

BUCCANEER BAY NEWSLETTER

For residents of Buccaneer Bay

September 2023



Getting to know Buc Bay residents

Flowers brighten their exterior

Todd and Kathy Bruner don't mind if you pull off the Boulevard when you drive by their home and stop to admire their massive flower display — both in the front and back. In fact, they encourage folks to do just that. The empty-nesters love showing off their pride and joy.

Todd's green thumb began growing soon after high school when he started working for an irrigation company. He left that job at age 29 to attend college and became a steamfitter. (He's planning to retire by the end of this year.)

Todd and Kathy grew up in Omaha but didn't meet until years after finishing high school. Todd was one of the last to graduate from Omaha Tech High, and Kathy is an alum of South High.

They met for the first time in a chance encounter at a bar called Strawberries Lounge, near 84th and F Streets.

"My sister worked there as a bartender," Kathy said. "I was there on a Friday night, and Todd was there with one of his buddies. He asked me to dance, and that's where it all began."

They decided they got along so well that they took the plunge and married in 1998. They bought their first home a year later just east of the former Walmart store off 84th Street in La Vista. Their two children attended G. Stanley Hall Elementary and eventually graduated from Papillion-La Vista High.

Today, son Ray J lives with wife Chaele in Castle Rock, Colo. Their daughter, Lindsay, played softball for UNO after her Papillion Monarchs won two state championships. She currently works as a deputy with the Sarpy County warrants unit.

Lindsay and husband Mike live not far away, close to the Buc Bay water tower. They have a 2½-year-old son, Mikey.

"Having them there kind of drove us to moving here," Kathy said. "Obviously, we were empty nesters, and Todd's dream was to live on a lake. There were quite a few lots available four years ago.



Todd and Kathy Bruner spend what little free time they have relaxing in the back, where they have a great view of Sailboat Lake.

"I brought Todd out and said, 'What do you think about this lot?' He said he loved it. It was quite an adventure for us, because we had never built a new home before. It was a little intimidating, but here we are, and we love it."

Meanwhile, Todd's main job as a steamfitter was to install air conditioning and heating units for residential, schools and business customers.

To supplement his steamfitter income, Todd took irrigation jobs on the side, which made for some long days and weeks. He installed sprinkler systems all over the area, from homes to large businesses. That all came in handy when they moved to Buc Bay.

"I seeded the entire yard here and put the irrigation system in," he said. "It was a custom-designed system."

Kathy began working in the health care industry, starting in 1979 shortly after high school graduation, at Bishop Clarkson

See Flowers, Page 2

Flowers: Todd and Kathy Bruner's collection is growing

Continued from Page 1

Hospital (which in 1997 merged with the Nebraska Medicine campus). She's been there ever since. Her official title now is surgical purchasing senior analyst. She's charged with purchasing the hospital's surgical instruments and capital equipment. Last June marked her 44th year there.



This display of flowers is located at the edge of Buccaneer Boulevard.

During Todd's years working in irrigation, both fulltime and as a side job, he got to admire other folks' landscaping and flower gardens. As their home was being built here, he had a vision for the back overlooking Sailboat Lake. He installed a rock wall that he insisted would have a natural look to it.

"I put in natural rocks," he said. "It was the same thing with the landscaping. I wanted a natural look to it."

Finding flowers often was easy while servicing irrigation systems. Many gladly offered to part ways with them.

"I'd rip up flowers and bring them home," Todd said. "Our La Vista home was flowered out."

Many of those flowers from their first home can be found in the backyard of their current one. Todd also made several purchases at Lowe's and Menards when he saw bargains.

"I guess it's my hobby," he said. "I don't have any other hobbies other than fishing. My main hobby is my yard. It gives me something to do."

Said Kathy: "He's very passionate about it, very dedicated. He's out there every day as people who drive by have seen him man-icuring the yard and the flowers. I'm just so proud of him for all the things he's established to make our home look so pretty."



Flowers dominate the landscape near the edge of Sailboat Lake. They come literally from all over the world.

Their collection continues to grow each year with flowers from literally all over the world. And, as you might suspect, it takes a lot of water to keep them all looking good. Their water bill from May's record-setting lack of precipitation was \$300.

"I don't want anything to happen to the flowers," Todd said. "The grass will recover if it's dry, but the flowers won't."

Folks have noticed their colorful collection.

"They drive by real slow," Kathy said, "and some people, even from out of town, have stopped and knocked on our door. Some of them are looking for new ideas for their homes."

Said Todd: "There was a lady the other day who stopped while I was outside. She said, 'I go by your house all the time and see how pretty your flowers are.' Another lady brought me a flower as a gift, and I planted it. Four years later, her daughter stopped by, and we showed it to her."

Todd and Kathy have enjoyed meeting new people since settling in. Life in Buccaneer Bay, Kathy said, is the best.

"It's very peaceful here," she said. "The island (on Sailboat Lake) is our neighbor."

Added Todd: "I think the whole area is great. I've never met one bad person. Every person is very giving here. Everybody in the neighborhood is nice."

ATVs not designed for youngsters

Editor's note: There have been sightings of young people driving ATVs, and there have been inquiries regarding the legality of operating them. Here's what was found online from the Cass County Sheriff's Office:

Recreational vehicles such as ATVs are not designed for use on public roads because they are not as stable as cars or trucks and don't have the same safety features, according to a statement issued last month by the Sheriff's Office. This makes them more dangerous for underage drivers, who are less experienced.

The dangers of accidents involving recreational vehicles commonly include collisions, overturning and ejections. Those accidents "can happen in an instant" with devastating consequences, the Sheriff's Office said.

"We are asking you to please talk to your children about the dangers, laws and rules relating to driving recreational vehicles," the statement continued. "We realize some of you may think even though it is illegal, your underage child is mature enough to drive these vehicles on a roadway safely. Underage recreational vehicle drivers and their parents can both face consequences for driving on public roadways."

Underage drivers could be detained, fined and the vehicle be impounded. Parents could be held liable for any damages relating to their illegal driving.

The Sheriff's Office said it knows that enforcement of the regulations could be unpopular, but said the life-saving benefits outweigh that risk.

