is Used)	\$ -		\$ -
24	Total Resources Available (Lines 5 thru 23)	\$ 62,546,821.00	\$ 69,114,503.00	\$ 88,140,003.00
25	Total Disbursements & Transfers (Line 22, Pg 3, 4 & 5)	\$ 35,767,918.00	\$ 37,661,000.00	\$ 67,526,500.00
26	Balance Forward/Cash Reserve (Line 24 MINUS Line 25)	\$ 26,778,903.00	\$ 31,453,503.00	\$ 20,613,503.00
27	Cash Reserve Percentage			63%
PROPERTY TAX RECAP		Tax from Line 6		\$ 1,871,300.00
		County Treasurer Commission at 1%		\$ 18,713.00
		Total Property Tax Requirement		\$ 1,890,013.00

City of Alliance in Box Butte County

To Assist the County For Levy Setting Purposes

The Cover Page identifies the Property Tax Request between Principal & Interest on Bonds and All Other Purposes. If your municipality needs more of a breakdown for levy setting purposes, complete the section below.

Property Tax Request by Fund:

	Property Tax Request
General Fund	\$ 1,890,013.00
Bond Fund	\$ -
Public Safety Fund	\$ -
Airport Reserves Fund	\$ -
Total Tax Request	** \$ 1,890,013.00

** This Amount should agree to the Total Personal and Real Property Tax Required on the Cover Page 1.

Cash Reserve Funds

Statute 13-503 says cash reserve means funds required for the period before revenue would become available for expenditure but shall not include funds held in any special reserve fund. If the cash reserve on Page 2 exceeds 50%, you can list below funds being held in a special reserve fund.

Special Reserve Fund Name	Amount
Deposit, Debt & Perpetual Reserves	\$ 1,070,000.00
Health Care Fund	\$ 1,900,000.00
Landfill Closure Funds	\$ 2,350,000.00
Total Special Reserve Funds	\$ 5,320,000.00
Total Cash Reserve	\$ 20,613,503.00
Remaining Cash Reserve	\$ 15,293,503.00
Remaining Cash Reserve %	47%

Documentation of Transfers of Surplus Fees:

(Only complete if Transfers of Surplus Fees Were Budgeted)

Please explain where the monies will be transferred from, where the monies will be transferred to, and the reason for the transfer.

Transfer From: Electric Fund	Transfer To: General Fund
Amount: \$	1,767,100.00

Reason: To help offset the cost of general fund services

Transfer From: Water Fund	Transfer To:
Amount: \$	217,600.00

Reason: To help offset the cost of general fund services

Transfer From: Refuse and Sewer Funds	Transfer To:
Amount: \$	203,800.00

Reason: To help offset the cost of general fund services

City of Alliance in Box Butte County

Line No.	2022-2023 ADOPTED BUDGET Disbursements & Transfers	Operating Expenses (A)	Capital Improvements (B)	Other Capital Outlay (C)	Debt Service (D)	Other (E)	Transfers Out (F)	TOTAL
1	Governmental:							
2	General Government	\$ 2,898,400.00	\$ 3,287,600.00	\$ 154,600.00			\$ 1,758,600.00	\$ 8,099,200.00
3	Public Safety - Police and Fire	\$ 3,540,400.00	\$ 50,000.00	\$ 721,500.00			\$ 328,800.00	\$ 4,640,700.00
4	Public Safety - Other	\$ 355,200.00		\$ 135,300.00			\$ 47,000.00	\$ 537,500.00
5	Public Works - Streets	\$ 1,049,900.00	\$ 2,159,000.00	\$ 11,000.00	\$ 249,300.00		\$ 63,700.00	\$ 3,532,900.00
6	Public Works - Other	\$ 265,400.00					\$ 23,100.00	\$ 288,500.00
7	Public Health and Social Services							\$ -
8	Culture and Recreation	\$ 2,921,600.00	\$ 3,761,900.00	\$ 78,000.00	\$ 20,000.00		\$ 639,500.00	\$ 7,421,000.00
9	Community Development	\$ 3,623,700.00					\$ 108,000.00	\$ 3,731,700.00
10	Miscellaneous	\$ 2,300,500.00					\$ 3,962,000.00	\$ 6,262,500.00
11	Business-Type Activities:							
12	Airport	\$ 487,200.00	\$ 5,272,500.00		\$ 67,800.00		\$ 545,700.00	\$ 6,373,200.00
13	Nursing Home							\$ -
14	Hospital							\$ -
15	Electric Utility	\$ 11,154,700.00	\$ 3,499,600.00	\$ 545,000.00			\$ 4,677,300.00	\$ 19,876,600.00
16	Solid Waste	\$ 1,171,000.00	\$ 132,200.00	\$ 606,000.00	\$ 165,400.00		\$ 286,800.00	\$ 2,361,400.00
17	Transportation	\$ 430,800.00		\$ 64,000.00			\$ 43,100.00	\$ 537,900.00
18	Wastewater	\$ 478,000.00	\$ 12,800.00	\$ 165,000.00			\$ 199,300.00	\$ 855,100.00
19	Water	\$ 1,142,400.00	\$ 441,000.00	\$ 640,000.00	\$ 293,900.00		\$ 491,000.00	\$ 3,008,300.00
20	Other							\$ -
21	Proprietary Function Funds (Page 6)					\$ -		\$ -
22	Total Disbursements & Transfers (Lns 2 thru 21)	\$ 31,819,200.00	\$ 18,616,600.00	\$ 3,120,400.00	\$ 796,400.00	\$ -	\$ 13,173,900.00	\$ 67,526,500.00

(A) **Operating Expenses** should include Personal Services, Operating Expenses, Supplies and Materials, and Equipment Rental.

(B) **Capital Improvements** should include acquisition of real property or acquisition, construction, or extension of any improvements on real property.

(C) **Other Capital Outlay** should include other items to be inventoried (i.e. equipment, vehicles, etc.).

(D) **Debt Service** should include Bond Principal and Interest Payments, Payments to Retirement Interest-Free Loans from NDA (Airports) and other debt payments.

(E) **Other** should include Judgments, and Proprietary Function Funds if a separate budget is filed.

(F) **Transfers** should include Transfers and Transfers of Surplus Fees

City of Alliance in Box Butte County

Line No.	2021-2022 ACTUAL/ESTIMATED Disbursements & Transfers	Operating Expenses (A)	Capital Improvements (B)	Other Capital Outlay (C)	Debt Service (D)	Other (E)	Transfers Out (F)	TOTAL
1	Governmental:							
2	General Government	\$ 2,154,800.00	\$ 25,000.00	\$ 54,000.00			\$ 315,500.00	\$ 2,549,300.00
3	Public Safety - Police and Fire	\$ 2,558,100.00		\$ 777,600.00			\$ 244,400.00	\$ 3,580,100.00
4	Public Safety - Other	\$ 325,800.00		\$ 108,000.00			\$ 34,800.00	\$ 468,600.00
5	Public Works - Streets	\$ 681,700.00	\$ 1,650,000.00	\$ 10,600.00	\$ 58,600.00		\$ 50,200.00	\$ 2,451,100.00
6	Public Works - Other	\$ 211,500.00					\$ 19,000.00	\$ 230,500.00
7	Public Health and Social Services							\$ -
8	Culture and Recreation	\$ 2,365,700.00	\$ 658,000.00	\$ 34,500.00	\$ 1,300.00		\$ 427,200.00	\$ 3,486,700.00
9	Community Development	\$ 660,700.00	\$ 14,400.00				\$ 65,200.00	\$ 740,300.00
10	Miscellaneous	\$ 1,725,900.00					\$ 2,676,000.00	\$ 4,401,900.00
11	Business-Type Activities:							
12	Airport	\$ 449,900.00	\$ 1,125,000.00	\$ 3,500.00	\$ 64,800.00		\$ 206,400.00	\$ 1,849,600.00
13	Nursing Home							\$ -
14	Hospital							\$ -
15	Electric Utility	\$ 9,872,300.00	\$ 1,250,000.00	\$ 35,500.00			\$ 2,176,400.00	\$ 13,334,200.00
16	Solid Waste	\$ 876,000.00		\$ 434,300.00	\$ 91,800.00		\$ 262,300.00	\$ 1,664,400.00
17	Transportation	\$ 324,700.00		\$ 29,000.00			\$ 32,700.00	\$ 386,400.00
18	Wastewater	\$ 199,100.00		\$ 266,600.00			\$ 167,300.00	\$ 633,000.00
19	Water	\$ 865,600.00	\$ 81,700.00	\$ 225,000.00	\$ 286,200.00		\$ 426,400.00	\$ 1,884,900.00
20	Other							\$ -
21	Proprietary Function Funds							\$ -
22	Total Disbursements & Transfers (Ln 2 thru 21)	\$ 23,271,800.00	\$ 4,804,100.00	\$ 1,978,600.00	\$ 502,700.00	\$ -	\$ 7,103,800.00	\$ 37,661,000.00

(A) **Operating Expenses** should include Personal Services, Operating Expenses, Supplies and Materials, and Equipment Rental.

(B) **Capital Improvements** should include acquisition of real property or acquisition, construction, or extension of any improvements on real property.

(C) **Other Capital Outlay** should include other items to be inventoried (i.e. equipment, vehicles, etc.).

(D) **Debt Service** should include Bond Principal and Interest Payments, Payments to Retirement Interest-Free Loans from NDA (Airports) and other debt payments.

(E) **Other** should include Judgments, and Proprietary Function Funds if a separate budget is filed.

(F) **Transfers** should include Transfers and Transfers of Surplus Fees

City of Alliance in Box Butte County

Line No.	2020-2021 ACTUAL Disbursements & Transfers	Operating Expenses (A)	Capital Improvements (B)	Other Capital Outlay (C)	Debt Service (D)	Other (E)	Transfers Out (F)	TOTAL
1	Governmental:							
2	General Government	\$ 1,969,046.00	\$ 10,000.00	\$ 55,484.00			\$ 393,058.00	\$ 2,427,588.00
3	Public Safety - Police and Fire	\$ 2,501,456.00	\$ 89,240.00	\$ 202,385.00	\$ 43,504.00		\$ 203,867.00	\$ 3,040,452.00
4	Public Safety - Other	\$ 318,314.00		\$ 590,750.00			\$ 35,750.00	\$ 944,814.00
5	Public Works - Streets	\$ 584,658.00	\$ 1,509,982.00				\$ 51,700.00	\$ 2,146,340.00
6	Public Works - Other	\$ 161,332.00		\$ 21,500.00			\$ 19,983.00	\$ 202,815.00
7	Public Health and Social Services							\$ -
8	Culture and Recreation	\$ 2,263,200.00	\$ 613,681.00	\$ 40,776.00	\$ 3,938.00		\$ 390,375.00	\$ 3,311,970.00
9	Community Development	\$ 765,802.00	\$ 12,900.00				\$ 42,333.00	\$ 821,035.00
10	Miscellaneous	\$ 1,322,391.00					\$ 2,165,558.00	\$ 3,487,949.00
11	Business-Type Activities:							
12	Airport	\$ 394,518.00	\$ 566,528.00	\$ 27,855.00	\$ 68,240.00		\$ 176,475.00	\$ 1,233,616.00
13	Nursing Home							\$ -
14	Hospital							\$ -
15	Electric Utility	\$ 9,689,348.00	\$ 1,704,459.00	\$ 268,554.00			\$ 2,161,669.00	\$ 13,824,030.00
16	Solid Waste	\$ 761,873.00		\$ 310,111.00	\$ 54,500.00		\$ 234,615.00	\$ 1,361,099.00
17	Transportation	\$ 300,414.00		\$ 8,640.00			\$ 35,427.00	\$ 344,481.00
18	Wastewater	\$ 172,744.00		\$ 407,133.00			\$ 150,747.00	\$ 730,624.00
19	Water	\$ 840,269.00	\$ 78,574.00	\$ 139,696.00	\$ 441,031.00		\$ 391,535.00	\$ 1,891,105.00
20	Other							\$ -
21	Proprietary Function Funds							\$ -
22	Total Disbursements & Transfers (Ln 2 thru 21)	\$ 22,045,365.00	\$ 4,585,364.00	\$ 2,072,884.00	\$ 611,213.00	\$ -	\$ 6,453,092.00	\$ 35,767,918.00

(A) **Operating Expenses** should include Personal Services, Operating Expenses, Supplies and Materials, and Equipment Rental.

(B) **Capital Improvements** should include acquisition of real property or acquisition, construction, or extension of any improvements on real property.

(C) **Other Capital Outlay** should include other items to be inventoried (i.e. equipment, vehicles, etc.).

(D) **Debt Service** should include Bond Principal and Interest Payments, Payments to Retirement Interest-Free Loans from NDA (Airports) and other debt payments.

(E) **Other** should include Judgments, and Proprietary Function Funds if a separate budget is filed.

(F) **Transfers** should include Transfers and Transfers of Surplus Fees

2022-2023 SUMMARY OF PROPRIETARY FUNCTION FUNDS

THIS SPACE FOR USE OF PROPRIETARY FUNCTION FUNDS ONLY

NOTE: State Statute Section 13-504 requires a uniform summary of the proposed budget statement including each proprietary function fund included in a separate proprietary budget statement prepared pursuant to the Municipal Proprietary Function Act. Proprietary function shall mean a water supply or distribution utility, a waste-water collection or treatment utility, an electric generation, transmission, or distribution utility, a gas supply, transmission, or distribution utility, an integrated solid waste management collection, disposal, or handling utility, or a hospital or a nursing home owned by a municipality.

CORRESPONDENCE INFORMATION

ENTITY OFFICIAL ADDRESS

If no official address, please provide address where correspondence should be sent

NAME Randy R Waggener
ADDRESS PO Box D
CITY & ZIP CODE Alliance, NE 69301-0770
TELEPHONE 308-762-4820 Ext 2240
WEBSITE www.cityofalliance.net

	<u>BOARD CHAIRPERSON</u>	<u>CLERK/TREASURER/SUPERINTENDENT/OTHER</u>	<u>PREPARER</u>
NAME	<u>Michael J. Dafney</u>	<u>Tarrah S. Johnson</u>	<u>Randy R. Waggener</u>
TITLE /FIRM NAME	<u>Mayor</u>	<u>City Clerk</u>	<u>Treasurer/Finance Director</u>
TELEPHONE	<u>(308) 762-5400</u>	<u>(308) 762-4820 Ext 2218</u>	<u>(308) 762-4820 Ext 2240</u>
EMAIL ADDRESS	<u>dafneymj@gmail.com</u>	<u>tjohnson@cityofalliance.net</u>	<u>rwaggener@cityofalliance.net</u>

For Questions on this form, who should we contact (please ☒ one): Contact will be via email if supplied.

- ☐ Board Chairperson
☐ Clerk / Treasurer / Superintendent / Other
☒ Preparer

City of Alliance in Box Butte County

2022-2023 LID SUPPORTING SCHEDULE

Calculation of Restricted Funds

Total Personal and Real Property Tax Requirements	(1)	\$	1,890,013.00
Motor Vehicle Pro-Rate	(2)	\$	6,400.00
In-Lieu of Tax Payments	(3)	\$	1,500.00
Prior Year Budgeted Capital Improvements that were excluded from Restricted Funds:			
Prior Year Capital Improvements Excluded from Restricted Funds (From Prior Year Lid Support, Line (17))		\$	-
LESS: Amount Spent During 2021-2022	(4)	\$	-
LESS: Amount Expected to be Spent in Future Budget Years	(5)	\$	-
Amount to be included as Restricted Funds (Cannot Be A Negative Number)	(6)	\$	-
Motor Vehicle Tax	(7)	\$	182,000.00
Local Option Sales Tax	(8)	\$	2,400,000.00
Transfers of Surplus Fees	(9)	\$	2,174,400.00
Highway Allocation and Incentives	(10)	\$	1,119,400.00
	(11)	\$	90,000.00
Motor Vehicle Fee	(12)	\$	317,200.00
Municipal Equalization Fund	(13)	\$	-
Insurance Premium Tax	(14)	\$	-
Nameplate Capacity Tax	(15a)	\$	-
TOTAL RESTRICTED FUNDS (A)	(16)	\$	8,180,913.00

Lid Exceptions

Capital Improvements (Real Property and Improvements on Real Property)	(17)	\$	-
LESS: Amount of prior year capital improvements that were excluded from previous lid calculations but were not spent and now budgeted this fiscal year (<i>cannot exclude same capital improvements from more than one lid calculation.</i>)	(18)	\$	-
Agrees to Line (6).	(19)	\$	-
Allowable Capital Improvements	(20)	\$	-
Bonded Indebtedness	(21)	\$	-
Public Facilities Construction Projects (Statutes 72-2301 to 72-2308)	(22)	\$	655,900.00
Interlocal Agreements/Joint Public Agency Agreements	(23)	\$	-
Public Safety Communication Project (Statute 86-416)	(23a)	\$	-
Benefits Paid Under the Firefighter Cancer Benefits Act	(24)	\$	-
Payments to Retire Interest-Free Loans from the Department of Aeronautics (Public Airports Only)	(25)	\$	-
Judgments	(26)	\$	-
Refund of Property Taxes to Taxpayers	(27)	\$	-
Repairs to Infrastructure Damaged by a Natural Disaster	(28)	\$	-
TOTAL LID EXCEPTIONS (B)	(28)	\$	655,900.00

TOTAL RESTRICTED FUNDS

For Lid Computation

(To Line 9 of the Lid Computation Form)

To Calculate: Total Restricted Funds (A)-Line 16 MINUS Total Lid Exceptions (B)-Line 28

\$ 7,525,013.00

Total Restricted Funds for Lid Computation **cannot** be less than zero. See Instruction Manual on completing the Lid Supporting Schedule.

City of Alliance
IN
Box Butte County

LID COMPUTATION FORM FOR FISCAL YEAR 2022-2023

PRIOR YEAR RESTRICTED FUNDS AUTHORITY OPTION 1 OR OPTION 2

OPTION 1

Prior Year Restricted Funds Authority (Base Amount) = Line (8) from last year's Lid Form

7,797,591.95
Option 1 - (Line 1)

OPTION 2

Only use if a vote was taken at a townhall meeting to exceed Lid for one year

Line (1) of Prior Year Lid Computation Form

Allowable Percent Increase **Less** Vote Taken (Prior Year Lid Computation Form Line (6) - Line (5))

Option 2 - (A)

%

Dollar Amount of Allowable Increase Excluding the vote taken Line (A) times Line (B)

Option 2 - (B)

Option 2 - (C)

Calculated Prior Year Restricted Funds Authority (Base Amount) Line (A) Plus Line (C)

Option 2 - (Line 1)

CURRENT YEAR ALLOWABLE INCREASES

1 BASE LIMITATION PERCENT INCREASE (2.5%) 2.50 %
(2)

2 ALLOWABLE GROWTH PER THE ASSESSOR MINUS 2.5% - %
(3)

$$\frac{\text{2022 Growth per Assessor}}{\text{2021 Valuation}} = \frac{538,866,847.00}{\text{Multiply times 100 To get \%}} = 0.00 \%$$

3 ADDITIONAL ONE PERCENT COUNCIL/BOARD APPROVED INCREASE 1.00 %
(4)

$$\frac{4}{4} = \frac{100.00}{\text{Must be at least 75\% (.75) of the Governing Body}}$$

of Board Members voting "Yes" for Increase Total # of Members in Governing Body at Meeting

ATTACH A COPY OF THE BOARD MINUTES APPROVING THE INCREASE.

4 SPECIAL ELECTION/TOWNHALL MEETING - VOTER APPROVED % INCREASE %
(5)

Please Attach Ballot Sample and Election Results OR Record of Action From Townhall Meeting

TOTAL ALLOWABLE PERCENT INCREASE = Line (2) + Line (3) + Line (4) + Line (5) 3.50 %
(6)

Allowable Dollar Amount of Increase to Restricted Funds = Line (1) x Line (6) 272,915.72
(7)

Total Restricted Funds Authority = Line (1) + Line (7) 8,070,507.67
(8)

Less: Restricted Funds from Lid Supporting Schedule 7,525,013.00
(9)

Total Unused Restricted Funds Authority = Line (8) - Line (9) 545,494.67
(10)

LINE (10) MUST BE GREATER THAN OR EQUAL TO ZERO OR YOU ARE IN VIOLATION OF THE LID LAW.

Description of Capital Improvement	Amount Budgeted
None Utilitized	

Total - Must agree to Line 17 on Lid Support Page 8

\$ -

Municipality Levy Limit Form

City of Alliance in Box Butte County

Municipality Levy

Personal and Real Property Tax Request	(1)		1,890,013.00
Judgments (Not Paid by Liability Insurance)	(2)	0.00	
Pre-Existing Lease - Purchase Contracts-7/98	(3)	0.00	
Bonded Indebtedness	(4)	0.00	
Interest Free Financing (Public Airports)	(5)	0.00	
Benefits Paid Under Firefighter Cancer Benefits Act	(6)	0.00	
Total Levy Exemptions	(7)		0.00
Tax Request Subject to Levy Limit	(8)		1,890,013.00
Valuation	(9)		0
Municipality Levy Subject to Levy Authority	(10)		#DIV/0!
Levy Authority Allocated to Others-			
Airport Authority	(11)		0.000000
Community Redevelopment Authority	(12)		0.000000
Transit Authority	(13)		0.000000
Off Street Parking District Valuation	(14)		
Off Street Parking District Levy (Statute 77-3443(2))	(15)	0.000000	0.000000
Other	(16)		0.000000
Total Levy for Compliance Purposes	(17)		#DIV/0! (A)

Levy Authority

Municipality Levy Limit	(18)		0.450000
Municipality property taxes designated for interlocal agreements	(19)		0.000000
Total Municipality Levy Authority	(20)		0.450000 (B)
Voter Approved Levy Override	(21)		0.000000 (C)

Note: (A) must be less than the greater of (B) or (C) to be in compliance with the Statutes

This Form is to be completed to ensure compliance with the levy limits established in State Statute Section 77-3442. The levy limit applicable to municipalities is 45 cents plus 5 cents for interlocal agreements.

