

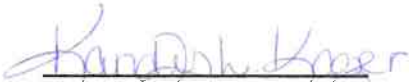
CITY OF GRETNA, NEBRASKA  
CITY COUNCIL MEETING NOTICE  
TUESDAY, APRIL 7, 2026, 6:30 P.M.  
CITY OFFICE 204 N. MCKENNA AVE.  
GRETNA, NE  
402-332-3336

Notice is hereby given that on Tuesday, April 7, 2026, a meeting of the City Council of the City of Gretna, Nebraska, will be held at 6:30 p.m. at the City Office. The agenda for such meeting, which is kept continuously current, is available for public inspection at the Office of the City Clerk at the above address during normal business hours.

As part of the meeting, notice is hereby given that public hearings will be held for the purposes of:

- A) Consideration of Plans and Exact Costs for Public Park, Playground, and Recreational Facility Improvements by S.I.D. No. 308 (Pebblebrooke Phase 2 Subdivision).

All interested parties are asked to attend to express any support or objections to these matters. Any written support or objections must be filed with the City Clerk **prior to April 7, 2026.**

  
Kandis L. Koozer, CMC  
Deputy City Clerk

CITY OF GRETNA, NEBRASKA  
CITY COUNCIL AGENDA  
APRIL 7, 2026  
6:30 P.M.  
**AGENDA**

**1) CALL MEETING TO ORDER**

- A) Mayor's Public Announcement: "This meeting is conducted in compliance with the Nebraska Open Meetings Act, a current copy of which is posted in the meeting room. Those wishing to address the Council on an agenda item which does not include public comments, please approach the microphone during the public comment section."
- B) Pledge of Allegiance
- C) Roll Call

**2) CONSENT AGENDA**

- A) Approval of Consent Agenda
  - 1) Approval of Agenda for April 7, 2026
  - 2) Approval of Council Minutes for March 17, 2026
  - 3) Approval of Claims
  - 4) Approval of Gretna Community Complex – The Wietz Company
    - a) Pay Request #10 - \$647,838.47
  - 5) Approval of Gretna Community Complex – Sinclair Hille
    - a) Invoice # 24014-C 22 - \$63,577.18
  - 6) Approval of Harvest Hills East Water Main Improvements – Vrba Construction, Inc.
    - a) Pay Request No. 3 - \$104,124.95
  - 7) Approval of Sterling Chase and Capehart Road Water Main Improvements – Kersten Construction, Inc
    - a) Pay Request No. 2 - \$442,350.56
  - 8) Approval of Gretna Community Complex Storm and Paving Improvements – Valley Corp.
    - a) Pay Request No. 1 - \$299,583.79

**3) PUBLIC COMMENTS ON ANY AGENDA ITEMS**

**4) PRESENTATIONS**

- Gretna Chamber of Commerce – Missy Hardersen Clark
- Gretna Public Library – Krissy Reed
- Gretna Fire Department – Nick Pierce

**5) PUBLIC HEARINGS**

- A) Consideration of Plans and Exact Costs for Public Park, Playground, and Recreational Facility Improvements by S.I.D. No. 308 (Pebblebrooke Phase 2 Subdivision)

**6) RESOLUTIONS AND ORDINANCES**

- A) Resolution 4-26 (1) – Approving Plans and Costs for Public Park, Playground, and Recreational Facility Improvements by S.I.D. No. 308 (Pebblebrooke Phase 2 Subdivision)

Motion to Approve and Adopt

- B) Resolution 4-26(2) - Approving the City of Gretna Northwest Sub-basin Interceptor Sewer Fee Policy

Motion to Approve and Adopt

- C) Ordinance 2202 - Amending the Future Land Use Map of the Gretna 2040 Comprehensive Plan for the Land being Platted as the Linoma Industrial Subdivision Lots 1 - 16 and Outlots A - C, Located in Sections 22 and 15, T13N, R10 East of the 6<sup>th</sup> P.M., Sarpy County, Nebraska, from RN Rural Neighborhood to I/F Industrial and Flex

Motion to Introduce and Approve on First Reading.

**7) CURRENT BUSINESS**

- A) Action on Interlocal Agreement between the City of Gretna and Sarpy County for Improvements to South 192<sup>nd</sup> Street and Capehart Road
- B) Action on Mayor's Annual Appointment to the Board of Adjustments
  - 1) Randy Lyons – New Term – Ending December 2028
- C) Action on Design for Peterson Park Water Feature
- D) Action on Supplemental Agreement with Confluence for Peterson Park Water Feature
- E) Action on Host Coffee Agreement for Gretna Community Complex
- F) Action on Library Request to Transfer Sick Leave from one Employee to Another
- G) Action on Manager Change Application for Vala's Pumpkin Patch Liquor License
- F) Action on Lake Ridge Estates Lift Station Rehabilitation
  - 1) Review of Bids
  - 2) Award of Construction Contract
  - 3) Change Order No. 1 – (\$321,600.00)
- H) Action on 2026 Asphalt Street Resurfacing
  - 1) Review of Bids
  - 2) Award of Construction Contract
- I) Action on Schram Road Paving and Storm Sewer Improvements
  - 1) Review of Bids
  - 2) Award of Construction Contract
- J) Action on GYSBA Management, Joint Use, Programming and Maintenance Agreement

**8) ADJOURNMENT**

# City of Gretna, Nebraska

City Council  
March 17, 2026

A meeting of the Gretna City Council was held on March 17, 2026. Mayor Evans announced that the open meetings laws is located in the back of the room. The Mayor called the meeting to order. Absent: Lauren Liebenritt, Present: Kara Alexander, Bill Proctor, Jeremy Westengaard. Notice of the meeting was given in advance thereof to the Mayor and City Council, published in the Sarpy County Times and posted in at least three Public places as shown by the Certificate of Posting Notice attached to these minutes. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the Public.

## CONSENT AGENDA

### A) Approval of Consent Agenda

- 1) Approval of Agenda for March 17, 2026
- 2) Approval of Council Minutes, March 3, 2026
- 3) Approval of Claims

### Claims

A Nakai ex 64.50; A Powers ex 52.50; Allo Comm ex 1,548.59; Amrcn Ancstr ex 540.00; Ashlnd Auto ex 2,693.65; Barco Prod ex 617.59; Big Rig Rpr ex 243.72; Blck Hls ex 2,796.74; BMI Jntrl ex 1,623.00; Brgnkdv, LLC ex 33,000.00; Cllgn ex 219.10; Clmn Sftwr PBC ex 1,031.70; CIng Edge Sltns ex 475.00; Clrksn Elec ex 6,985.00; Cmmns SlS & Serv ex 1,097.21; Cmmnwth Elec ex 968.80; Cnflunc Inc ex 13,881.00; Cnta ex 347.40; Cntry Bus Prod ex 172.30; Cntry Lk ex 337.07; Cox ex 285.90; Cstmzd Stl Bldgs ex 6,400.00; Cty Clk ex 126.75; D League ex 67.15; Ess Scrns ex 173.22; Frmrs Un ex 769.68; Gretna Sub Fire Dept ex 55,832.29; Grngr ex 909.83; Grt Plns Comm ex 148.00; Grtn Ace ex 758.64; Grtn Dys Fndtn ex 10,000.00; Grtn Gas & Lb ex 6,464.42; Grtn Pyrl ex 100,014.87; Grtr Omh Genlgcl Soc ex 20.00; GT Mdwst ex 364.03; HD Spply ex 143.28; Hotsy Equip ex 971.68; Hrtlnd Ntl Gas ex 3,766.27; Hskr Dsl ex 242.57; HTM SlS ex 845.00; Ingrm Lib Serv ex 301.12; Inv Clid Inc ex 144.50; J Frost ex 192.38; J Jennings ex 42.37; JDW Mdwst ex 27,195.00; Knpy ex 69.35; Lowe's ex 189.90; M Noorzahi ex 120.49; Mdwst Lab ex 579.26; Mdwst Turf & Irrgtn ex 391.77; Mrvn Plng Cnslt ex 11,150.00; N Sole ex 98.59; NE Dept of Rev - Keno ex 100.00; NE St Gnlgl Soc ex 20.00; NE.gov ex 4.00; Ntl Bus Furn ex 2,746.62; Occ Hlth Ctr ex 178.00; One Cl Cncpt ex 316.86; OPPD ex 2,767.07; OWH ex 29.79; P Dennison ex 129.05; Pinn Bnk ex 6,692.82; Ptny Bws ex 5,000.00; Quill ex 384.13; R Cook ex 99.28; R Wortman ex 360.85; Rdclf Glbtrsn & Brdy ex 3,000.00; Rf Rite Ext ex 80.00; Sec Equip ex 451.67; Siteone Lndscp Sply ex 375.95; Stryknwrth/M Prtt ex 458.99; Suspnd It ex 3,165.00; Ty's ex 56.98; Unfrst Corp ex 301.67; V Schuetz ex 48.30; Verizon ex 97.13; Wstrn Oil ex 1,352.13; Yng & Wht ex 6,561.00; Total ex 332,250.47

Motion by Jeremy Westengaard, seconded by Kara Alexander to approve consent agenda.

Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea. Yea: 3, Nay: 0, Absent: 1

## PRESENTATIONS

Gretna Crossing YMCA - Brandon Brugger  
City Auditor Tim Lens - Annual Report

## **PUBLIC HEARINGS**

Greg & Alicia Zuger – Z Squared Holdings III at 4625 South 218th Street, Elkhorn, NE 68022 requesting approval of a Conditional Use Permit to operate an assisted living facility out of a single-family residence in the R-2 Medium Density Residential Zoning District on Lot 1, Nelson's Corner (Parcel #011599211). Generally located at 9809 South 204th Street, at the intersection of South 204th Street and Cornhusker Road.

Paula Dennison gave the staff comments.

Owner Alicia Zuger gave an overview of the project.

Mayor Evans opened the public hearing. Hearing no further comments, Mayor Evans closed the public hearing.

Motion by Kara Alexander, seconded by Bill Proctor to approve the conditional use permit for Z Squared Holding III with the following conditions: connect to a public water system with SID #34 water system preferred, obtain verification of functionality and capacity of septic tank for intended use by proper regulatory authority, remove access to Cornhusker Road, install access to Valaretta, provide parking on the property as designed, install landscaping on the north side of property and the property or business is rezoned back to RE Residential Estates when sold.

Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea. Yea: 3, Nay: 0, Absent: 1

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HEB NE LLC at 1501 River Drive, Moline, IL 61265 requesting approval of a Conditional Use Permit to operate a drive-through coffee kiosk in the GC General Commercial Zoning District. Lot 2, Greta Landing Replat 6 (Parcel #011619925). Generally located at the northwest corner of South 192nd Street and Oakmont Drive.

Paula Dennison gave the staff comments.

Owner representative Doug Kellner gave an overview of the project.

Mayor Evans opened the public hearing. Hearing no comments, Mayor Evans closed the public hearing.

Motion by Kara Alexander, seconded by Bill Proctor to approve the conditional use permit for HEB NE LLC. Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea

Yea: 3, Nay: 0, Absent: 1

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Gary Young – StreetMediaNational LLC at 3553 Clydesdale Parkway Suite 310, Loveland, CO 80538 requesting approval of a Conditional Use Permit to construct a 672 square foot digital billboard in the FX Flex Space Zoning District on Lot 1, 370 Storage (Parcel #011613937). Generally located at 11001 Sapp Brothers Drive, near the intersection of Sapp Brothers Drive and Highway 370.

Paula Dennison gave the staff comments.

Owner representative Troy Hammond gave an overview of the project.

Mayor Evans opened the public hearing. Hearing no comments, Mayor Evans closed the public hearing.

Motion by Bill Proctor, seconded by Jeremy Westengaard to approve the conditional use permit for Street Media National LLC. Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea. Yea: 3, Nay: 0, Absent: 1

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Gary Young – StreetMediaNational LLC at 3553 Clydesdale Parkway Suite 310, Loveland, CO 80538 requesting approval of a Conditional Use Permit to construct a 378 square foot digital billboard in the HC Highway Commercial Zoning District on Lot 1, Nebraska Crossing Replat 1 (Parcel #011287950). Generally located at 14341 South Highway 31, near the intersection of Melia Road and Highway 31.

Paula Dennison gave the staff comments.

Mayor Evans opened the public hearing. Hearing no comments, Mayor Evans closed the public hearing.

Motion by Jeremy Westengaard, seconded by Bill Proctor to approve the conditional use permit for Street Media National. Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea. Yea: 3, Nay: 0, Absent: 1

## **ORDINANCES & RESOLUTIONS**

Ordinance 2198 - Directing the Sale and Exchange of City Owned Real Property Consisting of Outlot A of the Santa Fee Pointe Subdivision, Taxlot 26 of S36, T14N, R10E, and the Irregular South Part of Outlot D of Replat 1 of the Lincoln Place Phase II Subdivision, to RVS Investments, LLC, in accordance with the Manner, Terms and Requirements of an Exchange Agreement therewith and Pursuant to Nebraska Revised Statute 16-202

Jeff Miller read the ordinance by title.

Ordinance no. 2198

An ordinance of the City of Gretna, Nebraska, directing the sale and exchange of City owned real property consisting of Outlot A of the Santa Fe Pointe subdivision, Taxlot 26 of S36, T14N, R10E, and the irregular south part of Outlot D of replat 1 of the Lincoln Place Phase II subdivision, to RVS Investments, LLC, in accordance with the manner, terms, and requirements of an exchange agreement therewith and pursuant to Nebraska Revised Statute §16-202.

Motion by Bill Proctor, seconded by Jeremy Westengaard to approve third reading of Ordinance 2198. Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea Yea: 3, Nay: 0, Absent: 1

Motion by Kara Alexander, seconded by Bill Proctor to approve and adopt Ordinance 2198.

Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea

Yea: 3, Nay: 0, Absent: 1

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Ordinance 2199 - Rezoning from an RE Residential Estates Zoning District to an R-2 Medium Density Residential Zoning District the Land consisting of Lot 1 Nelson's Corner, Located in the Southwest Quarter of S19, T14N, R11 East of the 6th P.M., Sarpy County, Nebraska  
Jeff Miller read the ordinance by title.

Ordinance no. 2199

An ordinance of the City of Gretna, Nebraska, amending the official zoning map of the City of Gretna from an RE Residential Estates Zoning District to an R-2 Medium Density Residential Zoning District for the land consisting of Lot 1, Nelson's Corner, located in the southwest quarter of S19, T14N, R11 east of the 6th p.m., Sarpy County, Nebraska.

Motion by Bill Proctor, seconded by Kara Alexander to approve third reading of Ordinance 2199. Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea  
Yea: 3, Nay: 0, Absent: 1

Motion by Jeremy Westengaard, seconded by Bill Proctor to approve and adopt Ordinance 2199. Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea  
Yea: 3, Nay: 0, Absent: 1

### **CURRENT BUSINESS**

Action on Interlocal Agreement between the City of Gretna, Sarpy County, and S.I.D.s No. 278 (Tiburon), 192 (Ballena), 240 (Pebblebrooke), and 308 (Pebblebrooke 2) for Signalization and Intersection Improvements at Hwy 370 and South 174<sup>th</sup> Street.

Motion by Kara Alexander, seconded by Jeremy Westengaard to approve the interlocal agreement for the intersection improvements at 174th and Highway 370 signalization. Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea. Yea: 3, Nay: 0, Absent: 1

### **ADJOURNMENT**

Motion by Bill Proctor, seconded by Jeremy Westengaard to adjourn. Motion carried. Alexander: Yea, Liebenritt: Absent, Proctor: Yea, Westengaard: Yea. Yea: 3, Nay: 0, Absent: 1

CITY OF GRETNA, NEBRASKA

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Mike Evans, Mayor

ATTEST:

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Tammy L. Tisdall, CMC  
City Clerk

## CITY OF GRETNA CLAIMS 04/07/20226

Vendor Name	Invoice Description	Amount
<b>Fund: 01 GENERAL FUND</b>		
<b>Department: 00 GENERAL</b>		
ABE'S TRASH SERVICE, INC	ACCT #: 28826001	439.00
ACCESS SYSTEMS	MARCH 2026 BILLING	1,619.54
ACCESS SYSTEMS LEASING	AGREEMENT 025-3120748-000: MONTHLY BILLING	918.50
ALLO COMMUNICATIONS	ACCT# 3198579: PUBLIC WORKS / CITY HALL: 3/24 - 4/23/	268.00
ARIES BUILDING SYSTEMS, LLC	PORTABLE OFFICE RENTAL INCLUDING STEPS: 4/5/26 - 5/4	2,332.00
BLACK HILLS CORPORATION	ACCT# 9431537916: 204 N MCKENNA AVE	226.72
BMI JANITORIAL GROUP	CITY HALL CLEANING: APRIL 2026	541.00
BS&A SOFTWARE	ANNUAL SERVICE / SUPPORT: 4/1/26 - 4/1/27	7,235.90
CINTAS	FIRST AID REPLENISHMENT	573.42
COLUMN SOFTWARE PBC	LEGAL NOTICES	908.45
COX BUSINESS SERVICES	ACCT# 001 7210 017169701: 204 N MCKENNA AVE	303.40
EAGLE ENGINEERING GROUP LLC	GENERAL ENGINEERING SERVICES: PROJECT# 26-04	3,525.50
EAGLE ENGINEERING GROUP LLC	COMMUNITY COMPLEX WATER MAIN IMPROVEMENTS: PRO	8,173.00
HEARTLAND NATURAL GAS	ACCT# 7829-8987-42: 204 N MCKENNA AVE #1 FEB / MAR	309.23
J.Q. OFFICE EQUIPMENT OF OMAHA	AGREEMENT:019-1801762-000 (3 COPIERS)	248.34
LOWE'S COMPANIES, INC.	3/4 CAT TREATED CDX PLYWD / CONSTRUC SCREW / PEBB	271.39
NATIONAL BENEFIT SERVICES OPER	COBRA ADMINISTRATION FEE: MARCH 2026	65.00
NE SECRETARY OF STATE	FILINGS: 2 TRADE NAME / 1 TRADEMARK	330.00
NE STATE FIRE MARSHALL	ANNUAL INSPECTION	120.00
NEBRASKA ARBORISTS ASSOCIATIO	REGISTRATION: D HANSEN	85.00
OMAHA PUBLIC POWER DISTRICT	ACCT# 0623100080: 2/5/26 TO 3/6/26	543.22
OMAHA PUBLIC POWER DISTRICT	ACCT# 2149697160: 2/5/26 TO 3/6/26	318.40
OMAHA PUBLIC POWER DISTRICT	12401 S 214TH ST: 2/5/26 TO 3/6/26	708.46
PITNEY BOWES INC	POSTAGE INK	91.29
QUILL CORPORATION	OFFICE SUPPLIES	287.12
SARPY COUNTY TREASURER	HUMANE SERVICES - MAY 2026	2,764.00
SARPY COUNTY TREASURER	POLICE SERVICES - MAY 2026	80,071.19
SECURITY EQUIPMENT INC	MCKENNA: DOOR LOCK REPAIRS	885.00
TAMMY TISDALL	NMCA CONFERENCE: PARKING / MILEAGE	94.38
VERIZON WIRELESS	ACCT# 985459814-00001	199.70
YOUNG & WHITE LAW OFFICES	GENERAL / GRETNA CROSSING PARK / GOOD LIFE DISTRIC	8,078.29
<b>Total Department 00 GENERAL</b>		<b>\$ 122,534.44</b>
<b>Department: 10 PARK</b>		
BARCO MUNICIPAL PRODUCTS INC	CUSTOM STENCIL, 1/16" LIGHT DUTY	189.17
BIG RIG REPAIR INC.	#91: 7 - 6 HIGH POWER LED / 4 - STOBES	433.76
BOBCAT OF OMAHA	4 - KIT TOOTHBOX	163.76
BOBCAT OF OMAHA	BOBCAT / TRADE-IN	8,500.00

Vendor Name	Invoice Description	Amount
BSN SPORTS	12 - PLAYERS BENCH	1,536.12
NAPA - ASHLAND AUTO SUPPLY	GR HOSE	133.19
NAPA - ASHLAND AUTO SUPPLY	12 - BRAKE PARTS CLEANER	44.04
OMAHA PUBLIC POWER DISTRICT	ACCT# 0450606810: 2/5/26 TO 3/6/26	2,469.98
OMAHA PUBLIC POWER DISTRICT	ACCT# 3053000090: 2/5/26 TO 3/6/26	81.89
ULINE	18 - SAFETY GLASSES	30.61
VERIZON WIRELESS	ACCT# 985459814-00001	296.80
	<b>Total Department 10 PARK</b>	<b>\$ 13,879.32</b>
<b>Department: 11 FOREST CITY REC AREA</b>		
HD SUPPLY	8 - TRASH CANS	276.64
SITEONE LANDSCAPE SUPPLY, LLC	HERBICIDE	99.74
TWO RIVERS PUMPING SERVICE	PUMP FOREST CITY	550.00
	<b>Total Department 11 FOREST CITY REC AREA</b>	<b>\$ 926.38</b>
<b>Department: 25 LIBRARY</b>		
ABE'S TRASH SERVICE, INC	ACCT #: 28826001	112.50
ACCESS SYSTEMS	MARCH 2026 BILLING	1,290.00
ALLO COMMUNICATIONS	LIB: ACCT# 3198699 MAIN LIBRARY / CHILDRENS LIBRARY	544.48
BLACK HILLS CORPORATION	LIB: ACCT# 9432235077: 736 SOUTH ST	83.75
BLACK HILLS CORPORATION	LIB: ACCT# 4201477461: 119 N MCKENNA AVE	78.55
BMI JANITORIAL GROUP	LIB: CHILDREN'S LIBRARY CLEANING - APR 2026	1,082.00
CENTER POINT LARGE PRINT	LIB: BOOKS	200.16
CINTAS	LIB: AED MAINT AGREEMENT	53.10
CINTAS	LIB: FIRST AID REPLENISH / AED PADS	1,115.42
COLUMN SOFTWARE PBC	LEGAL NOTICES	10.36
FIREGUARD LLC	LIB: FIRE ALARM IMPECTION	520.50
GRETNA CHAMBER OF COMMERCE	LIB: 1/4 PG GREEN BOOK ADVERTISING	290.00
HEARTLAND NATURAL GAS	LIB: ACCT# 9432-2350-77: 736 SOUTH ST FEB / MAR 2026	52.91
HEARTLAND NATURAL GAS	ACCT# 4201-4774-61: 119 N MCKENNA AVE FEB / MAR 20	33.99
INGRAM LIBRARY SERVICES	LIB: BOOKS	2,411.71
JENNIFER LOCKWOOD	LIB: JAN - MARCH MILEAGE	74.68
KANOPY, INC	LIB: VIDEOS	24.70
LUCAS HOLDINGS, LLC	LIB: GRETNA PUBLIC LIBRARY CARDS	572.20
MANGO	LIB: ANNUAL SUBSCRIPTION - ASL INSIDE LIBRARY	2,966.78
MIDWEST TAPE	LIB: MOVIES	39.73
NE STATE GENEALOGICAL SOCIETY	LIB: CONFERENCE - E MANHART	51.00
OMAHA PUBLIC POWER DISTRICT	LIB: ACCT# 6793100090: 2/5/26 TO 3/6/26	220.87
QUILL CORPORATION	OFFICE SUPPLIES	242.24
SYSTEMS TECHNOLOGY GROUP INC	LIB: YEARLY SUBSCRIPTION	650.00
THE LIBRARY STORE, INC.	LIB: LAMINATE / BOOK JACKETS / FILAMENT TAPE / BOOK T	539.80
WELLS FARGO FINANCIAL	LIB: ACCT# 603-0274490-000 MONTHLY COPIER LEASES	351.00

Vendor Name	Invoice Description	Amount
	<b>Total Department 25 LIBRARY</b>	<b>\$ 13,612.43</b>
<b>Department: 30 FIRE</b>		
ABE'S TRASH SERVICE, INC	ACCT #: 28826001	56.00
AIR CLEANING TECHNOLOGIES, INC	FD: PNEUMATIC GRABBER NOZZLE	435.00
ALLO COMMUNICATIONS	FD: ACCT# 3638279	410.00
COX BUSINESS SERVICES	FD: ACCT# 001 7210 051198301 21825 CAPEHART RD	270.00
COX BUSINESS SERVICES	FD: ACCT# 001 7210 034122701 10309 S 168TH ST	285.90
GRETNA SUBURBAN FIRE DEPT.	1/2 PAYROLL COSTS: MARCH 2026	51,585.85
HUSKER DIESEL	UTILITY #1: SERVICE	537.44
MACQUEEN EQUIPMENT	6 - 6" LEATHERETTE FRONT	507.00
METROPOLITAN UTILITIES	FD: ACCT# 112000294596 10309 S 168TH ST BLD SPKLR	60.05
METROPOLITAN UTILITIES	FD: ACCT# 112000294569 10309 S 168TH ST	222.38
MOTOROLA	FD: SOFTWARE LICENSE APX UPGRADE	1,132.62
NAPA - ASHLAND AUTO SUPPLY	FD: ACCT# 3336 - FEB 2026 PURCHASES	215.01
PINNACLE BANK OF GRETNA	FD: ACCT# 4436: FEB 2026 PURCHASES	639.64
SECURITY EQUIPMENT INC	FD: CAPEHART - PROX WALLSWITCH READER	363.25
TY'S OUTDOOR POWER & SERVICE	FD: FILLER CAP / MOTOMIX FUEL 1/2 GAL	44.14
VERIZON WIRELESS	FD: ACCT# 642597310-00001	97.13
WEX BANK	FD: ACCT# 0492-00-769130-6 MAR 2026 FUEL PURCHASE	248.53
	<b>Total Department 30 FIRE</b>	<b>\$ 57,109.94</b>
<b>Department: 35 BUILDING/ZONING</b>		
ACCESS SYSTEMS	MARCH 2026 BILLING	1,677.00
BS&A SOFTWARE	ANNUAL SERVICE / SUPPORT: 4/1/26 - 4/1/27	10,618.10
CANDLEWOOD SUITES KEARNEY	FOLIO 96959: 3/4 - 3/6/26: P DENNISON	676.00
CINTAS	FIRST AID REPLENISHMENT	599.30
CLARKSON ELECTRIC LLC	INSPECTION SERVICES: MAR 2026	8,525.00
COAST NA	MAR 2026 FUEL PURCHASES	224.10
COLUMN SOFTWARE PBC	LEGAL NOTICES	122.65
EAGLE ENGINEERING GROUP LLC	GENERAL ENGINEERING SERVICES: PROJECT# 26-04	15,466.47
EAGLE ENGINEERING GROUP LLC	STORMWATER MONITORING: PROJECT# 26-05	2,000.00
J.Q. OFFICE EQUIPMENT OF OMAHA	AGREEMENT:019-1801762-000 (3 COPIERS)	248.33
JDW MIDWEST, LLC	PLAN REVIEW / INSPECTION SERVICES: MAR 2026	40,640.00
PAPIO-MISSOURI NRD	SOUTHERN SARPY WATERSHEDS PARTNERSHIP DUES	17,000.00
QUILL CORPORATION	OFFICE SUPPLIES	42.55
VERIZON WIRELESS	ACCT# 985459814-00001	177.20
	<b>Total Department 35 BUILDING/ZONING</b>	<b>\$ 98,016.70</b>
<b>Fund: 02 STREET</b>		
<b>Department: 05 STREET</b>		
BARCO MUNICIPAL PRODUCTS INC	NEW SIGNS	136.47

Vendor Name	Invoice Description	Amount
BIG RIG REPAIR INC.	#91: 7 - 6 HIGH POWER LED / 4 - STOBES	360.00
COLUMN SOFTWARE PBC	LEGAL NOTICES	339.93
CUMMINS SALES & SERVICE	EXHAUST LEAK / REAR SUSPENSION / HYDRAULIC LEAK	6,583.01
EAGLE ENGINEERING GROUP LLC	GENERAL ENGINEERING SERVICES: PROJECT# 26-04	320.25
EAGLE ENGINEERING GROUP LLC	SCHRAM RD PAVING IMPROVEMENTS: PROJECT# 25-14	6,104.00
FELSBURG HOLT & ULLEVIG	204TH ST & SCHRAM RD PAVING NEPA: PROJECT# 124020	23,952.15
GRETNA WELDING INC	REPAIR BROKEN SNOW PLOW MOUNT	450.00
NAPA - ASHLAND AUTO SUPPLY	SPARK PLUB / HOSE END FITTINGS / HOSES	296.00
NAPA - ASHLAND AUTO SUPPLY	WASHER RESERVOIR	65.36
OMAHA PUBLIC POWER DISTRICT	ACCT# 3053000090: 2/5/26 TO 3/6/26	25,010.29
OMNI ENGINEERING	ASPHALT - GILES	4,954.46
PLATTE RIVER CONCRETE CO	11638 FRANCES ST: CONCRETE	5,734.27
POMP'S TIRE SERVICES, INC	#49 GRADER: TIRE	1,072.80
SUSPEND IT	SALT PARKING / SIDEWALKS: 3/15/26	2,367.50
TY'S OUTDOOR POWER & SERVICE	FW 20 TS CART / MOUNTING KIT / WATER TANK	785.97
ULINE	18 - SAFETY GLASSES	30.61
VERIZON WIRELESS	ACCT# 985459814-00001	176.98
	<b>Total Department 05 STREET</b>	<b>\$ 78,740.05</b>
<b>Fund: 07 PUBLIC WORKS</b>		
<b>Department: 90 PUBLIC WORKS ADMINISTRATION</b>		
ABE'S TRASH SERVICE, INC	ACCT #: 28826001	156.00
ACCESS SYSTEMS	MARCH 2026 BILLING	3,483.00
ALLO COMMUNICATIONS	ACCT# 3198579: PUBLIC WORKS / CITY HALL: 3/24 - 4/23/	326.27
BLACK HILLS CORPORATION	ACCT# 7757344605: 20090 HUSKER DR	320.39
BS&A SOFTWARE	ANNUAL SERVICE / SUPPORT: 4/1/26 - 4/1/27	14,000.00
HEARTLAND NATURAL GAS	ACCT# 7757-3446-05: 20090 HUSKER DR FEB / MAR 2026	625.48
J.Q. OFFICE EQUIPMENT OF OMAHA	AGREEMENT:019-1801762-000 (3 COPIERS)	248.34
LILIA ORTIZ	PUBLIC WORKS BLDG CLEANING: 2/26 - 3/26/26	906.25
NAPA - ASHLAND AUTO SUPPLY	75 - FLEXZILLA / 2 - HOSE ENDS	170.75
NAPA - ASHLAND AUTO SUPPLY	SWIVEL OIL FILTER / 1-1 2-3 DIA. SWIVEL	48.98
NE STATE FIRE MARSHALL	ANNUAL BOILER CERTIFICATE	36.00
OCCUPATIONAL HEALTH CENTER	NEW HIRE SCREENING	89.00
OMAHA PUBLIC POWER DISTRICT	ACCT# 6558167870: 2/5/26 TO 3/6/26	1,117.89
OMAHA PUBLIC POWER DISTRICT	ACCT# 3053000090: 2/5/26 TO 3/6/26	91.02
UNIFIRST CORPORATION	JANITORIAL SUPPLIES	346.32
VERIZON WIRELESS	ACCT# 985459814-00001	336.74
	<b>Total Department 90 PUBLIC WORKS ADMINISTRATION</b>	<b>\$ 22,302.43</b>
<b>Fund: 10 WATER</b>		
<b>Department: 00 GENERAL</b>		
UB REFUND	UB REFUND	399.16

Vendor Name	Invoice Description	Amount
	<b>Total Department 00 GENERAL</b>	<b>\$ 399.16</b>
<b>Department: 40 WATER</b>		
AQUA-CHEM, INC.	WATER CHEMICALS	1,108.47
BARCO MUNICIPAL PRODUCTS INC	MAGNETIC LOCATOR W/ CASE	1,255.00
BLACK HILLS CORPORATION	ACCT# 9729727197: WELLS	119.75
EAGLE ENGINEERING GROUP LLC	GENERAL ENGINEERING SERVICES: PROJECT# 26-04	457.50
EAGLE ENGINEERING GROUP LLC	HARVEST CREEK WATER MAIN IMPROVEMENTS: PROJECT#	8,932.50
EAGLE ENGINEERING GROUP LLC	STERLING CHASE WATER MAIN IMPROVEMENTS: PROJECT	38,516.00
EAGLE ENGINEERING GROUP LLC	HARVEST HILLS EAST WATER MAIN IMPROVEMENTS: PROJ	12,751.00
GREAT PLAINS COMMUNICATIONS	ACCT# 206567: SCADA CONNECTION - SAPP BROS	148.00
HEARTLAND NATURAL GAS	ACCT# 9729-7271-97 WELL @ HWY 6 & ANGUS ST FEB / M	9.37
INTERSTATE BATTERIES OF OMAHA	BATTERIES FOR WELLS & LIFT STATIONS	638.30
LOWE'S COMPANIES, INC.	TOOLBOX AND TOOLS	672.25
MIDWEST LABORATORIES, INC.	ACCT# 62001 SAPP BROS: WATER TESTING: JAN 2026	10.00
MUNICIPAL SUPPLY, INC.	LID COMPLETE FOR 1 1/2" UPPER	30.52
NE PUBLIC HEALTH ENVIRONMENT	ACCT# 597796 WATER TESTING	169.00
OCCUPATIONAL HEALTH CENTER	NEW HIRE SCREENING	89.00
OMAHA PUBLIC POWER DISTRICT	ACCT# 6943100041: 2/5/26 TO 3/6/26	11,464.56
OMAHA PUBLIC POWER DISTRICT	ACCT# 3053000090: 2/5/26 TO 3/6/26	363.73
ONE CALL CONCEPTS, INC.	608 LOCATES: MARCH 2026	520.01
ULINE	18 - SAFETY GLASSES	30.61
VERIZON WIRELESS	ACCT# 985459814-00001	257.07
	<b>Total Department 40 WATER</b>	<b>\$ 77,542.64</b>
<b>Fund: 14 SEWER</b>		
<b>Department: 00 GENERAL</b>		
UB REFUND	UB REFUND	61.62
	<b>Total Department 00 GENERAL</b>	<b>\$ 61.62</b>
<b>Department: 45 SEWER</b>		
BAXTER	#91: SERVICE / RECALL REPAIR	144.57
BIG RIG REPAIR INC.	#91: 7 - 6 HIGH POWER LED / 4 - STOBES	312.87
BLACK HILLS CORPORATION	ACCT# 7605916886: 21041 NE CROSSING DR	99.34
CENTURY LINK	ACCT# 333312704 - 11033 S 158TH ST: 3/7 TO 4/6/26	71.37
CENTURY LINK	ACCT# 333508241 - WASTE WATER DIALER	343.53
CITY OF OMAHA CASHIER	JAN 2026: BULK BILLING SITE #1, #2, #3, MUD AREAS G5 & C	397,729.06
CUMMINS SALES & SERVICE	MAIN LIFT: INSTALL NEW CHARGER	1,461.68
CUMMINS SALES & SERVICE	STARTER MOTOR	(1,260.13)
EAGLE ENGINEERING GROUP LLC	NORTHWEST SUBBASIN INTERCEPTOR SEWER PHASE 2: P	5,204.50
HEARTLAND NATURAL GAS	ACCT# 7605-9168-86: 21041 NE CROSSING DR FEB / MAR	106.29
HTM SALES, INC.	RIDGE ESTATES: 3/17/26 CHECK LIFT STATION FOR OPS	260.00

Vendor Name	Invoice Description	Amount
INTERSTATE BATTERIES OF OMAHA	BATTERIES FOR WELLS & LIFT STATIONS	638.30
NAPA - ASHLAND AUTO SUPPLY	2 - U-BOLT	22.98
NAPA - ASHLAND AUTO SUPPLY	LOW BEAM	18.99
OMAHA PUBLIC POWER DISTRICT	ACCT# 9283100031: 2/5/26 TO 3/6/26	4,958.29
OMAHA PUBLIC POWER DISTRICT	ACCT# 3053000090: 2/5/26 TO 3/6/26	1,090.64
ROSE EQUIPMENT INC.	WATER JETTER: REPAIR HOSE REEL	1,272.21
TREKK DESIGN GROUP, LLC	2025 CLEAN & CCTV: SERVICES THRU 2/21/26	1,800.00
ULINE	18 - SAFETY GLASSES	30.61
VERIZON WIRELESS	ACCT# 985459814-00001	159.83
	<b>Total Department 45 SEWER</b>	<b>\$ 414,464.93</b>
<b>Fund: 20 GRETNA CROSSING PARK</b>		
<b>Department: 50 GRETNA CROSSING PARK</b>		
CARROLL CONSTRUCTION SUPPLY	50 - 3/4" X 18" HOT ROLL NAIL STAKE	120.25
CINTAS	AED AGREEMENT	135.00
CINTAS	JANITORIAL SUPPLIES	7.53
FERGUSON ENTERPRISES, INC	3/4 X 300 COIL / E/R BRS PROPEX	339.90
GREAT PLAINS COMMUNICATIONS	ACCT# 173528: GXP INTERNET 3/16 - 4/15/26	7,360.00
NAPA - ASHLAND AUTO SUPPLY	HOSE END FITTING / WEATHERSHIELD / SLEEVE	112.17
PIONEER UNDERGROUND LAWN SP	DOG PARK: IRRIGATION INSTALL	12,480.00
REGAN ELECTRIC	GXP BATHROOM LOCKS REPAIR	3,710.00
SITEONE LANDSCAPE SUPPLY, LLC	HERBICIDES	199.48
SITEONE LANDSCAPE SUPPLY, LLC	20 - RAIN BIRD ROTORS	490.54
UNIFIRST CORPORATION	JANITORIAL SUPPLIES	1,082.77
VERIZON WIRELESS	ACCT# 985459814-00001	119.82
	<b>Total Department 50 GRETNA CROSSING PARK</b>	<b>\$ 26,157.46</b>
<b>Payroll</b>		
Payroll & Taxes	Regular Payroll	130,706.04
	<b>Total Payroll</b>	<b>\$ 130,706.04</b>
	<b>*** GRAND TOTAL ***</b>	<b>\$ 1,056,453.54</b>

04/02/2026 INVOICE DISTRIBUTION REPORT FOR CITY OF GRETNA			
POST DATES 03/04/2026 - 03/31/2026			
POSTED AND UNPOSTED OPEN AND PAID			
VENDOR CODES: 0000000330 - PINNACLE BANK OF GRETNA			
GL Number	Line Desc	Vendor Name	Amount
Fund: 01 GENERAL FUND			
Department: 30 FIRE			
01-30-5011.000	TELEPHONE	PINNACLE BANK OF GRETNA	29.97
01-30-5011.010	TELEPHONE-DISTRICT 2 R2750	PINNACLE BANK OF GRETNA	19.98
01-30-5016.010	SUBSCRIPTIONS R300	PINNACLE BANK OF GRETNA	2.99
01-30-5024.000	PUBLIC RELATIONS/FIRE PREVENT	PINNACLE BANK OF GRETNA	315.00
01-30-5045.000	JAN/GROUND MTS. DIST.1 R7000	PINNACLE BANK OF GRETNA	271.70
Total Department 30 FIRE			639.64

City of Gretna  
Attn: Paula Dennison  
204 N McKenna Ave.  
PO Box 69  
Gretna, NE 68028

Re: Gretna Community Complex  
Application for Payment # 010

Dear Paula:

Enclosed please find the Application and Certificate for Payment #010 from The Weitz Company, Inc for the General Construction of the Gretna Community Complex project in Gretna, Nebraska.

Based upon our on-site observations, the work described in the application has progressed to the point indicated, and to the best of our knowledge, the quality of work is in accordance with the Contract Documents. Therefore, we are recommending payment be made to The Weitz Company, Inc. for the amount certified of **\$647,838.47**. The attached copy of the Application and Certificate for Payment is for your records.

Please contact me if you have any questions concerning this application for payment.

Sincerely,



Mike Stolle, Associate Principal  
For the Firm

encl.

pc: The Weitz Company, Inc.

24014-06AP\_PayApplication\_010\_Certified



#### PRINCIPALS

Daniel J. Grassi, AIA, NCARB  
Elizabeth A. Bavitz, AIA  
David E. Quade, AIA, NCARB, CSI  
Chad E. Kruse, AIA  
Kjersten N. Tucker, AIA, NCARB, RIBA

#### ASSOCIATE PRINCIPALS

James A. Krieger, LEED, AIA  
Mike D. Stolle, AIA, LEED, AIA  
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#### SENIOR ASSOCIATES

Craig A. Wohlgemuth, AIA  
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Charles W. Bachmann, AIA  
Nolan M. Schaefer, AIA

#### ASSOCIATES

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Paige E. Doerrfeld, NCIDQ, RIBA  
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Erin V. Kistler, AIA  
Carmen D. Ragland  
Natasha J. Pierce, NCIDQ, RIBA

700 Q Street  
Lincoln, NE 68508  
402.476.2331

[SINCLAIRHILLE.COM](http://SINCLAIRHILLE.COM)

# APPLICATION AND CERTIFICATE FOR PAYMENT

5-Mar-26

**DISTRIBUTE TO:**  
 OWNER  
 ARCHITECT  
 CONTRACTOR

**APPLICATION #** 10  
**PERIOD TO:** 3-Mar-26  
**WEITZ PROJECT #** W160700  
**ARCH. PROJECT #** 0



**PROJECT:** Gretna Community Complex  
 In Progress  
 Gretna, NE 68028

**VIA (ARCH.):** Sinclair Hille Architects  
 700 Q Street  
 Lincoln, NE 68516

**TO (OWNER):**  
 City of Gretna  
 PO Box 69, 204 N McKenna Ave  
 Gretna, NE 68028

**FROM (CONTRACTOR):**  
 The Weitz Company, Inc  
 8715 S 121st Street  
 La Vista, NE 68128  
 402-592-7000

**CONTRACT FOR:** Gretna Community Complex

**CONTRACT DATE:** 7-Jan-25

## CONTRACTOR'S APPLICATION FOR PAYMENT

### CHANGE ORDER SUMMARY

Number	Date Approved	ADDITIONS	DEDUCTIONS
Total Previously Approved by Owner			
Change Orders Approved this Month by Owner			
01			
02			
<b>TOTALS</b>		\$0.00	\$0.00

- 1 Original Contract Sum **\$29,877,315**
- 2 Net Change by Change Orders **\$0**
- 3 CONTRACT SUM TO DATE (Line 1 + 2) **\$29,877,315**
- 4 TOTAL COMPLETED AND STORED TO DATE **\$7,875,902.64**
- 5 RETAINAGE
  - a. 10% first 50% of Completed Work **\$ 655,162.00**
  - b. 10% first 50% of Stored Materials
- Total Retainage **\$655,162.00**
- 6 TOTAL EARNED LESS RETAINAGE **\$7,220,740.64**
- 7 LESS PREVIOUS CERTIFICATE FOR PAYMENT (Line 6 from prior Certificate) **\$6,572,902.17**
- 8 CURRENT PAYMENT DUE **\$647,838.47**
- 9 BALANCE TO FINISH, PLUS RETAINAGE **\$22,656,574.36**

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates of Payment were issued and payments received from the Owner, and that the current payment shown herein is now due.

**CONTRACTOR:** *Flora Johnson*

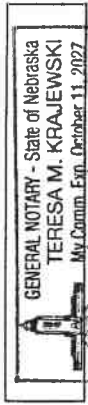
By: \_\_\_\_\_ Date: 3.5.26

State of: Nebraska County of: Sarpy  
 Subscribed and sworn to before me this  
 Notary Public:

My Commission Expires: 10/11/27

*Neese Kuiper*

5<sup>th</sup> day of Mar 2026



## ARCHITECT'S APPLICATION FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

**ARCHITECT:** *Neil Seal*

By: \_\_\_\_\_ Date: 03/13/2026

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

AMOUNT CERTIFIED \$  
 (Attach explanation if amount certified differs from the amount applied for.)

