

**COMMUNITY REDEVELOPMENT AUTHORITY
OF THE CITY OF HASTINGS, NEBRASKA
Agenda for the Regular Meeting of
April 22, 2026**

620 W. 2nd, Hastings, NE – Schnase 1906 District

Motion by the Authority that prior to this meeting a notice was posted at the temporary City Administrative offices at 2727 W 2nd St., Ste. 424 and at the temporary Development services offices at 3505 Yost Avenue, on April 15, 2026 and that a current copy of the Open Meetings Act is posted in the meeting room, and that each member of the Authority received a copy of the proposed agenda, and that an agenda for such meeting, kept continuously current, is available for public inspection in the office of the Director at the Chamber Development Center at 301 S. Burlington, and that said meeting is held in open session.

**Public Comment – Time for public comment on agenda items that are not a public hearing.
Director and Board Member Comments**

Motion to approve the Consent Agenda.

- o Minutes of the Regular Meeting of March 18, 2026
- o Financials
- o Claims

- 1) **Discussion and possible action** on a proposal from Hari LLC to purchase the property at 218 E. South Street (Lot 5, Except the E15', All Lots 6 & 7 Block 1, MJ Smith Add) and construct a single-family home.
- 2) **Discussion and possible action** on a request from the BID and Creative District to install a piano in Central Park (825 W. 2nd)
- 3) **Project Update**
- 4) **Possible closed session** to discuss contract and/or real estate negotiations.
- 5) **Motion to adjourn.**

**CRA MEETING
AGENDA ITEM SUMMARY
April 22, 2026**

Item #1 – Discussion and possible action on a proposal from Hari LLC to purchase the property at 218 E. South Street (Lot 5, Except the E15', All Lots 6 & 7 Block 1, MJ Smith Add) and construct a single-family home. – Hari LLC is offering \$5,000 for the vacant lot at 218 E. South Street and intends to build a 1,400 square foot, 3-bed, 2-bath, home on slab with a 2-car garage and sell the home in the \$279,000 range. The sale is subject to City Council approval of Micro-TIF. The current assessed valuation of the lot is \$7,150.

Item #2 - Discussion and possible action on a request from the BID and Creative District to install a piano in Central Park (825 W. 2nd) – This request was submitted by representatives of the BID and Creative District.

Item #3 - Project Update

Item #4 - Possible closed session to discuss contract and/or real estate negotiations.

MINUTES

**MINUTES OF THE MEETING FOR
THE COMMUNITY REDEVELOPMENT AUTHORITY
OF THE CITY OF HASTINGS, NEBRASKA
March 18, 2026**

A meeting of the Community Redevelopment Authority of the City of Hastings, Nebraska, was held on February 18, 2026 at 11:30 am at the Schnase 1906 District at 620 W. 2nd. Members of the Authority present were Dick Hysell, Becky Sullivan, Dan Schwartzkoph, and Jeff Schneider. Also present were Jesse Oswald, Kevin Kubo, Lily Teeple, and Director Randy Chick. Dick Hysell called the meeting to order.

Motion by Becky Sullivan and second by Dan Schwartzkoph that prior to this meeting on March 11, 2026, a notice was posted at the temporary City Administrative offices at 2727 W. 2nd St., Ste. 424 and at the temporary Development Services offices at 3505 Yost Avenue, and that each member of the Authority received a copy of the proposed agenda, and that an agenda for such meeting, kept continuously current, is available for public inspection at the CRA offices at 301 S. Burlington, or on the CRA website at <https://www.hastingsdowntown.com/cra-meetings/> and that said meeting be held in open session.

Ayes: D. Hysell, B. Sullivan, J. Schneider, D. Schwartzkoph
Nays: None

Motion by Dan Schwartzkoph and second by Jeff Schneider to approve the Consent Agenda including the financials, the claims, and the minutes of the meeting of February 18, 2026.

Amount	Payee	Description
\$900.00	Chamber of Comm.	Rent
\$16.76	Chamber of Comm.	Copies & shredding
\$38.90	Chamber of Comm.	Telephone
\$35.18	Hastings Tribune	Advertising DTR public hearing
\$7,916.67	RAC Investments	Administrative
\$39.08	RAC Investments	Reimburse Adobe Acrobat Pro
\$128.75	Idea Bank	Web hosting / security / service & maintenance
\$18.50	City of Hastings	Postage
\$2,502.38	City of Hastings	Attorney Fees
\$4,200.00	AMGL	Audit fees
\$621.80	Steve Marvel	Lease payment for 647 W. 2nd - year 17
\$286.46	Bryant Music & Gift	Retail Incentive Grant \$10,312.5 over 3 years - Sept 25 (8/23 begin)
\$239.72	The Cheese Shop	Retail Incentive Grant \$8,630 over 3 years - Sept 25 (5/24 begin)
\$7,606.88	HEDC	TIF Prin & Int (HEDC Trail Ridge Add)
\$2,646.37	MNB Bank	TIF Prin & Int (Tim & Shellie Faris - 601 W. 1st)
\$798.34	D. Shoemaker-L. Friedewalde	TIF Prin & Int (Dietrich Stein Building)
\$6,662.50	Wallace Farms, LLC	TIF Prin & Int (ABBC Restorations - 615 W. 1st)
\$39,034.76	Cardinal Construction	Partial billing for CDBG Façade Project, 405 W. 2nd
\$3,435.00	KT Heating	Replace Coil in HVAC unit at 128 N. Hastings (Frame Lady)
\$50.90	Hastings Utilities	516 W. 1st - August
\$81.13	Hastings Utilities	116 N. Lincoln - Lot 3 - August
\$1,047.04	Hastings Utilities	405 W. 2nd - August
\$45.00	L&M Cleaning	Clean stairs and common area

\$70.00 Woodward
\$740.00 Ken and Company

Garbage service @ 128 N. Hastings
Clean/main/snow (Lot 3 \$230, Cen park \$245, OMS \$100, 700 W 2nd \$161

\$79,162.12 TOTAL CLAIMS

Ayes: D. Hysell, B. Sullivan, J. Schneider, D. Schwartzkoph, K. Fong
Nays: None

Motion by Becky Sullivan and second by Dan Schwartzkoph to approve an Assignment and Assumption of Redevelopment Agreement between NPC Phase I, LLC to TPAC Holdings, LLC. NPC Phase I, LLC is refinancing its first mortgage on the Trail Ridge Apartments with Colliers Mortgage, LLC which is a delegated loan originator for Fannie Mae. To avoid complying with the complicated requirements of Fannie Mae with respect to redevelopment agreements, the process can be simplified by assigning the Redevelopment Agreement and the TIF Loan to TPAC Holdings, LLC. TPAC Holdings, LLC is the Perry Reid Properties entity which is a principal owner of the Pioneer Trails project.

Ayes: D. Hysell, B. Sullivan, J. Schneider, D. Schwartzkoph
Nays: None

Motion by Dan Schwartzkoph and second by Jeff Schneider to approve an Assignment and Assumption of Redevelopment Agreement between NPC Phase I, LLC to TPAC Holdings, LLC. This release removes a barrier to refinancing of the project.

Ayes: D. Hysell, B. Sullivan, J. Schneider, D. Schwartzkoph
Nays: None

Each year the Department of Revenue provides a TIF report to the legislature on all TIF projects across the state. Hastings currently has 48 TIF projects collecting excess taxes in the amount of \$1,429,479. The percentage of TIF to city valuation is 3.4% which is lower than our peer cities.

The Director gave an update on current projects and the board discussed advertising request for proposals of CRA properties.

There being no further business to conduct it was moved by Dan Schwartzkoph and seconded by Becky Sullivan to adjourn the meeting.

Ayes: D. Hysell, B. Sullivan, J. Schneider, D. Schwartzkoph
Nays: None

Respectfully submitted,

Randy Chick, Director

FINANCIALS

11:24 AM

04/13/26

Cash Basis

Community Redevelopment Authority

Profit & Loss

October 1, 2025 through April 13, 2026

	Oct 1, '25 - Apr 13, 26
Ordinary Income/Expense	
Income	
Grant Income	
RCRP Grant Income	304,467.67
Total Grant Income	304,467.67
Homestead Exemptions	14,018.78
Investment Interest	30,575.20
PILOT	17,879.61
Property Tax	117,998.63
Real Estate Loan Interest	2,787.48
Real Estate Loan Principal	16,723.13
Rent Income	
Commercial Space	27,150.00
Kool-Aid Bldg Garage	5,200.00
Total Rent Income	32,350.00
RLF-income	14,111.08
RLF-Principal	155,126.79
Sale of Property	143,655.36
State Pro Rate	429.37
Tax Increment TIF	286,545.82
Total Income	1,136,668.92
Gross Profit	1,136,668.92
Expense	
Administrative Expenses	65,172.65
Construction Improvements	479,018.07
Improvements	0.00
Lease Expense	3,739.99
Miscellaneous	0.00
NAHTF Grant	200,000.00
Professional Services	48,068.35
Promotion and Recruitment	33,583.33
R & M Buildings	23,773.03
Retail Grant	3,157.08
Returned Check	0.00
TIF Interest	3,881.53
TIF Principal	270,738.31
Wire Fee	0.00
Total Expense	1,131,132.34
Net Ordinary Income	5,536.58
Net Income	5,536.58

Community Redevelopment Authority

Balance Sheet

As of April 13, 2026

	Apr 13, 26
ASSETS	
Current Assets	
Checking/Savings	
Cash-County Treas. CRA	17,234.76
Cash at County Treas TIF	84,620.25
Cash In Bank	1,314,985.96
Revolving Loan Fund	437,829.14
Total Checking/Savings	1,854,670.11
Other Current Assets	
Accumulated Depreciation	-231,300.95
Allowance for Notes Receivable	-12,300.00
Due from City of Hastings	42,179.32
Grant Receivable	202,531.69
Inventory	931,309.97
Leasehold Improvements	414,851.39
NMPF-Notes Receivables	39,852.64
Property Sale Receivable	143,655.36
Property Tax Receivable	19,718.98
RLF-Notes Receivables	1,716,467.95
TIF Receivables	11,859,198.24
Total Other Current Assets	15,126,164.59
Total Current Assets	16,980,834.70
Other Assets	
Real Estate Loan Receivables	536,797.63
Total Other Assets	536,797.63
TOTAL ASSETS	17,517,632.33
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Accounts Payable	228,896.64
Accrued Interest Payable	2,380.82
Accrued Property Tax	15,784.71
Deferred Revenue - Property Tax	14,498.49
Grants Payable	116,666.67
Notes Payable - TIF	92,693.36
TIF Payables	11,720,481.09
Total Other Current Liabilities	12,191,401.78
Total Current Liabilities	12,191,401.78
Total Liabilities	12,191,401.78
Equity	
Fund Balance	5,320,693.97
Net Income	5,536.58
Total Equity	5,326,230.55
TOTAL LIABILITIES & EQUITY	17,517,632.33

