

## MINUTES OF MEETING

A meeting of the Mayor and City Council of the City of West Point, Nebraska was convened in open and public session at 5:30 o'clock P.M. on October 5, 2021 in the Council Chambers at the Municipal Building, 444 S. Main Street, West Point, Nebraska.

Present were: Mayor Bruce A. Schlecht; Councilmembers: Emma Stokely, Tom Swenson, Mark Buse, Jerry Hugo, and Rusty Smith. Absent: Ryan Penrose.

The Mayor called the meeting to order and stated that in accordance with State Statute Section 84-1412 the Open Meetings Act is posted on the west wall of the Council Chambers for public information. The Pledge of Allegiance was then recited.

Moved by Swenson, seconded by Smith, to approve the following consent agenda:

1. City appointed volunteer boards and commissions - none.
2. Fire & rescue departments – accept memberships and resignations - none.
3. Approval of minutes of the September 7, 2021 meetings.
4. Treasurer's report.
5. Claims.

Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried.

VENDOR	REFERENCE	AMOUNT
Payroll		164,950.54
Payroll Tax Fund	Payroll Tax	5,702.97
Ascensus LLC	Retirement	3,477.20
Hugo Plumbing & Heating	Repair/Supp	1,498.99
Western Area Power Administrat	Power	12,884.69
Petromart	SR CIT Fuel	58.35
Wagner Tire & Repair LLC	Repair/Fuel/Supplies	783.26
West Point Travel Plaza	Fuel/Supplies	2,344.73
Sapp Bros. Petroleum	Fuel/Supplies	1,561.50
Central Valley Ag	Police Fuel	495.01
Cuming County Public Power	Power	109.69
Nebraska Dept. Of Revenue	SAN Reduce/Recycle Fee	25.00
Nebraska Dept. Of Revenue	SALES TAX	35,080.48
Nebraska Dept. Of Revenue	PARK SALES TAX	72.01
Creative Sites LLC	Playground Project	222,917.00
City Payroll Tax Fund	Payroll Taxes	7,093.15
Ascensus	Retirement	4,004.87
BCBS Of Nebraska	Insurance	54,115.30

Municipal Energy Agency of NE	Power	343,618.79
Mutual of Omaha	Insurance	1,503.43
Arnold Motor Supply	Supplies	217.26
Black Hills Energy	Gas Service	508.11
Bomgaars Supply	Rep/Supp	608.78
Border States Industries, Inc.	Rep/Supp	2,921.33
Bound Tree Medical	Rescue Equipment	13,284.94
Cardmember Service	Service	3,489.70
Central Valley Ag	Repair	297.69
Century Link	Phone Service	1,032.98
Center Point Large Print	Library Subscriptions	1,553.04
Cobrahelp	Admin Service	84.00
Constellation Newenergy	GAS SERVICE	712.36
Creative Xpressions	Uniforms	1,785.60
Cuming County Rural Water	Park- Water Service	126.00
Cuming County Public Power	Wheeling Chgs	5,648.72
Danko Emergency Equipment	Rescue Equip Rep/Supp	1,845.00
Dave's Drycleaning	Comm Center Service	26.00
Engelhardt Tv & Communications	Equip/Rep/Supp	392.13
Engelmeyer Repair LLC	Park Rep/Supp	41.50
Floor Maintenance	Supplies	854.04
Gale/Cengage Learning	Library Books	799.37
Gall's Inc.	Police Uniforms	119.90
Gerhold Concrete Company Inc.	Street Supplies	394.67
L. P. Gill Inc.	San Service	11,789.44
Gill Hauling	San Service	4,647.79
Grainger	Sewer Coll Supplies	19.64
Graybeal's Food	Supplies	69.86
Hawkins Inc.	Supplies	2,030.52
Heiman Fire Equipment	Fire Supplies	343.60
The Home Depot Pro	Rep/Supplies	748.82
Ingram Library Services	Library Books	1,676.13
Inspro Marsh & McLennan Agency	SURETY BOND	40.00
Jackson Services Inc.	Uniform/Service	1,088.75
John A. Stahl Library	Library Cash Adv-Postage	103.11
Kansas City Life	Fire/Rescue Member Ins.	1,131.00
The League Of Nebraska	Conference fees	2,137.00
Leisure Lawn Care	Service	300.01
Logemann Auto Parts & Machine	Rep/Supplies	317.14
Mahaska	Comm Center Supplies/Pop	399.41
Matheson Tri-Gas Inc.	Rescue Supplies	261.54
Micromarketing LLC	LIBRARY AUDIO BOOKS	593.90
Midwest Laboratories	Sewer Trt Service	106.35
Midwest Tape	Library DVDs	44.98
Nebraska Public Health	Water Dist Service	1,552.90
Nebraska Vet Services	Police Service	200.00

