

MINUTES  
May 12, 2015

Mayor Smith called the meeting to order at 7 p.m. Present were mayor Smith; council members Bevington, Stanzel, Ueckert, city attorney Farnham, clerk Suhr. Council member Lewis was absent

Proof of publication was on the council desk.

Council member Bevington led the Pledge of Allegiance.

Mayor Smith noted the location of the open meetings act, & stated one copy of all reproducible written material to be discussed at this meeting is available for examination or copying.

The Mayor invited anyone present who wished to address an agenda item & is not on the agenda to come forward at this time, noting they will have three minutes to speak.

Mayor Smith read a thank you note from Post Prom committee for the donation of a pool pass. Proclamations posted on the council chamber windows were: Building Safety Month – May 2014, Municipal Clerk's Week – May 3-9, National Police Week – May 10-16, Emergency Medical Services Week – May 17-23. The mayor welcomed Ginger Woods residents John & Denise Batcher to the meeting and to the city.

Stanzel moved to approve the agenda. Bevington seconded. Stanzel, Ueckert & Bevington voted YES. NO; No one.

Bevington moved to approve the consent agenda Stanzel seconded. Bevington, Stanzel & Ueckert voted YES. NO; No one. Consent agenda items were: Accept 4/14 minutes, treasurer report, bills paid during the month, April payroll, March Keno receipts, \$2,016.69, PeopleService, Inc. report, April library statistical report, 4/ 21 Planning Commission minutes; Reappoint Betty Willmer to the Cemetery Board for 3 years; approval of bills & additional bills presented for payment. **Supplies:** Ace 69.94; ARPS 403.25; Asphalt & Concrete 193.98; Audio Ed 100.74; AquaChem 25070.75; Baker & Taylor 254.56; Bomgaars 214.65; Center Point Pub 125.05; J P Cooke 26.93; Dicks 8.64; Fastenal 19.13; H D Supply 3956.25; Jensen Tire 1030.00; J D Fin. 24.64; Valley Floral 55.00; Kirby 223.27; Larue 41.52; Logan Con 61.75; Lyman Richey 1340.40; Lowes 626.35; Menards 136.09; 584.53; Monke Bros 1451.28; NE Emergency Equip 300.00; OfficeNet 910.97; Petty Cash 56.99; Power Plan 1150.61; Repco Marketing 42.50; Shell Oil 461.80; 1097.16; Sunset Law Enforcement 1187.00; USPS 435.67; U S Bank Equip 74.00; United Rentals 81.88; United Seeds 185.00; Valley Pharmacy 3.99; Fremont Winnelson 319.08; WRK 195.00; Tradewell Pallets 200.00; **Services:** Aflac 465.92; BCBS 5615.61; B H Energy 260.75; U Fill It 1870.00; Crane 625.00; Calabretto 55609.31; Cox 409.24; Dennys Fix it 59.95; D C Gazette 212.79; D C Environmental 774.77; Elite Insurance 66445.00; Elkhorn Auto 433.10; J.Farnham 1873.25; First State Bank 4050.00; First NE Bank 4050.00; Fremont Dept. Utilities 29043.90; Hampton Inn 166.00; Lien 92.00; LONM 590.00; Lincoln Fin 516.59; D Matzen 710.70; Marvin Planning 1960.00; Municipal Code Ser 320.00; NECS 288.01; 288.01; NE Sweeping 2137.74; O K Elec 965.00; Olmsted & Perry 7948.66; OPPD 9723.77; PeopleService 12366.00; Papiillion San 174.82; Peters

& Assoc 2810.00; Phoenix Textile Corp 12618.01; Thompson Con 27688.75; T D & D 215.00; United Pipe Renewal 9075.00; Valley Corp 276.20; Verizon 266.43; Wndow Pro 20.00; Ardens Refrigeration 341.10; **Taxes:** Fed 14117.01; State 1952.94; **Wages:** 52989.04; **Reimburse/Refund;** T Sheets 50.07; B Smith 376.49; S Isom 41.40; Hathway, McLaughlin, Schoeneck, G Lee Homes, The Home Co 150.00; Parks 139.27; Kendel Homes 182.78; Mallard Landing 216056.13; Three Points Dev. 172114.42; Menard, Inc. 135015.37; D Kuhr 65.71.

Valhaven Nursing Center architect Don Peters reported substantial completion date for the renovation is June 6 with the exception of the rooms which will take an additional 4 to 6 months to complete. He discussed delays that caused the extension of the completion date.. He cited several instances where the contractor was slow to respond to requests by his office & recommended the city collect liquidated damages if the June 6 deadline is not met.

Jonathon Bell, project manager reported response time from the contractor was very slow. He was advised to send a letter to the contractor & copy the City with the June 6 drop dead date.

Council member Stanzel introduced, read & moved for passage of Resolution No. 2015-19, Calabretto Building Group pay request #13, \$55,609.31. Ueckert seconded. Stanzel, Ueckert & Bevington voted YES. NO; no one. A true, correct & complete copy is on file at city hall.

