

MINUTE RECORD FOR CITY OF ALMA  
REGULAR CITY COUNCIL MEETING  
November 4, 2020

A meeting of the City Council of the City of Alma, Nebraska was held at City Hall on Wednesday, the 4th of November, 2020, at 5:30 p.m.

Present were Council Members: Jon Davis, Tom Moulton, Randy Stahlecker, Chris Tripe and Mayor Hal Haeker. Administrator Doug Wilson, City Attorney Doug Walker, Treasurer Lorri Bantam, Superintendent Russ Pfeil, Clerk Jessica Miller, Richard Calkins and Jacob Reiter from Olsson's 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 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.

Before calling the meeting to order Mayor Haeker informed the council that Randy Stahlecker handed in his resignation and would be done after the November 18, 2020 regular council meeting. Thank you, Randy Stahlecker for serving on the City Council.

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 November 4, 2020, at 5:34 p.m. and the following business was transacted:

Roll call: Jon Davis-present, Tom Moulton-present, Randy Stahlecker-present, Christopher Tripe-present and Mayor Haeker-present. Motion made by Moulton, second by Davis 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: Moulton, Davis, Stahlecker and Tripe. Voting no: None. Motion carried.

Mayor opened the floor to approve the minutes of the October 21, 2020, regular council meeting. Motion made by Tripe, second by Moulton to approve the October 21, 2020 minutes, as presented. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Tripe, Moulton and Davis. Stahlecker abstained. Voting no: None. Motion carried.

Mayor opened the floor to discuss the claims and invoices for period October 22, 2020 through November 4, 2020 for a total of \$50,390.15. Motion by Moulton, second by Stahlecker to approve the claims and invoices for period October 22, 2020 through November 4, 2020 for a total of \$50,390.15. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Moulton, Stahlecker, Davis and Tripe. Voting no: None. Motion carried.

Mayor opened the floor to discuss the Treasurer's report. Treasurer Lorri Bantam discussed with the council that she would again need to loan the Golf Course an additional \$10,000 to cover expenses and payroll for next week. She is also planning on attending the next golf board meeting to discuss the finances. The pandemic caused a huge loss to the Golf Course this year. Their revenue for the 19-20 fiscal year was down approximately \$12,000. Motion by Moulton, second by Tripe 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, Tripe, Stahlecker and Davis. Voting no: None. Motion carried.

Mayor opened the floor to discuss the future land and utility development with Olsson. Richard Calkins presented the Brugh's plan for utilities at the Brugh Storage Site. There are 8 lots out at the Storage Site Area with a 9<sup>th</sup> lot and an access road in the works. Approximate cost to install water lines for service to the 9 storage lots is \$20,144. It will take 8-10 years to recover the costs for the water project through utility payments. Each owner of a lot at the Brugh Storage Site will have to sign an agreement with The City stating that they have to hook up utilities at their individual lot. All engineering fees, electric services and sewer will be paid for by the owner of the storage site. The utility lines will all be the City of Alma's property after installation. Another land owner in Alma reached out to Olsson and is in the very beginning stages of planning for a subdivision. The plan is to have approximately 40-1 acre lots available. Olsson is looking into how to offer utilities at this location. There will be more to come on this project at a later date. Motion by Davis, second by Tripe to approve paying \$20,000 towards the main water line at the Brugh Storage Site Area including any

and all legal ramifications covered by the owner. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Davis, Moulton and Tripe. Voting no: None. Motion carried.

Mayor opened the floor to discuss/approve Gary Brandon's resignation from the Housing Rehabilitation Board. Motion by Stahlecker, second by Moulton to approve Gary Brandon's resignation from the Housing Rehabilitation Board. There being no discussion upon the motion made and upon roll call vote, the following voted yes: Stahlecker, Moulton, Davis and Tripe. Voting no: None. Motion carried.

Mayor opened the floor to discuss/approve special designated liquor license for the Alma Rotary to host Winterfest December 7, 2020 from 4pm to 1am at the Alma City Auditorium. Motion by Davis, second by Moulton to approve special designated liquor license for the Alma Rotary to host Winterfest December 7, 2020 from 4pm to 1am at the Alma City Auditorium. There being no discussion upon the motion made and upon roll call vote, the following voted yes: Davis, Moulton, Stahlecker and Tripe. Voting no: None. Motion carried.

Mayor opened the floor to discuss/approve 3-year lease agreement with the Harlan County Caring Cupboard. The Board wanted to make a couple changes to the lease agreement. They do not want to have it expire. Attorney Walker will make the changes to the lease agreement and bring it back to the November 18<sup>th</sup> meeting. Motion by Moulton, second by Davis to table the discussion on the 3-year lease agreement with the Harlan County Caring Cupboard. There being no discussion upon the motion made and upon roll call vote, the following voted yes: Moulton, Davis, Tripe and Stahlecker. Voting no: None. Motion carried.

Mayor opened the floor to discuss/approve Resolution 7-2021 Lease agreement with the Harlan County Caring Cupboard. Motion by Moulton, second by Davis to table Resolution 7-2021 Lease agreement with the Harlan County Caring Cupboard until November 18th. There being no discussion on the motion made and upon roll call vote, the following voted yes: Moulton, Davis, Stahlecker and Tripe. Voting no: None. Motion carried.

Mayor opened the floor to discuss/approve CDS Inspections & Beyond invoice #ALMA-ADMIN-29 in the amount of \$191.94 for housing administration services on projects HR-06. Motion by Stahlecker, second by Moulton to approve for CDS Inspections & Beyond invoice #ALMA-ADMIN-29 in the amount of \$191.94 for housing administration services on projects HR-06. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Stahlecker, Moulton, Davis and Tripe. Voting no: None. Motion carried.

Mayor opened the floor to discuss/ approve claim to EC Home Improvement in the amount of \$1,919.50 for work done on project #ALMA-HR-06. Motion by Moulton, second by Davis to approve claim to EC Home Improvement in the amount of \$1,919.50 for work done on project #ALMA-HR-06. There being no discussion on the motion made and upon roll call vote, the following voted yes: Moulton, Davis, Stahlecker and Tripe. Voting No: None. Motion carried.

Mayor opened the floor to discuss/approve drawdown request #25 in the amount of \$2,032.69. Motion by Davis, second by Stahlecker to approve drawdown request #25 in the amount of \$2,032.69. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Davis, Stahlecker, Moulton and Tripe. Voting no: None. Motion carried.

Mayor opened the floor to Administrator Wilson for his Administrator's report. Mr. Wilson was asked if we would allow the public to use the tables and chairs from the Johnson Center. It is policy that we do not rent or loan out the tables and chairs. The Chamber is looking for somewhere to store "The Seven Dwarf" costumes. We are going to allow them to be stored in the basement at the Auditorium but will not be held liable for any damages on the costumes. The RV Park Lottery was held in October. We had a good turn out but 18 campers did not get a space this year. The new siren is on order and should be shipping soon.

Motion by Tripe, second by Stahlecker to adjourn the meeting at 6:32 p.m. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Tripe, Stahlecker, Davis and Moulton. Voting no: None. Meeting was adjourned at 6:32 p.m.

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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.

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Jessica Miller, City Clerk