"We would rather risk being unpopular with a small group of golf cart, ATV and UTV owners and drivers for our prevention efforts than work a tragic accident, especially an accident involving an underage child," the Sheriff's Office said. "That's why we're asking you to please talk to your children about the dangers of underage and illegal use of recreational vehicles."

The legal requirements for use of ATVs, UTVs and golf carts include: a licensed driver at least 16 years of age; a 36-inch



minimum distance off the ground, registration with the city and displaying of plates/stickers; valid insurance for the vehicle.

"We know that you love and care for your children, and we do, too," the Sheriff's Office said. "Please help us keep our children safe by following the law and not allowing underage drivers to operate recreational vehicles. It could save their life."

Meet Toby, this month's dog

Toby lives just off the Boulevard with Patrick and Susan Yarusso. He's a 2-year-old French Bulldog/Chihuahua mix. (Patrick says, "We're going to DNA test him!") He was adopted from Muddy Paws Second Chance rescue.



Toby is a 2-year-old French Bulldog/Chihuahua mix.

Advertising is welcome

The Buccaneer Bay Newsletter is distributed to more than 400 homes, and even more eyes see it on the Buc Bay Facebook site. If you'd like to advertise, here are the monthly rates:

- Business-size card — \$2.00
- 1/4-page size — \$4.00
- 1/2-page size — \$5.00
- Full page — \$10

New advertisements/business cards should be emailed (as a jpeg) to John Fey at: jmfey1952@gmail.com

Buccaneer Bay Newsletter

The Buccaneer Bay Newsletter is produced monthly for residents of Buccaneer Bay's Sanitary Improvement District No. 5.

- Editor/Publisher John Fey
- Designer/Creative Director Gerry Fey
- Copy Editor Shirley Fey
- Contributing Writers All Buc Bay residents

To contact the editor or contribute stories, photos or comments email: jmfey1952@gmail.com.

From the Editor, John Fey

Life was simple at Papillion High

Those smiles you saw on the faces of the area mothers at the end of last month came from sending their kids back to school. For some students, it's their last year of high school. Though it was more than 50 years ago for me, I still remember looking forward to my senior year at Papillion High School.

I was eagerly anticipating the next step in my life, college. I was about to be the first — and only — of the four Fey kids to go beyond high school, and I made up my mind a couple years before graduation that I would enroll at Wayne State College.



But at that time, I hadn't started dating my future wife, Shirley. Once she learned of my plan to start college at Wayne, she decided to follow me there. My senior year of high school shot by — mostly because

my main focus was on the social part, not the classwork.

I only had four classes — all in the morning — which freed up my afternoons. Most days, I worked at the Papillion Times, which added more fuel to my desire to someday work for the Omaha World-Herald.

Around 3 o'clock each school day came practice for whatever sport was in season. I was the head student manager for the football team, which gave me an up-close view of each game. Papillion High was in its second year of competing in Class A, but our teams still played some Class B schools — not successfully, I might add.

We didn't play Plattsmouth in football my senior year, but we opened the basketball season against the Blue Devils. I do remember two years earlier, when my older brother started on the football team, we played at Plattsmouth. Since moving to Buccaneer Bay in 2017, I



Gabe Villamonte celebrates with his dad, Steve, after his Legion team was crowned Class B state champions.

occasionally find myself driving by the "old field," which causes flashbacks to that game.

Heading into basketball season, I had planned to serve as student manager for the second straight year. But our coach, for some strange reason, thought I should come out for the team. Maybe it was because we had just 11 on the roster and he wanted to make it an even dozen.

The coach was honest at the outset when he said my playing time would be limited. I appreciated that but still agreed to be on the team knowing that it likely would have put me in better shape for baseball — the lone sport at which I excelled. I'm glad I did, because I had a great final season.

* * *

Speaking of high school baseball, I kept tabs on the Plattsmouth spring and summer teams — mostly because one of the standouts, Gabe Villamonte, lives just across the Boulevard from us. (You might recall he was featured in the newsletter after his team fell just short of the Class C spring title.)

As you'll note elsewhere in this issue, Gabe and his Legion teammates got

sweet revenge at the Class B state tournament held in Pierce. Representing Plattsmouth Legion Post 56, the boys beat Wahoo 4-2 in the championship game. To get there, Plattsmouth blanked Wayne 4-0 to avenge the loss the Blue Devils suffered against Wayne in the spring tournament.

Gabe was one of three stars on the mound this summer. Wichita State-bound Drew Iverson was 9-0 and led the state with 125 strikeouts in 55 innings (wow!). His ERA was 0.38.

Gabe went 6-1 with 64 strikeouts and a 0.51 ERA. Sam Campin chipped in with a 7-2 record.

Gabe, Plattsmouth's starting quarterback, then engineered the football team to a season-opening 20-17 overtime win over then-No. 5 Blair. How cool would it be to see him close his high school career with state titles in his two favorite sports — football and baseball?

* * *

I received one response from last month's column asking for your pet peeves. Reader Dave Nielsen offers his:

- 1) People who won't wait for the geese to cross the road;
- 2) Gossip mongers;
- 3) Golf balls that won't go straight;
- 4) People who pass you, especially on the right, are called Passholes;
- 5) Biggest pet peeve on driving are tailgaters when you are going the speed limit and they won't pass; and
- 6) When there is a lane merger ahead, and everyone has merged into line, here comes one down the open lane who is counting on some sympathetic soul to let him in just before the merger point.

Do you have a story, a story idea, photo or joke to share? Contact John Fey at jmfey1952@gmail.com.

FALL AERATION

CONTACT JOHN CAMPIN

402-853-6909

I have lived in Buccaneer Bay for 12 years. I have 25 years experience and aerate over 60 yards here in our neighborhood. I recently purchased a new aerator that goes above and beyond when it comes to aerating your yard. The aerator actually has a hydrostat that drives the tines into the ground to make plugs anywhere from 1 to 5 inches.



State Legion champs honored



The 2023 Class B state championship team represented Plattsmouth Legion Post 56.