CLAIMS

Amount	Payee	Description
\$900.00	Chamber of Comm.	Rent
\$20.14	Chamber of Comm.	Copies & shredding
\$38.90	Chamber of Comm.	Telephone
\$79.42	Hastings Tribune	RFP ad for CRA properties
\$42.77	Hastings Tribune	Adv. Qualified Action Plan for Asbestos removal Middle school
\$128.75	Idea Bank	Website hosting and maintenance
\$120.00	TimeValue	Software subscription
\$40.00	AC Register of Deeds	Filing fees - ABBC sale
\$7,916.67	RAC Investments	Administrative
\$11.95	RAC Investments	Reimburse postage - Hoppe documents
\$39.08	RAC Investments	Reimburse Adobe Acrobat Pro
\$13.32	City of Hastings	Postage
\$2,502.38	City of Hastings	Attorney Fees
\$621.80	Steve Marvel	Lease payment for 647 W. 2nd - year 17
\$286.46	Bryant Music & Gift	Retail Incentive Grant \$10,312.5 over 3 years - (8/23 begin)
\$239.72	The Cheese Shop	Retail Incentive Grant \$8,630 over 3 years - (5/24 begin)
\$6,994.77	Mesner Development	TIF Prin & Int - Homestead Exemption 2023 (Mesner North)
\$5,006.89	Mesner Development	TIF Prin & Int - Homestead Exemption 2024 (Mesner North)
\$10,479.14	Mesner Development	TIF Prin & Int - Homestead Exemption 2025 (Mesner North)
\$3,125.16	Mesner Development	TIF Prin & Int - Homestead Exemption 2026 (Mesner North)
\$1,489.50	HEDC	TIF Prin & Int - Homestead Exemption 2026 (HEDC W. Laux)
\$4,588.86	HEDC	TIF Prin & Int (HEDC Trail Ridge Add)
\$4,955.36	Mesner Development	TIF Prin & Int (Mesner North)
\$6,460.25	D. C Shoemaker/Lynne Friedewalde	TIF Prin & Int (Dietrich Stein Building)
\$3,564.70	MNB Bank	TIF Prin & Int (West 2nd Investments)
\$4,751.21	HEDC	TIF Prin & Int (HEDC W. Laux)
\$266.58	Adams Co. Treasurer	2025 RE Taxes - 700 W. 2nd vacant lot (#10006030)
\$266.58	Adams Co. Treasurer	2025 RE Taxes - 706 W. 2nd vacant lot (#10006029)
\$744.90	Adams Co. Treasurer	2025 RE Taxes - Lot 2 Eastside Estates (#10018655)
\$205.20	Adams Co. Treasurer	2025 RE Taxes - 314 S. Hastings vacant lot (#10006952)
\$488.60	Adams Co. Treasurer	2024 RE Taxes - 415 S. Burlington vacant lot (#10007046)
\$111.80	Adams Co. Treasurer	2024 RE Taxes - 218 E. South vacant lot (#10006812)
\$1,631.28	Adams Co. Treasurer	2024 RE Taxes - 516 W. 1st (Kool-Aid Building - #10006074)
\$1,046.80	Adams Co. Treasurer	2024 RE Taxes - 128 N. Hastings #100 (#10018268)
\$3,553.90	Adams Co. Treasurer	2024 RE Taxes - 714 W. 5th (old Middle School - #10016538)
\$628.02	Adams Co. Treasurer	2024 RE Taxes - Lot 2 Imperial Theatre Sub #10018960
\$1,733.40	Adams Co. Treasurer	2024 RE Taxes - 4.33 Acre Tract ("F" & Franklin) #010017663
\$1,837.10	Adams Co. Treasurer	2024 RE Taxes - 3.04 Acre Tract ("D" & Cedar) #10006799
\$401.60	Adams Co. Treasurer	2024 RE Taxes - Outlot A (Fairway Sub) #10019625
\$691.16	Adams Co. Treasurer	2024 RE Taxes - 402 W. 2nd #10006142
\$5,644.64	Adams Co. Treasurer	2024 RE Taxes - 405 W. 2nd #10006145
\$3,309.70	Adams Co. Treasurer	2024 RE Taxes - 647 W. 2nd (Marvel Building - #10006062)
\$5,160.00	Shelter Insurance	647 W. 2nd Insurance
\$54.99	Big G Ace	Preen for Lot 3 landscape
\$898.17	Earl May	Mulch for landscaping Lot 3 (\$658.77) Central Park (\$239.40)
\$50.69	Hastings Utilities	516 W. 1st - August
\$81.02	Hastings Utilities	116 N. Lincoln - Lot 3 - August
\$627.19	Hastings Utilities	405 W. 2nd - August

\$45.00 L&M Cleaning
\$70.00 Woodward's
\$29.56 Culligan

Clean stairs and common area
Garbage service @ 128 N. Hastings
Soft water salt 136 N. Hastings #200

\$93,995.08 TOTALS



301 S Burlington Ave.
PO Box 1104
Hastings, NE 68901

Invoice Date
4/7/2026

Invoice #
718288

INVOICE

Phone # 402-461-8400 Fax # 402-461-4400

Community Redevelopment Authority
301 S Burlington Ste 100
Hastings, NE 68901-5936

PLEASE PAY

THIS AMOUNT \$961.04

☐ Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

PLEASE DETACH AND RETURN TOP PORTION WITH PAYMENT

Invoice #
718288

		Terms	Due Date
		Due on receipt	4/30/2026
Qty	Description	Rate	Amount
	May Rent	900.00	900.00
	Mar Copies	16.14	16.14
	Mar Telephone	38.90	38.90
	Shredding	6.00	6.00

Hastings Area Chamber of Commerce
301 S. Burlington Ave.
Hastings, NE 68901

Billing Inquiries? Call 402-461-8400

Total	\$961.04
Payments/Credits	\$0.00
Balance Due	\$961.04

Advertising Invoice



1/1

PO Box 788
Hastings NE 68902
Phone: 402-462-2131
Fax: 402-462-2156

HASTINGS COMMUNITY REDEVELOPMENT
AUTHORITY
301 S. BURLINGTON AVE
HASTINGS, NE 68901

Acct. #: 00008851
Phone #: (402)463-6878
Date: 03/31/2026
Due Date: 04/27/2026
Invoice #: 300162488
PO #:
Salesperson: 700 Ad Taker: 030

Ad #	Description	Publication	Run Date	Amount	Due
00110944	REQUEST FOR PROPOSALS FOR THE	01	03/24/2026	39.71	39.71
			03/31/2026	39.71	79.42

Thank you for your business.

Please return a copy with payment

Total Due 79.42

Advertising Invoice



1/1

PO Box 788
Hastings NE 68902
Phone: 402-462-2131
Fax: 402-462-2156

HASTINGS CITY ENGINEER Attn: RENAE
GRIESS
220 N HASTINGS AVE
HASTINGS, NE 68901

Acct. #: 00002836
Phone #: (402)462-5115
Date: 03/31/2026
Due Date: 04/27/2026
Invoice #: 300162467
PO #:
Salesperson: 300 Ad Taker: 030

Ad #	Description	Publication	Run Date	Amount	Due
00110861	ADVERTISEMENT FOR BIDS The C	01	03/18/2026	21.39	21.39
			03/25/2026	21.38	42.77

CH 2026-18

Middle School

Thank you for your business.

Please return a copy with payment

Total Due

42.77



Retainer Invoice

Invoice Number: INV-18797
Invoice Date: 3/31/2026
Due Date: 4/30/2026
Terms: Net 30

Hastings BID/CRA

Attn: Lily Teeple
301 S Burlington
Hastings, NE 68901

IdeaBank Marketing

701 West 2nd Street
PO Box 2117
Hastings, NE 68902-2117
402-463-0588

DESCRIPTION:	AMOUNTS:
Hosting and Service Agreement	\$128.75
For: March 2026	
Includes:	
- Hosting	
- Complex CMS Package	
- System Maintenance/Software Updates*	
- Cloudflare security upgrade (New)	
- Quarterly Dashboard Reports	
- Site Monitoring	
- Hastings Cloud access	
- Domain Renewals	
- Google Workspace Email Subscriptions (3)	
This agreement will automatically renew at the end of each contract unless either party gives the other written notice of termination at least 30 days prior to the end of the relevant term, and arrangements are made with other collaborative organizations. Client is responsible for payment through the remainder of the term (the end of the month when shutdown occurs). Additional charges may apply (backups, related domain management, or other client requests). Contract Term: Monthly	
TOTAL THIS INVOICE:	\$128.75

TERMS:

Please remit payment on or before due date to avoid finance charges. Accounts 30 days past due are subject to a 1.33% per month finance charge (15.96% annual interest).

We appreciate your business!



Invoice #164937

2/7/2026

Second Notice

Bill To

Roger Nash
City of Hastings
2727 West 2nd Street
Suite 424
Hastings NE 68901
United States

Amount Due

\$120.00

Due Date: 3/9/2026

Period Start Date	Period End Date	Notes
2/8/2026	2/7/2027	

Terms	Due Date	PO #
Net 30	3/9/2026	

Qty	Item	Rate	Amount
2	TValue Online Annual Subscription	\$60.00	\$120.00

Subtotal	\$120.00
Tax	\$0.00
Shipping	\$0.00
Amount Paid	\$0.00
(US\$) Amount Due	\$120.00

STATEMENT

CUST# 39

NEW CHARGES FROM 03/01/2026 THROUGH 03/31/2026
THIS STATEMENT SHOWS CHARGES AND PAYMENTS FOR THE DATE RANGE
STATEMENT PRINTED ON 04/01/2026



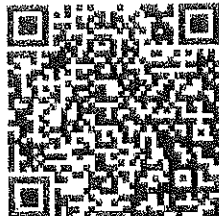
HASTINGS
300 N KANSAS AVE
HASTINGS, NE 68901-9998
www.usps.com

03/26/2026

03:55 PM

TRACKING NUMBERS
9505 5137 1193 6085 1754 18

TRACK STATUS OF ITEMS WITH THIS CODE
(UP TO 25 ITEMS)



TRACK STATUS BY TEXT MESSAGE
Send tracking number to 28777 (2USPS)
Standard message and data rates may apply

TRACK STATUS ONLINE
Visit <https://www.usps.com/tracking>
Text and e-mail alerts available

