

Minutes – January 6, 2025

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, January 6, 2025, at 7:00 P.M. according to the notice published in the Wisner News Chronicle issue of January 2, 2025, a copy of the 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. The mayor 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 Meetings 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, LJ Parker, Barry Meyer, Andrew Schweers, & Mayor Terry Soden. Staff present: Randy Woldt, City Administrator/Utility Superintendent, Stephanie James, City Clerk/ Treasurer, Wisner Care Center Administrator, Sammye Nyman, and Chief of Police, Doug Salmen.

AGENDA ITEM NO. 1 – CONSENT AGENDA – AGENDA, MINUTES OF THE DECEMBER 16, 2024 REGULAR MEETING, AND CARE CENTER, CITY, AND CITY/RURAL FIRE BOARD ACCOUNTS PAYABLES FOR JANUARY 2025. Moved by Meyer and seconded by Gobar to approve the consent agenda as presented. Roll call: Ayes: Meyer, Parker, Schweers, Gobar. Nay: None. Absent: None. Motion carried. Care Center payable total - \$130,390.20, and net payroll total for December - \$224,058.48, City payable total - \$311,332.99, and net payroll total for December - \$67,768.49, and City/Rural Fire Board payable total - \$4,399.49, be approved and allowed; and those warrants be drawn for their payment; and the City Clerk/ Treasurer publish said claims according to law; and an itemized account be kept on file in the office of the Wisner Care Center and Wisner City Office for public inspection. A copy of the signed acknowledgement of receipt and approval of each is attached to these minutes.

AGENDA ITEM NO. 2 – 7:03 PM PUBLIC HEARING – CONSIDERATION OF A LOT SPLIT OF LAND ALREADY WITHIN THE CORPORATE LIMITS OF THE CITY OF WISNER, AS FOLLOWS: LOT 21, GRANDVIEW ADDITION, A PLANNED UNIT DEVELOPMENT IN THE CITY OF WISNER, CUMING COUNTY, NEBRASKA. Mayor Soden opened the public hearing

at 7:03 PM and opened the floor to the council and the general public regarding the consideration of a lot split of land already within the corporate limits of the City of Wisner, as follows: Lot 21, Grandview Addition, a Planned Unit Development in the City of Wisner, Cuming County, Nebraska. Councilwoman Gobar asked if the owners planned on renting them out initially. Randy Woldt, City Administrator/Utility Superintendent stated that they were originally going to lease each side of the duplex out but there was no interest in that. Richard Schultz had some questions but talked to Mr. Woldt earlier in the day and got the answers to his questions. There were some questions regarding a diagonal lot line on the north side of the property line. With no other questions or comments by the council or the general public, Mayor Soden closed the public hearing at 7:05 PM.

AGENDA ITEM NO. 3 – RESOLUTION NO. 2025-1 – TO APPROVE THE SUBDIVISION OF REAL ESTATE LOCATED WITHIN THE SUBDIVISION JURISDICTION OF THE CITY OF WISNER, CUMING COUNTY, NEBRASKA. Mayor Soden introduced Resolution No. 2025-1 entitled: A RESOLUTION OF THE CITY OF WISNER, NEBRASKA, TO APPROVE THE SUBDIVISION OF REAL ESTATE LOCATED WITHIN THE SUBDIVISION JURISDICTION OF THE CITY OF WISNER, CUMING COUNTY, NEBRASKA. Mayor Soden then asked for a motion to approve Resolution No. 2025-1. Moved by Parker and seconded by Gobar to approve Resolution No. 2025-1. Roll call: Ayes: Parker, Schweers, Meyer, Gobar. Nay: None. Absent: None. Motion carried. Mayor Soden declared Resolution No. 2025-1 adopted.

