

VILLAGE OF ANSLEY
Regular Meeting
February 9, 2026 – 6:30 p.m.

A regular meeting of the Chairperson and Board of Trustees of the Village of Ansley, Nebraska, was held in the Municipal Auditorium on Monday, February 9, 2026, at 6:30 p.m. Present were Chairperson Scott Rehfeld and Trustees Joel Schulte, Crystal Murrish, Chris Hogg, and Rob Henry. Also present were Shawn Boyd with Miller & Associates, Mark Rempe with Custer County Emergency Management, Sara Parliament with Custer County Board of Supervisors, Todd Grant, Michelle Nelson and 13 citizens from Ansley .

Notice of this meeting was posted in three (3) public places, the Clerk's Office, Flatwater Bank and the Ansley Post Office as required by law. Notice was also posted on the Village website and Facebook page. Availability of the agenda was communicated in advance thereof to the Chairperson and Board of Trustees of this meeting. All proceedings shown hereafter were taken while the convened meeting was open to the public. Chairperson Rehfeld opened the meeting at 6:30 p.m.; the Pledge of Allegiance was recited; compliance with the open meeting act was verified. There were no public comments.

Trustee Hogg moved to waive reading and approve the January regular meeting minutes, and January special meeting minutes as presented. Trustee Schulte seconded the motion and on roll call vote the following Trustees voted AYE: Hogg, Schulte, Murrish, Henry, Rehfeld; motion carried.

Chairperson Rehfeld opened the public hearing at 6:31 p.m. for the one- and six-year street plan. Shawn Boyd of Miller & Associates presented the proposed one-year plan and explained this can be amended by the board, if necessary, with another public hearing. The one-year plan includes a 2" asphalt overlay of various streets and Main Street just west of Division Street, a Fifty foot (50') by thirty foot (30') 8-inch-thick concrete paving. The six-year plan is concrete work on the Municipal Auditorium parking lot east side. Trustee Schulte would like to have the drainage fixed at the school and then determine our need to overlay from Dewey St. to Fairfield St. in front of the school, but that might be for another year. Trustee Henry agreed, stating that we need to take care of that street in front of the school, but the drainage issue needs to be fixed first. Matt Hansen voiced his concern, stating there are two major attractions to Ansley, the Fire Department and school. There were no recommendations for changes. Chairperson Rehfeld closed the public hearing at 6:40 p.m.

Trustee Henry introduced the following Resolution and moved its adoption.

RESOLUTION 01-2026

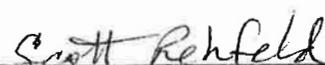
BE IT RESOLVED BY THE CHAIRPERSON AND BOARD OF TRUSTEES OF THE VILLAGE OF ANSLEY, NEBRASKA, AS FOLLOWS:

That in accordance with Chapter 39, Article 21 of the Statutes of the State of Nebraska and as prescribed by the Board of Public Roads Classifications and Standards, notice of public hearing on the One and Six Year Road Improvement Plans for Ansley has been given by publication in a legal newspaper of general circulation within Ansley and has been posted in at least three places in Ansley to be held in the Municipal Auditorium in the Village of Ansley on the 9th day of February, 2026, at 6:30 p.m., for the purpose of hearing comments and objections to said plans.

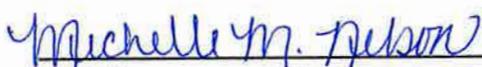
That upon said hearing held this 9th day of February 2026, the Village Board finds that the plans submitted are adequate for the purposes prescribed by law and that the same should be approved.

Passed and approved this 9th day of February 2026.

ATTEST:



Scott Rehfeld, Chairperson



Michelle M. Nelson, Clerk

(Seal)

Trustee Hogg seconded the motion for adoption of the resolution. The Chairperson stated the motion and the Village Clerk called the roll. On roll call the following voted in favor of the passage of said motion: Henry, Hogg, Murrish, Schulte, Rehfeld. The following voted against the same: None. ABSENT: None. The Chairperson thereupon declared said motion carried and said resolution adopted.