State Statute Section 86-416 allows for a special tax to fund Public Safety Communication projects, the tax has the same status as bonded indebtedness. State Statute 72-2301 through 72-2308 allows bonds to be issued for Public Facilities Construction Projects. Amounts should be included as Bonded Indebtedness on Line 7 above.

A municipality may exceed the limits in State Statute Section 77-3442 by completing the requirements of State Statute Section 77-3444 (Election or Townhall Meeting). **If an amount is entered on Line 21, a sample ballot and election results MUST be submitted with budget. If voter approved override was completed at a Townhall Meeting, minutes of that meeting, and a list of registered voters in the municipality must be submitted.** Please refer to the statutes to ensure all requirements are met.

City of Alliance in Box Butte County

2022-2023 ALLOWABLE GROWTH PERCENTAGE COMPUTATION FORM

YES

☐

This budget is for a **VILLAGE**; therefore the allowable growth provisions of the Property Tax Request Act **DO NOT** apply.

CALCULATION OF ALLOWABLE GROWTH PERCENTAGE

Prior Year Total Property Tax Request (1) \$ 1,853,047.00

(Total Personal and Real Property Tax Required from **prior year** budget - Cover Page)

Base Limitation Percentage Increase (2%) 2.00 % (2)

Real Growth Percentage Increase

$$\frac{\text{2022 Real Growth Value per Assessor}}{\text{Prior Year Total Real Property Valuation per Assessor}} = 0.00 \% (3)$$

Note: Real Growth Value per Assessor for purposes of the Property Tax Request Act (§77-1631) is different than the growth value for purposes of the Lid on Restricted Funds (§13-518). The County Assessor must provide you with separate growth amounts.

Total Allowable Growth Percentage Increase (Line 2 + Line 3) (4) 2.00 %

Allowable Dollar Amount of Increase to Property Tax Request (Line 1 x Line 4) (5) \$ 37,060.94

TOTAL BASE PROPERTY TAX REQUEST AUTHORITY (Line 1 + Line 5) (6) \$ 1,890,107.94

ACTUAL PROPERTY TAX REQUEST

2022-2023 ACTUAL Total Property Tax Request (7) \$ 1,890,013.00

(Total Personal and Real Property Tax Required from Cover Page)

Property Tax Request is within allowable growth percentage. Political subdivision is NOT required to complete postcard notification requirements, or participate in the joint public hearing.

If line (7) is **greater than** line (6), your political subdivision **is required** to participate in the joint public hearing, and complete the postcard notification requirements of §77-1633. You must provide your proposed property tax request and telephone number to the County Clerk by September 5th. You are not required to hold the Special Hearing to Set the Final Tax Request outlined in §77-1632. The joint public hearing is completed in lieu of this hearing.

If line (7) is **less than** line (6), your political subdivision **is not required** to participate in the joint public hearing, or complete the postcard notification requirements of §77-1633. You are required to hold the Special Hearing to Set the Final Tax Request outlined in §77-1632.

Narrative

August 16, 2022



ORDINANCE - ADDITIONAL 1% FOR RESTRICTED FUNDS AUTHORITY



The attached ordinance will allow the City of Alliance (with a 75% affirmative vote by Council) to exceed the base allowable growth limitation of the restricted funds authority for the 2022-23 fiscal year budget by 1% (or \$77,975.92) with total restricted funds authority at \$8,070,507.67.

This does not increase the new fiscal budget, but rather allows the City to increase the unused budget authority for use in future years.

RECOMMENDATION: APPROVE ORDINANCE ON FIRST READING AUTHORIZING THE ADDITIONAL 1% OF RESTRICTED FUNDS AUTHORITY

ORDINANCE NO. 2946

AN ORDINANCE ALLOWING FOR EXCEEDING THE ALLOWABLE GROWTH AND BASIC ALLOWABLE GROWTH LIMITS FOR THE 2022-2023 FISCAL YEAR BY ONE PERCENT OF BUDGETED RESTRICTED FUNDS, AND CORRECTING THE ADOPTED BUDGET STATEMENT AND ACCOMPANYING FORMS.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF ALLIANCE, NEBRASKA:

SECTION 1. Governmental units are authorized pursuant to State law at Chapter 13, Section 519, to exceed the Allowable Growth (§13-518(1)) and the Basic Allowable Growth (§77-3446) for budgeted restricted funds authority up to an additional one percent, by affirmative vote of the City Council of at least 75%.

SECTION 2. The City Council finds that such limit as provided by Section 13-519 (a) and (b) should be exceeded by one percent.

SECTION 3. An affirmative vote of at least 75% in favor of this increase is hereby cast.

SECTION 4. Section 13-511 allows correction of an adopted budget statement for clerical, mathematical, and accounting errors, which correction does not affect the total amount budgeted by more than one percent or increase the amount required from property taxes. The one percent limit increase is calculated into the current budget statement; however the unused budget authority amount is in need of modification.

SECTION 5. The allowable increase in "restricted funds authority" with the additional 1% of \$77,975.92 and included in the resulting "total restricted funds authority" in the adopted budget ordinance is hereby amended to the amount of \$8,070,507.67.

SECTION 6. Those portions of the existing budget ordinance for 2022-2023 are amended accordingly.

SECTION 7. The City Treasurer is authorized to make appropriate changes in the submitted forms for computation of the limit for fiscal year 2022-2023, and transmit those changes to the State Auditor's office.

SECTION 8. This ordinance shall be in full force and effect from and after its approval, passage, and publication according to law.

PASSED AND APPROVED this ____ day of _____, 2022.

(SEAL)

Mike Dafney, Mayor

Attest: _____

Tarrah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel

Consent

Blomenkamp Investments, LLC, a Nebraska Limited Liability Company is the owner of the following described real estate:

Lot 1A, a Replat of Lots 1, 2, and 3 Holsten Addition, a Replat of Block 10 Syndicate Addition, to the City of Alliance, in the SW¼ of Section 35, Township 25 North, Range 48 West of the 6th P.M., Box Butte County, Nebraska (Box Butte County Parcel No. 070238251)

Blomenkamp Investments, LLC consents to the inclusion of said real estate in an Enhanced Employment Area under the Nebraska Community Development Law and to adoption of a 2.0% occupation tax on taxable sales within such Enhanced Employment Area as proposed under the City of Alliance Redevelopment Plan for the Alliance Heartland Flats Mall and Apartments Project.

Dated: 3rd day of August, 2022

Blomenkamp Investments, LLC

By: Neal Blomenkamp
Neal Blomenkamp, President

RESOLUTION PC22-02

BE IT RESOLVED BY THE PLANNING COMMISSION OF THE CITY OF ALLIANCE, NEBRASKA:

Recitals:

a. A Redevelopment Plan for the *Alliance Heartland Flats Mall and Apartments Project* by 385 Apartments, LLC (the "Redevelopment Plan") has been submitted to the Planning Commission according to the Community Development Law, NEB. REV. STAT. § 18-2101 *et seq.*

b. The Planning Commission has reviewed the Redevelopment Plan as to its conformity with the 2009 Alliance Comprehensive & Long Range Transportation Plan (the "Comprehensive Plan").

Resolved:

1. The Planning Commission finds that Redevelopment Plan conforms to the Comprehensive Plan and recommends approval of the Redevelopment Plan to the Alliance Community Redevelopment Authority and City Council. The Planning Commission recommends that the Redevelopment Plan be implemented only to the extent consistent with the conditional use permit submitted for the project.

2. All prior resolutions of the Planning Commission in conflict with the terms and provisions of this Resolution are repealed to the extent of such conflicts.

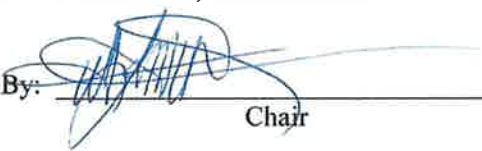
3. This Resolution shall become effective immediately upon its adoption.

PASSED and APPROVED on July 12, 2022

**PLANNING COMMISSION OF THE CITY
OF ALLIANCE, NEBRASKA**

ATTEST:

By: 
Recording Secretary

By: 
Chair

CRA RESOLUTION NO. 22-01

BE IT RESOLVED BY THE COMMUNITY REDEVELOPMENT AUTHORITY OF THE CITY OF ALLIANCE, NEBRASKA:

Recitals:

a. A Redevelopment Plan for the *Alliance Heartland Flats Mall and Apartments Project* by 385 Apartments, LLC (the "Redevelopment Plan") has been submitted to the Alliance Community Redevelopment Authority ("CRA") according to the Community Development Law, NEB. REV. STAT. § 18-2101 *et seq.* The Redevelopment Plan proposes to redevelop an area of the City which the City Council has declared to be blighted and substandard and in need of redevelopment.

b. The area to be redeveloped under the Redevelopment Plan is described as Lot 4A, a Replat of Lots 1, 2, and 3 Holsten Addition, a Replat of Block 10 Syndicate Addition, to the City of Alliance, in the SW¼ of Section 35, Township 25 North, Range 48 West of the 6th P.M., Box Butte County, Nebraska (the "Redevelopment Area"). This Redevelopment Plan includes a request for tax increment financing from the division of taxes on the Redevelopment Area. This Redevelopment Plan also provides for the designation of an Enhanced Employment Area for purposes of establishing an occupation tax on taxable sales in the following area: Lots 1A, 2A, 3A, and 4A, a Replat of Lots 1, 2, and 3 Holsten Addition, a Replat of Block 10 Syndicate Addition, to the City of Alliance, in the SW¼ of Section 35, Township 25 North, Range 48 West of the 6th P.M., Box Butte County, Nebraska (the "EEA Area").

c. The Redevelopment Plan has been reviewed by the Planning Commission, which found that the Redevelopment Plan conforms to the 2009 Alliance Comprehensive & Long Range Transportation Plan (the "Comprehensive Plan"). The Planning Commission recommended approval of the Redevelopment Plan to the CRA and City Council.

d. The CRA has reviewed and conducted a cost-benefit analysis of the Redevelopment Plan and makes the findings and recommendations as set forth in this Resolution.

Resolved:

1. The proposed land uses and building requirements in the Redevelopment Plan are designed with the general purposes of accomplishing, in conformance with the Comprehensive Plan, a coordinated, adjusted, and harmonious development of the City and its environs which will, in accordance with present and future needs, promote health, safety, morals, order, convenience, prosperity, and the general welfare, as well as efficiency and economy in the process of development, including, among other things, adequate provision for traffic, vehicular parking, the promotion of the healthful and convenient distribution of population, the provision of adequate transportation, water, sewerage, and other public utilities, and other public requirements, the promotion of sound design and arrangement, the wise and efficient expenditure of public funds, and the prevention of the recurrence of insanitary or unsafe dwelling accommodations or conditions of blight.

2. The CRA has conducted a cost benefit analysis for the project in accordance with the Community Redevelopment Law, and finds that the project as proposed in the Redevelopment Plan would not be economically feasible or occur in the project area without tax increment financing and the costs and benefits of the project, including costs and benefits to other affected political subdivisions, the economy of the community, and the demand for public and private services, are in the long term best interests of the community. The CRA Chair is authorized to execute the cost benefit analysis to show the CRA's review and discussion thereof.

3. The CRA states: (a) the Redeveloper will privately acquire the Redevelopment Area for approximately \$300,000.00; (b) the estimated cost of preparing the Redevelopment Area for redevelopment is \$203,500.00, which includes subgrade prep, utilities, and miscellaneous site work; (c) the Redevelopment Plan does not propose that either the CRA or City will acquire the project area and neither the CRA nor City will receive proceeds or revenue from disposal of the project area to the Redeveloper; (d) the proposed methods of financing of the project are (i) tax increment financing for eligible costs; (ii) the issuance of an enhanced employment area occupation tax revenue bond for eligible costs, which taxes will be generated from taxable sales in the EEA Area; and (iii) private investment and borrowing for the remainder of the project costs; and (e) no families or businesses will be displaced as a result of the project.

4. The CRA recommends approval of the Redevelopment Plan to the City Council.

5. This Resolution along with the recommendation of the Planning Commission shall be forwarded to the City Council for its consideration when reviewing the Redevelopment Plan.

6. All prior resolutions of the CRA in conflict with the terms and provisions of this Resolution are repealed to the extent of such conflicts.

7. This Resolution shall become effective immediately upon its adoption.

PASSED AND APPROVED on August 4, 2022

**COMMUNITY REDEVELOPMENT
AUTHORITY OF THE CITY OF
ALLIANCE, NEBRASKA**

ATTEST:


Secretary


Chair

**STATUTORY COST BENEFIT ANALYSIS
HEARTLAND FLATS MALL AND APARTMENTS
PROJECT**

As authorized in the Nebraska Community Development Law, §18-2147, *Neb. Rev. Stat.* (2012), the Community Redevelopment Authority of the City of Alliance has analyzed the costs and benefits of the proposed Alliance Mall Redevelopment Project, including:

Project Sources and Uses. Approximately \$2,322,680 (the total of increased taxes generated over the statutory period to amortize principal and interest on a tax increment development revenue bond of \$1,500,00) in public funds from tax increment financing provided by the City of Alliance will be required to complete the project. This investment by the City will leverage \$8,033,886 in private sector financing; a private investment of \$3.46 for every City dollar investment. Of that private investment, it is projected that the \$1,114,100 present value will be provided by an occupation tax.

TOTAL PRIVATE IMPROVEMENTS	\$10,647,986
Portion of costs paid by Occupation Tax	\$ 1,114,100
Portion of costs paid by TIF	1,500,000
Private sector investment	\$ 8,033,886
Total P&I payments for TIF	\$ 2,322,680
Private \$ per TIF \$ investment (Priv. invest / P&I)	\$ 3.46

Tax Revenue. The property to be redeveloped is anticipated to have a January 1, 2021, valuation of \$251,363. Based on the 2021 levy this would result in a real property tax of \$4,902. It is anticipated that the assessed value will increase by over \$8,625,500 over the development period and remain stable thereafter as a result of the site redevelopment. This development will result in an estimated tax increase of over \$168,000.00 annually. The tax increment gained from this Redevelopment Project area would not be available for use as City general tax revenues but would be used for eligible public and private improvements to enable this project to be realized.

Public Infrastructure and Community Public Service Needs. The Project will not require that the City pay for any changes to utilities, or other public service needs.

Employment Within the Project Area. Employment within the Project Area is expected to increase by a minimum two full time positions. Temporary construction employment will increase during the construction.

Employment in the City Outside the Project Area. The economic activity generated in the Redevelopment Area will have a modest impact on employment needs for supply and service within the area but provided by establishments located outside of the Redevelopment Area. It is not currently possible to establish the impact as the redevelopment project will be market driven and the project mix will be dictated by that market.

Other Impacts. Significant local sales tax will be generated as the Mall is filled with tenants. Based on the Redeveloper's projections for future Redevelopment Area taxable sales, the completed project would generate approximately \$345,000 in sales. A 1.5% local sales tax would generate an estimated \$5,100 in annual City sales tax.

Impacts on Student Population. This project will provide new apartments that could attract new residents and school age children to the City. However the project provides 18 two bedroom units. This limits the number of possible new students to be absorbed by the school system.

Adopted by the Alliance Community Redevelopment Authority on August 4, 2022


Chair

Heartland Flats - Alliance**Preliminary Project Financials- With TIF & EEA**

Investor Sources and Uses	% of Equity
Investor Equity	100%
Debt	
Total Sources	100%
Land Acquisition	
Construction Costs	
Soft Costs	
Other (Dev Fees, Reserves, Finance Costs)	
Total Uses	

Ad Valorem Property Taxes: \$ 149,461.00

ROI Calculation	Year 1	2023	Year 2	2024
Equity Investment	\$	3,042,624		
Cash Flows	\$	58,377.00	\$	68,264.00
ROI		1.92%		2.24%
With TIF	\$	161,377	\$	171,264
		5.30%		5.63%
With EEA & TIF	\$	244,377	\$	254,264
		8.03%		8.36%

% of Total		
29%	\$	3,042,624
71%	\$	7,500,000
100%	\$	10,542,624
3%	\$	300,000
86%	\$	9,030,040
2%	\$	257,054
9%	\$	955,530
100%	\$	10,542,624

2025		
Year 3		
\$	78,284.00	2.57%
\$	181,284	5.96%
\$	264,284	8.69%

Simmons Olsen Law Firm, P.C., L.L.O.

Attorneys at Law

Rick L. Ediger
Steven W. Olsen
Kent A. Hadenfeldt
John L. Selzer
Adam A. Hoelsing
Elizabeth A. Stobel
Megan A. Dockery

1502 Second Avenue
Scottsbluff, Nebraska 69361-3174
(308) 632-3811
Fax (308) 635-0907

Website: www.simmonsolsen.com
E-mail: jlselzer@simmonsolsen.com

Howard P. Olsen, Jr., Of Counsel
John A. Selzer, Of Counsel
Steven C. Smith, Of Counsel

Robert G. Simmons, Jr. (1918-1998)

ALLIANCE OFFICE
129 East 5th Street
Alliance, NE 69301
(308) 761-0474

Please Direct All
Correspondence
To Scottsbluff Office

To: City of Alliance City Council
From: John L. Selzer, Deputy City Attorney
Date: August 8, 2022
Re: Heartland Flats Mall and Apartments Redevelopment Plan

Introduction: At your August 16, 2022 meeting, you will hold a public hearing and consider a resolution regarding the Redevelopment Plan for the Alliance Heartland Flats Mall and Apartments Project (the "Plan" and the "Project") submitted by 385 Apartments, LLC (the "Redeveloper").

Issues Relevant to Your Review:

1. Project Site and Use: The Project Site is located to the northeast of the intersection of Holsten Drive and Highway 385 and is legally described as: Lot 4A, a Replat of Lots 1, 2, and 3 Holsten Addition, a Replat of Block 10 Syndicate Addition, to the City of Alliance, in the SW¼ of Section 35, Township 25 North, Range 48 West of the 6th P.M., Box Butte County, Nebraska. A map of the Project Site is attached to this memo.

The Redeveloper intends to develop the Project Site into a mixed use retail mall with apartments. The ground floor of the new building will have 11 extended stay hotel rooms and two bays of retail/commercial mall spaces and a leasing/amenities area. Floors two through four will each provide 17 apartments, varying in sizes, for a total of 51 apartments.

2. Proposed Financing: The Redevelopment Plan contemplates financing from:(a) tax increment financing generated from the Project Site and (b) the issuance of an enhanced employment area occupation tax revenue bond for eligible costs, which tax is generated from taxable sales on Lots 1A, 2A, 3A (all adjacent to the Project Site) and 4A (the Project Site) (together, the "EEA Area"). The project costs and sources of funds are itemized on Exhibit F of the Plan.

Blomenkamp Investments, LLC (owner of the Runza property) has consented to their lot being included in the EEA Area. This consent is included in your packet. The Redeveloper will obtain a consent from the owners of the Holiday Inn Express.

Memo to City Council
Heartland Flats Mall and Apartments Redevelopment Plan

3. Zoning: The Project Site is zoned as C-3 (Heavy Commercial), which includes retail sales establishments as a permitted use. The Redeveloper has obtained a conditional use permit to use the Project Site as an apartment hotel. Thus, no zoning changes are necessary.

4. Conformity with Comprehensive Plan. You must analyze whether the Project and Plan conform to the 2009 Alliance Comprehensive & Long Range Transportation Plan (the "Comprehensive Plan").

Portions of the Comprehensive Plan relevant to the Plan are attached to this memo. Those state in relevant part:

- The Project site is in the "West Gateway Neighborhood" of the City. (Ch. 5 (Neighborhoods), p. 11)
- Uses and functions of the West Gateway Neighborhood include a variety of employment uses, including industrial, retail, and service employment uses. (Ch. 5 (Neighborhoods), p. 10).
- The West Gateway Neighborhood has a clear delineation between uses, mostly due to lack of development in select areas. (Ch. 5 (Neighborhoods), p. 10).
- The Comprehensive Plan sets an objective to promote redevelopment within the gateway neighborhoods of the City. (Ch. 5 (Neighborhoods), p. 16).
- Current land use of the Project site is "vacant and undeveloped" and included in Area 4 of the Vacant Concentrations Map. (Ch. 6 (Land Use), pp. 3, 5).
- The Comprehensive Plan notes the following concerns regarding vacant and undeveloped land: significant land use concerns if not properly or promptly addressed; attraction of crime and unwanted activity; and negative contributions to the overall image of the community and surrounding uses. (Ch. 6 (Land Use), p. 4).
- The Comprehensive Plan states that increased interests, creative thinking, and development incentives can serve as catalysts for future development in such undeveloped areas. (Ch. 6 (Land Use), p. 4).
- The Comprehensive Plan states that increased emphasis on redevelopment areas, including Area 4, would greatly benefit the entire community. (Ch. 6 (Land Use), p. 4).
- The Comprehensive Plan states, specifically regarding the Western Gateway Area, that the purpose of the redevelopment designation is to encourage a more prominent and attractive entrance to the City, that the intersection of two prominent state highways should be attractive for commercial development, and that the full development of the gateway area will encourage vehicular traffic to stop and explore the Alliance. (Ch. 6 (Land Use), p. 10).
- The Comprehensive Plan sets an objective to minimize the City's cost burden for development on the fringe of city limits by creating development policies that shift costs to private developers. (Ch. 6 (Land Use), p. 19).
- The Western Gateway image is described as "suspect" due in part to the sparse development pattern. The Comprehensive Plan states that the lack of cohesiveness contributes to the gateway functioning as a "stop-and-go" rather than a "stop-and-stay area," and the Western Gateway should function as "bait" to attract visitors to explore Alliance. (Ch. 7 (Community Appearance), p. 4).

The Plan has been reviewed by the Planning Commission and CRA, which both found that the Plan conforms to the Comprehensive Plan.