Revenge was sweet for the Plattsmouth Legion baseball team and, especially, for pitcher Gabe Villamonte last month at the Class B state tournament held in Pierce in northeast Nebraska. Representing Post 56, the Haswell Construction Blue Devils beat Wahoo State Bank 4-2 in the championship game.

It was the first state Legion title for Plattsmouth in 39 years, and Gabe was still all smiles when the team was honored Aug. 19 at the Plattsmouth VFW Club's pancake feed fundraiser.

"It was crazy," Gabe said about the tournament. "It felt like the job was finally finished."

Most of his teammates were members of the high school team that finished second in the spring state tournament. And the summer title made up for a Legion runner-up finish a year ago.

Most memorable for the Buc Bay resident, who pitches with both arms, was his effort in Plattsmouth's 4-0 win over Wayne on July 31. Gabe faced just 21 batters on 75 pitches, erasing the pain of losing to Wayne in the spring state tournament.

"I was full of energy for that," Gabe said. "I thought I could run a couple miles after the game."

He couldn't believe how quickly the summer went.

"I thought it was going to last a little longer," he said. "It was like snapping my fingers and it was over."



The Class B champs celebrate after winning the title.

The time warp continues for Gabe, who enters his senior year at Plattsmouth High as the football team's starting quarterback.

"Ten of our 11 players on offense are coming back," he said. "Our first three games are going to be tough."

Before he knows it, the 2024 spring baseball season will arrive.

In my opinion, everyone should learn how to play the guitar.

- ✓ **As a hobby**, playing the guitar is a great way to pass the time.
- ✓ **The amount of joy** you will experience after learning a new piece cannot be compared with anything else you experienced before.
- ✓ Although learning to play the guitar won't be simple, **the delight you'll get** from doing so will be worth the effort.
- ✓ Playing the guitar might help you **forget about your worries** in life.
- ✓ The peace you will find is quite **therapeutic**.
- ✓ You will be the **life of the party** or during the gathering of friends and family.
- ✓ Imagine yourself **singing along** at Christmas time or in church or singing a lullaby to your loved ones with your guitar.
- ✓ Giving your brain a **stimulating activity** like music may potentially lower your risk of developing Alzheimer's.
- ✓ You'll acquire an entirely **new level of appreciation for music** in general.
- ✓ **Regardless of your age, whether you're 10 or 70 years of age, taking the time to learn an instrument can be very rewarding.**



Unclebobguitar@gmail.com
402-804-6455
**The first two
half-hour lessons
are free.**

About me: My students call me Uncle Bob. I retired from *Computer Software Development* in 2020 during the hype of the Covid-19 pandemic. My family and I have lived in Nebraska since 1978. We lived in Lincoln, Omaha, Washington State, and now **here in Plattsmouth Nebraska**. I have been married to *Phyllis (Retired Nurse)* for over 40 years. We have four girls (Now grown-ups with kids of their own). We have eight grandchildren. Since I was 14 years old my primary passion has always been **Classical Guitar**. Though some of my music has found its way on YouTube through church performances, I usually do not do a lot on social media. I always had a goal of passing my knowledge of the guitar when I retired.

This is your chance. It is never too late to learn. My method will give you the necessary foundation for you to **transition to whatever genre** (*Blues, Jazz, rock, country etc...*) your heart desires in the future. Whether it is for you, your spouse, child, grandchild, **or a friend, give me a call or send me an email** to arrange your first lesson. Always leave a message when you call.

Here's an update on the Hwy. 75 work

Curious about the “progress” being made on the Hwy. 75 bridge projects? The Buc Bay newsletter contacted NDOT (Nebraska Department of Transportation) for the latest. Here's the reply from an official at NDOT:

Nearly all the work on these bridges is complete.

The bridge pair location just south of the Platte River is currently receiving preservation work on the underside of the bridge, this work necessitates lane closures on the bridges. The north-bound Platte River bridge will be receiving more expansion joint repairs in the near future.

Some of the guardrails on these bridges will be adjusted soon, and this work will also require lane closures.



Couples enjoy post-round libations

The final Friday-night Couples Fun Night outing took place on Aug. 4. Flight champions were Mike Varona and Lindsay Varona; John McClain and Valerie Earl; and Wayne Petersen and Pam Petersen. Golfers enjoyed socializing afterward.



My wife thinks it's weird that I stare at the window during a heavy rainstorm.



It would be a lot less weird if she would just let me in.

I don't like to think before i speak. I like to be just as surprised as everyone else about what comes out of my mouth.

Celebrating the Lives of those you Love!



Brian P.
Harvey

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Stopping by for a sip



A hummingbird was spotted on Lakeside Drive last month for a refreshing drink before heading out.

I phoned my wife earlier and asked her if she wanted me to pick up fish and chips on my way home from work but she just grunted at me. I think she still regrets letting me name the twins

This month's quiz: What is the oldest-established county in Nebraska? A) Cass. B) Douglas. C) Lancaster. D) Burt. Answer bottom of Page 16 (no Google searches allowed).



Grant Classes Opportunities

What It Takes to Pursue Grants

Is your nonprofit ready to pursue grant funding? Learn about types of grants, typical financial requirements to apply, and the time investment to submit grants. Includes an overview of Nebraska's unique grantmaking landscape.

Keyword: Grant

Sept. 14, 2023	Th	6-9 p.m.	\$95
LIVE Online, Zoom		Mealey	BSAD-7295-TCFPA

Introduction to Grant Writing

Prerequisite: Take the "What It Takes to Pursue Grants" is highly recommended to sort through the requirements necessary for an organization to even be considered for grants.

Successful grant writing takes skill, practice and a little luck! Learn the fundamentals of grant writing, including terminology, funding sources, reviewing grant proposals, and the basics of preparing a grant proposal.

Keyword: Grant

Sept. 28, 2023	Th	6-9 p.m.	\$49
LIVE Online, Zoom		Mealey	BSAD-7292-TCFPA

Creating a Nonprofit Budget (That Grant Funders Will Love)

When nonprofits pursue grants, one of the most important documents they'll have to include with applications is their budget. But funders are looking for specific things when they review budgets, and a poorly-crafted one can undermine chances for success. Discover how to structure your annual budget, what should and should not be in your budget and how to properly allocate expenses to ensure you get "credit" for all your good work with funders.

