

City of Minden

P.O. Box 239, 325 N. Colorado
Minden, Nebraska 68959

phone 308.832.1820
fax 308.832.1949
www.MindenNebraska.org



Minutes of Council Meeting City of Minden, Nebraska January 18, 2017

The City Council of the City of Minden, Nebraska, met on this day at 6:00 p.m. for the regular session in the Council Chambers, pursuant to advance notice of said meeting simultaneously transmitted to all members of the Council and to the public as shown by the copy thereof posted in the Minden City Hall, Outside the Minden City Hall, First Bank & Trust Co., Minden Exchange Bank & Trust Co., and the Post Office. A copy of the notice is on file in the office of the City Clerk.

Mayor Griess called the meeting to order at 6:00 p.m. The following City Council members were present: Larry Evans, Teresa Sumstine, Bob Carlson, and Roger Jones. The following City Officials were present: Mayor Ted Griess, City Administrator Matthew Cederburg and City Clerk Abbey Jordan. The following City Officials were absent: City Attorney Tom Lieske.

All proceedings hereinafter were taken while the convened meeting was open to the attendance of the public.

After roll was called, Mayor Griess led those in attendance in the Pledge of Allegiance. Then Griess made the following statement:

“Pursuant to the Open Meetings Act and Public Records Law Requirements a current copy of the Open Meetings Act is posted for public inspection on the east wall of the Council Chambers. In addition, for public inspection, there is located on the table to the south of the chairs in the Council Chambers, a copy of the Council packet that was distributed to the members of the Council prior to this meeting. The City Council will take public comments on an agenda item, if it is deemed necessary. Please state your name and address prior to commenting.”

Agenda item #3, Mayoral Announcements. Mayor Griess wanted to thank Pat Haight, Chairman of the Minden Tree Board and City Clerk Abbey Jordan for applying, submitting, and receiving a grant in total of \$5,000 to build a labyrinth and pollinator garden in the MWE Park. He also wanted to thank the City Crews for keeping the streets safe during the ice storm.

Agenda item #4, The following items were listed under the agenda item “**consent agenda**” for this meeting:

- a. Consider Approval of Minutes of Previous City Council Meetings
- b. Consider Approval of Bills & Claims for this Council Meeting
- c. Consider Acceptance of Excused Absence of Mayor or Council Member(s)
- d. Consider Reports that are Enclosed in the Council Packets for This Council Meeting
- e. Consider Approval of Elected Minden Volunteer Fire Department Chief, Tom Brown
- f. Mayoral Appointments
 - i. Rob Armstrong to the Parks and Recreation Board for a term of 1/1/2017 to 12/31/2018
 - ii. Joe Anderson to the Parks and Recreation Board for a term of 1/1/2017 to 12/31/2018
 - iii. Dr. Eddie Pierce as the City Health Officer for a term of 1/1/2017 to 12/31/2021
 - iv. Charlotte Trew as the Resident Commissioner to the Housing Agency Board of Commissioners for a term 1/1/2017 to 12/31/2021

The following bills and claims were submitted for approval under the “consent agenda” and are on file in the office of the City Clerk:

Amazon 218.78, Baker & Taylor 381.64, Biblionix 1,600.00, Black Hills Energy 1,605.12, Cenage/Gale 225.46, Charter Communications 1,266.00, Child Support Electronic 350.00, City Of Minden Pension Fund 3,639.32, Consolidated

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Management Co 143.64, Construction Rental, Inc. 67.70, Cooperative Producers, Inc. 3,715.18, Cummins Central Power, Llc 963.60, Demco 134.73, D. Ehlers 400.00, E. Pierce 400.00, Ems Billing 307.33, Excel Development Group 2,400.00, Fifth Street Printing 993.94, Fireprograms 1,556.00, First Bank & Trust Co 140.00, Foremost Promotions 1,599.50, Gary Braun Electric 6,898.25, Total Funds By Hasler 400.00, The Hastings Tribune 112.00, Hd Supply Waterworks, Ltd 2,386.01, Island Supply Welding Co 8.68, J. Hill 236.94, John Deere Financial 50.51, Krull Agency Of Minden, Inc. 29.00, Lagoon Pumping & Dredging Inc 150.00, Landmark Implement Carquest 603.58, League Of Nebr. Municipalities 750.00, The Library Store 88.97, L. Stangl 9.62, Matheson Tri-Gas Inc 31.62, M. Cederburg 127.20, Menards Of Kearney 41.92, Municipal Emergency Serv 393.61, Midlands Contracting Inc 283,573.81, Midwest Tapes 542.21, Minden Hardware 735.22, Minden Lumber & Concrete Co. 1,135.66, Minden Machine Shop Inc 446.40, Minden Office Supply, Inc 185.34, Municipal Supply-Nebraska 1,425.55, Napa Auto Parts 594.08, Nebraska Library Commission 500.00, Nebraska Truck Center 490.00, Northern Safety Co. 159.49, Nebraska Public Power District 175,396.10, N T & T 81.19, Ohio National Life 200.00, Olsson Associates 6,900.00, One Call Concepts Inc 27.21, Oneill Heinrich Damkroger 354.00, Presto X Co. 60.00, R. Hurst 30.00, Social Security Account 7,178.26, South Side Diner 50.00, Southern Power District 23.00, State Withholding Tax 1,736.97, Suburban Fire District #1 60.00, The Big Rack Shack 234.20, Verizon Wireless 657.37, Versatile Roofing 490.00, Wex Bank 3,201.58, Withholding Tax Account 4,605.11, Xerox Capital Services Inc 177.78.