5. Conformity to Community Development Law. In addition, you must consider whether the Plan conforms to the legislative declarations and determinations set forth in the Community Development Law. Those declarations include, among other things that:

[Blighted and substandard] conditions are beyond remedy and control solely by regulatory process in the exercise of the police power and cannot be dealt with effectively by the ordinary operations of private enterprise without the aids herein provided. The elimination of such conditions and the acquisition and preparation of land in or necessary to the renewal of substandard and blighted areas and its sale or lease for development or redevelopment in accordance with general plans and redevelopment plans of communities and any assistance which may be given by any state public body in connection therewith are public uses and purposes for which public money may be expended and private property acquired. The necessity in the public interest for the provisions of the Community Development Law is hereby declared to be a matter of legislative determination. NEB. REV. STAT. § 18-2102.

The proposed Project is in an area that has previously been designated as blighted and substandard and in need of redevelopment.

6. The "But For" Test. Because this Plan proposes the use of tax-increment financing ("TIF"), in order to approve the Plan you must determine that the Plan would not be economically feasible or occur in the blighted and substandard area without the use of TIF. This standard is addressed on page 10 of the Redeveloper's TIF Application. The Redeveloper has also presented a return on investment analysis, which is included in your packet.

7. Cost-Benefit Analysis. You must also analyze and, in order to approve the Plan, make a finding that the costs and benefits of the Project, including costs and benefits to other affected political subdivisions, the economy of the community, and the demand for public and private services, having been analyzed by the City Council, are in the long- term best interests of the community. The CRA adopted a cost-benefit analysis, which is in your packet.

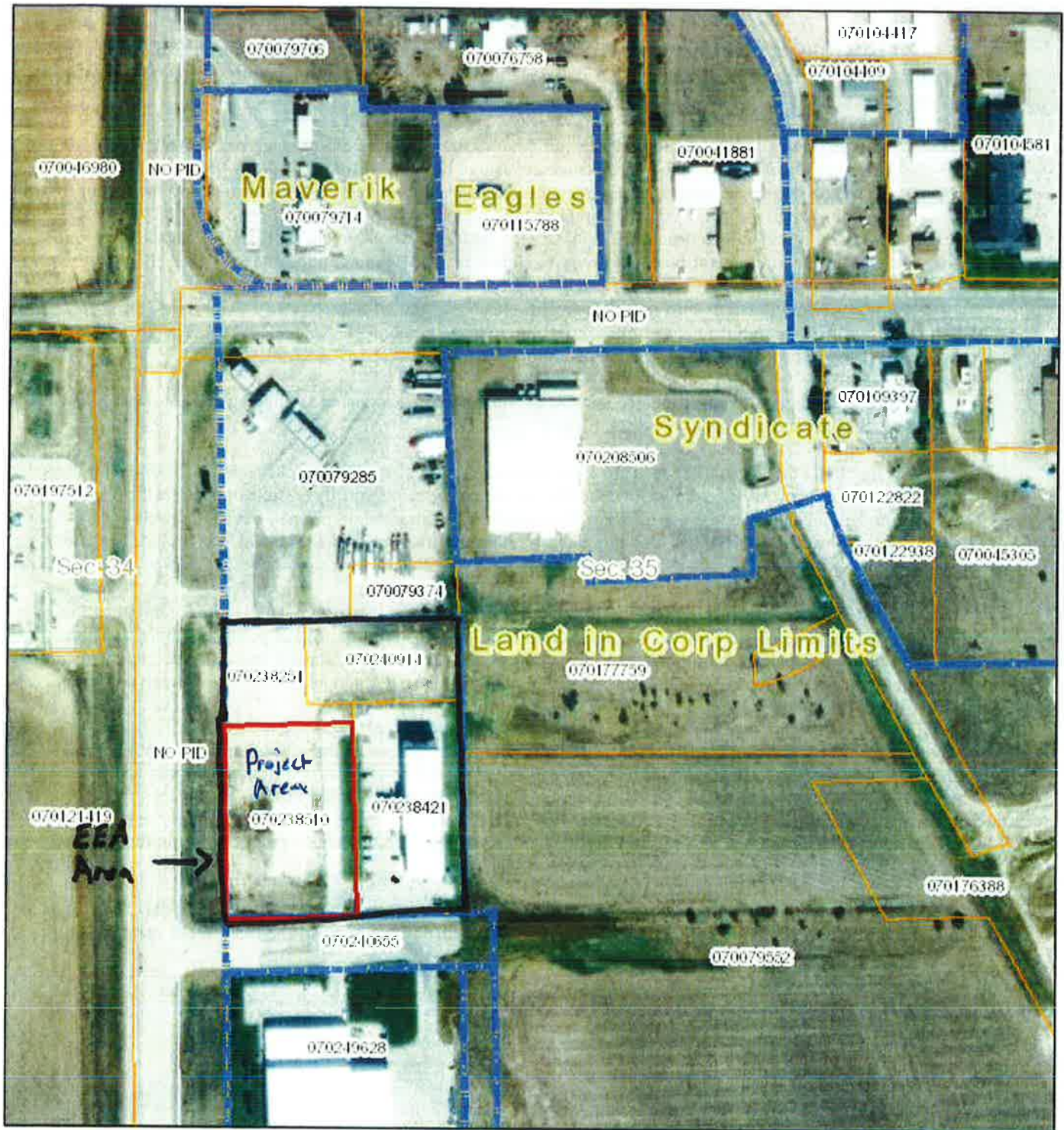
8. Enhanced Employment Area. Because the Plan proposes the designation of an enhanced employment area, you must determine that the project will result in at least two new employees and a new investment of at least \$125,000.00. This standard is addressed on page 8 of the Plan.

Resolution: The above findings must be documented in writing. To that end, a proposed resolution for Plan approval is in your packet.

Further Actions: The implementation of the Plan will require a Redevelopment Contract among the CRA, City Council, and Redeveloper and an occupation tax ordinance. Upon approval of the Plan, these items will be drafted and presented to you for review at upcoming meetings.

Attachments:

Redevelopment Plan
TIF Application
Blomenkamp Investments Consent
Planning Commission Plan Resolution
CRA Plan Resolution
CRA Cost Benefit Analysis
ROI Analysis
Proposed City Council Resolution



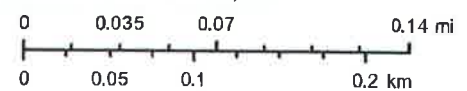
July 5, 2022

DISCLAIMER: This map is not intended for conveyances, nor is it a legal survey. The information is presented on a best-efforts basis, and should not be relied upon for making financial, survey, legal or other commitments.

Legend

-  Subdivisions
-  Parcels
-  Sections

1:4,225

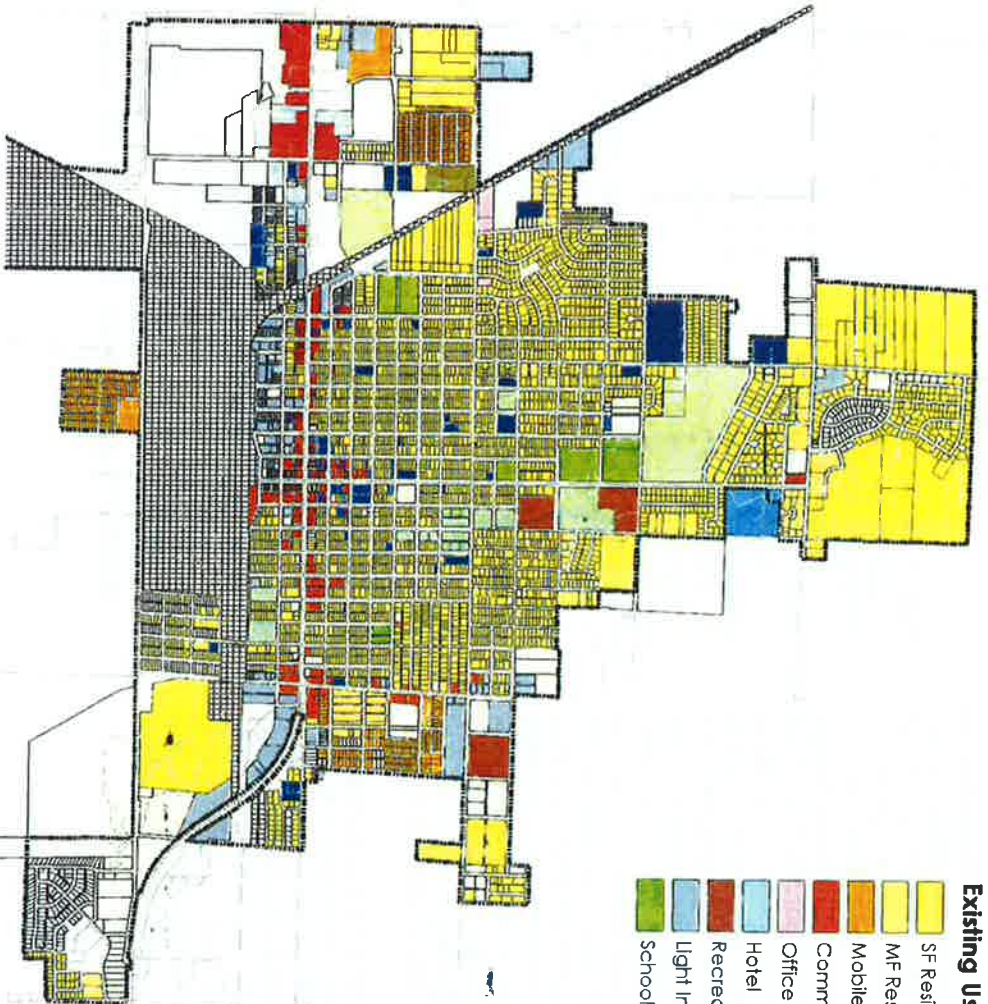


Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

ALLIANCE COMPREHENSIVE PLAN

Alliance Existing Land Use Map

L.a



Existing Uses

- | | | | |
|--|---------------------|--|----------------------|
| | SF Residential | | Public |
| | MF Residential | | Hospital |
| | Mobile Residential | | Agriculture |
| | Commercial / Retail | | Park / Open Space |
| | Office | | Church |
| | Hotel | | AG Tourism |
| | Recreation | | Railroad |
| | Light Industrial | | Parking |
| | School | | Vacant / Undeveloped |
| | | | City Limits |



Existing Land Use Conflicts, Issues, and Concerns

Non-Compatible Uses

Historically, land-use plans have strongly encouraged the separation of residential and non-residential land-uses. In the past, many non-residential uses (commercial and industrial) were more offensive and not suitable to be next to residential uses. Many of these same uses are now clean, efficient and compatible near residences. In addition, mixing several types of uses with an emphasis on form rather than function is now standard and encouraged planning practice.

However, some uses are still inappropriate near residences. Railroad and rail-related uses should provide a significant amount of natural or built buffer space from more pedestrian-oriented uses. Rail-related uses are not compatible as adjacent uses for several reasons including noise, function, and the potential for fatal injury.

The City of Alliance should work closely with BNSF Railroad to

ensure the provision of more transitional or buffer uses between the railroad property and adjacent pedestrian-oriented uses. This may be as simple as better and more secure fencing in many places. In other places, the City and BNSF should work together with land owners to ensure the safety of the general public.

Concentrations of Vacant Buildings and Land

Areas that contain high concentrations of vacant buildings or land can become significant land-use concerns if not properly or promptly addressed. Areas which contain high concentrations of unimproved land or buildings can attract crime and unwanted activity. Areas negatively contribute to the overall image of the community and surrounding uses.

In many cases, the redevelopment of such areas is encouraged and more affordable than expansion into new growth areas. Essentially,

these areas can become identified "redevelopment" or "improvement" areas within the city. Many times, increased interests, creative thinking, and development incentives can serve as catalysts for future development in such areas.

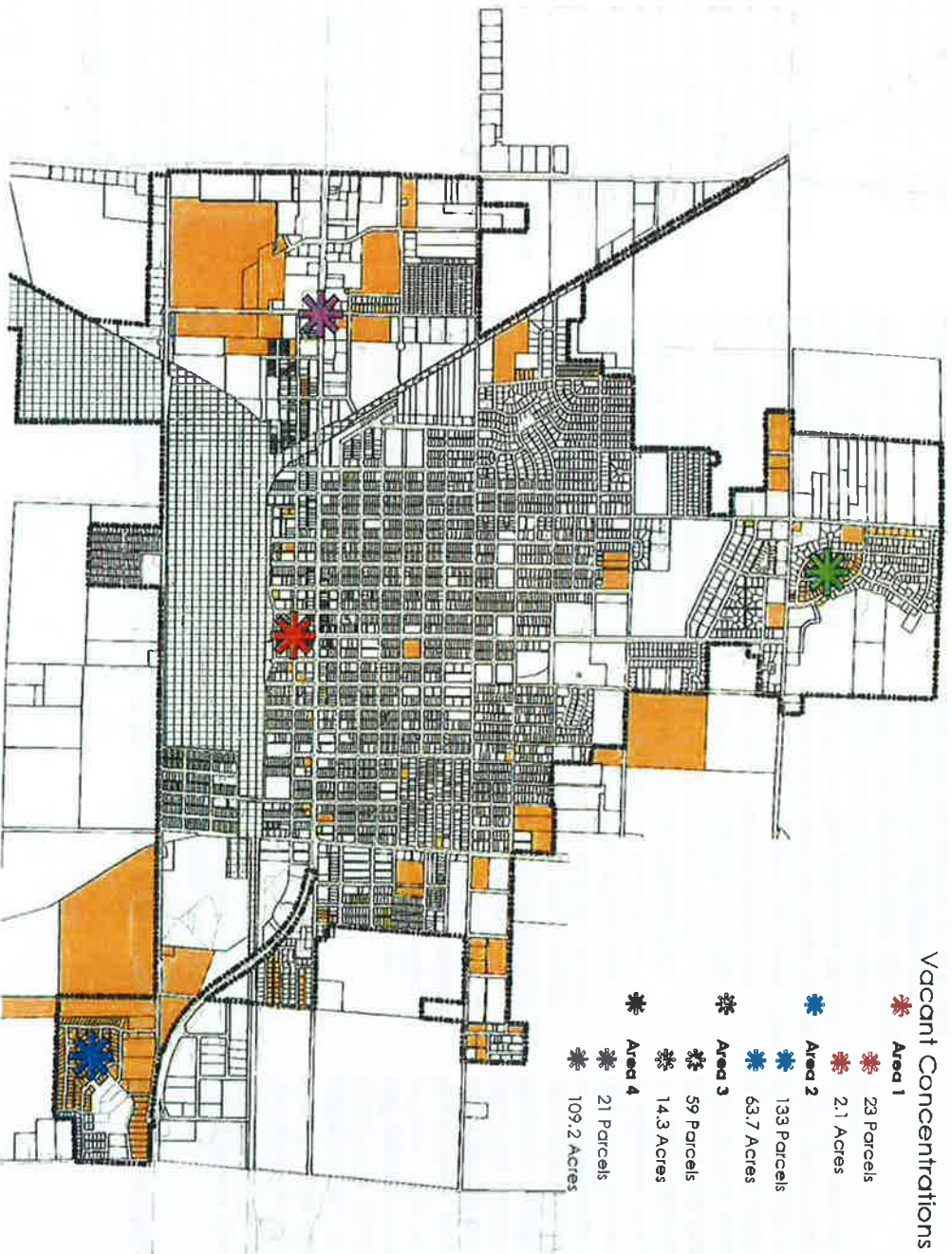
The City of Alliance has four areas that suffer from

concentrations of vacant land and buildings. As the adjacent map displays, Area One is located just south of the Central Business District and contains 23 vacant parcels. Area Two and Area Four

are prominently located on community gateways. Area Two has 133 parcels, almost 64 acres, of concentrated vacant land. Area Four has 21 parcels, totaling more than 100 acres, of concentrated vacant land and buildings. In the north part of town, Area Three has 59 parcels, totaling over 14 acres, of concentrated vacant land. In all, these four areas account for nearly 190 acres of vacant and undeveloped land within the city limits.

Fortunately for redevelopment, these areas are serviced by existing infrastructure. Thus, the initial cost of development in these areas is much lower than expansion into areas without public service. Increased emphasis on these redevelopment areas would greatly benefit the entire community.

Vacant Concentrations Map



Lb

Land Use Enriched

Redevelopment Areas

A redevelopment area is typically an area designated by a local government as a primary target for redevelopment to take place. Many times, redevelopment areas have access to special tax benefits or other types of incentive to encourage redevelopment.

After designating an area as a redevelopment area, the city develops a basic conceptual plan for the area. This concept plan serves as possible alternative for future development and can be used as a tool to attract a developer to invest in the area. Upon commitment from a developer to redevelop the area, a specific redevelopment plan must be developed and approved through due process.

With input from city staff, advisory committee, and the general public, three redevelopment areas have been identified within the city of Alliance. The three areas include the Central Business

District, western gateway, and the Flack Street corridor. The adjacent map provides more accurate visual descriptions.

While each area was identified for unique reasons, the intent of a redevelopment area is to ensure that continued attention is placed on the health and vitality of the existing communities. These areas are prominent character areas within Alliance and must be preserved and enhanced.

Identification of the redevelopment is the essential first step towards creating new and revitalized areas. The results of the recommendations within a redevelopment plan should attract new businesses and residents, spark capital improvement expenditures, draw local and regional tourists to the area, and instill additional community pride in Alliance residents.

Central Business District

The Central Business District redevelopment area can be seen on the adjacent map. The designation was made in light

of the ongoing Streetscape Improvement Plan on Box Butte Avenue between 3rd and 5th streets. The streetscape project will serve as a specific redevelopment plan for this area upon completion.

Western Gateway

The Western Gateway of Alliance can be generally described as the intersection of Highway 385 and Highway 2. The purpose of the redevelopment designation for this area is to encourage the development of a more prominent and attractive entrance into the city of Alliance. The intersection of two prominent state highways can and should be an attractive place for commercial development. The proposed concept plan (page 13) shows the gateway as an attractive tree-lined corridor with commercial land uses. This

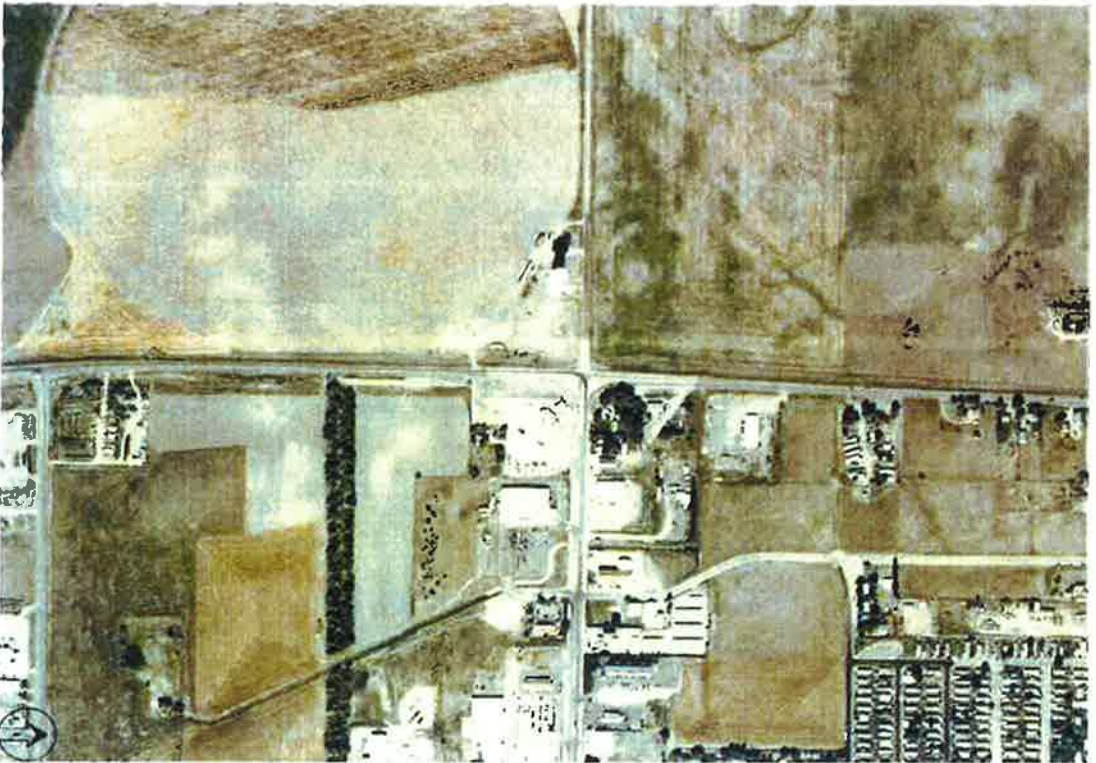
concept plan highlights the proposed entryway park in the future land use plan. The full development of this gateway area will encourage vehicular traffic to stop in and potentially

Flack Street Corridor

The Flack Street corridor, formerly the Highway 385 corridor, has seen a slow deterioration of condition and storefronts since the Highway 385 bypass on the west side of town. Prior to the bypass, Flack Street was full of highway commercial and industrial uses. The designation of Flack Street as a redevelopment area is in large part based on its potential to again be a prominent commercial corridor in Alliance. The proposed concept plan (page 13) shows a tree-lined corridor with 10 foot sidewalks and a pedestrian plaza. This area would include commercial, retail, and industrial uses and complement downtown Alliance.

