

Board of Equalization

Tuesday, December 5, 2023 5:00 PM

Bellevue City Hall

1500 Wall Street

Bellevue, NE 68005

1. CALL TO ORDER AND ROLL CALL

2. OPEN MEETINGS ACT - Posted on the back wall of the Council Chambers

3. Approval of the Agenda

4. Public hearing to consider the levy of liens for non-payment of costs associated with mowing, trimming, removal of debris, branches & rubbish, and/or general clean up on the identified properties within the City of Bellevue and its extra-territorial jurisdiction (ETJ).

5. Resolution BOE No. 2023-1205-01: Levying of liens for non-payment of costs associated with mowing, trimming, removal of debris, branches & rubbish, and/or general clean up on the identified properties within the City of Bellevue and its extra territorial jurisdiction (ETJ). (City Clerk)

6. Adjournment

Last Name	First Name	Current Mailing Address	City	State	Zip	Service Address	Legal Description	Parcel #	Service	Service Date	Amount	Paid
1st City Development LLC		101 West Mission Avenue	Bellevue	NE	68005	2306 Lincoln Road	Lot 2, Heer and There	011615524	Tall grass & weeds were mowed and trimmed	8/1/2023	\$450.00	
AMA Properties LLC		10820 Borman Avenue	Omaha	NE	68137	7314 South 33rd Street	Lot 153, Chandler Acres	010376763	Litter, debris, & overgrown vegetation was cleaned up and trimmed	8/24/2023	\$550.00	
Anderson	Austin	2820 Janan Drive	Bellevue	NE	68005	2820 Janan Drive	Lot 105, Twin Ridge II	010444890	Litter & debris removed	9/7/2023	\$350.00	
Bacon	Norma	PO Box 903	Bellevue	NE	68005	1805 Fairview Road	Tax Lot 1B 15-13-13	010613064	Tall grass & weeds were mowed and trimmed	8/24/2023	\$450.00	
Bliss Realty LLC		430 South 35th Street Suite 1	Council Bluffs	IA	51501	12709 South 28th Avenue	Lot 8B2, Southdale	010750142	Tall grass & weeds were mowed and trimmed	8/24/2023	\$450.00	
Bliss Realty LLC		430 South 35th Street Suite 1	Council Bluffs	IA	51501	Lot 8B1, Exc Sestrly 27.04 Ft Southdale	Lot 8B1, Exc Sestrly 27.04 Ft Southdale	010433228	Tall grass & weeds were mowed and trimmed	8/24/2023	\$450.00	
Bradshaw	E. Jean	1409 Grandview Avenue Apt 9	Papillion	NE	68046	3406 Lynnwood Drive	Lot 170, Leawood Oaks	010633421	Tall grass & weeds were mowed and trimmed & litter & debris removed	7/13/2023	\$550.00	
Bradshaw	E. Jean	1409 Grandview Avenue Apt 9	Papillion	NE	68046	3406 Lynnwood Drive	Lot 170, Leawood Oaks	010633421	Tall grass & weeds were mowed and trimmed	8/17/2023	\$450.00	
Clark	Anna	552 Monaco Parkway	Denver	CO	80220	3428 Duane Avenue	Lot 22, Golden Hills Replat 1	010585842	Tall grass & weeds were mowed and trimmed	8/17/2023	\$250.00	
Comes	Melissa	2504 Rose Lane Road	Bellevue	NE	68147	2504 Rose Lane Road	Lot 8, Rose Dale Heights No. 2 Replat I	011585748	Tall grass & weeds were mowed and trimmed	9/14/2023	\$250.00	
Douglas	Jasperskye and Miles	14506 South 29th Circle	Bellevue	NE	68123	14506 South 29th Circle	Lot 108, Pipers Glen	011572397	Tall grass & weeds were mowed and trimmed	8/17/2023	\$250.00	
Dynamic Properties LLC		20965 Corral Road	Elkhorn	NE	68022	2909 Courtney Drive	Lot 67, Blackhawk	011182539	Tall grass & weeds were mowed and trimmed & litter & debris removed	9/21/2023	\$650.00	
Elder	Esmeralda	5303 North 6th Street	Omaha	NE	68110	2713 Edwards Streets	Lot 29, Dee's Addition to South Omaha	010412816	Tall grass & weeds were mowed and trimmed	8/24/2023	\$450.00	
Elevate Lofts LLC		1910 South 44th Street	Omaha	NE	68105		Lot 1, College Apartments Addition	0111180900	Tall grass & weeds were mowed and trimmed & litter & debris removed	7/21/2023	\$550.00	
Elevate Lofts LLC		1910 South 44th Street	Omaha	NE	68105		Lot 1, College Apartments Addition	0111180900	Tall grass & weeds were mowed and trimmed & litter & debris removed	9/15/2023	\$450.00	
Express Funding Corporation		PO Box 1140	Scottsbluff	NE	69363	Outlot E, Quail Creek	Outlot E, Quail Creek	010744800	Tall grass & weeds were mowed and trimmed	8/17/2023	\$450.00	
Fay	Skyar and Nikki	3412 Tammy Street	Bellevue	NE	68123	3412 Tammy Street	Lot 101, Two Springs	011012552	Tall grass & weeds were mowed and trimmed	8/17/2023	\$450.00	
Frank	Dexter & Chang	5035 South 23rd Street	Omaha	NE	68107	2611 Jackson Street	Lot 1, Exc N 10 Ft Block 281, Bellevue	010623248	Tall grass & weeds were mowed and trimmed	9/21/2023	\$550.00	
Gardner	Kirk	19541 Blondo Parkway	Elkhorn	NE	68022	2514 Tulip Lane	Lot 131, Sunrise Addition	011270993	Tall grass & weeds were mowed and trimmed	10/5/2023	\$250.00	
Gibbons	Jacqueline	904 Ginny Avenue Apt 36	Bellevue	NE	68005	7115 Railroad Avenue	Lot 4, Bartak Addition	011577254	Tall grass & weeds were mowed and trimmed	7/13/2023	\$300.00	