North American Truck & Trailer	Rep/Supplies	1,531.51
OCLC, Inc.	Library Service	91.50
Officenet	LIBRARY SERVICE	121.30
Overdrive, Inc.	Library Books	134.98
Presto X	Pest Control	327.00
Quality Printing & Supplies	Supplies	1,610.56
Quick Med Claims	Rescue Service	595.76
S & W Welding Inc.	Repair	50.23
St. Joseph's Hillside Villa	Sr Center Meals	3,893.50
Scantron	Service	63.00
Schuetze Plumbing & Heating	Rep/Supp	1,006.00
Seals And Service Inc.	REP SERVICE	167.21
Skywave Wireless Inc.	Service	154.05
Special Roads Fund	Repairs	518.72
TJ Construction	Comm Center Service	925.00
YSA Blue Book	Wtr Dist Supplies	158.91
Verizon Business	Phone Service	90.03
Verizon Wireless	Police Mobile Broadband	120.03
Verizon Wireless	Cell Phone	395.27
Vrbicky Computer Service	Library Service	848.75
West Point Design Inc.	Supplies	242.78
West Point Library Foundation	Library Cash Adv	6,679.77
West Point Light & Water	Utilities	37,347.08
West Point Light & Water	Cash Adv	2,243.60
West Point News	Publication Costs	426.61
West Point Rescue	Rescue Ambulance Charges	1,715.00
Woerner's Garbage Service	Garbage Service	267.00
911 Custom	Police Supplies	213.00
Association For Rural	Library Conference	400.00
Binswanger Glass #580	Admin Service	164.50
Franciscan Healthcare	Sr Cntr Supplies	32.13
Intoximeters, Inc.	Police Supplies	308.00
J.P. Cooke Co.	Police Supplies	65.90
Laurel Jizba, M.L.S.	Library Books	192.00
Library Ideas	Library Books	342.96
NACO	Comm Cntr Exhibit Booth	550.00
Network Partners, Inc.	Police Service	155.00
Optimized Systems	Comm Cntr Service	3,737.00
Port-A-Johns	Park Service	320.00
Quadient Inc.	Supplies	45.39
Sewer Equipment	Swr Coll Supplies	385.74
Solomon Corporation	Elec Service/Substation	5,165.00
Stryker Sales LLC.	Rescue Service	290.75
Top Notch Remodel & Finish	Cemetery Bldg Mtn	969.00
Cardiac And Pulmonary Service	Sr Cntr Training	90.00
Cummins Sales & Service	Swr Trt Repair	511.92

NDEE-Fiscal Services	San Operating Fee	500.00
Norfolk Daily News	Comm Cntr Ad	47.50
Northeast Comm College	Rescue Training	1,197.00
Seed Enterprises	Park Rep/Supp	22.00
Vermeer High Plains	Elec Service	50.72
West Point Garden Center	Library Service	137.95

The Mayor open a public hearing on the 1 Year & 6 Year Street Improvement Program. The City Administrator advised the Council that the one year plan is basically maintenance and the six-year plan is paving of 18<sup>th</sup> Road from Washington Street south to Hwy 32. Moved by Buse and seconded by Hugo to approve the 1 Year and 6 Year Street Improvement Plan as presented. Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried.

Next was the public hearing on LB 840 Economic Development and a six-month report from the Citizen Advisory Review Committee. The City Administrator presented the report stating that the Committee had met last week and are discussing changes to expand the economic development plan which changes will need to be presented to the City Council for review and approval.

The next agenda item was the review of the Army Corps of Engineers levee repair project. Michael Bash, PE CFM, with JEO Consulting Group, appeared before the Council reviewing how the City got to this point in the design phase. During the 2019 flood it was noted there were several areas with seepage along the northern part of the levee and the Corps is going to repair these areas by constructing a berm. This is a \$1.4 million project which is to start in October, 2021 and be completed in March, 2022. The only costs to the City on this repair project was acquiring the necessary real estate and easements and also the cost of the dirt. During this time, JEO will submit the final design on raising the height of the levee to the Corps for approval and then go out for bids and hopefully start work next summer on this phase of the project.