ALLIANCE COMPREHENSIVE PLAN

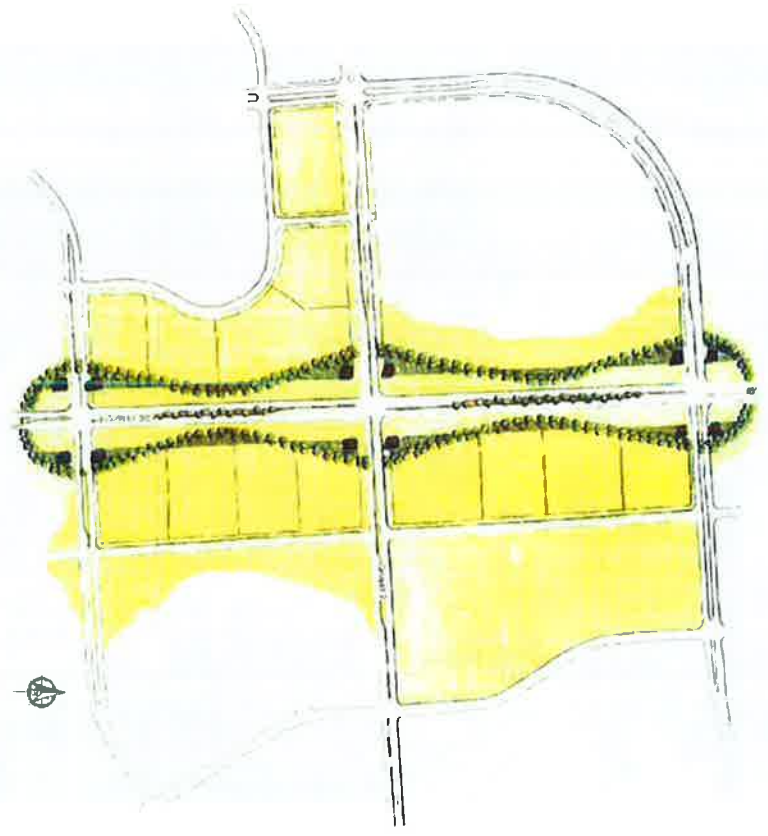
Existing Western Gateway



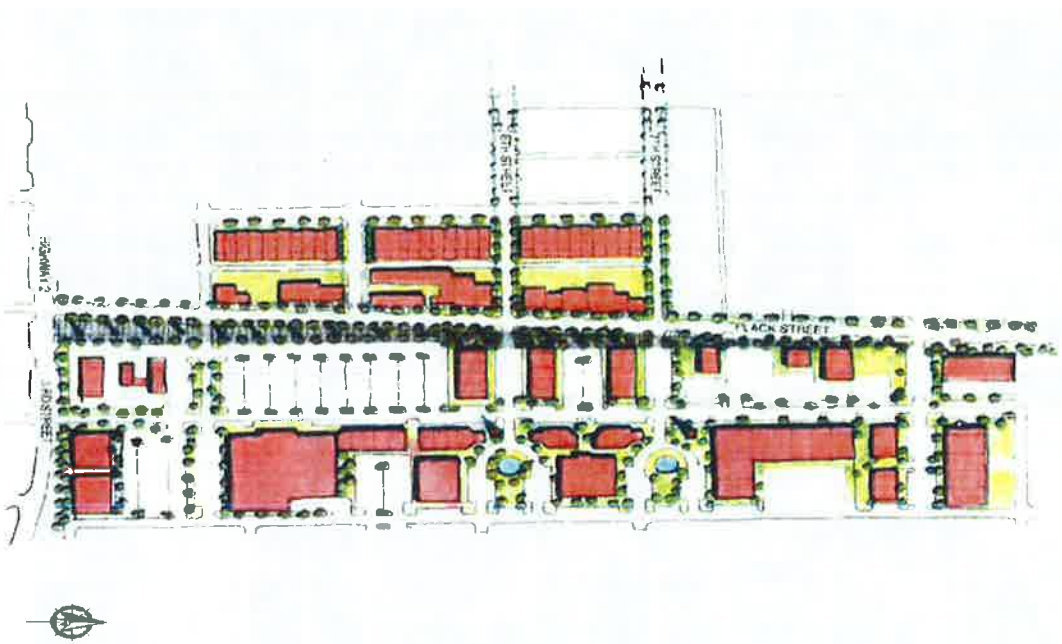
Existing Flack Street Corridor



ALLIANCE COMPREHENSIVE PLAN
 Western Gateway Concept Plan



Flack Street Corridor Concept Plan



Land Use Enriched

Objective #		OBJECTIVE	STRATEGIES	
Land Use Action Plan			Primary Strategies	Secondary Strategies
1		Pursue the assemblage of vacant lots for redevelopment.	☐ Identify "prime" sites that include adequate infrastructure and favorable regulatory and land use controls	☐ Create an "available properties" handbook for potential developers that details "prime" sites and provides all necessary information for new and re-development
2		Conduct a thorough review of city codes, subdivision regulations and zoning ordinances and revise all ineffective, obsolete, or inconsistent requirements and definitions	☐ Update subdivision and zoning ordinances to reflect land use plan and recommendations within this plan ☐ Update zoning ordinance to support clustered residential	☐ Amend subdivision regulations to include dedications for new park land ☐ Perform an annual comprehensive plan review and "readily check" on strategies
3		Encourage revitalization and redevelopment of areas showing signs of decline and / or disinvestment	☐ Initiate a streetscape Master Plan for Box Butte Avenue ☐ Initiate a redevelopment Master Plan for Rock Avenue	☐ Develop a bonus program (in the form of increased density, reduced development fees, or streamlined process) in the zoning code for "prime" redevelopment areas
4		Minimize the city cost burden for development on the fringe or outside existing city limits	☐ Work with local public agencies to create development policies that shift cost to private developer ☐ Develop a concept plan for potential annexation of airport	☐ Develop an educational brochure for community residents highlighting the cost of unplanned growth ☐ Educate local developers and builders about the benefits of mixed use development
5		Share the updated comprehensive plan and future land use plan with all residents, business, and governmental agencies	☐ Place poster-size copies of the future land use map in several locations throughout the community	☐ Provide copies of the new comprehensive plan to the chamber, downtown business improvement board, and BBOC

West Gateway Neighborhood

Boundaries

The West Gateway Neighborhood is generally bounded by Nebraska Highway 385 on the west, corporate limits on the north, and the railroad tracks on the south and east. The area is more clearly defined within the West Gateway Neighborhood Boundary Map.

Synopsis

The West Gateway Neighborhood is best described as an eclectic mix of uses and functions. As the primary gateway into the community, the overarching theme of the area is difficult to grasp. The lack of continuity between uses detracts from the initial impression of the community. Design standards that mandate building material, setback, and signage would promote more aesthetically pleasing structures and more predictable development.

Streets and Roadways

The streets and roadways of the West Gateway Neighborhood follow an inconsistent pattern. Some of the streets

follow a traditional grid-like pattern, while others follow an irregular pattern. Streets and roadways in the neighborhood are generally wide, many serving as major transportation corridors within the community. The conditions of the streets are generally good.

This neighborhood has a consistent and connected sidewalk network. The neighborhood lacks continuity among setbacks along the main transportation corridors, specifically 3rd Street. As the primary gateway into the city, this area lacks recognizable or memorable streetscape design. The City of Alliance should consider gateway design regulations on signage, setbacks, and streetscapes to ensure a more dynamic "first impression" of the community. The neighborhood contains 3rd Street, 10th Street, and Highway 385 which are all major transportation corridors in the community.

Housing

Housing in the West Gateway Neighborhood is mostly localized to the northwest segment of the area. Subdivisions are predominantly made up of single-family units and mobile residential units. The condition of the manufactured homes is generally poor, while the condition of single-family units is generally fair.

In terms of diversifying housing value, the neighborhood contains housing best suited for lower incomes, but also contains some middle income housing stock. The age of units within the district is inconsistent and difficult to determine through a visual survey. Residential density seems to be higher than other neighborhoods.

Uses and Functions

The West Gateway Neighborhood contains a variety of uses and functions, none more predominant than another. Residential uses are primarily located in the northwest portion of the area, while retail uses

are typically located along 3rd Street. The neighborhood also possesses a variety of employment uses, including industrial, retail, and service employment uses.

Large tracts of vacant land serve as transition areas between uses and functions. There is certainly a clear delineation between uses, mostly due to lack of development in select areas. This neighborhood also contains Hal Murray Softball Complex as an active recreational use.

Landmarks and Activity Centers

The area does not contain any significant community landmarks or activity centers.

ALLIANCE COMPREHENSIVE PLAN

West Gateway Images



West Gateway Boundary Map



ALLIANCE COMPREHENSIVE PLAN

Neighborhoods Enriched

Objective #	OBJECTIVE	STRATEGIES	
		Primary Strategies	
1	Maintain, strengthen, and revitalize the Downtown Neighborhoods.	☐ Initiate a downtown streetscape Master Plan ☐ Work with BNSF railroad to develop a distribute a housing survey to all employees about their housing interests	
2	Establish connectivity between the central core and Northside neighborhood.	☐ Identify areas for trail expansion in the Northside neighborhood ☐ Require new subdivisions to include public green space within walking distance (1/2 mile) of all houses	
3	Rehabilitate and revitalize the Southside Neighborhood	☐ Work with neighborhood representatives to form a neighborhood association ☐ Establish a neighborhood improvement district ☐ Rezone vacant and underutilized properties	
4	Promote redevelopment within the East and West Gateway neighborhoods.	☐ Develop a concept plan for the eastern and western gateways that link and connect surrounding uses and enhance community image ☐ Develop a plan to connect Hal Murray Softball complex with other activity centers ☐ Initiate a Master Sidewalk Plan for the East Gateway neighborhood that emphasizes ADA accessibility	
5	Build upon the existing assets to further stabilize the Central Core Neighborhood	☐ Review and update zoning code to allow for attractive redevelopment in the Central Core ☐ Work with BBDC to identify funding mechanisms that encourage residential adaptive reuse in existing neighborhoods	

ALLIANCE COMPREHENSIVE PLAN

Eastern Gateway

Location

The eastern gateway is generally begins at the Highway 2 railroad overpass. This gateway serves as an entrance into Alliance from the east.

Image

The gateway does not "present" itself in a welcoming or comfortable way. The roadway is primarily lined with aged industrial and commercial uses, and surrounding neighborhoods are fair to poorly maintained. The surroundings signal no clear entryway into the city as the "Welcome to Alliance" signage appears prior to the area.

Access and Linkage

Highway 2 becomes 3rd Street upon entrance into the city. 3rd Street serves as a primary east-west thoroughfare in Alliance and is well connected to downtown Alliance. However, the re routing of Highway 385 in previous years has decreased traffic moving toward the gateway on 3rd Street.

Uses and Functions

At this time, the gateway lacks a consistent development pattern. Industrial and highway commercial uses occupy the gateway. Without activity centers or community landmarks, the area will continue to have low levels of pedestrian activity.

Western Gateway

Location

The western gateway is generally located at the intersection of Highway 385 and Highway 2. The gateway serves as an entrance to Alliance from the north, south, and west.

Image

Image and comfort of the western gateway is suspect giving the sparse development pattern, non-compatible uses, and lack of identifiable streetscape. While road conditions are good, inconsistent setbacks and building orientation contribute to a lack of character.

Access and Linkage

The gateway is easily accessible as a major interchange between two state highways. Highway 2 (3rd Street) is a direct link to the central business district and other Alliance activity centers. Sidewalks run along both sides of the roadway creating pedestrian accessibility as well. A major concern is a lack of wayfinding signage to other parts of the community.

Uses and Functions

Inconsistent setbacks and uses characterize the western gateway. The gateway includes residential, highway commercial, "big-box" commercial, and light industrial uses. As an entryway to the community, the gateway should function as "bait" to attract visitors to explore Alliance. At this time, the lack of cohesiveness and poor image contribute to the gateway functioning as a stop-and-go rather than a stop-and-slay area.

**CITY OF ALLIANCE
REDEVELOPMENT PLAN FOR THE
ALLIANCE HEARTLAND FLATS MALL AND APARTMENTS PROJECT
INCLUDING: (1) A REQUEST FOR TAX INCREMENT FINANCING; (2)
DESIGNATION OF THE REDEVELOPMENT PROJECT SITE AS AN ENHANCED
EMPLOYMENT AREA; (3) IMPOSITION OF A 2.0% PERCENT OCCUPATION TAX
ON TAXABLE SALES; AND (4) ISSUANCE OF AN OCCUPATION TAX BOND**

I. INTRODUCTION.

The city of Alliance, Nebraska, (the "City") recognizes that blight is a threat to the continued stability and vitality of the City. Recent employment and population losses, combined with the challenges to retail from internet shopping has resulted in significant stress to businesses in the City. Additionally, Alliance is challenged by lack of adequate rental housing.

This Redevelopment Plan is intended to help eliminate the spread of blight, provide for a small mixed use retail mall and create market rate apartments. Because of spiraling construction costs, it is not financially feasible to obtain a reasonable rate of return on an investment of this magnitude without both the maximum benefit of Tax Increment Financing and an Enhanced Employment Area Occupation Tax under the Nebraska Community Development Law, (the "Act"). Exhibit "A" attached hereto describes the Redevelopment Area which includes Lots 1A, 2A, 3A and 4A, Holsten Replat of Lots One, Two and Three Holsten Addition to the City of Alliance, Box Butte County, Nebraska. Only Lot 4A of the Replat will be subject to division of taxes for payment of TIF. Exhibit "B" is the plat showing the four lots in the Holsten Replat.

The Redevelopment Area was declared blighted and substandard by the Alliance City Council pursuant to the procedure established in the Act. The Redevelopment Area has been determined, through the blight and substandard resolution, to be in need of revitalization and strengthening to ensure that it will contribute to the economic and social well-being of the City. All available evidence suggests that the area has not had the private investment necessary to contribute to the well-being of the community, nor would the area be reasonably anticipated to continue to be developed without public action.

To encourage private investment in the Community Redevelopment Area, this Redevelopment Plan has been prepared to set forth the Alliance Heartland Flats Mall and Apartments Redevelopment Project ("Redevelopment Project"), which is considered to be of the highest priority in accomplishing the goal of revitalizing and strengthening the Community Redevelopment Area.

This redevelopment plan intends to drive an investment of over \$10,000,000 and create a minimum of at least 2 new jobs in the various businesses established in the Redevelopment Area. In order to achieve an investment of this magnitude the Redeveloper requests assistance through tax increment financing and the imposition of an occupation tax in the amount of 2.0% on taxable sales in the Redevelopment Area.

The Act empowers the Community Redevelopment Authority to designate up to 600 acres within a community redevelopment area as eligible for the imposition of an occupation tax.

The Act further provides that a City may levy a general business occupation tax upon businesses and users of space within an enhanced employment area for the purpose of paying all or any part of the costs and expenses of any redevelopment project, including the establishment of a mall, within such enhanced employment area. In order to implement an occupation tax in such area, the redevelopment project must generate a minimum of 2 new employees and an investment of \$125,000.

The implementation of this plan will result in the issuance of a tax increment development revenue bond and an occupation tax revenue bond.

II. EXISTING SITUATION.

This section of the Redevelopment Plan examines the existing conditions within the designated Community Redevelopment Area. This section is divided into the following subsections: existing land use, existing zoning and existing public improvements.

A. Existing Land Use. This area currently is occupied a Holiday Inn Express and a Runza restaurant. Implementation of this Redevelopment Project will result in a 16,698 square foot print for the building.

B. Existing Zoning. The Community Redevelopment Area is zoned C-3 Highway Commercial. It is the intent of the C-3 district to provide commercial and above ground residential.

C. Existing Public Improvements.

1. Street System. Access to the Redevelopment Area is provided by Hiway 385 and Holsten Drive with internal access easements.

2. Utilities. Existing public utilities are available adjacent to the Redevelopment Area.

III. FUTURE SITUATION.

This section of the Redevelopment Plan examines the future conditions within the Community Redevelopment Area. This section is divided into the following subsections:

- A. Proposed Plan and Implementation
- B. Conformance with the Comprehensive Plan; Conformance with the Community Development Law Declarations
- C. Relationship to Local Objectives
- D. Building Requirements and Standards after Redevelopment

- E. Proposed Changes and Actions
- F. Cost-Benefit Analysis
- G. Proposed Cost and Financing

A. Proposed Plan and Implementation. 385 Apartments, LLC, the Redeveloper proposes to significantly improve the Redevelopment Area.

This plan provides for an investment of in excess of \$10,000,000 on Lot 4A of the Holsten Addition Replat. The increased tax increment revenue from that lot will be used to pay the single tax increment development revenue bond. The Redevelopment Area subject to division of taxes is limited to lot 4A but this Redevelopment Project includes Lots 1A, 2A, 3A and 4A, for purposes of establishing an occupation tax on all taxable sales in these four lots.

Ground Floor Mixed Use Mall: The first floor of the new building will house 11 extended stay hotel rooms, two bays of retail/commercial mall spaces and a leasing/amenities area.

Floors Two through Four: Floors two, three and four will each provide 17 apartments of varying sizes for a total of 51 apartments.

Additional Improvements: The balance of Lot 4A will be comprised of internal private roadways and public parking.

This redevelopment plan intends to begin development in the Redevelopment Area in August of 2022 with full occupancy expected in October of 2023.

Proposed Land Use Plan. Exhibit "C" shows the footprint of the Lot 4A development. Exhibit "D" shows the proposed floor plans of each story.

The Community Redevelopment Authority (the "Authority") and of the City of Alliance, will negotiate a specific redevelopment contract with the developer outlining the proposed Redevelopment Project, and what contributions are necessary from the Authority and City of Alliance. Both the Authority and City will be parties to the Redevelopment Contract, in as much as an agreement between the City and the Authority is required for the institution of an occupation tax by ordinance and the collection and pledge of the revenues from the tax must be accomplished. In such case the written redevelopment contract would include specific funding arrangements, and specific covenants and responsibilities of the City, the Authority and the redeveloper to implement the Redevelopment Project.

B. Conformance with the Comprehensive Plan; Conformance with the Community Development Law Declarations. In accordance with Nebraska State Law, the Redevelopment Plan described in this document has been designed to conform to the City of Alliance Comprehensive Plan 2009 ("Comp Plan"). The City Council finds that this redevelopment plan is feasible and in conformity with the general plan for the development of the City as a whole and the plan is in conformity with the legislative declarations and determinations set forth in the Community Development Law. Specifically, the Council finds that the Redevelopment Area is intended for significant retail and commercial use and the C-3 designation is proper for the Area. This Plan

will provide significant private investment and result in the general rehabilitation of the Redevelopment Area. The current land use map of the area is contained in the Comp Plan and is incorporated herein by this reference. The proposed land use map after completion of the Redevelopment Project is attached as Exhibit "C" showing the development on Lot 4A.

C. Relationship to Local Objectives. The Redevelopment Plan has been developed on the basis of the goals, policies and actions adopted by the City for the community as a whole and for the Alliance Mall area. General goals, policies and actions relating to the community as a whole and for the Alliance Mall are contained in the Comp Plan.

D. Building Requirements and Redevelopment Standards. The redevelopment of the Community Redevelopment Area should generally achieve the following requirements and standards:

1. Population Density. There are no dwelling units currently located within the Community Redevelopment Area. The development proposed under this Redevelopment Plan does provide for market rate apartments as part of the mixed use. Consequently, there will be a change proposed for the permanent population density within the Community Redevelopment Area based on the 51 apartments constructed on the site. Additionally, 11 extended stay hotel rooms will provide additional temporary population density.

2. Land Coverage and Building Density. The Redevelopment Project will provide a minimum of 16,698 square feet of land coverage.

3. General Environment. This plan will establish a three-fold benefit for the City of Alliance. One, it will provide significant investment in new construction forestalling any spread of blighting influences; two it will provide new retail establishments to counter the decimation that has occurred in the last five years and three it will provide badly needed market rate apartments to house workers. Project construction will include several energy and building enhancements in excess of local design standards. These enhancements are intended to reduce the carbon footprint of the project and enhance the building façade. Recent statutory changes allow such enhancements as a TIF eligible and EEA eligible expense.

4. Pedestrian ways and Open Spaces. Provide a pedestrian circulation system to facilitate the movement of pedestrians to and within the major development activities within the area.

5. Building Heights and Massing. Building heights and massing for the proposed project will comply with Alliance zoning regulations.

6. Circulation, Access and Parking. The Plan provides for vehicular access to the Community Redevelopment Area in a manner consistent with the needs of the development and the community.

The Plan provides for an adequate supply of appropriately located parking in accordance with applicable zoning district regulations. Adequate parking needs to be provided so the development does not generate parking problems for abutting commercial streets.

E. Proposed Changes and Actions. The Community Redevelopment Area is anticipated to function as an upscale mixed-use development after significant investment through Tax Increment Financing, implementation of an Enhanced Employment Area Occupation Tax and Developer capital. This section describes the proposed changes needed, if any, to the zoning ordinances or maps, street layouts, street levels or grades, and building codes and ordinances, and actions to be taken to implement this Redevelopment Plan.

1. Zoning, Building Codes and Ordinances. The Community Redevelopment Area is zoned C-3. No change to the City's Zoning Ordinances, or Building Codes is contemplated to implement this Redevelopment Plan.

2. Traffic Flow, Street Layout and Street Grades. Access to the Redevelopment Area is provided by Holsten Drive and internal private roadways. There are no changes to street grades.

3. Public Redevelopments, Improvements, Facilities, Utilities and Rehabilitations. No significant changes are proposed for public redevelopments, improvements, facilities, utilities and rehabilitations in the Redevelopment Area.

4. Site Preparation and Demolition. Site preparation will consist of significant earth work and possible relocation of utility lines to provide for pad site development.

5. Private Redevelopment, Improvements, Facilities and Rehabilitation. The private improvements anticipated within the Community Redevelopment Area include site preparation and a four story mixed use development.

6. Open Spaces, Pedestrian ways, Landscaping, Lighting, Parking. The proposed site plan and private sector improvements will comply with the City's minimum open space, pedestrian way, landscaping, lighting, and parking standards as defined in the Zoning and Subdivision Ordinances, Building Codes, or other local ordinances. In addition, the City may elect to require additional standards in these areas as described in a written redevelopment agreement in order to help remove blight and substandard conditions.

F. Cost-Benefit Analysis. A City of Alliance Redevelopment Project TIF Statutory Cost Benefit Analysis is incorporated herein by this reference ("Cost-Benefit Analysis") and is shown on Exhibit "E". The Cost-Benefit Analysis complies with the requirements of the Community Development Law in analyzing the costs and benefits of the Redevelopment Project, including costs and benefits to the economy of the community and the demand for public and private services.

