

MINUTE RECORD FOR CITY OF ALMA
REGULAR CITY COUNCIL MEETING
July 6, 2017

A meeting of the City Council of the City of Alma, Nebraska was held at City Hall on Thursday, the 6th day of July, 2017, at 5:30 p.m.

Present were Council Members: Mayor Haeker, Randy Stahlecker, Mike Clements, Jon Davis, and Tom Moulton. Also present were: Attorney Doug Walker, Administrator Doug Wilson, Treasurer Lorri Bantam, Library Director Keri Anderson, and Clerk Lori Tripe. 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 Hal 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 July 6th, 2017, at 5:31 p.m. and the following business was transacted:

Roll Call: Mayor Haeker-present, Randy Stahlecker-present, Mike Clements-present, Jon Davis-present and Tom Moulton-absent. Motion made by Clements seconded by Stahlecker 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: Clements, Stahlecker, and Davis. Voting No: None. Motion carried.

Mayor Haeker opened the floor to approve the minutes of the June 19, 2017, regular council meeting. Motion made by Stahlecker seconded by Clements to approve the June 19, 2017, regular council minutes as presented. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Stahlecker, Clements, and Davis. Voting No: None. Motion carried.

Mayor Haeker opened the floor to discuss the claims and invoices for period June 20, 2017, through July 6, 2017 for a total of \$149,795.81. Motion by Clements, seconded by Davis to approve the June 20, 2017, through July 6, 2017 claims as presented for a total of \$149,795.81. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Clements, Davis, and Stahlecker. Voting No: None. Motion carried.

Mayor Haeker opened the floor to discuss the treasurer's report.

Tom Moulton entered the meeting at 5:35 pm.

Treasurer Bantam said the City has 2 Certificates of Deposit that are up for renewal. Motion made by Stahlecker, seconded by Davis to approve the treasurer's report as presented. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Stahlecker, Davis, Moulton and Clements. Voting no: None. Motion carried.

Mayor opened the floor to discuss and possibly approve the City of Alma employee wages and benefits. Administrator Wilson distributed a spreadsheet that listed the regular employees and their current and proposed wages and benefits. He recommends to give everyone a 1% cost of living increase and a 1.5% merit increase for the office employees. Wilson said the Council had earlier approved an employee choice of paying overtime for carrying the emergency phone and/or working over 40 hours so that gave almost everyone an annual increase of \$1000, that is why the outside employees did not receive a merit raise. Motion made by Stahlecker, seconded by Moulton to approve the employee wages and benefits as presented. Councilman Davis recommended Wilson discuss the proposed wages with the employees before the Council approved them. Councilman Stahlecker withdrew his motion. Treasurer Bantam said they will need to finalize the employee wages at the next council meeting so they are in time for budget.

Mayor opened the floor to discuss and possibly approve the Utility Improvement Plan for the area annexed into Alma in 2016. Attorney Walker said the City plan provides substantially the same services to

the annexed area as the rest of Alma. The annexed area already has electricity, solid waste, fire, rescue and police services. Water service line extensions and gas service line extensions need to be done. Sewer has been discussed.

Administrator Wilson said the City plans to proceed integrating the annexed area into the rest of the City by running water and gas lines along the west side of Highway 183 and across the north of the annexed area. He has been visiting with the property owners about obtaining easements for the lines. Property owners would be responsible for taking the water and gas line from the property line to their house/building. Currently each property has its own septic system. Chris Miller with Miller & Associates is working on a cost analysis.

Should the City decide to put in a sewer main, any house already having a septic system would “not” be required to tap into the sewer main, they would be grandfathered. Moving forward, any property within 300 feet of the sewer main would be required to tap into the City’s sewer main. The City will be getting an estimate to extend the sewer to the annexed area in the future. Before the City would install a sewer main, they would contact the current residents and ask if they would be interested and explain to them the costs.

The plan to complete the water and gas line extensions would be to request bids late this fall or early spring and complete in 2018. These two services would be to the property line. The City will need to issue a bond to cover the costs. The existing water bond will have its last payment in July 2018 and the first bond payment is typically scheduled the following year so the City could just roll this same amount and first payment would be due in 2019.

Superintendent Russ Pfeil wanted to make sure everyone understood that the customer is responsible to bring the sewer line to the tap. Water and gas are brought to the property line by the City. Motion made by Davis, seconded by Stahlecker to approve the Utility Improvement Plan for Area Annexed into Alma in 2016.