PURCHASE DETAILS

Product	Qty	Unit Price	Price
Priority Mail®	1		\$11.95
Flat Rate Env			
Lincoln, NE 68506			
Flat Rate			
Expected Delivery Date			
Mon 03/30/2026			
Tracking #:			
9505 5137 1193 6085 1754 18			
Insurance			\$0.00
Up to \$100.00 included			
Total			\$11.95

Grand Total: \$11.95

Credit Card Remit \$11.95

Card Name: VISA
Account #: XXXXXXXXXXXXX2975
Approval #: 942622
Transaction #: 877
AID: A0000000031010 Contactless
AL: VISA CREDIT

Adobe, Inc.: \$32.09 USD

1 message

PayPal <service@paypal.com>
To: Randy Chick <bidcra@gmail.com>

Mon, Apr 6, 2026 at 4:42 AM



Hello, Randy Chick

**You paid \$32.09 USD to
Adobe, Inc.**

Merchant	Adobe, Inc. paypaladmin@adobe.co... +1 800-833-6687
Transaction date	Apr 6, 2026
Order ID	BL3418431409

[View Payment Details](#)

ADOBE *Adobe	\$29.99
Qty: 1	

Subtotal	\$29.99
Tax	\$2.10
Total	\$32.09 USD

Paid Adobe, Inc. with

Five Points Bank of Hastings
Checking ••0714

\$32.09 USD

Adobe, Inc.: \$6.99 USD

1 message

PayPal <service@paypal.com>
To: Randy Chick <bidcra@gmail.com>

Mon, Apr 6, 2026 at 4:44 AM



Hello, Randy Chick

**You paid \$6.99 USD to
Adobe, Inc.**

Merchant	Adobe, Inc. paypaladmin@adobe.co... +1 800-833-6687
Transaction date	Apr 6, 2026
Order ID	BL3418431447

[View Payment Details](#)

ADOBE *Adobe	\$6.99
Qty: 1	

Subtotal	\$6.99
Total	\$6.99 USD

Paid Adobe, Inc. with

Five Points Bank of Hastings
Checking **0714

\$6.99 USD



CITY OF HASTINGS
2727 WEST 2ND STREET, SUITE 424
HASTINGS, NEBRASKA 68901
(402) 461-2315

General Invoice

Customer Copy

CUSTOMER		INVOICE DATE	INVOICE NUMBER	AMOUNT PAID	DUE DATE	INVOICE TOTAL DUE	
COMMUNITY REDEVELOPMENT AUTHORITY		04/01/2026	5902	\$0.00	04/01/2026	\$13.32	
DESCRIPTION	QUANTITY	PRICE	UOM	ORIGINAL BILL	ADJUSTED	PAID	AMOUNT DUE
POSTAGE 3/2026	1.00	\$13.320000	EACH	\$13.32	\$0.00	\$0.00	\$13.32
				Invoice Total		\$13.32	

PLEASE REMIT TO:
CITY OF HASTINGS
2727 WEST 2ND ST STE 424
HASTINGS, NE 68901

FOR QUESTIONS, PLEASE CONTACT:
BRITTANY POWELL (402) 461-2313

✂ DETACH AND RETURN THE PORTION BELOW WITH YOUR PAYMENT ✂



CITY OF HASTINGS
2727 WEST 2ND STREET, SUITE 424
HASTINGS, NEBRASKA 68901
(402) 461-2315

General Invoice

Remit Portion

Invoice Date 04/01/2026
Invoice Number 5902
Customer Number 96
Amount Paid

Due Date 04/01/2026
Invoice Total Due \$13.32

COMMUNITY REDEVELOPMENT
AUTHORITY
220 N. HASTINGS AVENUE
HASTINGS, NE 68901

PLEASE INCLUDE INVOICE NUMBER ON CHECK.



CITY OF HASTINGS
2727 WEST 2ND STREET, SUITE 424
HASTINGS, NEBRASKA 68901
(402) 461-2315

General Invoice

Customer Copy

CUSTOMER	INVOICE DATE	INVOICE NUMBER	AMOUNT PAID	DUE DATE	INVOICE TOTAL DUE		
COMMUNITY REDEVELOPMENT AUTHORITY	04/01/2026	5900	\$0.00	04/01/2026	\$2,502.38		
DESCRIPTION	QUANTITY	PRICE	UOM	ORIGINAL BILL	ADJUSTED	PAID	AMOUNT DUE
CITY ATTORNEY - CRA CITY ATTORNEY - 3/2026	1.00	\$2502.380000	EACH	\$2,502.38	\$0.00	\$0.00	\$2,502.38
Invoice Total:							\$2,502.38

PLEASE REMIT TO:
CITY OF HASTINGS
2727 WEST 2ND ST STE 424
HASTINGS, NE 68901

FOR QUESTIONS, PLEASE CONTACT:
BRITTANY POWELL (402) 461-2313

✂ DETACH AND RETURN THE PORTION BELOW WITH YOUR PAYMENT ✂



CITY OF HASTINGS
2727 WEST 2ND STREET, SUITE 424
HASTINGS, NEBRASKA 68901
(402) 461-2315

General Invoice

Remit Portion

Invoice Date	04/01/2026
Invoice Number	5900
Customer Number	96
Amount Paid	
Due Date	04/01/2026
Invoice Total Due	\$2,502.38

COMMUNITY REDEVELOPMENT
AUTHORITY
220 N. HASTINGS AVENUE
HASTINGS, NE 68901

PLEASE INCLUDE INVOICE NUMBER ON CHECK.

Community Redevelopment Authority
Account QuickReport
All Transactions

	Date	Class #	Name	Memo	Split	Amount	
Homestead Exemptions							
Mesner Development	03/14/2023	178	Adams County Treasurer	February TIF	Cash In Bank	\$ 1,159.03	
Mesner Development	04/10/2023	178	Adams County Treasurer	March TIF	Cash In Bank	1,167.15	
Mesner Development	05/09/2023	178	Adams County Treasurer	April TIF	Cash In Bank	2,334.30	
Mesner Development	07/11/2023	178	Adams County Treasurer	June TIF project	Cash In Bank	2,291.29	
Mesner Development	09/07/2023	178	Adams County Treasurer	TIF project	Cash In Bank	43.00	6,994.77
Mesner Development	01/08/2024	178	Adams County Treasurer	TIF December	Cash In Bank	2.21	
Mesner Development	03/14/2024	178	Adams County Treasurer	February - TIF project	Cash In Bank	833.08	
Mesner Development	04/16/2024	178	Adams County Treasurer	March - TIF	Cash In Bank	833.08	
Mesner Development	05/10/2024	178	Adams County Treasurer	April - TIF	Cash In Bank	833.08	
Mesner Development	06/10/2024	178	Adams County Treasurer	May - TIF	Cash In Bank	833.08	
Mesner Development	07/05/2024	178	Adams County Treasurer	June - TIF	Cash In Bank	833.08	
Mesner Development	08/09/2024	178	Adams County Treasurer	July - TIF	Cash In Bank	839.28	5,006.89
Mesner Development	03/12/2025	178	Adams County Treasurer	February - TIF	Cash In Bank	1,747.03	
Mesner Development	04/03/2025	178	Adams County Treasurer	TIF - March	Cash In Bank	1,747.03	
Mesner Development	05/12/2025	178	Adams County Treasurer	TIF - April	Cash In Bank	3,494.06	
Mesner Development	06/11/2025	178	Adams County Treasurer	TIF - May	Cash In Bank	1,747.03	
Mesner Development	08/07/2025	178	Adams County Treasurer	July - TIF	Cash In Bank	1,743.99	10,479.14
Mesner Development	02/09/2026	178	Adams County Treasurer	TIF - January	Cash In Bank	1,562.58	
Mesner Development	03/09/2026	178	Adams County Treasurer	TIF - February	Cash In Bank	1,562.58	3,125.16
HEDC	02/09/2026	189	Adams County Treasurer	TIF - January	Cash In Bank	744.75	
HEDC	03/09/2026	189	Adams County Treasurer	TIF - February	Cash In Bank	744.75	1,489.50
Total Homestead Exemptions						<u>27,095.46</u>	
TOTAL						<u>27,095.46</u>	

Tax Yr	Statement #	Owner Name 1	Parcel ID#	Class #	Tax Paid	Less Tax Commission
2024	616338	SHECKLER ASHLEY N & BOMBECK KEVIN W	10019406	173	\$ 3,122.96	\$3,091.73
2025	616419	SITZMORE KIP & MARISSA	10019301	173	\$ 1,512.25	\$1,497.13
2025	616359	HAGER BARBARA A TRUSTEE REV TRUST	10018899	178	\$ 2,316.04	\$2,292.88
2025	616365	SEARLE MARY ANN	10018905	178	\$ 2,689.40	\$2,662.51
2024	611500	PAULEY TAMERRA J	10018849	158	\$ 3,345.74	\$3,312.28
2025	611553	PAULEY TAMERRA J	10018849	158	\$ 3,179.76	\$3,147.96
2024	611136	WEST 2ND INVESTMENTS LLC	10019233	185	\$ 3,600.71	\$3,564.70
2025	616442	PEREZ JAVIER I & NGUYEN JENNY	10019396	189	\$ 4,799.20	\$4,751.21
						\$24,320.40

TAX STATEMENT

7705 0010

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F53290N (2of5)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11430
TAX TYPE Real Estate
PARCEL ID 0010006030
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1301.00-LOT 24 BLK 19 CITY OF HASTINGS O
RIGINAL TOWN

700 W 2ND ST



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	50.50	51.21
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	7.02	3.31
HIGHWAY BONDS	0.00999900	1.84	1.70
HASTINGS SD18	1.02000000	173.91	173.91
HASTINGS BOND SD1	0.14000000	23.87	23.87
ESU 9	0.01397300	2.39	2.38
CCC	0.02000000	3.41	3.41
NRD 2 LITTLE BLUE	0.01728300	3.25	2.95
HASTINGS	0.37909100	63.57	64.64
HASTINGS CRA	0.02600000	4.43	4.43
CITY HASTINGS BON	0.00000000	3.74	0.00
AG SOCIETY	0.01420500	2.56	2.42
Tax Credit		-20.42	-20.28
School Tax Credit		-50.37	-47.37
Totals	1.96027300	269.70	266.58

Total Taxes Due	266.58	12/31/2025
1st Half Delinquent	133.29	05/01/2026
2nd Half Delinquent	133.29	09/01/2026
Value Tax Amount		
Total	17,050	334.23
Homestead Credit	0	0.00
Non-Ag Tax Credit	17,050	-20.28
Ag-Land Tax Credit	0	0.00
School Tax Credit		-47.37
Taxable	17,050	266.58
Penalty		0.00
NET AMOUNT DUE		266.58