Project Name: Gretna Community Complex										App #:		Paid From:	
Arch. Proj. #: 0										10.00		3-Feb-26	
Project Name: Gretna Community Complex										App. Date:		Paid To:	
Arch. Proj. #: 0										March 5, 2026		3-Mar-26	
Retainage:										0.10			
Ticket #	Description of Work	BUDGETED Scheduled Value	Change to Date	Adjusted Scheduled Value	Work Completed		Materials Presently Stored	Total Complete and Stored	% Complete	Balance To Finish	Retainage		
					Previous	This Period							
1	Preconstruction	60,800	0	60,800	60,800.00			60,800.00	100.00%	0.00	6,080.00		
2	General Conditions	1,215,264		1,215,264	371,486.28	59,735.23		431,221.51	35.48%	784,042.49	43,122.15		
3	Surveying	36,112		36,112	15,497.25	2,280.00		17,777.25	49.23%	18,334.75	1,777.73		
4	Earthwork, Grading & Excavating	428,348		428,348	218,748.54			218,748.54	51.07%	209,599.46	21,874.85		
5	Geothermal Wells	853,891		853,891	779,725.86			779,725.86	91.31%	74,165.14	77,972.59		
6	Site Utilities	401,501		401,501	141,987.42	9,633.65		151,621.07	37.76%	249,879.93	15,162.11		
7	Site Concrete	907,763		907,763	8,460.04	539.89		8,999.93	0.99%	898,763.07	899.99		
8	Paving Marking	24,395		24,395	0.00			-	0.00%	24,395.00	0.00		
9	Site Improvements & Furnishings	124,211		124,211	0.00			-	0.00%	124,211.00	0.00		
10	Landscaping & Irrigation	452,646		452,646	0.00			-	0.00%	452,646.00	0.00		
11	Fencing & Gates	170,087		170,087	32,172.00			32,172.00	18.92%	137,915.00	3,217.20		
12	Building Concrete	1,096,780		1,096,780	566,195.89	104,581.41		670,777.30	61.16%	426,002.70	67,077.73		
13	Rebar - Material	88,509		88,509	64,700.68	3,127.00		67,827.68	76.63%	20,681.32	6,782.77		
14	Masonry	445,600		445,600	732.62			732.62	0.16%	444,867.38	73.26		
15	Structural Steel Fabrication	1,948,480		1,948,480	1,467,133.00	10,267.57		1,477,400.57	75.82%	471,079.43	147,740.06		
16	Structural Steel Erection	668,649		668,649	256,953.28	136,601.43		393,554.71	58.86%	275,094.29	39,355.47		
17	Rough Carpentry	127,398		127,398	0.00	3,685.60		3,685.60	2.89%	123,712.40	368.56		
18	Millwork	487,763		487,763	0.00			-	0.00%	487,763.00	0.00		
19	Solid Surface Countertops	103,425		103,425	0.00			-	0.00%	103,425.00	0.00		
20	Finish Carpentry Install	159,150		159,150	0.00			-	0.00%	159,150.00	0.00		
21	OFCI	8,609		8,609	0.00			-	0.00%	8,609.00	0.00		
22	Joint Sealants	94,300		94,300	0.00			-	0.00%	94,300.00	0.00		
23	Fireproofing	872,250		872,250	0.00			-	0.00%	872,250.00	0.00		
24	Waterproofing	87,100		87,100	0.00			-	0.00%	87,100.00	0.00		
25	Roofing	896,420		896,420	0.00			-	0.00%	896,420.00	0.00		
26	Doors, Frames & Hardware	324,660		324,660	0.00			-	0.00%	324,660.00	0.00		
27	Security Grills & Sectional Doors	75,630		75,630	0.00			-	0.00%	75,630.00	0.00		
28	Aluminum Storefront, Curtainwall & Glazing	1,355,800		1,355,800	17,665.88			17,665.88	1.30%	1,338,134.12	1,766.59		
29	Metal Panels	1,051,770		1,051,770	99,552.00	6,651.00		106,203.00	10.10%	945,567.00	10,620.30		
30	Metal Studs, Drywall & ACT	1,934,476		1,934,476	77,642.80			77,642.80	4.01%	1,856,833.20	7,764.28		
31	Flooring	192,519		192,519	0.00			-	0.00%	192,519.00	0.00		
32	Polished Concrete	155,594		155,594	0.00			-	0.00%	155,594.00	0.00		
33	Tile	144,510		144,510	0.00			-	0.00%	144,510.00	0.00		
34	Epoxy Floor	6,105		6,105	0.00			-	0.00%	6,105.00	0.00		
35	Painting	224,000		224,000	0.00			-	0.00%	224,000.00	0.00		
36	Specialties	85,690		85,690	0.00			-	0.00%	85,690.00	0.00		
37	Signage	212,909		212,909	0.00			-	0.00%	212,909.00	0.00		
38	Operable Partitions	204,600		204,600	0.00			-	0.00%	204,600.00	0.00		
39	Kitchen Equipment Allowance / Graphics Return to Owner	110,600		110,600	0.00			-	0.00%	110,600.00	0.00		
40	Theater & Stage Equipment	51,600		51,600	0.00			-	0.00%	51,600.00	0.00		
41	Window Shades	93,397		93,397	0.00			-	0.00%	93,397.00	0.00		
42	Elevators & Lifts	268,883		268,883	0.00			-	0.00%	268,883.00	0.00		
43	Fire Protection	271,095		271,095	0.00			-	0.00%	271,095.00	0.00		
44	Plumbing	884,192		884,192	73,609.53	31,449.19		105,058.72	11.88%	779,133.28	10,505.87		
45	Mechanical	2,338,384		2,338,384	402,359.93	246,796.04		649,155.97	27.76%	1,689,228.03	64,915.60		
46	Electrical	2,960,556		2,960,556	183,109.74	73,875.00	28,000.00	284,984.74	9.63%	2,675,571.26	28,498.47		
47	Communications	449,684		449,684	0.00			-	0.00%	449,684.00	0.00		
48	AV	645,000		645,000	0.00			-	0.00%	645,000.00	0.00		
49	Security	269,388		269,388	91,000.00			91,000.00	33.78%	178,388.00	9,100.00		
50	SWPPP	216,600		216,600	52,924.35	1,774.98		54,699.33	25.25%	161,900.67	5,469.93		

<b>Project Name:</b> Gretna Community Complex <b>Arch. Proj. #:</b> 0 <b>App. #:</b> 10.00 <b>App. Date:</b> March 5, 2026 <b>Retainage:</b> 0.10 <b>Paid From:</b> 3-Feb-26 <b>Paid To:</b> 3-Mar-26											
Ticket #	Description of Work	BUDGETED Scheduled Value	Change to Date	Adjusted Scheduled Value	Work Completed		Materials Presently Stored	Total Complete and Stored	% Complete	Balance To Finish	Retainage
					Previous	This Period					
51	Temporary Electric	98,600		98,600	48,569.07	1,219.31		49,788.38	50.50%	48,811.62	4,978.84
52	Final Cleaning	58,695		58,695	0.00			-	0.00%	58,695.00	0.00
53	Sub Bonding	339,393		339,393	169,483.92			169,483.92	49.94%	169,909.08	16,948.39
54	General Liability	426,675		426,675	82,400.95	24,684.53		107,085.48	25.10%	319,589.52	10,708.55
55	Builders Risk	22,756		22,756	29,950.00			29,950.00	131.61%	-7,194.00	2,995.00
56	Performance Bond	284,451		284,451	256,049.00			256,049.00	90.02%	28,402.00	25,604.90
57	Document Progression	871,182		871,182	0.00			-	0.00%	871,182.00	0.00
58	Contractor Contingency	586,220		586,220	0.00			-	0.00%	586,220.00	0.00
59	Original Fee (2.9%)	902,250		902,250	215,511.00	22,300.00		237,811.00	26.36%	664,439.00	23,781.10
60	Contracted Services	0		0	1,366,923.14	(42,643.36)		1,324,279.78	96.88%	-1,324,279.78	0.00
	<b>TOTAL</b>	<b>29,877,315</b>	<b>-</b>	<b>29,877,315</b>	<b>7,151,344.17</b>	<b>696,558.47</b>	<b>28,000.00</b>	<b>7,875,902.64</b>	<b>26.36%</b>	<b>22,001,412.36</b>	<b>655,162.00</b>

Selected Period only

Cost Type From Through ZZZZZZ

Cost Code From Through ZZZZZZZZ

Subledger "ALL"

Job Cost Report

Page - 1

Date From 02/03/2026

Date To: 03/03/2026

Cat Code	Description	Invoice Number	Supplier Number	Cost Code	Cost Type	Doc Type	Doc Number	Batch Date	Units	Amount
						Total for Category Code 8		040		2,280.00
						Total for Category Code 8		060		2,280.00
						Total for Category Code 8		070		
						Total for Category Code 8		080	8.00	9,633.65
						Total for Category Code 8		090	8.00	539.89
						Total for Category Code 8		110		539.89
						Total for Category Code 8		130		
						Total for Category Code 8		140		104,581.41
						Total for Category Code 8		150		3,127.00
						Total for Category Code 8		170		3,127.00
						Total for Category Code 8		180		10,267.57
						Total for Category Code 8		190	96.00	10,267.57
						Total for Category Code 8		200	96.00	136,601.43
						Total for Category Code 8		240	56.00	136,601.43
						Total for Category Code 8		330	56.00	3,685.60
						Total for Category Code 8		340	56.00	3,685.60
						Total for Category Code 8		350		

Selected Period only

Job Cost Report

Page - 2

Cost Type From Through ZZZZZZ  
 Cost Code From Through ZZZZZZZZ  
 Subledger "ALL"

Date From 02/03/2026  
 Date To: 03/03/2026

Cat Code	Description	Invoice Number	Supplier Number	Cost Code	Cost Type	Doc Type	Doc Number	Batch Date	Units	Amount
040	Surveyor	W160700 4	3812434	015505	2500	PV	2801425	03/03/2026		278,245.23
									520	278,245.23
										101,875.00
									530	101,875.00
									550	
									570	1,774.98
									580	1,219.31
									999	24,684.53
										2,280.00
										2,280.00
080	Site Utilities - Equipment	NE02264	510	330002	2625	P2	2799526	02/25/2026		9,633.65
										9,633.65
										9,633.65
									080	
090	Site Concrete			321100	2325	T3	58760	02/25/2026		127.44
090	Site Concrete			321100	2325	T2	58759	02/25/2026	8.00	298.88
090	Site Concrete			321100	2325	T2	58759	02/25/2026		113.57
									8.00	539.89
									090	539.89
									110	
									130	
140	Structural Concrete		174836	031100	2450	P2	2799520	02/25/2026		780.41



Selected Period only

Job Cost Report

Page - 4

Cost Type From Through ZZZZZZ  
 Cost Code From Through ZZZZZZZZ  
 Subledger "ALL"

Date From 02/03/2026  
 Date To 03/03/2026

Cat Code	Description	Invoice Number	Supplier Number	Cost Code	Cost Type	Doc Type	Doc Number	Batch Date	Units	Amount
190	Structural/Misc-Steel Erection			057100	2325	T2	58706	02/18/2026		
	Payroll Labor Distribution								96.00	1,311.43
					Total					6,349.43
					Total for Category Code 8		190		96.00	136,601.43
200	Rough Carpentry - Weitz			061001	2325	T3	58673	02/11/2026		
	Actual Burden Journal Entries									895.59
200	Rough Carpentry - Weitz			061001	2325	T2	58672	02/11/2026		
	Payroll Labor Distribution									768.25
200	Rough Carpentry - Weitz			061001	2325	T2	58672	02/11/2026	56.00	2,021.76
	Payroll Labor Distribution									
					Total				56.00	3,685.60
					Total for Category Code 8		200		56.00	3,685.60
					Total for Category Code 8		240			
					Total for Category Code 8		330			
340	Wall Panels	W160700 3	3833471	074100	2500	PV	2799876	02/26/2026		
	SGH CONCEPTS									6,651.00
					Total					6,651.00
					Total for Category Code 8		340			6,651.00
520	Plumbing	W160700 2	2154610	220000	2500	PV	2801424	03/03/2026		
	HELM MECHANICAL/HELM SERVICE									31,449.19
					Total					31,449.19
520	HVAC	W160700 2	2154610	230000	2500	PV	2801424	03/03/2026		
	HELM MECHANICAL/HELM SERVICE									246,796.04
					Total					246,796.04
					Total for Category Code 8		520			278,245.23
530	Electrical	W160700 5	3507659	260000	2500	PV	2799879	02/26/2026		
	CENTAUR ELECTRIC, INC.									96,000.00
					Total					96,000.00
530	Electrical - General Condition	INV75788	3885810	260001	2450	P2	2799594	02/25/2026		
	ARKANCE									5,875.00
					Total					5,875.00
					Total for Category Code 8		530			101,875.00
					Total for Category Code 8		550			

\$42,643.36 of mechanical applied from Gretna's escrow

Selected Period only

Job Cost Report

Cost Type From Through ZZZZZZ  
 Cost Code From Through ZZZZZZZZ  
 Subledger "ALL"

Date From 02/03/2026  
 Date To 03/03/2026

Cat Code	Description	Invoice Number	Supplier Number	Cost Code	Cost Type	Doc Type	Doc Number	Batch Date	Units	Amount
570	Erosion Fencing			018205	2325	T3	58760	02/25/2026		448.08
570	Erosion Fencing			018205	2325	T2	58759	02/25/2026		316.09
570	Erosion Fencing			018205	2325	T2	58759	02/25/2026	24.00	831.84
							Total		24.00	1,596.01
570	Erosion Fencing		110592	018205	2450	P2	2799976	02/26/2026		178.97
							Total			178.97
							Total for Category Code 8	570	24.00	1,774.98
580	Temp Generators		510	481120	2450	P2	2799526	02/25/2026		1,219.31
							Total			1,219.31
							Total for Category Code 8	580		1,219.31
999	General Liability / CCIP			019105	2450	JA	12227872	02/05/2026		24,684.53
							Total			24,684.53
							Total for Category Code 8	999		24,684.53
			Total for Job				GRETNA COMMUNITY COMPLEX			685,166.60

Selected Period only

Job Cost Report

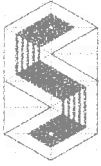
Cost Type From Through ZZZZZZ  
 Cost Code From Through ZZZZZZZZ  
 Subledger "ALL"

Date From 02/03/2026  
 Date To: 03/03/2026

Cat Code	Description	Invoice Number	Supplier Number	Cost Code	Cost Type	Doc Type	Doc Number	Batch Date	Units	Amount
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Grand Total all Jobs Detail Section

685,166.60



**SPIRE**

DESIGN DRIVEN  
SUPPLY CHAIN SOLUTIONS

611 5TH AVE, STE 300, DES MOINES, IA 50309

**Ship To:**

Job Name: GRETNA COMMUNITY CENTER

Job #: W160700

100 GRETNA DRIVE

GRETNA NE 68028

Invoice #: 1002502-130

Order #: 247116

Start Date: 02/06/2026

Generated at: 02/06/2026

Ordered by: THORSON, ROBERT R

Order Comments:

Signed By: SHAUN DEVENEY

Product	Quantity	Cost Code	Item #	Item Cost	Total Cost
WHEELBARROW	1.0	None	(Quantity: 1.0)	\$132.00	\$132.00

Delivery Cost: Customer Pickup

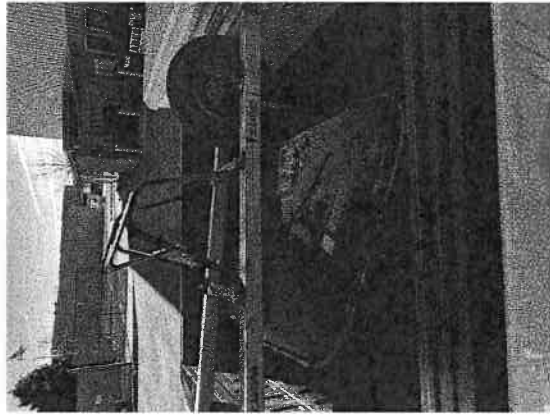
\$0.00

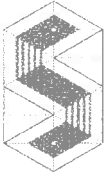
Total Amount: \$132.00

\*Sales Tax Included\*

For Accounting Use Only

Customer No.   W160700	Project Acct	SIL Type	Charges
Cost Code	Subledger		
5103485.7680	W160700	C	(\$132.00)
		C	





**SPIRE**  
DESIGN DRIVEN  
 SUPPLY CHAIN SOLUTIONS

611 5TH AVE, STE 300, DES MOINES, IA 50309

Ship To:

Job Name: GRETNA COMMUNITY CENTER

Job #: W160700

100 GRETNA DRIVE

GRETNA NE 68028

Invoice #: 1002499-130

Order #: 573706

Start Date: 02/05/2026

Generated at: 02/05/2026

Ordered by: TAYLOR, JUSTIN A

Order Comments:

Signed By: JUSTIN TAYLOR

Product	Quantity	Cost Code	Item #	Item Cost	Total Cost
JACKSON 6 CB WHEELBARROW	1.0	None	(Quantity: 1.0)	\$132.00	\$132.00

Delivery Cost: Customer Pickup

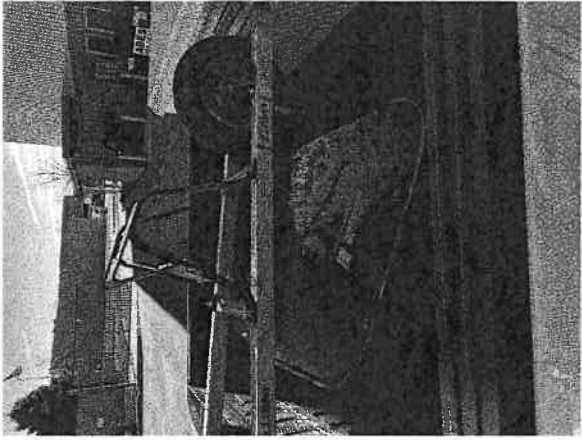
\$0.00

Total Amount: \$132.00

\*Sales Tax Included\*

For Accounting Use Only

Customer No.   W160700	Project Acct		
Cost Code	Subledger	SIL Type	Charges
5103465.7680	W160700	C	(\$132.00)
		C	





**SPIRE**  
DESIGN DRIVEN  
 SUPPLY CHAIN SOLUTIONS

611 5TH AVE, STE 300, DES MOINES, IA 50309

Ship To:

Job Name: GRETNA COMMUNITY CENTER

Job #: W160700

100 GRETNA DRIVE

GRETNA NE 68028

Invoice #: 1002497-130

Order #: 245844

Start Date: 02/05/2026

Generated at: 02/05/2026

Ordered by: THORSON, ROBERT R

Order Comments: MIXER

Signed By: ROB THORSON

Product	Quantity	Unit #	Expected Return Date	Item Cost	Total Cost
CONCRETE MIXER	1.0	W029963	02/13/2026	\$200.00	\$200.00

Delivery Cost: Customer Pickup

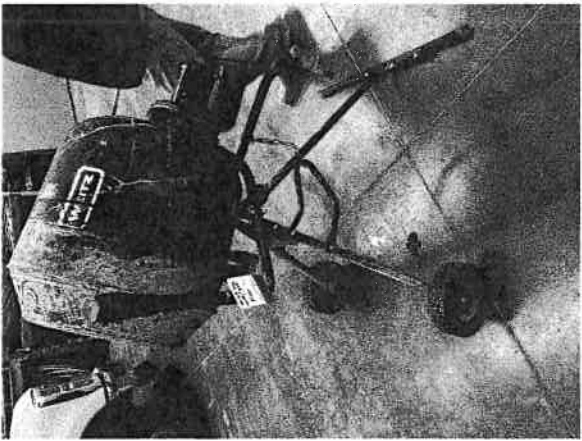
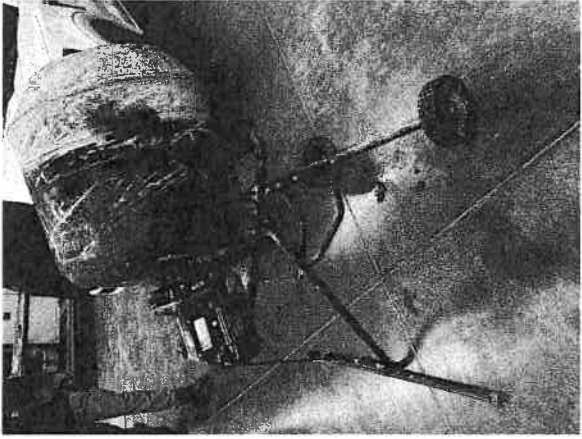
\$0.00

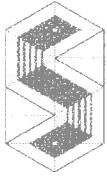
Total Amount: \$200.00

\*Sales Tax Included\*

For Accounting Use Only

Customer No.   W160700	Project Acct		
Cost Code	Subledger	SIL Type	Charges
5103465.7680	W160700	C	(\$0.00)
		C	
5103465.7670	W160700	C	(\$200.00)
		C	





**SPIRE**

DESIGN DRIVEN  
SUPPLY CHAIN SOLUTIONS

611 5TH AVE, STE 300, DES MOINES, IA 50309

Ship To:

Job Name: GRETNA COMMUNITY CENTER

Job #: W160700

100 GRETNA DRIVE

GRETNA NE 68028

Invoice #: 1002498-130

Order #: 846890

Start Date: 02/05/2026

Generated at: 02/05/2026

Ordered by: THORSON, ROBERT R

Order Comments:

Signed By: ROB THORSON

Product	Quantity	Cost Code	Item #	Item Cost	Total Cost
3 TO 2 FIRE HOSE FITTING	1.0	None	(Quantity: 1.0)	\$50.00	\$50.00
50 2 FIRE HOSE	1.0	None	(Quantity: 1.0)	\$89.00	\$89.00

Delivery Cost: Customer Pickup

\$0.00

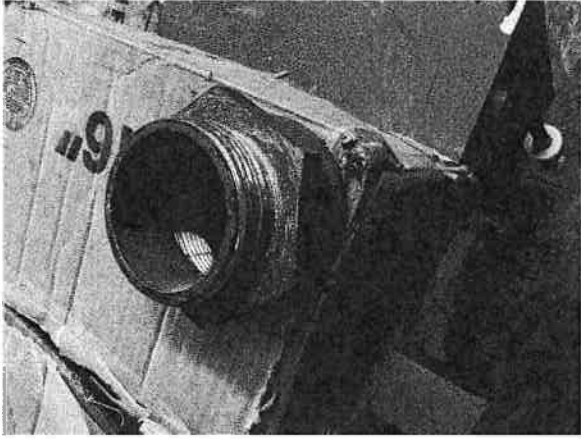
Total Amount: \$139.00

\*Sales Tax Included\*

For Accounting Use Only

Customer No.   W160700	Project Acct		
Cost Code	Subledger	SIL Type	Charges
5103465.7680	W160700	C	(\$139.00)
		C	







**SPIRE**  
DESIGN DRIVEN  
 SUPPLY CHAIN SOLUTIONS

**611 5TH AVE, STE 300, DES MOINES, IA 50309**

**Ship To:**

Job Name: GRETNA COMMUNITY CENTER

Job #: W160700

100 GRETNA DRIVE

GRETNA NE 68028

Invoice #: 1002530-130

Order #: 760329

Start Date: 02/20/2026

Generated at: 02/20/2026

Ordered by: THORSON, ROBERT R

Order Comments: MIDSTATES CONSTRUCTION INVOICE# 2610122

Signed By: CHRIS DAWE



Product	Quantity	Cost Code	Item #	Item Cost	Total Cost
AG UTILITY GROUT	15.0	None	(Quantity: 15.0)	\$19.51	\$292.65

Delivery Cost: Customer Pickup \$0.00

Total Amount: \$292.65

\*Sales Tax Included\*

For Accounting Use Only

Customer No.   W160700	Project Acct		
Cost Code	Subledger	SIL Type	Charges
5103465.7680	W160700	C	(\$292.65)
		C	

**Inv Amt:** \$ 8,122.00      **Job#:** W160700  
**Inv Date:** 2/28/26      **Vendor:** Katelman Steel  
**Inv#:** W160700 5      **AB#:** 160952  
**ORDER#:** 47930      **Retainage:** PO

SCHEDULE OF VALUE	Structural & Misc Steel material	TOTAL SCHED. / VALUE
Original Contract	051000	1,562,880.00
	1,562,880.00	0.00
	0.00	0.00
	0.00	0.00
	0.00	0.00
	0.00	0.00
	0.00	1,562,880.00

PAYMENTS:	CPA	CPA	STORED TO DATE	RETAINAGE TO DATE	TOTAL PAYMT
CPA1 9-30-25	129,500.00	0.00	129,500.00	0.00	129,500.00
CPA2 11-30-25	504,833.00	0.00	504,833.00	0.00	504,833.00
CPA3 12-31-25	251,600.00		251,600.00	0.00	251,600.00
CPA4 01-31-26	581,200.00		581,200.00	0.00	581,200.00
CPA5 02-28-26	8,122.00		8,122.00	0.00	8,122.00
	1,475,255.00	0.00	1,475,255.00	0.00	1,475,255.00

<b>PERCENT COMPLETE</b>	94.4%	#DIV/0!	94.4%
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<b>BALANCE TO FINISH</b>	87,625.00	0.00	0.00	87,625.00
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X Approved in Procure \_\_\_\_\_

**TO CONTRACTOR:**  
 THE WEITZ COMPANY, LLC  
 8715 S. 121st St.  
 La Vista, Nebraska 68128

**PROJECT:**  
 GRETNA COMMUNITY COMPLEX  
 12401 S 214th Street  
 GRETNA, Nebraska 68028

**FROM SUBCONTRACTOR:**  
 KATELMAN STEEL FABRICATION INC  
 2030 2ND AVENUE, SUITE #1  
 COUNCIL BLUFFS, Iowa 51501

**APPLICATION NO:** 6  
**INVOICE NO:** 2513906  
**PERIOD:** 02/01/26 - 02/28/26  
**PROJECT NO:** W160700  
**CONTRACT NO:** SC-W160700-002R  
**CONTRACT DATE:** 08/21/2025  
**CERTIFICATE DATE:** 02/25/2026  
**SUBMITTED DATE:**

**SUBCONTRACT FOR:** 47930 OS Structural & Miscellaneous Steel Material

**SUBCONTRACTOR'S APPLICATION FOR PAYMENT**

Application is made for payment, as shown below, in connection with the Subcontract. Continuation Sheet is attached.

- 1. Original Contract Sum \$1,562,880.00
- 2. Net change by change orders \$0.00
- 3. Contract Sum to date (Line 1 ± 2) \$1,562,880.00
- 4. Total completed and stored to date (Column G on detail sheet) \$1,475,255.00
- 5. Retainage:
  - a. 0.00% of completed work \$0.00
  - b. 0.00% of stored material \$0.00
- 6. Total retainage (Line 5a + 5b or total in column I of detail sheet) \$0.00
- 7. Total earned less retainage (Line 4 less Line 5 Total) \$1,475,255.00
- 8. Less previous certificates for payment (Line 6 from prior certificate) \$1,467,133.00
- 9. Current payment due: \$8,122.00
- 10. Tax applicable to this payment: \$0.00
- 11. Total Tax applicable to this payment: \$0.00
- 12. Current payment due including tax: \$8,122.00
- 13. Balance to finish, including retainage (Line 3 less Line 6) \$87,625.00

CHANGE ORDER SUMMARY		ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner/Client:		\$0.00	\$0.00
Total approved this month:		\$0.00	\$0.00
Totals:		\$0.00	\$0.00
Net change by change orders:		\$0.00	

The undersigned certifies that to the best of the Subcontractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Subcontract Documents, that all amounts have been paid by the Subcontractor for Work which previous Certificates for payment were issued and payments received from the Owner/Client, and that current payments shown herein is now due.

SUBCONTRACTOR: KATELMAN STEEL FABRICATION INC

DecuSigned by: *Terri Hovenga* Date: 2/26/2026  
 18A13F849E0B430

State of: \_\_\_\_\_  
 County of: \_\_\_\_\_  
 Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_  
 Notary Public: \_\_\_\_\_  
 My commission expires: \_\_\_\_\_

Document SUMMARY SHEET, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.  
 Use Column I on Contracts where variable retainage for line items apply.

APPLICATION NUMBER: 6  
 APPLICATION DATE: 02/20/2026  
 PERIOD: 02/01/26 - 02/28/26

Contract Lines

A ITEM NO.	B BUDGET CODE	C DESCRIPTION OF WORK	D SCHEDULED VALUE	E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD				
1	W160702.05-051000.2500.2500 GRE TNA COMMUNITY COMPLEX.Structural/Misc Steel.Commitment	Structural Steel	\$1,024,855.00	\$1,022,333.00	\$2,522.00	\$0.00	\$1,024,855.00	\$0.00	\$0.00
2	W160702.05-051000.2500.2500 GRE TNA COMMUNITY COMPLEX.Structural/Misc Steel.Commitment	Miscellaneous Steel	\$87,900.00	\$0.00	\$3,000.00	\$0.00	\$3,000.00	\$84,900.00	\$0.00
3	W160702.05-051000.2500.2500 GRE TNA COMMUNITY COMPLEX.Structural/Misc Steel.Commitment	Joist & Deck	\$378,000.00	\$378,000.00	\$0.00	\$0.00	\$378,000.00	\$0.00	\$0.00
4	W160702.05-051000.2500.2500 GRE TNA COMMUNITY COMPLEX.Structural/Misc Steel.Commitment	Freight	\$11,350.00	\$9,200.00	\$600.00	\$0.00	\$9,800.00	\$1,550.00	\$0.00
5	W160702.05-051000.2500.2500 GRE TNA COMMUNITY COMPLEX.Structural/Misc Steel.Commitment	Drafting	\$60,775.00	\$57,600.00	\$2,000.00	\$0.00	\$59,600.00	\$1,175.00	\$0.00
<b>TOTALS:</b>			<b>\$1,562,880.00</b>	<b>\$1,467,133.00</b>	<b>\$8,122.00</b>	<b>\$0.00</b>	<b>\$1,475,255.00</b>	<b>\$87,625.00</b>	<b>\$0.00</b>

Grand Totals

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D WORK COMPLETED FROM PREVIOUS APPLICATION (D + E)	E THIS PERIOD	F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
<b>GRAND TOTALS:</b>		<b>\$1,562,880.00</b>	<b>\$1,467,133.00</b>	<b>\$8,122.00</b>	<b>\$0.00</b>	<b>\$1,475,255.00</b>	<b>\$87,625.00</b>	<b>\$0.00</b>

# TSA MANUFACTURING

14901 Chandler Rd  
Omaha, NE 68138  
United States  
Phone: (402) 895-5212  
Fax: (402) 895-3297

## Invoice

Sold To: The Weitz Company  
8715 South 121st St  
La Vista, NE 68128  
United States

W160700  
273818

Ship To: TSA MANUFACTURING  
14901 Chandler Rd  
Omaha, NE 68138  
United States

Invoice Number:	217799	Customer:	WEITZ
Invoice Date:	02/05/26	Terms:	Net 30 Days
Salesman:	Todd H	Packing List Number:	217799
Order Number:	206477	PO Number:	W160700
Customer Phone	(402) 592-7000	Customer Fax	(402) 592-0015

EMAIL INVOICES TO: [rafael.rodriguez@weitz.com](mailto:rafael.rodriguez@weitz.com)  
or [teresa.krajewski@weitz.com](mailto:teresa.krajewski@weitz.com)

REFERENCE JOB# and Name ON ALL PAPERWORK/BOL  
CHECK EXEMPT/TAX STATUS ON ALL JOBS  
Category 3 exemption #05-8293309 for specific jobs (Church's etc.)

1 BUNDLE @ CP-SHELF-04

		DWS				
<u>Item</u>	<u>Quantity</u>	<u>Description</u>	<u>Revision</u>	<u>Unit Price</u>	<u>Amount</u>	
1	8	4NUT075NCDBDOM - 3/4-10 DH/2H HVY HEX NUT-BLACK DOMESTIC ( 1000 PCS PER KEG )  certs - lot # <hr/>	A	\$0.5600 / EA	\$4.48	
2	4	4WAS075USB - 3/4 FLATWASHER PLAIN	A	\$0.2000 / EA	\$0.80	
3	2	4FTS075C01800BH - 3/4-10 X 18.00" FULLY THREAD STUD PLAIN 1554-55 STEEL	A	\$41.5500 / EA	\$83.10	

Sub-total: **\$88.38**  
Shipped Via Customer Pick Up: **\$0.00**

Invoice Number: 217799 continued

<b>NE1STATE:</b>	<b>\$4.86</b>
<hr/>	
<b>Invoice Total:</b>	<b>\$93.24</b>
<b>Paid To Date:</b>	<b>\$0.00</b>
<hr/>	
<b>Balance Due:</b>	<b>\$93.24</b>

All payments made with a credit card will incur a 3% Surcharge Fee.

# TSA MANUFACTURING

14901 Chandler Rd  
Omaha, NE 68138  
United States  
Phone: (402) 895-5212  
Fax: (402) 895-3297

## Invoice

Sold To: The Weitz Company  
8715 South 121st St  
La Vista, NE 68128  
United States

W160700  
273818

Ship To: TSA MANUFACTURING  
14901 Chandler Rd  
Omaha, NE 68138  
United States

Invoice Number:	217893	Customer:	WEITZ
Invoice Date:	02/11/26	Terms:	Net 30 Days
Salesman:	Tim G	Packing List Number:	217893
Order Number:	206534	PO Number:	W160700
Customer Phone	(402) 592-7000	Customer Fax	(402) 592-0015

EMAIL INVOICES TO: [rafael.rodriguez@weitz.com](mailto:rafael.rodriguez@weitz.com)  
or [teresa.krajewski@weitz.com](mailto:teresa.krajewski@weitz.com)

REFERENCE JOB# and Name ON ALL PAPERWORK/BOL  
CHECK EXEMPT/TAX STATUS ON ALL JOBS  
Category 3 exemption #05-8293309 for specific jobs (Church's etc.)

<u>Item</u>	<u>Quantity</u>	<u>Description</u>	<u>Revision</u>	<u>Unit Price</u>	<u>Amount</u>
1	12	4FTS100CBH - 1-8 FULL THREAD STUD PLAIN 1554-55 STEEL	A	\$12.5400 / EA	\$150.48
		8 PCS - 12.00"			
		4 PCS - 18.00"			

Sub-total:	\$150.48
Shipped Via Customer Pick Up:	\$0.00
NE1STATE:	\$8.28
<b>Invoice Total:</b>	<b>\$158.76</b>
<b>Paid To Date:</b>	<b>\$0.00</b>
<b>Balance Due:</b>	<b>\$158.76</b>

All payments made with a credit card will incur a 3% Surcharge Fee.

**Inv Amt:** \$ 130,000.00      **Job#:** W160700  
**Inv Date:** 2/28/26      **Vendor:** M&M Steel Erection  
**Inv#:** W160700 3      **AB#:** 3220800  
**ORDER#:** 48285      **Retainage:** 10.00%

SCHEDULE OF VALUE	Structural Steel	TOTAL
Original Contract	057100	SCHED. / VALUE
	615,000.00	615,000.00
		0.00
		0.00
		0.00
		0.00
	615,000.00	0.00
		615,000.00

PAYMENTS:	CPA	CPA	STORED TO DATE	RETAINAGE TO DATE	TOTAL PAYMT
CPA1 12-31-25	55,000.00		55,000.00	5,500.00	49,500.00
CPA2 01-31-26	200,000.00		200,000.00	20,000.00	180,000.00
CPA3 02-28-26	130,000.00		130,000.00	13,000.00	117,000.00
			0.00	0.00	0.00
	385,000.00	0.00	385,000.00	38,500.00	346,500.00
<b>PERCENT COMPLETE</b>	<b>62.6%</b>	<b>#DIV/0!</b>	<b>62.6%</b>		

<b>BALANCE TO FINISH</b>	230,000.00	0.00	(38,500.00)	268,500.00
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X Approved in Procure

**TO CONTRACTOR:**  
 THE WEITZ COMPANY, LLC  
 8715 S. 121st St.  
 La Vista, Nebraska 68128

**PROJECT:**  
 GRETNA COMMUNITY COMPLEX  
 12401 S 214th Street  
 GRETNA, Nebraska 68028

**APPLICATION NO: 3**  
**INVOICE NO: 26-051**  
**PERIOD: 02/01/26 - 02/28/26**  
**PROJECT NO: W160700**  
**CONTRACT NO: SC-W160700-010**  
**CONTRACT DATE: 10/21/2025**  
**CERTIFICATE DATE: 02/25/2026**  
**SUBMITTED DATE:**

**FROM SUBCONTRACTOR:**  
 M AND M STEEL ERECTION INC  
 9220 S 124TH STREET  
 PAPIILLION, Nebraska 68046

**SUBCONTRACT FOR: 48285 OS Steel Erection**

The undersigned certifies that to the best of the Subcontractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Subcontract Documents, that all amounts have been paid by the Subcontractor for Work which previous Certificates for payment were issued and payments received from the Owner/Client, and that current payments shown herein is now due.

**SUBCONTRACTOR'S APPLICATION FOR PAYMENT**  
 Application is made for payment, as shown below, in connection with the Subcontract. Continuation Sheet is attached.

1. Original Contract Sum	\$615,000.00
2. Net change by change orders	\$0.00
3. Contract Sum to date (Line 1 ± 2)	\$615,000.00
4. Total completed and stored to date (Column G on detail sheet)	\$385,000.00
5. Retainage:	
a. 10.00% of completed work	\$38,500.00
b. 0.00% of stored material	\$0.00
Total retainage	\$38,500.00
6. Total earned less retainage (Line 5a + 5b or total in column I of detail sheet)	\$346,500.00
7. Less previous certificates for payment (Line 6 from prior certificate)	\$229,500.00
8. Current payment due:	\$117,000.00
9. Tax applicable to this payment:	\$0.00
10. Total Tax applicable to this payment:	\$117,000.00
11. Balance to finish, including retainage (Line 3 less Line 6)	\$268,500.00

Signed by: Troy Carley  
 BC4FB77DD69245B Date: 2/25/2026

State of: \_\_\_\_\_  
 County of: \_\_\_\_\_  
 Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_  
 Notary Public: \_\_\_\_\_  
 My commission expires: \_\_\_\_\_

CHANGE ORDER SUMMARY		ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner/Client:		\$0.00	\$0.00
Total approved this month:		\$0.00	\$0.00
Totals:		\$0.00	\$0.00
Net change by change orders:		\$0.00	\$0.00

Document SUMMARY SHEET, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.  
 Use Column I on Contracts where variable retainage for line items apply.

APPLICATION NUMBER: 3  
 APPLICATION DATE: 02/18/2026  
 PERIOD: 02/01/26 - 02/28/26

Contract Lines

A ITEM NO.	B BUDGET CODE	C DESCRIPTION OF WORK	D SCHEDULED VALUE	E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD				
1	W160702.05-057100.2500.2500 GRETNA COMMUNITY COMPLEX.Structural/Misc Steel Erection.Commitment	Erect / Install Structural Steel	\$300,000.00	\$200,000.00	\$70,000.00	\$0.00	\$270,000.00	\$30,000.00	\$27,000.00
2	W160702.05-057100.2500.2500 GRETNA COMMUNITY COMPLEX.Structural/Misc Steel Erection.Commitment	Erection / Install Misc Steel & Detail Steel	\$315,000.00	\$55,000.00	\$60,000.00	\$0.00	\$115,000.00	\$200,000.00	\$11,500.00
<b>TOTALS:</b>			<b>\$615,000.00</b>	<b>\$255,000.00</b>	<b>\$130,000.00</b>	<b>\$0.00</b>	<b>\$385,000.00</b>	<b>\$230,000.00</b>	<b>\$38,500.00</b>

Grand Totals

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD				
<b>GRAND TOTALS:</b>			<b>\$615,000.00</b>	<b>\$255,000.00</b>	<b>\$0.00</b>	<b>\$385,000.00</b>	<b>\$230,000.00</b>	<b>\$38,500.00</b>

**Inv Amt:** \$ 6,651.00      **Job#:** W160700  
**Inv Date:** 2/28/26      **Vendor:** SGH Concepts  
**Inv#:** W160700 3      **AB#:** 3833471  
**ORDER#:** 48708      **Retainage:** 10.00%

Metal Panels		Operable partitions	TOTAL
SCHEDULE OF VALUE	074100	102210	SCHED. / VALUE
Original Contract	1,002,170.00	160,000.00	1,162,170.00
			0.00
			0.00
			0.00
			0.00
	1,002,170.00	160,000.00	0.00
			1,162,170.00

	CPA	CPA	STORED TO DATE	RETAINAGE TO DATE	TOTAL PAYMT
<b>PAYMENTS:</b>					
CPA1 11-30-25	19,873.00		19,873.00	1,987.30	17,885.70
CPA2 12-31-25	79,679.00		79,679.00	7,967.90	71,711.10
CPA3 02-28-26	6,651.00		6,651.00	665.10	5,985.90
			0.00	0.00	0.00
	106,203.00	0.00	106,203.00	10,620.30	95,582.70
<b>PERCENT COMPLETE</b>	<b>10.6%</b>	<b>0.0%</b>	<b>9.1%</b>		

<b>BALANCE TO FINISH</b>	895,967.00	160,000.00	(10,620.30)	1,066,587.30
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X Approved in Procure \_\_\_\_\_

TO: The Weitz Company-Omaha  
8715 S 121st St  
LaVista, NE, 68128

PROJECT: Gretna Community Complex  
12401 S 214th St  
Gretna NE 68028

APPLICATION NO: 3  
PERIOD TO: 2/28/2026  
CONTRACT DATE: 8/5/2025  
BILLING CUTOFF DATE: 20  
SGH PROJECT NO: PR25000839  
CONTRACT NO: SC-W160700-013  
CUSTOMER NO: W160700

FROM CONTRACTOR: SGH Redglaze Holdings Inc  
1111 Papillion Parkway  
Omaha NE 68154

CONTRACT FOR: Gretna Community Complex

**CONTRACTOR'S APPLICATION FOR PAYMENT**

Application is made for payment, as shown below, in connection with the Contract.  
Continuation Sheet is attached.

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.  
CONTRACTOR: SGH Redglaze Holdings Inc

- 1. ORIGINAL CONTRACT SUM \$1,162,170.00
- 2. Net Change by Change Orders \$0.00
- 3. CONTRACT SUM TO DATE (Line 1+2) \$1,162,170.00
- 4. TOTAL COMPLETED & STORED TO DATE (Column G on G703) \$106,203.00
- 5. RETAINAGE: \$10,620.30  
10.000000%  
(Column D + E + F on G703)
- 6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total) \$95,582.70
- 7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate) \$89,596.80
- 8. CURRENT PAYMENT DUE \$5,985.90
- 9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 Less Line 6 Total) \$1,066,587.30

By: [Signature] Date: 2/19/26  
State of: Nebraska County of: Douglas  
Subscribed and sworn to before me this 9 day of February, 2026  
Notary Public: Rob Rador  
My Commission expires: 2-16-29



**Certification For Payment**

In accordance with the Contract Documents, based evaluations of the Work and the data comprising the application, the Construction Manager and Architect certifies to the Owner that to the best of their knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED.....  
(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation sheet that are changed to conform with the amount certified.)

By: \_\_\_\_\_ Date \_\_\_\_\_  
ARCHITECT:  
(NOTE: If Multiple Prime Contractors are responsible for performing portions of the Project, the Architects Certification is not required)

By: \_\_\_\_\_ Date \_\_\_\_\_  
This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the prejudice to any rights of the Owner or Contractor under this Contract.