Keyword: Grant

Oct. 12, 2023	Th	6-8:30 p.m.	\$95
LIVE Online, Zoom		Mealey	AREA-0161-TCFPA

How to "Prospect" for Grant Opportunities

We will examine where to find grant opportunities, review two common fundraising databases and demonstrate how to evaluate whether you're eligible for a grant and are likely to be competitive if you apply. **Keyword: Grant**

Oct. 26, 2023	Th	6-8:30 p.m.	\$95
LIVE Online, Zoom		Mealey	AREA-0162-TCFPA

NEW! How to Cultivate Relationships with Grant Funders

Grant applications are more likely to be awarded if your organization has a positive relationship with the foundation. But how do you establish and build these relationships? This class will teach the skills for "cultivation"—building relationships with private funders, with an eye toward generating funding for your mission year after year. **Keyword: Relationships**

Nov. 9, 2023	Th	6-8 p.m.	\$49
LIVE Online, Zoom		Mealey	BSAD-7296-TCFPA

To register, visit <http://bit.ly/RegisterCE> or call 402-437-2298



Find us on Facebook at [facebook.com/SCCLearningCenteratPlattsmouth](https://www.facebook.com/SCCLearningCenteratPlattsmouth)

Surprise visitor spotted over Buc Bay



While completing his daily tasks on one of the fairways of the Bay Hills Golf Course last month, Jerry Williams spotted a stealth bomber. It didn't stay long. (Photo by Jerry Williams.)



September 2023 Classes

NEW! Let's Do Lunch: The Story of the SR-71 Blackbird

Learn about the fastest, highest flying aircraft ever built and its service to our country and retirement in its prime. **Keyword: Blackbird**



Sept. 5	T	Noon-1 p.m.	\$10
Plattsmouth, PLLC, 102	Nielsen	AREA-6665-PLFB	

NEW! Sketching & Sculpting Pottery Faces

Learn to sketch a whimsical face and sculpt it using Terracotta clay. It is your choice to create a face pot or vase in clay. Arrangements will be made with instructor to pick up your finished item. There is a \$10 fee payable in class. Check or cash only for supplies. **Keyword: Pottery**

Sept. 9	S	10 a.m.-1 p.m.	\$45
Louisville, SHSH	Wolcott	AREA-3463-PLFA	

Bob Ross: Happy Little Brook

This is a gorgeous 12-inch by 16-inch painting with a happy little brook flowing through it! The colors will make you smile, and the techniques will surprise you with their simplicity. **Keyword: Ross**

Sept. 23	S	9:30 a.m.-12:30 p.m.	\$59
Plattsmouth, PLLC, 103	Strilkivsky	AREA-7693-PLFB	

Bob Ross: Sunset Cabin

This 12-inch by 16-inch canvas is lovely. Discover the magic and fun that is painting on a black-primed canvas. You won't believe how fun and easy this is. **Keyword: Ross**

Sept. 23	S	1:30-4:30 p.m.	\$59
Plattsmouth, PLLC, 103	Strilkivsky	AREA-7693-PLFC	

Creating with Cricut®

Do you have a Cricut® machine? If you just got the machine, or tried to use it and were frustrated, this hands-on class is just for you! We will go over the machine basics as well as navigating the Design Space software. You will make several small projects using paper and vinyl. Call 402-437-2298 to inquire about supplies needed. **Keyword: Cricut**

Sept. 30	S	10 a.m.-Noon	\$29
Plattsmouth, PLLC, 101	Rosman	AREA-2159-PLFB	

NEW! Cricut® 102: Canvas Wall Art with Iron-On Vinyl

Decorate a canvas wall panel for fall using your Cricut® and iron-on vinyl. Also learn how to bring in outside files into Cricut® Design Space. These same skills can be used to make T-shirts and other apparel. Call 402-437-2298 to inquire about supplies needed. **Keyword: Cricut**

Sept. 30	S	2-4 p.m.	\$35
Plattsmouth, PLLC, 101	Rosman	AREA-3142-PLFA	

Plattsmouth, PLLC....Learning Center at Plattsmouth, 537 Main St.
Louisville, SHSH....Simply Home Sweet Home Studio, 8980 Raven Drive

To register,
visit <http://bit.ly/RegisterCE>
or call 402-437-2298

Find us on Facebook at

[facebook.com/SCCLearningCenteratPlattsmouth](https://www.facebook.com/SCCLearningCenteratPlattsmouth)

Scrapbook Retreat

Grab your friend and your photos and let's preserve those memories! Learn traditional layouts or digital scrapbooking techniques. Bring the project you would like to work on. Vendors will be available. **Keyword: Scrapbook**

Full Retreat

Sept. 29-Oct. 1	F, S U	9 a.m.-11 p.m. 9 a.m.-4 p.m.	\$65
Plattsmouth, PLLC, 103	Warga	AREA-3373-PLFA	

7-Hour Session Options

Sept. 29	F	9 a.m.-4 p.m.	\$15
Plattsmouth, PLLC, 103	Warga	AREA-3308-PLFA	
Sept. 29	F	4-11 p.m.	\$15
Plattsmouth, PLLC, 103	Warga	AREA-3308-PLFB	
Sept. 30	S	9 a.m.-4 p.m.	\$15
Plattsmouth, PLLC, 103	Warga	AREA-3308-PLFC	
Sept. 30	S	4-11 p.m.	\$15
Plattsmouth, PLLC, 103	Warga	AREA-3308-PLFD	
Oct. 1	U	9 a.m.-4 p.m.	\$15
Plattsmouth, PLLC, 103	Warga	AREA-3308-PLFE	

One-on-One Computer Training: 3 Hours

Receive three hours of personalized instruction on the computer topic that meets your need! Training is scheduled at an SCC facility at a time convenient for you and the instructor. Instructors are available for, but not limited to, the following topics: Windows, MS Office, Word, Excel, Access, Outlook, QuickBooks, social media, basic computer assistance, etc. **Keyword: Computer**

Plattsmouth Area	\$99	AREA-0927-PLUA
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One-on-One Smart Device Training

Learn to set up and troubleshoot your iPhone, iPad and Android devices. Registration provides one hour of personalized instruction on the smart device that meets your specific need. Training is scheduled at an SCC facility at a time convenient for you and the instructor. **Keyword: Device**

Plattsmouth Area	\$35	AREA-0880-PLUA
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Buccaneer Bay Market Minute!