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 24.88 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11430
District ID 284
Parcel ID 0010006030

Delinquent on 05/01/2026
Total Due 266.58
1st Half 133.29

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11430
District ID 284
Parcel ID 0010006030

Delinquent on 09/01/2026
Total Due 266.58
2nd Half 133.29

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

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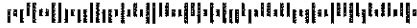
(1of2)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

Electronic Service Requested

00001332 SDGS 0.584 T 7
COMMUNITY REDVELOPMENT AUTHORITY
2727 W 2ND ST STE 424
HASTINGS, NE 68901-4683



ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11429
TAX TYPE Real Estate
PARCEL ID 0010006029
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1301.00-LOT 23 BLK 19 CITY OF HASTINGS
ORIGINAL TOWN

706 W 2ND ST



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	70.03	51.21
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	9.74	3.31
HIGHWAY BONDS	0.00999900	2.55	1.70
HASTINGS SD18	1.02000000	241.19	173.91
HASTINGS BOND SD1	0.14000000	33.10	23.87
ESU 9	0.01397300	3.32	2.38
CCC	0.02000000	4.73	3.41
NRD 2 LITTLE BLUE	0.01728300	4.50	2.95
HASTINGS	0.37909100	88.16	64.64
HASTINGS CRA	0.02600000	6.15	4.43
CITY HASTINGS BON	0.00000000	5.19	0.00
AG SOCIETY	0.01420500	3.54	2.42
Tax Credit		-28.34	-20.28
School Tax Credit		-69.10	-47.37
Totals	1.96027300	374.76	266.58

Total Taxes Due	266.58	12/31/2025
1st Half Delinquent	133.29	05/01/2026
2nd Half Delinquent	133.29	09/01/2026
Value		Tax Amount
Total	17,050	334.23
Homestead Credit	0	0.00
Non-Ag Tax Credit	17,050	-20.28
Ag-Land Tax Credit	0	0.00
School Tax Credit		-47.37
Taxable	17,050	266.58
Penalty		0.00
NET AMOUNT DUE		266.58



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 24.88 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDVELOPMENT AUTHORITY
2727 W 2ND ST STE 424
HASTINGS, NE 68901

Statement 11429
District ID 284
Parcel ID 0010006029

Delinquent on 05/01/2026
Total Due 266.58
1st Half 133.29

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDVELOPMENT AUTHORITY
2727 W 2ND ST STE 424
HASTINGS, NE 68901

Statement 11429
District ID 284
Parcel ID 0010006029

Delinquent on 09/01/2026
Total Due 266.58
2nd Half 133.29

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

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(5of8)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11149
TAX TYPE Real Estate
PARCEL ID 0010018655
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1580.20-LOT 2 EASTSIDE ADDITION(RE LOTS
1-12 BLK 1 POEHLERS ADD & LTS 1-11 LB P
ALMERS ADD & VAC 13TH ST) 1.01 AC



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	146.77	148.84
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	20.41	9.63
HIGHWAY BONDS	0.00999900	5.34	4.96
HASTINGS SD18	1.02000000	505.52	505.52
HASTINGS BOND SD1	0.14000000	69.39	69.39
ESU 9	0.01397300	6.95	6.93
CCC	0.02000000	9.91	9.91
NRD 2 LITTLE BLUE	0.01728300	9.43	8.57
HASTINGS	0.37909100	184.79	187.88
HASTINGS CRA	0.02600000	12.89	12.89
CITY HASTINGS BON	0.00000000	10.88	0.00
AG SOCIETY	0.01420500	7.43	7.04
Tax Credit		-59.40	-58.99
School Tax Credit		-234.23	-137.67
Totals	1.96027300	696.08	774.90

Total Taxes Due	774.90	12/31/2025
1st Half Delinquent	387.45	05/01/2026
2nd Half Delinquent	387.45	09/01/2026

	Value	Tax Amount
Total	49,561	971.56
Homestead Credit	0	0.00
Non-Ag Tax Credit	49,561	-58.99
Ag-Land Tax Credit	0	0.00
School Tax Credit		-137.67
Taxable	49,561	774.90
Penalty		0.00
NET AMOUNT DUE		774.90



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 72.33 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11149
District ID 284
Parcel ID 0010018655

Delinquent on 05/01/2026
Total Due 774.90
1st Half 387.45

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11149
District ID 284
Parcel ID 0010018655

Delinquent on 09/01/2026
Total Due 774.90
2nd Half 387.45

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

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(1of3)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

Electronic Service Requested

00008140 5DGS 0.584 T 41
COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON
HASTINGS, NE 68901-5936



ADAMS COUNTY

TAX YEAR 2025
STATEMENT 663
TAX TYPE Real Estate
PARCEL ID 0010006952
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1334.00-LOTS 7 & 8 BLK 10 ST JOSEPH ADD

314 S HASTINGS AVE



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	38.85	39.41
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	5.40	2.55
HIGHWAY BONDS	0.00999900	1.41	1.31
HASTINGS SD18	1.02000000	133.88	133.88
HASTINGS BOND SD1	0.14000000	18.38	18.38
ESU 9	0.01397300	1.84	1.83
CCC	0.02000000	2.63	2.63
NRD 2 LITTLE BLUE	0.01728300	2.50	2.27
HASTINGS	0.37909100	48.94	49.76
HASTINGS CRA	0.02600000	3.41	3.41
CITY HASTINGS BON	0.00000000	2.88	0.00
AG SOCIETY	0.01420500	1.97	1.86
Tax Credit		-15.72	-15.63
School Tax Credit		-38.77	-36.46
Totals	1.96027300	207.60	205.20

Total Taxes Due	205.20	12/31/2025
1st Half Delinquent	102.60	05/01/2026
2nd Half Delinquent	102.60	09/01/2026
	Value	Tax Amount
Total	13,125	257.29
Homestead Credit	0	0.00
Non-Ag Tax Credit	13,125	-15.63
Ag-Land Tax Credit	0	0.00
School Tax Credit		-36.46
Taxable	13,125	205.20
Penalty		0.00
NET AMOUNT DUE		205.20



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 19.16 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON
HASTINGS, NE 68901

Statement 663
District ID 284
Parcel ID 0010006952

Delinquent on 05/01/2026
Total Due 205.20
1st Half 102.60

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON
HASTINGS, NE 68901

Statement 663
District ID 284
Parcel ID 0010006952

Delinquent on 09/01/2026
Total Due 205.20
2nd Half 102.60

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

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F53290N (6of6)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11590
TAX TYPE Real Estate
PARCEL ID 0010007046
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description
1334.00-LOT 9 BLK 25 ST JOSEPH ADD

415 S BURLINGTON AVE



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	92.53	93.84
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	12.87	6.07
HIGHWAY BONDS	0.00999900	3.37	3.12
HASTINGS SD18	1.02000000	318.75	318.75
HASTINGS BOND SD1	0.14000000	43.75	43.75
ESU 9	0.01397300	4.38	4.37
CCC	0.02000000	6.25	6.25
NRD 2 LITTLE BLUE	0.01728300	5.95	5.40
HASTINGS	0.37909100	116.52	118.47
HASTINGS CRA	0.02600000	8.13	8.13
CITY HASTINGS BON	0.00000000	6.86	0.00
AG SOCIETY	0.01420500	4.68	4.44
Tax Credit		-37.46	-37.18
School Tax Credit		-46.16	-86.81
Totals	1.96027300	540.42	488.60

Total Taxes Due	488.60	12/31/2025
1st Half Delinquent	244.30	05/01/2026
2nd Half Delinquent	244.30	09/01/2026
Value		Tax Amount
Total	31,250	612.59
Homestead Credit	0	0.00
Non-Ag Tax Credit	31,250	-37.18
Ag-Land Tax Credit	0	0.00
School Tax Credit		-86.81
Taxable	31,250	488.60
Penalty		0.00
NET AMOUNT DUE		488.60



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 45.61 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11590
District ID 284
Parcel ID 0010007046

Delinquent on 05/01/2026
Total Due 488.60
1st Half 244.30

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11590
District ID 284
Parcel ID 0010007046

Delinquent on 09/01/2026
Total Due 488.60
2nd Half 244.30

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

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(1of8)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

Electronic Service Requested

00000337 SGL 1.320 T 4
COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901-5936



ADAMS COUNTY

TAX YEAR 2025
STATEMENT 607
TAX TYPE Real Estate
PARCEL ID 0010006812
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1332.00-LOT 5 EX E15' ALL LOTS 6 & 7 BL
K 1 SMITHS M J ADD

218 E SOUTH ST



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	21.20	21.48
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	2.94	1.39
HIGHWAY BONDS	0.00999900	0.77	0.71
HASTINGS SD18	1.02000000	72.93	72.93
HASTINGS BOND SD1	0.14000000	10.01	10.01
ESU 9	0.01397300	1.00	1.00
CCC	0.02000000	1.43	1.43
NRD 2 LITTLE BLUE	0.01728300	1.36	1.24
HASTINGS	0.37909100	26.66	27.11
HASTINGS CRA	0.02600000	1.86	1.86
CITY HASTINGS BON	0.00000000	1.57	0.00
AG SOCIETY	0.01420500	1.07	1.02
Tax Credit		-8.58	-8.51
School Tax Credit		-21.12	-19.87
Totals	1.96027300	113.10	111.80

Total Taxes Due	111.80	12/31/2025
1st Half Delinquent	55.90	05/01/2026
2nd Half Delinquent	55.90	09/01/2026
	Value	Tax Amount
Total	7,150	140.18
Homestead Credit	0	0.00
Non-Ag Tax Credit	7,150	-8.51
Ag-Land Tax Credit	0	0.00
School Tax Credit		-19.87
Taxable	7,150	111.80
Penalty		0.00
NET AMOUNT DUE		111.80



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 10.44 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 607
District ID 284
Parcel ID 0010006812

Delinquent on 05/01/2026
Total Due 111.80
1st Half 55.90

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 607
District ID 284
Parcel ID 0010006812

Delinquent on 09/01/2026
Total Due 111.80
2nd Half 55.90

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

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F53290L (2of3)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11465
TAX TYPE Real Estate
PARCEL ID 0010006074
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1301.00-LOT 16-17 BLK 24 CITY OF HASTIN
GS ORIG TOWN