Jeremy VanBoening asked if he could address the Council. He thought the plan is just a little late according to State Statutes. Attorney Walker said what we have here complies with the law.

Jeremy is concerned about the hydrant situation. He believes there is a big difference in fire protection and insurance rates if there are hydrants available. He thought we should check with the fire marshal about whether the City is required to provide them. Wilson said there will be hydrants installed once the water lines are installed and Wilson has talked to the fire marshal about how far apart they need to be and said it was up to the City. The City has checked with an insurance carrier regarding rates for residents who do not have fire hydrants within the city limits and the rates are not different. Councilman Moulton stated the pumper they have now can actually out pump the hydrants. It really doesn’t matter if the firemen are using a pumper truck with water being supplied by a hydrant or by a water tank. The fire department can drop a tank and fill it as fast as they can drop a line and hook it up. Mayor Haeker said he talked with the fire chief and BJ said it doesn’t matter if they use hydrants or water tank, they will get the fire out.

Jeremy asked Russ to explain about the sewer and tap. Russ said for instance, a sewer main could be located in an alley. The customer is responsible to run their sewer line to the sewer main and where they connect to the main is called “the tap”.

Jeremy said traffic speed in the annexed area is still an issue. Wilson said the city is budgeting for a flashing speed limit sign, which should help slow down traffic. Wilson will continue to ask the Nebraska Department of Roads (NDOR) to reduce the speed limit.

Jeremy has a concern about semi-trucks parking on Highway 183. The Council was unaware this was happening. There was an occurrence where actually 2 trucks were parked between his driveway and Dollar General and one across the road. It was very difficult to see oncoming traffic out of his driveway. He would like to see “no parking” signs placed along the highway. Wilson will contact NDOR and Doug Walker will work on a parking ordinance.

His final comment was before the city requests easements of the property owners, he would like to

see the entire plan completed so there is only one easement request.

Mayor said we have a motion with a second, all in favor and Tony Anderson raised his hand to address the Council. He talked about a fire about 6 months ago where the firemen had a hose strung a long way rather than using a water tank. He also asked about the south side of Lincoln Street where it meets Highway 136. There are holes that people try to avoid and he is concerned that it may cause an accident. Councilman Davis agreed that the holes are bad. Wilson said it will be addressed in the one and six-year plan.

The Mayor said there is a motion on the floor and a second, everyone in favor: Davis-yes, Stahlecker-yes, Moulton-yes and Clements-yes. Voting no: None. Motion carried.

The Mayor opened the floor for administrator comments. Wilson said the swimming pool is gearing up for the state qualifying swim meet on Saturday. The Junior Legion tournament will also be held in Alma this weekend.

The mosquito spraying has really helped. He has received several comments from the public that the City has done a good job. Travis Dunse went to Hildreth and sprayed last weekend. Councilman Clements suggested to concentrate on the south side of the golf course around the trees.

4th of July in Alma went well. He has heard of no issues. There was a good turnout for the parade and at the park. Pool manager said the pool is keeping busy and there have been a lot of out of town kids.

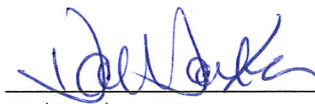
Wilson reported there is a new plumbing business coming to Alma. Rose plumbing from Grand Island is in the process of opening a location in Alma.

Wilson said Adam Zarek, with NPPD, has all the lights along the walking trail switched to LED's.

Councilman Davis said the school contractors would like to close John Street for approximately 10 days to put up the school's new building. There is more traffic going up and down John Street then they had expected.

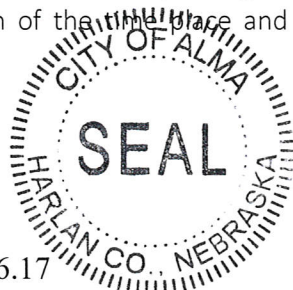
Library Director Anderson notified the council that Sandi Hoard turned in her resignation for cleaning the library. She is seeking applications. She also asked if the library could receive notification regarding swim meets so they can either mark spots for their patrons or possibly close. They don't wish the library to be used as a public restroom. They did put up a sign, but it was ignored.

