

CITY COUNCIL PROCEEDINGS
TUESDAY, APRIL 3, 2018

As per notice in the Red Cloud Chief, the Mayor and City Council met in regular session on Tuesday, April 3, 2018 at 7:00 p.m. held in the conference room at the Red Cloud Community Center. Members present: Mayor Ratzlaff; Councilmembers Horne, Knehans, Reynolds; Attorney McCracken; Superintendent Mahin and Clerk Meline. Councilman Phillips was absent. Several residents were in attendance.

Mayor Ratzlaff called the meeting to order and asked those present to join the council in reciting of the Pledge of Allegiance. He then stated the Open Meetings Act is posted on the west wall for viewing by the public.

Sheriff Schmitz was not in attendance but had submitted a Police Report for the month of March. Horne made the motion and was seconded by Reynolds to approve the Police Report as submitted. Motion carried.

Gary Meyer, Board of Trust Chairman, met with the council for an update. He stated they have bought &/or been given seven (7) properties. They are currently negotiating to sell the property at 133 South Seward and the property at 714 North Elm was sold and has been paid in full. Some of the properties will most likely have to be razed as they are in poor condition structurally. One property has the possibility of being rehabilitated. Two of the properties are land with no houses. The Board is considering offering the vacant lots for free with a guarantee of a new house being built on the property. He stated the City has funded the Board with \$18,000 since the Board was formed and that they cleared around \$8,200 in the fund raiser held last year. He would like the council to consider adding another \$2,500 which would raise the annual funding from the City to \$10,000. They are also looking at having another fund raiser. Then he informed the council that the RCIDC (Red Cloud Industrial Development Corporation) intends to donate their assets to the Board of Trust which is around \$5,000. There was also discussion as to making the minutes of the Public Board of Trust available to the residents. When the BOT is going to meet the meeting notice is posted in three public places.

Jarrold McCartney met with the council. He informed the council the annual Community Foundation Dinner will be held on May 25th. There will be a social hour at On The Brix, and then the meal will be at the Opera House. The demo on the Potter Block Hotel Project should be completely done this week and it came in under budget. He asked if 3rd Avenue could be closed on July 7th for the Good Living Tour. Horne made the motion and was seconded by Knehans to allow 3rd Avenue to be closed from Webster to Cedar Street on July 7th. Motion carried. Red Cloud won the 2018 Showcase Community Award. The Mayor and Jarrold accepted the award at a ceremony held at the capitol on April 2nd. This award recognized communities that have demonstrated an exceptional ability to: identify community development goals and strategies; combine local, state and federal resources to achieve those goals and accomplish major projects with positive impacts in the community. This is based on achievements completed within the past five years with a major emphasis on a community's ability to access and effectively harness CDBG funding. He then brought up the Rural Futures Interns that will be coming to Red Cloud. They will be working on an Economic Development Plan, strategic plan for the Round Barn and non-Cather tourism sites. It has been also suggested they work on the house located at North Webster Street owned by the Red Cloud Public Board of Trust. He is asked since the interns will be mostly working on City related projects if the council would pay for one of the interns in the amount of \$4,000. Knehans made the motion and was seconded by Reynolds to donate the \$4,000. Motion carried.

Fire Chief Wes Olson met with the council for his annual report. He stated they currently have twenty-three (23) firemen but need to add two (2) more to be at their twenty-five (25) members. They had thirty (30) fire calls and burned a house for the Red Cloud Public Board of Trust. The fire

department received an unexpected \$12,500 grant from the James Sherwood Donor Advised Fund of the Nebraska Community Foundation. They recently purchased a fire truck with funds from their various fund raisers and donations. He requests that the City continue to supply two (2) sets of bunker gear per fiscal year and the Rural Fire Board will continue to purchase two (2) sets. As far as other needs the vinyl floor needs to be replaced, upgrade to more efficient lighting and purchase a generator. Horne made the motion and was seconded by Reynolds to approve the following list of firemen: Darin L. Barnes, Dakotah Brown, Michael T. Brown, Derald T. Burgess, Daniel S. Conway, Justin Elledge, Michael S. Goebel, Joseph D. Hansen II, Thomas L. Hitchler, Adrian J. Lockhart, Dalton L. Long, Dustin McCleary, Ian W. Olson, Tyler Olson, Kyle W. Ord, Kyle J. Prellwitz, Mike Reiman, Brent VanWey, Daniel S. Vodicka, David R. Wentworth, Brandon D. Young, Ryan D. Zimmerman and Fire Chief Wesley J. Olson. Motion carried.