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by	\$0.00	\$0.00
Total Approved this Month	\$0.00	\$0.00
TOTAL	\$0.00	\$0.00
NET CHANGES by Change Order	\$0.00	\$0.00

**Document G703**  
**Continuation Sheet**

APPLICATION NO: 3  
 PERIOD TO: 2/28/2026  
 SGH PROJECT NO: PR25000839

DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED	TOTAL COMPLETED AND STORED TO DATE	% COMP	BALANCE TO FINISH	RETAINAGE HELD
		FROM PREVIOUS APPLICATION	THIS PERIOD					
Engineering - Strongirt	\$19,873.00	\$19,873.00	\$0.00	\$0.00	\$19,873.00	100.0 %	\$0.00	\$1,987.30
Material - Strongirt	\$116,839.00	\$0.00	\$0.00	\$0.00	\$0.00	0.0 %	\$116,839.00	\$0.00
Installation/ Mobilization - Strongirt	\$62,018.00	\$0.00	\$0.00	\$0.00	\$0.00	0.0 %	\$62,018.00	\$0.00
Mockup	\$6,651.00	\$0.00	\$6,651.00	\$0.00	\$6,651.00	100.0 %	\$0.00	\$665.10
Engineering - Zeeff Panel Systems	\$79,679.00	\$79,679.00	\$0.00	\$0.00	\$79,679.00	100.0 %	\$0.00	\$7,967.90
Material - Zeeff Panel Systems	\$564,700.00	\$0.00	\$0.00	\$0.00	\$0.00	0.0 %	\$564,700.00	\$0.00
Installation/ Mobilization - Zeeff Panel Systems	\$152,410.00	\$0.00	\$0.00	\$0.00	\$0.00	0.0 %	\$152,410.00	\$0.00
Material - Modernfold Track	\$5,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0.0 %	\$5,000.00	\$0.00
Material - Modernfold Panels	\$128,000.00	\$0.00	\$0.00	\$0.00	\$0.00	0.0 %	\$128,000.00	\$0.00
Labor - Modernfold Track	\$13,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0.0 %	\$13,500.00	\$0.00
Labor - Modernfold Panels	\$13,500.00	\$0.00	\$0.00	\$0.00	\$0.00	0.0 %	\$13,500.00	\$0.00
<b>Totals:</b>	<b>\$1,162,170.00</b>	<b>\$99,552.00</b>	<b>\$6,651.00</b>	<b>\$0.00</b>	<b>\$106,203.00</b>	<b>9.1 %</b>	<b>\$1,055,967.00</b>	<b>\$10,620.30</b>

**Inv Amt:** \$ 278,245.23      **Job#:** W160700  
**Inv Date:** 2/28/26      **Vendor:** Helm Mechanical  
**Inv#:** W160700 2      **AB#:** 2154610  
**ORDER#:** 48988      **Retainage:** 10.00%

SCHEDULE OF VALUE	Plumbing	HVAC	TOTAL SCHED. / VALUE
Original Contract	220000	230000	3,072,073.00
	856,076.00	2,215,997.00	0.00
	856,076.00	2,215,997.00	3,072,073.00

PAYMENTS:	CPA	CPA	STORED TO DATE	RETAINAGE TO DATE	TOTAL PAYMT
CPA1 01-31-26	73,609.53	396,484.93	470,094.46	47,009.45	423,085.01
CPA2 02-28-26	31,449.19	246,796.04	278,245.23	27,824.52	250,420.71
			0.00	0.00	0.00
			0.00	0.00	0.00
	105,058.72	643,280.97	748,339.69	74,833.97	673,505.72
<b>PERCENT COMPLETE</b>	<b>12.3%</b>	<b>29.0%</b>	<b>24.4%</b>		

<b>BALANCE TO FINISH</b>	751,017.28	1,572,716.03	(74,833.97)	2,398,567.28
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X Approved in Procure \_\_\_\_\_

**TO CONTRACTOR:**  
 THE WEITZ COMPANY, LLC  
 8715 S. 121st St.  
 La Vista, Nebraska 68128

**PROJECT:**  
 GRETNA COMMUNITY COMPLEX  
 12401 S 214th Street  
 GRETNA, Nebraska 68028

**FROM SUBCONTRACTOR:**  
 HELM MECHANICAL/HELM SERVICE  
 PO BOX 690 2279 YELLOW CREEK RD  
 FREEPORT, Illinois 61032

**APPLICATION NO:** 2  
**INVOICE NO:** 88589  
**PERIOD:** 02/01/26 - 02/28/26  
**PROJECT NO:** W160700  
**CONTRACT NO:** SC-W160700-008  
**CONTRACT DATE:** 12/10/2025  
**CERTIFICATE DATE:** 02/26/2026  
**SUBMITTED DATE:**

**SUBCONTRACT FOR:** 48988 OS Mechanical & Plumbing

**SUBCONTRACTOR'S APPLICATION FOR PAYMENT**

Application is made for payment, as shown below, in connection with the Subcontract. Continuation Sheet is attached.

1. Original Contract Sum	\$3,072,073.00
2. Net change by change orders	\$0.00
3. Contract Sum to date (Line 1 ± 2)	\$3,072,073.00
4. Total completed and stored to date (Column G on detail sheet)	\$748,339.69
5. Retainage:	
a. 10.00% of completed work	\$74,833.98
b. 0.00% of stored material	\$0.00
Total retainage (Line 5a + 5b or total in column I of detail sheet)	\$74,833.98
6. Total earned less retainage (Line 4 less Line 5 Total)	\$673,505.71
7. Less previous certificates for payment (Line 6 from prior certificate)	\$423,065.01
8. Current payment due:	\$250,420.70
9. Balance to finish, including retainage (Line 3 less Line 6)	\$2,398,567.29

The undersigned certifies that to the best of the Subcontractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Subcontract Documents, that all amounts have been paid by the Subcontractor for Work which previous Certificates for payment were issued and payments received from the Owner/Client, and that current payments shown herein is now due.

SUBCONTRACTOR: HELM MECHANICAL/HELM SERVICE

By: \_\_\_\_\_ Date: \_\_\_\_\_

State of: \_\_\_\_\_  
 County of: \_\_\_\_\_  
 Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_  
 Notary Public: \_\_\_\_\_  
 My commission expires: \_\_\_\_\_

CHANGE ORDER SUMMARY		ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner/Client:		\$0.00	\$0.00
Total approved this month:		\$0.00	\$0.00
Totals:		\$0.00	\$0.00
Net change by change orders:			\$0.00

Document SUMMARY SHEET, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.  
 Use Column I on Contracts where variable retainage for line items apply.

APPLICATION NUMBER: 2  
 APPLICATION DATE: 02/20/2026  
 PERIOD: 02/01/26 - 02/28/26

Contract Lines

A ITEM NO.	B BUDGET CODE	C DESCRIPTION OF WORK	D SCHEDULED VALUE	E APPROVED WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H % (G / C)	I BALANCE TO FINISH (C - G)	J RETAINAGE
				D + E	THIS PERIOD					
1	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$0.00	\$0.00
2	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0010 Plumbing Mobilization	\$11,138.39	\$11,138.39	\$0.00	\$0.00	\$11,138.39	100.00%	\$0.00	\$1,113.84
3	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0015 Plumbing Project Management	\$16,707.51	\$2,506.13	\$835.37	\$0.00	\$3,341.50	20.00%	\$13,366.01	\$334.15
4	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0020 Plumbing Submittals	\$33,415.01	\$33,415.01	\$0.00	\$0.00	\$33,415.01	100.00%	\$0.00	\$3,341.50
5	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0025 Plumbing VDC	\$26,550.00	\$26,550.00	\$0.00	\$0.00	\$26,550.00	100.00%	\$0.00	\$2,655.00
6	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0030 Plumbing Closeout	\$5,569.17	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$5,569.17	\$0.00
7	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0035 Plumbing Material	\$259,303.46	\$0.00	\$12,965.17	\$0.00	\$12,965.17	5.00%	\$246,338.29	\$1,296.52
8	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0040 Plumbing Equipment	\$143,913.01	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$143,913.01	\$0.00
9	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0045 Plumbing Labor	\$260,706.62	\$0.00	\$13,035.33	\$0.00	\$13,035.33	5.00%	\$247,671.29	\$1,303.53
10	W160702.22-220000.2500.2500 GRE:TNA COMMUNITY COMPLEX.Plumbing.Commitment	0050 Plumbing Insulation	\$46,550.00	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$46,550.00	\$0.00

A ITEM NO.	B BUDGET CODE	C DESCRIPTION OF WORK	D SCHEDULED VALUE	E APPROVED WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H % (G / C)	I BALANCE TO FINISH (C - G)	J RETAINAGE
				D + E	THIS PERIOD					
11	W160702.22-220000.2500.2500 GRETNA COMMUNITY COMPLEX.Plumbing.Commitment	0055 Plumbing Test & Balance	\$6,089.64	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$6,089.64	\$0.00
12	W160702.22-220000.2500.2500 GRETNA COMMUNITY COMPLEX.Plumbing.Commitment	0060 Plumbing Excavation	\$46,133.19	\$0.00	\$4,613.32	\$0.00	\$4,613.32	10.00%	\$41,519.87	\$461.33
13	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0100 HVAC Mobilization	\$28,832.29	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$28,832.29	\$0.00
14	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0105 Project Management	\$43,248.24	\$6,487.24	\$2,162.41	\$0.00	\$8,649.65	20.00%	\$34,598.59	\$864.96
15	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0110 HVAC Submittals	\$86,496.49	\$86,496.49	\$0.00	\$0.00	\$86,496.49	100.00%	\$0.00	\$8,649.65
16	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0115 HVAC VDC	\$115,328.65	\$115,328.65	\$0.00	\$0.00	\$115,328.65	100.00%	\$0.00	\$11,532.87
17	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0120 HVAC Closeout	\$14,416.08	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$14,416.08	\$0.00
18	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0125 HVAC Material	\$493,390.12	\$0.00	\$49,339.01	\$0.00	\$49,339.01	10.00%	\$444,051.11	\$4,933.90
19	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0130 HVAC Equipment	\$565,199.25	\$188,172.55	\$179,206.96	\$0.00	\$367,379.51	65.00%	\$197,819.74	\$36,737.96
20	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0135 HVAC Duct Labor	\$321,753.13	\$0.00	\$16,087.66	\$0.00	\$16,087.66	5.00%	\$305,665.47	\$1,608.77
21	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX.HVAC.Commitment	0140 HVAC Pipe Labor	\$263,252.56	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$263,252.56	\$0.00

A ITEM NO.	B BUDGET CODE	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D APPROVED WORK COMPLETED		E THIS PERIOD	F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
22	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX HVAC Commitment	0145 HVAC Controls	\$180,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$180,000.00	\$0.00
23	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX HVAC Commitment	0150 HVAC Insulation	\$78,450.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$78,450.00	\$0.00
24	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX HVAC Commitment	0155 HVAC Test & Balance	\$15,763.36	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$15,763.36	\$0.00
25	W160702.23-230000.2500.2500 GRETNA COMMUNITY COMPLEX HVAC Commitment	0160 HVAC Excavation	\$9,866.83	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9,866.83	\$0.00
<b>TOTALS:</b>			<b>\$3,072,073.00</b>	<b>\$470,094.46</b>	<b>\$278,245.23</b>	<b>\$0.00</b>	<b>\$748,339.69</b>	<b>\$2,323,733.31</b>	<b>\$74,833.98</b>	

Grand Totals

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D APPROVED WORK COMPLETED		E THIS PERIOD	F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
<b>GRAND TOTALS:</b>			<b>\$3,072,073.00</b>	<b>\$470,094.46</b>	<b>\$278,245.23</b>	<b>\$0.00</b>	<b>\$748,339.69</b>	<b>\$2,323,733.31</b>	<b>\$74,833.98</b>

**Inv Amt:** \$ 96,000.00      **Job#:** W160700  
**Inv Date:** 2/28/26      **Vendor:** Centaur Electric  
**Inv#:** W160700 5      **AB#:** 3507659  
**ORDER#:** 47948      **Retainage:** 10.00%

	Electrical & Fire alarm	Communications	Security	TOTAL SCHED. / VALUE
Original Contract	W160702.260000	W160702.270000	W160702.280000	3,040,202.00
	2,607,814.00	184,000.00	248,388.00	0.00
				0.00
				0.00
				0.00
				0.00
				3,040,202.00

	CPA	CPA	CPA	STORED TO DATE	RETAINAGE TO DATE	TOTAL PAYMT
<b>PAYMENTS:</b>						
CPA1 10-31-25	28,490.00			28,490.00	2,849.00	25,641.00
CPA2 11-30-25	45,000.00			45,000.00	4,500.00	40,500.00
CPA3 12-31-25	9,000.00		72,000.00	81,000.00	8,100.00	72,900.00
CPA4 01-31-26	99,000.00		19,000.00	118,000.00	11,800.00	106,200.00
CPA5 02-28-26	96,000.00			96,000.00	9,600.00	86,400.00
				0.00	0.00	0.00
	277,490.00	0.00	91,000.00	368,490.00	36,849.00	331,641.00
<b>PERCENT COMPLETE</b>	<b>10.6%</b>	<b>0.0%</b>	<b>36.6%</b>	<b>12.1%</b>		

<b>BALANCE TO FINISH</b>	2,330,324.00	184,000.00	157,388.00	(36,849.00)	2,708,561.00
--------------------------	--------------	------------	------------	-------------	--------------

X Approved in Procure \_\_\_\_\_

**TO CONTRACTOR:**

THE WEITZ COMPANY, LLC  
 8715 S. 121st St.  
 La Vista, Nebraska 68128

**APPLICATION NO: 5**

INVOICE NO: 9348  
 PERIOD: 02/01/26 - 02/28/26  
 PROJECT NO: W160700

**FROM SUBCONTRACTOR:**

CENTAUR ELECTRIC, INC.  
 PO BOX 241935  
 OMAHA, Nebraska 68124

**CONTRACT NO: SC-W160700-007**

CONTRACT DATE: 09/23/2025  
 CERTIFICATE DATE: 02/25/2026  
 SUBMITTED DATE:

**SUBCONTRACT FOR: 47948 OS Electric and Communications**

**SUBCONTRACTOR'S APPLICATION FOR PAYMENT**

Application is made for payment, as shown below, in connection with the Subcontract. Continuation Sheet is attached.

1. Original Contract Sum		\$3,040,202.00
2. Net change by change orders		\$0.00
3. Contract Sum to date (Line 1 ± 2)		\$3,040,202.00
4. Total completed and stored to date (Column G on detail sheet)		\$368,490.00
5. Retainage:		
a. 10.00% of completed work	\$34,049.00	
b. 10.00% of stored material	\$2,800.00	
Total retainage (Line 5a + 5b or total in column I of detail sheet)		\$36,849.00
6. Total earned less retainage (Line 4 less Line 5 Total)		\$331,641.00
7. Less previous certificates for payment (Line 6 from prior certificate)		\$245,241.00
8. Current payment due:		\$86,400.00
9. Tax applicable to this payment:		\$0.00
Total Tax applicable to this payment:		\$86,400.00
10. Current payment due including tax:		\$2,708,561.00
11. Balance to finish, including retainage (Line 3 less Line 6)		

CHANGE ORDER SUMMARY		ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner/Client:		\$0.00	\$0.00
Total approved this month:		\$0.00	\$0.00
Totals:		\$0.00	\$0.00
Net change by change orders:		\$0.00	

The undersigned certifies that to the best of the Subcontractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Subcontract Documents, that all amounts have been paid by the Subcontractor for Work which previous Certificates for payment were issued and payments received from the Owner/Client, and that current payments shown herein is now due.

SUBCONTRACTOR: CENTAUR ELECTRIC, INC.

Signed by: *Jan Comberly* Date: 2/25/2026  
 CF2B4E4E566D41D

State of: \_\_\_\_\_  
 County of: \_\_\_\_\_  
 Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_  
 Notary Public: \_\_\_\_\_  
 My commission expires: \_\_\_\_\_

Document SUMMARY SHEET, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.  
 Use Column I on Contracts where variable retainage for line items apply.

APPLICATION NUMBER: 5

APPLICATION DATE: 02/19/2026

PERIOD: 02/01/26 - 02/28/26

Contract Lines

A ITEM NO.	B BUDGET CODE	C DESCRIPTION OF WORK	D SCHEDULED VALUE	E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD				
1	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	PERMIT	\$13,814.00	\$13,500.00	\$0.00	\$0.00	\$13,500.00	\$314.00	\$1,350.00
2	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	FIXTURE LIGHTING MATERIAL	\$1,167,000.00	\$8,000.00	\$3,000.00	\$0.00	\$11,000.00	\$1,156,000.00	\$1,100.00
3	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	FIXTURE LIGHTING LABOR	\$110,000.00	\$0.00	\$4,000.00	\$0.00	\$4,000.00	\$106,000.00	\$400.00
4	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	PANEL GEAR/ FEEDER MATERIAL	\$362,000.00	\$71,000.00	\$15,000.00	\$28,000.00	\$114,000.00	\$248,000.00	\$11,400.00
5	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	PANEL FEEDS LABOR	\$101,000.00	\$3,000.00	\$3,000.00	\$0.00	\$6,000.00	\$95,000.00	\$600.00
6	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	BRANCH CIRCUIT MATERIAL	\$314,000.00	\$8,000.00	\$17,000.00	\$0.00	\$25,000.00	\$289,000.00	\$2,500.00
7	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	BRACH CIRCUIT LABOR	\$129,000.00	\$0.00	\$13,000.00	\$0.00	\$13,000.00	\$116,000.00	\$1,300.00
8	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	TEMP POWER	\$24,000.00	\$8,500.00	\$3,000.00	\$0.00	\$11,500.00	\$12,500.00	\$1,150.00
9	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	SITE ELECTRICAL MATERIAL	\$194,000.00	\$47,490.00	\$6,000.00	\$0.00	\$53,490.00	\$140,510.00	\$5,349.00
10	W160702.26-260000.2500.2500 GRE.TNA.COMMUNITY.COMPLEX.Electrical.Commitment	SITE ELECTRICAL LABOR	\$91,000.00	\$14,000.00	\$4,000.00	\$0.00	\$18,000.00	\$73,000.00	\$1,800.00

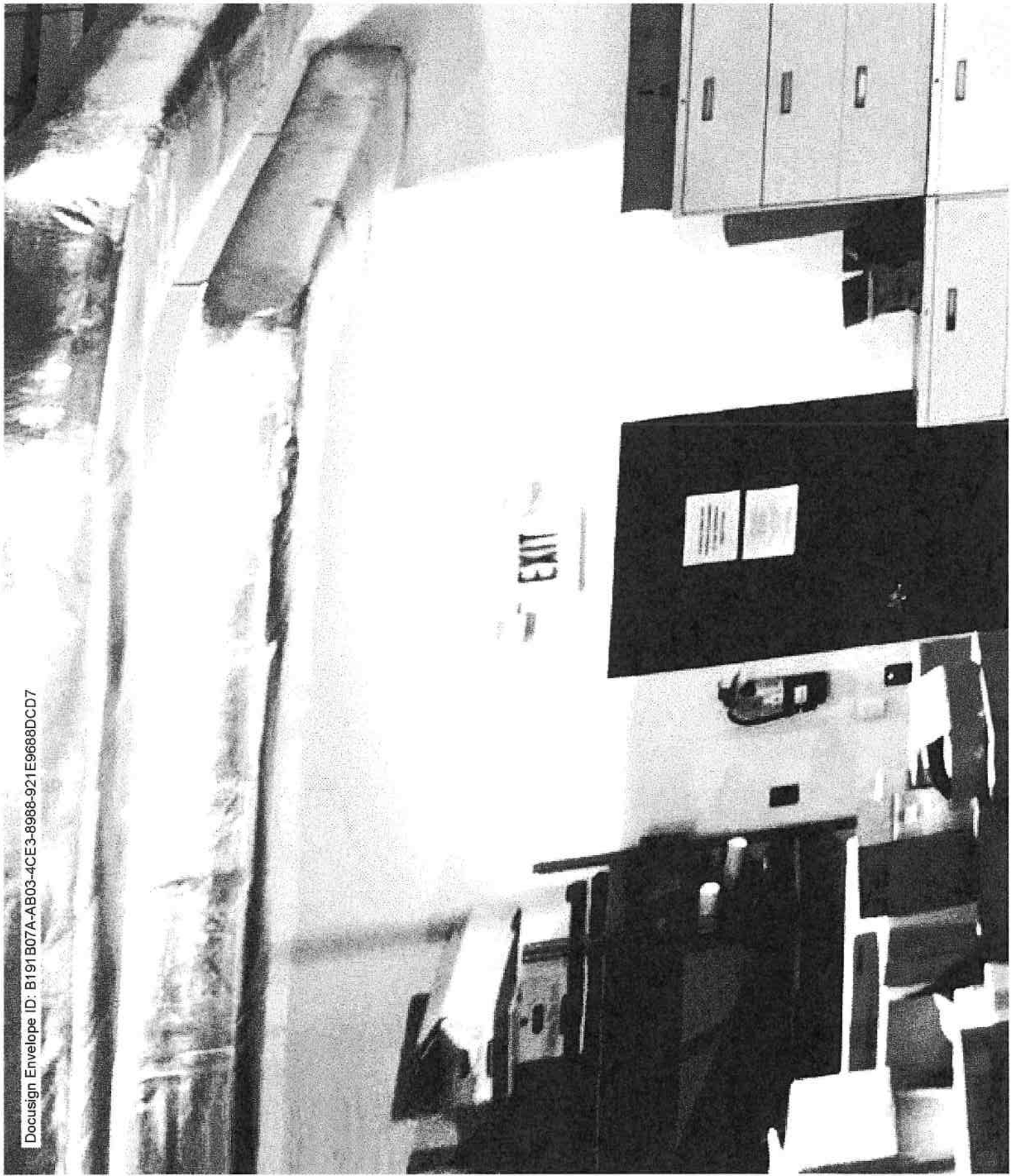
A ITEM NO.	B BUDGET CODE	C DESCRIPTION OF WORK	D SCHEDULED VALUE	E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD				
11	W160702.26-260000.2500.2500 GRETNA COMMUNITY COMPLEX.Electrical.Commitment	FIRE GUARD (FIRE ALARM SUB)	\$61,000.00	\$8,000.00	\$0.00	\$0.00	\$8,000.00	\$53,000.00	\$800.00
12	W160702.26-260000.2500.2500 GRETNA COMMUNITY COMPLEX.Electrical.Commitment	A/C LIGHTNING (LIGHTNING PROTECTION SUB)	\$41,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$41,000.00	\$0.00
13	W160702.27-270000.2500.2500 GRETNA COMMUNITY COMPLEX.Communications.Commitment	TREMARK COMMUNIACTIONS (DATA SUB)	\$184,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$184,000.00	\$0.00
14	W160702.28-280000.2500.2500 GRETNA COMMUNITY COMPLEX.Security.Commitment	PRIME SUCURED (SECURITY SUB)	\$248,388.00	\$91,000.00	\$0.00	\$0.00	\$91,000.00	\$157,388.00	\$9,100.00
<b>TOTALS:</b>			<b>\$3,040,202.00</b>	<b>\$272,490.00</b>	<b>\$68,000.00</b>	<b>\$28,000.00</b>	<b>\$368,490.00</b>	<b>\$2,671,712.00</b>	<b>\$36,849.00</b>

Grand Totals

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	D FROM PREVIOUS APPLICATION (D + E)	E WORK COMPLETED THIS PERIOD	F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
<b>GRAND TOTALS:</b>		<b>\$3,040,202.00</b>	<b>\$272,490.00</b>	<b>\$68,000.00</b>	<b>\$28,000.00</b>	<b>\$368,490.00</b>	<b>\$2,671,712.00</b>	<b>\$36,849.00</b>



DocuSign Envelope ID: B191B07A-AB03-4CE3-8988-921E9688DCD7





# Invoice

INVOICE NUMBER	
S011439095.004	
ECHO ELECTRIC SUPPLY BR 21 SCBI 4325 GIFFORD RD COUNCIL BLUFFS, IA 51501 712-322-0291 Fax 712-322-8726	PAGE NO.  1 of 1

BILL TO:

CENTAUR ELECTRIC INC  
4002 S 108TH ST  
OMAHA, NE 68137-1215



SHIP TO:

CENTAUR INC \*GRETNA COM COMPLEX  
12401 s 214th st  
GRETNA, NE 68028

ORDER DATE	INVOICE DATE	WRITER	JOB NAME / RELEASE NUMBER	ORDERED BY
10/08/2025	01/29/2026	Jacque Smith 21 SCBI	GRETNA	Ian Connerley
PURCHASE ORDER #		SHIP VIA	TERMS	TAX JURISDICTION
25033		DIRECT SHIP	1% 10TH NET EOM	NE-GRETNA
ORDER QTY	SHIP QTY	DESCRIPTION	UNIT PRICE	EXT PRICE
1EA	1EA	THN3321 - ACCU * Component of : GEAR	111.052/EA	111.05

If paid by 02/10/2026 you may deduct \$1.11  
 Invoice is due by 02/28/2026 net of any cash discount.  
 Notify at once of shortage or damage, returns require authorization  
 and are subject to restock fees. Special orders are non-returnable.  
 You can now text your order or request to 712-322-0291!

Subtotal	111.05
S&H Charges	0.00
Tax	0.00
Payments	0.00
Amount Due	111.05



# Invoice

INVOICE NUMBER	
S011439095.009	
ECHO ELECTRIC * BR 21 SCBI 4325 GIFFORD RD COUNCIL BLUFFS, IA 51501 712-322-0291 Fax 712-322-8726	PAGE NO.  1 of 1



BILL TO:

SHIP TO:

CENTAUR ELECTRIC INC  
4002 S 108TH ST  
OMAHA, NE 68137-1215

CENTAUR INC \*GRETNA COM COMPLEX  
12401 s 214th st  
GRETNA, NE 68028

ORDER DATE	INVOICE DATE	WRITER	JOB NAME / RELEASE NUMBER	ORDERED BY
10/08/2025	02/13/2026	Jacque Smith 21 SCBI	GRETNA	Ian Connerley
PURCHASE ORDER #		SHIP VIA	TERMS	TAX JURISDICTION
25033		DIRECT SHIP	1% 10TH NET EOM	NE-GRETNA
ORDER QTY	SHIP QTY	DESCRIPTION	UNIT PRICE	EXT PRICE
1EA	1EA	REF-ML-INTERIOR - EMH2 * Component of : GEAR	881.141/EA	881.14

If paid by 03/10/2026 you may deduct \$8.81  
 Invoice is due by 03/31/2026 net of any cash discount.  
 Notify at once of shortage or damage, returns require authorization  
 and are subject to restock fees. Special orders are non-returnable.  
 You can now text your order or request to 712-322-0291!

Subtotal	881.14
S&H Charges	0.00
Tax	0.00
Payments	0.00
Amount Due	881.14



# Invoice

INVOICE NUMBER	
S011439095.011	
ECHO ELECTRIC * BR 21 SCBI 4325 GIFFORD RD COUNCIL BLUFFS, IA 51501 712-322-0291 Fax 712-322-8726	PAGE NO.  1 of 1



BILL TO:

SHIP TO:

CENTAUR ELECTRIC INC  
4002 S 108TH ST  
OMAHA, NE 68137-1215

CENTAUR INC \*GRETNA COM COMPLEX  
12401 s 214th st  
GRETNA, NE 68028

ORDER DATE	INVOICE DATE	WRITER	JOB NAME / RELEASE NUMBER	ORDERED BY
10/08/2025	02/17/2026	Jacque Smith 21 SCBI	GRETNA	Ian Connerley
PURCHASE ORDER #		SHIP VIA	TERMS	TAX JURISDICTION
25033		DIRECT SHIP	1% 10TH NET EOM	NE-GRETNA
ORDER QTY	SHIP QTY	DESCRIPTION	UNIT PRICE	EXT PRICE
1EA	1EA	REF-ML-INTERIOR - H1C * Component of : GEAR	2670.695/EA	2670.70

If paid by 03/10/2026 you may deduct \$26.71  
 Invoice is due by 03/31/2026 net of any cash discount.  
 Notify at once of shortage or damage, returns require authorization  
 and are subject to restock fees. Special orders are non-returnable.  
 You can now text your order or request to 712-322-0291!

Subtotal	2670.70
S&H Charges	0.00
Tax	0.00
Payments	0.00
Amount Due	2670.70



# Invoice

INVOICE NUMBER	
S011439094.006	
ECHO ELECTRIC * BR 21 SCBI 4325 GIFFORD RD COUNCIL BLUFFS, IA 51501 712-322-0291 Fax 712-322-8726	PAGE NO.  1 of 1

BILL TO:

SHIP TO:

CENTAUR ELECTRIC INC  
4002 S 108TH ST  
OMAHA, NE 68137-1215



CENTAUR INC \*GRETNA COM COMPLEX  
12401 s 214th st  
GRETNA, NE 68028

ORDER DATE	INVOICE DATE	WRITER	JOB NAME / RELEASE NUMBER	ORDERED BY
10/08/2025	02/17/2026	Jacque Smith 21 SCBI	GRETNA COMMUNITY	Ian Connerley
PURCHASE ORDER #		SHIP VIA	TERMS	TAX JURISDICTION
25033		DIRECT SHIP	1% 10TH NET EOM	NE-GRETNA
ORDER QTY	SHIP QTY	DESCRIPTION	UNIT PRICE	EXT PRICE
1EA	1EA	TYPE POWER MODULE: LOT PRICE	5007.632/EA	5007.63
1EA	1EA	PS2T48R1KGBF3 * Component of : POWER MODULE	0.000/EA	0.00

If paid by 03/10/2026 you may deduct \$50.08  
 Invoice is due by 03/31/2026 net of any cash discount.  
 Notify at once of shortage or damage, returns require authorization  
 and are subject to restock fees. Special orders are non-returnable.  
 You can now text your order or request to 712-322-0291!

Subtotal	5007.63
S&H Charges	0.00
Tax	0.00
Payments	0.00
Amount Due	5007.63

**INTERSTATE  
Power Systems**

10143 SOUTH 136TH STREET  
OMAHA, NE 68138-3924  
PHONE: (402) 331-4104  
FAX: (402) 331-2961  
www.istate.com

ACCOUNT NUMBER: 185885  
INVOICE NUMBER: U413000337:01  
INVOICE DATE: 02/05/2026  
INVOICE TERMS: NET30  
SALESPERSON: ROB M  
PURCHASE ORDER #: C25033



**INVOICE**

**BILL-TO**  
CENTAUR ELECTRIC INC  
4002 SOUTH 108ST ST  
OMAHA, NE 68137-1215

**SHIP-TO**  
CENTAUR ELECTRIC INC  
4002 S 108TH ST  
OMAHA, NE 68137-1215

STOCK #	VIN	MAKE	MODEL	UNIT PRICE	AMOUNT
<b>NEW UNIT</b>					
859645	2922916-001	ASCO	260A	4,250.00	
COMMENTS: 200A TRANSFER SWITCH PROJECT: CENTAUR GREINA COMMUNITY COMPLEX					
859646	2922916-002	ASCO	260A	4,250.00	
COMMENTS: 104A TRANSFER SWITCH PROJECT: CENTAUR GREINA COMMUNITY COMPLEX					
					<b>8,500.00</b>

New Units:	8,500.00
Less Trade:	0.00
Rebates:	0.00
<b>Subtotal:</b>	<b>8,500.00</b>
Freight:	0.00
Tax:	<del>585.00</del>
<b>Total:</b>	<b>9,085.00</b>
Less Cash Rec'd:	0.00
<b>TOTAL DUE:</b>	<b>9,085.00</b>

This document is subject to the General Terms and Conditions, the Mechanic's Lien Rider, the Abandoned Vehicle Rider, the Storage Fee & Lien Rider, Tampered Emissions Systems Policy, and Code of Conduct, which are expressly incorporated herein by reference, and are available at: <https://www.istate.com/terms-conditions/> or in hard copy upon request.  
All claims must be accompanied by this invoice. Diagnostic and Technical service charge may apply.

All claims and returned goods must be accompanied by this invoice. No returns on electrical or special order parts.  
Returned parts may be subject to a handling or restocking fee. All cores must be returned in original packaging within 90 days.

Customer Name	Acct Num	Invoice Number	Amt Due	Date Due	Remittance Enclosed
CENTAUR ELECTRIC INC	185885	U413000337:01	9,095.00	03/07/2026	

Corporate Office - Accounts Receivable  
(952) 854-2044 - Phone  
(952) 854-1127 - Fax  
ARTeam@istate.com  
Federal ID: 41-1634357  
www.istate.com

PLEASE REMIT PAYMENT TO:  
Interstate Power Systems, INC.  
NW 7244  
PO Box 1450  
MINNEAPOLIS, MN 55485-7244



# Invoice

INVOICE NUMBER	
S011439095.007	
ECHO ELECTRIC SUPPLY BR 21 SCBI 4325 GIFFORD RD COUNCIL BLUFFS, IA 51501 712-322-0291 Fax 712-322-8726	PAGE NO.  1 of 1

BILL TO:

CENTAUR ELECTRIC INC  
4002 S 108TH ST  
OMAHA, NE 68137-1215

SHIP TO:

CENTAUR INC \*GRETNA COM COMPLEX  
12401 s 214th st  
GRETNA, NE 68028



ORDER DATE	INVOICE DATE	WRITER	JOB NAME / RELEASE NUMBER	ORDERED BY
10/08/2025	02/03/2026	Jacque Smith 21 SCBI	GRETNA	Ian Connerley
PURCHASE ORDER #		SHIP VIA	TERMS	TAX JURISDICTION
25033		DIRECT SHIP	1% 10TH NET EOM	NE-GRETNA
ORDER QTY	SHIP QTY	DESCRIPTION	UNIT PRICE	EXT PRICE
1EA	1EA	FREIGHT CHARGE * Component of : GEAR	56.062/EA	56.06

If paid by 03/10/2026 you may deduct \$0.56  
 Invoice is due by 03/31/2026 net of any cash discount.  
 Notify at once of shortage or damage, returns require authorization  
 and are subject to restock fees. Special orders are non-returnable.  
 You can now text your order or request to 712-322-0291!

Subtotal	56.06
S&H Charges	0.00
Tax	0.00
Payments	0.00
Amount Due	56.06



# Invoice

INVOICE NUMBER	
S011439094.002	
ECHO ELECTRIC SUPPLY BR 21 SCBI 4325 GIFFORD RD COUNCIL BLUFFS, IA 51501 712-322-0281 Fax 712-322-8726	PAGE NO.  1 of 1

BILL TO:

SHIP TO:

CENTAUR ELECTRIC INC  
4002 S 108TH ST  
OMAHA, NE 68137-1215



CENTAUR INC \*GRETNA COM COMPLEX  
12401 s 214th st  
GRETNA, NE 68028

ORDER DATE	INVOICE DATE	WRITER	JOB NAME / RELEASE NUMBER	ORDERED BY
10/08/2025	02/04/2026	Jacque Smith 21 SCBI	GRETNA COMMUNITY	Ian Connerley
PURCHASE ORDER #		SHIP VIA	TERMS	TAX JURISDICTION
25033		DIRECT SHIP	1% 10TH NET EOM	NE-GRETNA
ORDER QTY	SHIP QTY	DESCRIPTION	UNIT PRICE	EXT PRICE
3EA	3EA	LPJ-150SP * Component of : POWER MODULE	149.122/EA	447.37

If paid by 03/10/2026 you may deduct \$4.47  
 Invoice is due by 03/31/2026 net of any cash discount.  
 Notify at once of shortage or damage, returns require authorization  
 and are subject to restock fees. Special orders are non-returnable.  
 You can now text your order or request to 712-322-0291!

Subtotal	447.37
S&H Charges	0.00
Tax	0.00
Payments	0.00
Amount Due	447.37



# Invoice

INVOICE NUMBER	
S011439095.013	
ECHO ELECTRIC * BR 21 SCBI 4325 GIFFORD RD COUNCIL BLUFFS, IA 51501 712-322-0291 Fax 712-322-8726	PAGE NO  1 of 1

BILL TO:

SHIP TO:

CENTAUR ELECTRIC INC  
4002 S 108TH ST  
OMAHA, NE 68137-1215

CENTAUR INC \*GRETNA COM COMPLEX  
12401 s 214th st  
GRETNA, NE 68028

ORDER DATE	INVOICE DATE	WRITER	JOB NAME / RELEASE NUMBER	ORDERED BY
10/08/2025	02/18/2026	Jacque Smith 21 SCBI	GRETNA	Ian Connerley
PURCHASE ORDER #		SHIP VIA	TERMS	TAX JURISDICTION
25033		DIRECT SHIP	1% 10TH NET EOM	NE-GRETNA
ORDER QTY	SHIP QTY	DESCRIPTION	UNIT PRICE	EXT PRICE
1EA	1EA	AB31B - EMH2 * Component of : GEAR	86.983/EA	86.98
1EA	1EA	REF-ML-INTERIOR - H2A * Component of : GEAR	2193.983/EA	2193.98

**If paid by 03/10/2026 you may deduct \$22.81**  
**Invoice is due by 03/31/2026 net of any cash discount.**  
 Notify at once of shortage or damage, returns require authorization  
 and are subject to restock fees. Special orders are non-returnable.  
 You can now text your order or request to 712-322-0291!

Subtotal	2280.96
S&H Charges	0.00
Tax	0.00
Payments	0.00
Amount Due	2280.96

**centaur**  
ELECTRIC INC

P.O. Box 241935  
Omaha, NE 68124-5935  
(402) 597-8988  
[office@centaurel.com](mailto:office@centaurel.com)

# Invoice

Customer No.: WEITZ  
Invoice No.: 9348

Bill To:

**THE WEITZ CONSTRUCTION COMPANY, LLC**  
8715 SOUTH 121ST STREET  
La Vista, NE 68128

Date	Job Number : Name	Purchase Order Number	Terms
02/19/2026	C25-033:GRETNA CC		Net 30

Description	Amount
GRETNA COMMUNITY COMPLEX	96000.00
>> PROVIDE LABOR AND MATERIALS FOR WORK COMPLETED THROUGH FEBRUARY 28, 2026	
Invoice subtotal	96000.00
Invoice total	96000.00

THANK YOU FOR YOUR BUSINESS.



# INVOICE

Invoice #: INV75788  
 Date: 01/19/2026  
 Due Date: 02/18/2026  
 PO #:  
 Company ID: L158452  
 Sales Rep: Connie Boyd

**Bill To**

The Weitz Company - AZ  
 2111 E. Highland Avenue  
 #400  
 Phoenix AZ 85016  
 United States

**Ship To**

The Weitz Company - AZ  
 2111 E. Highland Avenue  
 #400  
 Phoenix AZ 85016  
 United States

Item Description	Quantity	Rate	Amount	Tax Rate
Project: Gretna Community Complex Proposal dated: 11/20/2025 For Torey Mills  Contract Amount: \$36,500.00  Prior Billed: \$5,875.00 Current Billed: \$5,875.00 Billed to Date: \$11,750.00  Professional Service for Dec 13, 2025 - Jan 16, 2026				
Electrical Systems Modeling/Coordination/Drawings	0.25	\$23,500.00	\$5,875.00	0%

**Subtotal** \$5,875.00  
**Shipping**  
**Tax** \$0.00  
**TOTAL** **\$5,875.00**  
  
**BALANCE DUE** **\$5,875.00**

**Thank You For Your Business**

For billing questions or credit card payments, please contact Accounting at (877) 648-7223, [accounting@arkance.us](mailto:accounting@arkance.us).

**PAYMENT METHODS****RETURN POLICY**



# INVOICE

Invoice #: INV75788  
Date: 01/19/2026  
Due Date: 02/18/2026  
PO #:  
Company ID: L158452  
Sales Rep: Connie Boyd

**Remit payment by Bank ACH:**

PLEASE CALL TO CONFIRM BANK  
DETAILS BEFORE SENDING  
PAYMENT

Banc of California  
11611 San Vicente Blvd, Suite 500  
Los Angeles, CA 90049  
ABA Routing Number: 122238200  
Account Number: 48063000  
SWIFT (BIC): SQARUS33

**Remit by check payable to:**

Arkance USA  
18831 Bardeen Avenue, Suite 200  
Irvine, CA 92612

Returns on software and hardware purchases  
must be done within 30 days of the order date.

**TERMS AND CONDITIONS**

When purchasing software products, the items specific in this invoice are being purchased from the software vendor and no representations or warranties made by the Solution Provider, if any, will apply to the order. The Solution Provider identified in this invoice is a commercial agent and a facilitator only. All orders submitted in relation to this invoice subject You to the burdens and responsibilities established in the Vendor Online Purchase Terms and the other special terms and conditions specified above (if any) will apply to the order. No other terms and conditions contained in any purchase order or documentation issued by You shall bind the parties.

**Multi-Year Contracts for Software purchases:**

In purchasing a multi-year subscription, You may be billed on an annual basis, but You remain responsible for the full amount of each annual billing throughout the term of the multi-year subscription to the same extent that Solution Provider remains responsible to Software Vendor Changes, including, but not limited to, Your number of users, nature of business, business entity classification or structure shall not relieve You of the obligation to satisfy the agreed upon terms for the full subscription period to the same extent Solution Provider remains obligated to Software Vendor. Any invoices issued during multi-year subscriptions are immediately due and owing upon issuance and shall bear interest at the rate of 10% annually after thirty days. Solution Provider shall be entitled to recover all attorney's fees and costs incurred to enforce the terms of any multi-year subscription.

**Inv Amt:** \$ 2,280.00      **Job#:** W160700  
**Inv Date:** 2/28/26      **Vendor:** Olsson Associates  
**Inv#:** W160700 4      **AB#:** 3812434  
**ORDER#:** 52153      **Retainage:** 10.00%

SCHEDULE OF VALUE	Surveying	TOTAL SCHED. / VALUE
Original Contract	015505	35,900.00
	35,900.00	0.00
		35,900.00

PAYMENTS:	CPA	CPA	STORED TO DATE	RETAINAGE TO DATE	TOTAL PAYMT
CPA1 10-31-25	2,525.00		2,525.00	252.50	2,272.50
CPA2 11-30-25	880.00		880.00	88.00	792.00
CPA3 01-31-26	12,092.25		12,092.25	1,209.23	10,883.03
CPA4 02-28-26	2,280.00		2,280.00	228.00	2,052.00
	17,777.25	0.00	17,777.25	1,777.73	15,999.53
<b>PERCENT COMPLETE</b>	<b>49.5%</b>	<b>#DIV/0!</b>	<b>49.5%</b>		

<b>BALANCE TO FINISH</b>	18,122.75	0.00	(1,777.73)	19,900.48
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X Approved in Procore

**TO CONTRACTOR:**  
 THE WEITZ COMPANY, LLC  
 8715 S. 121st St.  
 La Vista, Nebraska 68128

**PROJECT:**  
 GRETNA COMMUNITY COMPLEX  
 12401 S 214th Street  
 GRETNA, Nebraska 68028

**FROM SUBCONTRACTOR:**  
 OLSSON ASSOCIATES  
 601 P STREET SUITE 200  
 LINCOLN, Nebraska 68508 2303

**APPLICATION NO:** 4  
**INVOICE NO:** 4  
**PERIOD:** 02/01/26 - 02/28/26  
**PROJECT NO:** W160700  
**CONTRACT NO:** SC-W160700-004  
**CONTRACT DATE:** 09/26/2025  
**CERTIFICATE DATE:** 02/26/2026  
**SUBMITTED DATE:**

**SUBCONTRACT FOR:** 52153 O1 Surveying

**SUBCONTRACTOR'S APPLICATION FOR PAYMENT**

Application is made for payment, as shown below, in connection with the Subcontract. Continuation Sheet is attached.

1. Original Contract Sum	\$35,900.00
2. Net change by change orders	\$0.00
3. Contract Sum to date (Line 1 ± 2)	\$35,900.00
4. Total completed and stored to date (Column G on detail sheet)	\$17,777.25
5. Retainage:	
a. 10.00% of completed work	\$1,777.74
b. 0.00% of stored material	\$0.00
Total retainage (Line 5a + 5b or total in column I of detail sheet)	\$1,777.74
6. Total earned less retainage (Line 4 less Line 5 Total)	\$15,999.51
7. Less previous certificates for payment (Line 6 from prior certificate)	\$13,947.52
8. Current payment due:	\$2,051.99
9. Balance to finish, including retainage (Line 3 less Line 6)	\$19,900.49

The undersigned certifies that to the best of the Subcontractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Subcontract Documents, that all amounts have been paid by the Subcontractor for Work which previous Certificates for payment were issued and payments received from the Owner/Client, and that current payments shown herein is now due.

SUBCONTRACTOR: OLSSON ASSOCIATES

By: \_\_\_\_\_ Date: \_\_\_\_\_

State of: \_\_\_\_\_  
 County of: \_\_\_\_\_  
 Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_  
 Notary Public: \_\_\_\_\_  
 My commission expires: \_\_\_\_\_

CHANGE ORDER SUMMARY		ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner/Client:		\$0.00	\$0.00
Total approved this month:		\$0.00	\$0.00
	Totals:	\$0.00	\$0.00
Net change by change orders:		\$0.00	

Document SUMMARY SHEET, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.  
 Use Column I on Contracts where variable retainage for line items apply.