G. Proposed Costs and Financing; Statements. The Authority and City will work with the redeveloper owner of the Community Redevelopment Area to identify proposed funding, timeframe, ability to carry out the proposed Redevelopment Project, and what, if any, contributions are necessary to be made by the City of Alliance.

The City will begin good faith negotiating on a specific written redevelopment contract with the 385 Apartments, LLC, (the "Redeveloper"). The written redevelopment contract will include, specific funding arrangements, and specific covenants and responsibilities of the Authority, City and the Redeveloper to implement the Redevelopment Project.

Estimated Redevelopment Project costs, including site acquisition, preparation, and rehabilitation are shown on attached Exhibit "F".

The eligible redevelopment project costs exceed the amount of funds available from the tax-increment financing indebtedness that the Authority may approve. The estimated amount of a Tax Increment Bond that can be retired based on increased values of real estate driven by the above investments is \$1,500,000. Therefore, the Redeveloper requests that the Community Redevelopment Authority declare the Redevelopment Area, described on attached Exhibit "A" as an Enhanced Employment Area under the Community Development Law; that the City impose a 2.0% occupation tax on such area to finance the payment of an Occupation Tax Bond issued by the Authority in the amount of \$1,114,100. Specific undertakings related to the Enhanced Employment Area and the Occupation Tax are shown in Section IV below.

This Plan proposes that Tax Increment Bond and the Occupation Tax Bond be purchased by the Redeveloper to fund the construction of the Heartland Flats Mall and Apartments. The balance of private improvements shall be paid by the developer.

Any ad valorem tax levied upon the real property in the Redevelopment Area for the benefit of any public body shall be divided, for a period not to exceed fifteen (15) years after the effective date of such provision established in the redevelopment contract or redevelopment contract amendment to be executed by the Redeveloper and the Community Redevelopment Authority. Said tax shall be divided as follows:

a. That portion of the ad valorem tax which is produced by the levy at the rate fixed each year by or for each such public body upon the Redevelopment Project valuation shall be paid into the funds of each such public body in the same proportion as are all other taxes collected by or for the body; and

b. That portion of the ad valorem tax on real property in the Redevelopment Project in excess of such amount, if any, shall be allocated to and, when collected, paid into a special fund of the authority to be used solely to pay the principal of, the interest on, and any premiums due in connection with the bonds of, loans, notes, or advances of money to, or indebtedness incurred by, whether funded, refunded, assumed, or otherwise, such authority for financing or refinancing, in whole or in part, a Redevelopment Project. When such bonds, loans, notes, advances of money, or indebtedness, including interest and premiums due, have been paid, the authority shall so notify the county assessor and county

treasurer and all ad valorem taxes upon taxable real property in such a Redevelopment Project shall be paid into the funds of the respective public bodies.

Because the redevelopment plan proposes to use tax-increment financing funds as authorized in section 18-2147 of the Community Development Law, the City Council in approving this Redevelopment Plan will be required to find as follows:

- a. the Redevelopment Project in the plan would not be economically feasible without the use of tax-increment financing; [documentation of this finding is provided by a rate of return analysis provided by the Redeveloper]
- b. the Redevelopment Project would not occur in the community redevelopment area without the use of tax-increment financing; and
- c. the costs and benefits of the Redevelopment Project, including costs and benefits to other affected political subdivisions, the economy of the community, and the demand for public and private services have been analyzed by the governing body and been found to be in the long term best interest of the community impacted by the Redevelopment Project.

IV. ENHANCED EMPLOYMENT AREA DESIGNATION AND RELATED IMPROVEMENTS.

The Redeveloper request that the Redevelopment Authority designate the Redevelopment Area as an Enhanced Employment Area pursuant to the Act. This property is legally described on attached Exhibit "A" as the Enhanced Employment Area.

Authorized work within the Enhanced Employment Area means the performance of any one or more of the following purposes:

- (a) The acquisition, construction, maintenance, and operation of public off street parking facilities for the benefit of the enhanced employment area;
- (b) Improvement of any public place or facility in the enhanced employment area, including landscaping, physical improvements for decoration or security purposes, and plantings;
- (c) Construction or installation of pedestrian shopping malls or plazas, sidewalks or moving sidewalks, parks, meeting and display facilities, bus stop shelters, lighting, benches or other seating furniture, sculptures, trash receptacles, shelters, fountains, skywalks, and pedestrian and vehicular overpasses and underpasses, and any useful or necessary public improvements;
- (d) Leasing, acquiring, constructing, reconstructing, extending, maintaining, or repairing parking lots or parking garages, both above and below ground, or other facilities for the parking of vehicles, including the power to install such facilities in public areas, whether such areas are owned in fee or by easement, in the enhanced employment area;

(e) Creation and implementation of a plan for improving the general architectural design of public areas in the enhanced employment area;

(f) The development of any public activities and promotion of public events, including the management, promotion, and advocacy of retail trade activities or other promotional activities, in the enhanced employment area;

(g) Maintenance, repair, and reconstruction of any improvements or facilities authorized by the Community Development Law;

(h) Any other project or undertaking for the betterment of the public facilities in the enhanced employment area, whether the project is capital or noncapital in nature;

(i) Enforcement of parking regulations and the provision of security within the enhanced employment area; or

(j) Employing or contracting for personnel, including administrators for any improvement program under the Community Development Law, and providing for any service as may be necessary or proper to carry out the purposes of the Community Development Law;

Redevelopment Plan for the Enhanced Employment Area Complies with the Act:

The Act requires that in connection with the approval of any redevelopment plan which includes the designation of an enhanced employment area, the governing body may approve the redevelopment plan if it determines that any new investment within such enhanced employment area will result in at least two new employees and new investment of one hundred twenty-five thousand dollars in counties with fewer than fifteen thousand inhabitants.

This Plan meets these enhanced employment area statutory qualifications because (a) at project stabilization employment in the Enhanced Employment Area is expected to increase by more than 2 employees including full time and managerial positions, (b) the project in the Enhanced Employment Area includes new private sector investment of \$8,033,886 (\$10,647,986-\$1,500,000-\$1,114,100), and (c) as of the 2020 census, Box Butte County's population was estimated at 10,772 inhabitants.

Levy of General Business Occupation Tax and Levy:

A City may levy a general business occupation tax upon the businesses and users of space within an enhanced employment area for the purpose of paying all or any part of the costs and expenses of any redevelopment project within such enhanced employment area. Any occupation tax imposed pursuant to the Act shall make a reasonable classification of businesses, users of space, or kinds of transactions for purposes of imposing such tax.

The businesses and their classification in the Enhanced Employment Area are as follows:

BUSINESS

CLASSIFICATION

1. Apparel	Clothing Retail
2. Hobby & Crafts	Hobby & Craft Retail
3. Shoes	Shoe Retail
4. Cosmetics	Beauty Retail
5. Quick Serve	Prepared Food Retail
6. Specialty Store	Specialty Retail
7. Salon	Service Retail
8. Restaurant	Prepared Food Retail
9. Service/Fitness	Service Retail
10. Fast Food	Prepared Food Retail
11. Hotel	Extended stay rental
12. Sporting Goods	Sporting Goods Retail
13. Miscellaneous Retail	Retail

No occupation tax shall be imposed on any business or transaction which is subject to tax under section 53-160, 66-489, 66-489.02, 66-4,140, 66-4,145, 66-4,146, 77-2602, or 77-4008 of the Act or which is exempt from tax under section 77-2704.24 of the Act. Any such occupation tax agreed to by the Authority and the City shall remain in effect so long as the Authority has bonds outstanding which have been issued stating such occupation tax as an available source for payment.

The collection of a tax imposed pursuant to the Act shall be made and enforced in such a manner as the governing body shall by ordinance determine to produce the required revenue. The governing body may provide that failure to pay the tax imposed pursuant to this section shall constitute a violation of the ordinance and subject the violator to a fine or other punishment as provided by ordinance.

Undertaking by 385 Apartments, LLC.

The Redeveloper undertakes to rehabilitate the Redevelopment Area and in so doing invest more than \$125,000 and create through new tenants, (over current employment) more than 2 jobs. (Neb. Rev. Stat. §18-2116(2))

The Redeveloper requests the City impose an occupation tax for purposes of providing a source of repayment of an Enhanced Employment Area Occupation Tax Bond issued by the Redevelopment Authority in the amount of \$1,114,100. The proceeds of that Bond will be granted to the Redeveloper for the purposes authorized in the Act and described on attached Exhibit "F".

EXHIBIT "A"
REDEVELOPMENT AREA

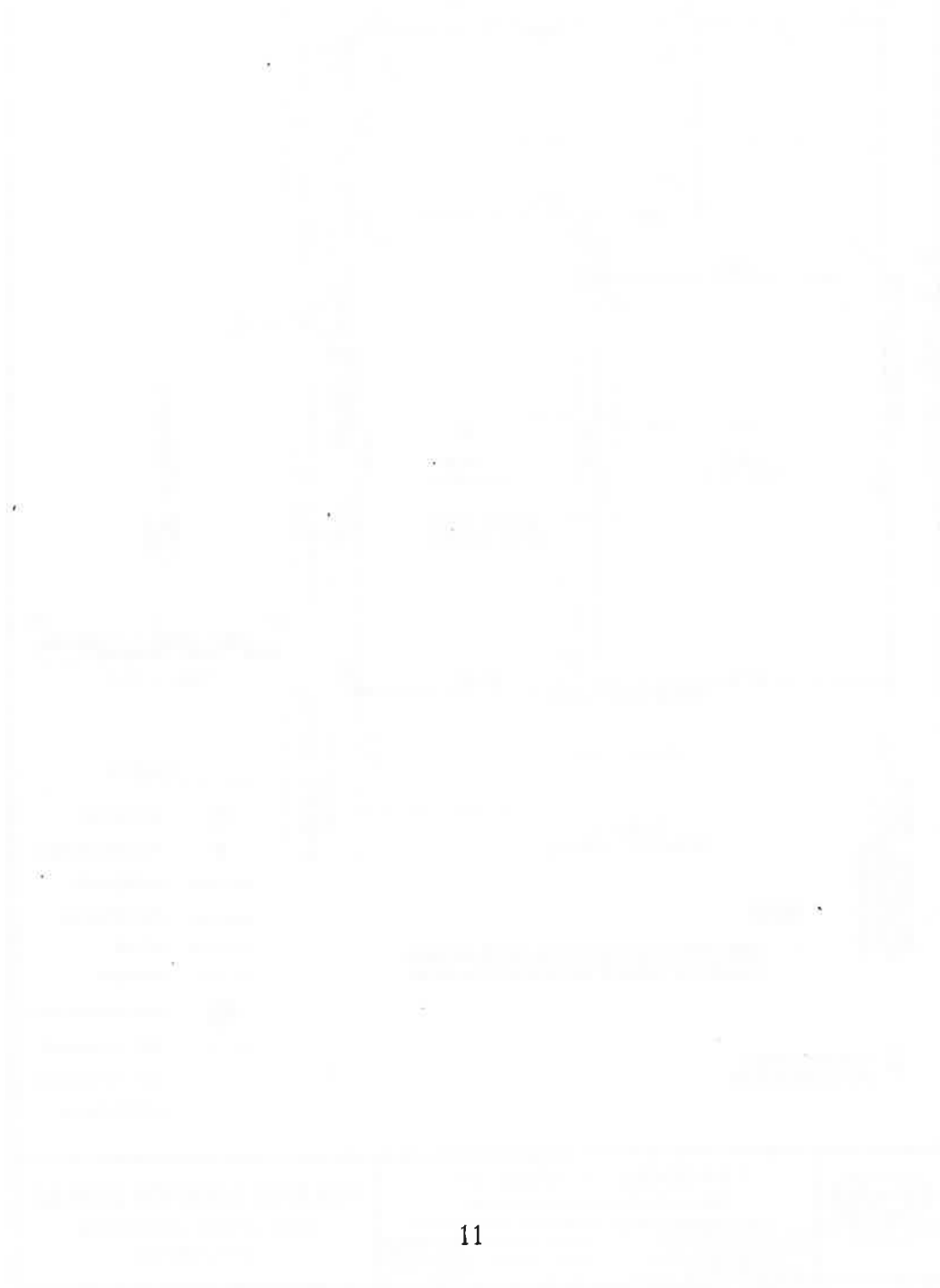
Lot 4A, Holsten Replat of Lots One, Two and Three Holsten Addition to the City of Alliance, Box Butte County, Nebraska

ENHANCED EMPLOYMENT AREA

Lots 1A, 2A, 3A and 4A, Holsten Replat of Lots One, Two and Three Holsten Addition to the City of Alliance, Box Butte County, Nebraska

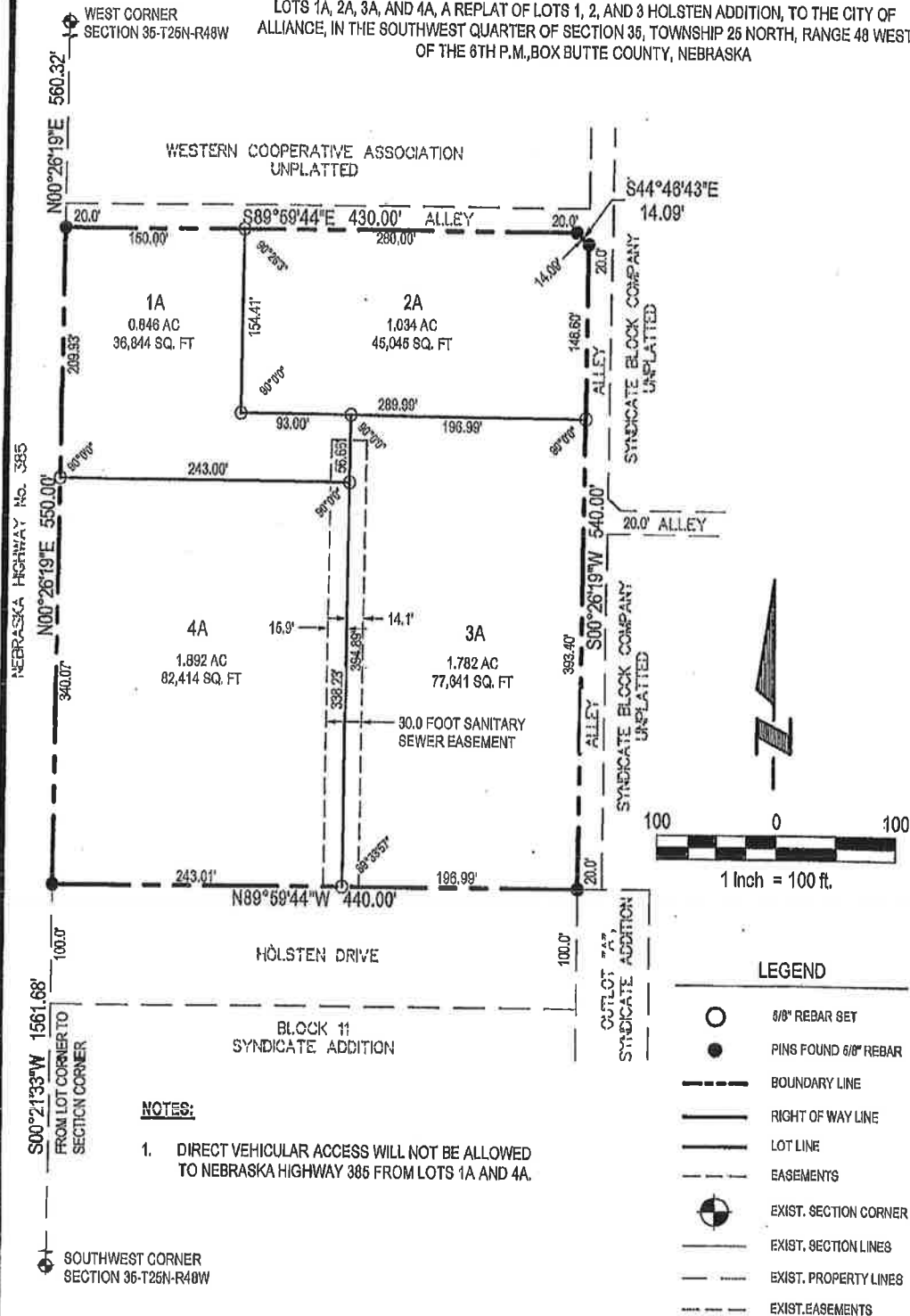
EXHIBIT "B"

PLAT OF REDEVELOPMENT AREA



FINAL PLAT

LOTS 1A, 2A, 3A, AND 4A, A REPLAT OF LOTS 1, 2, AND 3 HOLSTEN ADDITION, TO THE CITY OF ALLIANCE, IN THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 26 NORTH, RANGE 48 WEST OF THE 6TH P.M., BOX BUTTE COUNTY, NEBRASKA



E & A CONSULTING GROUP, INC.

Engineering • Planning • Environmental & Field Services

10000 AM Valley Road, Suite 100 • Omaha, NE 68154 Phone: 402.895.4700 • Fax: 402.895.3699

Drawn by: BJH

Checked by:

Date: 11/03/17

Job No.: P2016.285.002

SHEET 1 OF 2

HOLSTEN ADDITION REPLAT

LOTS 1A THRU 4A INCLUSIVE

ALLIANCE, NEBRASKA

EXHIBIT "C"

MAP OF LOT 4A SHOWING SITE AFTER REDEVELOPMENT

EXHIBIT "D"
FLOOR PLANS

BOOK PLAN COMMITTEE'S LEGISLATION





100% 100% 100%

- [illegible]

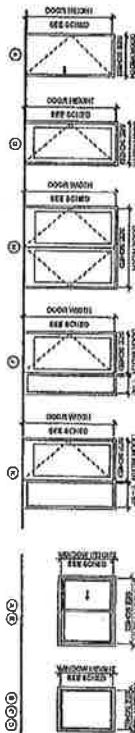
OVERALL FIRST FLOOR FINISH SCHEDULE

[illegible]

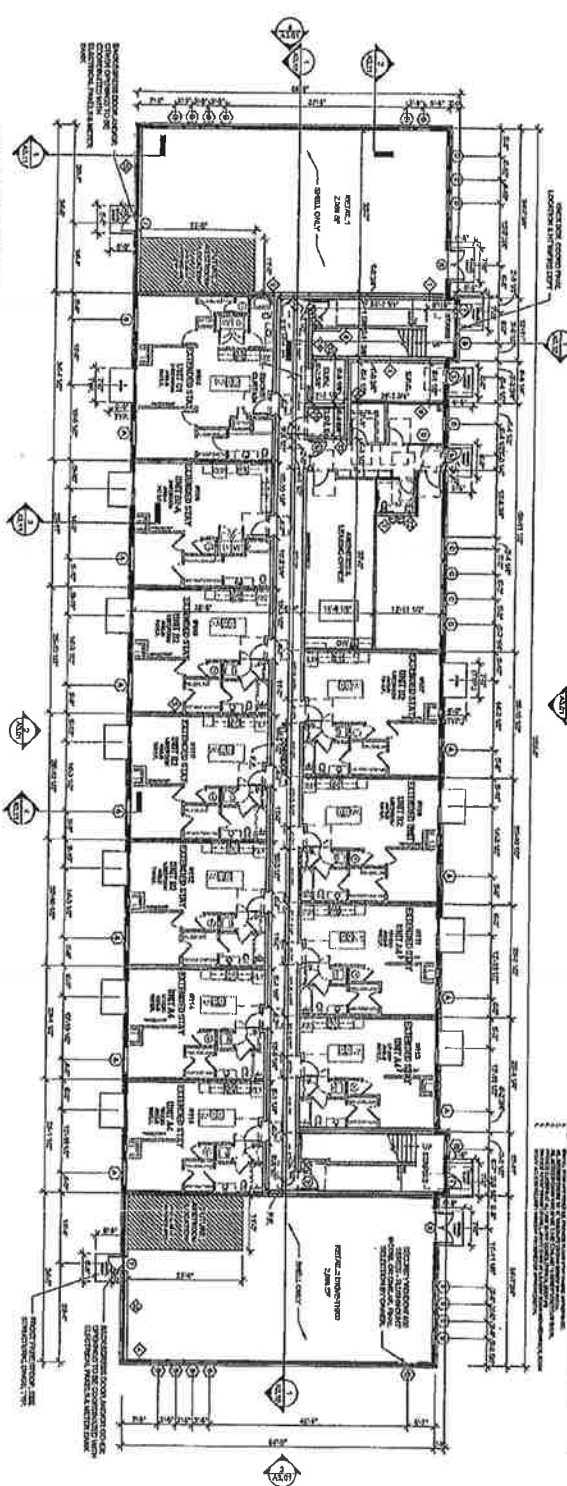
DOOR & FRAME SCHEDULE

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100	101	102	103	104	105	106	107	108	109	110	111	112	113	114	115	116	117	118	119	120	121	122	123	124	125	126	127	128	129	130	131	132	133	134	135	136	137	138	139	140	141	142	143	144	145	146	147	148	149	150	151	152	153	154	155	156	157	158	159	160	161	162	163	164	165	166	167	168	169	170	171	172	173	174	175	176	177	178	179	180	181	182	183	184	185	186	187	188	189	190	191	192	193	194	195	196	197	198	199	200	201	202	203	204	205	206	207	208	209	210	211	212	213	214	215	216	217	218	219	220	221	222	223	224	225	226	227	228	229	230	231	232	233	234	235	236	237	238	239	240	241	242	243	244	245	246	247	248	249	250	251	252	253	254	255	256	257	258	259	260	261	262	263	264	265	266	267	268	269	270	271	272	273	274	275	276	277	278	279	280	281	282	283	284	285	286	287	288	289	290	291	292	293	294	295	296	297	298	299	300	301	302	303	304	305	306	307	308	309	310	311	312	313	314	315	316	317	318	319	320	321	322	323	324	325	326	327	328	329	330	331	332	333	334	335	336	337	338	339	340	341	342	343	344	345	346	347	348	349	350	351	352	353	354	355	356	357	358	359	360	361	362	363	364	365	366	367	368	369	370	371	372	373	374	375	376	377	378	379	380	381	382	383	384	385	386	387	388	389	390	391	392	393	394	395	396	397	398	399	400	401	402	403	404	405	406	407	408	409	410	411	412	413	414	415	416	417	418	419	420	421	422	423	424	425	426	427	428	429	430	431	432	433	434	435	436	437	438	439	440	441	442	443	444	445	446	447	448	449	450	451	452	453	454	455	456	457	458	459	460	461	462	463	464	465	466
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WINDOW SCHEDULE