January 1, 2023 - August 30, 2023

<i>Home Activity</i>	<i>Total # of Homes</i>	<i>Average Days on Market</i>	<i>Average Sale/Pending Price</i>
Sold/Pending	18	38	\$378,445

Current Homes For Sale - Aug 2023

<i>Address</i>	<i>List Price</i>
*3811 Buccaneer Blvd.	\$264,900
*2914 Cape Horn Circle	\$329,000
*2823 Lakeside Drive	\$439,900

**"It's the first day of autumn!
 A time of hot chocolatey mornings,
 and toasty marshmallow evenings, and,
 best of all, leaping into leaves!"
 Winnie The Pooh, Pooh's Grand Adventure**



* Denotes Properties listed by other Real Estate Agencies & For Sale By Owner.

"If you have a brokerage relationship with another agency, this is not intended as a solicitation."

Statistical information from Great Plains REALTORS® Multiple Listing Service & Cass County. Information has not been verified, and is subject to change.

They were born this month

- » Keanu Reeves — born 9/2/1964
- » Freddy Mercury — born 9/5/1946; died 11/24/1991
- » Will Smith — born 9/25/1968
- » Serena Williams — born 9/26/1981
- » Adam Sandler — born 9/9/1966
- » Patrick Mahomes II — born 9/17/1995
- » Salma Hayek — born 9/2/1966
- » Jimmy Fallon — born 9/19/1974
- » Kevin Durant — born 9/29/1988
- » Stephen King — born 9/21/1947
- » Nick Jonas — born 9/16/1992
- » Ron DeSantis — born 9/14/1978
- » Olivia Newton-John — born 9/26/1948; died 8/8/2022
- » Pink — born 9/8/1979
- » Bill Murray — born 9/21/1950



Kitchen open Tuesday – Friday

Dine in or Carry out

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Tuesday: Taco Tuesday, Special menu only 11 a.m. – 8 p.m.

Wednesday: Burger Special, regular menu also available 5 – 8 p.m.

Thursday: Broasted Chicken and Country Fried Steak special, regular menu also available 5 – 8 p.m.

Friday: Prime Rib Special, regular menu also available 5 – 8 p.m.

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Member SIPC

MKT-5894M-A

CAPTAINS BUCCANEER BAY NEIGHBORHOOD WATCH BLOCK

Last Updated – Nov. 30, 2022

Block Captain #	Block Captain Name	Block Captain Territory
1	Chris Crisman -402-699-8338	Treasure Island Rd. from Cape Horn Cir. To end of road., 27 homes
2	Mary Moneke – 402-298-8055	Cape Horn Cir. 26 homes
3	VACANT	Captain Morgan Ct. 10 homes
5	Karen Deyke – 402-296-5832	Front half of Bucc. Blvd. up to Ewel Ct. 3501-3617 – 10 houses
6	Jeff Groshans – 720-644-7418	Buccaneer Blvd. 3811 – 3911, 11 houses
7	Jennifer Sommer -402-889-1918	Buccaneer Blvd. 3706 – 3810, 10 Houses
8	VACANT	Buccaneer Blvd. 3920 – 4016 – 15 houses
9	VACANT	Sterling Ct. – 23 houses
10	VACANT	Davy Jones Cir. & Davy Jones Dr. – 25 houses
11	Linda Goodman – 402-917-2914	Rainey Cir. – 11 houses
12	Patty Weirauch – 402-298-7325	Fairway Cir. – 10 houses
13	Cheryl Myers – 402-296-6924	Becker Ct. – 9 homes
14	Carol Kellison – 402- 296-0282	19309 – 19413 Spyglass Ct. 22 houses
15	VACANT	19225 – Spyglass Ct. – 11 houses Cypress Ct., 6 homes (17 total homes)
16	Sheila Nelson – 402-297-4101	19201 – 19223 Spyglass Ct. – 16 houses
17	Rita Offutt	Ridgeway Rd. – 46 homes, Blk 15 Lots 7-35
18	Cheryl Myers	Ewel Ct. – 16 homes
19	Jill Bobenhouse-Tesar – 402-298-7171 Kayla Graff & Teresa Dilts	Townhomes on Sailboat Lake - 36 houses
20	Jill Bobenhouse-Tesar – 402-298-7171	Homes on Sailboat Lake, Blk 27, 32 houses
21	Renie Kula – 402-296-239	Buccaneer Blvd. 4018-4109 – 16 houses
22	VACANT	Buccaneer Blvd. 4113 -4130 - 17 lots
23	Agness Lenaugh – 531-205-7797	4320 – 4416 Windward Dr. 708 – 714 Windward Ct. – 14 houses
24	Barb Hamlin – 402-298-9911	3501-3618 Fairway Dr. – 17 lots
25	Lauri Deseck – 402-672-9866	4211 – 4319 Windward Dr – 48 homes
26	Jeanne Thompson – 402-216-4287	3224 – 3335 – Fairway Dr. 17 lots
27	John Fey – 402-250-6574	2833 – 3043 – 14 Townhomes
27.5	John Fey – 402-250-6574	Lakeside Dr. – 1 home, 2 Townhomes
30	Todd Clark – 402-926-1737	4420-4432 Windward Dr. 819-841 Wedgwood Ct. – 20 homes
31	Judy Link – 402-298-8750	21034 Treasure Island Rd. – End 6 homes
Lead Coordinators	Jill Bobenhouse Tesar, John Fey	Fill in vacancies, schedule meetings as needed, liaison to Sheriff's Office



Rebecca Ehrenfried
Attorney

Meet Your Omaha Advocate: Rebecca Ehrenfried

Rebecca Ehrenfried is the newest member of The Nebraska Advocates. She is a local Nebraskan who is passionate about helping her community members get the help they need after an accident. As your attorney, Rebecca will be by your side every step of the way— from the moment you call our office to the day you receive your settlement check, Rebecca and her team will have your back.