Department Head and Committee Reports – Todd reported 1) Things are going well; 2) Todd will not be attending the Annual Water and Wastewater Conference in March. He has hours that will be good until he reaches retirement.

Michelle reported 1) Wondering if there is a need to keep the landline at the Community Building/Hall. It costs \$48 per month to have this line. The Board agreed to disconnect the line.

Michelle reported for Dallas 1) there is a hand dryer in the women's bathroom that isn't working and is not fixable. Dallas found one for \$700, does the board want him to proceed with this? The board agreed to look for other options that are not \$700; 2) Need to fix/replace the Exit and Emergency Lights at the Community Building/Hall. The board agrees these need fixed and/or replaced and to get it done with Dallas installing the new ones or fixing them.

Chairperson Rehfeld reported he had no report and would discuss what he wants with Agenda Item #12.

Mark Rempe with Custer County Emergency Management Systems and Sara Parliament with Custer County Board of Supervisors told the board that they are looking at purchasing the tower from Region 26 and asked about an agreement and easement for this. It is unknown if there is a current agreement or easement, but Michelle will check into that and report to Mark what is found out. Sara asked that there needs to be something so they can own the tower but still ensure the tower even though it is on property that is not owned by them. Trustee Henry stated that we would be in agreeance to do a 99 year lease for that area if there isn't already an agreement with Region 26. Another concern that Sara brought to the board is how it will be maintained and mowed if they have the lease. Trustee Henry assured that nothing would change and that the Village employees will maintain the property as they are right now. We are just making this legal so the Custer County Board of Supervisors and Custer County Emergency Management Systems can get the tower insured. Right now, the gates are locked and we will get Mark a key so they can access the tower when necessary. Todd asked that a phone call be made to the Clerk's Office prior to them going into the tower/locked area. Mark agreed that it will be a priority.

After working on our street plan, it was brought to Todd's attention that not everyone has the same streets labeled the same. Mark Rempe has offered and is willing to work with Todd and the Village of Ansley to get the mapping of the streets done and have it so the Village of Ansley, the Custer County Emergency Management and our local EMS all have the same street names. The board thanked Mark for helping with this matter.

Tyler Kaps of Lammers, Abel and Kaps, CPAs gave the annual 2024-2025 audit report remotely. The audit went well, and all information was provided to the board. Tyler highlighted the accountants' opinions; analysis of assets and liabilities; net position of the Village comparing revenues to expenses; difference in governmental and proprietary funds reviewing the various schedules; notes to the financial statements; cash equivalents on hand as of 9-30-25; retirement plan contributions; transfers and balances; status of bonds and the commitment for the electric distribution system upgrades; comparison of budgeted vs. received and spent and the Village was under budgeted expenses and in compliance; deficiencies reported were segregation of duties and no auditor on staff which are the 2 common deficiencies for most, if not all villages and smaller cities. Trustee Murrish moved to approve the 2024-2025 audit as prepared, presented and reviewed at this meeting. Trustee Henry seconded the motion and on roll call vote the following Trustees voted AYE: Murrish, Henry, Rehfeld, Schulte, Hogg; motion carried.

**ORDINANCE PASSAGE PROCEEDINGS
UNDER SUSPENSION OF RULES
Village of Ansley, Nebraska**

Trustee Hogg introduced Ordinance No. 563 entitled:

AN ORDINANCE TO REVISE THE ORDINANCES OF THE VILLAGE OF ANSLEY, NEBRASKA, BY ADOPTING THE NEBRASKA BASIC CODE OF ORDINANCES, 2026, EXCEPT SECTION 93.50 AS AMENDED BY VILLAGE ORDINANCE #510; TO REPEAL PRIOR NEBRASKA BASIC CODE OF ORDINANCES; TO REQUIRE FILINGS; AND TO PROVIDE AN EFFECTIVE DATE.

and moved that the statutory rule requiring reading on three different days be suspended. Trustee Schulte seconded the motion to suspend the rules and upon roll call vote on the motion the following Trustees voted AYE: Hogg, Schulte, Henry, Rehfeld, Murrish. The following voted NAY: None. Absent: None. The motion to suspend the rules was adopted by three-fourths of the Board and the statutory rule was declared suspended for consideration of said ordinance.