Carlson motioned to approve the consent agenda and Jones seconded. On roll call, the following voted Aye: Evans, Sumstine, Carlson, and Jones. Motion carried.

Agenda item #5, Treasury Report, December 2016.

The Treasury Report was not completed in time for the meeting due to computer crashing and file irretrievable. No action taken.

Agenda item #6, Budget Report, December 2016.

No action taken.

Agenda Item #7, Consider Citizen Agenda Item Request by Brandon Herrada concerning the Minden municipal code section 10-43 - keeping a kennel.

The current City code requires each household to have three or fewer dogs in the home. A motion was made to have a future discussion about a possible ordinance change by Jones and seconded by Sumstine. On roll call, the following voted Aye: Sumstine, Jones, and Griess. On roll call, the following voted Nay: Evans, and Carlson. Motion carried.

Agenda Item #8, Consider approval for NPPD to rebuild south substation with a 10/12.5MVA, 69-4.16kV transformer for approximately \$1,453,302 or to request approval from NPPD to let project for bid.

This item was removed from the agenda and was not discussed. No action was taken.

Agenda Item #9, Discussion only of potential code changes for residential dwellings in a Commercial 1 district.

There was a discussion about commercial properties that have businesses and residences in them. Discussion was focused around the requirements of sprinkler systems. Questions were asked about the costs to add a sprinkler system, the capacity of people allowed in a building without a sprinkler system, and the Fire Marshall's requirements. Cederburg spoke

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about requirements in the IBC, IRC, IEBC, NFPA and possible changes to Minden's current code to allow for residential dwellings together with businesses without sprinkler systems. No action was taken.

Agenda Item #10, Consider approval of pay request #1 of \$283,573.81 for Midlands Contracting, Inc. for the extension of water and sewer services to Landmark.

Chris Miller from Miller & Associates and Ryan Hurst, Minden's Utilities Superintendent, made comments about the project. Overall they agreed the project went well, a few final touches were still necessary but would be easy to complete in order to finish up the project. Evans motioned to approve the pay request #1 of \$283,573.81 for Midlands Contracting and Sumstine seconded. On roll call, the following voted Aye: Evans, Sumstine, Carlson, and Jones. Motion carried.

Agenda Item #11, Presentation of water and sewer departments by utilities superintendent, Ryan Hurst.

Hurst provided an overview of the Utilities department, including annual reporting requirements, utility reports and other normal responsibilities; special projects the team is working on and spring, summer and fall goals. An overview of the capital items purchased and future needs was also given. No action was taken.

Agenda Item #12, Consider approval of additional Beehive module for electric infrastructure.

Hurst explained the uses of Beehive and the benefits of adding the electric infrastructure including maps, improved documentation, tracking all work done, and not having to involve NPPD in affairs that can be handled with the help of the new Beehive module. Sumstine motioned to approve the additional Beehive module for electric infrastructure and Carlson seconded. On roll call, the following voted Aye: Evans, Sumstine, Carlson, and Jones. Motion carried.

Agenda Item #13, Discussion only of the street 1&6 year plan.

Cederburg shared the street projects finished since January of 2016 and reviewed the proposed additions to the 1&6 plan. Council members were asked to review the plan and provide suggestions before the public hearing to be scheduled in February. No action was taken.

Agenda Item #14, Consider approval of an Interlocal with Kearney County for road maintenance and snow removal.

Carlson motioned to approve the Interlocal with Kearney County for road maintenance and snow removal and Jones seconded. On roll call, the following voted Aye: Evans, Sumstine, Carlson, and Jones. Motion carried.

Agenda Item #15, Consider approval of contract with Miller and Associates for grant administration services of the community development block grant #15-DTR-105.