Gibbons	Jacqueline	904 Ginny Avenue Apt 36	Bellevue	NE	68005	7115 Railroad Avenue	Lot 4, Bartak Addition	011577254	Tall grass & weeds were mowed and trimmed	8/17/2023	\$450.00	
Glass	Marlene	2611 Margo Street	Bellevue	NE	68147	2611 Margo Street	Lots 5 & 6, Block 12, First Addition to Randolph Place	010542574	Tall grass & weeds were mowed and trimmed	8/3/2023	\$400.00	
Grimes	Mary	8614 South 45th Avenue	Omaha	NE	68157	8614 South 45th Avenue	Lot 158, Faulkland Heights	010530045	Branches & brush were cleaned up and removed	8/17/2023	\$350.00	
Grimes	Mary	8614 South 45th Avenue	Omaha	NE	68157	8614 South 45th Avenue	Lot 158, Faulkland Heights	010530045	Tall grass & weeds were mowed and trimmed	9/14/2023	\$250.00	
Harrison Properties LLC		3843 Harrison Street	Bellevue	NE	68147	3843 Harrison Street	Lot 15, Block 2, Good Luck Addition & Valley Alley Adj	010375074	Tall grass & weeds were mowed and trimmed	7/20/2023	\$450.00	
Harrison Properties LLC		3843 Harrison Street	Bellevue	NE	68147	3843 Harrison Street	Lot 15, Block 2, Good Luck Addition & Valley Alley Adj	010375074	Tall grass & weeds were mowed and trimmed	8/31/2023	\$650.00	
HFSC Properties LLC		8214 Armstrong Circle	Bellevue	NE	68147	208 East 23rd Avenue	Lot 9, Block 106, Bellevue	010629947	Tall grass & weeds were mowed and trimmed & litter & debris removed	7/20/2023	\$550.00	
HFSC Properties LLC		8214 Armstrong Circle	Bellevue	NE	68147	208 East 23rd Avenue	Lot 9, Block 106, Bellevue	010629947	Tall grass & weeds were mowed and trimmed & litter & debris removed	9/21/2023	\$450.00	
Jennings	Coleman & Angela	7575 Madison Avenue Apt 111	Citrus Heights	CA	95610-7469	3202 Wallace Avenue	Lot 48, Farber Addition	010434801	Tall grass & weeds were mowed and trimmed & litter & debris removed	7/20/2023	\$550.00	
Levan	Denise	7619 South 42nd Street	Bellevue	NE	68147	7619 South 42nd Street	Lot 12, Block 13, High Meadows	010552626	Tall grass & weeds were mowed and trimmed & litter & debris removed	9/1/2023	\$550.00	
Lime Box Properties LLC		PO Box 27773	Omaha	NE	68127	2532 Hancock Street	Lot 12, Exc N 10 Ft Block 123 Bellevue & N 33 Ft Vac 26th Ave	010623728	Litter & debris removed	9/21/2023	\$350.00	
Marcault	Douglas	101 West Mission Avenue Suite A	Bellevue	NE	68005-5288	2815 Margo Street	Lots 6 & 7, Block 10, First Addition to Randolph Place to South Omaha	010513094	Tall grass & weeds were mowed and trimmed	8/24/2023	\$450.00	
Marimar LLC		3437 W Street	Omaha	NE	68107	2516 East Chandler Road	Lot 1, F.J. Fitzgerald's Subdivision Replat 3	011598233	Tall grass & weeds were mowed and trimmed	8/3/2023	\$250.00	
McCarthy	Barbara	1204 W. 15th Avenue	Bellevue	NE	68005	1204 W. 15th Avenue	Lot 54, Mission View	010386998	Tall grass & weeds were mowed and trimmed	7/13/2023	\$250.00	
McCarthy	Barbara	1204 W. 15th Avenue	Bellevue	NE	68005	1204 W. 15th Avenue	Lot 54, Mission View	010386998	Tall grass & weeds were mowed and trimmed	8/10/2023	\$450.00	
Menessa	Maria	2517 Cornelia Street	Bellevue	NE	68147	2517 Cornelia Street	Lot 13, Block 3, High View Estates	010422765	Litter & debris removed	9/25/2023	\$350.00	
Mike Hogan Dev Co (Etal)		12829 West Dodge Street Suite 100	Omaha	NE	68154	Outlot A, Wolf Creek	Outlot A, Wolf Creek	011335211	Tall grass & weeds were mowed and trimmed	8/24/2023	\$450.00	
Otto	Anna	1510 Jefferson Street	Bellevue	NE	68005	1510 Jefferson Street	Lots 10 & 11, Block 205, Bellevue	010634835	Tall grass & weeds were mowed and trimmed	8/10/2023	\$450.00	
Phounsavath	Akhaphone	4795 Nogal Street	San Diego	CA	92102	1716 Pelton Avenue	Lot 37, EX N 106'. Reeves Addition	010387455	Tall grass & weeds were mowed and trimmed	8/10/2023	\$450.00	
Pitcher	Patti	122 Hillside Drive	Bellevue	NE	68005	122 Hillside Drive	Lot 11, Bellaire Heights	010426620	Litter & debris removed	7/13/2023	\$225.00	
Plebanek	Stanley	7312 South 25th Street	Bellevue	NE	68147	7312 South 25th Street	Lot 3 & N 1/2 Lot 28 Block 1 Randolph Place & All Vac Alley Between	010543961	Tall grass & weeds were mowed & trimmed	8/31/2023	\$450.00	

