

MINUTE RECORD FOR CITY OF ALMA
REGULAR CITY COUNCIL MEETING
November 2, 2022

A regular meeting of the City Council of the City of Alma, Nebraska was held at City Hall on Wednesday, November 2, 2022, at 5:30 p.m.

Present were Council Members: Dyann Collins, Tom Moulton, Larry Casper, Chris Tripe and Mayor Hal Haeker. Absent: None. Administrator Lorri Bantam, City Treasurer CeeAnn Affolter, City Clerk Dawn McNulty, City Utility Superintendent Russ Pfeil, and City Attorney Doug Walker were also in attendance. Notification of this meeting and the agenda was given in advance by posting, a designated method for giving notice. Advance notice of the meeting and the agenda was 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 posted on the east wall of the meeting room, and then proceeded to call the regular meeting of November 2, 2022, at 5:30 p.m. and the following business was transacted:

Roll call: Tom Moulton-present, Dyann Collins-present, Larry Casper-present, Chris Tripe-present, and Mayor Haeker-present. Motion made by Casper, second by Collins 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: Collins, Casper, Tripe, and Moulton. Voting no: None. Motion carried.

Mayor Haeker opened the floor to approve the minutes of the October 19, 2022, regular council meeting. Motion made by Tripe, second by Moulton to approve the minutes of the October 19, 2022, regular council meeting. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Moulton, Casper, Tripe and Collins. Voting no: None. Motion carried.

Mayor Haeker opened the floor to discuss the claims and invoices for October 20, 2022, through November 2, 2022, for a total of \$49,163.42. Motion made by Moulton, second by Casper to approve the claims. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Collins, Tripe, Casper, and Moulton. Voting no: None. Motion carried.

Mayor Haeker opened the floor to discuss the Treasurer's report. Motion by Tripe, second by Moulton 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: Collins, Casper, Tripe, and Moulton. Voting no: None. Motion carried.

Mayor Haeker opened the floor to discuss the Western Sky updates. Rick Calkins was in attendance and shared that half of the lots are sold and were ahead of projection. Mr. Calkins felt city needs to be looking ahead because the few remaining lots could be sold in 2-3 years. He stated there were some developers planning to build a duplex and were ready to finalize but decided to move to Holdrege. He stated the Covenants needed to be amended to allow multi-family units as it is only single family currently, and the developers were offered free lots in Holdrege. Alma needs to be looking at giving developers incentives to build here. He feels that commercial development is stifled, and we do not have much to offer them. He recommended that the Council needs to be looking at the final plat on the second phase so that we can look at getting sewer and water in. There is no TIF Program for phase 2.

Mayor Haeker opened the floor to discuss the Ordinance 2023-1

ORDINANCE NO. 2023-1

AN ORDINANCE OF THE CITY OF ALMA, NEBRASKA TO AMEND MUNICIPAL CODE SECTION 32.01 LIBRARY BOARD; TO REPEAL ALL ORDINANCES OF PARTS OF ORDINANCES IN CONFLICT WITH THIS ORDINANCE; AND TO PROVIDE FOR AN EFFECTIVE DATE.

Casper moved that the statutory rule requiring reading on three different dates be suspended. Council Member Moulton seconded the motion to suspend the rules and upon the motion; the following Council Members voted yes: Collins, Casper, Tripe and Moulton. The following voted no: None. The motion to suspend

the rules was adopted by three-fourths of the Council and the statutory rule was declared suspended for consideration of the Ordinance.

The Ordinance was then read by title and thereafter Council Member Collins moved for final passage of the Ordinance and said motion was seconded by Council Member Casper. The mayor then stated the questions, "Shall Ordinance number 2023-01 be passed and adopted?" Upon roll call vote, the following Council members voted yes: Moulton, Casper, Collins, and Tripe. The following voted no: None.

The passage and adoption of the Ordinance having been concurred in by a majority of all members of the Council, the Mayor declared the Ordinance adopted; and the mayor in the presence of the City Council signed and approved the Ordinance and the Clerk attested the passage and approval and affixed her signature thereto and ordered to be published as provided by law. A true and complete copy of the ordinance are attached hereto and incorporated by reference.

Mayor Haeker opened the floor to discuss the Ordinance No 2023-2

ORDINANCE NO. 2023-2

AN ORDINANCE OF THE CITY OF ALMA, NEBRASKA TO AMEND MUNICIPAL CODE SECTION 150.03 ZONING PERMITS; TO REPEAL ALL ORDINANCES OF PARTS OF ORDINANCES IN CONFLICT WITH THIS ORDINANCE; AND TO PROVIDE FOR AN EFFECTIVE DATE.

Casper moved that the statutory rule requiring reading on three different dates be suspended. Council Member Tripe seconded the motion to suspend the rules and upon the motion; the following Council Members voted yes: Collins, Casper, Tripe and Moulton. The following voted no: None. The motion to suspend the rules was adopted by three-fourths of the Council and the statutory rule was declared suspended for consideration of the Ordinance.

The Ordinance was then read by title and thereafter Council Member Moulton moved for final passage of the Ordinance and said motion was seconded by Council Member Casper. The mayor then stated the questions, "Shall Ordinance number 2023-2 be passed and adopted?" Upon roll call vote, the following Council members voted yes: Moulton, Casper, Collins, and Tripe. The following voted no: None.

The passage and adoption of the Ordinance having been concurred in by a majority of all members of the Council, the Mayor declared the Ordinance adopted; and the mayor in the presence of the City Council signed and approved the Ordinance and the Clerk attested the passage and approval and affixed her signature thereto and ordered to be published as provided by law. A true and complete copy of the ordinance are attached hereto and incorporated by reference.

Mayor Haeker opened the floor to discuss Resolution 1-2023 Main Street Flag Display Holidays. Motion by Collins, second by Moulton to approve Resolution 1-2023 Main Street Flag Display Holidays. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Collins, Casper, Tripe, and Moulton. Voting no: None. Motion carried.

Mayor Haeker opened the floor for the discussion of the special designated liquor license for the Bait Box on 12-03-2022 for a wedding reception. Motion by Moulton, second by Collins to approve the SDL license for the Bait Box. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Collins, Casper, Tripe, and Moulton. Voting no: None. Motion carried.

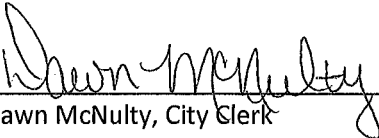
Mayor Haeker opened the floor for the Administrator's Report. City Administrator Lorri Bantam stated that most of the code books are updated and that the digital version is uploaded to the website. Administrator Bantam stated the annexation litigation trial date is set for March 2nd and 3rd.

Motion to adjourn the meeting made by Tripe, second by Collins. There being no further discussion on the motion made and upon roll call vote, the following voted yes: Collins, Casper, Tripe and Moulton. Voting no: None. Meeting was adjourned at 6:21 p.m.



 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.


Dawn McNulty, City Clerk