If you've been injured in an accident, the personal injury attorneys with The Advocates can help you get on the road to recovery.

We take on a number of different injury cases, including:

- Car, truck, and motorcycle crashes
- Bicycle and pedestrian accidents
- Premises liability cases
- Dangerous and defective products

For more information on how Rebecca and the rest of the Nebraska Advocates can help you, visit theadvocates.com/nebraska.

You deserve an attorney who will fight for you.

You Deserve An Advocate

the
Advocates
INJURY ATTORNEYS

Sunrise starts the day at Bay Lake



Buc Bay resident John McClain has a wonderful view from the back of his home with Bay Lake just to the north. He captured this photo just after sunrise last month. If you have a photo you'd like to share with other readers, email it to: jmfey1952@gmail.com.



R & K Lawn Service

- Serving Buccaneer Bay Residents Since 2007
- 20 Years Mowing Experience
- Exceptional Pricing (Senior Citizen Discounts)
- Weekly Mowing
- Also Available for Vacation Lawn Service
- Over 25 Buccaneer Bay Residents Have Used R & K Lawn Service



**Call Ron for Free
Quote**

Cell – 402-916-0940

Home – 402-502-0015

Quiz answer: D (1854).

Contact information for SID No. 5 Board

<u>Board Member</u>	<u>Phone</u>	<u>Email</u>	<u>Committee — Primary</u>
Kurt Meisinger (Chair)	402-297-4365	kurt.meisinger@buccaneerbay-ne.org	Finance, Budget and Audit
Jim Grotrian	402-679-9158	jim.grotrian@buccaneerbay-ne.org	Grounds
Christine Gibson	402-680-1593	christine.gibson@buccaneerbay-ne.org	
David Martin (Clerk)	402-578-7147	david.martin@buccaneerbay-ne.org	Water and Wastewater
Robert Karr	402-672-7300	robert.karr@buccaneerbay-ne.org	Street and Storm Water Management

Please feel free to contact any board member with your problem using the contact information from above but please give board members at least 24 hours to respond. Most of the board members have full time jobs and are subject to business trips, meetings, etc. If your concern or problem is of an emergency nature you may try to contact one of the other board members.

You can also contact a board member via regular mail via the SID #5 address at:
SID #5 Board of Trustees
19457 Treasure Island Rd.
Plattsmouth, NE 68048

Text message alerts: Would you like to receive alerts and notifications related to SID infrastructure such as a water main break, road closure or hydrant flushing via text message? Click this link to find out: [Alerts and Notifications via Text Message – Buccaneer Bay – SID #5 \(buccaneerbay-ne.org\)](https://buccaneerbay-ne.org/alerts-notifications-via-text-message)

To view the most-recent meeting minutes and find out future meeting dates, click on this link (it’s under the tab at the top that says communication):
<https://buccaneerbay-ne.org/>

Cass County Historical Society information and news

Cass County Historical Society Museum
646 Main Street, Plattsmouth, NE

Winter Hours — November-March:
Tuesday-Saturday — Noon-4 p.m.

Summer Hours — April—October:
Tuesday-Sunday — Noon—4 p.m.
Closed Sundays and Mondays

Admission: \$2.50 for adults, free for museum members and children under age 12.

Website: casscountynemuseum.org

Mission Statement: The Cass County Historical Society shall collect, preserve, and study materials to document, interpret and present the history of Cass County Nebraska to the public.



2023 Board of Directors

President

Roger Wehrbein, Plattsmouth

Vice President

Del Hervey, Plattsmouth

Secretary

Pat Meisinger, Plattsmouth

Treasurer

Alicia Garbers, Plattsmouth

Board Members: Sandra Allgeier, Plattsmouth; Susanne Astley, Plattsmouth; Judy Attebery, Murray; Diane Berlett, Plattsmouth; George Eledge, Plattsmouth; Don Gappa, Plattsmouth; Brad Ksiazek, Plattsmouth; Mel Luetchens, Murdock; Julie Schmale, Murdock.

The board usually meets the fourth Tuesday of the month.

Cass County Historical Society Foundation: Dave Pankonin, President; Pat Meisinger, Secretary; Leigh Jean Koinzan, Treasurer; Mel Luetchens, Board Member; Roger Wehrbein, Board Member; Bruce Wiles, Board Member.

Weak puns for September

- » I’m addicted to brake fluid, but it’s OK, because I can stop at any time.
- » What do you call an alligator wearing a vest? An investigator.
- » What did one eye say to the other? Just between you and me, something smells.

- » What do you say to a Llama that loves picnicking? Alpaca lunch.
- » Did you hear about the glass blower who accidentally inhaled? He got stomach pane.
- » What do you call a snail that isn’t moving? An escar-stay.

**STORE CLOSING SALE!!!
EVERYTHING MUST GO!!!**

10% — 50% OFF

Sale began Wednesday,

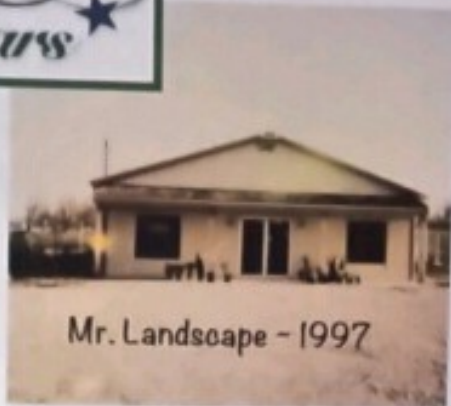
August 16th, at:

**Mr. Landscape Nursery & Garden
Center, 113 Rock Bluff Road,
Beaver Lake**

**HURRY IN FOR BEST
SELECTION!!!**

**CHECK BACK WEEKLY AS DISCOUNTS
WILL CHANGE!**

MR. LANDSCAPE NURSERY & GARDEN CENTER



Mr. Landscape - 1997

Professional Services Offered:
Tree & Shrub Spraying (EPA Certified) • Seeding & Sodding • Mowing & Lawn Programs • Snow Removal • Residential & Commercial Professional Landscape Design & Installation

Garden Center: Perennials • Organically Grown Annuals & Vegetables • Trees • Shrubs • Small Fruits • Pond Plants • Bagged Mulch & Rock

Bulk Products Available: Red, Brown & Black Color Enhanced Mulch • Hardwood Mulch • River Rock • Driveway Limestone-Sand • Fill dirt • Topsoil • Compost • Boulders • Cobblestones • Flagstone

PICK UP OR DELIVERY AVAILABLE!