Motion made by Clements, seconded by Moulton to adjourn the meeting at 6:15 PM. There being no further discussion upon the motion made and upon roll call vote, the following voted yes: Clements, Moulton, Davis, and Stahlecker. Voting no: None. Meeting was adjourned at 6:15 pm.



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.



Lori Tripe, City Clerk

Alma Auto Parts bat-	Copier \$194.62;	fees \$17.13; Hoge-
tery gloves \$225.80;	Industrial Sales repairs	lands Mkt concessions
APGA Security &	\$775.50; Landmark	\$14.16; Eagle Dist
Integrity gas survey	Implement oil \$12.94;	Beer \$71.90; NE Dept
\$261; Aramark uni-	Main Street Variety	of Ag registration
forms mops towels	supplies concessions	\$14.20; NE Dept of
\$276.25; Audio Edition	\$300.87; M Johnson	Rev sales tax
books \$137.58; Blue	nuisance abatement	\$6,394.18; BARCO
Otter Solutions gas	\$50; Menards supplies	Cones \$619.68; Black
survey \$72; Burbach	\$44.72; Mid-NE	Hills Energy gas
Aquatics consultant	Individual Services	service \$33.69;
fees \$1,500; Cash Wa	recycling fee \$450;	Cardinal Snacks
Dist supplies conces-	Midwest Turf repairs	Concessions \$253.26;
sions \$431.57; Ches-	\$125.72; NE DOL in-	Dakota Supply Group
terman Co pop	spection \$24; NPPD	gas meters \$4,462.18;
\$740.55; CHS Agri	electricity \$2,039.38;	Eagle comm cable
Service Center sup-	Office Solutions sup-	internet \$171.25;
plies repairs fuel	plies \$11.46; Ryan	Frontier phone
chemicals \$2,106.49;	Soderholm nuisance	\$172.61; Harlan Cty
City Alma Utilities gas	abatement \$187.50;	Court court fees\$17;
water sewer trash	S & W Auto Parts sup-	Harlan County
\$3,794.42; Petty Cash	plies \$134.13; Sandra	Sheriff's Office
Fund inspection fee	Hoard supplies\$20.16;	service fee \$18.50;
postage \$84.79; City	Schwans concessions	LINWELD gas \$29;
of Grand Island mem-	\$574.55; Short Stop	Mid-Iowa Solid Waste
bership fee \$550; City	Fuel \$53.88; Steve	Equip repairs\$361.81;
of Holdrege Landfill	Dornhoff Sidewalk	Municipal Supply re-
Fees \$1,179.55;	Cost Share \$552; The	pairs \$506.80; Nex-
Community Bank.	Library Store supplies	Tech service fee
mower In pyt \$227.81;	\$139.22; Transparency	\$694.50; Flower Patch
Eakes copier \$860.53;	Window Cleaning\$90;	Misc \$24; Trustworthy
Easy Picker Golf	Van Diest Supply sup-	Supplies \$174.34;
Products repairs	plies \$1,027.50; Van	Alma Auto Parts TIF
\$175.35; Figgins Con-	Wall Turf & Irrig re-	reimbursement
struction street repairs	pairs \$172.20; Gross	\$1,239.34; Auto
\$14,586.93; First State	Payroll \$34,636.21;	Kreations Body Shop
Bank – Alma water	Benefits \$3,439.43;	TIF reimbursement
refunding bond	Rod Hoard sidewalk	\$1,602.47; B H
\$41,365.50; First State	cost share \$644.30;	Heseman Shop
Bank – Banner sanita-	Eagle Dist beer	Chemicals \$77.49;
tion In pymt \$6,568.33;	\$906.73; NEland Dist	City of Alma sales tax
Frito Lay concessions	Beer \$473.90; Amazon	\$2,337.08; Diamond
\$183.90; Harlan Cty	Repairs \$70.79; Pump	Exterminating pest
law enforcement	& Pantry fuel \$20.55;	control \$155; NE
\$3,468; Hawkins	Republic National	Department of Rev
chemical \$827.62;	Liquor \$1,254.45;	lodging tax \$15.50;
Hoesch Memorial	Southern Glazers	NEland Tire Truck
Library dvd's supplies	Liquor \$1,257.40;	Stop Tires for Pickup
\$100.58; Hogeland's	Johnson Bros beer	\$256.18; Short Stop
Market supplies con-	\$99; USTI agency	Fuel \$95.14;
cessions \$459.76;		TOTAL \$149,795.81;
Hometown Leasing		