[illegible]

① FIRST FLOOR PLAN



A2.02

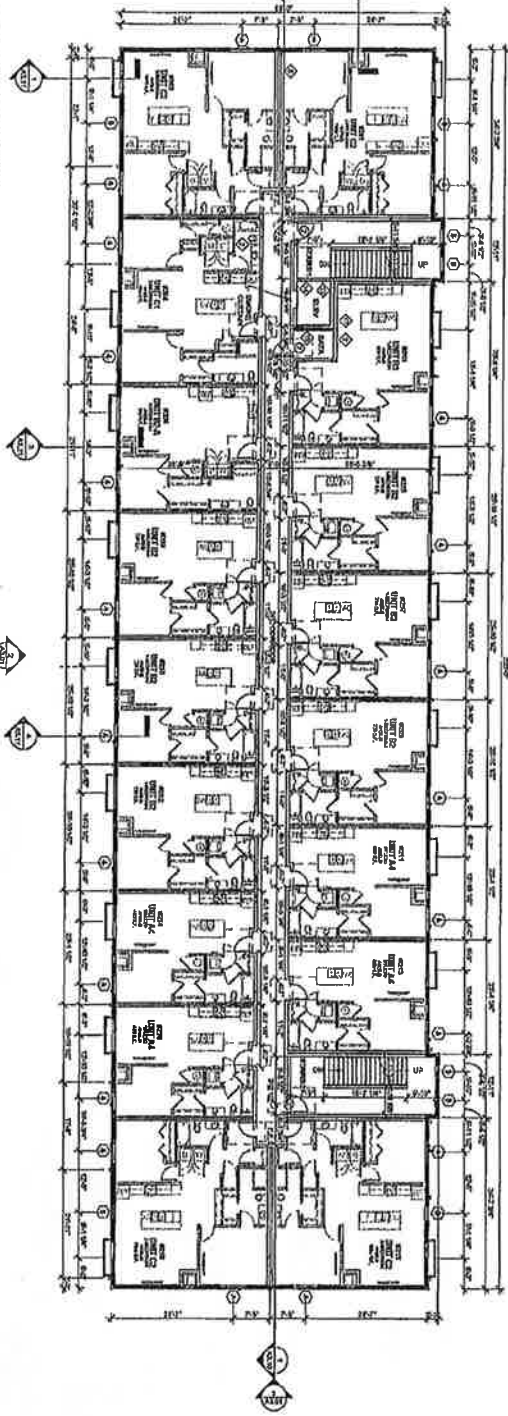
HEARTLAND FLATS ALLIANCE APARTMENTS & EXTENDED STAY CO-FLEX
Rev. 06/11
Total 1 - 2400 S Hwy 350, Field 2 - 2400 S Hwy 350, Extended Stay
coflex - 2400 S Hwy 350. Flexible/short apartments - 2400 S Hwy 350
ALLIANCE, NE
FIRST FLOOR PLAN

Preliminary
Not For
Construction

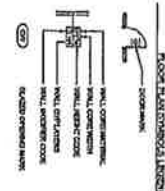
951

REVISIONS
 1. 11/15/05
 2. 11/15/05
 3. 11/15/05

1 SECOND FLOOR PLAN



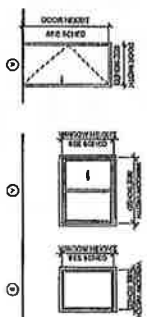
1. CONSTRUCTION OF THE SECOND FLOOR SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE 2000 INTERNATIONAL BUILDING CODE (IBC) AND THE 2000 INTERNATIONAL RESIDENTIAL CODE (IRC).
2. THE SECOND FLOOR SHALL BE CONSTRUCTED WITH CONCRETE SLAB ON GRADE AND CONCRETE WALLS AND PARTIAL GRADE FOUNDATION.
3. THE SECOND FLOOR SHALL BE FINISHED WITH CARPETING IN ALL COMMON AREAS AND VINYL COMPOSITE LAMINATE IN ALL UNIT AREAS.
4. THE SECOND FLOOR SHALL BE FINISHED WITH GYPSONUM BOARD IN ALL COMMON AREAS AND GYPSONUM BOARD IN ALL UNIT AREAS.
5. THE SECOND FLOOR SHALL BE FINISHED WITH GYPSONUM BOARD IN ALL COMMON AREAS AND GYPSONUM BOARD IN ALL UNIT AREAS.
6. THE SECOND FLOOR SHALL BE FINISHED WITH GYPSONUM BOARD IN ALL COMMON AREAS AND GYPSONUM BOARD IN ALL UNIT AREAS.
7. THE SECOND FLOOR SHALL BE FINISHED WITH GYPSONUM BOARD IN ALL COMMON AREAS AND GYPSONUM BOARD IN ALL UNIT AREAS.



ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE	TOTAL
1	CONCRETE SLAB ON GRADE	SQ. YD.	10,000	1.00	10,000.00
2	CONCRETE WALLS	SQ. YD.	1,000	1.00	1,000.00
3	CONCRETE PARTIAL GRADE FOUNDATION	SQ. YD.	1,000	1.00	1,000.00
4	FINISH CARPETING	SQ. YD.	10,000	1.00	10,000.00
5	FINISH VINYL COMPOSITE LAMINATE	SQ. YD.	1,000	1.00	1,000.00
6	FINISH GYPSONUM BOARD	SQ. YD.	1,000	1.00	1,000.00
7	FINISH GYPSONUM BOARD	SQ. YD.	1,000	1.00	1,000.00
8	FINISH GYPSONUM BOARD	SQ. YD.	1,000	1.00	1,000.00
9	FINISH GYPSONUM BOARD	SQ. YD.	1,000	1.00	1,000.00
10	FINISH GYPSONUM BOARD	SQ. YD.	1,000	1.00	1,000.00



ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE	TOTAL
1	WINDOW	SQ. YD.	10,000	1.00	10,000.00
2	WINDOW	SQ. YD.	1,000	1.00	1,000.00
3	WINDOW	SQ. YD.	1,000	1.00	1,000.00
4	WINDOW	SQ. YD.	1,000	1.00	1,000.00
5	WINDOW	SQ. YD.	1,000	1.00	1,000.00



ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE	TOTAL
1	DOOR	SQ. YD.	10,000	1.00	10,000.00
2	DOOR	SQ. YD.	1,000	1.00	1,000.00
3	DOOR	SQ. YD.	1,000	1.00	1,000.00
4	DOOR	SQ. YD.	1,000	1.00	1,000.00
5	DOOR	SQ. YD.	1,000	1.00	1,000.00

A2.08

HEATLAND FLATS ALLIANCE APARTMENTS & EXTENDED STAY APARTMENTS
 Rev 05/05
 Detail 1 - 2499 D May 2005, Detail 2 - 2499 D May 2005, Extended Stay
 Office - 2499 D May 2005, Residential Apartments - 2499 D May 2005
 ALLIANCE, INC.
 SECOND FLOOR PLAN



931

1. **PROPOSED ADDITION OF TWO NEW CONCEPTS:** **DATA** and **DATA SET** are added to the existing **DATA TYPE** and **DATA SET TYPE** categories. **DATA** is defined as a collection of related information, and **DATA SET** is defined as a collection of related information that is organized in a specific way.
2. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.
3. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.
4. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.
5. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.
6. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.
7. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.
8. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.
9. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.
10. **REVISIONS TO THE EXISTING CONCEPTS:** The existing **DATA TYPE** and **DATA SET TYPE** categories are revised to reflect the new definitions of **DATA** and **DATA SET**.

Q17. Which of the following is not a type of transformer?

(A) Auto transformer
(B) Step down transformer
(C) Step up transformer
(D) None of these

OVERALL 3RD FLOOR FINISH SCHEDULE

DOOR & FRAME SCHEDULE	
NO.	DESCRIPTION
1	DOOR
2	FRAME
3	GLASS
4	GLASS
5	GLASS
6	GLASS
7	GLASS
8	GLASS
9	GLASS
10	GLASS
11	GLASS
12	GLASS
13	GLASS
14	GLASS
15	GLASS
16	GLASS
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91	GLASS
92	GLASS
93	GLASS
94	GLASS
95	GLASS
96	GLASS
97	GLASS
98	GLASS
99	GLASS
100	GLASS

[illegible]

1. CONSIDERING THE LOCATION OF ALL VITAL ORGANS AND THE POSITION OF THE SPINAL CORD AND SPINAL NERVES, THE POSITION OF THE LIVER, STOMACH, PANCREAS, AND SPLEEN, THE POSITION OF THE LUNG, HEART, AND AORTA, THE POSITION OF THE KIDNEY, UTERUS, AND VAGINA, THE POSITION OF THE BLADDER, AND THE POSITION OF THE RECTUM, IT IS EVIDENT THAT THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
2. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
3. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
4. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
5. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
6. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
7. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
8. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
9. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.
10. THE POSITION OF THE SPINAL CORD AND SPINAL NERVES IS OF THE GREATEST IMPORTANCE IN THE TREATMENT OF THE ABOVE MENTIONED DISEASES.

[illegible]

DOOR & FRAME SCHEDULE		FINISHES	
		DOOR	FRAME
1	DOOR		
2	WIDTH		
3	HEIGHT		
4	SWING		
5	MATERIAL		
6	FINISH		
7	TYPE		
8	MATERIAL		
9	FINISH		
10	ROUTE		
11	DOOR		
12	CLOSURE		
13	LOCK DEVICE		
14	WEIGHT		
15	FLIGHT ROOM		
16	WALL ROOM		
17	UNUSUAL		
18	GLAZING		
19	PAINT		
20	PAINT		

WINDOW SCHEDULE						
MARK	UNIT	FINISHES			GLASS TYPE	REMARKS ORDER NO. DATE ORDERED
		WYSOTE	WYDOITY	MATERIAL COLOR		
C				PURPLE		

4TH FLOOR PLAN

EXHIBIT "E"

STATUTORY COST BENEFIT ANALYSIS HEARTLAND FLATS MALL AND APARTMENTS PROJECT

As authorized in the Nebraska Community Development Law, §18-2147, *Neb. Rev. Stat.* (2012), the Community Redevelopment Authority of the City of Alliance has analyzed the costs and benefits of the proposed Alliance Mall Redevelopment Project, including:

Project Sources and Uses. Approximately \$2,322,680 (the total of increased taxes generated over the statutory period to amortize principal and interest on a tax increment development revenue bond of \$1,500,00) in public funds from tax increment financing provided by the City of Alliance will be required to complete the project. This investment by the City will leverage \$8,033,886 in private sector financing; a private investment of \$3.46 for every City dollar investment. Of that private investment, it is projected that the \$1,114,100 present value will be provided by an occupation tax.

TOTAL PRIVATE IMPROVEMENTS	\$10,647,986
Portion of costs paid by Occupation Tax	\$ 1,114,100
Portion of costs paid by TIF	1,500,000
Private sector investment	\$ 8,033,886
Total P&I payments for TIF	\$ 2,322,680
Private \$ per TIF \$ investment (Priv. invest / P&I)	\$ 3.46

Tax Revenue. The property to be redeveloped is anticipated to have a January 1, 2021, valuation of \$251,363. Based on the 2021 levy this would result in a real property tax of \$4,902. It is anticipated that the assessed value will increase by over \$8,625,500 over the development period and remain stable thereafter as a result of the site redevelopment. This development will result in an estimated tax increase of over \$168,000.00 annually. The tax increment gained from this Redevelopment Project area would not be available for use as City general tax revenues but would be used for eligible public and private improvements to enable this project to be realized.

Public Infrastructure and Community Public Service Needs. The Project will not require that the City pay for any changes to utilities, or other public service needs.

Employment Within the Project Area. Employment within the Project Area is expected to increase by a minimum two full time positions. Temporary construction employment will increase during the construction.

Employment in the City Outside the Project Area. The economic activity generated in the Redevelopment Area will have a modest impact on employment needs for supply and service within the area but provided by establishments located outside of the Redevelopment Area. It is not currently possible to establish the impact as the redevelopment project will be market driven and the project mix will be dictated by that market.

Other Impacts. Significant local sales tax will be generated as the Mall is filled with tenants. Based on the Redeveloper's projections for future Redevelopment Area taxable sales, the completed project would generate approximately \$345,000 in sales. A 1.5% local sales tax would generate an estimated \$5,100 in annual City sales tax.

Impacts on Student Population. This project will provide new apartments that could attract new residents and school age children to the City. However the project provides 18 two bedroom units. This limits the number of possible new students to be absorbed by the school system.

EXHIBIT F
ELIGIBLE PROJECT COSTS

Alliance Apartments

TIF & EEA Eligible Costs Analysis
5.31.22

TIF Eligible Cost Summary	Project Sources	Refunded Back to project over term of Incentive
Projected Total Project Cost:	\$ 10,647,986	
TIF - Total TIF Projection (Direct Project Allocation)	\$1,500,000.00	
EEA		\$ 1,077,100.00
Private Sources	\$ 9,147,986.00	

TIF Eligible Acquisition Expense	TIF	EEA
	\$ 300,000.00	

Public Improvements

0.00 Administrative Expenses		
0.01 City TIF Administration Fee	\$ 15,250.00	\$ -
0.02 TIF Interest Expense	\$ 114,000.00	\$ -
0.02 Legal	\$ 35,000.00	\$ -
	\$ 164,250.00	\$ -
1.00 Sitework (on site and off site work)		
1.01 Subgrade prep, Dry & Wet utilities, misc. site work	\$ 203,500.00	\$ -
1.02 Public parking, landscape, irrigation	\$ 316,500.00	\$ -
3.03 On going maintenance	\$ -	\$ 195,000.00
1.03 Project Management	\$ 41,600.00	\$ -
1.04 Development Program Management Overhead	\$ 26,000.00	\$ -
1.05 Project Design	\$ 11,000.00	\$ 19,000.00
1.06 Contingency	\$ 29,930.00	\$ -
	\$ 628,530.00	\$ 214,000.00

Public Enhancements

2.00 Building Façade Upgrades		
2.01 Storefront Window System	\$ 10,000.00	\$ -
2.02 Low E Energy Efficient Windows	\$ 85,000.00	\$ -
2.03 Masonry	\$ 25,000.00	\$ -
2.04 Project Management	\$ 9,600.00	\$ -
2.05 Development Program Management Overhead	\$ 6,000.00	\$ -
2.06 Project Design	\$ 25,000.00	\$ -
2.07 Contingency	\$ 8,030.00	\$ -
	\$ 168,630.00	\$ -
3.00 Energy Efficiency Improvements to Residential		
3.01 Reflective Roofing Surfaces & Insulation	\$ -	\$ 400,000.00
3.02 Energy efficient HVAC and HVAC energy management system	\$ 250,000.00	\$ -
3.03 Energy Efficient Light Fixtures (LED)	\$ -	\$ 140,000.00
3.03 Ongoing management & Promotions	\$ -	\$ 92,100.00
3.04 Project Management	\$ -	\$ 115,000.00
3.05 Development Program Management Overhead	\$ -	\$ 75,000.00
3.06 Project Design	\$ 19,000.00	\$ 19,000.00
3.07 Contingency	\$ -	\$ 59,000.00
	\$ 269,000	\$ 900,100.00

Total TIF Eligible Cost: \$ 1,530,410.00 \$ 1,114,100.00

RESOLUTION NO. 22-48

BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF ALLIANCE, NEBRASKA:

Recitals:

a. A Redevelopment Plan for the *Alliance Heartland Flats Mall and Apartments Project* by 385 Apartments, LLC (the “Redevelopment Plan”) has been submitted to the Alliance Community Redevelopment Authority (“CRA”) according to the Community Development Law, NEB. REV. STAT. § 18-2101 *et seq.* (the “Act”). The Redevelopment Plan proposes to redevelop an area of the City which the City Council has declared to be blighted and substandard and in need of redevelopment.

b. The area to be redeveloped under the Redevelopment Plan is described as Lot 4A, a Replat of Lots 1, 2, and 3 Holsten Addition, a Replat of Block 10 Syndicate Addition, to the City of Alliance, in the SW¼ of Section 35, Township 25 North, Range 48 West of the 6th P.M., Box Butte County, Nebraska (the “Redevelopment Area”). This Redevelopment Plan includes a request for tax increment financing from the division of taxes on the Redevelopment Area. This Redevelopment Plan also provides for the designation of an Enhanced Employment Area for purposes of establishing an occupation tax on taxable sales in the following area: Lots 1A, 2A, 3A, and 4A, a Replat of Lots 1, 2, and 3 Holsten Addition, a Replat of Block 10 Syndicate Addition, to the City of Alliance, in the SW¼ of Section 35, Township 25 North, Range 48 West of the 6th P.M., Box Butte County, Nebraska (the “EEA Area”).

c. The Redevelopment Plan has been reviewed by the Planning Commission, which found that the Redevelopment Plan conforms to the 2009 Alliance Comprehensive & Long Range Transportation Plan (the “Comprehensive Plan”). The Planning Commission recommended approval of the Redevelopment Plan to the CRA and City Council.

d. The Redevelopment Plan has been reviewed by the CRA, which found that the Redevelopment Plan conforms to the Comprehensive Plan, that the project as proposed in the Redevelopment Plan would not be economically feasible or occur in the project area without tax increment financing, and that the costs and benefits of the project, including costs and benefits to other affected political subdivisions, the economy of the community, and the demand for public and private services, having been analyzed by the CRA, are in the long term best interests of the community.

e. The CRA recommended approval of the Redevelopment Plan to the City Council.

f. On August 16, 2022, the City Council held a public hearing on the proposal to approve the Redevelopment Plan.

g. The City Council has reviewed and conducted a cost-benefit analysis of the Redevelopment Plan and makes the findings and recommendations as documented in writing in this Resolution.

Resolved:

1. The Redevelopment Plan is determined to be feasible and in conformity with the Comprehensive Plan and with the legislative declarations and determinations set forth in the Act.

2. The project as proposed in the Redevelopment Plan would not be economically feasible or occur in the Redevelopment Area without tax increment financing and the costs and benefits of the project, including costs and benefits to other affected political subdivisions, the economy of the community, and the demand for public and private services, having been analyzed by the City Council, are in the long-term best interests of the community impacted by the project.

3. The project contemplated by the Redevelopment Plan will result in at least two new employees in the EEA Area and a new investment in the EEA Area of at least \$125,000.00.

4. The City Council approves the Redevelopment Plan.

5. In accordance with NEB. REV. STAT. § 18-2147, and as proposed in the Redevelopment Plan, the City Council provides that any ad valorem tax on the Redevelopment Area as set forth in the Redevelopment Plan, for the benefit of any public body be divided for a period of 15 years after the effective date as provided in § 18-2147, which effective date shall be determined in a Redevelopment Contract and Redevelopment Contract Amendment to be entered into between the Redeveloper, the CRA, and the City Council. Said tax shall be divided as follows:

(a) That proportion of the ad valorem tax which is produced by levy at the rate fixed each year by or for each public body upon the redevelopment project valuation (as defined in the Act) shall be paid into the funds of each such public body in the same proportion as all other taxes collected by or for the bodies;

(b) That proportion of the ad valorem tax on real property in the redevelopment project in excess of such amount, if any, shall be allocated to and, when collected, paid into a special fund of the CRA to be used solely to pay the principal of, the interest on, and any premiums due in connection with the bonds of, loans, notes or advances of money to, or indebtedness incurred by, whether funded, refunded, assumed, or otherwise, the CRA for financing or refinancing, in whole or in part, the project set forth in the Redevelopment Plan. When such bonds, loans, notes, advances of money, or indebtedness, including interest and premiums due have been paid, the CRA shall so notify the County Assessor and County Treasurer and all ad valorem taxes upon taxable real property in the redevelopment project shall be paid into the funds of the respective public bodies; and

(c) Any interest and penalties due for delinquent taxes shall be paid in the funds of each public body in the same proportion as are all other taxes collected by or for the public body.

6. The Mayor and Clerk are authorized and directed to execute such documents and take such further actions as are necessary to carry out the purposes and intent of this Resolution and the Redevelopment Plan.

