

MINUTE RECORD FOR CITY OF ALMA
REGULAR CITY COUNCIL MEETING
January 16, 2019

A meeting of the City Council of the City of Alma, Nebraska was held at City Hall on Wednesday, the 16th of January, 2019, at 5:30 p.m.

Present were Council Members: Tom Moulton, Randy Stahlecker, Jon Davis, Mike Clements, and Mayor Hal Haeker. Administrator Doug Wilson, Attorney Doug Walker, Treasurer Lorri Bantam, and Clerk Lori Tripe were also present. Jacob Reiter with Olsson, Richard Calkins, Bill Hogeland and Angela Bellware were present. Notification of this meeting and the agenda were given in advance by posting, a designated method for giving notice. Advance notice of the meeting and the agenda were given to the Mayor and all members of the City Council. All proceedings hereinafter were taken while the convened meeting was open to the attendance of the public.

Mayor Haeker advised the public of the Open Meetings Act which is posted on the east wall of the meeting room, and then proceeded to call the regular meeting of January 16, 2019, at 5:30 p.m. and the following business was transacted:

Roll call: Tom Moulton-present, Randy Stahlecker-present, Jon Davis-present, Mike Clements-present and Mayor Haeker-present. Motion made by Clements, second by Moulton to determine this meeting as previously publicized, duly convened and in open session. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Clements, Moulton, Davis, and Stahlecker. Voting No: None. Motion carried.

Mayor Haeker opened the floor to approve the minutes of the January 2, 2019, regular council meeting. Motion made by Clements, second by Stahlecker to approve the January 2, 2019, regular council meeting minutes as presented. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Clements, Stahlecker, Moulton and Davis. Voting No: None. Motion carried.

Mayor Haeker opened the floor to discuss the claims and invoices for period January 3, 2019, through January 16, 2019 for a total of \$116,510.70. Motion by Stahlecker, second by Clements to approve the January 3, 2019, through January 16, 2019, claims for a total of \$116,510.70. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Stahlecker, Clements, Davis, and Moulton. Voting No: None. Motion carried.

Mayor Haeker opened the floor to discuss the treasurer's report. Motion by Moulton, second by Davis, to accept the treasurer's report as presented. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Moulton, Davis, Stahlecker, and Clements. Voting no: None. Motion carried.

Mayor opened the floor to consider and possibly approve award for improvements for Western Sky Properties Subdivision. Jacob Reiter, engineer from Olsson, was present. He read the letter of recommendation he wrote after the bid opening on January 8, 2019. Van Kirk Brothers Construction was the low bidder. Their bid was 30% below the engineer's estimate. He informed the council that in the bid proposal the Council is allowed 30 days to award. If the City choose to go with bid alternate 2, which would have the sanitary sewer drain to Dick Brown Drive, the lots would be shallow and would require the lot purchaser to either bring in additional dirt, install a sump pump or have no basement. Council choose to go with the base bid which runs the sanitary sewer north of the Super 8 and to the nearby lift station and alternate 1 which would include 24' wide concrete streets, and service to the lots. This option would make the lots more attractive to prospective buyers, farming would not be affected and street maintenance would be less expensive. Richard Calkins, attorney for the land owners, said there has already been a lot of interest in the lots. Motion by Davis, second by Clements to approve the base bid along with bid alternate 1 and award the contract to Van Kirk Brothers Construction. There being no further discussion upon the motion made, the following voted yes: Davis, Clements, Moulton and

Stahlecker. Voting no: None. Motion carried.

Mayor opened the floor to review and possibly approve funding of Western Sky Properties Subdivision Improvements. Mayor Haeker said that the City has been budgeting for an annual payment of \$50,000. The City is looking at different options such a general bond or possibly a USDA loan. The USDA loan would be a lot more paperwork but there is no guarantee the City would qualify. The government furlough has stopped any further discussion regarding any USDA options. The City will continue to look at all options.

Mayor opened the floor to consider and the possible approval of the Western Sky Properties Housing Subdivision – Phase I, Final Plat. The council did discuss a possible north entrance with Jacob Reiter. He will look into options. Motion by Davis, second by Moulton to approve the Western Sky Properties Subdivision, Phase 1, Final Plat. There being no further discussion upon the motion made, the following voted yes: Davis, Moulton, Clements, and Stahlecker. Voting no: None. Motion carried.

Mayor opened the floor to consider and possibly approve Resolution 16-2019 – set annual dog licensing fee to \$6 for male and spayed female dogs and \$11 for unspayed female dogs. A month ago, the dog ordinance was changed to charge a dog owner \$1.25 state tax along with the City fee which would be set by resolution. This would allow the Council to change the fee without having to revise the city ordinance each time the fee was changed. Motion by Clements, second by Stahlecker to set annual dog licensing fee to \$6 for male and spayed female dogs and \$11 for unspayed female dogs. There being no discussion upon the motion made the following voted yes: Clements, Stahlecker, Moulton and Davis. Voting no: None. Resolution 16-2019 was approved.

Mayor opened the floor to consider and possibly approve Resolution 17-2019 – swimming pool litigation settlement. Attorney Walker said the agreement is a comprehensive settlement of everything which includes the subcontractors. The City is allowed to keep \$24,000 and the balance of \$57,600 will be paid to Carrothers who will in turn reimburse their subcontractors. The settlement clears the City from any claims from either Carrothers or the subcontractors. Motion by Clements, second by Stahlecker to approve Resolution 17-2019 – Swimming Pool Litigation Settlement Agreement. There being no discussion upon the motion made the following voted yes: Clements, Stahlecker, and Moulton. Voting no: Davis. Resolution 17-2019 was approved.