516 W 1ST ST



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	308.87	313.31
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	42.96	20.27
HIGHWAY BONDS	0.00999900	11.24	10.43
HASTINGS SD18	1.02000000	1,064.22	1,064.22
HASTINGS BOND SD1	0.14000000	146.07	146.07
ESU 9	0.01397300	14.64	14.58
CCC	0.02000000	20.87	20.87
NRD 2 LITTLE BLUE	0.01728300	19.86	18.03
HASTINGS	0.37909100	389.02	395.52
HASTINGS CRA	0.02600000	27.13	27.13
CITY HASTINGS BON	0.00000000	22.91	0.00
AG SOCIETY	0.01420500	15.64	14.82
Tax Credit		-125.02	-124.15
School Tax Credit		-427.79	-289.82
Totals	1.96027300	1,530.62	1,631.28

Total Taxes Due	1,631.28	12/31/2025
1st Half Delinquent	815.64	05/01/2026
2nd Half Delinquent	815.64	09/01/2026

	Value	Tax Amount
Total	104,335	2,045.25
Homestead Credit	0	0.00
Non-Ag Tax Credit	104,335	-124.15
Ag-Land Tax Credit	0	0.00
School Tax Credit		-289.82
Taxable	104,335	1,631.28
Penalty		0.00
NET AMOUNT DUE		1,631.28



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 152.28 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON
HASTINGS, NE 68901

Statement 11465
District ID 284
Parcel ID 0010006074

Delinquent on 05/01/2026
Total Due 1,631.28
1st Half 815.64

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON
HASTINGS, NE 68901

Statement 11465
District ID 284
Parcel ID 0010006074

Delinquent on 09/01/2026
Total Due 1,631.28
2nd Half 815.64

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

0008141

F53290L (1of3)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

Electronic Service Requested

00008141 SDGS 0.584 T 41
COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON STE 100
HASTINGS, NE 68901-5932



ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11545
TAX TYPE Real Estate
PARCEL ID 0010018268
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1301.25-UNIT #100 BROWN CONDOMINIUMS (RE
N20' S65' L1S 11-12 BLK 23 HASTINGS ORI
G TOWN) INCLUDES 1ST FLOOR & BASEMENT

128 N HASTINGS AVE 100



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	198.24	201.07
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	27.57	13.00
HIGHWAY BONDS	0.00999900	7.21	6.69
HASTINGS SD18	1.02000000	682.92	682.92
HASTINGS BOND SD1	0.14000000	93.73	93.73
ESU 9	0.01397300	9.39	9.36
CCC	0.02000000	13.39	13.39
NRD 2 LITTLE BLUE	0.01728300	12.75	11.57
HASTINGS	0.37909100	249.64	253.81
HASTINGS CRA	0.02600000	17.41	17.41
CITY HASTINGS BON	0.00000000	14.70	0.00
AG SOCIETY	0.01420500	10.03	9.51
Tax Credit		-80.22	-79.68
School Tax Credit		-195.54	-185.98
Totals	1.96027300	1,061.22	1,046.80

Total Taxes Due	1,046.80	12/31/2025
1st Half Delinquent	523.40	05/01/2026
2nd Half Delinquent	523.40	09/01/2026
Value		Tax Amount
Total	66,953	1,312.46
Homestead Credit	0	0.00
Non-Ag Tax Credit	66,953	-79.68
Ag-Land Tax Credit	0	0.00
School Tax Credit		-185.98
Taxable	66,953	1,046.80
Penalty		0.00
NET AMOUNT DUE		1,046.80



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 97.72 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON STE 100
HASTINGS, NE 68901

Statement 11545
District ID 284
Parcel ID 0010018268

Delinquent on 05/01/2026
Total Due 1,046.80
1st Half 523.40

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON STE 100
HASTINGS, NE 68901

Statement 11545
District ID 284
Parcel ID 0010018268

Delinquent on 09/01/2026
Total Due 1,046.80
2nd Half 523.40

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

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(7of8)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11878
TAX TYPE Real Estate
PARCEL ID 0010016538
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1301.00-LOTS 1 THRU 12 BLK 6 CITY OF HAS
TINGS ORIGINAL TOWN (1.68 AC)

714 W 5TH ST



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	638.04	682.59
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	88.74	44.15
HIGHWAY BONDS	0.00999900	23.22	22.73
HASTINGS SD18	1.02000000	2,198.24	2,318.51
HASTINGS BOND SD1	0.14000000	301.72	318.23
ESU 9	0.01397300	30.23	31.76
CCC	0.02000000	43.10	45.46
NRD 2 LITTLE BLUE	0.01728300	41.03	39.29
HASTINGS	0.37909100	803.55	861.69
HASTINGS CRA	0.02600000	56.03	59.10
CITY HASTINGS BON	0.00000000	47.32	0.00
AG SOCIETY	0.01420500	32.30	32.29
Tax Credit		-258.26	-270.48
School Tax Credit		-516.04	-631.42
Totals	1.96027300	3,529.22	3,553.90

Total Taxes Due	3,553.90	12/31/2025
1st Half Delinquent	1,776.95	05/01/2026
2nd Half Delinquent	1,776.95	09/01/2026
	Value	Tax Amount
Total	227,305	4,455.80
Homestead Credit	0	0.00
Non-Ag Tax Credit	227,305	-270.48
Ag-Land Tax Credit	0	0.00
School Tax Credit		-631.42
Taxable	227,305	3,553.90
Penalty		0.00
NET AMOUNT DUE		3,553.90



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 331.75 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11878
District ID 284
Parcel ID 0010016538

Delinquent on 05/01/2026
Total Due 3,553.90
1st Half 1,776.95

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11878
District ID 284
Parcel ID 0010016538

Delinquent on 09/01/2026
Total Due 3,553.90
2nd Half 1,776.95

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

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(2of3)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON STE 100
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11921
TAX TYPE Real Estate
PARCEL ID 0010018960
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1608.13- LOT 2 IMPERIAL THEATRE 2ND SUBD
IV (RE LOT 2 IMPERIAL THEATRE SUBDIV) .5
8 AC



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	118.93	120.63
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	16.54	7.80
HIGHWAY BONDS	0.00999900	4.33	4.02
HASTINGS SD18	1.02000000	409.71	409.71
HASTINGS BOND SD1	0.14000000	56.24	56.24
ESU 9	0.01397300	5.64	5.61
CCC	0.02000000	8.03	8.03
NRD 2 LITTLE BLUE	0.01728300	7.65	6.94
HASTINGS	0.37909100	149.77	152.27
HASTINGS CRA	0.02600000	10.44	10.44
CITY HASTINGS BON	0.00000000	8.82	0.00
AG SOCIETY	0.01420500	6.02	5.71
Tax Credit		-48.12	-47.80
School Tax Credit		-59.32	-111.58
Totals	1.96027300	694.68	628.02

Total Taxes Due	628.02	12/31/2025
1st Half Delinquent	314.01	05/01/2026
2nd Half Delinquent	314.01	09/01/2026
	Value	Tax Amount
Total	40,168	787.40
Homestead Credit	0	0.00
Non-Ag Tax Credit	40,168	-47.80
Ag-Land Tax Credit	0	0.00
School Tax Credit		-111.58
Taxable	40,168	628.02
Penalty		0.00
NET AMOUNT DUE		628.02



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 58.63 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON STE 100
HASTINGS, NE 68901

Statement 11921
District ID 284
Parcel ID 0010018960

Delinquent on 05/01/2026
Total Due 628.02
1st Half 314.01

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON STE 100
HASTINGS, NE 68901

Statement 11921
District ID 284
Parcel ID 0010018960

Delinquent on 09/01/2026
Total Due 628.02
2nd Half 314.01

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

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F53290N (4of8)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11134
TAX TYPE Real Estate
PARCEL ID 0010017663
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description
1663.10-LOT 1 TRI-K SECOND SUBDIVISION



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	328.26	332.94
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	45.65	21.53
HIGHWAY BONDS	0.00999900	11.95	11.09
HASTINGS SD18	1.02000000	1,130.84	1,130.84
HASTINGS BOND SD1	0.14000000	155.21	155.21
ESU 9	0.01397300	15.55	15.49
CCC	0.02000000	22.17	22.17
NRD 2 LITTLE BLUE	0.01728300	21.11	19.16
HASTINGS	0.37909100	413.37	420.29
HASTINGS CRA	0.02600000	28.83	28.83
CITY HASTINGS BON	0.00000000	24.34	0.00
AG SOCIETY	0.01420500	16.61	15.75
Tax Credit		-132.86	-131.93
School Tax Credit		-327.47	-307.97
Totals	1.96027300	1,753.56	1,733.40

Total Taxes Due	1,733.40	12/31/2025
1st Half Delinquent	866.70	05/01/2026
2nd Half Delinquent	866.70	09/01/2026
	Value	Tax Amount
Total	110,867	2,173.30
Homestead Credit	0	0.00
Non-Ag Tax Credit	110,867	-131.93
Ag-Land Tax Credit	0	0.00
School Tax Credit		-307.97
Taxable	110,867	1,733.40
Penalty		0.00
NET AMOUNT DUE		1,733.40



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 161.81 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11134
District ID 284
Parcel ID 0010017663

Delinquent on 05/01/2026
Total Due 1,733.40
1st Half 866.70

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY OF CIT
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11134
District ID 284
Parcel ID 0010017663

Delinquent on 09/01/2026
Total Due 1,733.40
2nd Half 866.70

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

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F53290N

(1of5)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

Electronic Service Requested

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11254
TAX TYPE Real Estate
PARCEL ID 0010019625
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1356.20-OUTLOT A FAIRWAY SUB-DIV (PT NE1
/4 SW1/4) SEC 13-7-9

00000047 SGL 1.030 T 1
COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901-5936



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	30.64	77.05
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	4.26	4.98
HIGHWAY BONDS	0.00999900	1.12	2.56
HASTINGS SD18	1.02000000	105.57	261.64
HASTINGS BOND SD1	0.14000000	14.49	35.91
ESU 9	0.01397300	1.45	3.58
CCC	0.02000000	2.07	5.13
NRD 2 LITTLE BLUE	0.01728300	1.97	4.43
HASTINGS	0.37909100	38.59	97.24
HASTINGS CRA	0.02600000	2.69	6.67
CITY HASTINGS BON	0.00000000	2.27	0.00
AG SOCIETY	0.01420500	1.55	3.64
Tax Credit		-12.40	-30.51
School Tax Credit		-30.57	-71.26
Totals	1.96027300	163.70	401.06

Total Taxes Due	401.06	12/31/2025
1st Half Delinquent	200.53	05/01/2026
2nd Half Delinquent	200.53	09/01/2026

	Value	Tax Amount
Total	25,651	502.83
Homestead Credit	0	0.00
Non-Ag Tax Credit	25,651	-30.51
Ag-Land Tax Credit	0	0.00
School Tax Credit		-71.26
Taxable	25,651	401.06
Penalty		0.00
NET AMOUNT DUE		401.06



