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

phone 308.832.1820
fax 308.832.1949
www.MindenNebraska.org

The Christmas City
Minden NEBRASKA

Minutes of Council Meeting
City of Minden, Nebraska
December 16, 2019

The City Council of the City of Minden, Nebraska, met on this day at 6:00 p.m. in a 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, Roger Jones, Bob Carlson. The following City Officials were present: City Attorney Tom Lieske, Mayor Ted Griess, City Administrator Matt Cederburg, and City Clerk Abbey Jordan.

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. Griess reminded the council members of the upcoming meetings schedule due to holidays in January and February. Griess expressed his deepest gratitude to James Huff for his 40+ years of service to the City of Minden. The public is invited to celebrate his retirement on December 27, 2019 from 2-4pm at the Minden Fire Hall.

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

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

A. Jordan 249.00, Accent Wire-Tie 842.70, Amazon 714.58, Aurora Cooperative 41.20, Baker & Taylor Books 517.20, Bill's Plumbing & Htg. Inc 70.94, Black Hills Energy 776.75, C.A.N.D.O. 3500.00, Carter Electric 173.80, Cenage/Gale 124.10, Central Community College 1000.00, Central Plains Library System 10.00, Cintas 302.55, City Of Holdrege Landfill 4668.08, Cooperative Producers, Inc. 908.42, Cornhusker State Industries 48.40, D. Fischer 28.75, Demco 174.00, Dollar General-Regions 6137.55, Electric Pump 6417.00, Essential Resource Group Inc 64.00, Fifth St Printing 239.18, Gilmore & Bell, Pc 4970.00, Grayson Tool, Inc 120.00, Hawkins Water Treatment 1447.60, Holdrege Daily Citizen 236.25, Intellicom Computer Consulting 976.50, ISW 41.97, Jims Ok Tire Minden Llc 109.00, Johnstone Supply 168.40, Kearney Hub Publishing Co. 254.72, Mason's Market 323.36, Matheson Tri-Gas Inc 52.75, Transparency 492.58, Michael Todd & Company, Inc. 225.03, Midwest Laboratories 65.55, Midwest Tapes 359.37, Minden Hardware 404.68, Minden Lumber & Concrete Co. 95.67, Minden Office Supply, Inc 363.62, Minden Opera House 125.00, Municipal Supply-Nebraska 206.86, Napa Auto Parts 63.25, Nebraska Economic Developers 150.00, Neofunds 361.00, Nppd Kwh 141554.14, Nppd O&M 15997.24, One Call Concepts Inc 19.59, Oriental Trading 120.60, Pepsi Cola Of Hastings, Llc. 113.50, Presto X Co. 67.00, Proquest Llc 1411.28, Quick Med Claims 602.06, Rek Enterprises Llc 16.00, R. Hurst 100.00, South Platte United Chambers 15.00, Southern Power District 28.28, Spectrum Business 29.99, Verizon Wireless 804.23, Weaver Farm Service Inc 752.00, Wpci 133.60, Xerox Corporation 147.45.

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

Agenda Item #5, Mayoral Appointment of Police Chief (appointed for mayor's remaining term of 3-years) and Oath of Office.

No action taken.

Agenda Item #6, Consider Approval of SCADA computer and software upgrades and SCADA radio and PLC hardware upgrades to the Water Treatment Plant.

Darin Fischer, Utilities Superintendent, stated that the problem has come to light with the addition of Lift Station #8. The SCADA software, radio, and PLC hardware controls the communication of the lift stations, water tower, and water plant with the utilities staff and notifies them of operation problems. Currently, Lift Station #8 has newer software and cannot communicate with the current software in the other locations.

Cederburg stated that this is a specialty project and does not have to be bid out. Fischer also recommended the maintenance agreement that would keep the software current and not require large upgrades at one time.

Carlson motioned to approve the SCADA computer and software upgrades and SCADA radio and PLC hardware upgrades to the Water Treatment Plant. Sumstine seconded. On roll call, the following voted aye: Evans, Sumstine, Jones, and Carlson. Motion carried.

Agenda Item #7, Consider Approval and Selection of Electrician for the Water Treatment Plant Electrical Upgrades.

Chris Miller, Miller & Associates, stated that the City received 6 bids. Bids ranged from $82,000 to $184,000. The equipment costs were approximately $40,000-$50,000 and the rest was labor costs. The low bidder was Cornerstone Electric out of Axtell. Miller stated Cornerstone had good references and had previously reviewed the site and had discussions with Fischer.

Jones motioned to select Cornerstone Electric for the Water Treatment Plant Electrical Upgrades and Carlson seconded. On roll call, the following voted aye: Jones and Carlson. The following voted nay: Evans and Sumstine. Due to a tie vote, Griess voted aye. Motion carried.