APPLICATION NUMBER: 4  
 APPLICATION DATE: 02/20/2026  
 PERIOD: 02/01/26 - 02/28/26

Contract Lines

A ITEM NO.	B BUDGET CODE	C DESCRIPTION OF WORK	D SCHEDULED VALUE	E APPROVED WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
				D + E	THIS PERIOD				
1	W160702.01-015505.2500.2500 GREINA COMMUNITY COMPLEX.Surveyor.Com mliment	Stake Storm Sewer	\$6,600.00	\$5,017.25	\$1,582.75	\$0.00	\$6,600.00	\$0.00	\$660.01
2	W160702.01-015505.2500.2500 GREINA COMMUNITY COMPLEX.Surveyor.Com mliment	Stake Water	\$2,200.00	\$0.00	\$697.25	\$0.00	\$697.25	\$1,502.75	\$69.73
3	W160702.01-015505.2500.2500 GREINA COMMUNITY COMPLEX.Surveyor.Com mliment	Stake Sanitary Sewer	\$3,000.00	\$2,380.00	\$0.00	\$0.00	\$2,380.00	\$620.00	\$238.00
4	W160702.01-015505.2500.2500 GREINA COMMUNITY COMPLEX.Surveyor.Com mliment	Stake Paving	\$16,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$16,000.00	\$0.00
5	W160702.01-015505.2500.2500 GREINA COMMUNITY COMPLEX.Surveyor.Com mliment	Stake Building	\$6,000.00	\$6,000.00	\$0.00	\$0.00	\$6,000.00	\$0.00	\$600.00
6	W160702.01-015505.2500.2500 GREINA COMMUNITY COMPLEX.Surveyor.Com mliment	Stake Electrical	\$2,100.00	\$2,100.00	\$0.00	\$0.00	\$2,100.00	\$0.00	\$210.00
<b>TOTALS:</b>			<b>\$35,900.00</b>	<b>\$15,497.25</b>	<b>\$2,280.00</b>	<b>\$0.00</b>	<b>\$17,777.25</b>	<b>\$18,122.75</b>	<b>\$1,777.74</b>

Grand Totals

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	E APPROVED WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE
			D + E	THIS PERIOD				
<b>GRAND TOTALS:</b>			<b>\$35,900.00</b>	<b>\$15,497.25</b>	<b>\$0.00</b>	<b>\$17,777.25</b>	<b>\$18,122.75</b>	<b>\$1,777.74</b>

**Invoice**



601 P St Suite 200  
PO Box 84608  
Lincoln, NE 68501-4608  
Tel 402.474.6311, Fax 402.474.5063

January 26, 2026  
Invoice No: 567010

The Weitz Company  
8715 S 121st St  
AB#270369  
LaVista, NE 68128

**Invoice Total \$2,052.00**

Olsson Project # 025-05823 Weitz Company, LLC Gretna Community Staking  
AB 270369

Professional services rendered through January 03, 2026 for work completed in accordance with agreement dated July 1, 2025.

Phase 100 Construction Staking

**Labor**

	<b>Hours</b>	<b>Rate</b>	<b>Amount</b>	
Team Leader	.50	200.00	100.00	
SRVY Crew Survey 3-Person Crew	5.00	260.00	1,300.00	
2-Person Survey Crew	4.00	220.00	880.00	
Totals	9.50		2,280.00	
<b>Total Labor</b>				<b>2,280.00</b>

**Billing Limits**

	<b>Current</b>	<b>Prior</b>	<b>To-Date</b>	
Total Billings	2,280.00	15,497.25	17,777.25	
Limit			35,900.00	
Balance Remaining			18,122.75	
		<b>Total this Phase</b>		<b>\$2,280.00</b>

**Retainage**

Current Retainage	228.00 (10.00 % of 2,280.00)	<b>-228.00</b>
Prior Retainage	1,549.73	
Retainage-To-Date	1,777.73	

**AMOUNT DUE THIS INVOICE \$2,052.00**

**Outstanding Invoices**

<b>Number</b>	<b>Date</b>	<b>Balance</b>	<b>Retainage</b>	<b>Now Due</b>
557318	11/5/2025	880.00	-88.00	792.00
563896	12/21/2025	12,092.25	-1,209.23	10,883.02
<b>Total</b>		<b>12,972.25</b>	<b>-1,297.23</b>	<b>11,675.02</b>

INVOICE PAYMENT IS REQUESTED WITHIN 30 DAYS

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Project	025-05823	Weitz Company Gretna Community Staking	Invoice	567010
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**Email invoice to: [invoices@weitz.com](mailto:invoices@weitz.com)**

Please include our invoice number(s) with your payment.

By Check: Make check payment to Olsson Inc and mail to PO Box 84608, Lincoln, NE 68501-4608

By Electronic / ACH Payment: When transferring funds, please reference the invoice number(s), Account Name Olsson Inc; Pinnacle Bank Account No. 254316; Routing (ABA) No. 104913912, Remittance Email Address: [deposits@olsson.com](mailto:deposits@olsson.com)

Questions: Contact us at (402) 458-5062 or [accountsreceivable@olsson.com](mailto:accountsreceivable@olsson.com)

Authorized By: Daniel Hanna

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**INVOICE PAYMENT IS REQUESTED WITHIN 30 DAYS**



**NEBRASKA WAREHOUSE  
MAJOR & MINOR EQUIPMENT RENTAL INVOICE**

Job Number:	W160700	GRETNA COMMUNITY COMPLEX-GC	Vendor No.:	510
Invoice Number:	NE02264		2/16/2026	
For Dates:	01/19/26 to 02/13/26			
Equipment Charging Rate:	100%			

Item #	I.D. Number	Description	Adjusted Total	Rent begin date	Rent end date	Days Qty	Day Rate	Week Rate	Month Rate	Sub Total
1	W064005	SKID LOADER TRACKED	4,201.21	1/19/2026	2/13/2026	20	\$ 666.30	\$ 1,998.91	\$ 4,201.21	\$ 4,201.21
2	W064259	TELEHANDLER 10K	5,432.44	1/19/2026	2/13/2026	20	\$ 849.30	\$ 2,326.00	\$ 5,432.44	\$ 5,432.44
3	W069902	GENERATOR 3K	420.00	1/19/2026	2/13/2026	20	\$ 45.00	\$ 150.00	\$ 420.00	\$ 420.00
4	W4363	JERSEY CURB PICKER	799.31	1/19/2026	2/13/2026	20	\$ 93.50	\$ 261.72	\$ 799.31	\$ 799.31
<b>Total Charge:</b>			<b>10,852.96</b>							
	W4321	FORKLIFT TELESCOPING JIB	0.00	1/19/2026	2/13/2026	20				\$ -
	W029963	CEMENT MIXER	0.00	2/5/2026	2/13/2026	7				\$ -
	W034195	CIRCULAR SAW 6.5" 20V JERSEY BARRIERS	0.00	1/19/2026	2/13/2026	20				\$ -
	N/A	CONCRETE (12 CURBS ON SITE)	0.00	1/19/2026	2/13/2026	20				\$ -

For Accounting Purposes Only			
Cost Code	Subledger	S/L Type	Charges
5103465.7670	W160700	C	(1,219.31)
5103465.7675	W160700	C	(9,633.65)

<b>SPIRE SOLUTIONS LLC</b> 611 5TH AVENUE, SUITE 300 DES MOINES, IA 50309
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2625 South 158th Plz  
Omaha, NE 68130

W160700  
AB174836

Customer No: 106364  
Invoice No: 566121  
Inv Date: 02/12/26  
Page: Page 1 of 2  
Customer PO: .12209 HWY 6  
Customer Job: /021226/20062

THE WEITZ COMPANY LLC  
8715 S. 121st St.  
LaVista NE 68128

Teresa.Krajewski@weitz.com

Delivered To: .12209 HWY 6

Date	Ticket#	Product#	Description	QTY	UM	Unit Price	Haul QTY	Haul Rate	Matl Total	Haul Total	Tax	Total
<b>Plant: 05292 ReadyMix - Elkhorn</b>												
<b>MATERIAL: WINTER SERVICE CHARGE</b>												
02/12/26	29278252	900019	WINTER SERVICE CHARGE	3.00	CY	6.00	0.00	0.00	18.00	0.00	1.35	19.35
<b>Total: WINTER SERVICE CHARGE</b>				<b>3.00</b>			<b>CY</b>		<b>18.00</b>	<b>0.00</b>	<b>1.35</b>	<b>19.35</b>
<b>MATERIAL: L-8 PAE</b>												
02/12/26	29278252	350C1L3	L-8 PAE	3.00	CY	210.22	0.00	0.00	630.66	0.00	47.30	677.96
<b>Total: L-8 PAE</b>				<b>3.00</b>			<b>CY</b>		<b>630.66</b>	<b>0.00</b>	<b>47.30</b>	<b>677.96</b>
<b>MATERIAL: MINIMUM LOAD NE/SD CHARGE CONC</b>												
02/12/26	29278252	900017	MINIMUM LOAD NE/SD CHARGE CONC	1.00	EA	125.00	0.00	0.00	125.00	0.00	9.38	134.38
<b>Total: MINIMUM LOAD NE/SD CHARGE CONC</b>				<b>1.00</b>			<b>EA</b>		<b>125.00</b>	<b>0.00</b>	<b>9.38</b>	<b>134.38</b>
<b>MATERIAL: ENVIRONMENTAL IMPACT FEE</b>												
02/12/26	29278252	901 ENVR	ENVIRONMENTAL IMPACT FEE	3.00	CY	2.25	0.00	0.00	6.75	0.00	0.51	7.26
<b>Total: ENVIRONMENTAL IMPACT FEE</b>				<b>3.00</b>			<b>CY</b>		<b>6.75</b>	<b>0.00</b>	<b>0.51</b>	<b>7.26</b>
<b>Total Invoice:</b>				<b>10.00</b>					<b>780.41</b>	<b>0.00</b>	<b>58.54</b>	<b>838.95</b>

**Invoice Taxing Authority Summary:**

**NE999 NE-Nebraska State Tax 42.93**  
**NELOST20 NE-LOST (City) 2.0% 15.61**

For billing questions, call (402) 558-2727 or email [billing@lymanrichey.com](mailto:billing@lymanrichey.com) TAX EXEMPT? Please send forms to the same email address



2625 South 158th Plz  
Omaha, NE 68130

Customer No: 106364  
Invoice No: 566121  
Inv Date: 02/12/26  
Page: Page 2 of 2  
Customer PO: .12209 HWY 6  
Customer Job: /021226/20062

THE WEITZ COMPANY LLC  
8715 S. 121st St.  
LaVista NE 68128

Teresa.Krajewski@weitz.com

Delivered To: .12209 HWY 6

Date	Ticket#	Product#	Description	QTY	UM	Unit Price	Haul QTY	Haul Rate	Matl Total	Haul Total	Tax	Total
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Payment for materials and/or services purchased shall be due on the date shown per this invoice. Past due amounts shall bear interest at the rate of one percent (1%) per month, 12% per annum. INTEREST CHARGES ARE DUE UPON RECEIPT.

Invoice Amount: 838.95

Amount Paid: \_\_\_\_\_

Customer Name: THE WEITZ COMPANY LLC  
Customer No: 106364  
Invoice #: 566121  
Date: 02/12/26  
Customer Job: /021226/20062  
Customer PO: .12209 HWY 6  
Due Date: 03/20/26

If you have any questions about your invoice please call 402-558-2727

Remit Payment To: Ready Mixed Concrete Co.  
2350 S. 1900 W.  
Ogden, UT 84401-3481

Please provide your email address below if you would like to start receiving your invoices via email

**Inv Amt:** \$ 103,801.00      **Job#:** W160700  
**Inv Date:** 2/28/26      **Vendor:** Marsh Creek  
**Inv#:** W160700 5      **AB#:** 1512251  
**ORDER#:** 48208      **Retainage:** 10.00%

SCHEDULE OF VALUE	Building Concrete	TOTAL SCHED. / VALUE
Original Contract	963,410.00	963,410.00
CO1	13,134.00	13,134.00
		0.00
		0.00
		0.00
	976,544.00	976,544.00
	0.00	0.00

PAYMENTS:	CPA	CPA	STORED TO DATE	RETAINAGE		TOTAL PAYMT
				TO DATE	TO DATE	
CPA1 10-31-25	88,906.00		88,906.00	8,890.60		80,015.40
CPA2 11-30-25	243,711.00		243,711.00	24,371.10		219,339.90
CPA3 12-31-25	112,514.50		112,514.50	11,251.45		101,263.05
CPA4 01-31-26	110,312.50		110,312.50	11,031.25		99,281.25
CPA5 02-28-26	103,801.00		103,801.00	10,380.10		93,420.90
			0.00	0.00		0.00
	659,245.00	0.00	659,245.00	65,924.50		593,320.50

**PERCENT COMPLETE**      67.5%      #DIV/0!      67.5%

**BALANCE TO FINISH**      317,299.00      0.00      (65,924.50)      383,223.50

X Approved in Procore

# PAYMENT APPLICATION

Application Number: 5  
For Period Ending: 2/28/2026

To: Weitz  
8715 S. 121st Street  
LaVista NE 68128

From: Marsh Creek Concrete, Inc.  
20308 Palton St  
Gretna NE 68028

Project: Gretna Community Complex  
12401 S 214th Street  
Gretna NE 68028

Project Number: GCC458  
Owner Project Number: W160700

Contract Summary	
Original Contract Amount:	963,410.00
Changes Amount:	13,134.00
Total Contract Amount:	976,544.00
Completed To Date:	659,245.00
Retainage To Date:	65,924.50
Completed Less Retainage:	593,320.50
Less Previous Application:	499,899.60
Current Payment Due:	93,420.90
Current Payment Due Plus Tax:	93,420.90
Balance To Finish:	317,299.00

## Contractor's Certification

I hereby certify that the work for which this application is being submitted has been performed or is scheduled to be performed on or before the period ending date. I further certify that this work is in accordance with contract documents.

Signature

Date

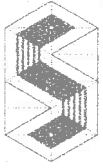
2/20/26

## PAYMENT APPLICATION DETAILS

Customer: Weitz  
 Project: Gretna Community Complex

Application Number: 5  
 For Period Ending: 2/28/2026

Item Number - Description	Scheduled Value	Completed Work				Balance To Finish	Retainage Value
		Prev. App Value	This App. Value	%	Total Value		
01 - Building, Pad, and Stoop Footings	399,230.00	359,307.00	39,923.00	10.00	399,230.00	0.00	39,923.00
02 - 2" Rigid Insulation	9,060.00	9,060.00	0.00	0.00	9,060.00	0.00	906.00
03 - CIP Walls	154,810.00	108,367.00	46,443.00	30.00	154,810.00	0.00	15,481.00
04 - CIP Curb Wall	47,235.00	47,235.00	0.00	0.00	47,235.00	0.00	4,723.50
05 - CIP Columns	7,150.00	7,150.00	0.00	0.00	7,150.00	0.00	715.00
06 - 4" Floor SOG	130,152.00	0.00	0.00	0.00	0.00	130,152.00	0.00
07 - Thickened Edges and Slabs	2,600.00	0.00	0.00	0.00	0.00	2,600.00	0.00
08 - 4" Floor SOD	146,280.00	0.00	0.00	0.00	0.00	146,280.00	0.00
09 - 6" Slab on Void Form	4,332.00	0.00	0.00	0.00	0.00	4,332.00	0.00
10 - 8" Stoop Caps	5,535.00	0.00	0.00	0.00	0.00	5,535.00	0.00
11 - Vapor Barrier	10,000.00	0.00	0.00	0.00	0.00	10,000.00	0.00
12 - 4" Granular Fill	8,520.00	0.00	0.00	0.00	0.00	8,520.00	0.00
13 - SOG Rigid Insulation	5,280.00	0.00	0.00	0.00	0.00	5,280.00	0.00
14 - Pan Stairs	4,600.00	0.00	0.00	0.00	0.00	4,600.00	0.00
15 - CIP Sandwich Wall	17,435.00	0.00	17,435.00	100.00	17,435.00	0.00	1,743.50
16 - Crane Time	11,191.00	11,191.00	0.00	0.00	11,191.00	0.00	1,119.10
17 - CMR001 - Bond	13,134.00	13,134.00	0.00	0.00	13,134.00	0.00	1,313.40
<b>TOTAL:</b>	<b>976,544.00</b>	<b>555,444.00</b>	<b>103,801.00</b>	<b>10.63</b>	<b>659,245.00</b>	<b>67.51</b>	<b>65,924.50</b>



**SPIRE**  
DESIGN DRIVEN  
 SUPPLY CHAIN SOLUTIONS

**611 5TH AVE, STE 300, DES MOINES, IA 50309**

**Ship To:**

**Job Name: GRETNA COMMUNITY CENTER**

**Job #: W160700**

**100 GRETNA DRIVE**

**GRETNA NE 68028**

**Invoice #: 1002512-130**

**Order #: 157363**

**Start Date: 02/11/2026**

**Generated at: 02/11/2026**

**Ordered by: WEINAND JR, ROBERT M**

**Order Comments: DELIVER REBAR FROM CARROL SUPPLY**

**Signed By: SHAUN DEVENEY**



Product	Quantity	Cost Code	Item #	Item Cost	Total Cost
REBAR DELIVERY	30.0	None	(Quantity: 30.0)	\$0.00	\$0.00
<i>DELIVERY OF REBAR</i>					

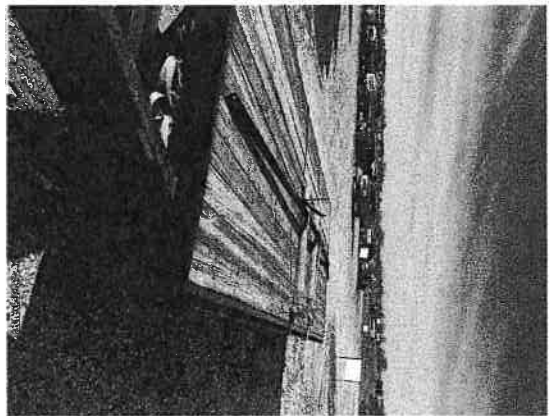
Delivery Cost: Hourly      \$80.00/Hour - 2.0 Hours      \$160.00

Total Amount: \$160.00

\*Sales Tax Included\*

For Accounting Use Only

Customer No.   W160700	Project Acct		
Cost Code	Subledger	SIL Type	Charges
5103465.7680	W160700	C	(\$160.00)
		C	



**Inv Amt:** \$ 2,967.00      **Job#:** W160700  
**Inv Date:** 2/28/26      **Vendor:** Carroll Construction Supply  
**Inv#:** W160700 4      **AB#:** 3487475  
**ORDER#:** 48509      **Retainage:** PO

SCHEDULE OF VALUE	Reinforcing Materials	TOTAL SCHED. / VALUE
Original Contract	W160702.032110	79,828.00
		79,828.00
		0.00
		0.00
		0.00
		0.00
		79,828.00

PAYMENTS:	CPA	CPA	STORED TO DATE	RETAINAGE		TOTAL PAYMT
				TO DATE	TO DATE	
CPA1 10-31-25	46,004.00	0.00	46,004.00	0.00	0.00	46,004.00
CPA2 11-30-25	12,772.00	0.00	12,772.00	0.00	0.00	12,772.00
CPA3 01-31-26	4,961.00		4,961.00	0.00	0.00	4,961.00
CPA4 02-28-26	2,967.00		2,967.00	0.00	0.00	2,967.00
			0.00	0.00	0.00	0.00
	66,704.00	0.00	66,704.00	0.00	0.00	66,704.00

<b>PERCENT COMPLETE</b>	83.6%	#DIV/0!	83.6%
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<b>BALANCE TO FINISH</b>	13,124.00	0.00	0.00	13,124.00
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X Approved in Procore \_\_\_\_\_

**TO CONTRACTOR:**

THE WEITZ COMPANY, LLC  
8715 S. 121st St.  
La Vista, Nebraska 68128

**PROJECT:**

GRETNA COMMUNITY COMPLEX  
12401 S 214th Street  
GRETNA, Nebraska 68028

**APPLICATION NO: 4**

**INVOICE NO: 4**  
**PERIOD: 02/01/26 - 02/28/26**  
**PROJECT NO: W160700**

**FROM SUBCONTRACTOR:**

CARROLL CONSTRUCTION SUPPLY REMIT  
2453 N COURT  
OTTUMWA, Iowa 52501

**CONTRACT NO: SC-W160700-005R2**

**CONTRACT DATE: 08/21/2025**  
**CERTIFICATE DATE: 02/25/2026**  
**SUBMITTED DATE:**

**SUBCONTRACT FOR: 48509 OP Reinforcing Material**

**SUBCONTRACTOR'S APPLICATION FOR PAYMENT**

Application is made for payment, as shown below, in connection with the Subcontract. Continuation Sheet is attached.

1. Original Contract Sum		\$79,828.00
2. Net change by change orders		\$0.00
3. Contract Sum to date (Line 1 ± 2)		\$79,828.00
4. Total completed and stored to date (Column G on detail sheet)		\$66,704.00
5. Retainage:		
a. 0.00% of completed work	\$0.00	
b. 0.00% of stored material	\$0.00	
Total retainage (Line 5a + 5b or total in column I of detail sheet)		\$0.00
6. Total earned less retainage (Line 4 less Line 5 Total)		\$66,704.00
7. Less previous certificates for payment (Line 6 from prior certificate)		\$63,737.00
8. Current payment due:		\$2,967.00
9. Tax applicable to this payment:		\$0.00
Total Tax applicable to this payment:		\$2,967.00
10. Current payment due including tax:		\$13,124.00
11. Balance to finish, including retainage (Line 3 less Line 6)		\$0.00

CHANGE ORDER SUMMARY		ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner/Client:		\$0.00	\$0.00
Total approved this month:		\$0.00	\$0.00
Totals:		\$0.00	\$0.00
Net change by change orders:		\$0.00	\$0.00

The undersigned certifies that to the best of the Subcontractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Subcontract Documents, that all amounts have been paid by the Subcontractor for Work which previous Certificates for payment were issued and payments received from the Owner/Client, and that current payments shown herein is now due.

SUBCONTRACTOR: CARROLL CONSTRUCTION SUPPLY REMIT

DocuSigned by:

By Warren David  
3090B306309A462

Date: 2/26/2026

State of:

County of:

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_

Notary Public:

My commission expires:

Document SUMMARY SHEET, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.  
 Use Column I on Contracts where variable retainage for line items apply.

APPLICATION NUMBER: 4  
 APPLICATION DATE: 02/20/2026  
 PERIOD: 02/01/26 - 02/28/26

Contract Lines

A ITEM NO.	B BUDGET CODE	C DESCRIPTION OF WORK	D SCHEDULED VALUE	E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H % (G / C)	I BALANCE TO FINISH (C - G)	J RETAINAGE
				FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
1	W160702.03-032110.2500.2500 GRETNA COMMUNITY COMPLEX Concrete Reinforcing Matl.Commitment	Area B Fdn. SOG, Spread Footings, Pier, and elevator Pit	\$28,645.00	\$28,645.00	\$0.00	\$0.00	\$28,645.00	100.00%	\$0.00	\$0.00
2	W160702.03-032110.2500.2500 GRETNA COMMUNITY COMPLEX Concrete Reinforcing Matl.Commitment	Area B CIP Walls	\$17,619.00	\$17,619.00	\$0.00	\$0.00	\$17,619.00	100.00%	\$0.00	\$0.00
3	W160702.03-032110.2500.2500 GRETNA COMMUNITY COMPLEX Concrete Reinforcing Matl.Commitment	Area A Find., CIP Walls, and SPG, Area B SOG	\$12,156.00	\$12,156.00	\$0.00	\$0.00	\$12,156.00	100.00%	\$0.00	\$0.00
4	W160702.03-032110.2500.2500 GRETNA COMMUNITY COMPLEX Concrete Reinforcing Matl.Commitment	Area A & B slab on deck, Area B 2nd Floor Fdn., SOD, and CIP Walls	\$11,238.00	\$5,317.00	\$2,967.00	\$0.00	\$8,284.00	73.71%	\$2,954.00	\$0.00
5	W160702.03-032110.2500.2500 GRETNA COMMUNITY COMPLEX Concrete Reinforcing Matl.Commitment	Mesh for SOG and SOD	\$10,170.00	\$0.00	\$0.00	\$0.00	\$0.00	0.00%	\$10,170.00	\$0.00
<b>TOTALS:</b>			<b>\$79,828.00</b>	<b>\$63,737.00</b>	<b>\$2,967.00</b>	<b>\$0.00</b>	<b>\$66,704.00</b>	<b>83.56%</b>	<b>\$13,124.00</b>	<b>\$0.00</b>

Grand Totals

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE	E WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H % (G / C)	I BALANCE TO FINISH (C - G)	J RETAINAGE
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD					
<b>GRAND TOTALS:</b>		<b>\$79,828.00</b>	<b>\$63,737.00</b>	<b>\$2,967.00</b>	<b>\$0.00</b>	<b>\$66,704.00</b>	<b>83.56%</b>	<b>\$13,124.00</b>	<b>\$0.00</b>



## TERMS AND CONDITIONS

Customer of Carroll Distributing & Construction Supply, Inc. agrees that any individual who signs this sales ticket/lease agreement is duly authorized to do so and the terms and conditions set forth hereinafter are known and acceptable to customer. Terms are NET 30 days. A 1 ½% per month (annual rate of 18%) service charge will be added to all past due accounts. A 3% Surcharge will be added to credit card payments made to pay account balances.

Sales shall not be considered consummated unless paid in full, and if paid by check, such check clears the issuer's bank. Collection costs and reasonable attorney's fees will be charged on any balance not paid within our prescribed terms. It is agreed by the parties hereto that reasonable attorney's fees shall be one third (1/3) of any amount owed by the purchaser.

Return of merchandise cannot be accepted without seller's authority. A rehandling charge of 15% plus inbound freight if not prepaid, will be charged. Shortage or damage claims are responsibility of Buyer and are to be made with delivering carrier upon receipt of goods.

All rentals are F.O.B. shipping point, customer paying freight both ways. Rental equipment is to be returned in good condition, usual wear and tear excepted. Any rental equipment not so returned is to be paid for at established purchase prices. Any missing parts or accessories are likewise to be paid for by Customer/Lessee. Accrued rental charges cannot be applied against the purchase price or cost of repairs of such damaged or lost equipment.

**A CLEANING CHARGE WILL BE MADE ON ITEMS RETURNED UNCLEAN.**

The Customer/Lessee understands and agrees that the final piece count on rental equipment delivered and returned will be determined by Carroll Distributing & Construction Supply, Inc.

Customer/Lessee further agrees that said rental equipment was personally inspected and examined and found to be in first class condition when received and that said rental equipment will not be used if not functioning in good working condition.

Customer/Lessee also agrees that Carroll Distributing & Construction Supply, Inc. shall not be responsible for any liability whatsoever resulting from the use of said rental equipment and further agrees that said rental equipment will be used solely by the Customer. Also it is understood and agreed that items on the reverse side will be used by Customer/Lessee for the purpose for which they were manufactured and intended, and will be returned on demand.

Customer/Lessee further agrees that in the event of loss, destruction, or refusal to return items on the reverse side, or failure to pay for supplies or materials, to pay all collection fees, attorney fees, court costs, deposition and transcript costs, sheriff's fees, special process server fees and bond costs incurred by Carroll Distributing & Construction Supply, Inc.

All warranties contained herein are in lieu of all others expressed or implied and may not be extended by representatives, written sales information, etc. Carroll Distributing & Construction Supply, Inc. responsibility is limited to and shall never exceed the actual cost of materials and equipment purchased and/or leased from it.

IN EVENT OF CHEMICAL EMERGENCY  
Spill, Leak, Exposure, Fire or Accident  
CALL CHEMTREC 1-800-424-9300  
Account # CCN717252



**SPIRE**  
DESIGN DRIVEN  
 SUPPLY CHAIN SOLUTIONS

611 5TH AVE, STE 300, DES MOINES, IA 50309

Ship To:

Job Name: GRETNA COMMUNITY CENTER

Job #: W160700

100 GRETNA DRIVE

GRETNA NE 68028

Invoice #: 1002505-130

Order #: 850358

Start Date: 02/06/2026

Generated at: 02/06/2026

Ordered by: THORSON, ROBERT R

Order Comments: MIDSTATES CONSTRUCTION INVOICE# 2610091

Signed By: CHRIS DAWE



Product	Quantity	Cost Code	Item #	Item Cost	Total Cost
AG UTILITY GROUT 50#	63.0	None	(Quantity: 63.0)	\$19.84	\$1249.92

Delivery Cost: Customer Pickup

\$0.00

Total Amount: \$1249.92

\*Sales Tax Included\*

For Accounting Use Only

Customer No.   W160700	Project Acct		
Cost Code	Subledger	SIL Type	Charges
5103465.7680	W160700	C	(\$1249.92)
		C	

Remit Payment To:  
City of Gretna  
Account No. 68802

912-478-7341

**SINCLAIRHILLE.COM**



March 12, 2026

Invoice No: 24014-C - 22

Ms. Paula Dennison  
City of Gretna  
paula@cityofgretna.com  
kandis@cityofgretna.com

Project 24014-C Gretna Community Complex  
**Professional Services from February 01, 2026 to February 28, 2026**

Sub-Proj 0001 Basic Services

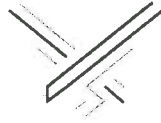
Billing Phase	Phase Fee	Percent Complete	Fee Earned	Prior Billing	Current Billing
PreDesign/Programming/Budgeting	149,989.00	100.00	149,989.00	149,989.00	0.00
Schematic Design	449,968.00	100.00	449,968.00	449,968.00	0.00
Design Development	599,958.00	100.00	599,958.00	599,958.00	0.00
Construction Documents	1,199,916.00	96.2974	1,155,487.75	1,153,727.75	1,760.00
Bidding	29,998.00	94.9397	28,480.00	28,480.00	0.00
Construction Administration & Warranty	569,960.00	62.2177	354,616.13	292,798.95	61,817.18
<b>Total Fee</b>	<b>2,999,789.00</b>		<b>2,738,498.88</b>	<b>2,674,921.70</b>	<b>63,577.18</b>
			<b>Total Invoice Fee</b>		<b>63,577.18</b>
			<b>Total Billing this Sub-Project</b>		<b>\$63,577.18</b>
			<b>Total Billing this Invoice</b>		<b>\$63,577.18</b>

Authorized By:

Daniel Grasso

Date:

3.12.26



## EAGLE ENGINEERING GROUP

12100 West Center Road, Suite 803 Omaha, Nebraska 68144  
(402) 399-0227 | [www.eagleengineeringgroup.com](http://www.eagleengineeringgroup.com)

April 1, 2026

To: Mayor and City Council  
Paula Dennison, City Administrator  
Tammy Tisdall, City Clerk  
File

From: Gregory Perry, PE, City Engineer

Re: Harvest Hills East Water Main Improvements  
Vrba Construction, Inc. – Pay Request  
Gretna, Nebraska  
EEG #25-48

Vrba Construction, Inc. has submitted their Pay Request No. 3 for materials stored on site and work completed in the amount of \$104,124.95. The pay request reflects 95% of their current contract price.

The Contractor has installed 4,500 feet of water main of the total 5,400 feet (85%) within the development.

The Contractor has used 62% of the contract time (28 days of 45 days) for the project. The Contractor plans to have the water main pipe installation completed by next week with acceptance testing to follow.

We will be at the April 7<sup>th</sup> Council meeting to answer any questions you may have regarding the pay request.

**Contractor's Application for Payment**

<b>Owner:</b>	<u>City of Gretna, Nebraska</u>	<b>Owner's Project No.:</b>	<u>SID 382</u>
<b>Engineer:</b>	<u>EAGLE ENGINEERING GROUP</u>	<b>Engineer's Project No.:</b>	<u>25-48</u>
<b>Contractor:</b>	<u>Vrba Construction, Inc.</u>	<b>Contractor's Project No.:</b>	<u>                    </u>
<b>Project:</b>	<u>Harvest Hills East Water Main Improvements</u>		
<b>Contract:</b>	<u>Harvest Hills East Water Main Improvements, Gretna, NE</u>		
<b>Application No.:</b>	<u>3</u>	<b>Application Date:</b>	<u>4/1/2026</u>
<b>Application Period:</b>	<b>From</b> <u>2/25/2026</u>	<b>to</b>	<u>3/30/2026</u>

1. Original Contract Price	\$	<u>463,638.50</u>
2. Net change by Change Orders	\$	<u>-</u>
3. Current Contract Price (Line 1 + Line 2)	\$	<u>463,638.50</u>
4. Total Work completed and materials stored to date (Sum of Column G Lump Sum Total and Column J Unit Price Total)	\$	<u>440,443.91</u>
5. Retainage		
a. <u>5%</u> X \$ <u>407,921.00</u> Work Completed	\$	<u>20,396.05</u>
b. <u>10%</u> X \$ <u>32,522.91</u> Stored Materials	\$	<u>3,252.29</u>
c. Total Retainage (Line 5.a + Line 5.b)	\$	<u>23,648.34</u>
6. Amount eligible to date (Line 4 - Line 5.c)	\$	<u>416,795.57</u>
7. Less previous payments (Line 6 from prior application)	\$	<u>312,670.62</u>
8. Amount due this application	\$	<u>104,124.95</u>
9. Balance to finish, including retainage (Line 3 - Line 4)	\$	<u>23,194.59</u>

**Contractor's Certification**

The undersigned Contractor certifies, to the best of its knowledge, the following:

(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;

(2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such liens, security interest, or encumbrances); and

(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

**Contractor:** Vrba Construction, Inc.

**Signature:** \_\_\_\_\_ **Date:** 4/1/2026

<p><b>Recommended by Engineer</b></p> <p><b>By:</b> _____</p> <p><b>Title:</b> <u>Project Manager</u></p> <p><b>Date:</b> _____</p>	<p><b>Approved by Owner</b></p> <p><b>By:</b> _____</p> <p><b>Title:</b> <u>Mayor</u></p> <p><b>Date:</b> _____</p>
<p><b>Approved by Funding Agency</b></p> <p><b>By:</b> _____</p> <p><b>Title:</b> _____</p> <p><b>Date:</b> _____</p>	<p><b>By:</b> _____</p> <p><b>Title:</b> _____</p> <p><b>Date:</b> _____</p>

Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner:	City of Gretna, Nebraska	Owner's Project No.:	SID 382
Engineer:	EAGLE ENGINEERING GROUP	Engineer's Project No.:	25-48
Contractor:	Vrba Construction, Inc.	Contractor's Project No.:	
Project:	Harvest Hills East Water Main Improvements		
Contract:	Harvest Hills East Water Main Improvements, Gretna, NE		

Application No.:	3	Application Period:	From 02/25/26 to 03/30/26	Application Date:	04/01/26
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A Bid Item No.	B Description	C Item Quantity	D Units	E Contract Information		F Work Completed		I Materials Currently Stored (not in G) (\$)	J Work Completed and Materials Stored to Date (H + I) (\$)	K % of Value of Item (J / F) (%)	L Balance to Finish (F - J) (\$)
				Unit Price (\$)	Value of Bid Item (C X E) (\$)	Estimated Quantity Incorporated in the Work	Value of Work Completed to Date (E X G) (\$)				
Original Contract											
1	SITE PREPARATION / MOBILIZATION	1.00	LS	12,800.00	12,800.00	1.00	12,800.00	-	12,800.00	100%	-
2	TRAFFIC CONTROL / BARRICADES	1.00	LS	3,500.00	3,500.00	1.00	3,500.00	-	3,500.00	100%	-
3	CONNECT TO EXG. 6"DIA. WATER MAIN	1.00	EA	1,480.00	1,480.00	-	-	334.00	334.00	23%	1,146.00
4	CONNECT TO EXG. 8"DIA. WATER MAIN	1.00	EA	1,670.00	1,670.00	1.00	1,670.00	-	1,670.00	100%	-
5	CONSTRUCT 8"DIA. D.I.P. CL 350 WATER MAIN	1,775.00	LF	55.35	98,246.25	1,775.00	98,246.25	-	98,246.25	100%	-
6	CONSTRUCT 6"DIA. D.I.P. CL 350 WATER MAIN	3,580.00	LF	48.90	175,062.00	2,770.00	135,453.00	23,748.91	159,201.91	91%	15,860.09
7	INSTALL TRACER WIRE	5,355.00	LF	0.35	1,874.25	4,545.00	1,590.75	-	1,590.75	85%	283.50
8	BORING FOR 8"DIA. WATER MAIN	116.00	LF	70.00	8,120.00	116.00	8,120.00	-	8,120.00	100%	-
9	BORING FOR 6"DIA. WATER MAIN	226.00	LF	61.00	13,786.00	226.00	13,786.00	-	13,786.00	100%	-
10	INSTALL 8"DIA. R.S. MJ GATE VALVE W/ VALVE BOX	4.00	EA	2,235.00	8,940.00	4.00	8,940.00	-	8,940.00	100%	-
11	INSTALL 6"DIA. R.S. MJ GATE VALVE W/ VALVE BOX	12.00	EA	1,510.00	18,120.00	10.00	15,100.00	3,884.00	18,984.00	105%	(864.00)
12	INSTALL 8"DIA. MJ 45 DEG BEND & BLOCK	6.00	EA	420.00	2,520.00	10.00	4,200.00	(940.00)	3,260.00	129%	(740.00)
13	INSTALL 8"DIA. MJ 22 1/2 DEG BEND & BLOCK	2.00	EA	415.00	830.00	6.00	2,490.00	(924.00)	1,566.00	189%	(736.00)
14	INSTALL 6" MJ TEE & BLOCK	6.00	EA	490.00	2,940.00	6.00	2,940.00	-	2,940.00	100%	-
15	INSTALL 8x6" MJ TEE & BLOCK	2.00	EA	605.00	1,210.00	2.00	1,210.00	-	1,210.00	100%	-
16	INSTALL 8" MJ TEE & BLOCK	1.00	EA	700.00	700.00	1.00	700.00	-	700.00	100%	-
17	INSTALL 8x6" MJ SWIVEL TEE	5.00	EA	580.00	2,900.00	5.00	2,900.00	-	2,900.00	100%	-
18	INSTALL 6" 24-INCH OFFSET BEND	1.00	EA	670.00	670.00	1.00	670.00	-	670.00	100%	-
19	INSTALL 6" MJ SWIVEL TEE	7.00	EA	450.00	3,150.00	7.00	3,150.00	-	3,150.00	100%	-
20	INSTALL 6"DIA. MJ 45 DEG BEND & BLOCK	16.00	EA	300.00	4,800.00	12.00	3,600.00	692.00	4,292.00	89%	508.00
21	INSTALL 6"DIA. MJ 22 1/2 DEG BEND & BLOCK	6.00	EA	290.00	1,740.00	3.00	870.00	486.00	1,356.00	78%	384.00
22	INSTALL 8x6"DIA. REDUCER	1.00	EA	335.00	335.00	1.00	335.00	-	335.00	100%	-
23	INSTALL 8" MJ CAP & BLOCK	1.00	EA	300.00	300.00	1.00	300.00	-	300.00	100%	-
24	INSTALL FIRE HYDRANT ASSEMBLY	12.00	EA	7,250.00	87,000.00	11.00	79,750.00	4,334.00	84,084.00	97%	2,916.00
25	INSTALL SAMPLING STATION (CITY PROVIDED)	1.00	EA	2,145.00	2,145.00	-	-	908.00	908.00	42%	1,237.00
26	CONSTRUCTION STAKING	1.00	ALW	5,600.00	5,600.00	1.00	5,600.00	-	5,600.00	100%	-
27	TRENCH COMPACTION TESTING	1.00	ALW	3,200.00	3,200.00	-	-	-	-	0%	3,200.00
				Original Contract Totals	\$ 463,638.50		\$ 407,921.00	\$ 32,522.91	\$ 440,443.91	95%	\$ 23,194.59



## **EAGLE ENGINEERING GROUP**

12100 West Center Road, Suite 803 Omaha, Nebraska 68144  
(402) 399-0227 | [www.eagleengineeringgroup.com](http://www.eagleengineeringgroup.com)

April 1, 2026

To: Mayor and City Council  
Paula Dennison, City Administrator  
Tammy Tisdall, City Clerk  
File

From: Gregory Perry, PE, City Engineer

Re: Sterling Chase Water Main Improvements & Capehart Road Water Main Improvements  
Sanitary & Improvement District No. 380  
Kersten Construction, Inc.– Pay Request  
Gretna, Nebraska  
EEG #25-53

Kersten Construction, Inc. has submitted their Pay Request No. 2 for materials stored on site and work completed in the amount of \$ 442,350.56. The pay request reflects 72% of their current contract price.

The Contractor has installed 9,100 feet of water main of the total 11,500 feet (79%) within the development.

The Contractor has used 43% of the contract time (28 days of 65 days) for the project. The Contractor plans to have the interior water main pipe installation within Sterling Chase completed April 15<sup>th</sup> and the main along Capehart Road by May 1<sup>st</sup> with all acceptance testing to follow.

We will be at the April 7<sup>th</sup> Council meeting to answer any questions you may have regarding the pay request.