AGENDA ITEM NO. 4 – POLICE DEPARTMENT – DISCUSSION AND POSSIBLE ACTION REGARDING WAGES, HIRING OF A THIRD OFFICER, & FORMATION OF POLICE DEPARTMENT. Chief Salmen stated that he had everything written out in a letter that the council received in their packet. With eighty other agencies in Nebraska hiring, he needed to be at the same level with wages as the other agencies. For a certified officer, no one is starting out less than \$65,000.00. Chief Salmen went onto say that he would like to promote Officer Rhodus to Sargent which will require to get some additional training in Grand Island and bump up her wage. There will need to be some policy changes with having a Sargent and some other policy changes due to an audit that was done. The Wisner Police Department received a COPS grant to help cover the wages of a third officer for three years. Councilwoman Gobar asked some questions regarding the grant. Discussion with how many years after the grant is completed does the third officer need to be employed by the city. Chief Salmen stated that after the grant is over the officer has to be employed for at least one year after the grant is complete. Chief Salmen would like to get with the city attorney at a later date to draft a contract for employment. Chief Salmen stated that he has talked to a couple of certified officers to see if they would be interested in coming to Wisner. The City's attorney, Matt Munderloh asked Chief Salmen if the city is looking only for a certified officer or can someone apply that is not certified. Chief Salmen said that they would take either a certified officer or someone that is not certified yet. Mr. Munderloh asked what the status of full time and part time employees would be for the police department. Chief Salmen said that there would be three full time and then one part time but is hoping to not have any part time officers if a third officer is hired. Mr. Munderloh was bringing this up just to remind the council that if a police department has five officers that overtime will have to be paid out. Councilman Schweers asked what the police schedule is right now. Chief Salmen explained the schedule to the council and the public in attendance. Councilman Schweers then asked what it would look

like with a third officer. Chief Salmen explained what he would like to do with three officers. Chief Salmen said that he would work the day shift and Officer Rhodus and the third officer would work the night shift. The shifts would be ten-hour shifts. Moved by Meyer and seconded by Parker to approve the wage range, hiring of a third officer, and the formation of the police department. Roll call: Ayes: Schweers, Meyer, Parker, Gobar. Nay: None. Absent: None. Motion carried.

AGENDA ITEM NO. 5 – AUTHORIZE CLERK/TREASURER TO RENEW CD'S #2274 COMBINED UTILITIES BOND, #2275 ELECTRIC SINKING, #2278 ENTERPRISE SINKING, #2276 GAS, & #2277 GAS. Moved by Meyer and seconded by Parker to leave the CDs at Midwest Bank for twelve months at a rate of 4.16%. Roll call: Ayes: Meyer, Parker, Schweers, Gobar. Nay: None. Absent: None. Motion carried.

AGENDA ITEM NO. 6 – ELECTRIC AND WATER DEPARTMENTS – DISCUSSION ON RATE INCREASES FOR ELECTRIC & WATER. Mr. Woldt stated that at least meeting it was mentioned that our electric providers were raising their rates and that we need to look into raising our electrical rates as well. The city's electrical providers are going up about twenty-four percent. Discussion was held between council on how much the city should raise the rates to. Customers will not see this raise in electric until the readings in February. Councilman Schweers stated that everything is going up and that customers should expect rates would need to go up as well. Councilman Meyer suggested going up eight percent three times in a year. Councilman Schweers suggested to jump it up a little more right away to get ahead a little more. With our last audit, the city is already behind three percent on our rates. Councilman Meyer recommends to go up fourteen percent now, five percent in the fall, and another five percent next spring or late winter. An ordinance will be created to reflect the fourteen percent increase and will be presented at the next regular meeting of the city council.

AGENDA ITEM NO. 7 – AUTHORIZE NEXT REGULAR MEETING TO BE HELD ON TUESDAY, JANUARY 21, 2025 DUE TO MARTIN LUTHER KING DAY HOLIDAY. Moved by Gobar and seconded by Schweers to authorize the next regular meeting to be held on Tuesday, January 21, 2025 due to Martin Luther King Day. Roll call: Ayes: Meyer, Parker, Schweers, Gobar. Nay: None. Absent: None. Motion carried.