Ringler	Jacob	305 Kohl Road	Bellevue	NE	68005	305 Kohl Road	Lot 4, Kohl Subvision	010473726	Tall grass & weeds were mowed & trimmed	9/25/2023	\$250.00	
Royse	Michael	1014 Grenoble Drive	Bellevue	NE	68123	1014 Grenoble Drive	Lot 10, Normandy Hills	010457755	Tall grass & weeds were mowed and trimmed	8/3/2023	\$600.00	
Royse	Michael	1014 Grenoble Drive	Bellevue	NE	68123	1014 Grenoble Drive	Lot 10, Normandy Hills	010457755	Tall grass & weeds were mowed and trimmed	8/4/2023	\$601.00	
Ruge	Bradley	1312 Bellevue Blvd. North	Bellevue	NE	68005	1312 Bellevue Blvd. N.	Tax Lots A2 & B of G1B 14-14-13	010598162	Tall grass & weeds were mowed and trimmed	9/25/2023	\$650.00	
Taylor	Zachary	10434 West 116th Terrace # 194	Overland Park	KS	66210-3865	3911 Gertrude Terrace	Lot 2, Block 7 Valley View	010371214	Tall grass & weeds were mowed and trimmed	9/14/2023	\$300.00	
Tran	Thin	6648 Park Crest Drive	Papillion	NE	68133	Lot 1, Ex E 15' Avery Heights	Lot 1, Ex E 15', Avery Heights	010425985	Tall grass & weeds were mowed and trimmed	9/7/2023	\$250.00	
US Bank Trust NA		13801 Wireless Way	Oklahoma City	OK	73134	Lot 35D, Pleasant Hill or Martin's Subdivision	Lot 35D, Pleasant Hill or Martin's Subdivision	010430040	Branches & brush, tall grass and weeds were cleaned up and mowed and trimmed	7/13/2023	\$550.00	
USA Builders LLC & Taqueria El Rey Inc.		2423 South 8th Street	Council Bluffs	IA	51501	813 Evergreen Avenue	Lot 17, Evergreen	0109341111	Tall grass & weeds were mowed and trimmed	9/14/2023	\$250.00	
USA Builders LLC & Taqueria El Rey Inc.		2424 South 8th Street	Council Bluffs	IA	51501	Lot 18, Evergreen	Lot 18, Evergreen	010934103	Tall grass & weeds were mowed and trimmed	9/14/2023	\$250.00	
Williams II	Charles	9629 Browne Street	Omaha	NE	68134	2319 Josephine Street	Lot 267, Chandler Hills	010363564	Tall grass & weeds were mowed and trimmed	9/7/2023	\$450.00	
Wustrack	Leslie	PQ-Box 10	Chromo	CO	81128	1010 Bea Circle	Lot 11, Charwood	010762604	Tall grass & weeds were mowed and trimmed	9/25/2023	\$250.00	Paid in full