Amanda Hajny, Cherry Corner Estates Administrator, met with the council to give her quarterly report. She stated they are doing well but they do have two (2) rooms available. They are in the process of replacing the dishwasher and working on the dish area in the kitchen at the cost of approximately \$20,000. She stated because of this unexpected expense there is a possibility they will not be able to pay the \$40,000 towards the bond payments as they have in the past, but they hope to be able to. They will just have to see how the finances are at that time, especially if they are unable to rent the two (2) empty rooms.

During the Public Comment segment, Albert Wood addressed nuisance issues in his neighborhood. The council stated the properties have been submitted to the prosecuting attorney. Also at this time Ashley Armstrong and Rachel Olson on behalf of the TVCDC addressed the council going over some of the items they had covered at the March meeting when requesting \$15,000 donation in lieu of lawn maintenance and snow removal.

Horne made the motion and was seconded by Knehans to approve the March minutes. Motion carried.

Reynolds made the motion and was seconded by Horne to approve the March Financial Reports and City Sales Tax Report. Motion carried. The City Sales Tax received in March from January collection was \$14,463.39 compared to \$13,133.64 for the same month last year.

Horne made the motion and was seconded by Reynolds to approve the claims submitted for payment. Motion carried.

Horne made the motion and was seconded by Reynolds to approve the payment of \$515 to SCEDD for Project #15PP006 (strategic planning package). Motion carried.

Reynolds made the motion and was seconded by Knehans to approve drawdown #5 in the amount of \$515. Motion carried.

Knehans made the motion and was seconded by Reynolds to approve the payment to SCEDD in the amount of \$7,781.45 for Project #15PP006. Motion carried.

Horne made the motion and was seconded by Reynolds to approve drawdown #6 in the amount of \$5,836.09. The City share is \$1,945.36. Motion carried.

Reynolds made the motion and was seconded by Horne to approve the payment to JEO in the amount of \$2,070 for project #16PP009 (Electric Efficiency Project). Motion carried.

Knehans made the motion and was seconded by Reynolds to approve the drawdown #4 in the amount of \$1,552.50. City Share is \$517.50. Motion carried.

Next on the agenda was whether to take quotes on the business insurance. Bridget Daehling was in attendance. She just wanted the council to know that quotes would have to be taken at the June meeting since the renewal date is July 6, 2018. It is much more difficult to quote business insurance than other insurances and it is time consuming. At this time the council feels unless another agent comes forward wanting to quote, they see no reason to take quotes this year especially because of the loss the City had because of the hail storm.

Horne made the motion and was seconded by Reynolds to pass the annual Arbor Day Proclamation as the City of Red Cloud is a Tree City USA. Motion carried. The proclamation will be published in the paper.

Councilwoman Reynolds informed the council that Woodward's will do shredding for residential customers on Clean-Up Day on April 18th, 2018 in the parking lot behind the Post Office. The hours for this will be 11:00 a.m. to 1:00 p.m. She needs some volunteers to sit there during those hours. The Gary Thompson Agency will pay the \$200 fee for this.

Next on the agenda was for the council to vote on whether to pay the request of \$15,000 the TVCDC requested at the March meeting in lieu of the lawn maintenance and snow removal. Since this was not a budgeted item in the 2017 – 2018 Fiscal Budget, Horne made the motion and was seconded by Knehans to deny the request. Motion carried. Next there was some discussion as whether to give monetary assistance for lawn maintenance since in an agreement signed in December of 2015, lawn maintenance and snow removal were part of that agreement. The council feels with the manpower they have and all the City properties they have to maintain that it would be a burden to maintain the TVCDC as well. Knehans made the motion and was seconded by Reynolds to give \$3,400 for this year to assist in the lawn maintenance. Knehans, Reynolds voted yea, while Horne voted nay. Motion carried.

Councilwoman Reynolds brought up the Federal grant for rural communities to get access to high-speed internet. All City facilities would have free access and would also receive two (2) new computers. However, the deadline is May 15th, so may be too difficult to meet the deadline this year. She asked if the council wanted her to go ahead and pursue this to get more information. The council feels this is well worth pursuing.

Next on the agenda was whether or not to hold a public meeting on nuisance properties. The Mayor stated the hold up on the nuisance properties is the judicial system. What the City is seeking is to obtain a court order from the judge to allow the City to clean up the properties but this doesn't seem to be happening. Years ago the City felt they had taken all the legal steps to clean up a property in town, but the owners sued the City and won, costing the City thousands of dollars. Therefore that is why the City is seeking court orders to allow the clean-up of the properties. It is a frustrating procedure but necessary to pursue to clean up the town. She asked if the council had any reservations about her doing an article in the paper which the council has no objections to and she as a Mayoral candidate can meet with the public if she so chooses.