Said ordinance was then read by title and thereafter Trustee Hogg moved for final passage of the ordinance, which motion was seconded by Trustee Schulte. The Chairperson then stated the question was "Shall Ordinance No. 563 be passed and adopted?" Upon roll call vote, the following Trustees voted AYE: Hogg, Schulte, Murrish, Henry, Rehfeld. The following voted NAY: None. Absent: None.

The passage and adoption of said ordinance having been concurred in by a majority of all members of the Board, the Chairperson declared the ordinance adopted, and the Chairperson in the presence of the Board signed and approved the ordinance, and the Clerk attested the passage and approval of the same and affixed her signature thereto. The ordinance is to be filed in the Village of Ansley Ordinance Record Book as a permanent record thereof.

The building permit for 407 Locke Street was approved unanimously, and Chairperson Rehfeld will sign said permit.

A proposal from Applied Connective Services was received and Trustee Murrish stated that the proposal came in higher than she expected and thought maybe we need to find other avenues to explore, one being the new business in Broken Bow. Mandy with Applied Connective Services will be adding to the proposal security cameras for the office and a possible voice over IP and we will see if there would be some cost savings without having a monthly phone bill versus going the route of voice over IP. Trustee Schulte mentioned he is waiting for a proposal/estimate for security cameras in the office and hope to have everything for the March meeting. Trustee Henry moved to postpone this matter to the March 9th meeting. Trustee Hogg seconded the motion and on roll call vote, the following Trustees voted AYE: Henry, Hogg, Murrish, Schulte, Rehfeld; motion carried.

Chairperson Rehfeld asked to form a committee to review the employee handbooks, facility use fees and policies. Trustees Murrish and Henry asked to be placed on this committee. They will review and report back to the board.

Chairperson Rehfeld stated he would like to introduce a possible vacant property registration along with the ordinance to be adopted for the Village of Ansley to improve our community. This is just for discussion and not something that will be put into place directly but would like to see something in place in the very near future. Deep discussion regarding this matter included voiced concerns by many Ansley citizens. Stating that the problem isn't with vacant properties as much as it is with the nuisance properties and the junk that is around town. Trustee Schulte said he is not for this, and he feels that it is an overreach from government. Sara Switzer asked the Board how they were planning on enforcing this with no ordinance enforcer and the Custer County Sheriff's Office not wanting to handle these things. Chairperson's recommendation was how this registration and ordinance would work is that a letter would be sent along with a registration form to the property owner. Then a lien would be place on the property for a certain amount and that amount would double every six months until the property was either cleaned up and/or inhabited or the Village would force a foreclosure and sale of the property.

Citizens were concerned that will only cost the Village more money. Sara Switzer also told the Board that they can take care of nuisance properties and get them cleaned up with a current ordinance that is already in place. Trustee Henry mentioned that it is also about generating revenue for the Village since we have light, water, and sewer bonds to pay and that these vacant properties are not contributing to paying them off like the other properties that have services. If we don't do something, we will have to raise our rates to be able to pay off the bond debt. Matt Hansen told the board that he maintains two empty lots for an absentee owner from Wyoming and that person wanted to build on those lots but due to an ordinance that was in place, he wasn't allowed to do so and now that property just sits empty. Matt also asked if this would include Main Street properties and businesses. Trustee Henry agreed that the Main Street properties and businesses need to be included in something like this as well. No decision was made.

Trustee Hogg moved to approve the February claims, and all claims paid in January following the regular meeting. Trustee Murrish seconded the motion and on roll call vote, the following Trustees voted AYE: Hogg, Murrish, Henry, Rehfeld, Schulte; motion carried.