<u>Last Name</u>	<u>First Name</u>	<u>Service Address</u>
1st City Development LLC		2306 Lincoln Road
AMA Properties LLC		7314 South 33rd Street
Anderson	Austin	2820 Janan Drive
Bacon	Norma	1805 Fairview Road
Bliss Realty LLC		12709 South 28th Avenue
Bliss Realty LLC		Lot 8B1, Exc Sestrly 27.04 Ft Southdale
Bradshaw	E. Jean	3406 Lynnwood Drive
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Clark	Anna	3428 Duane Avenue
Comes	Melissa	2504 Rose Lane Road
Douglas	Jasperskye and Miles	14506 South 29th Circle
Dynamic Properties LLC		2909 Courtney Drive
Elder	Esmeralda	2713 Edwards Streets
Elevate Lofts LLC		
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Express Funding Corporation		Outlot E, Quail Creek
Fay	Sklyar and Nikki	3412 Tammy Street
Frank	Dexter & Chang	2611 Jackson Street
Gardner	Kirk	2514 Tulip Lane

Gibbons	Jacqueline	7115 Railroad Avenue
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Ruge	Bradley	1312 Bellevue Blvd. N.
Taylor	Zachary	3911 Gertrude Terrace
Tran	Thinh	Lot 1, Ex E 15' Avery Heights
US Bank Trust NA		Lot 35D, Pleasant Hill or Martin's Subdivision
USA Builders LLC & Taqueria El Rey Inc.		813 Evergreen Avenue
USA Builders LLC & Taqueria El Rey Inc.		Lot 18, Evergreen
Williams II	Charles	2319 Josephine Street
Wustrack	Leslie	1010 Bea Circle

<u>Legal Description</u>	<u>Parcel #</u>	<u>Amount</u>
Lot 2, Heer and There	011615524	\$450.00
Lot 153, Chandler Acres	010376763	\$550.00
Lot 105, Twin Ridge II	010444890	\$350.00
Tax Lot 1B 15-13-13	010613064	\$450.00
Lot 8B2, Southdale	010750142	\$450.00
Lot 8B1, Exc Sesytrly 27.04 Ft Southdale	010433228	\$450.00
Lot 170, Leawood Oaks	010633421	\$550.00
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Lot 22, Golden Hills Replat 1	010585842	\$250.00
Lot 8, Rose Dale Heights No. 2 Replat I	011585748	\$250.00
Lot 108, Pipers Glen	011572397	\$250.00
Lot 67, Blackhawk	011182539	\$650.00
Lot 29, Dee's Addition to South Omaha	010412816	\$450.00
Lot 1, College Apartments Addition	0111180900	\$550.00
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Outlot E, Quail Creek	010744800	\$450.00
Lot 101, Two Springs	011012552	\$450.00
Lot 1, Exc N 10 Ft Block 281, Bellevue	010623248	\$550.00
Lot 131, Sunrise Addition	011270993	\$250.00

