

# City of Minden

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

phone 308.832.1820  
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www.MindenNebraska.org



Minutes of Council Meeting  
City of Minden, Nebraska  
January 21, 2020

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 thanked Alexis for joining the Minden Volunteer Fire Department and for those willing to serve on the City's boards.

**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 Volunteer Firefighter, Alexis Ciprian
- f. Mayoral Appointments
  - i. Rita Crooks to the Planning and Zoning Commission for a term of 1/21/2020 to 12/31/2022
  - ii. Jack Yant to the Planning and Zoning Commission for a term of 1/21/2020 to 12/31/2022
  - iii. Larry Lempka to the Planning and Zoning Commission for a term of 1/21/2020 to 12/31/2022
  - iv. Natalie Janda to the Park and Recreation Board for a term of 1/21/2020 to 12/31/2021
  - v. Sandy Becker to the Housing Agency Board of Commissioners for a term of 1/21/2020 to 12/31/2024
  - vi. Sandy Johnson to the Housing Agency Board of Commissioners for a term of 1/21/2020 to 12/31/2024
  - vii. Bennett Petersen to the Board of Adjustments for a term of 1/21/2020 to 12/31/2022

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

Accredited Security 1883, A. Eschliman 37.19, A. Beitler 35.88, Amazon 545.69, Aurora Cooperative 28.65, Baker & Taylor Books 177.01, Biblionix 1500, Black Hills Energy 283.29, B. & C. Smith 400, B. Weber 85.73, Cenage/Gale 74.72, CHS Agri Service Center 18.75, City Of Holdrege Landfill 5233.6, C. Beck 346.27, Core & Main LP 230.66, Cummins Central Power, LLC 100.94, D. Fischer 291.49, Demco 99.12, Dollar General-Regions 410526 262.45, D. Ehlers 400, Dutton Lainson Co 679.94, Embassy Suites La Vista 604.8, Excel Development Group 2400, Fireprograms 1761, Fyr-Tek, Inc. 413.75, Greater Nebraska Cities 5000, Hawkins Water Treatment 1617.38, Intellicom Computer Consulting 4311, ISW 9.92, J. Sinsel 140, Jims Ok Tire Minden LLC 19.5, John Deere

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Financial 435.88, J. Hlavinka 31.65, Joy's Floral & Gifts 146, J. Kuehn 170, Mason's Market 484.84, Matheson Tri-Gas Inc 185.59, M. Cederburg 44.4, Midwest Laboratories 171.8, Midwest Tapes 475.75, M. Gokie 58.8, Minden Chamber Of Commerce 20, Minden Hardware 9.44, Minden Lumber & Concrete Co. 439.99, Minden Office Supply, Inc 123.6, Napa Auto Parts 391.33, Nebraska Planning And Zoning 190, Neofunds 448.15, NPPD KWH 137369.5, NPPD O&M 8691.85, Olsson Associates 2715.25, Oneill Heinrich Damkroger 220.5, Platte Valley Communications Of Kearney, Inc. 2217.39, Presto X Co. 67, Quick Med Claims 583.52, Scholastic Inc. 162.51, Spectrum Business 1383.15, Suburban Fire District #1 390, The Hastings Tribune 160, The Lockmobile Inc. 180, UL LLC 495, USA Blue Book 62.62, WPCI 133.5, Xerox Corporation 145.15.

Sumstine 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**, Consider Approval of Contract Addendum with WPCI.

Carlson motioned to approve the Contract Addendum with WPCI and Evans seconded. On roll call, the following voted aye: Evans, Sumstine, Jones, and Carlson. Motion carried.

**Agenda Item #6**, Council Action on Order of Condemnation for the property located at 311 S. Nebraska Avenue, Minden, NE or more particularly described as all of All of Lots 1 & 2, Block 7, Ragan's Addition, Minden, Kearney County, Nebraska.

Recommendation, per inspection from Darin Fischer, is to rescind the condemnation due to demo of entire structure.

Carlson motioned to rescind the Order of Condemnation for the property located at 311 S. Nebraska Avenue and Sumstine seconded. On roll call, the following voted aye: Evans, Sumstine, Jones, and Carlson. Motion carried.

**Agenda Item #7**, 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 gave a status update of the property stating the fire department is going to burn it but the water and sewer lines still need to be capped. After that, a demo permit will be applied for prior to the burning.

No action was taken.

**Agenda Item #8**, 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 Ave. to the February 3<sup>rd</sup>, 2020 meeting and Jones seconded. On roll call, the following voted aye: Evans, Sumstine, Jones, and Carlson. Motion carried.

**Agenda Item #9**, Status Update on 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 said the majority of asbestos has been abated, but additional was found. He is hoping to have the additional asbestos abated this week. The water meter needs to be removed before the electrical conduit can be removed. The gas line has already been removed. Nelson asked whether or not the condemnation required removal of the cement pad and was told he can keep it unless it is in bad shape per Darin's discretion.

No action taken

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**Agenda Item #10**, Council Action on 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 stated the plan of action is to see if the house is salvageable, if not it will be demolished and the property sold. An asbestos inspection will be completed prior to demo if needed. He has asked for an extension to allow more time to complete the process due to possible weather conditions.

Sumstine motioned to table the Council Action on Order of Condemnation for the property located at 146 W. Highway 6 to the March 16<sup>th</sup>, 2020 meeting. On roll call, the following voted aye: Evans, Sumstine, Jones, and Carlson. Motion carried.

**Agenda Item #11**, Public Comments. No comments were made.

**Agenda Item #12**, Adjournment.

Carlson motioned to adjourn at 6:23 pm and Sumstine seconded. On roll call, the following voted aye: Evans, Sumstine, Carlson, and Jones. Meeting adjourned.

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Ted Griess, Mayor

ATTEST:

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Abbey Jordan, City Clerk

(SEAL)