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 37.44 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11254
District ID 284
Parcel ID 0010019625

Delinquent on 05/01/2026
Total Due 401.06
1st Half 200.53

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11254
District ID 284
Parcel ID 0010019625

Delinquent on 09/01/2026
Total Due 401.06
2nd Half 200.53

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

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F53290N (3of5)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11503
TAX TYPE Real Estate
PARCEL ID 0010006142
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description
1309.00-LOTS 23 THRU 24 BLK 20 JOHNSONS
ADD

402 W 2ND ST



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	130.89	132.75
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	18.20	8.59
HIGHWAY BONDS	0.00999900	4.76	4.42
HASTINGS SD18	1.02000000	450.91	450.91
HASTINGS BOND SD1	0.14000000	61.89	61.89
ESU 9	0.01397300	6.20	6.18
CCC	0.02000000	8.84	8.84
NRD 2 LITTLE BLUE	0.01728300	8.42	7.64
HASTINGS	0.37909100	164.83	167.58
HASTINGS CRA	0.02600000	11.49	11.49
CITY HASTINGS BON	0.00000000	9.71	0.00
AG SOCIETY	0.01420500	6.62	6.28
Tax Credit		-52.98	-52.61
School Tax Credit		-115.08	-122.80
Totals	1.96027300	714.70	691.16

Total Taxes Due	691.16	12/31/2025
1st Half Delinquent	345.58	05/01/2026
2nd Half Delinquent	345.58	09/01/2026
	Value	Tax Amount
Total	44,207	866.57
Homestead Credit	0	0.00
Non-Ag Tax Credit	44,207	-52.61
Ag-Land Tax Credit	0	0.00
School Tax Credit		-122.80
Taxable	44,207	691.16
Penalty		0.00
NET AMOUNT DUE		691.16



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 64.52 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11503
District ID 284
Parcel ID 0010006142

Delinquent on 05/01/2026

Total Due 691.16

1st Half 345.58

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11503
District ID 284
Parcel ID 0010006142

Delinquent on 09/01/2026

Total Due 691.16

2nd Half 345.58

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

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F53290N (4of5)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11506
TAX TYPE Real Estate
PARCEL ID 0010006145
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1309.00-LOTS 1 THRU 3 BLK 21 JOHNSONS A
DD

405 W 2ND ST



Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	1,289.41	1,084.15
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	179.34	70.13
HIGHWAY BONDS	0.00999900	46.93	36.10
HASTINGS SD18	1.02000000	4,442.37	3,682.49
HASTINGS BOND SD1	0.14000000	609.74	505.44
ESU 9	0.01397300	61.10	50.45
CCC	0.02000000	87.11	72.21
NRD 2 LITTLE BLUE	0.01728300	82.91	62.40
HASTINGS	0.37909100	1,623.87	1,368.62
HASTINGS CRA	0.02600000	113.24	93.87
CITY HASTINGS BON	0.00000000	95.62	0.00
AG SOCIETY	0.01420500	65.27	51.28
Tax Credit		-521.90	-429.62
School Tax Credit		-830.01	-1,002.88
Totals	1.96027300	7,345.00	5,644.64

Total Taxes Due	5,644.64	12/31/2025
1st Half Delinquent	2,822.32	05/01/2026
2nd Half Delinquent	2,822.32	09/01/2026

	Value	Tax Amount
Total	361,028	7,077.14
Homestead Credit	0	0.00
Non-Ag Tax Credit	361,028	-429.62
Ag-Land Tax Credit	0	0.00
School Tax Credit		-1,002.88
Taxable	361,028	5,644.64
Penalty		0.00
NET AMOUNT DUE		5,644.64



IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 526.92 of the HASTINGS tax amount is for Public Safety Services

1ST HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11506
District ID 284
Parcel ID 0010006145

Delinquent on 05/01/2026
Total Due 5,644.64
1st Half 2,822.32

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 1ST HALF PAYMENT

2ND HALF PAYMENT

2025 Real Estate Statement



COMMUNITY REDEVELOPMENT AUTHORITY
301 S BURLINGTON AVE
HASTINGS, NE 68901

Statement 11506
District ID 284
Parcel ID 0010006145

Delinquent on 09/01/2026
Total Due 5,644.64
2nd Half 2,822.32

Call (402) 461-7120 For Current Interest

Make Checks Payable To:
VIRGINIA LONG, ADAMS COUNTY TREASURER
500 West 4th Street Hastings, NE 68901



REMIT THIS PORTION WITH 2ND HALF PAYMENT

Mark to have receipt returned

Mark to have receipt returned

TAX STATEMENT

7705 0010

0008785

F53290L (1of2)

ADAMS COUNTY TREASURER
500 West 4th Street
Hastings, NE 68901

IMPORTANT TAX INFORMATION

Electronic Service Requested

00008785 5DGS 0.584 T 45
MARVEL STEVEN J
PO BOX 1643
HASTINGS, NE 68902-1643



*PHOTOCOPY TO:
THE HASTINGS
NEBRASKA COMMUNITY
REDEVELOPMENT AUTHORITY*

ADAMS COUNTY

TAX YEAR 2025
STATEMENT 11457
TAX TYPE Real Estate
PARCEL ID 0010006062
TAX DISTRICT 284
ES9NR2SD18CRA

Property Description

1301.00-N60' OF LOT 12 BLK. 23 CITY OF H
ASTINGS ORIGINAL TOWN

647 W 2ND ST

Please return appropriate stub with payment

Description	Tax Rate	Prior Tax	Current Tax
COUNTY	0.30029800	626.72	635.69
BUILDING & PARKIN	0.00000000	0.00	0.00
JAIL BONDS	0.01942400	87.17	41.12
HIGHWAY BONDS	0.00999900	22.81	21.17
HASTINGS SD18	1.02000000	2,159.19	2,159.19
HASTINGS BOND SD1	0.14000000	296.36	296.36
ESU 9	0.01397300	29.70	29.58
CCC	0.02000000	42.34	42.34
NRD 2 LITTLE BLUE	0.01728300	40.30	36.59
HASTINGS	0.37909100	789.27	802.48
HASTINGS CRA	0.02600000	55.04	55.04
CITY HASTINGS BON	0.00000000	46.48	0.00
AG SOCIETY	0.01420500	31.72	30.07

Total Taxes Due	3,309.70	12/31/2025
1st Half Delinquent	1,654.85	05/01/2026
2nd Half Delinquent	1,654.85	09/01/2026
	Value	Tax Amount
Total	211,685	4,149.63
Homestead Credit	0	0.00
Non-Ag Tax Credit	211,685	-251.90
Ag-Land Tax Credit	0	0.00
School Tax Credit		-588.03
Taxable	211,685	3,309.70
Penalty		0.00
NET AMOUNT DUE		3,309.70

Tax Credit	-253.66	-251.90
School Tax Credit	-478.50	-588.03
Totals	1.96027300	3,494.94
		3,309.70

IMPORTANT: Examine the notice before payment. The treasurer is not responsible for payments on the wrong property.

MESSAGES

\$ 308.95 of the HASTINGS tax amount is for Public Safety Services



**SHELTER
GENERAL
INSURANCE
COMPANY**

RENEWAL NOTICE



UW 000007 MRGV2 20260316



**CRA OF HASTINGS LLC
301 S BURLINGTON AVE
HASTINGS NE 68901-5931**

**Due Date: 04-20-2026
Payment Due: \$5,160.00
Policy Number: 26-76-C-8899636-2
Kind of Policy: Commercial Fire**

M-1521.1-M

**Please detach and return with payment - See reverse side for policy change form
Additional payment options at: 1-800-SHELTER (743-5837) or ShelterInsurance.com or see your Agent**

Policy Number	Policy Period	Due Date	Payment Due
26-76-C-8899636-2	04-20-2026 to 04-20-2027	04-20-2026	\$5,160.00

Please make payment to: Shelter Insurance Companies
P.O. Box 6006
Columbia, MO 65205-6006

Agent

**BRANT INSURANCE AGENCY LLC
26-C836-20
402-463-3003**

Insured

**CRA OF HASTINGS LLC
301 S BURLINGTON AVE
HASTINGS NE 68901-5936**

804202026126176008899636000265160006516000

BIG G ACE
3203 OSBORNE DRIVE WEST
HASTINGS, NE 68901-9122

PHONE: (402) 462-5181

PAGE NO 1

CITY OF HASTINGS
NEW GENERAL ACCOUNT
220 N HASTINGS
HASTINGS NE 68901
(402) 461-2310

CUST # 100337
TERMS: NET 10TH
P.O. #
REF. # PO #
DUE DATE: 5/10/26

INV # 768015/1
DATE : 3/30/26
CLERK: GSP
TERM # 587

TIME : 2:58

* INVOICE *

QUANTITY	UM	ITEM	DESCRIPTION	SUG. PRICE	PRICE/PER	EXTENSION
1	EA	7662984	PREEN WEED PREVNTNTR 31.3#		54.99 /EA	54.99*N
** AMOUNT CHARGED TO ACCOUNT **				54.99	TAXABLE	0.00
					NON-TAXABLE	54.99
					SUB-TOTAL	54.99
					TAX AMOUNT	0.00
					TOTAL INVOICE	54.99

ACE REWARDS ID # 1980367372

(CRA)

X 
Received By



WWW.EARLMAY.COM

Earl May Nursery and Garden Center
2220 N. Kansas Ave
Hastings, NE 68901
402-462-6576

#139-001 4/3/2026 15:29:17 JACKIE S
Inv#:00063121 Trs#:140124
CITY OF HASTINGS** *****0030

60 @ \$4.99 each
MULCH-SELECT BROWN 2CF \$239.40 T123
Code: 700535
Elect. Store coupon: \$60.00

Net Sales	\$239.40
Tax exempt 1	\$13.17
Tax exempt 2	\$3.59
TOTAL SALES	\$239.40

SUB TOTAL	\$239.40
Charge	\$239.40
Balance	\$0.00

Previous customer balance	\$658.77
New charges	\$239.40
New customer balance	\$898.17

Item count	60
Elect. Store coupon	\$60.00
SAVING GRAND TOTAL	\$60.00

Thank you for shopping at
Earl May Garden Center

Family owned, Family grown
Est. 1919, Shenandoah, IA



WWW.EARLMAY.COM

Earl May Nursery and Garden Center
2220 N. Kansas Ave
Hastings, NE 68901
402-462-6576