AGENDA ITEM NO. 8 – DISCUSSION WITH CITY ATTORNEY REGARDING LEGAL ISSUES REQUIRING THE PRESERVATION OF ATTORNEY/CLIENT PRIVILEGE. Councilman Meyer moves to go into closed session at 7:31 PM for the purpose of discussing a legal issue requiring the preservation of attorney/client privilege and which is clearly necessary for the protection of the public's interest.

Councilman Parker seconds the motion.

Mayor Soden stated a motion and second has been made to go into closed session for the purpose of discussing a legal issue requiring the preservation of attorney/client privilege and which is clearly necessary for the protection of the public's interest.

Mayor Soden asked if there is any discussion? With no discussion,

Mayor Soden said the pending motion is to go into closed session for the purpose of discussing a legal issue requiring the preservation of attorney/client privilege and which is clearly necessary for the protection of the public's interest.

Mayor Soden then asked for roll call. Ayes: Parker, Schweers, Meyer, Gobar. Nay: None. Absent: None. Motion carried.

Mayor Soden adjourned the closed session at 7:53 PM. Moved by Meyer and seconded by Parker to come out of closed session and reopen the meeting to open session. Roll call: Ayes: Parker, Schweers, Meyer, Gobar. Nay: None. Absent: None. Motion carried.

Mayor Soden asked if there is any action. No action was taken at this time.

AGENDA ITEM NO. 9 – UTILITY BILLING – REPORT ON RECEIVABLES. Stephanie James, City Clerk/Treasurer, stated that as of tonight's meeting, the past due amount is at \$954.03.

AGENDA ITEM NO. 10 – REVIEW BUILDING PERMIT APPLICATIONS. Randy Woldt, City Administrator/Utility Superintendent, stated he has no building permit at this time.

AGENDA ITEM NO. 11 – COMMUNICATIONS, REPORTS, COMMENTS BY COUNCIL, CITY OFFICIALS AND GENERAL PUBLIC.

- A. Councilman Parker stated that he will not be present at the next council meeting due to being out of state.
- B. Mr. Woldt reminded the council of the strategic planning meeting with Wisner Community Development on Saturday the 11th at 9:00 AM at the Wisner Pilger Elementary Library. Mr. Woldt told the council that NDOT is having an open house on January 21st at the high school for the highway between Wisner and West Point at 5:00 PM.
- C. Councilman Schweers asked a question regarding the lot split that was approved earlier in the meeting. Councilman Schweers asked about the lot line going over what looked to be a sidewalk on the north side of the duplex. Mr. Woldt does not think that is a sidewalk on that side. It looks to show a sidewalk but he does not think that a sidewalk was put in on that side. Councilman Schweers asked if we ever had the meetings on YouTube or Zoom? Mrs. James stated that we do not do YouTube and no one has ever asked. We did have the meetings on Zoom during COVID but the council cannot vote if the council member is attending the meeting through Zoom instead of in person. Councilman Schweers was asking for the public to be able to watch the council meetings. Councilman Schweers had someone ask if it was available on Zoom.
- D. Richard Schultz was asked by a citizen if the city and Wisner Community Development could get together to discuss a railing or something to help elderly citizens on the sidewalks where there is a step. Mr. Woldt stated that a post or something could be anchored in the concrete pretty easily.

AGENDA ITEM NO. 12 – MOTION TO ADJOURN TO MEET IN REGULAR SESSION ON TUESDAY, JANUARY 21, 2025, at 7:00 PM. At 7:53 PM it was moved by Parker and seconded by Schweers that the City Council adjourns to January 21, 2025, at 7:00 PM in regular session, in the Council Chambers at the City Office. Roll call: Ayes: Schweers, Meyer, Parker, Gobar. Nay: None. Absent: None. Motion carried.