The Council then considered the request from the West Point Optimists for a reduced rate for use of one-fourth of the Nielsen Community Center for the Clothing Community-Share Project on November 2 & 3, 2021. This is the same request as the last several years and the Council previously has reduced the rate to one-half of the regular rate. Moved by Smith, seconded by Stokely, to reduce the rate for the use of the Nielsen Community Center for the Clothing Community-Share Project on November 2 & 3 from \$225.00 per day to \$112.50 per day. Voting Yea: Stokely, Swenson, Buse,

Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried.

The next agenda item was the purchase of an equipment truck for the West Point Vol. Fire Department. Fire Chief, Tom Stratman, appeared before the Council explaining the need for this vehicle. When West Point Rescue sold its crash truck and replaced it with a rescue unit, equipment on that truck came over to the fire department as the rescue units have no available space. He also stated that the fire trucks are also running out of space for equipment and that this new vehicle would not have a generator as items have gone to battery powered but that currently three fire trucks are equipped with generators. Also, the jaws of life would be on the new vehicle. The West Point Rural Fire Protection District Board has agreed to split the cost of the vehicle and the City has included this purchase in its budget. The total cost of the vehicle would be approximately \$180,000. Moved by Smith and seconded by Stokely to approve the purchase of an equipment vehicle for the West Point Vol. Fire Department. Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried.

The Council then considered the request from Jeremy White, owner of White's Home Comfort, who recently purchased the property at 121 E. Grove Street, for a parking stall in front of his business for loading and unloading. Following discussion, it was decided to designate two parking stalls as a loading zone. Swenson introduced a resolution that two parking stalls at 121 E. Grove Street, being the first two parking stalls west of the alley, be restricted for loading and unloading only and that an appropriate "Loading Zone" sign be erected and maintained along the portion of said street so restricted. Buse seconded the motion. Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried and said resolution adopted.

The Council then considered the request from Kyle Grovjohn of Expanse Wealth Management concerning the 2-hour parking in the block of the former True Value building. There are no available spaces for employees to park except in the 2-hour parking stalls which forces them to move their vehicles every two hours and inquired if the 2-hour restriction could be removed on the side street. The 2-hour parking issue has come up for reviewed several times over the years. It was stated to possibly remove the 2-hour parking on all side streets. Stokely asked if it is known how

many tickets are issued each month to local business owners and employees. The City Administrator said that he would talk to the Police Dept. on this and the matter was tabled until the next meeting.

In addition to approving a 1 Year & 6 Year Street Improvement Program, the City must also do an annual certification of program compliance. Swenson introduced a resolution whereas State Statutes require an annual certification of program compliance to the Nebraska Board of Public Roads Classifications and Standards, and that the Mayor of the City of West Point is hereby authorized to sign said Municipal Annual Certification of Program Compliance Form. Smith seconded the motion. Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried and said resolution adopted.

Moved by Buse, seconded by Stokely, to approve the following applications for Special Designated Liquor Permits:

- (a) Rush's Liquor Store for the West Point Community Theatre for a live theatre production on October 22, 23 & 24, 2021 and on October 29 & 30, 2021.
- (b) Rush's Liquor Store for the West Point Community Theatre for a Christmas Concert on December 4, 2021.

Voting Yea: Stokely, Swenson, Buse, and Smith. Abstaining: Hugo. Absent: Penrose. Motion carried.

Moved by Swenson, seconded by Smith, to approve the claim of Hugo Plumbing & Heating for services and supplies in the amount of \$249.26. Voting Yea: Stokely, Swenson, Buse, and Smith. Nay: None. Abstaining: Hugo. Absent: Penrose. Motion carried.

Stokely introduced a resolution to approve Payment No. 2 to Elkhorn Paving Construction Co., Inc. for Phase IV of the West Point Trails and Pathways Project in the amount of \$68,239.89. Swenson seconded the motion. Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried and said resolution adopted.

The next agenda item was to discuss the potential purchase of real estate. It was moved by Buse, seconded by Smith to go into closed session at 6:16 PM for the protection of the public interest to discuss the potential purchase of real estate. Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried. The Mayor then restated for the record

the limitation of the subject matter of the closed session was for the protection of the public interest to discuss the potential purchase of real estate. At 6:26 PM the Mayor stated that the closed session had ended and that the only item discussed during the closed session was the potential purchase real estate and that the Council was back in regular session.

It was then moved by Smith and seconded by Swenson that the City obtain appraisals on two tracts of real estate. Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried.

Moved by Swenson, seconded by Stokely, to adjourn at 6:29 P.M. Voting Yea: Stokely, Swenson, Buse, Hugo, and Smith. Nay: None. Absent: Penrose. Motion carried.

Mary Kempf, MMC  
City Clerk