Reynolds made the motion and was seconded by Horne to pass Resolution #694 allowing the Mayor to sign the paperwork with the Nebraska Department of Transportation associated with the replacement of the beacons at the grade schools. Motion carried.

Next Superintendent Mahin gave the council a general update. The utility crew finished installing new lights in engine #5 room and retrofitted most of the lighting in City Hall. Clean up of the property at 814 North Elm Street has been completed. We had the first quarterly test for 2018 running engine #2 only as engine #3 had been ran earlier and we were given credit of it. The Compost Site opened on the 19th. There was a plugged drain line for the bathroom sinks at the power plant since last fall so when the weather warmed up the guys dug it up and replaced the pipe. Johnson Service made their annual visit to clean the wet well at the sewer plant as well as cleaning out one block of storm sewer. He attended the annual NMPP/MEAN/ACE meeting in Lincoln and felt this was a great networking opportunity for him to meet with other community representatives. MEAN (Municipal Energy Agency of Nebraska) has a LED commercial lighting program. It is a program to increase energy efficiency by replacing outdated inefficient lighting. The program includes cash incentives paid directly to the commercial customers to help cover the cost of the LED lighting upgrades and replacements. There is a \$2,500 maximum incentive per commercial customer per year. The City has taken advantage of the program and he is promoting the program to other commercial customers. If our commercial customers would like more information they just need to contact Todd. The Choice Gas Program begins April 13th

and ends the 26th. ACE, which the City is part of, is the only community-owned supplier participating in the program.

Building permits issued since the last meeting are as follows: chain link fence for Gary Ratzlaff; ramp for Marlene Hansen; shed for Victor Kugler, deck for Wes Olson and a Grow Tunnel for Mark Potthoff.

For information only the council was informed that to date the C & D Site has taken in \$3,708.30; received \$2,964 from ACE (this money goes into a Community Project Fund) and the City received \$1,818.40 for the iron pile at the Compost Site.

Old Business was next which are the nuisance properties. The property at 325 North Cherry was added to the list of nuisance properties. McCracken stated the letters for the properties at 221 & 205 South Cedar were picked up and the family will work on cleaning them up. The properties that had a court date were once again continued. Supposedly several of the properties are to be cleaned by June. The property at 105 North Walnut looked better but seems to be getting cluttered again.

Under New Business it was asked if the Airport Authority files their minutes with the City. The council felt they probably don't have to. Brenda asked if disinfectant and paper towels could be put in the Community Center. She also asked about the lights in the multi-purpose room. Superintendent Mahin stated they replace the bulbs as they burn out but when the Community Center is paid off October 1st, and then the light fixtures will be replaced as money will then be available to pay for the upgrade. Councilwoman Reynolds wants the downtown speed limit put on the May agenda. Concern as to cars going faster than the 25 mph posted.

As there was no further business to be had and done by the Mayor and City Council, Horne made the motion and was seconded by Reynolds to adjourn the meeting at 8:50 p.m. Motion carried. The next regular meeting of the Mayor and City Council will be Tuesday, May 8th at 7:00 p.m.

The following is a complete listing of all claims submitted for payment:

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| Presto X, pest control | 108.07 |
| Red Cloud Chief, legal notices/minutes | 512.04 |
| Social Security, 3/16 payroll taxes | 1,774.04 |
| Withholding, 3/16 payroll taxes | 918.52 |
| Medicare, 3/16 payroll taxes | 414.90 |
| State Income Taxes, for the month of March | 651.34 |
| Nationwide, 3/16 retirement contributions | 1,407.12 |
| Great Plains Communications, telephones/internet | 890.47 |
| Anstine Fire Equipment Company, new extinguishers/repairs | 1,360.70 |
| UHS Premium Billing, health insurance | 6,712.67 |
| The Lincoln National Life Insurance, life insurance | 186.20 |
| R & M Disposal, City facility trash pickup/utility bill collection | 11,623.30 |
| AFLAC. Insurance-payroll deducted | 264.27 |
| Zee Medical, update 1 st aid kits and extra kits | 693.05 |
| Business Insurance, April transfer to fund | 6,871.70 |
| Various, April tr. to officer's salary | 914.19 |
| Various, April tr. to economic development | 2,195.25 |
| Various, April tr. to general fund | 875.01 |
| Petty Cash, water sample postage, extra postage | 127.96 |
| Nationwide, 4/1 retirement contribution | 1,413.55 |
| Withholding, 4/1 payroll taxes | 980.08 |
| Social Security, 4/1 payroll taxes | 1,827.54 |
| Medicare, 4/1 payroll taxes | 427.40 |
| Aramark, janitorial & towel service | 315.28 |
| Eakes, janitorial supplies/office supplies | 491.53 |