7. This Resolution shall become effective immediately upon its adoption.

PASSED and APPROVED on August 16, 2022

Mayor

ATTEST:

City Clerk (Seal)



Building the Best Hometown in America®

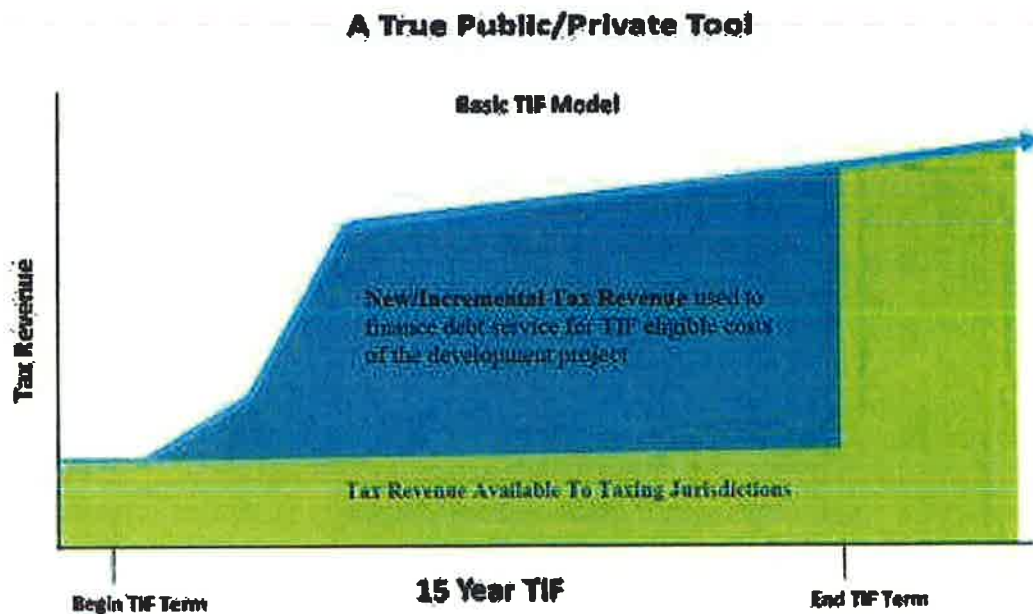
Tax Increment Financing (TIF)

Guidelines and Application

1. INTRODUCTION

The procedures below are used by the City of Alliance City Council, Planning Commission, and Community Redevelopment Authority ("CRA") for evaluating proposals requesting Tax Increment Financing ("TIF") for projects within the City of Alliance. These are guidelines only, and TIF applications, plans, and projects are subject to final approval by the City and the provisions of the Nebraska Community Development Law, as it may be amended from time to time.

Property located in a blighted and substandard area can be extremely expensive to develop. TIF encourages private investment in these areas by allowing the City to pledge, for up to 15 years, increases in property tax revenue resulting from the development to the payment of certain costs associated with the development. The chart below demonstrates the public and private benefits of TIF.



II. PROGRAM CRITERIA

1. The project must be located within an area that has been, or is eligible to be, designated as blighted and substandard as defined in the Community Development Law. (See Appendix C, which may be amended from time to time. Applicants are encouraged to confirm if modifications have been made at the time of making application).
 - A. If the proposed project is not within an area designated as blighted and substandard, the applicant may submit to the City of Alliance a written request for a study to determine whether the area qualifies to be designated as blighted and substandard. Any study will be at the expense of the applicant.
 - B. The qualification of an area as blighted and substandard does not automatically mean the City will designate the area as blighted and substandard. Making this designation remains in the sole and absolute discretion of the City Council.
2. The costs and benefits of the project must be in the long-term best interest of the community.
3. The project would not be economically feasible and would not occur in the blighted and substandard area without the use of TIF.
4. The project must further the objectives of the City's Comprehensive Plan.
 5. The applicant must be able to show the financial ability to complete the project, including any public improvements, as presented. The financial ability can be contingent on TIF being granted. However, the applicant must understand that TIF typically only pays for a small portion of a project. The City assumes no responsibility for the payment of any TIF project expenses, except to the extent tax increment financing is granted. The City assumes no responsibility for selling or purchasing any TIF note or bond.
6. All TIF projects must comply with City codes.

III. TIF ELIGIBLE COSTS

The following are generally considered TIF eligible costs (but is not an exhaustive list):

1. Public improvements associated with the redevelopment project. Public improvements can be located on a redevelopment project site, directly adjacent to the redevelopment project site, or within the general vicinity of the redevelopment project site if those improvements are necessary for or associated with the project.
2. Acquisition costs of redevelopment project sites.
3. Site preparation, demolition, grading, and other pre-development work prior to construction of the project.
4. Architectural and engineering services related to the project as well as environmental services and studies.

5. Utility extensions.

6. Rehabilitation, major renovations, and retrofitting of structures within the redevelopment project area which exceed minimum building and design standards and prevent the recurrence of substandard and blighted conditions.

7. Public parking.

8. Costs associated with plan preparation and approval.

IV. APPLICATION PROCESS

Box Butte Development Corporation will be the applicant's primary point of contact for the project. All applications for TIF must be submitted to Box Butte Development Corporation for review prior to submittal to the City of Alliance for presentation of the application to the CRA. (See Appendix A.) Submittal of the application generally establishes when the Redevelopment Plan will be presented to the CRA. CRA meetings are generally scheduled for the first Thursday of each month at 8:00 a.m. This scheduled date may change due to holidays or other circumstances. The applicant will be contacted to give a brief presentation to the CRA regarding the proposed TIF project. The TIF Application Submittal Deadline is fourteen (14) business days prior to the CRA meeting at which the application will be presented.

On the TIF Application Submittal Deadline Date by noon:

Submit one (1) hard copy of the entire, completed TIF Application,

Email an electronic copy of the TIF Application,

Submit the \$250.00 TIF Application Fee.

The TIF application will be evaluated by Box Butte Development Corporation and City Staff, which may request further information from the applicant or require revisions to the application. After the TIF application is approved by City Staff, the applicant will be notified of the appropriate CRA meeting to attend to present the proposed TIF project.

V. APPROVAL PROCESS

After approval of the application by the CRA, the project goes through the following process:

1. **Preparation of a Redevelopment Project Plan:** The Redevelopment Plan has certain statutory requirements. City Staff can prepare the Plan with the assistance of the applicant. Alternately, the applicant can hire a qualified person to prepare the Plan and submit that Plan to the City for consideration. If the applicant submits a Plan to the City staff, the City staff may require certain revisions to the Plan prior to submitting the Plan to the CRA.
2. **Approval of the Redevelopment Plan:** The Plan is first submitted to the CRA which will conduct a cost-benefit analysis. (See Appendix B.) The Plan is then referred to the Planning Commission for a public hearing and its recommendation as to whether the Plan is consistent with the goals set out in the City's Comprehensive Plan. Following the Planning Commission recommendation, the Plan is then submitted to the CRA for further review. The CRA will make a recommendation regarding the Plan to City Council. The Plan is then forwarded to City Council for a public hearing. Following the public hearing, City Council can approve a resolution adopting the Redevelopment Plan.

3. Approval of the Redevelopment Agreement: Following approval of the Redevelopment Plan, the City and the owner/developer negotiate a Redevelopment Agreement. The Agreement sets forth the responsibilities of both parties. The Redevelopment Agreement will then be submitted to the CRA for approval. The CRA may simultaneously authorize a TIF note. However, a TIF note will not be issued by the CRA until eligible project costs are incurred. Interest rates on TIF notes will be determined by the market at the time the note is issued.

VI. TIF FEE STRUCTURE

The fee structure for TIF projects are as follows:

1. An initial application fee of \$250.00 is due upon submission of the TIF application.
2. Upon conceptual approval of TIF application by the CRA, a processing fee based on the schedule below shall be remitted if the applicant wishes a Plan to be considered by the Planning Commission, CRA, and City Council. The processing fee is intended to cover the City's costs and expenses in creating and/or reviewing the Plan and cost-benefit analysis and running the Plan through the appropriate approval process.

The processing fee shall be paid prior to the City's preparation and/or review of the Plan. If the processing fee has not been paid for a period of six (6) months after notification of conceptual approval, the application shall be deemed abandoned and the application fee forfeited. The processing fee schedule is as follows:

- If the estimated TIF proceeds available for the Project are \$50,000.00 to \$75,000.00, the processing fee shall be equal to 5% of the estimated TIF proceeds, and the processing fee will also cover the administrative fee.
 - If the estimated TIF proceeds available for the Project are \$75,000.01 to \$100,000.00, the processing fee shall be equal to 8% of the estimated TIF proceeds, and the processing fee will also cover the administrative fee.
 - If the estimated TIF proceeds available for the Project are over \$100,000.00, the processing fee shall be the greater of (a) \$5,000.00 or (b) 1% of the estimated TIF proceeds. This processing fee will be in addition to the administrative fee set forth below.
3. Upon approval of the Redevelopment Plan and Redevelopment Agreement, the person or organization receiving the TIF Proceeds estimated to be over \$100,000.00 shall pay an administrative fee of \$5,000. The administrative fee is intended to cover the City's costs and expenses of administering the TIF note during its life.

Below are examples of the Fees due to the City for particular projects:

Estimated TIF Proceeds	Application Fee	Processing Fee	Administrative Fee	Total
\$50,000.00	\$250.00	\$2,500.00 (5%)	Included in Processing Fee	\$2,750.00
\$75,000.00	\$250.00	\$3,750.00 (5%)	Included in Processing Fee	\$4,000.00
\$80,000.00	\$250.00	\$6,400.00 (8%)	Included in Processing Fee	\$6,650.00
\$100,000.00	\$250.00	\$8,000.00 (8%)	Included in Processing Fee	\$8,250.00
\$110,000.00	\$250.00	\$5,000.00 (minimum)	\$5,000.00	\$10,250.00
\$350,000.00	\$250.00	\$5,000.00 (minimum)	\$5,000.00	\$10,250.00
\$500,000.00	\$250.00	\$5,000.00 (1%)	\$5,000.00	\$10,250.00
\$600,000.00	\$250.00	\$6,000.00 (1%)	\$5,000.00	\$11,250.00
\$1,000,000.00	\$250.00	\$10,000.00 (1%)	\$5,000.00	\$15,250.00

VII. DISCLAIMER

These guidelines contain general guidance only and shall not be deemed a contract or promise by the City or any of its departments to provide TIF proceeds or any services outlined above. Any timeline given by the City or its representative shall be deemed an approximation only and while developers may use these timelines for planning purposes, they should not rely on such timelines, nor shall the City, the CRA, the Planning Commission, or any of their respective officers, agents, employees, and representatives be liable for not strictly adhering to any deadline set forth or implied. The City, by and through the City Manager, reserves the right to reasonably alter these policies or equitably adjust the fee charged in connection with any project if, in the City Manager's discretion such alterations or adjustments are in the best interest of the City. Nothing in these guidelines, including the payment of any fees, shall guarantee TIF to any person or entity. The receipt of TIF is subject to the developer meeting all statutory and local requirements of TIF and the approval of the City.

APPENDIX A

APPLICATION FOR TAX INCREMENT FINANCING

Please note that the following application must be typed prior to submission to Box Butte Development Corporation. You should attach additional pages when necessary. The applicant(s) or a designated representative may be asked to be present at the Community Redevelopment Authority (CRA), Planning Commission, and City Council meetings to answer any questions related to the project. Proper notice of both meetings will be given to applicants by City Staff. **Failure to complete any of these application requirements may result in ineligibility for or delay of approval of Tax Increment Financing.**

1. Please state, the name, address, telephone number and email address of the Redeveloper(s) (the applicant). If the Redeveloper is a business entity, please include the name of the designated representative of the business and the position title.

385 Apartments, LLC

P.O Box 82423, Lincoln, NE 68501

Justin Hernandez, Managing Member, (402) 416.7222, justin@revdev.com

2. Please describe the property to be redeveloped (the "Project Site") by address, legal description, or, if necessary, general location. Please include all parcel numbers included in the Project Site. Please attach a map of the Project Site if available.

Lot 4A (070238510) Holsten Addition Replat, Alliance, NE 68301

Project Site Map Attached

3. Please describe the existing uses and condition of the Project Site.

Lot is currently vacant, awaiting development

4. If you do not currently own the Project Site, please explain your plan for acquiring the Project Site, including whether you have a current agreement to acquire the Project Site.

To be purchased from Alliance 385, LLC

5. Please describe the Redevelopment Plan on the Project Site. In your description, please address (include your answers in an attached document):

A. Proposed land uses after redevelopment (please attach a land use plan if available). B. The necessity of and plan to demolish or remove structures.

C. Land coverage and building intensities in the Project Site after redevelopment (please attach a site plan if available).

- D. Standards of population densities in the Project Site expected after redevelopment. E. A statement of any proposed changes to zoning, street layouts, building codes, or ordinances. F. A statement of any planned subdivision to the Project Site. G. A statement of additional public facilities and utilities required to support the Project Site after redevelopment. H. Employment within the Project Site before and after redevelopment. I. Any other information you deem relevant.

6. Please itemize your estimated project costs (attach copies of bids or estimates to support estimated project costs):

A. Acquisition Cost:	\$ 300,000
B. Site Development:	\$ 224,175
Site Work	
Surveying	
Environmental	
Soil Borings	
C. Project Cost:	\$ 9,354,927
D. Architectural & Engineering Fees:	\$ 93,713
E. Legal Fees:	\$ 35,000
F. Financing Costs:	\$ 63,449
G. Tap and Permit Fees	\$ 45,150
H. Soft Costs:	\$ 531,572

TOTAL \$ 10,647,986

7. Please list the names and addresses of all known architects, engineers, and contractors who will be involved with the Project.

Architect - Studio 951 - 800 P Street, Suite 203, Lincoln, NE 68508

Contractor - NGC - 1935 O Street, Lincoln, NE 68508

8. Please itemize the following regarding the valuation of the Project Site:

- A. Total estimated assessed valuation of Real Property at completion: \$8,625,536
- B. Latest property valuation (from R.E. Tax Statement): \$251,363

9. Please itemize your projected sources of financing for the Project (include a construction pro forma if available):

A. Equity: \$ 1,347,986

B. Bank Loan: \$ 7,800,000

C. Tax Increment Financing: \$ 1,500,000

D. Other (itemize): \$

TOTAL \$ 10,647,986

10. Please set forth your Project schedule.

A. Expected acquisition date (if applicable):

B. Demolition start date (if applicable):

C. Construction start date: August 2022

D. Construction completion date: October 2023

E. If project is phased:

Year _____ % Complete

Year _____ % Complete

11. Please name any other municipality wherein you, or other entities the applicant has been involved with, has completed developments within the last five years.

Holiday Inn Express - Alliance , Holiday Inn Express - Chadron

Holiday Inn Express - Ogallala , Hampton Inn - Columbus , Hampton Inn - Hastings

12. Tax Increment Financing Request:

A. Describe amount and purpose for which Tax Increment Financing is required:

Alliance 385, LLC is requesting TIF in the amount of \$1,500,000. The TIF will be used for all of the purposes allowed by the Community Development Law statutes of Nebraska including, but not limited to, acquisition, infrastructure, architectural and engineering, legal, financing costs associated with the redevelopment.

B. Statement of necessity for use of Tax Increment Financing:

This project would not be feasible without the use of tax increment financing. The costs of construction have escalated in the past 7 years, with lumber and other material costs today almost 3 times higher than the same materials only 7 years ago, making construction of housing projects impossible without TIF. We would not consider starting this project without TIF.

C. Have you filed or do you intend to file an application with the Nebraska Department of Revenue to receive tax incentives under the Nebraska Advantage Act for a project located or to be located within the Project Site?

_____ Yes X No

D. If your answer to the previous question 12.C is "Yes," does such application include, or will such application include, as one of the tax incentives, a refund of the City's local option sales tax revenue?

_____ Yes _____ No

E. If your answer to question 12.C is "Yes," has the application been approved under the Nebraska Advantage Act?

_____ Yes _____ No

I certify that the facts and estimates set forth in this application for Tax Increment Financing (TIF) are true and accurate to the best of my knowledge. I understand that false statements on this application shall be considered sufficient cause for ineligibility.

I understand that the City may request additional information it deems relevant and that submitting this application does not guarantee a grant of TIF. All TIF grants are conditional upon (1) approval by the appropriate City authorities and (2) the execution of a contract between you and the CRA.

I agree to maintain all project related receipts for a period of five (5) years beginning at final payment of Tax Increment Financing for audit purposes.

Justin Hernandez [Signature] 5-27-22
Applicant Name Signature Date

Applicant Name Signature Date

APPENDIX B

COMMUNITY REDEVELOPMENT AUTHORITY, CITY OF ALLIANCE, NEBRASKA

[NAME OF PROJECT]

COST-BENEFIT ANALYSIS

(Pursuant to Neb. Rev. Stat. § 18-2113)

A. Project Sources/Use of Funds: An estimated \$_____ of TIF Revenues are available for this Project. This public investment will leverage approximately \$_____ in private sector investment; a private investment of almost \$_____ for every TIF dollar invested. Below is a breakdown of estimated costs and expenses of the Project and the use of funds for each:

Description TIF Funds (eligible) Private Funds Total

B. Tax Revenues and Tax Shifts Resulting from the Division of Taxes.

C. Public Infrastructure and Community Public Service Needs Impacts and Local Tax Impacts Arising from Project Approval.

D. Impacts on Employers and Employees of Firms Locating or Expanding Within the Boundaries of the Redevelopment Project Area.

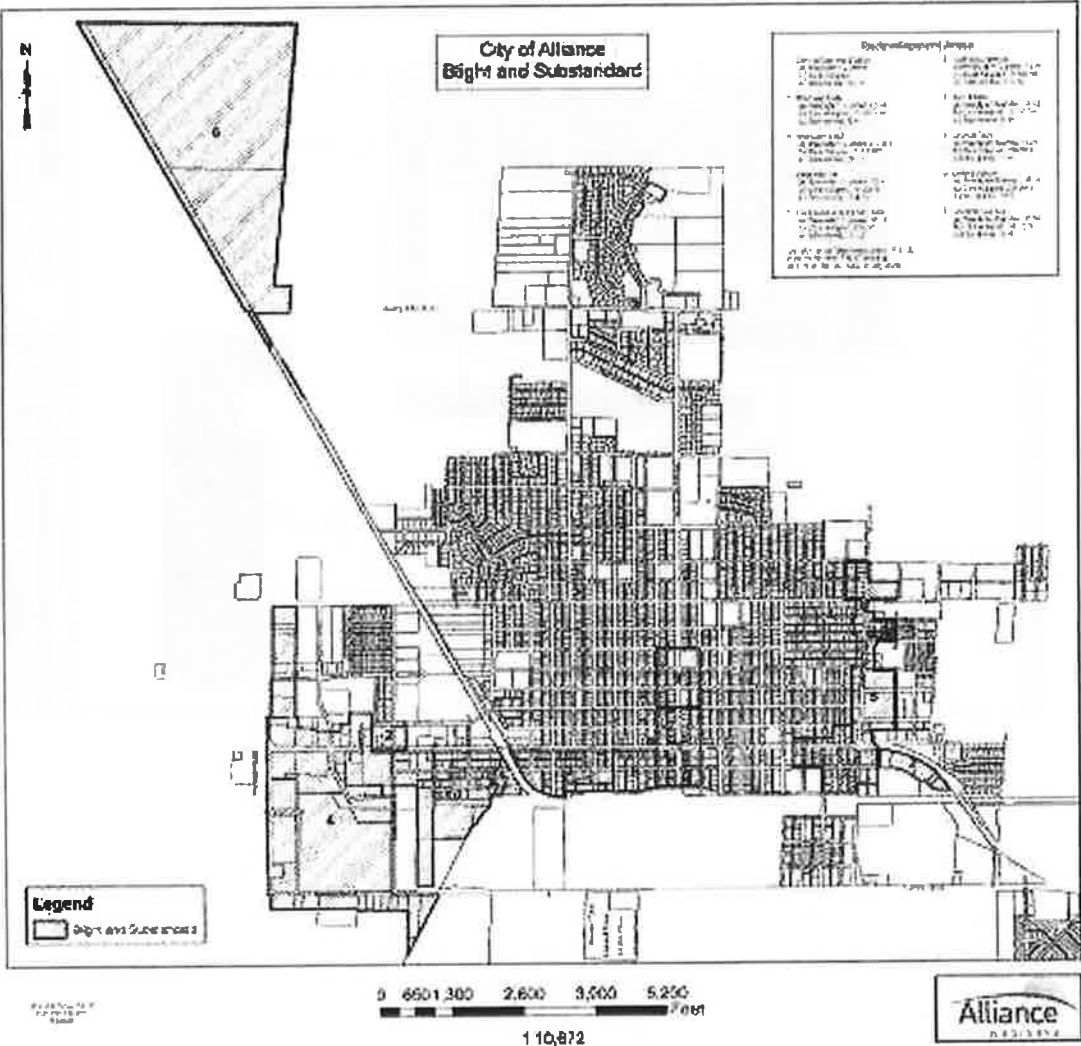
E. Impacts on other Employers and Employees within the City and immediate area located outside the Redevelopment Project Area.

F. Impacts on Student Populations of School Districts within the City.

G. Other Impacts.

Approved by the Community Redevelopment Authority, City of Alliance on _____

Chair



Alliance Apartments

TIF & EEA Eligible Costs Analysis
5.31.22

		Project Sources	Refunded Back to project over term of Incentive
TIF Eligible Cost Summary			
Projected Total Project Cost:		\$ 10,647,986	
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EEA			\$ 1,077,100.00
Private Sources		\$ 9,147,986.00	
		TIF	EEA
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3.07 Project Design	\$ 19,000.00	\$ 19,000.00	
3.08 Contingency		\$ 59,000.00	
	\$ 269,000	\$ 900,100.00	
Total TIF Eligible Cost:		\$ 1,530,410.00	\$ 1,114,100.00



CITY OF ALLIANCE Budget Transfer

☐

Operating

☒

Capital

Reason for Transfer/ Resolution No.:

FAA Letter of Correction for airfield markings on Runway 8/26 and Runway 12/30. Lack of availability of certified paint supply.

Account Name	Account Number	Amount of Transfer (Hundreds of Dollars)	Amended Budget
From Account (s):			
Runway Rejuvenation	22-41-43-56-911	\$67,300	\$4,882,700.00
To Account (s):			
NRCNTSVC - Lawn, Grounds	22-41-43-44-495	\$67,300	\$67,800.00

Requested by Lynn Placek

Date 8/4/2022

Approved by Council on _____

If transfer amount is under \$ 2,500, submitted to Finance Director for approval.
If transfer amount is \$ 2,500 and over, submitted to City Manager for approval.

Randy Ruggles

City Finance Director

City Manager

INTERNAL USE

Date Transfer Completed _____

Transfer Completed By _____

Reference# _____

Narrative

August 16, 2022



RESOLUTION – RUNWAY AIRFIELD PAINT PROPOSAL

Alliance Municipal Airport went through their annual Federal Aviation Administration (FAA) inspection on June 21st. During that inspection, the airport received a letter of correction for lead off lines for Runway 8/26 and Runway 12/30 from Taxiway B. The two lines need to be removed and all four lead off lines need to be repainted. Removal of these markings is something that airport staff cannot do themselves due to the porous friction course of the Runways.