113 Rock Bluff Road • Beaver Lake • 402/296-5038

SID#5 Covenants – Architectural Control

The Buccaneer Bay Architectural Control process of reviewing requests for changes on your property is now being managed by Teresa Dilts and Kayla Graff. They will be working with Mike Jensen, Cass County Zoning Administrator.

There are 8 sets of Covenants for Buccaneer Bay. It seems like every time a new section of Buccaneer Bay opened up another set of covenants was made. I try to make sure that every resident in Buccaneer Bay gets a copy of the covenants that is for their section of the neighborhood. Some realtors will provide a copy of the covenants to the buyer, but I don't think all of them do. Most of the covenants have some sort of termination clause.

All sets of covenants are filed at the Register of Deeds office at the Court House. Not all of the covenants have the same number of years that the covenants are in force.

HILLS COVENANTS in the second section titled: **“AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS”**, which covers the following: These covenants shall run with the land and be binding upon the current and future Owners of all Lots in Blocks One (1) through Six (6), inclusive; all Lots in Blocks Fifteen (15) through Twenty (20), inclusive; Lots one (1) through Five (5) in Block Seven (7), and; Lot Ten (10) in Block Fourteen (14), all in Buccaneer Bay, a subdivision as surveyed, platted and recorded in Cass County, Nebraska, until the year 2029, together with any Lots created by a replat of these Lots, and shall be continued for successive periods of twenty-five (25) years unless sooner modified or terminated in writing by seventy-five percent (75%) or more of the then record owners of the Properties, with one vote per Lot.

BAY LAKE COVENANTS in the second section titled: **“AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS”**, which covers the following Blocks: Block 21, 22, 23, 24, and 26 until the year 2000, at which time the covenants shall be extended for **successive terms** of 25 years, which should make them good until 2025.

Block 31 in Buccaneer Bay includes Windward Dr. and all side streets in this section, approved in September 2008 for term of 25 years, which would then expire in 2033.

Blk 28 Lots 8A/B, Lots 9A/B, and Lot 10 on Lakeside Dr. These first 2 townhomes and one house are under the original covenants for Lakeside Dr. approved May 18, 2005 for a term of 25 years, which should terminate in 2030.

Blk 28, Lots 1A – 24B, minus Lots 8A/B, 9A/B and Lot 10 on Lakeside Dr. as described in the Covenants from Lone Tree Holdings. Approved May 18, 2017 for a term of 30 years, which would terminate in 2047.

Bucc Bay 1st Edition – Lots 1R – 39R – Davy Jones Dr. and Davy Jones Cir. Filed February 14, 1996 for a term of 25 years. **These Covenants have expired.**

Blk 29 Lots 1-26 Fairway Cir., Blk 30 Lots 1-6 – Fairway Dr. – Covenants and restrictions shall run with and bind the land and for a term of twenty-five years. Filed May 18th, 2005, which would expire in 2030.

Blk 27 Lots 1A – 20B, and Lots 21 – 62 – Sailboat Lake – The Covenants and restrictions shall run with and bind the land for a term of 25 years. Filed December 23, 1996, the Covenants have been renewed.

Residents under the covenants that will be expiring can be renewed by having residents who want to have the covenants continue review and update them. Each set of covenants has a specification of how many signatures are required to approve the revised covenants. It has been done, but it takes a lot of work. Once the covenants are out of date, that section of residents will no longer have to follow any restrictions for their section.

Note: The process below may be modified as the Newsletter and Welcome Packages are being updated.

Each time a new resident moves in they receive a Welcome Package that has a copy of the covenants for their location. The information on new residents come in an email from Peoples Service. Jill Bobenhouse-Teaser will take on putting the Welcome Packages together and provide the packages to the appropriate Block Captain so the new resident can fill out a Data Sheet to be sent to one of the members taking over for Janet. The changes will require the new information to be added to the Buccaneer Bay Phone Directory, if the new resident approves, and update the Block Captains list as residents move in and out.

Helpful Phone Numbers

Board of Trustees S.I.D. #5

Elections held in even numbered years.

Kurt Meisinger — 402-297-4365
 Jim Grotrain — 402-679-9158
 Robert Karr — 402-672-7300
 Christine Gibson — 402-680-1593
 David Martin — 402-578-7147

SID Auditor

Goracke, Ritterbush & Piotrowski
 Tom Shearer 402-896-1500

SID Fiscal Agent

Ameritas Inv. Corp. 402-384-8433

Water/Waste Water Maint.

PeopleService Inc.
 402-932-8143
 888-527-9853

Contact for water or sewer issues.
 24 hour Emergency# 888-861-1921

Monthly Water Billing Rates

Sewer \$13.10 + tax monthly flat fee
 Waste Water Treatment Plant Debt
 Reduction — \$16.00 a month
 Water base fee up to 5,000 gallons — \$13.10
 Additional fees beyond 5,000:
 5,001 — 10,000: \$3.10
 10,001 — 20,000: \$3.25
 Over 20,001 — \$3.40

Architectural Control Committee

Neighborhood Watch/Block Captains

Kayla Graff and Teresa Dilts are the
 new ACC leaders. The general number
 for ACC submissions is 402-813-5295.
 Teresa can be reached at 402-680-
 1631.