Mayor

Attest:

City Clerk/Treasurer

JANUARY 2025

Accounts Payable

WISNER CARE CENTER

AMAZON CAPITAL SERVICES, INC - SUPPLIES 302.73, AMERICAN DATA - BILLING SOFTWARE MAINTENANCE 2481.99, AMGL - PROFESSIONAL SERVICES 3360.00, APOTHECARY SHOP - PHARMACY CONSULTING 236.00, ARVID'S FOODTOWN - FOOD PURCHASES 55.31, CINCINNATI INSURANCE COMPANY - INSURANCE 506.00, CITY OF WISNER-UTILITIES - UTILITIES 8115.99, CITY OF WISNER-GENERAL OPERATION LOAN - GENERAL OPERATION LOAN 13302.74, CULLIGAN OF NORFOLK - WATER 103.50, DIRECT SUPPLY - SUPPLIES 620.93, RHETT ECKMANN-MD - MEDICAL DIRECTOR 500.00, EGAN SUPPLY CO. - ICE MACHINE MONTHLY RENTAL 200.00, ENCOMPASS GROUP, LLC - SUPPLIES 79.92, FLOOR MAINTENANCE & PAPER SUPPLY CO - SUPPLIES 140.56, JOANN FULLNER - RESIDENT REIMBURSEMENT 2505.00, GREAT AMERICA LEASING CORP. - COPIER EXPENSE 543.55, GROOVE FINANCIAL SERVICES - CABLE TV SERVICE 774.13, HEALTH CARE INFO SYSTEMS-HCIS - MEDICAID BILLING 2366.94, KEY REHABILITATION - MEDICARE PHYSICAL THERAPY 11873.22, KRIER TECHNOLOGIES INC - REMOTE SUPPORT & ON-SITE LABOR 1166.00, LAWLER FIXTURE - SUPPLIES 1193.69, LIFECARE ASSOCIATES - SUPPLIES 749.56, WILLIAM MAY - SNOW REMOVAL 25.00, MCKESSON MEDICAL SURGICAL - NURSING SUPPLIES 4354.49, MENARDS-VISA-CAPITAL ONE COMMERCIAL - SUPPLIES 196.93, NEBRASKA NURSING FACILITY ASSOC. - MEMBERSHIP DUES (MONTHLY) 262.25, NORFOLK AREA SHOPPER - ADVERTISING 322.50, ONE OFFICE SOLUTION - PAPER 253.50, PINNACLE BANK - POSITIVE PAY FEE 52.00, PINNACLE BANK-VISA ADMIN - SUPPLIES 38.25, SUPPLIES 2348.06, PRIME TIME HEALTHCARE LLC - NURSING SALARIES 11326.25, PROVIDENCE ENGRAVING LLC - EMPLOYEE NAME TAGS 81.81, CARIE SCHINSTOCK - ADVERTISING 127.77, SECURITY SHREDDING SERVICES - DOCUMENT SHREDDING 40.00, SFM MUTUAL INSURANCE - WORKMEN COMP. 1929.00, SHELTON DEHAAN - CALIBRATION OF ULTRASOUND 210.00, TARA M SMITH - DIETITIAN SERVICES 1262.52, ST FRANCIS MEMORIAL - RESIDENT CARE 96.15, STAN ORTMEIER & CO - REPAIRS 880.19, STATE OF NE-DHHS DIV MEDICAID & LTC - QUARTERLY QUALITY ASSURANCE FEE 28161.00, SYSCO LINCOLN - FOOD PURCHASES 14042.87, TASC - ACA REPORTING 801.13, TIM'S SINCLAIR - FUEL 634.81, TMS-TIME MANAGEMENT SYSTEM - TIME CLOCK 210.94, TRI-STATE NURSING ENTERPRISES, INC. - STAFFING AGENCY 1086.89, TROPICAL CREATIONS, INC - 12 MONTH SERVICE & SUPPLIES-AVIARY & AQUARIUM 2052.00, WAYNE HERALD/MORNING SHOPPER - ADVERTISING & PROMOTIONS 457.00, WCC-ARTS & CRAFTS FUND - ACTIVITIES SUPPLIES 275.16, WCC-PETTY CASH - OFFICE SUPPLIES 200.00, WEST POINT NEWS, INC. - ADVERTISING & PROMOTIONS 443.60, WISNER APOTHECARY - MEDICATIONS 6006.36, WISNER AUTO PARTS - REPAIRS 33.48, WISNER TRU VALUE HARDWARE & LUMBER - MAINTENANCE SUPPLIES 1000.53, Total - \$130,390.20