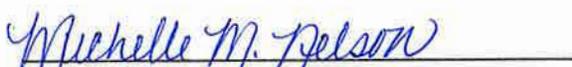
FEBRUARY CLAIMS

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|------------------------------------|-------------|---------------------------------|------------|
| A.S.A.P. Express-wtr smpl shipping | \$20.00 | ACE Hardware-sup | \$35.97 |
| Ansley Lumber-sup | \$397.03 | Beaver Bearing-sup | \$94.64 |
| BCBS-ins premiums | \$2,803.81 | Border States-sup | \$1,434.37 |
| Capital Business-copier/copies | \$198.07 | Cenex-fuel | \$640.71 |
| Coble Const-labor | \$150.00 | Core & Main-parts | \$934.01 |
| Creative Sites-playground equip | \$10,665.00 | Custer Co. Chief-adv/pub | \$108.03 |
| Custer Federal-invst | \$9,600.00 | DOE/WAPA-en | \$1,004.20 |
| Dutton-Lainson-sup/fees | \$644.61 | Eakes-office sup | \$120.84 |
| Ferguson Repair-repair | \$78.75 | First Concord-HRA mngmt fees | \$75.00 |
| Grainger-parts/sup | \$280.62 | Guardian-ins premiums | \$110.00 |
| Hydraulic Equip-repair | \$1,075.00 | Lammers, Abel, & Kaps-fees | \$108.00 |
| Lammers, Abel, & Kaps-audit | \$6,160.00 | Carla Larson-deposit refund | \$35.88 |
| Lex A.S.W.A.-landfill tipping fees | \$938.50 | Loup City Auto-sup | \$295.95 |
| MEAN-en | \$34,300.44 | MEAN-NECC Training | \$354.75 |
| Municipal Supply-sup | \$383.40 | National Sign Co.-signs | \$426.42 |
| NCTC-phone/internet | \$414.23 | NE DOR-state tax wh | \$688.10 |
| NE Public Health-fees | \$15.00 | One Call-locate requests | \$8.20 |
| Petty Cash-postage/refund | \$228.03 | Power Solutions-sup | \$359.60 |
| PowerManager-sup | \$424.60 | Premier Biotech-fees | \$107.18 |
| SE Municipal Solar-en | \$523.18 | Storey/Kenworthy-sup | \$38.70 |
| Union Bank-invst | \$9,500.00 | Unitech-sup | \$147.50 |
| US Cellular-tablet | \$107.45 | Village of Ansley-utl | \$2,036.23 |
| Jason White-attorney fees | \$112.50 | Yanez Service-fuel/gen fuel | \$7,973.65 |
| Payroll-salaries | \$7,464.17 | Black Hills-utl | \$2,095.79 |
| NE DOR-sales/consumer use tax | \$3,867.84 | US Bank-sup | \$956.04 |
| Payroll-salaries | \$12,971.01 | Fed Tax Dep-tax WH | \$5,888.83 |
| Todd Grant-cell | \$25.00 | Invesco-retirement | \$2,244.00 |
| Bryan Kruger-cell | \$25.00 | Michelle Nelson-cell | \$25.00 |
| Dallas Thomas-cell | \$25.00 | Village of Ansley-emp share ins | \$153.74 |

There being no further business to come before the Board, Chairperson Rehfeld adjourned the meeting at 8:41 p.m.

ATTEST:


 Scott Rehfeld, Chairperson


 Michelle M. Nelson, Clerk

(Seal)

I, the undersigned Clerk, hereby certify that the foregoing is a true and correct copy of proceedings had and done by the Chairperson and Board of Trustees; that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continuously current and available for public inspection at the office of the Clerk; that such subjects were contained in said agenda for at least twenty-four hours prior to said meeting; that at least one copy of all reproducible material discussed at said meeting was available at the meeting for copying by members of the public; that the said minutes were in written form and available for public inspection within ten working days and prior to the next convened meeting of said body; that all news media requesting notification concerning meetings of said body were provided advance notification of the time and place of the meeting and the subjects to be discussed at said meeting.

(Seal)

Michelle M. Nelson, Clerk