

MINUTES-October 16, 2023
REGULAR CITY COUNCIL MEETING
COUNCIL CHAMBERS-
1111 AVE E, WISNER, NEBRASKA 68791

The City Council of the City of Wisner, Nebraska met in regular session in the Council Chambers at the City offices in Wisner, Nebraska, on Monday, October 16, 2023, at 7:00 P.M. according to the notice published in the Wisner News Chronicle issue of October 12, 2023, a copy of proof of publication is attached to these minutes. Notice of the meeting was posted in three public places which are the Wisner Post Office, Wisner Public Library, and the Wisner City Office. Notice of the meeting and the agenda were mailed or emailed to the mayor and all members of the City Council. A true copy of their signed acknowledgement of the receipt of the advance notice of this meeting and the agenda is filed in the office of the City Clerk/Treasurer. An agenda for the meeting was kept continuously current, and was available for public inspection at the City Offices three days before the meeting date. Agenda subjects were contained at least twenty-four hours prior to the meeting. Mayor Soden presided and the City Clerk/Treasurer recorded the proceedings of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the general public.

Mayor Soden called the meeting to order, and announced the location of the posted Open Meeting Act, pursuant to Section 84-1412(8) of the Nebraska Open Meetings Act. Mayor Soden also announced that this meeting is being recorded.

Present on the roll call: Cathy Gobar, Barry Meyer, Jay Meyer, and Mayor Soden. Staff present: Randy Woldt, City Administrator/Utility Superintendent, Stephanie James, City Clerk/Treasurer, Sammye Nyman, Wisner Care Center Administrator, and Doug Salmen, Chief of Police.

Absent on the roll call: LJ Parker.

AGENDA ITEM NO. 1 – CONSENT AGENDA – AGENDA, MINUTES OF THE OCTOBER 2, 2023 REGULAR MEETING, & CARE CENTER, CITY, & CITY/RURAL FIRE BOARD SEPTEMBER 2023 FINANCIAL REPORT. Moved by Gobar and seconded by Barry to approve the consent agenda as presented. Roll call: Ayes: Barry, Jay, Gobar. Nay: None. Absent: Parker. Motion carried.

AGENDA ITEM NO. 2 – WATER TREATMENT FACILITY – DISCUSSION AND POSSIBLE ACTION REGARDING LOCATION. Roger Protzman with JEO was in attendance at the meeting to discuss the water treatment facility. Mr. Protzman handed out some maps and a diagram of what the structure could look like inside and outside. The maps are of two locations at wells 67-1 and 96-1. Well 67-1 is located at 716 17 Street and 96-1 is located at 1018 18 Street. The well at 67-1 is owned by the city and only consist of one lot. The building is about the same size as the lot. A retaining wall will have to be put in and will have to go on the neighbor's property. The council did not like that idea. There is also a drainage ditch to contend with at this location also. The location at 96-1 would be an ideal location. There is easy access to sanitary sewer which there was not at the other lot. A concentrated waste line could be easily run to the storm sewer that is about a block to the south. The biggest con regarding this lot is that this lot is close to the side yard of the neighbor to the east. Councilman Barry asked if the treatment plant makes a lot of noise. Mr. Protzman said that most of the noise will be inside of the building and will not be heard on the outside. There is an exhaust fan

that could be heard at times. This lot is also owned by the city. Councilman Barry likes that the lot is owned by the city. If we would want to buy a lot in the Grandview Addition it would take away on the property taxes that could be collected if someone other than the city purchased the lot. Also, there are water mains that would be in the way and would have to be relocated for that area to work. Mr. Protzman stated that there was some discussion that there could be some land purchased to the South of the 96-1 well. Randy Woldt, City Administrator/Utility Superintendent stated that he had a conversation with the land owners and they are not interested in selling part of their lot at this time. A location for the treatment plant is needed. One of the the milestones of this project with the funding that the city received is that the city needs a contractor under contract by the end of 2024. Council would like to have that sooner, but without a location it is hard to make any progress. Discussion was held on what the building could look like. More of the design can be decided later. Mr. Protzman said that environmental assessment will need to be done at the location site. Council wants the building to look nice. Moved by Barry and seconded by Gobar to approve the site of Well 96-1 at 1018 18 Street be the location of the water treatment facility. Roll call: Ayes: Barry, Gobar. Nay: Jay. Absent: Parker. Motion carried.