CITY OF WISNER

805 AUTOMOTIVE - OIL CHANGE 6041.96, AMERICAN EXPRESS-AMAZON BUSINESS - BOOKS 107.00, APPEARA - MOPS 742.56, APPLIED CONNECTIVE TECHNOLOGIES - REMOTE SUPPORT 343.00, ARVID'S FOODTOWN - BOTTLED WATER-HIGH NITRATES 1077.17, CRYSTAL BRAUN - CLEANING SERVICES 600.00, CATERING TO SUIT - RECOGNITION DINNER 362.28, CENTRAL VALLEY AG - FUEL 763.52, CLINE WILLIAMS - LEGAL FEES - 401k 1159.50, COLONIAL CHEMICAL CORP - BODACIOUS & TIGHT SPOT 469.63, COMPLETE MERCHANT SOLUTIONS - CREDIT CARD

CHARGES & FEES 729.09, CORE & MAIN - SADDLE METER - SPLASHPAD 1907.89, CUMING COUNTY CLERK - ELECTION EXPENSE 118.24, CUSHING CONSTRUCTION - PIPE 2168.60, DAWSON TIRE/CFI SOLUTIONS - TIRE REPAIRS 164.53, DEMCO - DESK CALENDAR 30.94, DEPT OF ENERGY - WAPA - BUREAU POWER 30517.97, DOHREN TRUCK REPAIR - SHOES, KITS, BRAKE DRUMS, PIGGY BACK, ROD HOSE, VALVE, & BARB 1124.47, DUTTON-LAINSON CO - LED LAMPS, METERS, AMP SOCKET, SPLIT BOLT, LUGS, & SEAL PAD 3073.59, ELECTRIC LIGHT FUND - UTILITIES 9329.82, ELECTRICAL ENGINEERING & EQUIPMENT - LUG 58.74, ELECTRONIC ENGINEERING - PROGRAMMING RADIO - STATE & LOCAL 227.99, EXPENSE SUNDRIES - MISC EXPENSE 406.03, FILAMENT ESSENTIAL SERVICES/SOCS - ANNUAL HOSTING 970.00, FIRST CLASS GLASS - WINDSHIELD STAR REPAIR 65.00, FP MAILING SOLUTIONS - OPTI-MAIL METER & SCALE DEC. TO MARCH 2025 127.50, GREAT PLAINS COMMUNICATIONS - TELEPHONE SERVICE 1003.14, GREATAMERICA FINANCIAL SVCS. - COPIER EXPENSE 192.94, INDUSTRIAL SALES COMPANY, INC. - COUPLINGS & TAP TEE 327.59, JEO CONSULTING GROUP INC - WASTEWATER TESTING 25732.57, JOHNSON & MOCK PC LLO - LEGAL SERVICES 348.50, KRIER TECHNOLOGIES, LLC - YEAR REMOTE SUPPORT 25698.00, L. P. GILL, INC. - UNLOADING 2855.94, LEAF - 2-PRINTER MAINTENANCE AGREEMENTS 159.87, LOVE SIGNS - VINYL GRAPHICS/LETTERING - COP CAR 1045.00, MARVIN PLANNING CONSULTANTS, INC - COMPREHENSIVE PLAN 450.00, MCI - 800-SERVICE 47.52, MICROMARKETING LLC - BOOK 28.99, MID-STATE ENGINEERING & TESTING - WISNER SPLASHPAD - TESTING 2790.00, MIDWEST LABORATORIES, INC - TESTING 141.70, MUNICIPAL ENERGY AGENCY OF NEBRASKA - FIRM POWER NOVEMBER 2024 44250.30, MUTUAL OF OMAHA - EMPLOYEE LIFE INSURANCE 83.88, NATIONAL INDUSTRIAL & SAFETY SUPPLY - TRASH BAGS 459.00, NATIONAL PUBLIC GAS AGENCY - COMMODITY CHARGE-NOVEMBER 2024 