**Contractor's Application for Payment**

<b>Owner:</b>	<u>City of Gretna</u>	<b>Owner's Project No.:</b>	<u>SID 380</u>
<b>Engineer:</b>	<u>EAGLE ENGINEERING GROUP</u>	<b>Engineer's Project No.:</b>	<u>25-06</u>
<b>Contractor:</b>	<u>Kersten Construction, Inc.</u>	<b>Contractor's Project No.:</b>	<u>n/a</u>
<b>Project:</b>	<u>Sterling Chase Water Main Impr. &amp; Capehart Road Water Main Impr.</u>		
<b>Contract:</b>	<u>Sterling Chase Water Main Impr. &amp; Capehart Road Water Main Impr., Gretna, NE</u>		
<b>Application No.:</b>	<u>2</u>	<b>Application Date:</b>	<u>4/1/2026</u>
<b>Application Period:</b>	<b>From</b> <u>11/25/2026</u>	<b>to</b>	<u>3/31/2026</u>

1. Original Contract Price	\$ 1,436,371.05
2. Net change by Change Orders	\$ -
3. Current Contract Price (Line 1 + Line 2)	\$ 1,436,371.05
4. Total Work completed and materials stored to date (Sum of Column G Lump Sum Total and Column J Unit Price Total)	\$ 1,039,969.72
5. Retainage	
a. <u>10%</u> X \$ <u>792,088.85</u> Work Completed	\$ 79,208.89
b. <u>10%</u> X \$ <u>247,880.87</u> Stored Materials	\$ 24,788.09
c. Total Retainage (Line 5.a + Line 5.b)	\$ 103,996.98
6. Amount eligible to date (Line 4 - Line 5.c)	\$ 935,972.74
7. Less previous payments (Line 6 from prior application)	\$ 493,622.18
8. Amount due this application	\$ 442,350.56
9. Balance to finish, including retainage (Line 3 - Line 4)	\$ 396,401.33

**Contractor's Certification**  
The undersigned Contractor certifies, to the best of its knowledge, the following:  
(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;  
(2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such liens, security interest, or encumbrances); and  
(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

**Contractor:** Kersten Construction, Inc.

**Signature:** \_\_\_\_\_ **Date:** 4/1/2026

<b>Recommended by Engineer</b>	<b>Approved by Owner</b>
<b>By:</b> _____	<b>By:</b> _____
<b>Title:</b> <u>Project Manager</u>	<b>Title:</b> <u>Mayor</u>
<b>Date:</b> _____	<b>Date:</b> _____
<b>Approved by Funding Agency</b>	
<b>By:</b> _____	<b>By:</b> _____
<b>Title:</b> _____	<b>Title:</b> _____
<b>Date:</b> _____	<b>Date:</b> _____

Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner:	City of Gretna	Owner's Project No.:	SID 380
Engineer:	EAGLE ENGINEERING GROUP	Engineer's Project No.:	25-06
Contractor:	Kersten Construction, Inc.	Contractor's Project No.:	n/a
Project:	Sterling Chase Water Main Impr. & Capehart Road Water Main Impr.		
Contract:	Sterling Chase Water Main Impr. & Capehart Road Water Main Impr., Gretna, NE		

Application No.:	2	Application Period:	From 11/25/26 to 03/31/26	Application Date:	04/01/26
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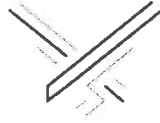
A Bid Item No.	B Description	C Item Quantity	D Units	Contract Information		Work Completed		I Materials Currently Stored (not in G) (\$)	J Work Completed and Materials Stored to Date (H + I) (\$)	K % of Value of Item (J / F) (%)	L Balance to Finish (F - J) (\$)
				E Unit Price (\$)	F Value of Bid Item (C X E) (\$)	G Estimated Quantity Incorporated in the Work	H Value of Work Completed to Date (E X G) (\$)				
Original Contract											
1	SITE PREPARATION / MOBILIZATION	1.00	LS	1,000.00	1,000.00	1.00	1,000.00	-	1,000.00	100%	-
2	TRAFFIC CONTROL / BARRICADES	1.00	LS	400.00	400.00	1.00	400.00	-	400.00	100%	-
3	CONNECT TO EXG. 12" DIA. WATER MAIN	1.00	EA	5,123.00	5,123.00	-	-	-	-	0%	5,123.00
4	CONSTRUCT 8" DIA. D.I.P. CL 350 WATER MAIN	8,551.00	LF	51.70	442,086.70	6,151.00	318,006.70	85,835.65	403,842.35	91%	38,244.35
5	CONSTRUCT 6" DIA. D.I.P. CL 350 WATER MAIN	2,934.00	LF	43.10	126,455.40	2,934.00	126,455.40	-	126,455.40	100%	-
6	INSTALL TRACER WIRE	11,485.00	LF	0.15	1,722.75	9,085.00	1,362.75	-	1,362.75	79%	360.00
7	BORE AND JACK 16" DIA. STEEL CASING FOR WATER MAIN	60.00	LF	571.00	34,260.00	-	-	-	-	0%	34,260.00
8	UNCASED BORING FOR 8" DIA. WATER MAIN	565.00	LF	74.00	41,810.00	530.00	39,220.00	-	39,220.00	94%	2,590.00
9	UNCASED BORING FOR 6" DIA. WATER MAIN	65.00	LF	69.00	4,485.00	100.00	6,900.00	-	6,900.00	154%	(2,415.00)
10	INSTALL 8" DIA. R.S. MJ GATE VALVE W/ VALVE BOX	21.00	EA	2,274.00	47,754.00	19.00	43,206.00	-	43,206.00	90%	4,548.00
11	INSTALL 6" DIA. R.S. MJ GATE VALVE W/ VALVE BOX	8.00	EA	1,666.00	13,328.00	8.00	13,328.00	-	13,328.00	100%	-
12	INSTALL 8" MJ CROSS & BLOCK	2.00	EA	1,000.00	2,000.00	2.00	2,000.00	-	2,000.00	100%	-
13	INSTALL 8x6" MJ CROSS & BLOCK	2.00	EA	922.00	1,844.00	2.00	1,844.00	-	1,844.00	100%	-
14	INSTALL 12x8" MJ TEE & BLOCK	1.00	EA	1,253.00	1,253.00	-	-	-	-	0%	1,253.00
15	INSTALL 8" MJ TEE & BLOCK	4.00	EA	976.00	3,904.00	4.00	3,904.00	-	3,904.00	100%	-
16	INSTALL 8x6" MJ TEE & BLOCK	4.00	EA	871.00	3,484.00	4.00	3,484.00	-	3,484.00	100%	-
17	INSTALL 8x6" MJ SWIVEL TEE	22.00	EA	902.00	19,844.00	16.00	14,432.00	-	14,432.00	73%	5,412.00
18	INSTALL 6" MJ SWIVEL TEE	8.00	EA	825.00	6,600.00	8.00	6,600.00	-	6,600.00	100%	-
19	INSTALL 8" DIA. MJ 45 DEG BEND & BLOCK	20.00	EA	942.00	18,840.00	16.00	15,072.00	-	15,072.00	80%	3,768.00
20	INSTALL 6" DIA. MJ 45 DEG BEND & BLOCK	14.00	EA	665.00	9,310.00	12.00	7,980.00	-	7,980.00	86%	1,330.00
21	INSTALL 8" DIA. MJ 22 1/2 DEG BEND & BLOCK	15.00	EA	706.00	10,590.00	11.00	7,766.00	-	7,766.00	73%	2,824.00
22	INSTALL 8" DIA. MJ 11 1/4 DEG BEND & BLOCK	9.00	EA	678.00	6,102.00	-	-	-	-	0%	6,102.00
23	INSTALL 8" MJ CAP & BLOCK	1.00	EA	383.00	383.00	-	-	-	-	0%	383.00
24	INSTALL FIRE HYDRANT ASSEMBLY	30.00	EA	7,022.00	210,660.00	24.00	168,528.00	-	168,528.00	80%	42,132.00
25	INSTALL SAMPLING STATION (CITY PROVIDED)	1.00	EA	1,556.00	1,556.00	-	-	-	-	0%	1,556.00
26	SURFACE RESTORATION	1.00	LS	937.00	937.00	-	-	-	-	0%	937.00
27	CONSTRUCTION STAKING	1.00	ALW	10,600.00	10,600.00	1.00	10,600.00	-	10,600.00	100%	-
28	TRENCH COMPACTION TESTING	1.00	ALW	6,700.00	6,700.00	-	-	-	-	0%	6,700.00
29	REMOBILIZATION (200TH STREET TO WESTRIDGE ROAD)	1.00	LS	1,000.00	1,000.00	-	-	-	-	0%	1,000.00
30	TRAFFIC CONTROL / BARRICADES / WARNING SIGNS	1.00	LS	2,000.00	2,000.00	-	-	-	-	0%	2,000.00
31	CONNECT TO EXG. 12" DIA. CROSS	1.00	EA	5,533.00	5,533.00	-	-	-	-	0%	5,533.00
32	CONNECT TO EXG. 8" DIA. WATER MAIN	1.00	EA	4,739.00	4,739.00	-	-	-	-	0%	4,739.00
33	CONNECT TO EXG. 6" DIA. TEE	1.00	EA	4,642.00	4,642.00	-	-	-	-	0%	4,642.00
34	CONSTRUCT 16" DIA. D.I.P. CL 350 WATER MAIN	2,004.00	LF	120.45	241,381.80	-	-	162,045.22	162,045.22	67%	79,336.58
35	CONSTRUCT 12" DIA. D.I.P. CL 350 WATER MAIN	94.00	LF	80.80	7,595.20	-	-	-	-	0%	7,595.20
36	CONSTRUCT 6" DIA. D.I.P. CL 350 WATER MAIN	10.00	LF	70.40	704.00	-	-	-	-	0%	704.00
37	INSTALL TRACER WIRE	2,108.00	LF	0.15	316.20	-	-	-	-	0%	316.20
38	CONSTRUCT 2" DIA. AIR RELEASE VALVE AND 60" I.D.	1.00	EA	8,115.00	8,115.00	-	-	-	-	0%	8,115.00
39	BORE AND JACK 20" DIA. STEEL CASING FOR WATER MAIN	70.00	LF	824.00	57,680.00	-	-	-	-	0%	57,680.00
40	INSTALL 16" DIA. R.S. MJ GATE VALVE W/ VALVE BOX	2.00	EA	11,367.00	22,734.00	-	-	-	-	0%	22,734.00

**Progress Estimate - Unit Price Work**

**Contractor's Application for Payment**

Owner:	City of Gretna	Owner's Project No.:	SID 380
Engineer:	<b>EAGLE ENGINEERING GROUP</b>	Engineer's Project No.:	25-06
Contractor:	Kersten Construction, Inc.	Contractor's Project No.:	n/a
Project:	Sterling Chase Water Main Impr. & Capehart Road Water Main Impr.		
Contract:	Sterling Chase Water Main Impr. & Capehart Road Water Main Impr., Gretna, NE		

Application No.:	2	Application Period:	From	11/25/26	to	03/31/26	Application Date:	04/01/26				
A Bid Item No.	B Description	C Contract Information				G Work Completed		I Materials Currently Stored (not In G) (\$)	J Work Completed and Materials Stored to Date (H + I) (\$)	K % of Value of Item (J / F) (%)	L Balance to Finish (F - J) (\$)	
		C Item Quantity	D Units	E Unit Price (\$)	F Value of Bid Item (C X E) (\$)	G Estimated Quantity Incorporated in the Work	H Value of Work Completed to Date (E X G) (\$)					
41	INSTALL 12"DIA. R.S. MJ GATE VALVE W/ VALVE BOX	1.00	EA	4,008.00	4,008.00			-	-	0%	4,008.00	
42	INSTALL 6"DIA. R.S. MJ GATE VALVE W/ VALVE BOX	1.00	EA	1,680.00	1,680.00			-	-	0%	1,680.00	
43	INSTALL 16x8" MJ CROSS & BLOCK	1.00	EA	2,230.00	2,230.00			-	-	0%	2,230.00	
44	INSTALL 16x6" MJ TEE & BLOCK	1.00	EA	1,741.00	1,741.00			-	-	0%	1,741.00	
45	INSTALL 16x6" MJ SWIVEL TEE	1.00	EA	1,618.00	1,618.00			-	-	0%	1,618.00	
46	INSTALL 16x12" MJ REDUCER	1.00	EA	984.00	984.00			-	-	0%	984.00	
47	INSTALL 12"DIA. MJ 45 DEG BEND & BLOCK	2.00	EA	1,793.00	3,586.00			-	-	0%	3,586.00	
48	INSTALL 16" MJ CAP & BLOCK	1.00	EA	2,227.00	2,227.00			-	-	0%	2,227.00	
49	INSTALL 8" MJ CAP & BLOCK	1.00	EA	346.00	346.00			-	-	0%	346.00	
50	INSTALL FIRE HYDRANT ASSEMBLY	1.00	EA	8,040.00	8,040.00			-	-	0%	8,040.00	
51	REMOVE AND REPLACE 9-INCH CONCRETE PAVEMENT	30.00	SY	242.70	7,281.00			-	-	0%	7,281.00	
52	SURFACE RESTORATION	1.00	LS	2,870.00	2,870.00			-	-	0%	2,870.00	
53	INSTALL ROLLED EROSION CONTROL BLANKET	1.00	AC	6,388.00	6,388.00			-	-	0%	6,388.00	
54	CONSTRUCTION STAKING	1.00	ALW	1,900.00	1,900.00			-	-	0%	1,900.00	
55	TRENCH COMPACTION TESTING	1.00	ALW	2,000.00	2,000.00			-	-	0%	2,000.00	
<b>Original Contract Totals</b>					<b>\$ 1,436,371.05</b>			<b>\$ 792,088.85</b>	<b>\$ 247,880.87</b>	<b>\$ 1,039,969.72</b>	<b>72%</b>	<b>\$ 396,401.33</b>



## **EAGLE ENGINEERING GROUP**

12100 West Center Road, Suite 803 Omaha, Nebraska 68144  
(402) 399-0227 | [www.eagleengineeringgroup.com](http://www.eagleengineeringgroup.com)

April 1, 2026

To: Mayor and City Council  
Paula Dennison, City Administrator  
Tammy Tisdall, City Clerk  
File

From: Gregory Perry, PE, City Engineer

Re: Gretna Community Complex Storm Sewer and Paving  
Valley Corp – Pay Request  
Gretna, Nebraska  
EEG #23-04-61

Valley Corp. has submitted their Pay Request No. 1 for work completed in the amount of \$ 299,583.79. The pay request reflects 25% of their current contract price.

The Contractor has installed all of the storm sewer pipes along the proposed street segments within the development except the Jansen Drive crossing at Highway 6 which is awaiting approval from the Nebraska DOT. (Note: Notice from the DOT on 4/1 is the permit will be issued by 4/3). The Contractor has excavated and rough graded the street segments. Pending weather, the Contractor will prepare the subgrade for the street pavement and is tentatively schedule to place the main line paving on Friday, April 10<sup>th</sup>.

We will be at the April 7<sup>th</sup> Council meeting to answer any questions you may have regarding the pay request.



Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner:	City of Gretna, Nebraska	Owner's Project No.:	
Engineer:	EAGLE ENGINEERING GROUP	Engineer's Project No.:	23-04-61
Contractor:	Valley Corp	Contractor's Project No.:	
Project:	Gretna Community Complex Storm Sewer and Paving		
Contract:	Gretna Community Complex Storm Sewer and Paving, Gretna, NE		

Application No.:	1	Application Period:	From 03/01/26 to 03/27/26	Application Date:	04/03/26
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A Bid Item No.	B Description	C Item Quantity	D Units	E Contract Information		F Work Completed		G Estimated Quantity Incorporated in the Work	H Value of Work Completed to Date [E X G] (\$)	I Materials Currently Stored (not in G) (\$)	J Work Completed and Materials Stored to Date [H + I] (\$)	K % of Value of Item [I / F] (%)	L Balance to Finish [F - J] (\$)
				Unit Price (\$)	Value of Bid Item [C X E] (\$)	Value of Work Completed to Date [E X G] (\$)	Materials Currently Stored (not in G) (\$)						
Original Contract													
1	CONSTRUCT 18" PIPE PLUG	1.00	EA	291.86	291.86	-	-	-	-	-	-	0%	291.86
2	CONSTRUCT 24" PIPE PLUG	1.00	EA	366.00	366.00	-	-	-	-	-	-	0%	366.00
3	CONSTRUCT AGGREGATE BEDDING FOR TYPE R2, 15" STORM SEWER PIPE	53.30	LF	10.10	538.33	118.25	1,194.33	-	-	-	1,194.33	222%	(656.00)
4	CONSTRUCT AGGREGATE BEDDING FOR TYPE R2, 18" STORM SEWER PIPE	222.70	LF	11.02	2,454.15	215.72	2,377.23	-	-	-	2,377.23	97%	76.92
5	CONSTRUCT AGGREGATE BEDDING FOR TYPE R2, 24" STORM SEWER PIPE	759.20	LF	14.69	11,152.65	747.36	10,978.72	-	-	-	10,978.72	98%	173.93
6	CONSTRUCT AGGREGATE BEDDING FOR TYPE R2, 30" STORM SEWER PIPE	1,038.00	LF	19.75	20,500.50	898.09	17,737.28	-	-	-	17,737.28	87%	2,763.22
7	CONSTRUCT AGGREGATE BEDDING FOR TYPE R2, 36" STORM SEWER PIPE	126.00	LF	30.77	3,877.02	126.00	3,877.02	-	-	-	3,877.02	100%	-
8	CONSTRUCT 15" RCP, CLASS III	53.30	LF	48.27	2,572.79	118.25	5,707.93	-	-	-	5,707.93	222%	(3,135.14)
9	CONSTRUCT 18" RCP, CLASS III	222.70	LF	44.11	9,823.30	215.72	9,515.41	-	-	-	9,515.41	97%	307.89
10	CONSTRUCT 24" RCP, CLASS III	759.20	LF	59.41	45,104.07	747.36	44,400.66	-	-	-	44,400.66	98%	703.41
11	CONSTRUCT 30" RCP, CLASS III	1,038.00	LF	92.60	96,118.80	898.09	83,163.13	-	-	-	83,163.13	87%	12,955.67
12	CONSTRUCT 36" RCP, D.(0.01) = 1350	126.00	LF	109.87	13,843.62	126.00	13,843.62	-	-	-	13,843.62	100%	-
13	CONSTRUCT 30" TYPE HDPE PIPE	18.30	LF	172.56	3,157.85	18.30	3,157.85	-	-	-	3,157.85	100%	-
14	CONSTRUCT 24" RC FLARED END SECTION	1.00	EA	1,781.64	1,781.64	1.00	1,781.64	-	-	-	1,781.64	100%	-
15	CONSTRUCT 30" RC FLARED END SECTION	6.00	EA	2,159.80	12,958.80	4.00	8,639.20	-	-	-	8,639.20	67%	4,319.60
16	CONSTRUCT 36" RC FLARED END SECTION	1.00	EA	2,567.13	2,567.13	1.00	2,567.13	-	-	-	2,567.13	100%	-
17	CONSTRUCT 54" I.D. STORM MANHOLE (2 EA)	12.30	VF	1,085.52	13,351.90	12.30	13,351.90	-	-	-	13,351.90	100%	-
18	CONSTRUCT 60" I.D. STORM MANHOLE (2 EA)	16.10	VF	1,077.23	17,343.40	16.10	17,343.40	-	-	-	17,343.40	100%	-
19	CONSTRUCT CURB INLET TYPE I	1.00	EA	4,895.83	4,895.83	-	-	-	-	-	-	0%	4,895.83
20	CONSTRUCT CURB INLET TYPE III	12.00	EA	6,643.59	79,723.08	-	-	-	-	-	-	0%	79,723.08
21	CONSTRUCT AREA INLET TYPE II (48" I.D.)	1.00	EA	5,624.06	5,624.06	1.00	5,624.06	-	-	-	5,624.06	100%	-
22	CONSTRUCT OUTLET STRUCTURE (60" I.D.)	2.00	EA	9,449.74	18,899.48	2.00	18,899.48	-	-	-	18,899.48	100%	-
23	CONSTRUCT TYPE B RIP-RAP	280.00	TON	85.93	24,060.40	100.00	8,593.00	-	-	-	8,593.00	36%	15,467.40
24	PERFORM CCTV PIPELINE INSPECTION (POST 30 DAYS)	2,215.40	LF	2.99	6,624.05	-	-	-	-	-	-	0%	6,624.05
25	PERFORM CCTV PIPELINE INSPECTION (POST PAVING)	2,215.40	LF	2.99	6,624.05	-	-	-	-	-	-	0%	6,624.05
26	CLEAN STORM SEWER PIPE	2,215.40	LF	1.67	3,699.72	-	-	-	-	-	-	0%	3,699.72
27	CONSTRUCT PIPE COUPLERS ON FLARED END SECTIONS	36.00	EA	157.79	5,680.44	-	-	-	-	-	-	0%	5,680.44
28	CONNECT TO EXISTING STORM SEWER SYSTEM	1.00	EA	766.08	766.08	-	-	-	-	-	-	0%	766.08
29	MOBILIZATION / DEMOBILIZATION	1.00	LS	100,330.12	100,330.12	0.40	40,132.05	-	-	-	40,132.05	40%	60,198.07
30	TRAFFIC CONTROL / BARRICADES / WARNING SIGNS	1.00	LS	3,330.31	3,330.31	-	-	-	-	-	-	0%	3,330.31
31	INSTALL CURB INLET PROTECTION	16.00	EA	292.84	4,685.44	-	-	-	-	-	-	0%	4,685.44
32	INSTALL, MAINTAIN AND REMOVE CONCRETE WASHOUT	1.00	EA	3,995.69	3,995.69	-	-	-	-	-	-	0%	3,995.69
33	REMOVE 7" PAVEMENT	555.00	SY	7.00	3,885.00	-	-	-	-	-	-	0%	3,885.00
34	SAW CUT - FULL DEPTH	283.00	LF	6.14	1,737.62	-	-	-	-	-	-	0%	1,737.62
35	EMBANKMENT - BORROW	1.00	LS	19,985.84	19,985.84	1.00	19,985.84	-	-	-	19,985.84	100%	-
36	SUBGRADE PREPARATION	10,047.00	SY	2.02	20,294.94	-	-	-	-	-	-	0%	20,294.94
37	CONSTRUCT 9" CONCRETE PAVEMENT (OPW 3500)	9,198.00	SY	62.02	570,459.96	-	-	-	-	-	-	0%	570,459.96

Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner:	City of Gretna, Nebraska	Owner's Project No.:	
Engineer:	EAGLE ENGINEERING GROUP	Engineer's Project No.:	23-04-61
Contractor:	Valley Corp	Contractor's Project No.:	
Project:	Gretna Community Complex Storm Sewer and Paving		
Contract:	Gretna Community Complex Storm Sewer and Paving, Gretna, NE		

Application No.:	1	Application Period:	From 03/01/26 to 03/27/26	Application Date:	04/01/26
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A Bid Item No.	B Description	C Item Quantity	Contract Information			Work Completed			I Materials Currently Stored [not in G] (\$)	J Work Completed and Materials Stored to Date [H + I] (\$)	K % of Value of Item [J / F] (%)	L Balance to Finish [F - J] (\$)
			D Units	E Unit Price (\$)	F Value of Bid Item (C X E) (\$)	G Estimated Quantity Incorporated in the Work	H Value of Work Completed to Date [E X G] (\$)					
38	CONSTRUCT 4" PCC SIDEWALK	225.00	SF	7.57	1,703.25						0%	1,703.25
39	CONSTRUCT PCC MEDIAN SURFACING	4,742.00	SF	7.44	35,280.48						0%	35,280.48
40	ADJUST UTILITY MANHOLE TO GRADE	3.00	EA	323.52	970.56						0%	970.56
41	CONSTRUCT PCC CURB RAMP	241.00	SF	12.35	2,976.35						0%	2,976.35
42	INSTALL ROLLED EROSION CONTROL TYPE II WITH SEEDING -	921.00	SY	1.72	1,584.12						0%	1,584.12
43	INSTALL PERMANENT SEEDING	10,666.00	SY	0.52	5,546.32						0%	5,546.32
44	PERMANENT PREFORMED TAPE MARKING - TYPE 4, 5" WHITE	390.00	LF	5.74	2,238.60						0%	2,238.60
45	PERMANENT PREFORMED TAPE MARKING - TYPE 4, 5"	171.00	LF	5.74	981.54						0%	981.54
46	PERMANENT PREFORMED TAPE SYMBOL - TYPE DIRECTIONAL ARROW, WHITE	6.00	EA	568.45	3,410.70						0%	3,410.70
47	INSTALL SIGN POST AND "STOP" SIGN (30" X 30")	3.00	EA	315.81	947.43						0%	947.43
48	INSTALL STREET NAME SIGNS (VARIES X 12")	5.00	EA	160.78	803.90						0%	803.90
49	INSTALL SIGN POST AND "KEEP RIGHT" SIGN (24" X 30")	2.00	EA	315.81	631.62						0%	631.62
50	INSTALL SIGN POST AND "ONE WAY" SIGN (36" X 12")	2.00	EA	304.33	608.66						0%	608.66
51	INSTALL SIGN POST AND PEDESTRIAN CROSSING SIGN (30" X 30")	4.00	EA	315.81	1,263.24						0%	1,263.24
52	INSTALL DOWNWARD ARROW SIGN (24" X 12") BELOW PEDESTRIAN CROSSING SIGN	4.00	EA	104.50	418.00						0%	418.00
53	INSTALL SIGN POST AND "YIELD" SIGN (36" X 36" X 36")	4.00	EA	315.81	1,263.24						0%	1,263.24
54	INSTALL SIGN POST AND INTERSECTION WARNING SIGN (30" X 30")	2.00	EA	316.96	633.92						0%	633.92
55	INSTALL "TRAFFIC CIRCLE" SIGN (24" X 18") BELOW INTERSECTION WARNING SIGN	2.00	EA	310.07	620.14						0%	620.14
56	INSTALL "RIGHT LANE MUST TURN RIGHT" SIGN (30" X 30")	1.00	EA	321.55	321.55						0%	321.55
57	PERMANENT PREFORMED TAPE MARKING - TYPE 4, 12"	48.00	LF	14.93	716.64						0%	716.64
58	PERMANENT PREFORMED TAPE MARKING - TYPE 4, 18"	33.00	LF	29.00	957.00						0%	957.00
59	PERMANENT PREFORMED PAVEMENT MARKING - TYPE 4, 24"	96.00	LF	29.86	2,866.56						0%	2,866.56
60	INSTALL SIGN POST AND "SPEED LIMIT 25" SIGN (30" X 36")	2.00	EA	312.36	624.72						0%	624.72
61	INSTALL SIGN POST AND ADVANCE INTERSECTION LANE CONTROL SIGN	1.00	EA	333.04	333.04						0%	333.04
62	DETECTABLE WARNING PANELS	128.00	SF	31.35	4,012.80						0%	4,012.80
63	CONSTRUCT ROUNDABOUT SPLITTER ISLANDS	738.00	SF	7.51	5,542.38						0%	5,542.38
64	CONSTRUCT TRUCK APRON CONCRETE WITH MOUNTABLE	301.00	SY	97.52	29,353.52						0%	29,353.52
65	CONSTRUCT NDOT 47B CONCRETE	239.00	SY	74.34	17,767.26						0%	17,767.26
66	CONSTRUCT CRUSHED ROCK DRIVEWAY	102.00	SY	14.00	1,428.00						0%	1,428.00
67	CONSTRUCT NDOT 47B-3500 W/ TYPE 1P CEMENT	604.00	SY	78.92	47,667.68						0%	47,667.68
68	CONSTRUCT 4" AGGREGATE SUBBASE FOUNDATION COURSE	604.00	SY	7.31	4,415.24						0%	4,415.24
69	ABANDON SANITARY SEWER MANHOLE	1.00	EA	2,654.31	2,654.31						0%	2,654.31
					Original Contract Totals	\$ 1,323,648.69		\$ 332,870.88	\$ -	\$ 332,870.88	25%	\$ 990,777.81

**CITY OF GRETNA, NEBRASKA  
CITY COUNCIL**

**RESOLUTION NO. 4-26(1)**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF GRETNA, NEBRASKA, PURSUANT TO NEBRASKA REVISED STATUTE § 31-740(3) APPROVING PLANS AND EXACT COSTS FOR PUBLIC PARK, PLAYGROUND, AND RECREATIONAL FACILITY IMPROVEMENTS BY SARPY COUNTY SANITARY AND IMPROVEMMENT DISTRICT NO. 308 (PEBBLEBROOKE PHASE 2 SUBDIVISION).

WHEREAS, Sarpy County S.I.D. No. 308 which is commonly known as the Pebblebrooke Phase 2 Subdivision is within the extraterritorial zoning jurisdiction of the City of Gretna and it desires to undertake public park, playground, and recreational facility improvements as shown, depicted, and described in the Sanitary and Improvement District No. 308 Sarpy County, Nebraska Park Improvements Phase 3 (Pebblebrooke 2) Plan which is attached hereto and incorporated herein; and

WHEREAS, pursuant to Nebraska Revised Statute § 31-740(3) the City is to evaluate such improvement plan and exact costs for conformity with the City's master plan and construction specifications and standards and may approve such improvement plans and costs after a public hearing; and

WHEREAS, such a public hearing has been held and the improvement plans and costs have been determined to be in conformity with the City's master plan and construction specifications and standards.

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Gretna, Nebraska:

The City of Gretna hereby approves S.I.D. No. 308's proposed public park, playground, and recreational facility improvements as shown, depicted, and described in the Sanitary and Improvement District No. 308 Sarpy County, Nebraska Park Improvements Phase 3 (Pebblebrooke 2) Plan which is attached hereto and incorporated herein.

The City of Gretna further hereby approves the costs of said improvements based on accepted construction bids and soft costs not to exceed a total of \$449,000.00.

PASSED AND APPROVED this 7<sup>th</sup> day of April, 2026.

CITY OF GRETNA, NEBRASKA

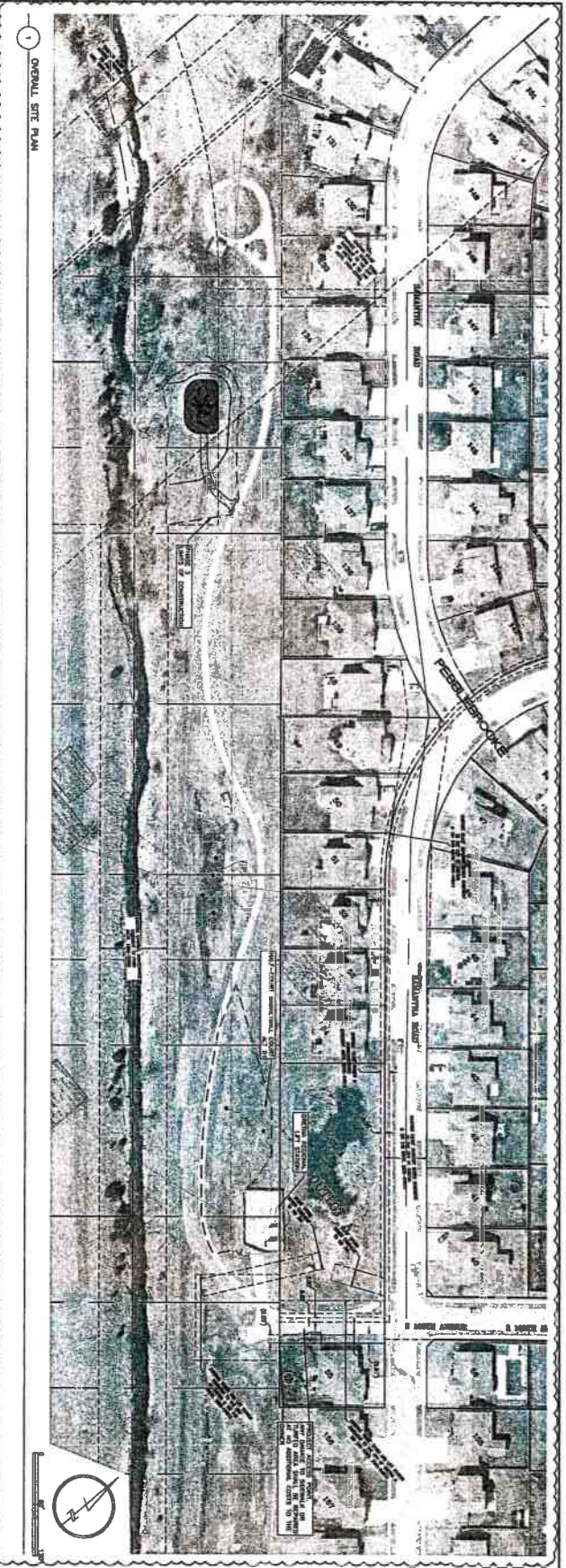
By: \_\_\_\_\_  
Michael D. Evans, Mayor

ATTEST:

\_\_\_\_\_  
Tammy L. Tisdall, City Clerk, CMC







1 OVERALL SITE PLAN

SEE SHEET 10 FOR A AND B ADDITIONS



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PROJECT: SANITARY AND IMPROVEMENT DISTRICT NO. 308 SARYP COUNTY, NE  
 PARK IMPROVEMENTS PHASE 3 (PEBBLEBROOKE 2)

DATE: 10/10/2011

SCALE: AS SHOWN

PROJECT NO: 1111111111

5 of 10

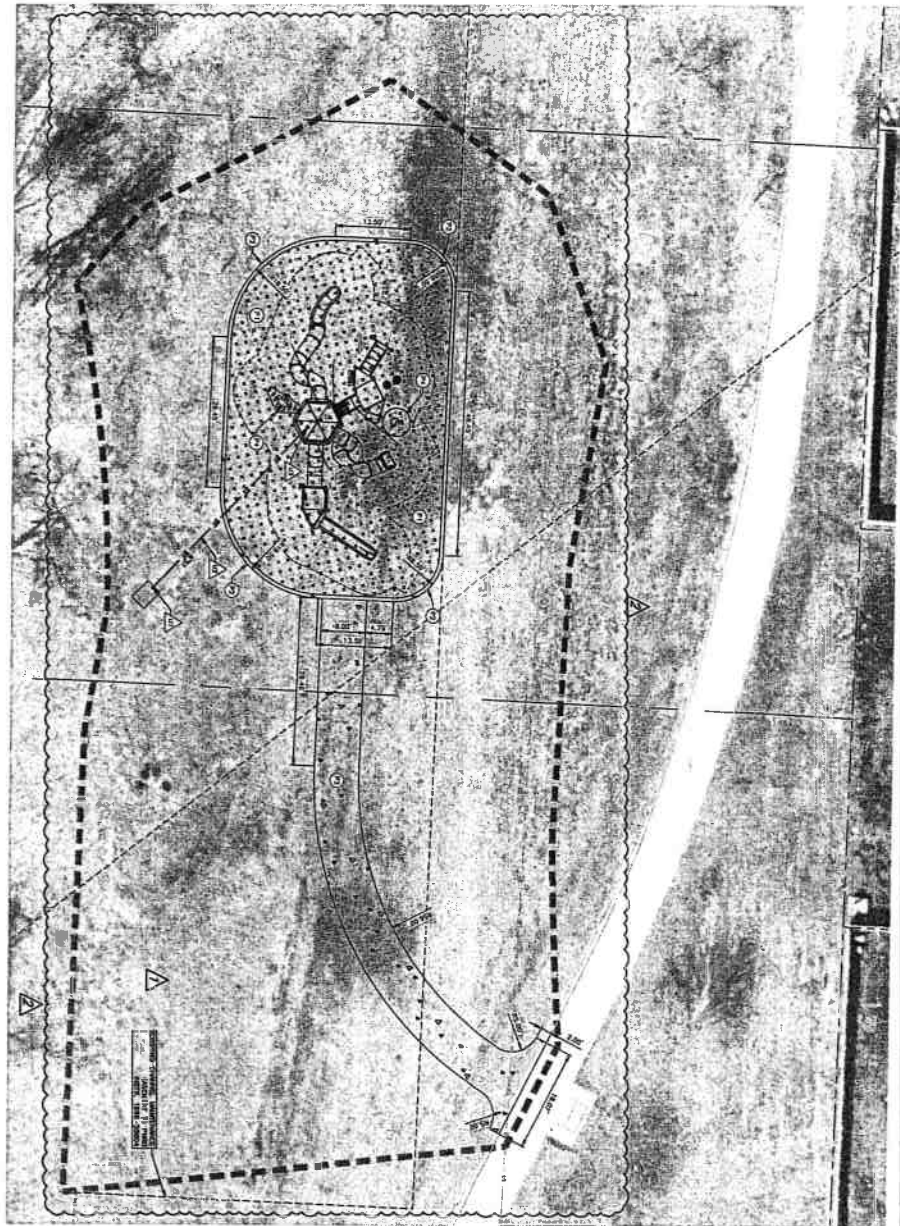
OVERALL SITE PLAN

SANITARY AND IMPROVEMENT DISTRICT NO. 308 SARYP COUNTY, NE  
 PARK IMPROVEMENTS PHASE 3 (PEBBLEBROOKE 2)

PROFESSIONAL SEAL  
 LAMP RYNEARSON  
 LICENSE NO. 1111111111  
 STATE OF NEBRASKA

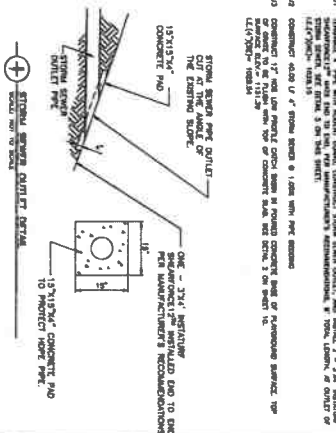
**LAMP RYNEARSON**  
 LAND ARCHITECTS OF GEORGIA  
 1000 N. GARDEN ST., SUITE 100  
 ATLANTA, GEORGIA 30309  
 PHONE: 404.525.1111  
 FAX: 404.525.1112  
 WWW.LAMPRYNEARSON.COM





- GENERAL NOTES**
1. CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND RECORD THEM IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, SECTION 201.01.
  2. CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND RECORD THEM IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, SECTION 201.01.
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  15. CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES AND RECORD THEM IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, SECTION 201.01.

**STORM SEWER DETAILS**



**SITE, PAVING & STORM SEWER PLAN**

SANITARY AND IMPROVEMENT DISTRICT NO. 308 SARP COUNTY, NE  
 PARK IMPROVEMENTS PHASE 3 (PEBBLEBROOKE 2)

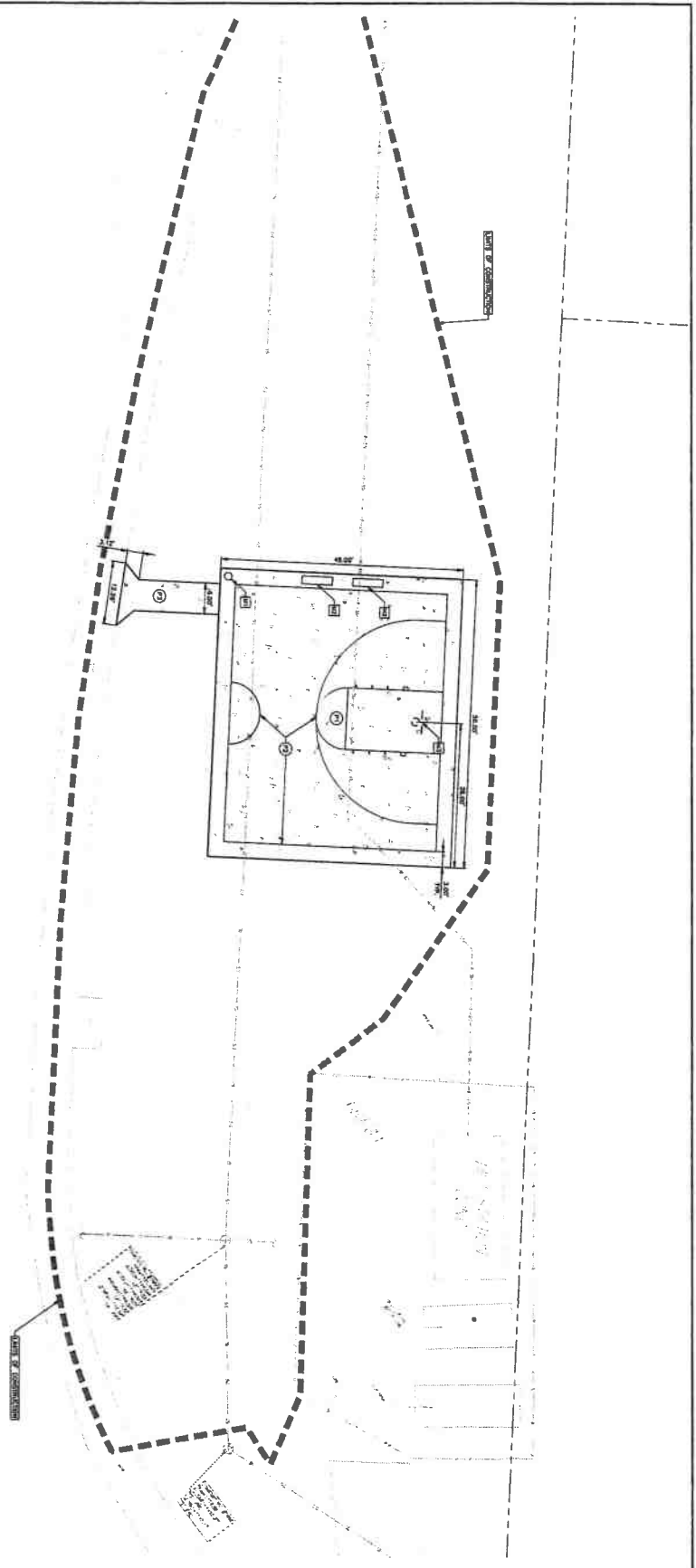


**LAMP RYNEARSON**  
 ENGINEERS ARCHITECTS  
 1001 SOUTH AVENUE, SUITE 100  
 PORTLAND, OREGON 97202  
 PHONE: 503.253.1111  
 FAX: 503.253.1112  
 WWW: WWW.LAMP-RYNEARSON.COM

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 1-800-427-4747  
 www.811.org

PROJECT NO. 2024-001  
 DATE: 10/2024  
 DRAWN BY: J. SMITH  
 CHECKED BY: M. JONES  
 7 of 10





**MISCELLANEOUS**

- 11. FINISHES AND DETAILS SHALL BE AS SHOWN. RESPECTIVE SHALL BE LAYED TO MATCH FROM ADJACENT. FINISH FINISHES BY SHALL BE SHOWN. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINISHES AND DETAILS. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINISHES AND DETAILS.
- 12. FINISHES AND DETAILS SHALL BE AS SHOWN. RESPECTIVE SHALL BE LAYED TO MATCH FROM ADJACENT. FINISH FINISHES BY SHALL BE SHOWN. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINISHES AND DETAILS.
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**BASKETBALL COURT PAVING NOTES**

- 1. ALL FINISH CONDITIONS ARE AT TOP OF SLAB.
- 2. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINISHES AND DETAILS. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINISHES AND DETAILS.
- 3. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINISHES AND DETAILS. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINISHES AND DETAILS.
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PAVING PLAN (ALT01)

SANITARY AND IMPROVEMENT DISTRICT NO. 308 SARPY COUNTY, NE  
PARK IMPROVEMENTS PHASE 3 (PEBBLEBROOKE 2)



**LAMP RYNEARSON**  
LAMP RYNEARSON & ASSOCIATES, INC.  
1000 W. 10TH STREET, SUITE 100  
LINCOLN, NEBRASKA 68502  
TEL: 402.478.1111  
WWW.LAMPRYNEARSON.COM



**SID 308 (PEBBLEBROOKE) PARK IMPROVEMENTS: PHASE 3**

Assumptions/Comments:



	Bid Item Description	Approximate Quantity	Unit	Unit Price	Total
	<b>GRADING</b>				
1 .	MOBILIZATION / DEMOBILIZATION	1	LS	\$11,907.50	\$11,907.50
2 .	REMOVE CONCRETE	54	SY	\$24.00	\$1,296.00
3 .	COMMON EARTH EXCAVATION - ONSITE	12	CY	\$20.00	\$240.00
4 .	COMMON EARTH EXCAVATION - HAUL OFF	60	CY	\$12.00	\$720.00
5 .	INSTALL SILT FENCE	75	LF	\$4.00	\$300.00
6 .	CLEANOUT SILT FENCE	75	LF	\$1.00	\$75.00
7 .	REMOVE SILT FENCE	75	LF	\$2.00	\$150.00
8 .	CONSTRUCT 12" NDS LOW PROFILE CATCH BASIN	1	EA	\$225.00	\$225.00
9 .	CONSTRUCT 4" STORM SEWER	40	LF	\$26.00	\$1,040.00
10 .	CONSTRUCT 4" PIPE BEDDING	40	LF	\$5.00	\$200.00
	CONSTRUCT 4" STORM SEWER OUTLET WITH 15"X15"X4" CONCRETE PAD	1	EA	\$200.00	\$200.00
11 .		1	EA	\$150.00	\$150.00
12 .	INSTALL 3'X4' INSTATURF SHEARFORCE12 MAT	150	LF	\$50.00	\$7,500.00
13 .	CONSTRUCT PC CONCRETE PLAYGROUND CURB				
	CONSTRUCT POURED IN PLACE PLAYGROUND SURFACING WITH CONCRETE BASE	2,275	SF	\$29.00	\$65,975.00
14 .	CONSTRUCT 5" THICK PCC SIDEWALK	484	SF	\$10.00	\$4,840.00
15 .	CONSTRUCT THICKENED EDGE	62	LF	\$18.00	\$1,116.00
16 .	DRILL AND EPOXY 18" #5 EPOXY COATED TIE BARS @ 36" CENTERS	21	EA	\$15.50	\$325.50
17 .	CONSTRUCT PLAYGROUND STRUCTURE - COMMERCIAL RECREATION SPECIALISTS TYPE MCKINLEY STRUCTURE	1	EA	\$188,000.00	\$188,000.00
18 .	INSTALL ROLLED EROSION CONTROL, TYPE II WITH SEEDING - TYPE B	75	SY	\$2.00	\$150.00
19 .	COMMON EARTH EXCAVATION - ONSITE	43	CY	\$20.00	\$860.00
20 .	COMMON EARTH EXCAVATION - HAUL OFF	43	CY	\$12.00	\$516.00
21 .	INSTALL SILT FENCE	140	LF	\$4.00	\$560.00
22 .	CLEANOUT SILT FENCE	140	LF	\$1.00	\$140.00
23 .	REMOVE SILT FENCE	140	LF	\$2.00	\$280.00
24 .	CONSTRUCT 5" THICK PC CONCRETE BASKETBALL COURT WITH FIBER MESH	2,815	SF	\$9.80	\$27,587.00
25 .	SUBGRADE PREPARATION	320	SY	\$5.00	\$1,600.00
26 .	FURNISH AND INSTALL ADJUSTABLE BASKETBALL GOAL	1	EA	\$7,500.00	\$7,500.00
27 .	FURNISH AND INSTALL TRASH RECEPTACLE	1	EA	\$1,350.00	\$1,350.00
28 .	FURNISH AND INSTALL BENCH	2	EA	\$1,774.00	\$3,548.00
29 .	CONSTRUCT PERMANENT PAIN HALF-COURT BASKETBALL COURT MARKINGS - 2" WHITE	272	LF	\$5.00	\$1,360.00
30 .	INSTALL ROLLED EROSION CONTROL, TYPE II WITH SEEDING - TYPE B	444	SY	\$2.00	\$888.00
31 .					

**Estimated Construction Costs: \$330,599.00**

**Estimated Soft Costs**

13.00% Engineering Design and	\$42,977.87
2.00% Geotechnical and Testing:	\$6,811.98
5.00% Legal:	\$19,009.44
5.00% Fiscal:	\$19,959.91
7.00% Interest:	\$29,341.07
12 Duration (Months)	

**Total Estimated Soft Costs: 36% \$117,900.28**

**Total Estimated Costs: \$448,499.28**

**CITY OF GRETNA, NEBRASKA  
CITY COUNCIL**

**RESOLUTION NO. 4-26(2)**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF GRETNA, NEBRASKA, APPROVING THE CITY OF GRETNA NORTHWEST SUB-BASIN INTERCEPTOR SEWER FEE POLICY.