#139-001 3/31/2026 17:15:10 RIVERS B
Inv#:00063020 Trs#:140023
CITY OF HASTINGS** *****0030

120 @ \$4.99 each
MULCH-SELECT BROWN 2CF \$478.80 T123
Code: 700535
Elect. Store coupon: \$120.00
3 @ \$59.99 each (4@ \$53.99)
ANNUAL TREE SHRUB CONC GAL \$179.97 T123
Code: 614397

Net Sales	\$658.77
Tax exempt 1	\$36.23
Tax exempt 2	\$9.88
TOTAL SALES	\$658.77

SUB TOTAL	\$658.77
Charge	\$658.77
Balance	\$0.00

Previous customer balance	
New charges	\$658.77
New customer balance	\$658.77

Item count	123
Elect. Store coupon	\$120.00
SAVING GRAND TOTAL	\$120.00

Thank you for shopping at
Earl May Garden Center

Family owned, Family grown
Est. 1919, Shenandoah, IA

Earl May GET MORE
Guarantee

We guarantee hardy nursery stock and

1:36 PM

04/01/26

Community Redevelopment Authority
Check Detail
April 1 - 2, 2026

Date	Num	Name	Memo	Account	Paid Amount	Class
04/02/2026	8118	Hast...		Cash In Bank		
			516 W 1st	R & M Buildings	-50.69	085-516 W 1st
			116 N Lincoln - Lot 3	R & M Buildings	-81.02	177- Parking Lot #3
			405 W 2nd	R & M Buildings	-627.19	205-402/405 W 2nd St
TOTAL					-758.90	

L&M Cleaning Services LLC

2905 W Laux Street
Hastings, Nebraska 68901
402-705-2435

Invoice

Invoice for
CRA

Payable to
L&M Cleaning Services LLC

Invoice #
140

Project
647 W 2ND ST
HASTINGS NE 68901

Description	Qty	Unit price	Total price
MARCH 20TH OF 2026	1	\$45.00	\$45.00
MONTHLY CLEAN UP OF STAIRS , DOORS ETC			

Subtotal \$45.00

Notes: 3.5%
Credit Card
Fee
Adjustment

TAX 7 %
Adjustments

\$45.00

INVOICE NO9319-726

WOODWARD'S Disposal Service, Inc.P.O. Box 1023
HASTINGS, NE 68902-1023 PHONE (402) 462-9252**INVOICE / STATEMENT**

PAGE

1

STATEMENT DATE

ANY TRANSACTION AFTER
THIS DATE WILL BE SHOWN
ON YOUR NEXT BILLINGSERVICE ADDRESS: 128 N HASTINGS
SERVICE PERIOD: MARCH 2026

MO. DAY YR.

03/23/2026

ACCT. NO.

17716

C.R.A.
220 N HASTINGS
C/O BARB
HASTINGS, NE 68901

Service Per: MARCH 2026

TERMS: NET 20 DAYS. A LATE CHARGE OF 1 1/2% PER MONTH (18% ANNUAL RATE) WILL BE ADDED TO ALL PAST DUE
AMOUNTS, MINIMUM CHARGE \$1.00. AMOUNTS ARE PAST DUE 20 DAYS AFTER TRANSACTION DATE.
PLEASE DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT.

Thank You

\$ AMOUNT ENCLOSED

MO. DAY YR.	QTY.	DESCRIPTION	REFERENCE	CHARGES	PAYMENTS/CREDITS	BALANCE
				PREVIOUS BALANCE		140.00
03/02/26	1	PAYMENT - THANK YOU!	8093		-70.00	70.00
03/01/26	1	REAR LOAD SERVICE	128 N HASTINGS	70.00		140.00
PAST DUE! WE WOULD APPRECIATE YOUR PAYMENT TODAY!						
STATUS OF YOUR ACCT. NO.	CURRENT	30 DAYS	60 DAYS	90 DAYS	120 DAYS & OVER	NEW BALANCE
17716	70.00	70.00	0.00	0.00	0.00	140.00

No 726

FINANCE CHARGE COMPUTED ON: 0.00

Payment due: 04/20/26

PAY THIS
AMOUNT

WOODWARD'S DISPOSAL SERVICE, INC.



CULLIGAN OF HASTINGS
1618 N LINCOLN AVE
PO BOX 883
HASTINGS NE 68901
(402) 463-3747



0101000208

DELIVERY ADDRESS:
RANDY CHICK
647 W 2ND ST
HASTINGS, NE 68901

INVOICE NUMBER

ACCOUNT NUMBER

1018522

BILLING DATE

03/31/2026

DUE DATE

04/17/2026

P.O.#

DATE	TRANSACTION	REFERENCE	AMOUNT
03/25/26	PREVIOUS BALANCE		0.00
03/25/26	SERVICE DELIVERY FEE	REF: D-35543	4.95
03/25/26	SOLAR SALT (DEL)	QTY 2 @ 11.50 REF: D-35543	23.00
03/25/26	SALES TAX	REF: D-35543	1.61

NEXT DELIVERY DATES 06/09/26 09/01/26 11/24/26 02/16/27

SECURITY CODE: LXWG

PAY THIS AMOUNT

29.56

ANN. PERC RATE

16.00%

DAILY PERIODIC RATE

0.044%

MIN. FINANCE RATE

0.50

UNPD.PREV BAL.

0.00

FIN. CHG

0.00

0-30

0.00

30-60

0.00

60-90

0.00

90-120

0.00

+120

0.00

RETURN THIS PORTION WITH PAYMENT



INVOICE NUMBER

ACCOUNT NUMBER

DUE DATE

1018522

04/17/2026

AMOUNT DUE

29.56

AMOUNT PAID



CULLIGAN OF HASTINGS
1618 N LINCOLN AVE
PO BOX 883
HASTINGS NE 68901

1*236*****SCH 5-DIGIT 68901

CRA

301 S BURLINGTON AVE

HASTINGS NE 68901-5936



CULLIGAN OF HASTINGS

PO BOX 883

HASTINGS NE 68902-0883



Item #1 – Discussion and possible action on a proposal from Hari LLC to purchase the property at 218 E. South Street (Lot 5, Except the E15', All Lots 6 & 7 Block 1, MJ Smith Add) and construct a single-family home. – Hari LLC is offering \$5,000 for the vacant lot at 218 E. South Street and intends to build a 1,400 square foot, 3-bed, 2-bath, home on slab with a 2-car garage and sell the home in the \$279,000 range. The sale is subject to City Council approval of Micro-TIF. The current assessed valuation of the lot is \$7,150.

218 E South St.

❖ Owner

Hari LLC.

(308) 339-9217

2902 Osborne Dr. W Hastings, NE 68901

❖ Developer/ General Contractor

Logan Kershner Construction LLC.

(402) 705-0246

220 W South St. Hastings, NE 68901

Overview Of Proposal

Our proposal of the property legally located at TWP: 07
RNG: 09; Block: 1: Lot: 5-7; Deeded Acres: 0.000
1332.00-Lot 5 EX E15' ALL LOTS 6&7 BLK 1 SMITH M J
ADD includes the construction of one single family
home. This home includes three bedrooms, two
bathrooms, two car garages, and roughly 1400 sq ft.

Price

Hari LLC is prepared to offer \$5000.00 for the property
legally located at TWP: 07 RNG: 09; Block: 1: Lot: 5-7;

Deeded Acres: 0.000 1332.00-Lot 5 EX E15' ALL LOTS
6&7 BLK 1 SMITH M J ADD.

Previous Experience/ Qualifications

3109 Lakeview Ave Hastings NE, 68901

3115 Lakeview Ave Hastings NE, 68901

3126 Lakeview Ave Hastings NE, 68901

3122 Lakeview Ave Hastings NE, 68901

3102 Lakeview Ave Hastings NE, 68901

3118 Lakeview Ave Hastings NE, 68901

3114 Lakeview Ave Hastings NE, 68901

Financial References

Five Points Bank Hastings

2815 Osborne Dr. W Hastings Ne 68901

(402) 462-2228

Plan Of Action

Upon closing construction will begin immediately. Our duration from start to finish will be three months.

Financing Of Project

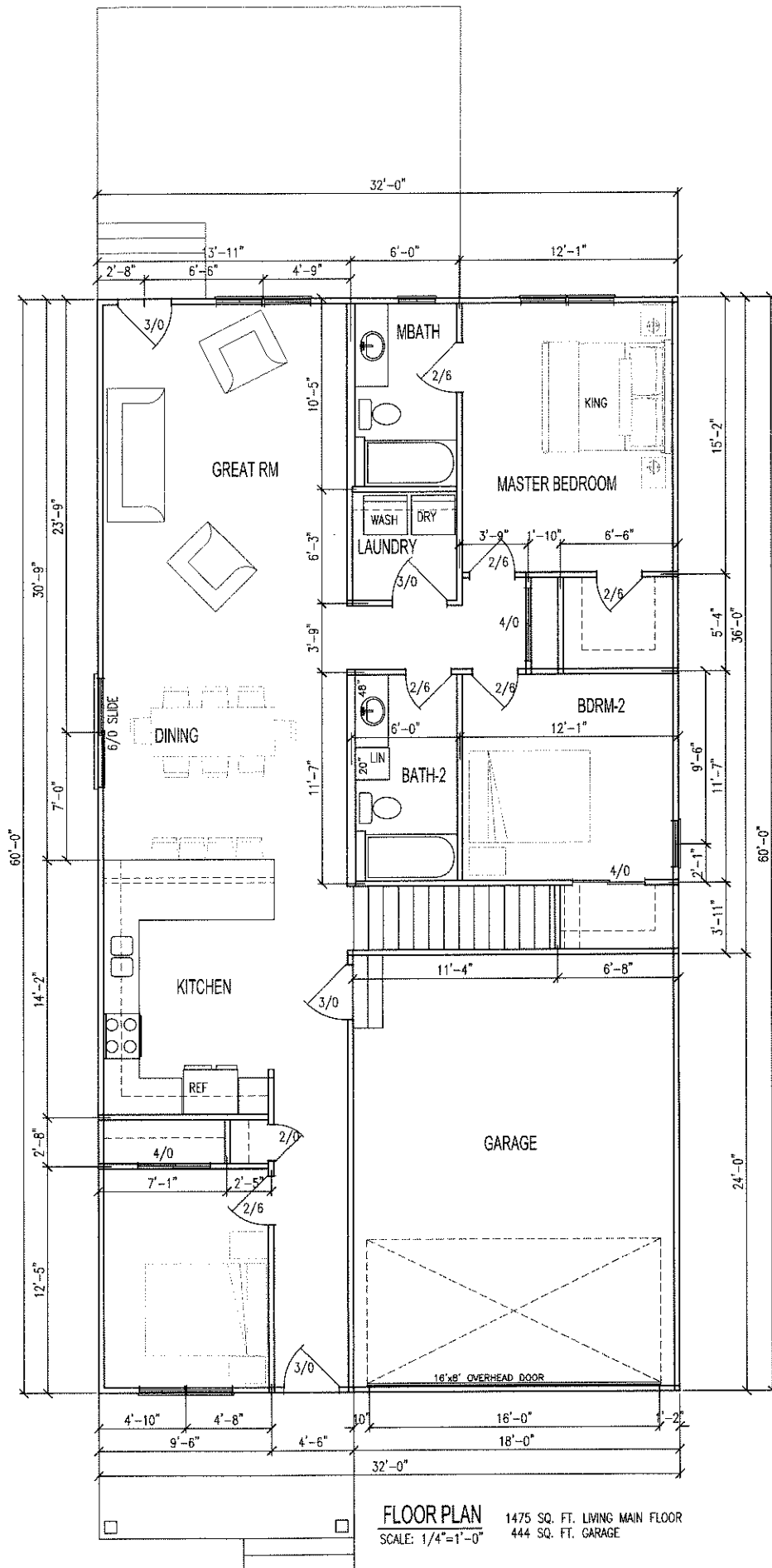
This project will be financed by private investment, bank financing, and TIF bond. We are requesting a micro TIF Bond over the course of the next 15 years.