39934.04, NEBRASKA DEPT. OF REV. SALES TAX - SALES TAX EXPENSE 15375.25, NEBRASKA DEPT. OF REV. LODGING TAX - STATE LODGING TAX 6.79, NEBRASKA HARVESTORE SYSTEMS INC - FILTERS 353.04, NEBRASKA LIBRARY COMMISSION - OVERDRIVE ANNUAL FEE 500.00, NEBRASKA MUNICIPAL POWER POOL - MMPP ENERGY ANNUAL CONFERENCE 200.00, NEBRASKA PUBLIC HEALTH ENVIRONMENTAL LAB - TESTING 202.00, NEBRASKA STATE FIRE MARSHAL - STORAGE TANKS ANNUAL FEE 120.00, NEON LINK - CREDIT CARD CHARGES & FEES 102.40, ONE CALL CONCEPTS, INC. - DIGGERS HOTLINE/LOCATE REQUESTS 18.03, ONE OFFICE SOLUTION - BINDER, SHEET PROTECTORS, & SEALER 134.22, ALEX ONEHORN*** - Credit balance owed refund for 524 SCHULTZ DR (Customer# 11876) 508.19, PINNACLE BANK - POSITIVE PAY FEE 24.00, PINNACLE BANK-VISA CREDIT CARD - SEAT COVERS 818.59, POLICE CHIEFS ASSOC OF NE - MEMBERSHIP DUES 120.00, PRECISION IT - AGREEMENT 36.00, RADAR ROAD TEC - RADAR CERTIFICATION 150.00, SAVANIA REZAC - Deposit refund for 905 14 ST (Customer# 12125) 77.07, RUSS LOBERG ELECTRIC - SPLASHPAD - CONDUIT UNDER CONCRETE 271.21, T & R ELECTRIC - THREE PHASE PAD MOUNT 21310.70, TIM'S SINCLAIR, LLC - FUEL 201.45, U C I TESTING - DRUG TESTING ANNUAL FEE 900.00, UNION BANK AND TRUST - ADMIN ANNUAL FEE, WIRE FEES, & DISCLOSURE FEE 1374.00, VERIZON WIRELESS - POLICE CELL PHONE 323.48, WESCO RECEIVABLES CORP - DUAL RATED 1595.69, WILKS PUBLICATIONS INC - BOOKS 88.00, WISNER AUTO VALUE - DOME CAP 1124.58, WISNER HERITAGE MUSEUM SOCIETY - DINKLAGE GRANT - GENERAL OPERATING EXPENSES 394.98, WISNER NEWS CHRONICLE - PUBLICATION EXPENSE 1018.68, WISNER SENIOR CENTER - MONTHLY EXPENSE 1029.62, WISNER TRUE VALUE - REPAIRS 407.49, WISNER WEST - FUEL 1533.95, Total - \$258,555.41, DECEMBER PAYROLL 52777.58, Grand Total - \$311,332.99

CITY OF WISNER AND WISNER RURAL FIRE BOARD

805 AUTOMOTIVE - BATTERIES FOR TRUCK 20 352.00, CITY OF WISNER - UTILITIES 1134.32, FOLDOY WATER CONDITIONING - SOFTNER SALT 46.40, GREAT PLAINS COMMUNICATIONS - TELEPHONE & INTERNET SERVICE 160.82, MATHESON TRI-GAS, INC. - OXYGEN 278.16, MCKESSON MEDICAL SURGICAL - GLOVES, AIRWAYS, C-COLLARS, & BVM 352.03, ONE BILLING SOLUTIONS - BILLING SERVICES 1582.11, TIM'S SINCLAIR - FUEL-FIRE TRUCK 229.32, WISNER AUTO VALUE - GASKET MATERIAL 8.33, WISNER WEST - FUEL-AMBULANCE 256.00, Total - \$4,399.49