Jones motioned to approve the contract with Miller and Associates for grant administration services of the community development block grant #15-DTR-105 and Sumstine seconded. On roll call, the following voted Aye: Evans, Sumstine, Carlson, and Jones. Motion carried.

Agenda Item #16, Consider approval of resolution for the final plat of Minden West Estates Third Subdivision

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RESOLUTION NO. 1659

WHEREAS, the Mayor and Council of the City of Minden did approve of the final plat for the MINDEN WEST ESTATES THIRD SUBDIVISION at the regular Council meeting held on January 3, 2017; and

WHEREAS, the Mayor and Council of the City of Minden does hereby concur with said recommendation of the Planning and Zoning Commission of the City of Minden.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Minden, Nebraska, that the plat of "MINDEN WEST ESTATES THIRD SUBDIVISION" an addition to the City of Minden, Kearney County, Nebraska, duly made out, acknowledged and certified, and the same hereby is approved, accepted and ordered filed and recorded in the office of the Register of Deeds of Kearney County, Nebraska.

Councilmember Sumstine moved for the adoption of the foregoing Resolution. Councilmember Evans seconded the motion.

On roll call the following voted Aye: Evans, Sumstine, Carlson, and Jones. The following voted Nay: none. The following were absent and not voting: none.

The passage of said Resolution having been consented to by a majority of the members of the City Council, the Mayor declared the Resolution passed and adopted, this 18th day of January, 2017.

/s/ Ted Griess
Ted Griess, Mayor

Attest:

/s/ Abbey Jordan
Abbey Jordan, City Clerk

Sumstine motioned to approve Resolution 1659 for the final plat of Minden West Estates Third Subdivision and Evans seconded. On roll call, the following voted Aye: Evans, Sumstine, Carlson, and Jones. Motion carried.

Agenda Item #17, Consider approval of resolution for surplus less than \$5,000.

RESOLUTION NO. 1660

A RESOLUTION DIRECTING THE SALE OF SURPLUS PERSONAL PROPERTY OF THE CITY OF MINDEN, NEBRASKA.

WHEREAS, the City of Minden does have in its possession certain property deemed to be surplus property to the City, with a fair market value of less than \$5,000, and wishes to dispose of this property; and

WHEREAS, State Statute 17-503.02 allows for the sale of surplus personal property by posting the sale in three prominent places within the City for a period of not less than seven days prior to the sale; and

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WHEREAS, the City of Minden may sell surplus items by sealed bids, by order of payment, public auction, or by the standards set forth in the Interlocal Cooperation Act allowing the City of Minden to sell surplus equipment to other governmental subdivisions of the State of Nebraska by negotiated price.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Minden that the following City property is declared surplus and will be sold according to the terms listed above, with minimum bid in parentheses. All units to be sold without any warranty or any expressed warranty.

- Xerox Workforce 7232 Copier, Serial: GBP245924 (\$300)
- 49 Red Fire Hydrants (restrictions on outdoors placement & color) (\$25 each)
- 2007 Ford Crown Victoria, VIN: 2FAFP71W87X149985 (\$100)
- 1993 Ford F-350, Altec AT250G 30 Ft. Bucket Truck, VIN: 1FDKF38MOPNA53158 (\$2500)
- 1982 Ford F-826, Elliott High Reach Model Ece 50, VIN: FDPF82H6CVA47146 (\$1000)

Council Member Carlson moved for the adoption of the foregoing Resolution. Council Member Evans seconded the motion.

On roll call the following voted Aye: Evans, Sumstine, Carlson, and Jones. The following voted Nay: none. The following were absent and not voting: none.

The passage of said Resolution having been consented to by a majority of the members of the City Council, the Mayor declared the Resolution passed and adopted, this 18th day of January, 2017.

PASSED AND APPROVED this 18th day of January, 2017.

/s/ Ted Griess
Ted Griess, Mayor

Attest:

/s/ Abbey Jordan
Abbey Jordan, City Clerk

Carlson motioned to approve of Resolution 1660 for surplus less than \$5,000 and Evans seconded. On roll call, the following voted Aye: Evans, Sumstine, Carlson, and Jones. Motion carried.

Agenda Item #18, Public Comments

Dave Bunger had a discussion with the Fire Marshall about a sprinkler system in his building which he resides in and also does business in. The Fire Marshall told Bunger that a sprinkler system depends on occupancy and whether or not the business has a liquor license.

Agenda Item #19, Adjournment.

Jones motioned to adjourn the meeting at 7:37 p.m. and Carlson seconded. On roll call, the following voted Aye: Evans, Sumstine, and Jones. Absent: Carlson. Meeting adjourned.

/s/ Ted Griess
Ted Griess, Mayor

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Attest:

/s/ Abbey Jordan

Abbey Jordan, City Clerk

(SEAL)