Plattsmouth Schools

St. John School 296-6230
 First Baptist 296-5489
 Plattsmouth High School 296-3322
 Plattsmouth Middle School 296-3174
 Plattsmouth Elem. School 296-4173
 Superintendent's Office 296-3361
 Head Start 296-5250

First Students Bus Service 296-5624

Bad Weather

The school district will notify the
 following radio and TV stations with
 school closing information:

KFAB (AM 1110)
 WOW (FM 94.1)
 The River (FM 89.7)
 KMTV (TV Channel 3)
 WOWT (TV Channel 6)
 KETV (TV Channel 7)
 KPTM (TV Channel 42)

Local News Papers

Plattsmouth Journal — 296-2141
 Published Thursdays, delivered by
 Mail to Buccaneer Bay, arrives on
 Friday.

www.cass-news.com

Cassgram — Free at Local Businesses
 Contact Steve Warga via E-mail:

Cassgram@windstream.net
www.cassgramonline.com

Omaha World Herald — 444-1000
 Daily Delivery

Buccaneer Bay Newsletter

John Fey — 402-250-6574
jmfey1952@gmail.com

Other Numbers

Emergency 911
 Cass County Sheriff — 402-296-9370

Neighborhood Watch Lead Coordinators
 Jennifer Sommer, Jill Bobenhouse Tesar

Bay Hills Golf Course — 402-298-8191

COX — 402-933-3000
 Windstream — 800-501-1754

Future Technologies (Internet)
 — 402-933-2877
 Spiral (Internet) — 712-800-1100

Black Hills Energy — 888-890-5554
 Emergency — 800-694-8989

OPPD Electric — 800-554-6773
 Outages — 800-554-6773

Trash Pickup:

Papillion Sanitation — 800-494-5441
 Gretna Sanitation — 402-332-4710
 Waste Management — 800-457-2599

Plattsmouth Post Office — 296-2152

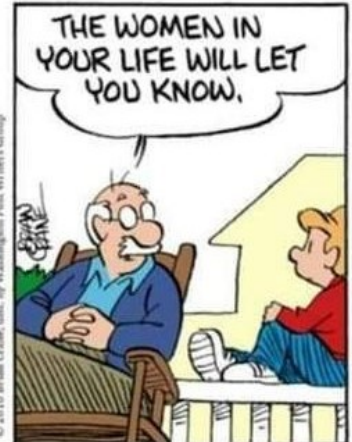
Union Pacific RR — 800-848-8715
 Burlington Northern — 800-832-5452
 Public Service Comm. — 471-3101

Architectural Control for Blk 27 Sailboat Lake

Sailboat Lake Board/Architectural Control

Buccaneer Bay Web Site

www.buccaneerbay-ne.org
 Provides various information on the
 Sanitary Improvement District.



WHO IS RESPONSIBLE FOR WHAT?

FUNCTION	WHO IS RESPONSIBLE	COMMENTS
<u>ANNIMAL CONTROL</u>	<u>Property Owner/Resident</u>	The county does not have an Animal Control until. In 2008 the Nebraska State Legislature passed a new law that the county is responsible for capturing dangerous animals. Cass County has not created an Animal Control Officer, so it is up to the Sheriff's department. The Sheriff will come out on dangerous animal calls. If someone has been bitten they will try to trap the animal.
<u>COMMERCIAL PROPERTY</u>	<u>Other</u>	Governed by County and State Laws. Lot must be zoned appropriately.
<u>ELECTRICITY</u>	<u>OPPD</u>	OPPD – 234-2455 Outages – 800-554-6773
<u>ENFORCEMENT OF COVENANTS</u>	<u>Property Owners</u>	The original developer of a neighborhood, to help protect the community, establishes covenants. Buccaneer Bay has 7 sets of covenants: Davy Jones, Sailboat Lake, Bay Lake, Hills, Blk 28, Blks 29&30, and Blk 31. The SID is not involved with enforcing protective covenants.
<u>FIRE/RESCUE</u>	<u>Plattsmouth Volunteer Fire & Ambulance</u>	Plattsmouth Volunteer Emergency/Fire - 911
<u>LAW ENFORCEMENT</u>	<u>Cass County</u>	Cass County Sheriff's Department 911 or 296-9360
<u>MAIL</u>	<u>Plattsmouth Post Office</u>	It is up to the post office to determine if you can install a mailbox in front of your home or if you will be assigned to a cluster box – 296-2152.
<u>MOWING</u>	<u>SID/Resident</u>	SID property only – including maintenance of the front island Resident – responsible for owned lot and right-of-way
<u>NATURAL GAS</u>	<u>Black Hills Energy</u>	Service – 888-890-5554 Emergency – 800-694-8989
<u>NEIGHBORHOOD WATCH</u>	<u>Property Owner Resident</u>	Everyone can belong to Neighborhood Watch. When suspicious activity is spotted it should be reported to the Sheriff's department and information passed on to the neighborhood through the volunteer Block Captain and the Lead Coordinator. These names are listed in the Buccaneer Bay Phone Directory.
<u>NEW CONSTRUCTION OR CHANGES TO BE APPROVED</u>	<u>Architectural Control</u>	Neighborhood Watch/Block Captains will review new house plans and any changes you may be making to your home externally, as well as any additions you might want to make to your home. Sailboat Lake – Blk27 Sailboat Lake Board/Architectural Control
<u>OUTLOTS</u>	<u>SID</u>	SID is responsible for maintaining the outlots.
<u>ROAD MAINTENANCE</u>	<u>SID</u>	SID is responsible for keeping roads within the district boundaries, repaired in safe operating condition.
<u>SCHOOLS</u>	<u>Property Owner Resident</u>	Plattsmouth School District or school of choice.
<u>SNOW REMOVAL</u>	<u>SID</u>	SID is responsible for having the roads within the district snow plowed, salted, and sanded when needed. The board has set a 2-3 inches as the threshold for having the streets plowed.
<u>WATER/WASTEWATER PLANT</u>	<u>SID</u>	Peoples Service – to establish/terminate service or questions 403-932-8143 888-527-9853 888-861-1921 – Emergency Calls