WHEREAS, the City of Gretna owns and maintains a sanitary sewer interceptor system which serves the City and areas within the Papio Creek Basin in Sarpy County; and

WHEREAS, within the City's interceptor sewer service area there are areas that will be serviced by sub-basin interceptor sewers, including the identified Northwest Sub-basin Area; and

WHEREAS, the proposed NRD Dam Site 19 will cause the design and construction of the City's Northwest Sub-basin interceptor sewer to require significant additional length and substantial increased depth so as to provide gravity sanitary sewer service and therefore corresponding additional and increased costs; and

WHEREAS, it is therefore necessary to update the City's Northwest Sub-basin interceptor sewer fee via an approved Northwest Sub-Basin Interceptor Sewer Fee Policy.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF GRETNA, NEBRASKA:

1. That the City of Gretna Northwest Sub-Basin Interceptor Sewer Fee Policy, a copy of which is attached hereto and incorporated herein as Exhibit "1", is hereby approved and adopted.

PASSED AND APPROVED this 7<sup>th</sup> day of April, 2026.

CITY OF GRETNA, NEBRASKA

By: \_\_\_\_\_  
MICHAEL D. EVANS, Mayor

ATTEST:

\_\_\_\_\_  
Tammy L. Tisdall, City Clerk, CMC



## EAGLE ENGINEERING GROUP

12100 West Center Road, Suite 803 Omaha, Nebraska 68144  
(402) 399-0227 | [www.eagleengineeringgroup.com](http://www.eagleengineeringgroup.com)

### MEMORANDUM

DATE: March 6, 2026

TO: Paula Dennison, City Administrator  
Jeff Mill, City Attorney  
File

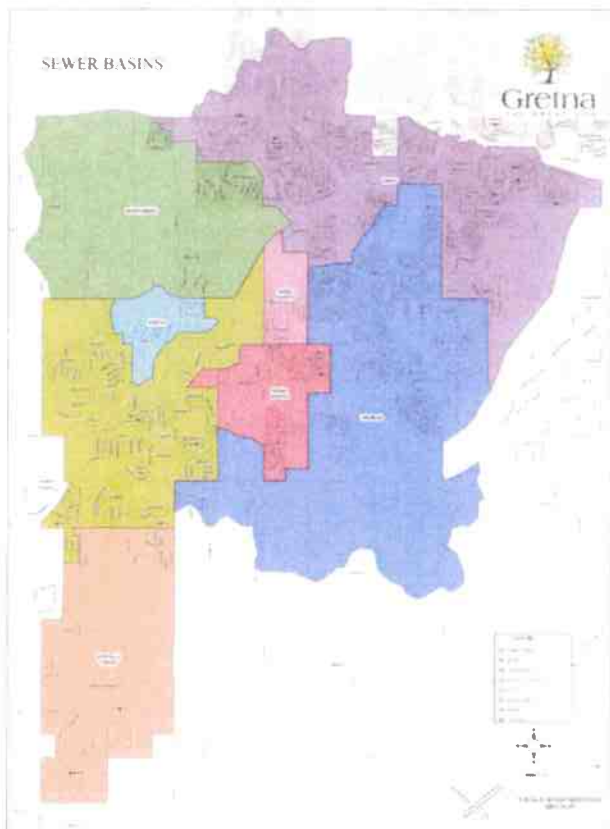
FROM: Gregory Perry, PE City Engineer

RE: Northwest Subbasin Interceptor Sewer Fee Analysis  
Gretna, Nebraska  
EEG #24-04-36

The following is summary of the fee analysis for the update for the Northwest Sub-Basin per acre fee as part of the upcoming City interceptor sewer improvement project.

#### **Background**

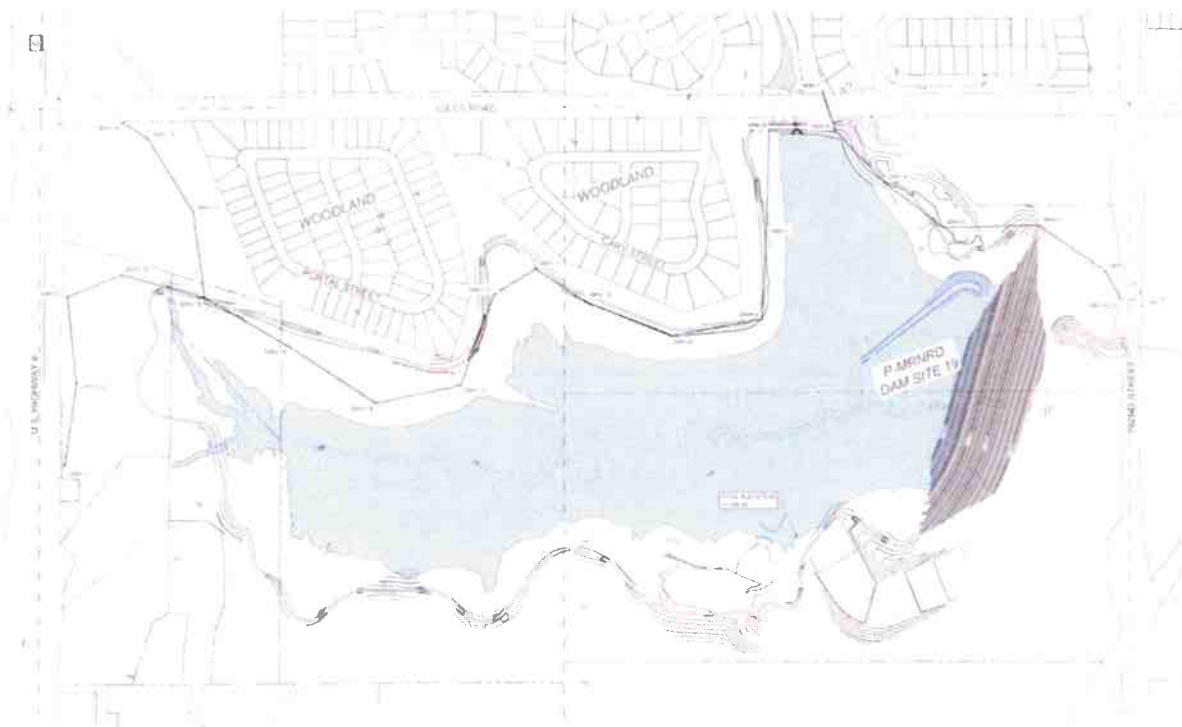
The City of Gretna provides wastewater service to approximately 16,000 acres west of 144<sup>th</sup> Street and the South Papillion Creek with the 2,600 acres Northwest Subbasin, shown in light green on the below exhibit, being undeveloped due to coordination with the proposed Dam Site 19 with the Papillion Creek Watershed Partnership (PCWP) since 2014.





The City has two sanitary sewer capital facility charge fees to collect revenue to design, construct, and maintain the interceptor sewer City's service area: 1) Papillion Creek Municipal Interceptor Sewer capital facility charge and 2) the Sewer Subbasin Interceptor Service fee. The Municipal Interceptor Sewer fee provides revenue for the entire basin while the subbasin Interceptor Service fee is based on the intricacies of the specific area to provide service that may include pumping stations, force main, adjacent development, topography challenges or contiguous growth.

The Northwest Subbasin has approximately 2,600 raw acres of contributing area with approximately 2,200 acres of developable land that excludes platted street right of ways, proposed Dam Site 19, former railroad property and previously developed acreages. The Northwest Subbasin has about 325 acres that have already been developed within the subbasin while using existing interceptor sewers within adjacent subdivisions and temporary lift stations to convey the **wastewater** flows. These developments generally include Sunset Meadows, Remington Ridge and Remington West. The **mentioned** developments paid revenues to the City of Gretna for interceptor sewer total \$1,826,000.



### **Analysis**

The Northwest Subbasin Phase 2 segment between 192<sup>nd</sup> Street and U.S. Highway 6 on the south side of Giles Road has the **proposed** Dam Site 19 which will require significant additional length to go around the north perimeter of the 74-acre lake and require substantial increased depth to provide gravity sewer for the City's best long term fiscal option. The gravity sewer is 20% longer to go around Dam Site 19 and averages 15-18' of added depth which results in an opinion of probable project cost of \$4.5 million. The remaining segments of the future **interceptor** sewers extensions upstream of the Phase 2 project has a \$3.25 million opinion of probable project cost. The City has already built Phase 1 from the City's municipal interceptor sewer along the South Papillion Creek and BNSF Railroad to the



west side of 192<sup>nd</sup> Street for \$500,000. The total opinion of probable project cost within the Northwest Subbasin is \$8.25 million.

The City has three financing options to construct the interceptor sewers: 1) use cash reserves from sewer account 2) use a State Revolving Fund (SRF) loan or 3) public Sanitary and Improvement District (SID) as the lead entity with reimbursement provisions.

The City currently has available cash reserves in the sewer funds to build the sewer in two budget cycles FY26 and FY27. The other two financing options identified above were not fiscally responsible to the City or able to meet the adjacent Woodland development timeframe; 2) SRF loan was not available within the next two years to meet the timeframe to provide sewer service and 3) SID lead would increase project costs by 20% due to higher interest rates, bond costs and fiscal costs and also incur interest cost that would be general obligation (GO) debt that would hinder a small SID along Dam Site 19.

### **Proposed Fee Structure**

The City's previous policy to develop within Subbasin is for at least 40% of the basin revenues to be identified and also with the segment near Dam Site 19 being within the City's 2-mile ETJ, this segment is **needed** to allow for future development to occur due to the lack of sewer connections with the surrounding 225 acres being owned by the Papio Missouri River Natural Resources District (P-MRNRD) as a recreational amenity to the western portion of Sarpy County.

The financial model includes the remaining future interceptor sewer segments to be financed with a SRF loan with an interest rate of 3% and a 20-year term.

The proposed Northwest Subbasin fee is based on 60% of the opinion of cost for the entire build-out while using a part of the Papillion Creek Municipal Interceptor Sewer capital facility charge, calculated to be \$2,133 per acre.

Contact this office about the above proposed subbasin fee increase and analysis.

CITY OF GRETNA, NEBRASKA

ORDINANCE NO. 2202

AN ORDINANCE OF THE CITY OF GRETNA, NEBRASKA, AMENDING THE FUTURE LAND USE MAP OF THE GRETNA 2040 COMPREHENSIVE PLAN; TO DECLARE A TIME WHEN THIS ORDINANCE SHALL TAKE FULL FORCE AND EFFECT; TO REPEAL ALL ORDINANCES IN CONFLICT HEREWITH; AND TO PROVIDE AN EFFECTIVE DATE HEREOF.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF GRETNA, NEBRASKA.

Section 1. The City of Gretna 2040 Comprehensive Plan which is on file at the City of Gretna City Office, is hereby amended as set forth in Section 2 hereof, and as so amended shall constitute the City of Gretna's comprehensive development plan in accordance with Nebraska Revised Statute § 19-903. All other portions of the City of Gretna 2040 Comprehensive Plan which are not hereby amended, shall remain in full force and effect.

Section 2. The amendments and revisions which are made and included within the City of Gretna 2040 Comprehensive Plan are as follows:

- a. To the Future Land Use Map, by changing the land area being platted as the Linoma Industrial Subdivision Lots 1-16 and Outlots A-C located in the Northeast Quarter of Section 22 and in Southeast Quarter of Section 15, Township 13 North, Range 10 East of the 6<sup>th</sup> P.M., Sarpy County, Nebraska, from RN Rural Neighborhood to I/F Industry and Flex.

Section 3. All Ordinances and parts of Ordinances in conflict herewith are hereby repealed.

Section 4. This Ordinance shall be in full force and take effect after its passage, approval, and publication as provided by law.

PASSED AND APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

ATTEST:

CITY OF GRETNA, NEBRASKA

\_\_\_\_\_  
Tammy L. Tisdall, City Clerk, CMC

\_\_\_\_\_  
Michael D. Evans, Mayor



Agenda Item: 7A

Title of Agenda Item: Interlocal Agreement for 192<sup>nd</sup> Street and Capehart Road Improvements – Sarpy County

Date: April 7, 2026

Submitted by: Paula J. Dennison, AICP

## STAFF REPORT FOR CITY COUNCIL AGENDA ITEM

**Summary:** With the progression of the new interchange at I-80 and 192<sup>nd</sup> Street, Sarpy County and the City of Gretna saw the need for an interlocal agreement for the design and construction management services for Capehart Road and 192<sup>nd</sup> Street. Gretna, Sarpy County and NDOT had many conversations determining the design of Capehart Road and of 192<sup>nd</sup> Street.

The interlocal agreement outlines the cost share for these improvements and authorizes the County as the lead agency for design and construction. The majority of these roads are located within Sarpy County's jurisdiction. The portion of 192<sup>nd</sup> Street north from the new interchange to Schram Road is within Gretna's Corporate Limits.

Lamp Rynearson is the firm selected to perform the work. Sarpy County Board of Commissioners approved the agreement at their March 31, 2026 meeting.

**Recommendation:** Approve the Interlocal Cooperation Agreement with Sarpy County for the 192<sup>nd</sup> Street and Capehart Road Improvements.



# Resolution 2026-074

## BOARD MEETINGS SARPY COUNTY, NEBRASKA

### **Interlocal Cooperation Agreement with the City of Gretna for the 192nd Street and Capehart Road Improvements**

Whereas, pursuant to Neb. Rev. Stat. §23-104(6), the County has the power to do all acts in relation to the concerns of the County necessary to the exercise of its corporate powers; and,

Whereas, pursuant to Neb. Rev. Stat. §23-103, the powers of the County as a body are exercised by the County Board; and,

Whereas, the Interlocal Cooperation Act, Neb. Rev. Stat. §13-801, et seq., authorizes cities and counties to cooperate on the basis of mutual advantage to thereby provide for services and facilities in a manner and pursuant to forms of governmental organization that will accord best with geographic, economic, population, and other factors influencing the needs and development of the local communities; and,

Whereas, the County has identified the area of 192nd Street and Capehart Road as in need of improvements; and,

Whereas, such area is in the extraterritorial jurisdiction of the City of Gretna; and,

Whereas, the project has an estimated cost of Twenty-Two Million, Five Hundred Dollars, and Zero Cents (\$22,500,000.00) and will widen and improve Capehart Road from 204th Street to the limits of the NDOT Construction near 192nd Street; and widen and improve 192nd Street from the limits of the NDOT Construction near Capehart Road north to Highway 370.

Whereas, Sarpy County has proposed a Interlocal Cooperation Agreement with the City of Gretna which outlines the terms of the future cost share for the improvements. The County will be the lead agency for this project for both design and construction. The City of Gretna will reimburse the County for the City's share of costs as described in the Interlocal Cooperation Agreement; and,

Whereas, said agreement is in the best interests of the citizens of Sarpy County and of the traveling public.

NOW, THEREFORE, BE IT RESOLVED by the Sarpy County Board of Commissioners that the attached Interlocal Cooperation Agreement with the City of Gretna for the allocation of the estimated cost of Twenty-Two Million, Five Hundred Dollars, and Zero Cents (\$22,500,000.00) for improvements to the area of 192nd Street and Capehart Road, a copy of which is attached hereto, is hereby approved.

BE IT FURTHER RESOLVED that the Chairman of this Board, in conjunction with the County Clerk, is hereby authorized to sign the agreement on behalf of the County, and any related documents necessary to affect the intent of this Resolution, the same being approved by this Board.

The above Resolution was approved by a vote of the Sarpy County Board at a public meeting duly held in accordance with the applicable law on the 31 day of March 2026

Attest:  
SEAL



*David R. Kelly*  
\_\_\_\_\_  
Sarpy County Chairman

*Amber K. Houghtaling*  
\_\_\_\_\_  
Sarpy County Clerk Register of Deeds

**INTERLOCAL COOPERATION AGREEMENT  
192ND STREET AND CAPEHART ROAD IMPROVEMENTS**

This Agreement is made as of the dates indicated at the signatures below by and among the County of Sarpy, State of Nebraska (hereinafter referred to as “County”) and the City of Gretna, Nebraska (“City”). (Collectively, County and City are hereinafter sometimes referred to as the “Parties”).

**RECITALS**

WHEREAS, the County is a duly existing body corporate and politic in accordance with and by virtue of the laws of the State of Nebraska.

WHEREAS, the City is a duly existing body corporate and politic in accordance with and by virtue of the laws of the State of Nebraska.

WHEREAS, in order to promote the health, safety, and welfare of the residents of all of the Parties to this Agreement and pursuant to the authority granted to the Parties per the Interlocal Cooperation Act, Section 13-801, et seq., the Parties are authorized to enter into this Agreement with each other so as to make the most efficient use of their powers by enabling them to cooperate on a basis of mutual advantage and thereby provide services and facilities in a manner and pursuant to forms of governmental organization that will accord best with geographic, economic, population and other factors influencing the needs and development of such political subdivisions.

WHEREAS, the Nebraska Department of Transportation (hereinafter referred to as “NDOT”), is presently undertaking the construction of an Interstate 80 interchange, generally located at the intersection of 192nd Street and Capehart Road, with anticipated completion as soon as the end of 2027.

WHEREAS, the County has jurisdiction and control of 192nd Street from Highway 370 to Schram Road and Capehart Road from approximately 204th Street to 192nd Street, the City has jurisdiction and control of 192nd Street from Schram Road to Capehart Road within its corporate limits, and it is in the best interests and would be mutually advantageous for the Parties to improve portions of 192<sup>nd</sup> Street and Capehart Road as generally depicted and described on Exhibit A, attached hereto and incorporated herein by this reference (hereinafter collectively the “Preliminary Roadway Improvement Plan”), pursuant to the terms of this Agreement.

NOW, THEREFORE, in consideration of the mutual agreements and covenants of the Parties hereto, the Parties do hereby agree and contract with each other as follows:

1. Definitions. As used herein, the following terms shall have the following meanings:
  - a. Capehart Road Improvements. The term "Capehart Road Improvements" shall mean that portion of Capehart Road which will be improved in the immediate future pursuant to the terms of this Agreement as described in Section 2 below and shown on the Preliminary Roadway Improvement Plan.
  - b. 192nd Street (Segment 1) Improvements. The term "192nd Street (Segment 1) Improvements" shall mean that portion of 192nd Street which will be improved in the immediate future pursuant to the terms of this Agreement as described in Section 3 below and shown on the Preliminary Roadway Improvement Plan.
  - c. 192nd Street (Segment 2) Improvements. The term "192nd Street (Segment 2) Improvements" shall mean that portion of 192nd Street which will be improved in the immediate future pursuant to the terms of this Agreement as described in Section 4 below and shown on the Preliminary Roadway Improvement Plan.
  - d. 192nd Street/Capehart Road Improvements. The term "192nd Street/Capehart Road Improvements" shall mean the entirety of the roadway improvements consisting of 192nd Street (Segment 1) Improvements, 192nd Street (Segment 2) Improvements, and Capehart Road Improvements.
  - e. Total Actual Costs. The term "Total Actual Costs" shall mean the complete and final costs incurred for construction of the 192nd Street/Capehart Road Improvements including, without limitation, design costs, engineering fees, right-of-way acquisition, any environmental studies or documentation, testing expenses, construction, construction administration, and related fees and expenses. The Total Actual Costs shall not include any costs for attorney's fees, publication costs, accounting, financing, or acquisition of financing, incurred by the Parties. The Total Actual Costs shall be allocated between the Capehart Road Improvements, 192nd Street (Segment 1) Improvements, and 192nd Street (Segment 2) Improvements, pursuant to the terms of this Agreement.
  - f. Agreement. The term "Agreement" shall mean this Interlocal Cooperation Agreement and all Exhibits to this Agreement.
  - g. Frontage. The term "Frontage" shall mean the entire length a parcel or property abuts a particular public street or intersection.

- h. Future Developer. The term “Future Developer” shall mean that person or entity who makes an application to the City for any of the following: (i) a new single family residential or commercial building permit, (ii) a change of zone, or a platting, subdivision, replatting, or reconfiguration of any portion of a Future Development.
  - i. Future Development. The term “Future Development” shall mean those parcels or properties adjacent to the 192<sup>nd</sup> Street/Capehart Road Improvements which are currently primarily used for agricultural purposes and/or do not have any commercial or residential development.
- 2. Capehart Road Improvements. Capehart Road from 204th Street east approximately 970 linear feet is a 3-lane paved urban section road off-set to the north (“Existing Pavement”). Capehart Road east of the Existing Pavement to 192nd Street is a 2-lane gravel road. The Capehart Road Improvements will include creation of a paved roadway satisfying urban section standards commencing from the Existing Pavement and traveling east to a point where it connects to the planned termination point of the Interstate 80 Interchange entrance/exit ramp near 192nd Street, approximately three quarters (3/4) mile to include design, grading, drainage, and paving for three (3) lanes as generally shown on the Preliminary Roadway Improvement Plan. Additionally, the Capehart Road Improvements will also include, without limitation, design, plans, specifications, engineering, any environmental studies or documentation, acquisition of additional right of way, change of grade, Portland cement concrete paving, relocation of utilities, installation of curbing and storm sewers or other drainage facilities, grading, paving, and related improvements, but shall not include the costs of any lighting, sidewalks, recreational features, fencing, traffic signalization or deceleration lane. A pedestrian/bike trail along the north side of Capehart Road may be constructed as part of this project with maintenance performed by the City until such time as these obligations are passed to a Future Developer or other entity by operation of law and/or contract. City shall require Future Developers to install and maintain sidewalks along the south side of the Capehart Road Improvements as a condition of City’s approval as described in Section 9.
- 3. 192nd Street (Segment 1) Improvements. 192nd Street within this segment is currently a 2-lane gravel road. The 192nd Street (Segment 1) Improvements will include creation of a paved roadway satisfying urban section standards from the intersection of 192nd Street and Schram Road south to a point where it connects to the planned termination point of the Interstate 80 Interchange entrance/exit ramp near Capehart Road, approximately one (1) mile to include design, grading, drainage, and paving for a four (4) lane divided road, inclusive of a center turn-lane/median as generally shown on the Preliminary Roadway Improvement Plan. Additionally, the 192nd Street (Segment 1) Improvements will also include, without limitation, design, plans, specifications, engineering, any environmental studies or documentation, acquisition of additional right of way, change of grade, Portland cement concrete paving, relocation of utilities, installation of curbing and storm sewers or other drainage facilities, grading, paving, and related improvements, but shall not include the costs of any trails, lighting, sidewalks, recreational features, fencing, traffic signalization or

deceleration lane. A pedestrian/bike trail and sidewalks along 192nd Street may be constructed as part of this project with maintenance performed by the City until such time as these obligations are passed to a Future Developer or other entity by operation of law and/or contract.

4. 192nd Street (Segment 2) Improvements. 192nd Street from Schram Road north to Highway 370 is a 2-lane paved urban section road off-set to the east with an expanded intersection (center left-turn lane) at Highway 370. The 192nd Street (Segment 2) Improvements will include expansion of a paved roadway satisfying urban section standards from the intersection of 192nd Street and Highway 370 south to the intersection of 192nd Street and Schram Road, approximately one (1) mile to include design, grading, drainage, and paving for three (3) lanes to create a four (4) lane divided road, inclusive of a center turn-lane/median as generally shown on the Preliminary Roadway Improvement Plan. Additionally, the 192nd Street (Segment 2) Improvements will also include, without limitation, design, plans, specifications, engineering, any environmental studies or documentation, acquisition of additional right of way, change of grade, Portland cement concrete paving, relocation of utilities, installation of curbing and storm sewers or other drainage facilities, grading, paving, and related improvements, but shall not include the costs of any trails, lighting, sidewalks, recreational features, fencing, traffic signalization or deceleration lane. A pedestrian/bike trail and sidewalks along 192nd Street may be constructed as part of this project with maintenance performed by the City until such time as these obligations are passed to a Future Developer or other entity by operation of law and/or contract.
  
5. Plans and Design. Due to the necessity to complete the 192nd Street/Capehart Road Improvements prior to the public opening of the Interstate 80 Interchange at 192nd Street and Capehart Road, anticipated as soon as the end of 2027, the Parties agree to use Lamp Rynearson (the "Engineering Contractor"). The Engineering Contractor has pre-qualified with the County to perform engineering-related services, completed the survey along the Capehart Road Improvements area, completed the survey and design plans for the existing improvements of 192nd Street from Schram Road to Highway 370, established relationships and familiarity with existing and proposed developments in the Preliminary Roadway Improvement Plan area, and has sufficient staff available to meet the schedule. The County will be the lead agency (the "Lead Agency") and, as the Lead Agency, the County will contract with the Engineering Contractor for engineering services and construction administration, and the County shall have control and responsibility for the construction of the 192nd Street/Capehart Road Improvements. County shall submit the final plans and specifications for the 192nd Street/Capehart Road Improvements to the City for the City's review and written approval, which approval shall not be unreasonably withheld or delayed.
  
6. Construction. Subject to the conditions and provisions hereinafter specified, the County shall cause the 192nd Street/Capehart Road Improvements to be constructed in accordance with the final plans and specifications. During construction of the 192nd Street/Capehart Road Improvements, the City may at any time cause inspection of the work to ensure compliance with the final plans and specifications. The Parties hereto agree that the County will own,

operate and, at its cost, maintain the 192nd Street/Capehart Road Improvements constructed or installed within the right-of-way and outside of City's corporate limits upon completion until such time as these obligations are passed to another entity by operation of law, except for any sidewalk or pedestrian/bike trail. The City shall own, operate and, at its cost, maintain all of the 192nd Street/Capehart Road Improvements constructed or installed within the right-of-way located within the City's corporate limits.

- a. Bids. All construction work occasioned by this Agreement shall be performed by the contractors furnishing the lowest responsible bid as determined pursuant to formal bidding requirements in accordance with the laws of the State of Nebraska and as thereafter approved by the Parties ("Actual Low Bid"). Public bidding for the 192nd Street/Capehart Road Improvements set forth in the Preliminary Roadway Improvement Plan shall be performed by County.
  - b. Guarantee Period. Prior to the start of construction, all contractors performing work on the 192nd Street/Capehart Road Improvements pursuant to this Agreement shall furnish a performance bond to the Lead Agency, which shall remain in full force and effect for a period of two (2) years following acceptance of construction by the County ("Guarantee Period"). Said performance bond shall provide for the good and faithful performance of the construction contract, plans and specifications by contractor, for compliance by contractor with all applicable laws, for payment of material, labor and rentals, and for the payment of the unemployment payment to the Department of Labor of the State of Nebraska as provided by law. Additionally, all contractors performing work on the 192nd Street/Capehart Road Improvements discussed herein shall expressly guarantee the work and materials described herein during the Guarantee Period. Further, Lead Agency shall require all contractors to (1) agree to correct and repair promptly all failures of any kind during the Guarantee Period and (2) deliver the work or materials in all respects in good condition and repair.
  - c. Adherence. All contracts with third parties pertaining to the construction of the 192nd Street/Capehart Road Improvements shall, in part, provide full and faithful adherence to the plans and specifications for the work, partial payments during construction based upon work completed and certified by the Lead Agency's engineers, and for final payment upon completion and certification by the Parties in accordance with this Agreement.
7. Improvements Cost Estimate. The preliminary cost estimate for the 192nd Street/Capehart Road Improvements include design, survey, geotechnical investigation, right-of-way services, construction, and construction administration, and are incorporated herein by reference (hereinafter "Estimated Project Costs") which are as follows:
- a. Capehart Road Improvements: \$4,500,000.
  - b. 192nd Street (Segment 1) Improvements: \$11,000,000.
  - c. 192nd Street (Segment 2) Improvements: \$7,000,000.

d. 192nd Street/Capehart Road Improvements (Total): \$22,500,000.

8. Allocation and Payment of Design, Engineering, and Construction Costs. Payment for the Total Actual Costs shall be made by each of the Parties hereto in accordance with the terms of this Agreement. Parties will allocate appropriate funds in accordance with the estimates described herein. Any Total Actual Costs exceeding the Estimated Project Costs shall be treated in the same manner and paid in the same proportion as described below unless otherwise provided for herein. The Total Actual Costs shall be split between the Parties as follows:

a. Capehart Road Improvements: County shall initially pay 100% of the Total Actual Costs allocated to the Capehart Road Improvements (the "County Share-Capehart"). City shall reimburse County and pay 100% of the Actual Total Costs allocated to any portion of the Capehart Road Improvements within the City's corporate limits (the "City Share-Capehart"). Notwithstanding any other provision herein, there is no term or provision within this Agreement which prevents County or City from entering into cost share agreements with developers or other political subdivisions to reimburse County for the County Share-Capehart or to reimburse City for the City Share-Capehart.

b. 192nd Street (Segment 1) Improvements: City shall pay 100% of the Total Actual Costs allocated to the 192nd Street (Segment 1) Improvements (the "City Share-192 Segment 1"). As Lead Agency, County shall initially pay the (1) the Engineering Contractor invoices for the 192nd Street (Segment 1) Improvements and (2) those contractor invoices with a Payment Recommendation (as described below) from Engineering Contractor for the 192nd Street (Segment 1) Improvements (collectively "Progress Payments"). County will submit an invoice to the City for Progress Payments, which City shall pay County within sixty (60) days after receipt thereof. At the end of construction, County will submit an invoice to the City for any final remaining balance owed for the City Share-192 Segment 1. The City shall pay such invoice within sixty (60) days after receipt thereof. If the final Total Actual Costs indicate an overpayment by the City, then the County shall remit such overpayment to the City within sixty (60) days after certification of the final Total Actual Costs. City may require Future Developers to contribute towards the City Share-192 Segment 1 at the time of development.

c. 192nd Street (Segment 2) Improvements: County shall initially pay 100% of the Total Actual Costs allocated to the 192nd Street (Segment 2) Improvements (the "County Share-192 Segment 2"). Notwithstanding any other provision herein, there is no term or provision within this Agreement which prevents County from entering into cost share agreements with developers or other political subdivisions to reimburse County for the County Share- 192 Segment 2.

- d. Engineering Contractor shall submit invoices to County for services rendered by Engineering Contractor which assigns the services rendered between the Capehart Road Improvements, 192nd Street (Segment 1) Improvements, and 192nd Street (Segment 2) Improvements and identifies the amounts allocated to the City and County in accordance with the cost splits set out above. Upon receipt of a pay application from a contractor for the 192nd Street/Capehart Road Improvements, Engineering Contractor shall submit a copy of such pay application to the County for payment along with a recommendation for payment (“Payment Recommendation”) that allocates the pay application between the Capehart Road Improvements, 192nd Street (Segment 1) Improvements, and 192nd Street (Segment 2) Improvements. The Payment Recommendation shall set forth and identify the amounts allocated to the City and County in accordance with the cost splits set out above.
9. Reimbursement as a Condition of Approval. As a condition of the City’s issuance of any new single family residential or commercial building permit, or adoption of any zoning change ordinance, or release for recording of any plat or replatting or reconfiguration of any Future Development adjacent to the Capehart Road Improvements or adjacent to the 192nd Street (Segment 2) Improvements, City shall require the applicable applicant to provide City with County’s written confirmation that the applicant has paid County for the Future Development’s corresponding proportional share of the Actual Total Cost of said improvements or County’s written confirmation that such applicant has entered into an agreement with County for payment of same. All such Future Development’s proportionate share of the Actual Total Cost shall be based upon the Future Development’s Frontage to the Capehart Road Improvements and the 192nd Street (Segment 2) Improvements. Notwithstanding the foregoing, if the development of the Future Development is completed in phases, City shall require said applicant(s) to reimburse County, or enter into an agreement with County, in the same proportion as the phases’ percentage of total development. City does not guarantee any reimbursement to County for said improvements.
10. Timing of Work. It is the mutual desire and intention of the Parties that the 192nd Street/Capehart Road Improvements shall be commenced as soon as reasonably practical. Accordingly, the Parties hereby agree to cooperate with each other and make reasonable, good faith efforts to perform their obligations hereunder in a timely manner in accordance with the estimated project schedule set out below:
  - a. Design Phase: complete within 6 months from the date of execution of this Agreement or by August 1, 2026, whichever is earlier.
  - b. Permitting and ROW Acquisition Phase: complete 60 days after Design Phase completion or by October 1, 2026, whichever is earlier.
  - c. Bidding Phase: bid letting by October 31, 2026.
  - d. Construction Phase: start Winter/Spring 2027 and finish Fall 2027.
11. Land Acquisition and Utility Relocation. The County shall be responsible for and secure all easements, right-of-way, or right-of-entry necessary for the grading and construction of the

192nd Street/Capehart Road Improvements. Prior to or during the construction of the 192nd Street/Capehart Road Improvements, as a condition of City's approval of any new single family residential or commercial building permit, or adoption of any zoning change, or release for recording of any plat or replatting or reconfiguration of any Future Development, City shall cause any Future Developer to dedicate to the public, at no expense to the County, any right-of-way or easements located within or adjacent to the 192nd Street/Capehart Road Improvements that are required for the grading and construction of said improvements. The cost for all right-of-way, right-of-entry or easement acquisitions, including any eminent domain proceedings, shall be allocated and paid in the same proportion as the construction costs in accordance with Section 8. Right-of-way/easement acquisition costs include, but are not limited to, litigation incurred by the County in order to obtain a condemnation appraisal award from the Sarpy County Court, attorney's fees, appraiser's fees, expert's fees, and court costs. In the event the condemnee appeals such condemnation award, the Parties agree to proportionally pay all costs of such appeal to any court, including, but not limited to, the court's condemnation award, interest, expert's fees, appraisal fees, and court costs consistent with Section 8. The County shall immediately notify the City of any eminent domain/condemnation or appeal proceedings related to land acquisition. The County will be responsible for the coordination of any utility relocation that may be necessary to perform the grading and construction of the 192nd Street/Capehart Road Improvements in accordance with the Preliminary Roadway Improvement Plan. Such related utility relocation costs shall be proportionally split between the Parties in accordance with Section 8

12. Traffic Signalization. When signalization is required at the intersection of 192nd Street and Schram Road, City shall pay for 100% of the Total Actual Cost of any traffic signalization and may seek reimbursement from other entities or Future Developers as needed. Notwithstanding any other provision herein, County shall not have any obligation to contribute to the cost of the traffic signalization.
13. Records. County shall maintain records of all construction and other costs incurred in connection with the 192nd Street/Capehart Road Improvements, and the City shall have the right to audit and review such records at any time to assure that such records are accurate.
14. Duration. This Agreement shall continue until such time as the obligations of the Parties under this Agreement have been completed, unless this Agreement is terminated sooner by the written agreement of all Parties hereto.
15. Appointment of Administrators. County shall be the Lead Agency for this Agreement. The County Engineer and Engineering Contractor shall administer this Agreement on behalf of the County. The City Engineer shall administer this Agreement on behalf of the City. The Parties agree to attend and have an Engineering Contractor representative attend all regularly scheduled design and construction meetings relating to the 192nd Street/Capehart Road Improvements.

16. Nondiscrimination Clause. In accordance with the Nebraska Fair Employment Practice Act, Neb. Rev. Stat. 48-1122, each Party agrees that it nor any of its subcontractors or agents shall discriminate against any employee, or applicant for employment to be employed in the performance of this Agreement, with respect to hire, tenure, terms, conditions, or privileges of employment because of the race, color, religion, sex, disability, or national origin of the employee or applicant.
17. Drug Free Policy. Each Party hereto represents and warrants to the other that it has established and maintains a drug free workplace policy.
18. Choice of Law. This Agreement shall be governed in all respects by the laws of the State of Nebraska and the venue for any litigation with respect hereto shall be in the courts of Sarpy County, Nebraska.
19. Entire Agreement. This instrument contains the entire agreement of the Parties and shall be binding upon the successors and assigns of the respective Parties. No amendments, deletions or additions shall be made to this Agreement except in writing signed by all Parties.
20. Severability. In the event any portion of this Agreement may be held invalid or unenforceable for any reason, it is agreed that any invalidity or unenforceability shall not affect the remainder of this Agreement and the remaining provisions shall remain in full force and effect, and any court of competent jurisdiction may so modify any objectionable provision of this Agreement so as to render it valid and enforceable.
21. New Employee Work Eligibility Status. The Parties agree to comply with the residency verification requirements of Neb. Rev. Stat. §4-108 through §4-114. The Parties are required and hereby agree to use a federal immigration verification system to determine the work eligibility status of new employees physically performing services within the State of Nebraska. A federal immigration verification system means the electronic verification of the work authorization program authorized by the Illegal Immigration Reform and immigrant Responsibility Act of 1996, 8 U.S.C. 1324a, known as the E-Verify Program, or an equivalent federal program designated by the United States Department of Homeland Security or other federal agency authorized to verify the work eligibility status of a newly hired employee.
22. Conflict of Interest. The Parties warrant to each other that they have not employed nor retained any company or person, other than a bona fide employee working solely for the Parties to this Agreement to solicit or secure this Agreement, and that they have not paid or agreed to pay any company or person other than a bona fide employee working solely for the Parties, any fee, commissions, percentage, brokerage fees, gifts or other consideration, contingent upon or resulting from the award or making of this Agreement.
23. Authority. Each Party hereto represents and covenants to the other that (i) it has all necessary right, power and authority to enter into this Agreement, and (ii) the execution and delivery of this Agreement and the performance and observance of all obligations and conditions to

be performed or observed by such Party have been duly authorized by all necessary action on behalf of such Party.

24. Headings. The section headings appearing in this Agreement are inserted only as a matter of convenience, and in no way define or limit the scope of any section.
25. Counterparts. This Agreement may be executed in counterparts, each of which will be deemed an original and all of which together will constitute one Agreement. The signature page of any counterpart may be detached therefrom without impairing the legal effect of the signature(s) thereon provided such signature page is attached to any other counterpart identical thereto.
26. Assignment. This Agreement shall be binding upon the Parties and their respective successors and assigns. The covenants, warranties and other obligations and benefits of this Agreement shall be binding upon and inure to the benefit of the Parties and their respective heirs, successors and assigns. The Parties agree that a Party's obligation to perform pursuant to this Agreement may only be released to the extent said obligation is assumed, by written agreement or by operation of law, by such respective heirs, personal representatives, successors and assigns.
27. Indemnification. Each Party agrees to release, indemnify and hold harmless ("Indemnifying Party") the other Party ("Indemnified Party") and said Indemnified Party's officers, officials, employees and agents, and each of them, from and against all liabilities, claims, costs and expenses whatsoever arising out of or resulting from the negligent acts or omissions of the Indemnifying Party, or the officers, officials, employees, agents or contractors of the Indemnifying Party related to or arising out of the terms and requirements of this Agreement.
28. Incorporation of Recitals. The recitals set out above are hereby incorporated within and made a part of this Agreement.
29. No Administrative Entity. There shall be no separate legal or administrative entity created to administer this Agreement and, therefore, no separate budget established for such an entity.

[Remainder of page intentionally left blank.]

[Signature page follows on next page.]

IN WITNESS WHEREOF, we, the contracting Parties, by our respective duly authorized agents, hereby enter into this Agreement, effective on the day and year affixed hereon. Executed on the dates indicated with the signatures below.

Executed by the County of Sarpy, Nebraska, this 31 day of March, 2026.

COUNTY SARPY, NEBRASKA

By: *David R Kelly*  
Chairman

ATTEST: 

*Amber K. Houghtaling*  
County Clerk

~~APPROVED AS TO FORM:~~

By: \_\_\_\_\_  
~~Deputy County Attorney~~

Executed by the City of Gretna, Nebraska, this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

CITY OF GRETNA

By: \_\_\_\_\_  
Mayor Michael D. Evans

ATTEST: \_\_\_\_\_  
City Clerk Tammy Tisdall

**EXHIBIT A**

# 192nd Street / Capehart Road Improvements

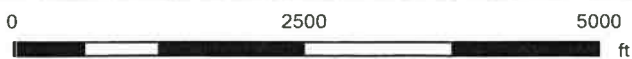


## Notes

-  Existing paved lanes adjacent to improvements
-  Planned improvements



EXHIBIT A



Map Scale 1: 25000



This product is for informational purposes and may not have been prepared for, or be suitable for legal, engineering, or surveying purposes. Users of this information should review or consult the source records and information sources to ascertain the usability of the information.



# AGENDA ITEM REQUEST 26-081

## Board Meetings - Mar 31 2026

### Resolution

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#### ITEM DESCRIPTION

Interlocal Cooperation Agreement with the City of Gretna for the 192nd Street and Capehart Road Improvements

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#### SPEAKER

Scott Bovick, Deputy Administrator

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#### SUMMARY AND BACKGROUND

The Nebraska Department of Transportation (NDOT) is constructing a new interchange at 192nd Street and Capehart Road, with completion anticipated in early 2028. The County, Gretna, and other partners have been working with NDOT on plans to connect the local road system into the new interchange.

This agreement with the City of Gretna is to improve the roads northwest of the new I-80 Interchange. The project will improve Capehart Road to three lanes from 204th Street to the limits of the NDOT construction near 192nd Street, and improve 192nd Street to four lanes with center turn lane/median from the limits of the NDOT construction near Capehart Road north to Highway 370.

The segment of 192nd Street from Capehart Road to Schram Road is in Gretna city limits. The County will be the lead agency for this project and Gretna will reimburse the County for the costs City's share of costs as described in the agreement.

The estimated total cost of these improvements is \$22,500,000. The City and the County will receive reimbursements from current and future developments along these road corridors.

The County and Gretna have agreed to hire Lamp Rynearson to design the improvements in order to complete design so the project can be bid in Fall 2026 and constructed in 2027 to match NDOT's timeline for completion of the interchange.

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#### STAFF RECOMMENDATION

Staff recommends approval

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#### DOCUMENT REVIEWED BY:

Nicole Spitzenberger, Deputy County Attorney

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#### FISCAL IMPACT

Fiscal Year

N/A

**Total County cost of project:**

\$0.00

**Is Item in current year budget?**

Yes  No

**If so, what line item (Department & Object)?**

N/A - No cost to Sarpy County

**Does this item commit the County to future expenses beyond this amount?**

Yes  No

**Email Address(s):**

purchasing@sarpy.gov  
engineering@sarpy.gov  
mgansemer@sarpy.gov

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**ATTACHMENTS**

[Resolution 2026-074 - 192nd St and Capehart Rd Improvements - Pdf](#)  
[26-03-17 ICA Gretna County 192 ST Capehart Rd Interchange Execution](#)

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**Submitted by:** Dan Huse, Purchaser



## APPLICATION FOR A CITY OF GRETNA BOARD APPOINTMENT

DATE 4/01/26

WHICH BOARD WOULD YOU WANT TO BE A MEMBER (Please check a box)

- Planning Commission
- Board of Adjustment
- Library Board
- Arbor Society

NAME Randy R. Lyons

ADDRESS 17437 Riviera Dr.  
Omaha, NE 68136

TELEPHONE NUMBER (402) 690-3774

EMAIL ADDRESS [randyl@eggersconsulting.com](mailto:randyl@eggersconsulting.com)

WHY ARE YOU INTERESTED IN SERVING ON THIS BOARD:

I am always interested in opportunities to stay involved in the community and give back for all the Gretna community has given us over the years. We have lived in or around the Gretna community for 35 years. It has been a great community to raise our family and develop friendships.

PLEASE GIVE US A SHORT BACKGROUND ABOUT YOURSELF. YOU MAY ATTACH A RESUME IF DESIRED.

Small town kid, graduated from UNL with a Journalism degree in '88. Worked for the World-Herald in Advertising sales for 7 years after college and following that, sold voice and Data communications for WorldCom for 3 years.

Joined EGGers Consulting Company as an Executive Banking Recruiter in 1997 and have been here for almost 28 years. We purchased the company 12 years ago and continue to operate it.

REFERENCES:

Ellen Hembertt – Business partner (402) 658-9165 [ellenh@eggersconsulting.com](mailto:ellenh@eggersconsulting.com)

Stacy Applegate – CPA /Accountant (402) 709-0456 [stacyapp@hotmail.com](mailto:stacyapp@hotmail.com)



Agenda Item: 7C

Title of Agenda Item: Peterson Park Water Feature Design

Date: April 7, 2026

Submitted by: Paula J. Dennison, AICP

## STAFF REPORT FOR CITY COUNCIL AGENDA ITEM

**Summary:** With the removal of the old municipal pool and a need to have a water feature replace it, and agreement was approved by Council for Confluence to prepare a design. After many conversations with the team and adjustments to features, a design is presented for Council review and approval.

The internal team consisted of: Lauren Liebenritt, Tori Schuetz, DeAnna Whittemore, Reggie Wortman, and Paula J. Dennison. Also included in design conversations is Randy Sump, Challenge Grant Match donor.

Confluence will make any needed adjustments to the overall plan as well as to the Phase 1 scope. Phase 1 consists primarily of the water feature play area, sidewalks, restrooms, and seating wall. The cost of Phase 1 is estimated at \$876,337.85 which includes all contingencies and construction costs.