Mayor opened the floor to consider and possibly approve Ordinance 2019-18 – Prohibiting propane tanks of more than 100 lbs. within the city limits of the City of Alma in areas of the City with gas service from the City's natural gas system. Administrator Wilson, after some further discussion, said the ordinance needs to be re-drafted.

Mayor opened the floor to consider and possibly approve appointment of Craig Hammond to the Alma Municipal Golf Board and to remove Anthony Gulizia. Question was asked why Mr. Gulizia was being removed since he had just been appointed a month ago. After further discussion with Mr. Gulizia, it was determined that he was not able to make the scheduled board meetings. Motion by Clements, second by Stahlecker to appoint Craig Hammond to the Alma Municipal Golf Board and remove Anthony Gulizia. There being no discussion upon the motion made, the following voted yes: Clements, Stahlecker, Davis and Moulton. Voting no: None. Motion carried.

Mayor opened the floor to consider and possibly approve the 2019 Renewal of Maintenance Agreement between the City of Alma and the State of Nebraska Dept. of Transportation. In the past, the State charged the City \$500 per lane mile and they are now raising the amount to \$665 per lane mile. The City has 3.5 lane miles. The last time the rate was increased, was 5 years ago. Question was asked why the City doesn't clear the highways themselves. The City is not set up to put chemicals down. It requires additional equipment and expensive chemical. Motion by Moulton, second by Davis, to approve the 2019 Renewal of Maintenance Agreement between the City of Alma and the State of Nebraska Dept. of Transportation along with the proposed increased. There being no discussion upon the motion, the following voted yes: Moulton, Davis, Clements and Stahlecker. Voting no: None. Motion carried.

The Mayor opened the floor to Administrator comments. Administrator Wilson's nuisance report - he and the Sheriff are working on some expired license plate issues.

The RV Park is now full for the full season camping and have added 2 names to the list if anyone drops out.

The Nebraska State Patrol is presenting another CRAKE "Civilian Response to an Active Killing Event" training. It is set for Thursday, February 21st at 6 pm at the Johnson Center.

Mr. Wilson would like to move up the hiring time frame for the Pool Manager, Assistant Manager, Swim Team Coach, Assistant Swim Team Coach and lifeguards. This should help scheduling the required Red Cross training. He will move forward with the advertising.

Administrator Wilson is researching allowing golf cars, ATVs, and UTVs on city streets. He is speaking with other cities. He will present his findings at a future council meeting.

Mayor Haeker opened the floor to comments from the Mayor, Councilmen, and City Staff. Councilman Clements is not against golf cars, etc., is concerned about the city's liability. Bill Hogeland was present and said he and John Falgione had done tons of research on golf cars in different towns a few years back. Mr. Wilson said he still has the information. Bill said they called many towns and there wasn't a town that allowed them that had any problems. Mayor Haeker said if the City has the ordinances in place, and we follow them, he would not be concerned about liability for the city because there shouldn't be any.


Councilman Clements said he is concerned about ice at the intersections along the highway. There was a discussion about how ice on the streets and the downtown business district should be handled. Overall, the City is doing a very good job getting the streets cleaned after a snow storm.

Motion made by Moulton, second by Davis to adjourn the meeting at 6:30 PM. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Moulton, Davis, Clements, and Stahlecker. Voting no: None. Meeting was adjourned at 6:30 pm.



Hal Haeker, Mayor

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



Lori Tripe, City Clerk



Rotary dues \$120; Amazon books Coffee Maker Filter Bacteriostatic \$228.45; Amer Legal Pub legislative updates \$399; Aramark uniforms shop towels \$95.80; AUL HRA Contributions \$562.31; Bill Schmidt 3 - HP Envy Desktop Computers & Software \$2,622; BN Energy Gas Service \$50.58; BCBS health ins prem \$7,635.22; CHS Fuel \$996.63; City of Alma sales tax \$634.12; City of Holdrege Landfill Fees \$1,608.70; Dept of Aeronautics hangar In pymt \$810; Dept of Rev Dec sales tax \$6,066.06; Diamond Exterminating pest control \$120; Dollar General supplies concessions \$23.65; Duncan, Walker, Schenker & Daake legal services \$1,750; Eagle comm internet \$229.95; Electric Pump Lift Station Repairs \$2,790.70; Fleet-Screen Ltd drug screen dues \$325; Frontier alarms phones internet siren dish \$1,006.46; Harlan Cty Reg of Deeds filing fee \$34; Hoesch Memorial Library supplies \$258.79; Hogeland's Market supplies \$45.03; Kauk Konst repair water line \$180; LINWELD Specialty Gas \$32.51; Matt Friend Truck Equip plow and installation \$1,375.50; Medicare-Blue RX D Wilson medicare rx ins prem \$37.90; Miller & Assoc Annexation Redesign Costs \$4,956; Municipal Sup water meters \$6,903.29; NEX-TECH Network labor \$75; NMC Exchange backhoe gauge \$67.05; NPPD electricity \$4,928.88; Office Solutions supplies \$85.79; OmniTRAX pipeline under RR \$2,500; One Call Concepts locates \$3.78; Payroll \$23,410.45; Principal Ins life ins prem \$108.71; Reliable Pest Control \$90; Roger P. Cox, PC LLO Pool Litigation \$1,404; S & W Auto Parts fuel supplies maint \$236.21; Short Stop fuel \$119.13; SCEDD annual retainer \$2,500; Flower Patch decorations \$36; Tripe Motor Co TIF reimbursement \$19,812.30; Trustworthy Hardware Supplies \$52.86; Twin Valley PPD electricity \$869.06; USPS postage \$51.25; USTI agency fees \$43.56; Verizon cells \$282.52; Waggoner Ins Agency Business Protection Policy \$17,936.50; TOTAL \$116,510.70;