AGENDA ITEM NO. 3 – AUTHORIZE CLERK/TREASURER TO RENEW CD #7177 ARPA FUNDS. Moved by Barry and seconded by Jay to approve Midwest Bank for six months at a rate of 5.32%. Roll call: Ayes: Jay, Barry, Gobar. Nay: None. Absent: Parker. Motion carried.

AGENDA ITEM NO. 4 – BURT/CUMING COUNTY PUBLIC TRANSPORTATION – DISCUSSION AND POSSIBLE ACTION REGARDING THREE YEAR COMMITMENT-DAVID BRANCH, CUMING COUNTY ECONOMIC DEVELOPMENT. Councilman Barry said that the Dinklage Foundation approved the application submitted by the Burt/Cuming County Transportation for a three-year commitment of \$25,000.00. Moved by Barry and seconded by Gobar to commit for three years for \$2,000.00 each of the three years. Roll call: Ayes: Barry, Jay, Gobar. Nay: None. Absent: Parker. Motion carried. Mr. Branch stated that he already has commitments from Burt County, Cuming County, Bancroft, West Point as of tonight's meeting. Councilman Barry said that this transportation will be very beneficial for the Care Center.

AGENDA ITEM NO. 5 – WISNER CARE CENTER – AUTHORIZE OPERATING LOAN AND SET TERM. Stephanie James, Clerk/Treasurer stated that the Care Center borrowed \$100,000.00 a week or two ago for a total of \$250,000.00. Mrs. James said approval for the \$100,000.00 is needed and that the previous term that was decided is a little much for the Care Center to handle and that is should maybe go out to two or three years. Moved by Barry and seconded by Jay to approve the \$100,000.00 loan and to approve a term for the total of \$250,000.00 for three years. Roll call: Ayes: Barry, Jay, Gobar. Nay: None. Absent: Parker. Motion carried.

AGENDA ITEM NO. 6 – MONTHLY POLICE REPORT – D. SALMEN. Doug Salmen, Chief of Police, made available the monthly police activities report to the mayor and council. Councilwoman Gobar stated that there are several back yards that the police should talk to between Fifteenth and Sixteenth Street and also at Josh McClary's.

AGENDA ITEM NO. 7 - BUILDING PERMITS. Randy Woldt, City Administrator/Utility Superintendent, stated he has one building permits at this time to put up a fence at 912 12 St.

AGENDA ITEM NO. 8 - COMMUNICATIONS, REPORTS, COMMENTS BY COUNCIL, CITY OFFICIALS AND GENERAL PUBLIC.

- A. Randy Woldt stated that the comprehensive plan bids have come in. Marvin Planning came in at \$37,400.00 and Five Rule came in as not to exceed \$55,000.00. Mr. Woldt said that the council can come in at any time to look them over. It will be put on the next agenda to approve. Mr. Woldt said that Wednesday he will be meeting with Olsson and the city attorney to discuss the penalty on the water tower project. The project is still not done and is now a year past due. Mr. Woldt asked to see if he can start looking into building a new utility building. Al Vacanti was looking into some option and one being a safe shelter that would cost twelve million dollars. Mr. Woldt did not like that option. Council was okay with Mr. Woldt looking into some options.
- B. Stephanie James reminded council about the zoning meeting in West Point on November 8th to let her know by the 20th.
- C. Chief Salmen stated that Officer McLean was injured out at range practice on Sunday. Officer McLean stated that she was fine and didn't miss any work. Had a cut under nose.
- D. Dusty with the news paper asked what happened to the vendor that was parked in DJ's parking. Noone really knew other than them being done for the winter or her three-month permit had expired.

AGENDA ITEM NO. 9 - MOTION TO ADJOURN TO MEET IN REGULAR SESSION ON MONDAY, NOVEMBER 6, 2023, AT 7:00 PM. At 7:32 PM moved by Gobar and seconded by Barry that the City Council adjourn to meet in regular session on November 6, 2023 at 7:00 PM, in the Council Chambers at the City Office. Roll call: Ayes: Jay, Barry, Gobar. Nay: None. Absent: Parker. Motion carried.

Mayor

Attest:

City Clerk/Treasurer