**Recommendation:** Approve the Peterson Park Water Feature overall design and Phase 1 scope as recommended.

# Concept Plan - Phase 1



# Concept Render 1



View looking toward the splashpad area



Key Plan

# Concept Render 2



View looking toward the splashpad area



Key Plan

# Concept Render 3



Aerial View



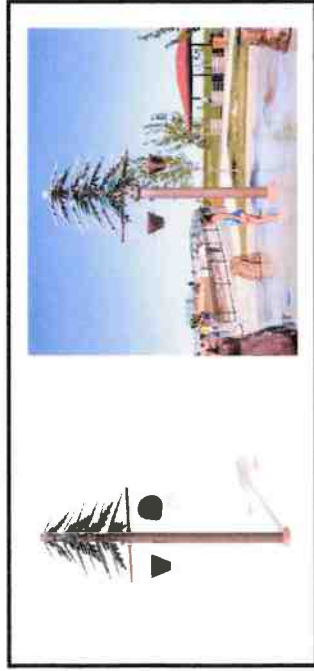
Key Plan

# Concept Plan - Enlarged Area



# Concept Plan - Furniture & Play Equipment Precedents

PHASE 1



Tree Bucket Shower



Concrete Seating



Stone pillar spray



Stone cluster spray



Ground spray



Ground spray

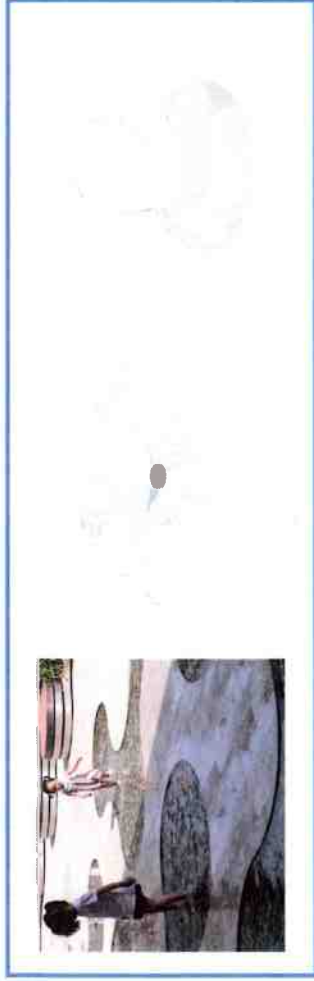


CONFLUENCE

PETERSON PARK, GRETNA

# Concept Plan - Furniture & Play Equipment Precedents

PHASE 1



Water Play Puddle

Ground Spray in Water Puddle



Stone Boulder Spray

PHASE 2



6-seater table



5-seater table (ADA)



Fabric shade structure with picnic table



CONFLUENCE

# Concept Plan - Landscape Beds

## PLANT TYPES



Switchgrass



Prairie drop seed



Blue Flag iris



Little Bluestem



Cardinal Flower



Fox Sedge



Great Blue Lobelia



Tussock Sedge



Sideoats Grama Grass



Red Twig Dogwood



Fragrant Sumac



Lead Plant



# Concept Plan - Tree Planting

## TREE TYPES



Serviceberry



American Hornbeam



Ironwood



CONFLUENCE

PETERSON PARK, GRETTA



Agenda Item: 7D

Title of Agenda Item: Supplemental Professional Services –  
Peterson Park Water Feature

Date: April 7, 2026

Submitted by: Paula J. Dennison, AICP

### STAFF REPORT FOR CITY COUNCIL AGENDA ITEM

**Summary:** In August of 2025, the City Council approved an agreement with Confluence for design of the water feature at Peterson Park. With the design in the final stages of adjustment, Confluence provided a Supplemental Professional Services Agreement for completion of the project which incorporates:

- Design Development & Construction Documentation (April through early June)
- Bidding & Award Services (June)
- Construction Administration (August through mid-December)

The cost of these services is proposed at \$91,215 and has the project completed this year and ready for use beginning late Spring of 2027. Confluence provided the additional scope of work for their sub-consultants as an attachment to the agreement.

**Recommendation:** Approve the Supplemental Professional Services Agreement with Confluence at a cost not to exceed \$91,215.

March 27, 2026

Paula Dennison, City Administrator  
City of Gretna  
204 N. McKenna Ave; PO Box 69  
Gretna, NE 68028  
[Paula@cityofgretna.com](mailto:Paula@cityofgretna.com)  
402-332-3336 x1204

**RE: Peterson Park Construction Documents, Gretna, NE, 25319-01  
Supplemental Professional Services Agreement #01**

Ms. Paula Dennison:

We are pleased to submit this supplemental professional Services agreement for Landscape Architectural Services as provided herein and in accordance with the agreement dated August 14, 2025. Please return one copy of the executed supplemental Services agreement to Confluence.

This add service provides professional design services for a new splash pad with natural features, associated landscape beds, concrete walkways, and a concrete seat wall. The scope also includes ADA improvements to the adjacent parking lot and the design of a new approximately 300 square foot restroom building with an integrated mechanical room for the splash pad water feature system and irrigation controls. Modifications to the irrigation design will be completed by others.

## **Section 1: Supplemental Scope of Services**

The following services outline the transition from the approved Phase 1 Master Plan into a comprehensive Construction Documentation (CD) package, including bidding support and Construction Administration (CA).

- 1.1 Design Development & Construction Documentation (DD/CD)
  - 1.1.1 Technical Refinement: Transition the approved master plan into a detailed Design Development (DD) set, establishing material standards, grading, and systems integration.
  - 1.1.2 Progress Plotting: Internal and client-facing progress reviews to ensure design intent is maintained during technical detailing.
  - 1.1.3 Quality Assurance (QA/QC): A formal 90% check set review process to identify and resolve coordination issues prior to final issuance.
  - 1.1.4 Final CD Production: Preparation of a 100% Construction Document set, including all necessary plans, details, and specifications required for bidding and construction.
- 1.2 Bidding & Award Services
  - 1.2.1 Bid Support: Assistance during the competitive bidding process, including responding to contractor Requests for Information (RFIs) and issuing necessary addenda.

- 1.2.2 Bid Evaluation: Review of submitted bids for alignment with the project scope and budget.
- 1.3 Construction Administration (CA)
  - 1.3.1 Construction Oversight: Professional oversight during the 14-week construction duration to ensure adherence to the contract documents.
  - 1.3.2 Submittal Review: Review of shop drawings, product data, and material samples.
  - 1.3.3 Project Closeout: Final site observation, punch-list generation, and verification of system startup and winterization procedures.
- 1.4 **Project Schedule & Milestones.** All client checkpoints and meetings are assumed to be held virtually. The project schedule for the Additional Services assumes issuance of the Notice to Proceed (NTP) in accordance with the agreed timeline. Any delay in the issuance of the NTP shall automatically extend the project schedule by a period equal to the delay.
  - 1.4.1 Design & Documentation Phase
    - March 23 – April 24: 100% Design Development (5 Weeks)
    - April 24: 100% DD due.
    - April 28: Client Progress Meeting (Virtual)
    - April 29 – June 5: 100% Construction Documents Production (6 Weeks)
    - May 22: 90% QA/QC Check Set issued to Client
    - May 28: Final Client Comments due to Design Team
    - June 5 (Noon): 100% CDs sent to Confluence
    - June 7: 100% CDs sent to Client for bid.
  - 1.4.2 Bidding Phase (3+ weeks)
    - June 8, 2026: Project Bid Date
    - July 1, 2026: Bid Opening
  - 1.4.3 Construction Phase (14 weeks)
    - August 3, 2026: Construction Start
    - November 13, 2026: Substantial Completion (Includes Startup + Winterization)
    - December 15, 2026: Final Completion

## Section 2: Assumptions and Exclusions

To ensure a clear understanding of the project boundaries and responsibilities, the following assumptions and exclusions apply to this scope of service:

- 2.1 Utility Infrastructure
  - 2.1.1 Electrical Power: It is assumed that 120 VAC power exists and is available at the site with sufficient capacity for the proposed improvements.
  - 2.1.2 Water Source: The water tap previously utilized for the swimming pool will be reused for the new splash pad. No new water service taps or main extensions are included in this scope.
  - 2.1.3 Sanitary Sewer: The sanitary sewer previously utilized for the swimming pool will be reused for the splash pad. It is assumed this infrastructure is in good working condition.
  - 2.1.4 City Coordination: The City will provide all specific requirements and standards for connecting new equipment to the existing utility infrastructure.
  - 2.1.5 Irrigation repair + reconnection: by others.

## 2.2 Bidding & Procurement Administration

2.2.1 Front-End Documents: The bidding phase will utilize the City's standard front-end documents and contracting templates.

2.2.2 Bid Management: The City will be responsible for the public posting of bid documents, managing the bidding portal, and the formal intake of contractor questions.

2.2.3 Document Distribution: The City will be responsible for the physical or digital distribution of all bid sets and the formal uploading/issuance of addenda to the public bidding site.

## 2.3 General Exclusions

2.3.1 Detailed survey or geotechnical investigations (unless specifically requested as an additional service).

2.3.2 Permit fees or application fees required by jurisdictional agencies.

2.3.3 Design of off-site utility extensions or significant upgrades to existing municipal main lines.

**Section 3: Compensation**

3.1 Compensation for the Supplemental Scope of Services described in section 1 shall be the Stipulated Sum of \$89,320.00 plus Reimbursable Expenses. The Compensation breaks out as follows:

Confluence Design:	\$28,680.00
Confluence Bidding :	\$ 4,840.00
Confluence CA :	\$12,600.00
Verdantas Design :	\$17,500.00
Verdantas CA :	\$ 3,200.00
Verdantas (optional):	\$ 5,000.00
Schemmer Design :	\$15,000.00
Schemmer Bidding :	\$ 1,250.00
<u>Schemmer CA :</u>	<u>\$ 1,250.00</u>
Total labor:	\$89,320.00
Reimbursables:	\$ 1,895.00
Total fee:	\$91,215.00

**Offered by:**

Confluence, Inc.

  
\_\_\_\_\_  
Signature & Date

03-27-2026

Caitlin Bolte, Principal

\_\_\_\_\_  
Printed Name & Title

**Accepted By:**

City of Gretna

\_\_\_\_\_  
Signature & Date

\_\_\_\_\_  
Printed Name & Title

Confluence  
1111 N 13<sup>th</sup> Street, Suite 203  
Omaha, Nebraska 68102

Attachments: Verdantas-Peterson Park Water Feature Mechanical\_2026-03-16.pdf  
011318001 Schemmer Letter Agreement.pdf  
Phase 1.pdf

# Concept Plan - Phase 1



- Boulders
- Water Play
- Tree Bucket Shower
- Boulder Sprays

- Concrete Pathway
- Concrete Seat Wall
- Ground Sprays
- Integrally Colored Concrete Walk
- 2 Unisex Restroom Stalls + Mechanical Room to house water feature system + irrigation controls

Scale 1:10  
 0' 5' 10' 20' 40'  
 NORTH



300 Boardwalk Dr., Unit 4B  
Fort Collins, CO 80525  
970-229-9668

March 16, 2026

Caitlin Bolte, PLA, ASLA  
**Confluence**  
1111 N 13<sup>th</sup> St. Suite 203  
Omaha, NE 68102  
Email: [cbolte@thinkconfluence.com](mailto:cbolte@thinkconfluence.com)  
Phone: 402-973-9908 x602

**RE: PETERSON PARK WATER FEATURE MECHANICAL SYSTEM ENGINEERING**

Caitlin:

We are pleased to submit this Water Feature and Splash Pad Mechanical System Engineering Services Proposal/Agreement for Peterson Park in Gretna, NE. Our proposal is based on the concept plan you provided and our conversations.

The defined Scope of Work to be performed and our proposed Fees to be charged are described in Exhibits A and B, respectively, followed by the Terms and Conditions under which we are available to proceed.

If you wish to contract our services, please return this Agreement, signed by an authorized representative.

When we receive the executed Agreement from you, we will confer with you about the schedule. Our ability to meet the agreed upon schedule is dependent on timely receipt of the information noted in our proposal. Please note that our fee is subject to review if this agreement is not executed within 90 days.

Please contact us with any questions you may have. We look forward to our work with you.

Respectfully submitted,

A handwritten signature in blue ink that reads "Jason Klausner".

Jason Klausner, PE  
Senior Engineer

A handwritten signature in blue ink that reads "Robert W. Beccard".

Robert W Beccard, PE  
Senior Consultant



## EXHIBIT A: SCOPE-OF-WORK

We propose to provide the following mechanical system engineering services:

### **TASK 1.0: Water Feature Mechanical System**

- Description: Provide mechanical system construction documents for the spray pad, water play and tree shower including layout drawings, installation details, and specifications for a pass through water system. Water for the system will come from the existing water tap previously used for the swimming pool.
- Prepare calculations and memorandum of the flow for system operation.
- Coordinate with City representatives for size and connection of water source and connection to sanitary sewer manhole.
- Coordinate layout with Landscape Architect. Coordinate locations of booster pump (if needed), control cabinet(s), selection and location of spray pad nozzles, supply and return pipe, etc. with the site layout.
- Coordinate electrical power supply to pump system with Electrical Engineer.
- Describe connections to potable water service and sanitary sewer as required by the City. Sizes of the existing water service and connection to the sanitary sewer to be provided by the City or others.
- Prepare layout of mechanical system. Layout to show location and arrangement of booster pump (if needed), water sump (if needed), make-up water supply and controls, water treatment system (if needed), supply and return pipe routing, splash pad nozzles, water play area make-up water, tree shower connection, grounding, and electrical power requirements. Develop a diagrammatic plan of the splash pad piping system including supply and return piping, return/floor drain(s), control valve(s), vault(s), and automatic water level controls. Develop a diagrammatic plan of the splash pad control system. Elevations to be based on splash pad drawings.
- Develop installation details for the fabrication, assembly, piping, and installation of specialized equipment assemblies including the tree shower and stone pillar spray.
- Develop installation details for the installation of nozzles, grates and/or frames, and piping assemblies in splash pad. Waterproofing, finish, and structural materials of splash pad to be specified by the Landscape Architect or others.
- Prepare specifications for the piping, pump system, water treatment system, and mechanical components.
- Prepare an opinion of probable construction cost based on the construction documents.
- Submit layout plans, specifications, and installation details for Client review at 60%, 90% and 100% complete.
- Participate in Design Team teleconference calls as needed.
- Participate in teleconference calls after the 60% and 90% submittals.

### **TASK 2.0: Construction Period Services**

- Respond to contractor questions during the bidding process.
- Review contractor equipment submittals. A total of three (3) submittals is assumed.
- Respond to contractor RFIs during construction.
- Review contractor record drawings.
- Optional Service: Attend a final walkthrough/operational test site visit at the completion of construction. The contractor will operate the mechanical system to demonstrate that it meets the intent of the design. Prepare a site visit report with punch list. This service will be provided if requested by the Client or Owner.



**ASSUMPTIONS**

It has been assumed that the following information/services are to be supplied by others:

- Accurate and finalized computerized base information compatible in .DWG format containing hardscape layout, building locations, grading, water source, and sanitary sewer connections, etc.
- Finalized splash pad layout and plans.
- Power to water feature controller, booster pump, splash pad mechanical equipment to be provided by Team Electrical Engineer. It is assumed that 120 VAC power exists at the site.
- Water tap previously used for a swimming pool will be reused for the splash pad is existing. The connection to the water service is a pipe stub. A new water meter is not required.
- Sanitary sewer previously used for a swimming pool will be reused for the splash pad is existing. City to provide the requirements for connecting to the existing manhole.
- Landscape Architect will provide manufacturer and model number of spray ground accessories, i.e., spray tree, rocks, etc. for coordination purposes.

**SERVICES NOT INCLUDED**

- Site visits or on-site coordination meetings
- Electrical engineering, "one-line," or panel board schedules
- Preparation of record drawings

**EXHIBIT B: FEES**

We propose the following fees for the scope-of-work defined above. Task 1.0 will be provided on a lump sum basis. Task 2 will be provided on a time and expense (T&E) basis.

<b>Task 1.0: Water Feature Mechanical System Construction Documents .....</b>	<b>\$ 17,500</b>
<b>Task 2.0: Construction Period Services .....</b>	<b>\$ 3,200</b>
<b>Task 2.0: Optional – Final Walkthrough/Operational Test Site Visit.....</b>	<b>\$ 5,000</b>
<hr/>	
<b>TOTAL FEES (including expenses) .....</b>	<b>\$ 25,700</b>



## ATTACHMENT

► Peterson Park Water Feature  
March 16, 2026

### TERMS AND CONDITIONS

1. **Definitions.** As used in this Agreement, the following definitions apply:
  - 1.1. **"Agreement"** means these General Terms and Conditions, any Proposal accepted or authorized by Client, and any Task Order amendments or supplements thereto and executed by both Parties.
  - 1.2. **"Claims"** means any and all liabilities, claims, suits, losses, damages, fines, penalties, and costs, including reasonable attorney's fees and other legal fees and related legal expenses.
  - 1.3. **"Proposal"** means a document prepared by Consultant by which Consultant offers to perform specific Services for or on behalf of Client. The Proposal shall describe the scope of Services offered and provide an estimated budget for the Services. The Proposal may also include a proposed project schedule and related details regarding the Services.
  - 1.4. **"Services"** means the work performed or to be performed by Consultant pursuant to an accepted Proposal and executed Task Order and includes all Consultant work product.
  - 1.5. **"Site"** means any site upon which or in relation to which Services may be performed.
  - 1.6. **"Task Order"** means a document by which Client authorizes Consultant to provide specific Services as set forth in a Proposal. The term Task Order may refer to a Work Order, Purchase Order, Requisition for Services, Authorization, Notice to Proceed, or other equivalent document.
  - 1.7. **"Project"** means the reasonably related Services and tasks outlined in the applicable accepted Proposal(s) or executed Task Order(s), and relevant amendments thereto, and encompasses all activities, deliverables, objectives, and milestones that the Consultant is contracted to complete within the agreed-upon timeframe and budget.
2. **Project Authorization and Contract Documents.**
  - 2.1. During the Term of this Agreement, Client may periodically request Consultant to provide Proposals to perform professional Services for or on behalf of Client. In response to each such request, Consultant shall prepare a Proposal that integrates this Agreement and describes the proposed Scope of Services and associated fees and submit the Proposal to Client for its consideration. Depending on the Services to be offered, the Proposal may contain supplementary terms that modify the terms and conditions set forth in this Agreement. If the Proposal is acceptable to Client, Client may authorize Consultant to proceed with the Project by executing the Proposal and returning it to Consultant. Alternatively, Client may authorize the Project or a mutually-acceptable portion thereof, by Client preparing, or requesting Consultant prepare, a Task Order, as defined herein, for execution.
  - 2.2. For any specific Project, in the event of an inconsistency between the terms of this Agreement and the terms of Consultant's Proposal or the terms of a Task Order, the terms and/or conditions of the document most recently executed by both Parties shall control.
  - 2.3. Unless expressly stated otherwise in a Proposal, the fees, costs, and schedules in the Proposal constitute Consultant's estimated costs and estimated schedule for the Services. These estimates are not guaranteed. Consultant shall inform Client if it determines at any time that a material change to the nature, time, cost, or extent of Services is required or advisable. No material change will be made without Client's consent except pursuant to Section 13, below.
  - 2.4. The Services for specific projects may be revised as agreed upon by the Client and Consultant which may, depending on the revision and its timing, be set forth in a Task Order incorporating the scope and cost of the revised or additional work. The new, revised, or amended Task Order shall be effective upon execution by both Consultant and Client.
3. **Term and Effective Date.** The Agreement shall be effective the date it has been signed by both Parties and shall continue in force and effect for a period of three (3) years or until (i) all Task Orders have been completed and all Consultant's invoices have been paid in full, whichever is longer; (ii) the Agreement is terminated by either Party; or (iii) the Agreement has been modified, or the Term has been extended, by a writing executed by both Parties.
4. **Force Majeure.**
  - 4.1. Consultant's fees, costs, and schedule are subject to equitable adjustments, up to and including termination of the Agreement, for delays caused by occurrences or circumstances beyond Consultant's reasonable control, such as fires, floods, earthquakes, strikes, riots, war, terrorism, threat of terrorism, acts of God, acts or regulations of a governmental agency, emergency, security measures or other circumstances, including, without limitation, unusual weather conditions ("**Force Majeure**").



4.2. If Consultant determines in its sole discretion, based on circumstances surrounding a Force Majeure event and its effect on the Services, that the health or safety of its personnel or its subcontractors' personnel is or may be at risk, Consultant shall have the right to temporarily cease providing its Services, and after consultation with Client and obtaining Client's approval, to take such measure as Consultant deems necessary to protect personnel, the environment, or property, at Client's expense.

## 5. Hazardous Substances; Reporting Obligations; General Risks.

### 5.1. *Unanticipated Hazardous Substances.*

A. Hazardous substances may exist at a site where there is no reason to believe that they are present ("**Unanticipated Hazardous Substances**"). The Parties agree that the discovery of Unanticipated Hazardous Substances constitutes a changed condition and may require a renegotiation of the Scope of Services, an adjustment of the schedule or estimated costs, or termination of the Task Order. Consultant shall notify Client as soon as practicable should Unanticipated Hazardous Substances be encountered.

B. Client waives any claim against Consultant and agrees to defend, indemnify, and hold Consultant harmless from any Claim for injury or loss arising from Consultant's discovery of, or responses to, Unanticipated Hazardous Substances.

C. In the event that samples or materials are collected as part of the Services, and the samples or materials contain hazardous substances or constitute hazardous waste, as defined by federal, state, or local statutes, regulations, ordinances or related requirements, Consultant will, after completion of testing, (i) return such samples and materials to the Client, or (ii) using a hazardous waste or hazardous materials manifest signed by Client as generator, have such samples and materials transported to a location selected by Client for final disposal. Client agrees to pay the costs associated with the storage, transport, and disposal of such samples and materials. Client hereby assumes all potential liability as generator of the waste, including liability under CERCLA for arranging for the disposal of the hazardous substances.

### 5.2. *Reporting Immediate Threats.*

A. In accordance with individual states' general laws and regulations (collectively "**State Programs**"), the performance of the Services under the Agreement may require Consultant to act as a state-certified or registered professional with certain professional obligations owed to the public, including, in some instances, an independent duty to report the existence of certain environmental conditions, discharges or threats of releases or circumstances that in Consultant's professional judgment pose an imminent threat to public health or the environment ("**Immediate Threat**"). Consultant will report any such Immediate Threats it discovers and its assessment of the significance of the Immediate Threat to the Client so that the Client can report to the proper regulatory authorities.

B. If the Client fails to promptly report an Immediate Threat to the proper authorities as required by law, Consultant shall inform Client that it reasonably believes that Consultant has an independent legal or ethical responsibility to do so, citing the regulatory or ethical requirement in writing. If the Client still fails to report the Immediate Threat, Consultant may report such to the authorities. Client agrees that Consultant shall not incur liability for making any such disclosures or reports.

C. Client acknowledges that Consultant's obligations under the State Programs may conflict with the interests of the Client. The Client agrees that Consultant shall be immune from all civil liability resulting from any actual or alleged conflict between the interests of the Client and the requirements of the State Programs. The obligations of this paragraph shall extend also to any federal obligations imposed upon Consultant in connection with the Services.

5.3. *General Risks.* Client recognizes that special risks exist and "guarantees" cannot be expected under the Agreement, specifically in Consultant's determinations regarding the composition of a site's subsurface including the existence or non-existence of hazardous or regulated substances Consultant cannot eliminate these risks or guarantee any particular result. Client acknowledges that an increased scope of investigation may reduce, but not eliminate risk. The passage of time also affects the information presented in the report. Consultant opinions are based upon the scope of Services performed and the information and observed site conditions that existed at the time Consultant's opinions were formulated.

## ATTACHMENT

► Peterson Park Water Feature  
March 16, 2026

5.4. *Waste Containment.* If hazardous or toxic waste, hazardous materials, hazardous chemicals or compounds, or hazardous substances, or waste regulated by local, state, provincial or federal law, including, without limitation, any sampling materials such as drill cuttings and fluids or asbestos (“**Waste**”) are encountered by Consultant, Consultant shall have the option, but not the obligation, to appropriately containerize the Waste and either (i) leave the containerized Waste on Site for proper disposal by Client or (ii) using a manifest signed by Client as generator, assist Client with transportation of the Waste to a location selected by Client for disposal. Client acknowledges that at no time does Consultant assume authority over the transportation or disposal of, or title to, or the risk of loss associated with, the Waste. Client agrees to indemnify and defend Consultant Indemnitees from any and all Claims (including, without limitation, any liability derived from any local, state, provincial or federal law) in any way related to Consultant’s assistance with the storage, transportation, or disposal of the Waste, except to the extent such Claims result from Consultant’s gross negligence or willful misconduct.

### 6. Labor Rates.

6.1. For Services charged on a time-and-material or cost-reimbursable basis, labor, costs, and expenses will be billed to Client as indicated in the Proposal or Task Order.

6.2. All labor rates are subject to periodic adjustment by Consultant. If labor rates are not stated in the Proposal, Consultant’s standard labor rates in effect at the time Services are performed shall apply.

6.3. If Services covered by the Proposal are subject to taxes or fees (except income taxes), such costs will be charged to and reimbursed by Client. A handling and administrative charge of 15% will be added to all subcontractor or subconsultant expenses.

### 7. Invoices and Payment.

7.1. Services shall be invoiced monthly, or as otherwise set forth in the Proposal or Task Order. Unless otherwise agreed in writing, invoices will be payable within thirty (30) days of receipt by the Client. If the Client objects to any portion of an invoice, the Client shall notify Consultant in writing within seven (7) business days from the date of receipt of the invoice, and shall state the reasons for the objection, and timely pay the portion of the invoice that is not in dispute. The Parties shall work together in good faith to settle the disputed portion of any invoice. If any billing and payment dispute cannot be resolved within thirty (30) days of Consultant’s receipt of written notice thereof, Consultant may pursue all legal and equitable remedies under applicable law in a court of competent jurisdiction.

7.2. Consultant may furnish opinions of probable cost, financial evaluations, feasibility studies, economic analyses of alternate solutions, and utilitarian considerations of operations and maintenance costs (collectively, “**Opinions of Probable Cost**”). Opinions of Probable Cost prepared by Consultant hereunder will be made on the basis of Consultant’s experience and qualifications and will represent Consultant’s judgment as an experienced and qualified design professional. Consultant does not represent, warrant, or guarantee the accuracy of such estimates and shall not be liable should actual costs differ from issued Opinions of Probable Cost.

7.3. Invoiced charges not paid within the time periods set forth in Section 7.1, shall be deemed delinquent and accrue interest at a rate of one and one-half percent (1.5%) per month, or the maximum amount allowed by applicable law, whichever is less. Late payments shall be first applied to accrued interest and then to unpaid principal. Interest charges will not apply to any disputed portion of an invoice, to the extent the dispute is resolved in favor of the Client.

### 8. Termination.

8.1. Either Party may terminate the Agreement for cause by written notice to the other Party (i) upon breach by the other Party of a material obligation under the Agreement, (ii) if the other Party goes into bankruptcy, is liquidated or is otherwise unable to pay its debts as they become due, or (iii) if the other Party resolves to appoint or has appointed for it an administrator, receiver or other similar officer affecting the Party’s business, property or assets in a manner that affects or could affect the Party’s ability to pay its debts as they become due or its ability to fulfill its obligations under this Agreement or a contract integrating this Agreement.

8.2. If the Agreement is terminated by either Party for cause, Consultant shall cease provision of Services. Any termination for cause will be effective only if the terminated Party is given (a) at least 10 calendar days’ written notice of termination, (b) opportunity to consult with the terminating Party before the termination date, and (c) reasonable opportunity to cure the breach. The foregoing notwithstanding, if Client fails to pay any invoice within 10 business days of its due date, Consultant reserves the right to stop performance of the Services immediately upon notice to Client of its non-payment.

8.3. Client may terminate the Agreement for its convenience upon five (5) business days’ written notice to Consultant, in which event Client shall pay all fees and expenses for Services accrued as of the termination date and Consultant’s reasonable costs resulting from termination, including, without limitation, demobilization costs, as detailed in a final invoice.



ATTACHMENT

Peterson Park Water Feature  
March 16, 2026

9. Insurance.

9.1. During the term of this Agreement, Consultant shall, at its own expense, maintain and carry the insurance as set forth below. Consultant will furnish certificates of such insurance or policy declaration pages upon request.

TYPE	LIMITS
<b>Worker's Compensation</b>	Statutory Limit
<b>Employer's Liability</b>	
Bodily Injury by Accident	\$1,000,000
Bodily Injury by Disease	\$1,000,000 Each Employee
Bodily Injury by Disease	\$1,000,000 Policy Limit
<b>Commercial General Liability</b> including Contractual Liability, Broad Form Property Damage, and Completed Operations	\$1,000,000 (Combined Single Limit) \$2,000,000 (General Aggregate)
<b>Automobile Liability</b> , including Bodily Injury/Property for Owned, Hired, and Non-Owned Vehicles	\$1,000,000 (Combined Single Limit)
<b>Professional Liability (Errors and Omissions)</b>	\$5,000,000
Per Claim Aggregate	\$5,000,000
<b>Contractor's Pollution Liability Coverage</b>	\$5,000,000
Per Claim Aggregate	\$5,000,000
<b>Excess Liability (Umbrella Form)</b>	\$5,000,000

9.2. Upon written agreement of the Parties, Consultant may procure and maintain additional insurance coverage or increased policy limits at Client's expense.

10. Indemnification; Limitation of Liability.

10.1. Consultant shall indemnify Client, its affiliates and their respective directors, officers, and employees (individually, a "Client Indemnitee" and collectively, "Client Indemnitees") from and against Claims arising out of the Agreement, to the extent Claims are caused by the negligence, breach of contract, or willful misconduct of Consultant. The foregoing does not include Client's attorney's fees or other fees.

10.2. Client shall indemnify Consultant, its affiliates and their respective directors, officers, employees, and contractors (individually, an "Consultant Indemnitee" and collectively, "Consultant Indemnitees") from and against Claims arising out of the Agreement, to the extent Claims are caused by the negligence, breach of contract, or willful misconduct of Client. The foregoing does not include Consultant's attorney's fees or other fees.

10.3. No Consultant Indemnitee will be liable to a Client Indemnitee or any third party for the creation, existence or release of any type of hazardous or toxic waste, material, chemical, compound or substance, or any other type of environmental hazard, contamination or pollution, whether latent or patent, or the violation of any law or regulation relating thereto, existing at a Site prior to commencement of the Services ("Pre-Existing Condition"), and Client shall indemnify and defend Consultant Indemnitees from Claims sustained in connection with a Pre-Existing Condition except to the extent the Pre-Existing Condition is exacerbated by the negligence or willful misconduct of a Consultant Indemnitee.

10.4. Neither Party shall be liable to the other, including without limitation, insurers, for any lost, delayed, or diminished profits, revenues, business opportunities or production or for any incidental, collateral, special, indirect, punitive, exemplary, financial, consequential, or economic losses or damages of any kind or nature whatsoever, however caused regardless of whether the Client Indemnitee or Consultant Indemnitee, as applicable, knew or should have known of the possibility of such losses or damages.

10.5. In no event will a Consultant Indemnitee be liable to a Client Indemnitee or anyone claiming by, through or under it, including without limitation, insurers, for any amount in excess of two hundred fifty thousand dollars (\$250,000) in the aggregate. To the maximum amount permitted by law, Consultant shall have no liability if Client fails to initiate legal proceedings within twelve (12) months of the performance of the Services. Client releases Consultant Indemnitees from any damages sustained by Client in excess of the amount stated in this Section, and to the maximum extent permitted by law, from any claim that it is the subject of proceedings not initiated within the time period specified in this Section.

10.6. The provisions of this Section 10 will (i) apply to the fullest extent allowed by law, and (ii) survive the completion of Services and the expiration, cancellation, or termination of the Agreement.



**11. Standard of Care.**

11.1. Consultant's Services shall be performed using the degree of care and skill ordinarily exercised by other members of the engineering and science professions providing substantively similar Services in the same locality and time, subject to the time limits and financial and physical constraints applicable to the Services and Project. Consultant makes no representations and provides no warranties or guarantees other than those expressly set forth herein. Any implied representations, warranties, or guarantees are expressly disclaimed.

**12. Client Responsibilities.**

12.1. Client shall assist Consultant in connection with Services as reasonably necessary, including, without limitation, as specified in the authorized Proposal. If applicable to the Services, Client will provide Consultant:

- A. Clean, secure, and unobstructed space at the Site, as applicable and available, for Consultant's and its subcontractors' equipment and vehicles.
- B. Specifications (including, without limitation, facility schematics, Site schematics, engineering drawings and plot plans) detailing the construction of underground and aboveground facilities located at the Site that pertain to Consultant's Services or are necessary to enable Consultant to perform the Services.
- C. Approval of each specific location for boring, drilling, excavation or other intrusive work and identification of concealed or underground utilities, structures, obstructions, obstacles, or sensitive conditions before Consultant commences work at the location. If Client does not identify the location of the concealed and underground items or approve each location of intrusive work, Client shall indemnify and defend Consultant against any harm, injury, or damages arising out of or related to contact with such hazards.
- D. Selection of any hazardous waste transporter and disposal facility and arrangements for execution of the waste generator portion of any bill of lading, waste manifest, waste profile and related documents.
- E. All information related to the Services in Client's possession, custody or control reasonably required by Consultant or which Client knows would affect the accuracy or completeness of Services.

12.2. *Site Access.*

- A. Client shall provide reasonable ingress to and egress from the Site for Consultant and its subcontractors and their respective personnel, equipment, and vehicles, including but not limited to obtaining any, site access, consents or easements and complying with their terms. If Client does not own the project site, Client warrants and represents to Consultant that Client has the authority and permission of the owner and occupant of the project site to grant this right of entry to Consultant.
- B. Client acknowledges that Consultant's ability to comply with the schedule for performance of Services is contingent upon timely and complete Site access. Consultant shall not be responsible for damages or delays arising from the Client's actions or inactions regarding Site access. Depending on the Services to be performed in connection with the Project, Consultant's Proposal may require that an authorized, knowledgeable representative of the Site owner be present during some or all of the on-site activities.
- C. Unless otherwise expressly agreed in writing by the parties, Client is responsible for Site security.

12.3. Client warrants and represents that all information provided by, on behalf of, or at the request of Client or any governmental agency to Consultant (including any Consultant subcontractor), shall be accurate and complete. Consultant has the right to rely on such information, without independent investigation, verification, or inquiry.

**13. Change Orders.**

- 13.1. Consultant shall complete its Services as set forth in the authorized Proposal or Task Order unless modified in writing by Client and Consultant ("**Change**"). Consultant shall be entitled to equitable adjustment in compensation and schedule based on the agreed to changes.
- 13.2. In the event of a Change, the Client may choose to: (i) authorize completing the Services as originally defined; (ii) authorize additional funds to complete the revised Proposal or Task Order; or (iii) request that provision of Services cease upon reaching a specific expenditure level. If option (iii) is selected, then Consultant will turn over such data, results and materials completed at the authorized level. Regardless of which option is selected, Client agrees to pay Consultant for all work properly performed, and Consultant and Client shall both continue to fulfill their obligations under this Agreement.

**14. Use of Name.** Client authorizes Consultant to use Client's name, and a general description of the Services and subject matter thereof, as a reference for prospective clients and projects.



## ATTACHMENT

► Peterson Park Water Feature  
March 16, 2026

**15. No Third-Party Reliance.** Except as provided otherwise herein, the authorized Proposal, the applicable Task Order, or is subsequently agreed in writing by Consultant, the Agreement does not, and is not intended to, grant to any person other than Consultant and Client any benefit, right or remedy hereunder. Unless otherwise expressly agreed by Consultant in writing, Client will not provide Consultant's work product to any third party, and no third party will have the right to rely on the Services or Consultant's Work Product. If a court determines, notwithstanding this Section 15, that a third party has the right to rely on Services, to the fullest extent allowable under applicable law, such reliance is subject to the limitations included in the Agreement. Client agrees to indemnify, hold harmless and defend Consultant Indemnitees against Claims resulting from a Client Indemnitee directly or indirectly providing Consultant work product to a third party absent Consultant's prior express written consent.

**16. Work Product.**

16.1. Client agrees that Consultant shall retain ownership rights in all deliverables conceived, developed, or made by Consultant and its affiliates during performance of the Services including all documents, data, calculations, field notes, estimates, work papers, reports, materials, methodologies, technologies, know-how and all other information prepared, developed, or furnished by or on behalf of Consultant ("**Work Product**"). Client acknowledges and agrees that Consultant shall maintain all ownership rights in technical information, inventions, discoveries, improvements, and copyrightable material, made or conceived by Consultant prior to its commencing performance of the Services or developed by Consultant outside the scope of the Services.

16.2. Upon its receipt of payment in full for the Services, Consultant shall grant Client a non-exclusive, royalty-free license to use such work product only for the Project, as specified by the authorized Proposal or applicable Task Order, for the purposes for which was prepared by Consultant.

16.3. Work Product is created solely for the purposes of Consultant's performance of the Services. Any unauthorized changes made by Client to, and any re-use by Client of, the Work Product, shall be at Client's sole risk and without liability to Consultant and Client shall indemnify and hold Consultant harmless against any all claims, suits, actions or damages related to such use of Work Product by Client.

16.4. Consultant makes no warranty as to the compatibility of the electronic data included in Work Product for any operating system, software, or software version other than that stated in a specific project Proposal or Task Order. By accepting electronic data, Client acknowledges the risks and waives any and all claims against Consultant in the event of incompatibility or alteration of Work Product by an operating system or software not due to the actions of either Party.

**17. Severability.** If one or more provisions of this Agreement is determined to be invalid, unlawful, or unenforceable in whole or in part, the validity, lawfulness, and enforceability of the remaining provisions (and of the same provision to the extent enforceable) will not be impaired, and the Parties agree to substitute a provision as similar in intent to the subject provision as possible without compromising the validity or enforceability of the substitute provision.

**18. Governing Law; Conflict Resolution.**

18.1. The Agreement is governed by and shall be construed in accordance with the laws of the state in which the Project is located. The state courts in which the Project is located have exclusive jurisdiction and venue over all disputes arising out of the Agreement and is deemed to be the place of performance for all obligations under the Agreement. The Parties waive any objection to this section on grounds of inconvenient forum or otherwise.

18.2. The Parties agree that all disputes arising under the Agreement shall be submitted to nonbinding mediation unless the Parties mutually agree otherwise. The Parties agree to waive their rights to a jury trial of any conflict related hereto.

18.3. All causes of action, including but not limited to actions for indemnification, arising out of or relating to Consultant's work shall be deemed to have accrued and the applicable statutes of limitation shall commence to run not later than either: (i) the date of substantial completion of the Services, for acts or failures to act occurring prior to substantial completion, or (ii) the date of issuance of Consultant's final invoice, for acts or failures to act occurring after substantial completion of the Services.

18.4. As to any dispute involving Client or the subject matter of the Services in which Consultant is either not a named party or not at fault, Client shall reimburse Consultant for any reasonable attorney's fees, other legal fees and expenses, and other costs incurred and the time of Consultant's personnel spent in responding, defending, or participating in subpoenas, depositions, examinations, appearances or production of documents/records.

**19. Miscellaneous.**

19.1. *Interpretation.* Words in the singular include the plural and vice versa. Section captions are for convenience only and do not affect the meaning or construction of the terms set forth in this Agreement. A reference to a specific item as included within a general category does not exclude items of a similar nature, unless expressly stated otherwise.



ATTACHMENT

Peterson Park Water Feature  
March 16, 2026

19.2. *Non-solicitation.* During the term of this Agreement and for one year thereafter, Client will not target and then hire any Consultant professional providing services to Client under this Agreement. Without limiting any damages or other remedies, immediately upon any breach of the foregoing, Client will pay Consultant an amount equal to 50% of Consultant professional's ending annual salary with Consultant.

19.3. *Subcontracts.* Consultant may subcontract all or any part of the Services without the prior written approval of Client, but such subcontracting shall not relieve Consultant of any of its obligations under this Agreement.

19.4. *Entire Agreement.* The Agreement, including approved Proposals and applicable Task Orders, constitutes the entire understanding between the Parties and the full and final expression of such understanding, and supersedes all prior and contemporaneous agreements, representations, or conditions, express or implied, oral, or written.

19.5. *Waiver; Amendment.* A provision of this Agreement may be waived, deleted, or modified only by a document signed by the Parties stating their intent to modify the Agreement.

19.6. *Survival.* Sections 7, 10, 15, 16, 17, 18 and 19 and all provisions of this Agreement that by their nature would usually be construed to survive an expiration or termination shall survive the expiration or termination of the Agreement.

19.7. *Notices.* Unless Consultant is directed otherwise, any required Notices provided hereunder will be made in writing to the persons identified in the Proposal and delivered by electronic mail, first class mail, or such services as may be agreed by the Parties.

19.8. *Relationship of Parties.* The Agreement does not give either Party the authority to act as an agent or partner of the other Party, or to bind or commit the other Party to any obligations. Nothing contained in this Agreement shall be construed as creating a partnership, joint venture, agency, trust, or other association of any kind. *Language.* Client hereby confirms and agrees that this Agreement and all documents relating hereto be drafted in English.

AGREED TO AND ACCEPTED:

Signed: \_\_\_\_\_  
Name: \_\_\_\_\_  
Company: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

Signed: Robert W. Beccard  
Name: Robert Beccard, PE  
Company: Verdantas LLC  
Title: Senior Consultant  
Date: March 16, 2026





*Design with Purpose. Build with Confidence.*

March 25, 2026

Caitlin Bolte  
Principal | Shareholder  
Confluence  
1111 N 13<sup>th</sup> St. Suite 203  
Omaha, NE 68102

RE: Peterson Park Construction Documents  
Schemmer No. 011318.001

Dear Ms. Bolte:

We are pleased to submit this Agreement for professional design services for the referenced Project.

#### **Initial Project Information**

Project entails an approximately 300sf restroom building comprised of 2 unisex toilet stalls and a mechanical room to house water feature system and irrigation controls.

For the purposes of this Agreement the Client is identified as Confluence and the Owner is identified as the City of Gretna.

#### **Scope of Services**

##### Design Phase Services:

- Architecture:
  - Prepare the following construction documents: floor and roof plans, exterior building elevations, building and wall section, room finish and door schedules, details, & specifications on plans.
- Structural:
  - Prepare the following construction documents: structural notes, foundation plan and details, framing plan and details, & specifications on plans.
- Mechanical:
  - Prepare the following construction documents: HVAC plan, schedules and details; plumbing plan, fire protection plans (delegated design), schedules and details; & specifications on plans.
- Electrical:
  - Prepare the following construction documents: site electrical plans, lighting plans, power plans, auxiliary plans (rough-ins only for data/voice and security), and specifications on plans.
- General:
  - Attend design meetings at intervals appropriate to the stage of design. It is assumed that these meetings will be virtual.
  - Assist Client in applying for the building permit.
  - The design phase services will be executed with the following phases:
    - Design Development: Based on the Client's approval of the schematic design documents (provided outside of the scope of this agreement), Schemmer shall prepare design

development documents for the Client's approval. The design development documents shall illustrate and describe the development of the approved schematic design documents and shall consist of drawings and other documents including plans, sections, elevations, typical construction details, and diagrammatic layouts of the building systems to fix and describe the size and character of the Project as to architectural, structural, mechanical and electrical systems, and other appropriate elements.

- Construction Documents: Based on the Client's approval of the design development documents, Schemmer shall prepare construction documents. The construction documents shall illustrate and describe the further development of the approved design development documents and shall consist of drawings and specifications setting forth in detail the quality levels and performance criteria of materials and systems and other requirements for the construction of the Project.

Bid Phase Services:

- Provide bidding documents to Client for compilation and distribution.
- Attend a prebid meeting.
- Respond to bid questions and assist Client with issuing addenda as required to clarify the project requirements.

Construction Phase Services:

- Visit the construction site at appropriate intervals (up to 2 site visits are included)
  - To become generally familiar with the Work and to keep the Client informed as to the progress and quality of the Work completed;
  - To endeavor to guard the Client against defects and deficiencies in the Work;
  - To determine in general if the Work is being performed in a manner indicating that the Work, when fully completed, will be in accordance with the Contract Documents.
- Attend Owner/Architect/Contractor meetings monthly. All meetings not aligned with construction site visits shall be virtual.
- Review and approve or take appropriate action upon the Contractor's submittals such as shop drawings, product data and samples, but only for the limited purpose of checking for conformance with information given and the design concept expressed in the Contract Documents. Only submittals required by the Contract Documents will be reviewed.
- Respond to General Contractor's requests for information (RFI).
- Provide record drawings from General Contractor provided as-built drawings.