Council member Ueckert introduced, read & moved for approval of Resolution No. 2015-20 to participate in the multi- hazard mitigation planning process coordinated by Papio-Missouri River Natural Resources District. Bevington seconded. Ueckert, Bevington & Stanzel voted YES. NO; no one, motion carried. A true, correct & complete copy is on file at city hall.

Council member Stanzel introduced, read & moved for passage of Resolution No. 2015-21 to authorize Mayor Smith the execute the operation & maintenance agreement between the city & PeopleService, Inc. Bevington seconded. Stanzel, Ueckert & Bevington voted YES. NO; no one. A true, correct & complete copy is on file at city hall.

City Engineer – Bluewater progress – Jim Olmsted reported the water mains are virtually complete. He recommended approval of Rutjen’s pay request #8 & certificate of substantial completion-partial.

Ueckert moved to recommend to Bluewater developer payment of Rutjens Construction, Inc. pay application #8 for \$501,197.45. Stanzel seconded. Ueckert, Bevington & Stanzel voted YES. NO; no one.

Stanzel moved to approve the certificate of substantial completion-partial (gravity sewer & water distribution extensions) for Bluewater as recommended by the engineer. Bevington seconded. Stanzel, Ueckert & Bevington voted YES. NO; no one.

Mr. Olmsted projected Bluewater infrastructure completion is about 3 weeks away & the development will be ready for foundations in about 60 days. He

recommended approval of Luxa's pay request #3.

Bevington moved to recommend to Bluewater developer payment of Luxa Construction, Inc. pay application #3 for \$499,242.40. Stanzel seconded. Bevington, Stanzel & Ueckert voted YES. NO; no one.

Pines Homeowners Association Water Extension 2014-01 – Project completion date is close. Thompson Construction is done & Andersen Plumbing will be on site Thursday to install several service lines. He recommended approval of Thompson pay request #5.

Council member Ueckert introduced, read & moved for approval of Resolution No. 2015-22 Thompson Construction, Inc. pay request #5 for \$27,668.75. Bevington seconded. Ueckert, Bevington & Stanzel voted YES. NO; no one. A true, correct & complete copy is on file at city hall.

Gardiner Street Sanitary Sewer Improvements – The engineer proposed 2 alternatives and cost estimates for the Gardiner Street lift station.

Stanzel moved to direct the engineer to proceed with determining the integrity of Gardiner Street lift station. Ueckert seconded. Stanzel, Ueckert & Bevington voted YES. NO; no one.

East Street Storm water sewer Improvements - The drainage system would be installed in right of way on the west side of East Street with drain tile under the pipe with an outlet at each intersection.

Stanzel moved to instruct the city engineer to proceed with design work on the East Street Storm water sewer improvements. Bevington seconded. Stanzel, Ueckert & Bevington voted YES. NO; no one.

West Street Railroad Sewer Undercrossing – The sewer line is corroded, an application to work on the line has been filed with Union Pacific Railroad.

Ginger Woods Sanitary Sewer – The belief is that a section of the main may have collapsed. Valley Corporation is dewatering in order to televisive the line to determine a course of action.

Highway 64 speed limit – Council member Stanzel moved to direct the city engineer to contact the Department of Roads to request a traffic study to consider lowering the speed limit from 55 mph to 45 mph from the west city limits to the intersection of Highways 64 & 275. Ueckert seconded. Stanzel, Ueckert & Bevington voted YES. NO; no one.

Other – The swimming pool filter replacement is complete, the State & Douglas County will inspect the pool next week.

Council member Bevington moved to adjourn in executive session to discuss property negotiations at 8:25 p.m. Stanzel seconded. Bevington, Stanzel & Ueckert voted YES. NO; no one.

Mayor Smith stated the council will adjourn in executive session for approximately ten minutes to discuss property negotiation.

Council member Ueckert moved to convene in open session at 8:40 p.m. Stanzel seconded. Ueckert, Bevington & Stanzel voted YES. NO; no one.

City Attorney – The Ginger Woods Road & right of way will require a survey & title search to determine & locate owners.

He & the city engineer looked at the Ginger Cove covered bridge & concur that siding & paint work does need to be done & could be included in the 2015-16 budget.

Council member Lewis arrived at 8:45 p.m.

Upcoming projects include: a system to recapture sales tax on Bluewater construction, establish a better valuation on permit fees, file city code book with Douglas County & various clean up issues.

Mayor's Report – Valley Days barbeque meeting is 5/19 at 7 p.m. The swimming pool will open 5/23 Memorial Day Weekend. Valley Days barbecue competition, car show & activities in the park is 5/29, 30 & 31. There will be a "meet & greet" with Ginger Cove Homeowners Association at Twin Rivers YMCA 4 p.m. May 31.

The meeting was adjourned at 8:55 p.m.

Mayor Carroll L. Smith  
Suhr

Clerk Joan