Agenda Item #8, Public Hearing, Condemnation Hearing for the Property at 705 N. Yates Avenue or more Particularly Described as the East 70' South of the Railroad Right-of-way, Block 27, Railroad Addition, Minden, Kearney County, Nebraska.

Evans stated that himself, Cederburg, and Fischer walked through the property on December 13th. Progress has been made on the interior. Outside needs repair on fascia. City needs to raise electrical line as its sagging quite low.

Carlson tabled the hearing until the January 21, 2020 council meeting. Jones seconded. On roll call, the following voted aye: Evans, Sumstine, Jones, and Carlson. Motion carried.

Agenda Item #9, Consider Issuance of Order of Condemnation for the Property at 705 N. Yates Avenue or more Particularly Described as the East 70' South of the Railroad Right-of-way, Block 27, Railroad Addition, Minden, Kearney County, Nebraska.

No action taken.

Agenda Item #10, Status Update on of Order of Condemnation for the property located at 247 W. Hawthorne Street, Minden, NE or more particularly described as the North ½ of Lot 11 and All of Lot 12, Block 7, Pearson's Addition, Minden, Kearney County, Nebraska.

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Fox did not have a budget prepared. Griess reviewed the status of the dumpster and Cederburg's attempts to contact Mr. Fox to assist in creating a budget. No action taken.

Agenda Item #11, Council Action on Order of Condemnation for the property located at 247 W. Hawthorne Street, Minden, NE or more particularly described as the North ½ of Lot 11 and All of Lot 12, Block 7, Pearson's Addition, Minden, Kearney County, Nebraska.

Jones motioned to issue an Order of Condemnation to have all buildings on the property demolished by April 1, 2020. Evans seconded. On roll call, the following voted aye: Evans, Jones, and Carlson. Voting nay: Sumstine. Motion carried.

Agenda Item #12, Status Update on Order of Condemnation for the property located at 1205 N. Colorado Avenue, Minden, NE or more particularly described as all of Lots 1-6, Block 2, Gilman's Second Addition, Minden, Kearney County, Nebraska.

Marshall Nelson, representing Pioneer Village Foundation, stated that the property will be burned by the Minden Fire Department. He is working with All American Sewer to locate the sewer line to get the sewer line and water lines capped. This is the final piece prior to turning the demolition permit application into the City. The asbestos report has been completed.

Agenda Item #13, Council Action on Order of Condemnation for the property located at 1205 N. Colorado Avenue, Minden, NE or more particularly described as all of Lots 1-6, Block 2, Gilman's Second Addition, Minden, Kearney County, Nebraska.

Carlson motioned to table the council action on Order of Condemnation for the property located at 1205 N. Colorado Avenue, Minden, NE until the January 21, 2020 council meeting. Sumstine seconded. On roll call, the following voted aye: Evans, Jones, Sumstine, and Carlson. Motion carried.

Agenda Item #14, Status Update on of Order of Condemnation for the property located at 146 W. Highway 6, Minden, NE or more particularly described as all of Lots 8-14 and the West 25' of Lots 5-7 and the West 25' of the South half of Lot 4, Block 4, Evan's Addition, Minden, Kearney County, Nebraska.

Marshall Nelson, representing Pioneer Village Foundation, stated the asbestos report has been completed and the siding must be properly removed and disposed of. After that, the old restaurant portion will be demolished.

Agenda Item #15, Council Action on the Order of Condemnation for the property located at 146 W. Highway 6, Minden, NE or more particularly described as all of Lots 8-14 and the West 25' of Lots 5-7 and the West 25' of the South half of Lot 4, Block 4, Evan's Addition, Minden, Kearney County, Nebraska.

Carlson motioned to table Carlson motioned to table the council action on Order of Condemnation for the property located at 1205 N. Colorado Avenue, Minden, NE until the January 21, 2020 council meeting. Sumstine seconded. On roll call, the following voted aye: Sumstine and Carlson. Voting nay: Evans and Jones. Due to a tie vote, Griess voted aye. Motion carried.

Agenda Item #16, Public Comments

Ron Hansen, contractor for Russ Dorn, is currently demolishing the house at 311 S. Nebraska. Hansen stated that the interior is gutted and the siding has been removed. Shingles are being removed currently. However, the buildings will most likely not be completely down by the first of January.

Agenda Item #17, Adjournment.

Sumstine motioned to adjourn at 7:00 pm and Evans seconded. On roll call, the following voted aye: Evans, Sumstine, Carlson, and Jones. Meeting adjourned.

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Ted Griess, Mayor

ATTEST:

_____
Abbey Jordan, City Clerk

(SEAL)