Assumptions/Exclusions:

- Cost estimating is excluded.
- All meetings will be facilitated by the Client and/or Owner.
- All communication with Owner will be through Client.
- Site Electrical Design to be by others
- Site Civil Design (including grading and paving adjacent to the structure) to be provided by others.
- All permit submittals, bidding documents, and addenda will be issued and coordinated through Client.
- Compilation of Change Orders, punch lists, substantial completion and final completion to be provided by Client .
- Client shall certify the amounts due the Contractor and issue Certificates of Payments for such amounts.
- Fire protection engineering is excluded. Fire protection is limited to defining project criteria for a delegated design.

**Client's/Owner's Responsibility**

The Client/Owner shall provide the following:

- Approval of each milestone submittal prior to executing the next phase of the design.

- Full information for the Project including design objectives, special requirements, access to the project site, documentation of existing conditions and the budget limitations.
- Survey that includes topography and utility information pertinent to the Project Scope noted herein.
- Geotechnical Investigation that includes recommendations for foundation, earthwork, and paving design for the Project.

**Schedule**

Client has provided the below schedule which Schemmer agrees to adhere to.  
 Design & Documentation Phase: March 23, 2026 – April 24, 2026  
 Bidding Phase: June 8, 2026 – July 1, 2026  
 Construction Phase: August 3, 2026 – December 15, 2026.

**Compensation**

The services noted above in Scope of Services shall be performed for a lump sum of Seventeen Thousand Five Hundred dollars (\$17,500), plus reimbursable expenses.

Reimbursable expenses anticipated for this project include mileage..

**Additional Services**

For services requested by the Client and not contemplated by this agreement, Schemmer will prepare and present the Client a request for additional compensation, including any associated adjustments to the schedule, and provide such services once authorized by the Client.

**Acceptance**

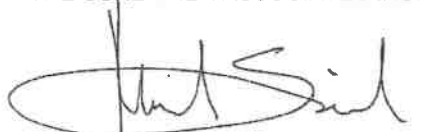
This contract is valid for 90 days and can be accepted by either signing where indicated or providing a written notice to proceed. A written notice to proceed by email or other means signifies an acceptance of all terms and conditions contained within this agreement. Any other form of agreement that may be proposed by the Client shall include these terms and conditions in full.

If this Agreement and the attached General Conditions meet with your approval, please sign and return one copy for our files. The executed Agreement will serve as our notice to proceed.

Thank you for this opportunity to be of service. We look forward to working with you on this project.

Sincerely,

THE SCHEMMER ASSOCIATES INC.



Michael Sinclair, AIA NCARB  
 Manager of Architecture | Shareholder

**ACCEPTED:** Caitlin Bolte

BY: \_\_\_\_\_

TITLE: \_\_\_\_\_

DATE: \_\_\_\_\_

Attachments: General Conditions

ATTACHMENT  
**GENERAL CONDITIONS**

1. **REUSE OF DOCUMENTS.** All documents including, but not limited to, drawings, specifications and CADD data on electronic media furnished by The Schemmer Associates Inc. pursuant to this Agreement are Instruments of Service in respect to the project identified in the Agreement. They are not intended or represented to be suitable for use on extensions of this project or on any other project for any purpose without the specific written permission of The Schemmer Associates Inc., which may be withheld in The Schemmer Associates Inc.'s sole discretion. The Schemmer Associates Inc. may, in its sole discretion, condition permission on payment of additional compensation to The Schemmer Associates Inc. Any use without permission shall be at the user's sole risk and without liability to The Schemmer Associates Inc. Client agrees that it will indemnify and hold harmless The Schemmer Associates Inc. from all claims, damages, losses and expenses including attorneys' fees arising out of or resulting therefrom.
2. **ESTIMATES.** Since The Schemmer Associates Inc. has no control over the cost of labor, materials or equipment or over the contractor(s)' methods of determining prices, or over competitive bidding or market conditions, estimates of project cost are made on the basis of experience and qualifications and represent the best judgment of design professionals familiar with the industry, but The Schemmer Associates Inc. cannot and does not guarantee that proposals, bids or project costs will not vary from estimates of cost prepared by The Schemmer Associates Inc.
3. **SUSPENSION OR ABANDONMENT.** If the project is suspended for more than three months or abandoned in whole or in part, The Schemmer Associates Inc. shall be paid compensation for services performed prior to receipt of written notice of such suspension or abandonment, together with reimbursable expenses then due. If, after a period of suspension, the project is restarted, The Schemmer Associates Inc. shall be entitled to payment for any increased costs it incurs as a result of the suspension.
4. **TERMINATION.** This Agreement may be terminated by either party upon seven days' written notice should either party fail substantially to perform in accordance with its terms through no fault of the other. In the event of termination due to the fault of others than The Schemmer Associates Inc., The Schemmer Associates Inc. shall be paid for services performed prior to termination, including reimbursable expenses.
5. **SUCCESSORS AND ASSIGNS.** Each party to this Agreement binds him/herself, his/her partners, successors, assigns and legal representatives to the other party, his/her partners, successors, assigns and legal representatives with respect to all covenants of this Agreement. Neither party shall assign, sublet or transfer his/her interest in this Agreement without the written consent of the other, which consent may be withheld in the sole discretion of the non-assigning party.
6. **PAYMENTS.** Payments due The Schemmer Associates Inc. under this Agreement shall be payable within thirty (30) days of the date of billing. If full payment is not received within sixty (60) days of the date of billing, the unpaid amount shall bear interest at the highest rate permitted by law but not exceeding eighteen percent (18%) from the date of billing.
7. **DELINQUENT PAYMENTS.** If any payment due hereunder remains unpaid for a period of sixty (60) days after invoice, The Schemmer Associates Inc. may, in its sole discretion, cease providing services and not resume providing services until all amounts owing have been paid in full. Cessation of service for nonpayment shall not constitute breach by The Schemmer Associates Inc. of this agreement, or an election of remedies, and Client shall fully indemnify The Schemmer Associates Inc. for any liability or damages caused thereby. All mechanics lien rights available to The Schemmer Associates Inc. may be exercised within the time period allowed by law.
8. **TAX.** The amount of any excise, gross receipts or sales tax that may be due as a result of the work performed by The Schemmer Associates Inc. shall be invoiced to Client as a reimbursable expense.
9. **HAZARDOUS MATERIALS.** Unless otherwise provided in this Agreement, The Schemmer Associates and The Schemmer Associates' consultants shall have no responsibility for the discovery, presence, handling, removal or disposal of or exposure of persons to hazardous materials in any form, including but not limited to asbestos, asbestos products, polychlorinated biphenyl (PCB) or other toxic substances. Client shall indemnify and hold The Schemmer Associates Inc. harmless from and against all claims arising out of or related in any way to hazardous materials.
10. **NOTICE OF LIMITATION OF AGENTS' AUTHORITY.** Client understands and agrees that no agent, officer, or principal of The Schemmer Associates Inc. is authorized to vary the terms of this agreement in any way except by a writing, expressly varying the terms of this Agreement.
11. **INVALIDATION OF PROFESSIONAL LIABILITY INSURANCE.** The Schemmer Associates Inc. agrees that it shall not knowingly take any action which shall cause loss of The Schemmer Associates' professional liability insurance coverage for this project or any aspect of it.
12. **LIMITATION OF LIABILITY.** To the fullest extent permitted by law, the Client agrees that The Schemmer Associates Inc.'s liability to Client for damages arising out of or in any way related to its work in connection with the project or any error or deficiency in the Instruments of Service for the project, whether arising in

ATTACHMENT  
**GENERAL CONDITIONS**

contract, tort or otherwise, including, but not limited to, claims for indemnity or contribution shall be limited to the sum of \$50,000 or the amount paid to The Schemmer Associates Inc. as fees under this Agreement, whichever is greater. This limitation shall apply regardless of the cause of action or legal theory asserted.

13. **COMPUTER AIDED DESIGN/DRAFTING (CADD).** CADD may be utilized to prepare drawings, specifications, calculations, and other instruments of service prepared by The Schemmer Associates Inc. Submitted data files are intended to work only as described in the agreement and are compatible only with the original hardware and software used to create the files.

13.1 Electronic files will be submitted to the Client for a 30-day acceptance period ("the Acceptance Period"). During this period, the Client may review and examine the files. Any errors discovered during the Acceptance Period will be corrected by The Schemmer Associates Inc. at no additional cost to Client. Any work associated with errors discovered or changes requested after the Acceptance Period will be considered additional services and will be performed on a time and materials basis, at The Schemmer Associates Inc.'s customary charge for the work requested. The Schemmer Associates Inc. will not maintain copies of the electronic files beyond the end of the Acceptance Period.

13.2 Because data stored on electronic media can deteriorate undetected or be modified without the knowledge of The Schemmer Associates Inc., Client agrees to accept responsibility for the completeness, correctness, and readability of the electronic media after the end of the Acceptance Period. Client agrees that it will indemnify and save harmless The Schemmer Associates Inc. from any and all claims, losses, costs, damages, awards, or judgments arising from use of the electronic media files or output generated from them. Upon the expiration of the Acceptance Period, The Schemmer Associates Inc. agrees that it is responsible for the accuracy of the sealed hard copy drawings that are submitted by it to Client. "Accuracy" as used in this paragraph is defined as meeting the care and skill ordinarily used by members of the professional practicing under similar conditions at the same time and in the same locality.

13.3 The Owner shall be permitted to retain copies of the drawings and specifications prepared in CADD format for the Owner's information. Due to the potential that the information set forth on the electronic media can be modified by the Owner, unintentionally or otherwise, The Schemmer Associates Inc. reserves the right to remove all indicia of its ownership and/or involvement from each electronic file.

13.4 Any use or reuse of electronic files by the Owner or others without written authorization from The Schemmer Associates Inc. for the specific purpose

intended will be at the Owner's risk. The Schemmer Associates Inc. may refuse authorization in its sole discretion or condition authorization on CADD adaptation by The Schemmer Associates Inc. Any such authorization or CADD adaptation by the Owner will entitle The Schemmer Associates Inc. to additional compensation at the rates established as part of the agreement for the project. Owner will, to the fullest extent permitted by law, defend, indemnify and hold The Schemmer Associates Inc. harmless from any and all claims, suits, liability, demands, or costs arising out of or resulting from use or reuse of electronic files without written authorization from The Schemmer Associates Inc.

14. **LIMITATION OF WARRANTY.** The Schemmer Associates Inc. makes no warranties, express or implied, under this agreement or otherwise, in connection with the services provided.

15. **WAIVER OF CONSEQUENTIAL DAMAGES.** The Schemmer Associates Inc. and the Client waive all consequential damages for claims, disputes, or other matters in question, arising out of or relating to this Agreement. This mutual waiver is applicable, without limitation, to all consequential damages due to either party's termination of this Agreement

16. **STANDARD OF CARE.** The Schemmer Associates Inc. shall perform its services consistent with the professional skill and care ordinarily provided by others practicing in the same or similar locality under the same or similar circumstances.

17. **GEOTECHNICAL MATERIALS TESTING SERVICE.** In the case that geotechnical and/or materials testing services are provided by The Schemmer Associates Inc., our supplementary General Conditions for Geotechnical and Materials Testing shall be considered a part of this document.

18. **CONSTRUCTION STAKING.** In the case that construction staking services are provided by The Schemmer Associates Inc., our supplementary General Conditions for Construction Staking shall be considered a part of this document.



Agenda Item: 7E

Title of Agenda Item: Community Complex Food & Beverage Vendor Agreement

Date: April 7, 2026

Submitted by: Paula J. Dennison, AICP

## STAFF REPORT FOR CITY COUNCIL AGENDA ITEM

**Summary:** As part of the Community Complex, an area of the HUB is designated for food and beverage purposes. Staff evaluated the options available: staffing an area for preparation and sale on-site, contracting with a company for preparation and sale on-site, self-serve/self-purchase (honor system), machine vending, etc. After thorough conversations and meetings with a few companies, the proposal is to contract with Host Coffee Services, Inc to provide food and beverage services.

The agreement was reviewed by Legal and sets forth the obligation of the Vendor as well as that of the City. The vendor is waiving the minimum amount of sales that is standard with their contracts. They will provide separate machines for cold drinks, hot coffee, cold foods such as wraps/salads/sandwiches, and packaged dry goods such as chips and candy bars.

**Recommendation:** Approve the Food & Beverage Vendor Agreement with Host Coffee Services, Inc for the Gretna Community Complex.

# VENDOR AGREEMENT

This **VENDOR AGREEMENT**, as may from time to time be amended in writing (Agreement), is entered into by and between the City of Gretna, Nebraska, a municipal corporation (Client), and Host Coffee Service, Inc., by and through its Host Coffee Service Division (Host), who, in consideration of the promises contained herein, agree as follows:

- 1. HOST RESPONSIBILITIES.** Client grants to Host, as an independent contractor, the exclusive right to provide and install four (4) Host vending machines to dispense Host coffee, cold drinks and beverages, snack and pastry items, candy, sundries, and fresh items supplied by Host (Equipment and Products), as is generally shown in the attached Exhibit "A", to be located solely within the "café area" of Client's Community Complex, 12401 South 214<sup>th</sup> Street, Gretna, NE 68028 (Premises). No other right, title, interest, or exclusivity whatsoever is granted by this Agreement to Host to place Host vending machines, or to dispense Host products, or to be the sole and exclusive provider of coffee, drinks and beverages, snack and pastry items, candy, sundries, fresh items, and/or food for any other areas or for any events or activities within Client's Community Complex, or the grounds thereof, or for or at any other of Client's sites, facilities, properties, events, or activities. Host will install, maintain, and service Host Equipment and Products in a clean and sanitary manner and in accordance with industry standards and in compliance with all federal, state, and local laws. Client has no right, title, or interest in or to Host Equipment or Products, and shall not assert or disturb in any manner whatsoever Host's rights, title, or interest to any Host Equipment, Inventory, or other property furnished or installed by Host on the Premises. Client shall not repair, remove, relocate or tamper, in any manner, with such Host Equipment, Products, or other property. Client shall be responsible for any damage or destruction to the Host Equipment caused by the willful or negligent acts or omissions of Client, its agents, and employees. In the event that a piece of Host Equipment fails to generate an appropriate volume of Net Sales at the sole determination of Host, Host has the unilateral discretion to remove any and all piece(s) of Equipment, Products or Inventory. Host will provide use to Client of Host Traditional Equipment at no charge to the Client.
- 2. CLIENT RESPONSIBILITIES.** Client will furnish Host with the necessary space, trash removal, extermination services, and utilities to permit the required, necessary and sanitary operation of Host equipment and services herein at no cost to Host. Client will clean, maintain and fully service the immediate areas near and around the Equipment of Host in a sanitary manner in accordance with industry standards and in compliance with all federal, state, and local laws at no cost to Host. Client will provide Host Employees with reasonable and necessary access (and if required, necessary security access) and sufficient time to properly service and maintain the Equipment of Host.
- 3. PAYMENT TERMS.** All invoices of Host to Client are due and owing within forty-five (45) days from date of invoice. Client may option to provide payment in the form of check or electronic funds transfer into an account as designated by Host. Invoices not paid within forty-five (45) days of the invoice date are subject to a service charge calculated at 1.0% per month.
- 4. INDEMNIFICATION.** Each party shall indemnify, defend, and hold harmless the other from any and all losses, damages, or expenses, including reasonable attorney's fees, arising out of or resulting from claims or actions for bodily injury, death, sickness, property damage, any breach or default hereunder, or other injury or damage if caused by any willful or negligent act or omission of such party (except to the extent caused by the willful or negligent act or omission of the other party, its employees, or

agents). Notification of an event giving rise to an indemnification claim must (a) be received by the proposed indemnifying party no later than twenty (20) calendar days after the alleged party is to be indemnified receives notice of the claim or lawsuit accompanied by copies of the summons, complaint, or other relevant documents relating to the claim or lawsuit; and (b) such notice includes a brief factual summary of the alleged damage(s) and alleged cause(s) thereof. Indemnification hereunder is expressly subject to, and conditioned upon, compliance with the foregoing notice provisions.

5. **INSURANCE.** Host shall obtain and maintain Insurance for the following risks in such amounts under such policies as appropriate: general liability (including contract, products-completed operations) business automobile coverage, and workers' compensation (including employers' liability coverage). Client shall obtain and maintain insurance for the Premises against risks covered by standard forms of fire, theft, general liability and extended coverage in such amounts under such policies as appropriate within the industry.
6. **TERM.** Unless sooner terminated as provided in Section 7 below, this Agreement shall become effective on the Effective Date and shall terminate on the second anniversary of the Effective Date (Term). The Effective Date is the date that Client's Community Center is officially open to the public and Host's vending machines are in place in the "café area" thereof and are operational. Sixty (60) days prior to the end of the Term, the parties may agree, in writing, to extend this Agreement for such addition number of years as the parties may mutually agree to in writing.
7. **DEFAULT AND TERMINATION.** If either party shall refuse, fail, or be unable to perform or observe any of the terms or conditions of this Agreement for any reason, then the party claiming such failure shall give the other party a written notice, via certified mailing, citing the specifics of such breach. Such notice shall include copies of any and all documented failures prior to such notice date. If, within fourteen (14) days from such written notice, the failure has not been corrected, the non-breaching party may terminate this Agreement effective three (3) days after the end of such fourteen (14) day period. In addition, Client may immediately terminate this Agreement with only one (1) day written notice to Host, in the event that Host (i) is dissolved or liquidated or takes any corporate action for such purpose; (ii) becomes insolvent or is generally unable to pay, or fails to pay its debts as they become due; (iii) files or has filed against it a petition for voluntary or involuntary bankruptcy or otherwise becomes subject, voluntarily or involuntarily, to any proceeding under any domestic or foreign bankruptcy or insolvency law; (iv) makes or seeks to make a general assignment for the benefit of its creditors; (v) applies for or has a receiver, trustee, custodian, or similar agent appointed by order of any court of competent jurisdiction to take charge of or sell any material portion of its property or business; or (vi) ceases operations or abandons this Agreement. Within five (5) days after the expiration or termination of this Agreement, Host shall at its own cost and expense remove all of Host's Equipment, Products, and other property from the Premises and return the Premises to Client in good condition, reasonable wear and tear excepted. If Host should fail to remove its Equipment, Products, and other property within such five (5) days, then Host's Equipment, Products, and other property shall be deemed abandoned and Client may remove such without any duty or obligation of any kind to preserve, or protect, or not damage the abandoned Equipment, Products, and other property and with no liability to Host therefor.
8. **PROPRIETARY MARKS.** Client acknowledges that the names, logos, service marks, trademarks, trade dress, trade names, and patents, whether or not registered, now or hereafter owned by or licensed to

Host or its affiliated and parent companies (collectively **Marks**) are proprietary Marks of Host, and Client will not use the Marks for any purpose except as expressly permitted in writing by Host. Upon termination of this Agreement, Client shall (a) immediately and permanently discontinue the use and display of any Marks, and make, or cause to be made, such changes to the Premises as Host shall reasonably direct so as to effectively distinguish the Premises from its former appearance (collectively **De-Image**); (b) immediately remove and deliver to Host all goods bearing any Marks; and (c) allow Host immediate access to remove any and all Host equipment, products and inventory. If Client shall fail to allow access and recovery of equipment, products and inventory to Host and/or De-Image the premises within thirty (30) days of the termination date, then Host and its agents shall have the right to enter the Premises and De-Image the Premises and recover all Host equipment, products and inventory, without prejudice to Host's other rights and remedies.

9. **ASSIGNMENT.** Either party may assign or subcontract this Agreement to an affiliated business entity without the prior written consent of the other party. All terms and conditions within this Agreement shall be binding upon the parties' successors and assigns.
10. **FINANCIAL ARRANGEMENTS.** The financial arrangements are set forth on Exhibit "B", which is attached hereto and incorporated herein by this reference.
11. **EQUAL EMPLOYMENT OPPORTUNITY CERTIFICATION.** The parties shall abide by the requirements of 41 CFR 60-1.4 (a), 60-300.5 (a) and 60-741.5 (a). These regulations prohibit discrimination against qualified individuals based on their status as protected veterans or individuals with disabilities, and prohibit discrimination against all individuals based on their race, color, religion, sex, or national origin.
12. **ENTIRE AGREEMENT.** This Agreement, and the exhibit(s) attached hereto constitutes the entire agreement and understanding between the parties relating to the subject matter herein, and supersedes all other agreements, oral or written, between the parties with respect thereto. Except as otherwise noted, this Agreement may not be altered amended, or changed without the express written consent and amendment of Host and signed by an authorized representative of each party.
13. **NOTICES.** Unless otherwise altered or amended by written consent of the parties herein, the parties shall be noticed at the addresses listed below. All notices to be given under this Agreement shall be in writing and shall be served either personally, by deposit with an overnight courier with charges prepaid, or by deposit in the United States mail, first-class postage prepaid or by registered or certified mail. Any and all notices herein pursuant to Section 7 above, shall be served by certified mailing only. Any non-Section 7 notices shall be deemed to have been given (a) upon delivery in the case of personal delivery; (b) upon the first business day following facsimile receipt; (c) one (1) business day after deposit with an overnight courier; or (d) three (3) business days after deposit in the United States mail.
14. **INDEPENDENT CONTRACTOR.** Host does not, in any way or for any purpose, become a partner of Client in the conduct of its business or otherwise, or joint venture or a member of a joint enterprise with Client.
15. **WAIVER.** Any waiver by a party of any breach of any term, covenant or condition herein contained shall not be deemed to be a waiver of any subsequent breach of the same or any other term, covenant

or condition herein contained. No covenant, term or condition of this Agreement shall be deemed to have been waived by a party unless such waiver shall be in writing.

- 16. FORCE MAJEURE.** In the event that either party hereto shall be delayed or hindered in or prevented from the performance of any act required hereunder by reason of strikes, lockouts, labor troubles, inability to procure materials, failure of power, restrictive governmental laws or regulations, riots, insurrection, war, or other reason of a like nature not the fault of the party delayed in performing work or doing acts required under the terms of this Agreement, then the time allowed for performance for such act shall be extended by a period equivalent to the period of such delay.
- 17. CAPTIONS AND SECTION NUMBERS.** The captions, section numbers, article numbers and headings appearing in this Agreement are inserted only as a matter of convenience and in no way define, limit, construe or describe the scope or intent of such section of this Agreement.
- 18. PARTIAL INVALIDITY.** If any term, covenant or condition of this Agreement, or the application thereof to any person or circumstance, shall to any extent be invalid or unenforceable, the remainder of this Agreement or the application of such term, covenant or condition of this Agreement shall be valid and enforceable to the fullest extent permitted by law.
- 19. INTERPRETATION.** Both parties have read this Agreement and had the opportunity to employ legal counsel and negotiate changes to the Agreement. The Agreement is the joint product of the parties and, in the event of any ambiguity herein, no inference shall be drawn against a party by reason of document preparation.
- 20. COUNTERPARTS.** This Agreement may be executed simultaneously in two or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument. The parties anticipate executing and delivering signed originals of this Agreement; provided, however, that the exchange of facsimile copies of the executed Agreement, such as by PDF or similar electronic file, shall constitute an original for purposes of enforcement of any provisions of this Agreement.
- 21. VENDING SALES.** Host customarily requires a minimum of **\$400 in monthly gross sales** per vending machine. In order to facilitate this Agreement with Client, Host agrees to waive this standard monthly minimum requirement. If Host determines, in its reasonable judgment, that the vending machines are not operating at a level that is financially sustainable, the parties shall enter into good-faith discussions to determine appropriate next steps. Such steps may include, but are not limited to, machine relocation, equipment modification, or termination of service at the affected location. The parties agree to cooperate to ensure that the arrangement remains mutually beneficial and economically viable.

<p><b>City of Gretna, Nebraska, a municipal corporation</b></p> <p><b>By:</b> _____</p> <p><b>Name: Michael D. Evans</b> <b>Title: Mayor</b></p> <p><b>Signature Date: _____</b></p> <p><b>Location of Client Premises:</b> <b>Gretna Community Complex</b> <b>12401 S. 214<sup>th</sup> Street</b> <b>Gretna, NE 68028</b></p> <p><b>Client Notice To:</b> <b>City of Gretna</b> <b>Attn: City Administrator</b> <b>12401 S. 214<sup>th</sup> Street</b> <b>Gretna, NE 68028</b></p>	<p><b>Host Coffee Service Inc. By and through its Host Coffee Services Division</b></p> <p><b>By: _____</b> <b>Name: Scott Schultz</b> <b>Title: President</b></p> <p><b>Signature Date:</b> _____</p> <p><b>Host Notice To:</b> <b>Host Coffee Services</b> <b>Name: Scott Schultz</b> <b>Title: President</b> <b>Address: 9444 J Street</b> <b>Omaha, NE 68127</b></p>
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## EXHIBIT "B"

### FINANCIAL ARRANGEMENTS (PROFIT & LOSS ARRANGEMENT)

AND

### PRODUCTS EQUIPMENT AND SERVICES TO BE PROVIDED

1. HOST PRODUCTS, EQUIPMENT and SERVICES PROVIDED:

As exclusive provider of Host Products, Equipment, and Services (TYPE OF PRODUCTS/  
EQUIPMENT/ SERVICES TO BE PROVIDED)

OCS – OFFICE COFFEE SERVICE

BEVI (RENTAL: \$ \_\_\_\_\_ /MONTH)

ICE/Water Machine (RENTAL: \$ \_\_\_\_\_ /MONTH) Model: \_\_\_\_\_

VENDING

MICRO MARKET

PANTRY SERVICE – HOTEL

PANTRY SERVICE – OFFICE

PANTRY SERVICE – WHITE GLOVE OFFICE/ HOTEL

PROVISIONING

5 GALLON BOTTLED WATER SERVICE

ESPRESS SHIP

Host shall provide its equipment, products and services on a profit and loss basis only, whereby Host shall retain all income derived from the providing of such Host equipment, products and services.

Price of services and products of Host are at the sole discretion of Host. Prices of Host products and services are based, in part, on assumptions regarding population, hours of operation, conditions on the Premises, labor costs (including, but not limited to benefits and insurance), product costs, fuel costs, Federal, state, any change in Federal, state or local law including regulatory or legislative mandates, and local tax structure, and any other levy or tax that impacts Host's services (**Factors**). If there are changes in such Factors, Host solely reserves the right to modify Prices in any manner proportionate to such changes. Notwithstanding the foregoing, Product prices may be adjusted at any time and any manner whatsoever within the sole discretion of Host and/or annually at a rate equal to the greater of the then-current, relevant rate published for the Employment Cost Index or the Consumer Price Index.



Agenda Item: 7F

Title of Agenda Item: Request to transfer sick leave hours

Date: March 26, 2026

Submitted by: Krissy Reed

## STAFF REPORT FOR CITY COUNCIL AGENDA ITEM

### Summary:

Mayor and City Council,

I would like to request that 40 hours of my banked sick leave be transferred to Technical Services Librarian, Christina Mitchell. I have already discussed this with the Human Resources Director, and she has given her approval of that request.

Thank you for considering my request to transfer this leave.

Krissy Reed  
Library Director

### Recommendation:



Agenda Item:

FG

Title of Agenda Item: Manager Application for Vala's

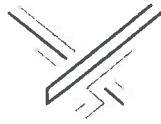
Date: 4-1-26

Submitted by: Tammy Tisdall

### STAFF REPORT FOR CITY COUNCIL AGENDA ITEM

**Summary:** Vala's Pumpkin Patch has submitted a request to the Nebraska Liquor Control Commission for a manager change on their Class Y Farm Winery liquor license. Vala's would like to change the manager from Kelsey Donovan to Scott Dvorak. Due to managers personal information on the application, the application is not included but is clean.

**Recommendation:** Approval of the manager's application for Vala's Pumpkin Patch



## EAGLE ENGINEERING GROUP

12100 West Center Road, Suite 803 Omaha, Nebraska 68144  
(402) 399-0227 | [www.eagleengineeringgroup.com](http://www.eagleengineeringgroup.com)

April 2, 2026

To: Mayor and Council  
Paula Dennison, City Administrator  
Tammy Tisdall, City Clerk  
Kevin O'Brien, Public Works Director  
File

From: Gregory Perry, PE, City Engineer

Re: Lake Ridge Estates Lift Station Rehabilitation  
Angus Street and Highland Drive  
Gretna, Nebraska  
EEG #25-68

The City held the bid opening on Thursday, February 26, 2026 at our office for the above referenced project. The project includes replacing the pumps, control panel, adding a valve control vault and reconnecting the electrical service.

A total of four bids were received with the apparent low bidder for the project Kerns Excavating Co. in the amount of \$597,146.00. Our engineer's Opinion of Probable Construction Cost (OPC) at the time of bidding was \$325,000 with the City's allocated budget of \$300,000. A copy of the Bid Tabulation is attached.

In order to bring the within allocated funds of the City's budget, the City has negotiated with the Contractor to procure the materials for pumps, control panel and electrical installation directly with the suppliers to reduce the amount of the bid over the estimated cost.

Our evaluation of the experience, reputation, and financial conditions of Kerns Excavating Co indicates that they are capable of completing the work required; therefore, this office recommends to the City Council that they award the construction contract to Kerns Excavating Co in their bid amount of \$597,146.00 and a corresponding change order of a deduct in the amount of \$. Kerns Excavating Co has not worked for the City of Gretna but has constructed multiple projects for other clients of ours.

Subsequently, the City would contract directly with HTM Sales to provide the pumps and West-E-Con for control panel and electrical installation.

Kerns Excavating Bid Amount	\$	597,146.00
Deduct Change Order	\$	321,600.00
<hr/>		
Kerns Excavating Contract Amount	\$	275,546.00

HTM Sales - Pumps	\$	73,000.00
West E Con - Control Panel, Electrical	\$	187,017.75

<b>Total Project Cost</b>	<b>\$</b>	<b>535,563.75</b>
Cost Savings	\$	61,582.25
Cost Over Budget	\$	(210,563.75)

Bid Ltr  
Lake Ridge Estates Lift Station Rehabilitation  
April 2, 2026



The project is funded by local City sewer revenues for maintenance within the FY26 budget.

We will be at the April 7<sup>th</sup> council meeting to answer any questions you may have regarding the bids received and our recommendation.

Attachment: Bid Tabulation



**BID TABULATION**

Project <b>Lake Ridge Estates Lift Station Rehabilitation</b>		Project No. <b>25-68</b>
Owner <b>CITY OF GRETNA</b>		Bid Date: <b>Thursday, February 26, 2026</b>
Address <b>204 North McKenna Gretna, NE 68028</b>		Time: <b>10:00 a.m.</b>
<b>BIDDER</b>	<b>BID AMOUNT</b>	<b>COMMENT</b>
KERNS EXCAVATING CO.	\$597,146.00	
VRBA CONSTRUCTION	\$650,000.00	
JUDDS BROS. CONSTRUCTION CO.	\$749,450.00	
BECKER TRENCHING & WATER	\$1,010,220.00	
<b>BIDDING NOTES</b>		
Engineer's Opinion of Probable Construction Costs: \$300,000		

## Change Order No. 1

Owner:	<u>City of Gretna, Nebraska</u>	Owner's Project No.:	<u>n/a</u>
Engineer:	<u>EAGLE ENGINEERING GROUP</u>	Engineer's Project No.:	<u>25-68</u>
Contractor:	<u>Kerns Excavating Co</u>	Contractor's Project No.:	<u>n/a</u>
Project:	<u>Lake Ridge Estates Lift Station Rehabilitation</u>		
Contract Name:	<u>Lake Ridge Estates Lift Station Rehabilitation, Gretna, NE</u>		
Date Issued:	<u>April 2, 2026</u>	Effective Date of Change order:	<u>April 7, 2026</u>

The Contract is modified as follows upon execution of this Change Order:

**Description:**

Remove supplying pumps (supplied directly by HTM Sales Inc. to the City), control panel and electrical work items (West-E-Con contracted directly to the City)

Attachments: *[List documents supporting change]*  
Attachment No. 1 To Change Order No. 1

**Change in Contract Times**  
*[State Contract Times as either a specific date or a number of days]*

Change in Contract Price	Change in Contract Times
Original Contract Price: \$ <u>                    \$597,146.00</u>	Original Contract Times: Substantial Completion: <u>                    July 1, 2026</u> Ready for Final Payment: <u>                    July 15, 2026</u>
Increase (Decrease) from previously approved Change Orders No. - to No. - : \$ <u>                    \$0.00</u>	Increase (Decrease) from previously approved Change Orders No. - to No. - : Substantial Completion: <u>                    0</u> Ready for Final Payment: <u>                    0</u>
Contract Price prior to this Change Order: \$ <u>                    \$597,146.00</u>	Contract Times prior to this Change Order: Substantial Completion: <u>                    July 1, 2026</u> Ready for Final Payment: <u>                    July 15, 2026</u>
Increase (Decrease) of this Change Order: \$ <u>                    (\$321,600.00)</u>	Increase (Decrease) this Change Order: Substantial Completion: <u>                    15</u> Ready for Final Payment: <u>                    15</u>
Contract Price incorporating this Change Order: \$ <u>                    \$275,546.00</u>	Contract Times with all approved Change Orders: Substantial Completion: <u>                    July 16, 2026</u> Ready for Final Payment: <u>                    July 30, 2026</u>

Recommended by Engineer (if required)

By: \_\_\_\_\_  
Title: Project Manager  
Date: 4/2/2026

Authorized by Owner

By: \_\_\_\_\_  
Title: Mayor  
Date: \_\_\_\_\_

Accepted By Contractor

By: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

Approved by Funding Agency (if applicable)

By: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

## Attachment No. 1 to Change Order No.: 1

Project: **Lake Ridge Estates Lift Station Rehabilitation**

Dated: **April 2, 2026**

Project No. **25-68**

ITEM NO.	DESCRIPTION OF WORK	UNIT PRICE	UNITS	CONTRACT QUANTITY	ACTUAL CONSTRUCTED QUANTITY	QUANTITY CHANGE	CHANGE IN CONTRACT PRICE
1	PUMPS - 2 EA (HTM SALES)	\$90,600.00	LS	1	0.0	-1.0	-\$90,600.00
2	CONTROL PANEL AND ELECTRICAL (WEST-E-CON)	\$231,000.00	LS	1	0.0	-1.0	-\$231,000.00
<b>TOTAL</b>							<b>-\$321,600.00</b>



westecon78@gmail.com  
 (402)359-2127

# Quote

Date	Quote
02/23/26	584

Item	Description	Total
16 Electrical	<p>Lake Ridge Estates Lift Station Rehabilitation            Eagle Engineering Project No. 25-68</p> <p>New electrical service including: Trenching and Backfill, Conduit, Wire, Installation of control panel, HOA Control Panel, Reuse ATS and Gen set</p> <ul style="list-style-type: none"> <li>• Free Standing Control Enclosure – NEMA 4X               <ul style="list-style-type: none"> <li>o Enclosure Fans</li> <li>o Louvered Skirts</li> </ul> </li> <li>• Inner Doors to Mount Operator Interface Devices (Lights, Switches, Keypads, etc.)</li> <li>• Complete Back Panel               <ul style="list-style-type: none"> <li>o Siemens PLC</li> <li>▪ Required IO Modules                   <ul style="list-style-type: none"> <li>o Float Backup Wiring</li> <li>o Two (2) 35HP Variable Frequency Drives (VFD's) – Sized for 25HP Pumps</li> </ul> </li> <li>▪ Ethernet Communication Cards                   <ul style="list-style-type: none"> <li>o Breakers for Power Distribution</li> <li>o Wiring of Seal Leak/Over Temperature Relays (Prov. by Others) in Control Cabinet</li> <li>o All Required Panel Components</li> </ul> </li> </ul> </li> <li>• Instrumentation               <ul style="list-style-type: none"> <li>o Level Transducer</li> <li>o Five (5) Floats</li> </ul> </li> <li>• Programming and Configuration to Integrate Lift Station into SCADA System</li> <li>• Antenna Tower, Antenna, and Cable for Communications</li> </ul> <p>Excluded: Pumps, Seal leak/ over temp. relays, Concrete            Sales Tax and Bonding are NOT included in this price</p>	187,017.75

	<b>Total</b>	<b>\$187,017.75</b>
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P.O. BOX 24304  
OMAHA, NE 68124

# HTM SALES INC.

FED ID 47-0708758

PH: (402) 935-0300  
(800) 444-1625  
FAX: (402) 935-0301

#	26649JQ-2	QUOTATION	Mar 4, 2026
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TO: 

Gretna, NE	PHONE
	FAX

Re: 

Lake Ridge Estates Lift Station Rehab - Addendum 1 Acknowledged
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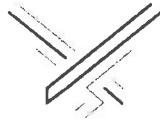
Qty	Part #	Description	Price	Extension
2	OC4X2-200/30P/CFM	Section 11755 Submersible Sewage Pumping Station HOMA 4" Submersible Chopper Pump 460V - 3PH - 30HP - 35FLA - 50' Cable - SS Handle Design: 300GPM @ 158'-175' TDH		
2	GSPMR5	Seal Fail/Thermal Relay (Installed in Panel)		
2	FPBEA400XK	4" Non Sparking Guide Rail Assembly w/ Upper		
2	FPIB200-6A	2'x6"sst Intermediate Guidfe Bracke		
6	2"304SST Pipe Sch40	304SS, Schl 40, 20' Long,		
60	3/16" SST Lift Cable	Cable SS #316 lifting cable per ft (2 @ 30' ea)		
1	FPTBH4	4- Hole SST T-Type Bracket W/Hooks		
1	HRS15/4/3FM	HOMA Mixer		
1	8606127.8	Guide Rail Assembly		
1	GSPMR5	Seal Fail/Thermal Relay (Installed in Panel)		
1	Tubing	2" x 2" 304SS Square Tubing (1 @ 20')		
1	8732278	Mixer Lift Out Intermediate Bracket		
30	3/16" SST Lift Cable	Cable SS #316 lifting cable per ft (1 @ 30' ea)		
1	5PT20X	Thern 5PT20X-epoxy + (M2) 4WM2-K		
1	ED330-DW11	Heavy Duty Right Angle Drill Kit		
1	5BW20X	Wall Mount Base-Epoxy		
1	WS38-60DS	304SS Wire Rope 3/8" - 60' Length (Anything Not Listed is By Others, Controls by HOA)		
1	Lot	Freight & Startup to Jobsite		
1	Lump Sum	Total Sell Price For All Above	73,000.00	73,000.00
		Spare Pump for Bypass- Same as Above		
1	OC4X2-200/30P/CFM	HOMA 4" Submersible Chopper Pump- City Keep Spare Pump on pump Stand	22,000.00	22,000.00
1	Access Hatches	Halliday Access Hatch (1)36x52, (1) 36x24 w/ ship	5,060.00	5,060.00

Terms: Net 30 days, 1.5% surcharge on all past due accounts  
Taxes Not Included

Notes: 

Estimated delivery time is 3-4 weeks. All equipment furnished per approved shop drawings. Startup included for 1 day, additional days available at \$130/hr FOB origin, full freight allowed to job site Thank You - Jake Stacy - HTM Sales Inc.
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ACCEPTED BY \_\_\_\_\_



## EAGLE ENGINEERING GROUP

12100 West Center Road, Suite 803 Omaha, Nebraska 68144  
(402) 399-0227 | [www.eagleengineeringgroup.com](http://www.eagleengineeringgroup.com)

April 2, 2026

To: Mayor and Council  
Paula Dennison, City Administrator  
Tammy Tisdall, City Clerk  
Kevin O'Brien, Public Works Director  
File

From: Gregory Perry, PE, City Engineer

Re: 2026 Asphalt Street Resurfacing  
Angus Street and Highland Drive  
Gretna, Nebraska  
EEG #26-19

The City held the bid opening on Thursday, April 2, 2026 at our office for the above referenced project. The project includes resurfacing the asphalt pavement on the following segments:

- Angus Street from McKenna Avenue to Pontiac Drive
- Highland Drive from Pawnee Drive to Meadow Lane

A total of five bids were received with the apparent low bidder for the project Old Castle Materials Midwest dba Omni Engineering. in the amount of \$131,025.30. Our engineer's Opinion of Probable Construction Cost (OPC) at the time of bidding was \$189,000. A copy of the Bid Tabulation is attached.

Our evaluation of the experience, reputation, and financial conditions of Old Castle Materials Midwest dba Omni Engineering indicates that they are capable of completing the work required; therefore, this office recommends to the City Council that they award the construction contract to Old Castle Materials Midwest dba Omni Engineering in their bid amount of \$ \$131,025.30. Old Castle Materials Midwest dba Omni Engineering recently completed work for the City in 2024 on Glenmore Drive and Bryan Street.

The project is funded by local City Street revenues for street maintenance within the FY26 budget.

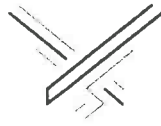
We will be at the April 7<sup>th</sup> council meeting to answer any questions you may have regarding the bids received and our recommendation.

Attachment: Bid Tabulation



# BID TABULATION

Project <b>2026 Asphalt Street Resurfacing Angus Street and Highland Drive</b>		Project No. <b>26-19</b>
Owner <b>CITY OF GRETNA</b>		Bid Date: <b>April 2, 2026</b>
Address <b>204 North McKenna Gretna, NE 68028</b>		Time: <b>10:00 AM</b>
BIDDER	BID AMOUNT	COMMENT
OMNI ENGINEERING	\$131,025.30	
PAVERS INC	\$155,987.50	
WESTERN ENGINEERING COMPANY, INC.	\$186,182.40	
CONSTRUCTORS INC.	\$190,616.59	
HAWKINS CONSTRUCTION	\$194,623.00	
<b>BIDDING NOTES</b>		
Engineer's Opinion of Probable Construction Costs: \$190,000		



## **EAGLE ENGINEERING GROUP**

12100 West Center Road, Suite 803 Omaha, Nebraska 68144  
(402) 399-0227 | [www.eagleengineeringgroup.com](http://www.eagleengineeringgroup.com)

April 2, 2026

To: Mayor and Council  
Paula Dennison, City Administrator  
Tammy Tisdall, City Clerk  
Kevin O'Brien, Public Works Director  
File

From: Gregory Perry, PE, City Engineer

Re: Schram Road Paving & Storm Sewer Improvements  
186<sup>th</sup> Street to 189<sup>th</sup> Street  
Gretna, Nebraska  
EEG #25-14

The City held the bid opening on Thursday, April 2, 2026 at our office for the above referenced project. The project includes paving the existing aggregate road with two lanes of concrete pavement and storm sewer for ¼-mile between 186<sup>th</sup> Street and 189<sup>th</sup> Street. The project is part of the adjacent Teal Ridge Village development. The construction schedule includes having the project open to traffic by August 15<sup>th</sup> prior to Vala's Pumpkin Patch season opening on Labor Day.

A total of five bids were received with the apparent low bidder for the project Graham Construction Inc. in the amount of \$849,177.85. Our engineer's Opinion of Probable Construction Cost (OPC) at the time of bidding was \$881,000. A copy of the Bid Tabulation is attached.

Our evaluation of the experience, reputation, and financial conditions of Graham Construction Inc. indicates that they are capable of completing the work required; therefore, this office recommends to the City Council that they award the construction contract to Graham Construction Inc. in their bid amount of \$849,177.85. Graham Construction Inc. recently completed work for the City on Capehart Road and 204<sup>th</sup> Street and County on Platteview Road and Highway 31 next to Gretna Logistics Park.

The project is funded by local City Street revenues for street within the FY26 budget and Teal Ridge Village cost share.

We will be at the April 7<sup>th</sup> council meeting to answer any questions you may have regarding the bids received and our recommendation.

Attachment: Bid Tabulation



**BID TABULATION**

Project <b>Schram Road Paving Improvements 189th Street to 186th Street</b>		Project No. <b>25-14</b>
Owner <b>CITY OF GRETNA</b>		Bid Date: <b>April 2, 2026</b>
Address <b>204 North McKenna Gretna, NE 68028</b>		Time: <b>10:00 AM</b>
<b>BIDDER</b>	<b>BID AMOUNT</b>	<b>COMMENT</b>
GRAHAM CONSTRUCTION INC.	\$849,177.85	
RPL UTILITY, LLC	\$861,320.19	
VALLEY CORP.	\$881,880.79	
TAB CONSTRUCTION COMPANY	\$922,587.20	
VRANA CONSTRUCTION COMPANY	\$1,124,558.50	
STEVE HARRIS CONSTRUCTION, INC.	No Bid	
<b>BIDDING NOTES</b>		
Engineer's Opinion of Probable Construction Costs: \$860,000		