Airport staff have been working on the other required markings that need to be repainted. The painting left to do is the edge markings for Runway 8/26, edge markings for Runway 12/30, and Runway 26 threshold stripes.

Jeff Wolfe with M.C. Schaff and Associates was contacted to help staff find a contractor for this work, as it is late in the year. Jeff Wolfe contacted Contractor Services Inc. (CSI) out of North Platte, but he said they did not think he could get that much paint this year. Jeff also tried contacting Proline West out of Loveland CO and Maxwell Asphalt out of Salt Lake UT but neither of them returned his calls. This led him to believe they were too busy to quote the project. The company that we did receive a quote from was Straight Stripe Painting who is currently working on a project in Wyoming. The amount to complete all of the work above is \$67,218.00.

Staff is recommending that Straight Strip Painting complete all painting left to be done to clear the FAA correction letter for several reasons. One, paint is very hard to come by this year and staff struggled to find the paint we needed earlier in the year. The amount required now is close to 800 gallons and is almost triple the amount acquired earlier this summer. Currently, four emails requesting quotes for the needed paint have been unanswered. The second reason is it would take airport staff a minimum of two weeks to complete the required painting and that is only if they do nothing else and have perfect weather with little wind. This is only the second year that painting has been needed on the airfield because of the rehabilitation of most of the surfaces. Straight Line can do the work needed and accomplish it in one or two days. The plan right now is to have the painting done by the end of August and meet the FAA deadline.

The airport budget and cash flow are both very tight for the Airport and Airport Contingency (\$25,000) will not cover the amount needed. It is recommended that a capital request to transfer funds from GL#22-41-43-56-911 (Runway Rejuvenation) to GL# 22-41-43-44-495 (NRCNTSVC- Lawn and Grounds) will be necessary for \$67,300.

RECOMMENDATION: APPROVE THE RESOLUTION AUTHORIZING PAYMENT OF QUOTE TO STRAIGHT STRIPE PAINTING AND A TRANSFER OF \$67,300 FROM CAPITAL TO OPERATING.

RESOLUTION NO. 22-49

WHEREAS, The City of Alliance owns and operates the Alliance Municipal Airport; and

WHEREAS, As a result of a Federal Aviation Administration inspection, the airport received a letter of correction for lead off lines for Runway 8/26 and Runway 12/30 from Taxiway B; and

WHEREAS, M.C. Schaff & Associates contacted three contractors requesting quotes, with only one contractor providing a quote;

WHEREAS, Straight Stripe Painting submitted a quote in the amount of the Sixty-seven Thousand Two Hundred Eighteen and no/100 Dollars (\$67,218).

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and City Council of Alliance, Nebraska, the contract with Straight Stripe Painting for the painting of lead off lines for Runways 8/26 and 12/30 at the Alliance Municipal Airport in the amount of Sixty-seven Thousand Two Hundred Eighteen and no/100 Dollars (\$67,218), hereby be approved.

BE IT FURTHER RESOLVED, A capital budget transfer from GL#22-41-43-56-911 (Runway Rejuvenation) to GL# 22-41-43-44-495 (NRCNTSVC- Lawn and Grounds) will be necessary in the amount \$67,300 to complete the project.

PASSED AND APPROVED this 16th day of August, 2022.

Mike Dafney, Mayor

(SEAL)

Attest: _____
Tarah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel



Contractor: **Alliance Municipal Airport**
 Address: **5631 Sarpy Road**
Alliance, Nebraska 69301
 Phone / Fax: **308-762-4512**
 Contact / Email: Reference Jeff Wolfe jwolfe@mcshaff.com

Estimate # **60136**
 Date Submitted: **8/3/2022**
 NE SOS # 10263381

Project Number:
 Project Name: **Alliance Municipal Airport - Runway Restripe**
 Project Location: **Alliance, Nebraska**
 DBW: **NO**

Estimate By:
Jake Adams
 Cell: 435.669.6478
jake@straightstripe.com

Item #	Item Description	Quantity	U of M	Unit Price	Total
Runway Restriping and Removal					
	Mobilization - Permanent Pavement Marking	1	Lump Sum	\$ 5,500.00	\$ 5,500.00
	Permanent Runway Side Stripes with Type I Glass Media	73,100	SF	\$ 0.55	\$ 40,205.00
	Permanent Runway Side Stripes Black Borders No Glass Media	15,300	SF	\$ 0.50	\$ 7,650.00
	Permanent Runway Thresholds with Type I Glass Media	10,400	SF	\$ 0.55	\$ 5,720.00
	Permanent Runway Thresholds Black Borders No Glass Media	1,900	SF	\$ 0.50	\$ 950.00
	Mobilization - Removal of Pavement Marking	1	Lump Sum	\$ 2,500.00	\$ 2,500.00
	Pavement Marking Removal	850	SF	\$ 4.50	\$ 3,825.00
	Permanent Yellow Pavement Marking with Type I Glass Media	560	SF	\$ 0.55	\$ 308.00
	Permanent Black Border Pavement markings	1,120	SF	\$ 0.50	\$ 560.00
NOTE: This Bid is for the whole package and NOT to be split					
SSP will use Yellow cloth runway closure crosses					
Airport to escort crew on site and monitor intersection safety work					
Bid does NOT include barricades or additional closure devices					
Bid does NOT include badging cost					
*SSP will Charge the Permanent Paint SF price for required repainting outside of job boundaries or not listed on bid sheet.					
*Permanent Pavement Markings Application bid using TT-P 1952F, Type II - 115 Sf/Gal & TTB 1325D Type I Glass Media 7 lbs./Gal					
* August / September 2022 work					
Specifications: Any mobilization estimated shall be charged for each time our company is called to perform labor and services on the project, and is NOT an estimate for mobilization for the entire project. Any item estimated at a "daily" rate will be charged per day at the unit price listed. Any item estimated as "unknown" will be charged at the unit price listed multiplied by the actual labor, services, and/or materials provided. All paint/markings, rumble strip, Asphalt polymer treatments, crack seal, mastic, seal coat, sweeping, sign & delineators to be applied under this estimate will be billed at the unit price listed above multiplied by the actual services applied at the project at your request.					
Exclusions: This estimate does NOT include surveying and/or layout of pavement markings, signs and delineators. (Does Not Include documenting type, location and offset of existing markings). Our company is not responsible for cleaning paved surface areas prior to painting/messaging application. Does NOT include core drilling for sign foundations.					

This estimate is valid for a period of 30 days from the date of this estimate. Any invoice submitted by our company shall be due 30 days after the date of such invoice. Any invoice not paid within the 30 day period

Total \$ 67,218.00

will accrue interest at a rate of 21% per annum until paid in full. Furthermore, in the event collection activities become necessary, our company shall be entitled to recover all of its costs incurred in the collection of the amounts due and owing under this estimate, including but not limited to attorneys' fees and court costs. The person signing below warrants and represents that he/she is authorized to sign this Estimate for and on behalf of any company which he/she may represent relative to the work to be performed under the Estimate, and has the pull power and authority to bind the company. A signed estimate serves as a legal "Notice To Proceed"

Customer Name (printed): _____
 Signature: _____

Title: _____
 Date: _____

Narrative

August 16, 2022



RESOLUTION - SKYVIEW GOLF COURSE GREENS MOWER PURCHASE

As with previous mower purchases, the Jacobsen Greens King IV Plus greens mower is being recommended for award without competition due to the investment we have made not only in machines, but in attachments for Jacobsen Greens King mowers. Purchasing a compatible Jacobsen Greens King mower will allow us to use existing Cutting & Brush Reels as well as Verticut Units and vibratory reels which would be incompatible with other mower brands. I am recommending the City of Alliance purchase this machine from TurfWerks, the licensed Jacobsen dealer for our region.



Funds for the purchase of this mower are included in the 2022/23 Golf budget. TurfWerks is anticipating this shipment will arrive in December of 2022 or January of 2023 and future deliveries do not have solid arrival dates. For that reason, I am recommending that we approve this purchase for the 2022/23 budget to allow us to reserve one unit from this scheduled Jacobsen shipment. Payment will be made out of the 2022/23 Budget when the unit arrives.

The purchase of this machine will replace an existing greens mower that was purchased in 2014. This older model will be traded for \$6,500.00 as part of this purchase. I recommend we purchase the following mower and attachment from TurfWerks for a total price with delivery of \$29,750.00.

- Greens King IV Plus Gas 18 hp gas engine w/power steering
- 2 - 15" blade reels RH
- 1" - 15" blade reel LH
- 3 Segmented front rollers
- 1 LED Front Light

Jacobsen no longer has a Sourcewell contract, but the price quoted is equivalent to the State of Iowa DOT contract at 25% off list discount.

RECOMMENDATION: APPROVE PURCHASE OF A JACOBSEN GREENS KING PLUS MOWER FROM TURFWERKS IN THE AMOUNT OF \$29,750.

RESOLUTION NO. 22-50

WHEREAS, The City of Alliance Parks Division has on their capital improvements plan for this fiscal year, the purchase of a greens mower for SkyView Golf Course; and

WHEREAS, The City of Alliance is pursuing the purchase of a new mower without competition due to the investment which has already been made in machines and attachments; and

WHEREAS, The City's Procurement Policy provides an exemption from bidding when staff determines that "a particular material or service is required to maintain interchangeability or compatibility as a part of an existing integrated system"; and

WHEREAS, The purchase is being recommended from TurfWerks of Omaha, NE in the amount of Twenty-nine Thousand Seven Hundred Fifty Dollars and No/100ths (\$29,750.00).

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and City Council of Alliance, Nebraska, that the Mayor be and hereby is authorized to enter into a contract for the purchase of a Jacobsen Greens King IV Plus Greens Mower in the amount of Twenty-nine Thousand Seven Hundred Fifty Dollars and No/100ths (\$29,750.00) from TurfWerks of Omaha, NE.

BE IT FURTHER RESOLVED, that the purchase will be funded from Golf Course Account No. 21-71-75-59-950.

PASSED AND APPROVED this 16th day of August, 2022.

Mike Dafney, Mayor

(SEAL)

Attest: _____
Tarah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel

PARTNERS IN GROWTH

Eagan, MN - Johnston, IA - Sioux Falls, SD - Omaha, NE

Equipment Request

Customer Name	Skyview Golf Course - City of Alliance	Date	4-Aug-22
Account Number		Ship Address	
Contact Person	Dick Halstead/Shana Brown	City	Alliance
Phone Number		State	NE
Mobile Number	308.760.3844	Zip Code	
Fax Number		Email Address	SBrown@cityofalliance.net

PO Number *X* _____ **Salesman Number** *X* 18

Deliver Date *X* _____ **Special Terms** *X* _____

[illegible]

***Includes setup**





August 9, 2022

Shana Brown
Culture & Leisure Services Director
City of Alliance
Alliance, NE 69301

Dear Shana,

I have reviewed the bid submitted by the Peltz Companies, Inc. The bid form has been properly completed, and their bid of \$1.49 million for the total project cost is very close to the estimated project cost of \$1.431 million. Furthermore, during the bidding period, I received numerous calls and e-mails with questions from both the Peltz Companies and their mechanical subcontractor, suggesting that they should have a very good understanding of the intent of the project.

It is my recommendation that the Peltz Companies Inc. Alternate Bid #1 of \$1.49 million, which includes the replacement of all existing VAV boxes, be accepted.

Sincerely,

Prochaska & Associates

Michael Hromanik

Michael Hromanik, PE, BCxP

Narrative

August 16, 2022



RESOLUTION - ALLIANCE LEARNING CENTER HVAC SYSTEMS REPLACEMENT

On July 15, 2022 the City of Alliance issued a Request for Bid for HVAC System Replacement at the Alliance Learning Center. One response was received and the proposal was opened at The Alliance Municipal Building Conference Room on August 5, 2022 at 2:00pm.

Peltz Companies Inc.	\$1,490,000.00
Engineers Estimate	\$1,431,000.00

Completion of this project will rehabilitate and modernize the entire HVAC mechanical system at the Alliance Learning Center. The only thing that will not be completed is replacement of the boilers, that are in good working order and are of the type (vertical firetube boiler) that is known for its reliability and longevity. Michael Hromanik, Engineer with Prochaska & Associates, recommends approval of this bid. His recommendation is attached for Councils review.

Staff recommends awarding the bid for HVAC Evaluation to Peltz Companies Inc. in the amount of \$1,490,000.00. Staff is recommending this be awarded for the precise amount submitted, with no additional contingency, because the total bid is extremely close to the \$1,500,000 included in the 2022 capital budget. The budget will be watched closely and staff anticipates completing this project within budget. If something significant was missed by the engineer and comes to light during project completion, staff will have to request Council contingency funds for any additional work.

RECOMMENDATION: APPROVE CONTRACT WITH PELTZ COMPANIES INC. OF ALLIANCE, NE IN THE AMOUNT OF \$1,490,000 FOR THE LIBRARY LEARNING CENTER HVAC REPLACEMENT.

RESOLUTION NO. 22-51

WHEREAS, The City of Alliance owns and operates the Alliance Public Library/Learning Center; and

WHEREAS, The Alliance Library and Learning Center has been experiencing HVAC problems for the last several years and requested quotes for HVAC System Replacement; and

WHEREAS, An Invitation to Bid for the Alliance Learning Center HVAC System Replacement was published and bids were opened; and

WHEREAS, The City received one bid from Peltz Companies, Inc. of Alliance, NE in the amount of One Million Four Hundred Ninety Thousand and No/100ths (\$1,490,000); and

WHEREAS, The Engineer completed an Independent Cost Analysis and found the bid to be fair and reasonable.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Alliance, Nebraska, that the Mayor is authorized to sign the contract and documents associated with the Alliance Public Library and Learning Center HVAC System Replacement from Peltz Companies, Inc. of Alliance, NE in the amount of One Million Four Hundred Ninety Thousand and No/100ths (\$1,490,000).

PASSED AND APPROVED this 16th day of August, 2022.

Mike Dafney, Mayor

(SEAL)

Attest: _____
Tarrah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel

Narrative August 16, 2022



Narrative

August 16, 2022



RESOLUTION – DONATION OF LOTS TO HIGH PLAINS COMMUNITY DEVELOPMENT CORPORATION

In 2021, the High Plains Community Development Corporation applied for a grant to bring housing to Alliance vis-à-vis two manufactured homes on cinder block foundations. In the summer of 2022, High Plains received notice of funding for their proposal to build two new homes in the Homestead Subdivision.

It is requested that the City donate two lots, known as Parcel 70028710 (1636 Sandhills Street) and Parcel 70028729 (1642 Sandhills Street) to the High Plains Community Development Corporation, as well as providing for additional city services as an in-kind match to their grant.

It is recommended that these donations be made with a reversionary clause wherein if the HPCDC fails to develop the lots within a certain amount of time, ownership will revert back to the City at no cost. It is recommended by the City Manager to the City Council to approve the following as part of this resolution:

<u>Item:</u>	<u>Est. Value</u>
Donation of Parcel 70028710 (1636 Sandhills Street)	\$6,500
Donation of Parcel 70028729 (1642 Sandhills Street)	\$6,500
Eight 3-CY Waste Containers at actual costs	\$753.52
Utility Deposits at actual costs	\$300
Moving Permits at actual costs	\$50
Building Permits at actual costs	\$2,169
Approx. Total \$16,300	

All costs will be offset from the General Fund. It is estimated that these two homes will bring a minimum of \$300,000 value to the property tax rolls. If we consider the two parcels to be a sunk cost (which are actually costing the city to mow and maintain each year), we are left with a cost of approximately \$3,300, which is a three-year payback period from property taxes generated, with the benefit of adding two new homes, decreasing the vacant lots the city owns, and adding to the Homestead Subdivision.

RECOMMENDATION: APPROVE DEEDING PARCEL 70028710 AND PARCEL 70028729, ALONG WITH SERVICES, TO THE HIGH PLAINS CDC FOR DEVELOPMENT OF HOUSING, SUBJECT TO A REVERSIONARY CLAUSE.

RESOLUTION NO. 22-52

WHEREAS, The City of Alliance has been requested to participate in a housing program sponsored with High Plains Community Development Corporation, for the purposes of creating housing in the City of Alliance; and

WHEREAS, The High Plains Community Development Corporation has received grant funds to facilitate the process of providing two manufactured homes in the City of Alliance; and

WHEREAS, The Alliance City Council finds a need in the City of Alliance for additional housing and finds that it would be beneficial to the citizens of Alliance for the City to participate in such a housing program; and

WHEREAS, The City of Alliance has numerous residential zoned lots in City ownership that would be appropriate sites; and

WHEREAS, High Plains Community Development Corporation requests the City donate two lots, known as Parcel 70028710 (1636 Sandhills Street) and Parcel 70028729 (1642 Sandhills Street) as an in-kind match to their grant; and

WHEREAS, The City of Alliance and area taxing utilities will benefit from the return to the tax rolls of real estate improved by housing construction.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and City Council of Alliance, Nebraska, that the City of Alliance hereby intends, subject to statutory conditions to transfer being satisfied, to provide a matching commitment in the form of residentially zoned lots to represent the City's participation in the housing program proposed to the City Council by High Plains Community Development Corporation.

BE IT FURTHER RESOLVED, that the City shall begin the statutorily required process to transfer the following described City-owned lots for the purpose of building housing pursuant to the proposed program: Parcel 70028710 (1636 Sandhills Street) and Parcel 70028729 (1642 Sandhills Street), subject to a purchase agreement with High Plains Community Development Corporation and accompanying resolutions and ordinances.

PASSED AND APPROVED this 16th day of August, 2022.

Mike Dafney, Mayor

(SEAL)

Attest: _____
Tarah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel



MCS
FAMILY OF COMPANIES

Engineering Firm | Environmental Consulting Group

providing **Simply Smart Solutions**

www.MCSfamilyofcompanies.com

August 11, 2022

Honorable Mayor and City Council
City of Alliance
324 Laramie Ave.
Alliance, NE 69301

RE: Alliance Senior Center Hail Damage Repair

Dear Mayor and City Council:

Bids were received and opened at 2:00 p.m. on August 11, 2022 at the Alliance City Hall Alliance, Nebraska for the above referenced project. One company picked up plans for the project:

Twin City Roofing & Sheet Metal, Inc. Scottsbluff, NE

One (1) bid was received. The bid received was as follows:

	<u>Total Bid</u>
Twin City Roofing & Sheet Metal, Inc.	\$45,170.55
Engineers Estimate	\$36,124.49

The same standard of care was taken to notify potential bidders for this project as other municipal projects. It was advertised in the paper as well as notices sent to roofing contractors that have typically submitted bids for public improvements. It should be noted that it is not uncommon to have a single bidder on these types of projects. Due to the heavy work loads of contractors at this time as well as the state statute that all contractors on government contracts over \$20,000 must carry bonds, it limits the number of contractors that are eligible.

The Engineer's Estimate was based upon the insurance adjuster's estimate. Recognizing that the construction amount will exceed the insurance claim, we would recommend that the City notify Travelers Insurance of the additional amount prior to awarding the bid. We have reviewed the contractor's bid documents and would recommend award of the project to Twin City Roofing & Sheet Metal in the amount of \$45,170.55.

Sincerely,

FOR THE FIRM OF
M.C. SCHAFF & ASSOCIATES, INC.

David Schaff, P.E.

G:\Jobs\RM160418-00- ALLIANCE CITY PLANNING & ZONING\Hail Damage 2020\Sr Center\RecommendofAward.doc

818 South Beltline Highway East Scottsbluff, NE. 69361
Phone 308.635.1926 Fax 308.635.7807

2116 Pioneer Ave Cheyenne, WY. 82001
Phone 307.635.2828 Fax 307.635.9902

Narrative

August 16, 2022



RESOLUTION – SENIOR CENTER ROOF REPLACEMENT BID AWARD

The Alliance Senior Center roof sustained significant damage during the storm event in July of 2021. In compliance with insurance requirement, the City of Alliance requested sealed bids for the complete replacement of the Senior Center roof. One bid was received and opened at 2:00 p.m. on August 11, 2022 at City Hall. Below is a bid tab detailing the engineer's estimate and the bid that were received.

Twin City Roofing & Sheet Metal, Inc.	\$45,170.55
Engineers Estimate	\$36,124.49

Staff agrees with the attached engineer's recommendation that the bid be awarded to Twin City Roofing & Sheet Metal, Inc. in the amount of \$45,170.55. Due to extensive damage to the existing roof, the City of Alliance received \$36,124.49 from Traveler's following the initial insurance claim and will submit final invoices for reimbursement once the project is complete.

RECOMMENDATION: APPROVE RESOLUTION AWARDING THE SENIOR CENTER ROOF REPLACEMENT BID TO TWIN CITY ROOFING & SHEET METAL, INC IN THE AMOUNT OF \$45,170.55.

RESOLUTION NO. 22-53

WHEREAS, The City of Alliance owns and operates the Alliance Senior Center; and

WHEREAS, The City experienced significant storm damages on July 9, 2021; and

WHEREAS, An Invitation to Bid for the Alliance Senior Center roof repair was published and bids were opened; and

WHEREAS, The City received one bid from Twin City Roofing & Sheet Metal, Inc. of Scottsbluff, NE in the amount of Forty-five Thousand One Hundred Seventy and 55/100ths (\$45,170.55); and

WHEREAS, The Engineer completed an Independent Cost Analysis and found the bid to be fair and reasonable.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Alliance, Nebraska, that the Mayor is authorized to sign the contract and documents associated with the Alliance Senior Center roof repair from Twin City Roofing & Sheet Metal, Inc. from Scottsbluff, NE in the amount of Forty-five Thousand One Hundred Seventy and 55/100ths (\$45,170.55).

PASSED AND APPROVED this 16th day of August, 2022.

Mike Dafney, Mayor

(SEAL)

Attest: _____
Tarah S. Johnson, City Clerk

Approved as to Form and Legality:

Simmons Olsen Law Office, Legal Counsel