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| Olson's Enterprises, fuel & repairs | 1,288.31 |
| Kenny Lumber, parts, rental, materials | 1,390.49 |
| J & A Auto, parts, gloves, etc. | 92.53 |
| Black Hills Energy, natural gas service | 2,394.01 |
| Red Cloud Hardware, caulking, wire, trash bags, etc. | 95.31 |

ELECTRIC

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| Postmaster, #10 regular/window envelopes | 1,148.10 |
| NE Child Support Payment Center, garnishment | 254.75 |
| NE Child Support Payment Center, garnishment | 265.50 |
| ECMC, garnishment | 47.92 |
| BlueCross BlueShield, quarterly payment for supplemental | 876.57 |
| Postmaster, postage on utility bills | 231.21 |
| JEO, electric efficiency study | 7,782.50 |
| On The Brix, new business rebate | 1,200.00 |
| Moon Block Real Estate Master Tenant LLC, new business rebate | 1,200.00 |
| Electric, April deposit to bond & interest fund | 2,000.00 |
| JEO, city share of electric efficiency study | 517.50 |
| Presto X, pest control –power plant | 93.09 |
| NMPP, utility bill envelopes & mtg. registration | 200.59 |
| Dutton Lainson, fuses | 144.39 |
| Border States, conduit clips | 2,099.66 |
| MEAN, purchased power for February | 73,118.54 |
| Cardmember Service, freight, adobe monthly charge | 74.79 |
| Todd A. Mahin, mileage to NMPP annual meeting | 159.14 |
| WAPA, purchased power for March | 5,559.36 |
| Salaries | 14,855.89 |

WATER

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| Water, April to CM water reserve | 625.00 |
| Adams County Court, garnishment | .74 |
| Todd A. Mahin, towards cell phone bill | 44.00 |
| Jason Franssen, towards cell phone bill | 44.00 |
| Joe Hersh, towards cell phone bill | 44.00 |
| NE Child Support Payment, garnishment | 265.50 |
| NE Child Support Payment, garnishment | 254.75 |
| NE Public Health Environmental Lab, water analysis | 48.00 |

SEWER

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| Sewer. April tr. to Cash Management sewer reserve | 625.00 |
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LIBRARY

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| Dan Benedict, computer services | 200.00 |
| Time, subscription renewal | 72.28 |

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| Mayo Clinic Health Letter, subscription renewal | 32.00 |
| HGTV, subscription renewal | 34.97 |
| Reminisce, subscription renewal | 12.98 |
| Family Run Magazine, subscription | 7.99 |
| Baker & Taylor, books | 281.80 |
| Auld Public Library, DVD's, materials, registration | 501.89 |
| Salaries | 1,233.22 |
| FIRE | |
| Heritage Bank, loan payment/storage bldg... | 731.98 |
| Mid Rivers 911, April 911 user fee | 350.00 |
| R C Volunteer Fire Dept., annual compensation | 4,150.00 |
| Fyr-Tek, hose repair & wildland gear | 482.92 |
| R C Volunteer Fire Dept., head light lamp, outdoor torch | 242.58 |
| Hometown Market, supplies | 62.86 |
| NE Correctional Services, portable pump | 25.00 |
| GENERAL | |
| Hometown Leasing, copier lease payment | 110.00 |
| General to police | 1,916.51 |
| Sara Bockstadter, retainer fee | 75.00 |
| State Treasurer, dog licenses | 89.72 |
| STREET | |
| Verizon, cell phone bill | 44.49 |
| J & A Auto Supply, parts | 32.25 |
| Nationwide, retirement loan payment | 262.87 |
| CPI, fuel for sweeper | 51.97 |
| Dalton Long, towards cell phone bill | 33.00 |
| Salaries | 3,656.20 |
| POLICE | |
| Webster County Sheriff, March contract payment | 3,854.29 |
| BOARD OF TRUST | |
| R & M Disposal, roll off at 814 North Elm | 465.34 |
| CONSUMERS | |
| City of Red Cloud, applied deposits to utility bills | 400.00 |
| Customer, refund of deposit | 200.00 |
| Customer, refund of deposit | 55.49 |
| City of Red Cloud, applied deposit to utility bill | 144.51 |

COMMUNITY CENTER

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| Kim Danehey Nibbe, March contract payment | 950.00 |
| Eagle Communications, cable TV | 86.59 |

PARK

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| Red Cloud Athletic Assn., annual donation | 1,000.00 |
| Salary | 306.53 |

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| Total Expenses | \$185,154.55 |
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Gary L. Ratzlaff, Mayor

ATTEST: Sue Meline, City Clerk