Lot 4, Bartak Addition	011577254	\$300.00
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Lots 5 & 6, Block 12, First Addition to Randolph Place	010542574	\$400.00
Lot 158, Faulkland Heights	010530045	\$350.00
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Lot 15, Block 2, Good Luck Addition & Valley Alley Adj	010375074	\$450.00
Lot 15, Block 2, Good Luck Addition & Valley Alley Adj	010375074	\$650.00
Lot 9, Block 106, Bellevue	010629947	\$550.00
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Lot 48, Farber Addition	010434801	\$550.00
Lot 12, Block 13, High Meadows	010552626	\$550.00
Lot 12, Exc N 10 Ft Block 123 Bellevue & N 33 Ft Vac 26th Ave	010623728	\$350.00
Lots 6 & 7, Block 10, First Addition to Randolph Place to South Omaha	010513094	\$450.00
Lot 1, F.J. Fitzgerald's Subdivision Replat 3	011598233	\$250.00
Lot 54, Mission View	010386998	\$250.00
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Lot 13, Block 3, High View Estates	010422765	\$350.00
Outlot A, Wolf Creek	011335211	\$450.00
Lots 10 & 11, Block 205, Bellevue	010634835	\$450.00
Lot 37, EX N 106'. Reeves Addition	010387455	\$450.00
Lot 11, Bellaire Heights	010426620	\$225.00
Lot 3 & N 1/2 Lot 28 Block 1 Randolph Place & All Vac Alley Between	010543961	\$450.00
Lot 4, Kohl Subvision	010473726	\$250.00
Lot 10, Normandy Hills	010457755	\$600.00
Lot 10, Normandy Hills	010457755	\$601.00
Tax Lots A2 & B of G1B 14-14-13	010598162	\$650.00
Lot 2, Block 7 Valley View	010371214	\$300.00
Lot 1, Ex E 15', Avery Heights	010425985	\$250.00
Lot 35D, Pleasant Hill or Martin's Subdivision	010430040	\$550.00
Lot 17, Evergreen	0109341111	\$250.00
Lot 18, Evergreen	010934103	\$250.00
Lot 267, Chandler Hills	010363564	\$450.00
Lot 11, Charwood	010762604	\$250.00

RESOLUTION BOE NO. 2023-1205-01

WHEREAS, the following property owners were billed by the City of Bellevue, Nebraska for Levying liens for non-payment of costs associated with for mowing, trimming, removal of debris, branches & rubbish, and/or general clean up on the identified properties within the City of Bellevue and its extra territorial jurisdiction (ETJ).

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USA Builders LLC & Taqueria El Rey Inc.		Lot 18, Evergreen	Lot 18, Evergreen	010934103	\$250.00
Williams II	Charles	2319 Josephine Street	Lot 267, Chandler Hills	010363564	\$450.00
Wustrack	Leslie	1010 Bea Circle	Lot 11, Charwood	010762604	\$250.00

WHEREAS, these bills have not been paid to the City of Bellevue; and

WHEREAS, the property owners were notified by regular mail that a hearing would be held on the 5th day of December, 2023, at 5:00 p.m. at which time they would have an opportunity to show cause why these bills should not be placed as liens against their properties, and

WHEREAS, the following written objections to the assessment of the costs were received or filed in the office of the City Clerk: No written objections were received.

NOW THEREFORE BE IT RESOLVED, that the amounts as shown above for mowing, trimming, removal of debris, branches & rubbish, and/or general clean up be placed as a lien against the properties so listed above and that said liens shall draw interest at the rate of fourteen (14%) percent per annum from the date of the lien, namely December 5, 2023, until paid; and the notice of such lien shall be forwarded to the County Treasurer of Sarpy County, Nebraska with instructions to place upon the records in the office of the County Treasurer the imposition of these liens upon the properties listed and said County Treasurer and/or the City of Bellevue shall be authorized to collect the payment of these liens, including interest. The lien will be determined to be delinquent if not paid in full, including any interest due and owing with ninety (90) calendar days of the date of this Resolution.

PASSED AND APPROVED this 5th day of December, 2023.

APPROVAL AS TO FORM:

City Attorney

Rusty Hike, Mayor

ATTEST:

Susan Kluthe, City Clerk