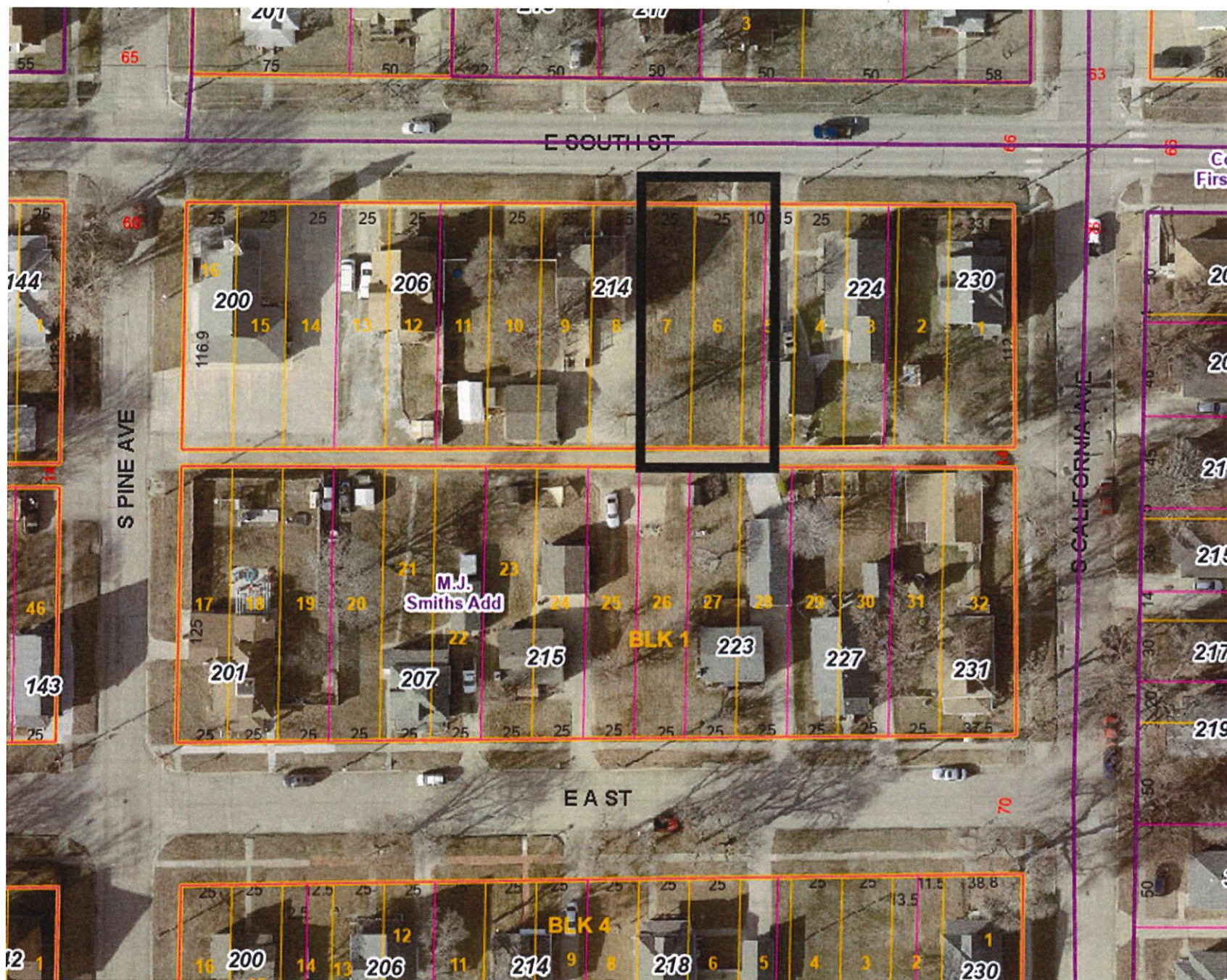
Impact Of Proposal

The property is currently valued at \$7,150.00. The construction of a single family home with a median evaluation at \$279,000.00. All contractors will be locally sourced. The general contractor and owner are both local to Hastings.

Management Plan

Logan Kershner Construction LLC. will be responsible for all on-site management for the entirety of the project. Promotion and marketing will be through Berkshire Hathway and Home Services Hastings.







Parcel Number: 010006812
Computer ID: 3765-18-2-1332.00-000-0003
Deed Holder: COMMUNITY REDEVELOPMENT AUTHORITY OF CITY OF HASTINGS
Property Address: 218 E SOUTH ST
Mailing Address: 301 S BURLINGTON AVE
HASTINGS, NE 68901-0000 USA
Status: UNIMPROVED
Use: SINGLE FAMILY
Zoning: SINGLE FAMILY
Location: URBAN
City Size: 12,001 - 100,000
Lot Size: 1 SF - 10,000 SF
Map Area: 1002 2ND ST
Plat Map: 6-36
Subdivision: 1332.00-SMITHS MJ ADD
Sec-Twp-Rng: -07-09
Lot-Block: 5-7-1
Assessor Location: HASTINGS
Legal Description: 1332.00-LOT 5 EX E15' ALL LOTS 6 & 7 BLK 1 SMITHS M J ADD
(NOT TO BE USED ON LEGAL DOCUMENTS)
[PROPERTY REPORT \(PDF FILE\)](#)
Property Report:



Pin 010006812 Photo

1 / 1



Tax Districts

District	Description	Levy
Ag Society	AG SOCIETY	0.014205
CRA	HASTINGS CRA	0.026000
City or Village	HASTINGS	0.379091
Community College	CCC GENERAL	0.020000
County	COUNTY GENERAL	0.329721
ESU	ESU 9	0.013973
Fire	NONE	0.000000
Library	NONE	0.000000
NRD	NRD 2 LITTLE BLUE	0.017283
SID	NONE	0.000000
School Bonds	HASTINGS 18 BOND	0.140000
School Districts	HASTINGS 18 (01-0018)	1.020000
TIF	NONE	0.000000
Townships	NONE	0.000000
Master	CO-AG-CCC-HPS18-ES9-NR2-HASTINGS/CRA	1.960273

Current Value Information

Land Value	Dwelling Value	Improvement Value	Total Value
\$7,150	\$0	\$0	\$7,150

Item #2 - Discussion and possible action on a request from the BID and Creative District to install a piano in Central Park (825 W. 2nd) – This request was submitted by representatives of the BID and Creative District.



Randal Chick <cra@redevelophastings.com>

Downtown Piano - Central Park

4 messages

Business Improvement District (BID) Hastings <bid@hastingsdowntown.com>

Mon, Jan 26, 2026 at 3:45 PM

To: Randy Chick <cra@redevelophastings.com>

Cc: Hannah Jensen <hvjensen10@gmail.com>, Ember Batelaan <EBatelaan@cityofhastings.org>

Randy,

Hannah and I met earlier today to discuss putting pianos downtown. We would like to discuss what we would need to do in order to put a piano in Central Park this summer/fall.

Outdoor pianos typically have a lifespan of about a year and would be outside in all weather conditions, so this would likely be a temporary installation.

We are open to your thoughts and suggestions.

Thank you!

Lily Teeple

Business Improvement District

301 S. Burlington • Hastings, NE 68901

bid@hastingsdowntown.com

Office: (402) 461-8413

Cell: (308) 562-8022

Business Improvement District (BID) Hastings <bid@hastingsdowntown.com>

Thu, Apr 16, 2026 at 2:08 PM

To: Randy Chick <cra@redevelophastings.com>

Cc: Hannah Jensen <hvjensen10@gmail.com>, Ember Batelaan <EBatelaan@cityofhastings.org>

Hello All,

I know we previously discussed the idea of outdoor pianos, and I'd still love to see this come together this summer, at least in Central Park.

Hannah, is this something you'd still be interested in helping with? If so, Randy can place it on the CRA agenda, and we can move forward from there.

Lily Teeple

Business Improvement District

301 S. Burlington • Hastings, NE 68901

bid@hastingsdowntown.com

Office: (402) 461-8413

Cell: (308) 562-8022

[Quoted text hidden]

Randal Chick <cra@redevelophastings.com>

Thu, Apr 16, 2026 at 2:12 PM

To: "Business Improvement District (BID) Hastings" <bid@hastingsdowntown.com>

Cc: Hannah Jensen <hvjensen10@gmail.com>, Ember Batelaan <EBatelaan@cityofhastings.org>

A couple of questions that might get tossed around by the CRA are who will be responsible for placement, removal or maintenance? I'm not sure, but they might ask about insurance.

Randal Chick
Executive Director
Community Redevelopment Authority
301 S. Burlington
Hastings, NE 68901
(402) 461-8415
www.redevelophastings.com

[Quoted text hidden]

Business Improvement District (BID) Hastings <bid@hastingsdowntown.com>

Thu, Apr 16, 2026 at 2:15 PM

To: Randal Chick <cra@redevelophastings.com>

Cc: Hannah Jensen <hvjensen10@gmail.com>, Ember Batelaan <EBatelaan@cityofhastings.org>

Insurance would likely be covered (if needed) by the BID through our partnership with the CVB.

Lily Teeple

Business Improvement District
301 S. Burlington • Hastings, NE 68901
bid@hastingsdowntown.com
Office: (402) 461-8413
Cell: (308) 562-8022

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