

Regular City Council Meeting
Monday July 22, 2019
6:30 P.M.

Notice of meeting was given in advance by publication in the *Cambridge Clarion*, Thursday, July 18, 2019, the designated method of giving notice, convening at 6:30 P.M. Advance notice of the meeting was given to the Mayor, Members of the City Council, and the *Cambridge Clarion*. Present were Mayor David Gunderson, City Council Members Derek Raburn, Keith Luedders, Jeff Ommert and Vernita Saylor. Tony Groshong and Tom McCarville were absent. Members of City Staff present were City Clerk/Treasurer Kandra Kinne and Utility Supervisor David Houghtelling. Visitors present during the meeting were Jenny Kubik for the *Cambridge Clarion*; Cody Gerlach for *Cambridge Youth Baseball*; Jessica Fisher for *Tri Valley Health Systems*, Steve Johnson for Employee Health Insurance and *Cambridge Golf Club*; Ken Colson and Brock Mowry for Besler Industries Public Hearing. Mayor Gunderson opened the meeting at 6:30 P.M. with the Pledge of Allegiance. Mayor Gunderson announced the Open Meeting Act is posted on the east wall of the meeting room and available for public inspection.

Public Hearing 6:40 P.M. - Re-Zoning Hearing for Besler Industries. The Planning Commission meeting was held on July 10. On July 15 Besler Industries advised the City to put the original request on hold and would be submitting a change. A Special Planning Commission meeting has not been scheduled to date; the change will need a conditional use permit in an Ag Zone. The Public Hearing was closed at 7:50 P.M. Besler Industries have requested a water test by the City, which the City agreed to do.

Consent Agenda Minutes of July 1, 2019 and Claims Report. The City Council received the minutes of July 1, 2019 prior to this meeting and the claims report. The City Council received an updated claims report at the meeting. Jeff Ommert stated the motion, seconded by Vernita Saylor, to approve the minutes of July 1, 2019 and the claims report. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present for the Minutes of July 1, 2019 and the following claims report:

<i>City of Cambridge</i>			
<i>Claims Report</i>			
<i>To Mayor and City Council</i>			
<i>22-Jul-19</i>			
	<i>Period 07/022019 to 07/16/2019</i>		
Check No.	Vendor, For	Amount	Dept.
			Total
	<u>Combined Utility:</u>		
30784-30788	Payroll	8,060.45	
30789	American Family Life, Ins.	299.16	
30790	Ag Valley, Fuel	274.09	
30791	Aramark Uniform, Mats	109.07	
30792	Blue Cross, Health Insurance	7,297.30	
30793	Brico Pest Control, Spraying	67.10	
30794	Cambridge General Store, Supplies	30.63	

30795	Card Members Services, Credit Card - postage & supplies	302.40	
30796	Employee Deductible	205.00	
30797	Eakes Office Solutions, Supplies	1,115.28	
30798	Employee Deductible	90.00	
30799	McCook Daily Gazette, Advertising	54.00	
30800	Nebraska Power Review Board, Fees	454.36	
30801	NMC Exchange, Repairs	131.19	
30802	Northwestern Mutual, Annnity	2,289.46	
30803	One Call Concepts, Inc.	89.05	
30804	Schaben Sanitation, Trash Fees	13,137.86	
30805	Southwest Farm & Auto, Repairs	92.83	
30806	Twin Valleys Public Power, Utility	2,685.60	
30807	USABLE Life, Ins.	67.50	
30808	Waypoint Bank, Loan Payment	702.09	
30809	Western Area Power Administration, Purchased Power	3,968.52	
30816	Ag Valley, Fuel	175.94	
30817	Cambridge General Store, Supplies	22.00	
ACH	Return Item	400.00	
ACH	IRS, Federal Withholdings	2,761.33	
ACH	Black Hills Energy, Utility	124.63	
ACH	Nebr. Dept. Revenue, Sales Tax	9,239.72	
ACH	American Family Life, Ins.	299.16	54,545.72
	<u>City Account (General Fund):</u>		
200	Plains Tsunami Swim League, Fees	1,344.00	
47013- 47031	Payroll	6,571.65	
47032	Ag Valley, Fuel	266.67	
47033	Anew Travel Center, Fuel	10.31	
47034	Bernie Jones Auto, Repairs	58.80	
47035	Cambridge General Store, Supplies	201.05	
47036	Cambridge Super Market, Supplies	26.51	
47037	Card Members Services, Credit Card - postage & supplies	133.88	
47038	Century Link, Police Phone	59.96	
47039	First Central Bank, Loan Payment	796.92	
47040	Frontier, Police Phone	45.37	
47041	Furnas County Clerk, Filing Fees	56.00	
47042	Employee Deductible	238.39	
47043	Hauxwell Pump & Supply, Pump Repairs	12,153.43	
47044	Lord's, Inc., Supplies	110.08	
47045	Mark's Pharmacy, Supplies	1.00	
47046	Miller & Associates, Fees	1,700.00	
47047	Employee Deductible	21.45	

47048	NE DOL/Boiler Inspection, Fee	75.00	
47049	Southwest Farm & Auto, Repairs	140.35	
47050	Twin Valleys Public Power, Utility	59.95	
47051	Furnas County Clerk, Filing Fees	15.00	
ACH	IRS, Federal Withholdings	1,473.66	
ACH	Black Hills Energy, Utility	759.83	
ACH	Nebr. Dept. Revenue, Sales Tax	375.95	
ACH	Cambridge Telephone, Utility	241.93	26,937.14
	<u>City of Cambridge TIF</u>		
1066	Cline Williams, Attorney Fees	945.00	945.00
	<u>LB840/ Revolving Loan/ HTC</u>		
4071-4072	Payroll	1,603.84	
4073	Blue Cross, Health Insurance	689.99	
4074	Cambridge General Store, Supplies	7.49	
4075	Card Members Services, Credit Card - postage & supplies	76.93	
4076	City of Cambridge, Distribution Sales Tax	10,895.30	
4077	Cross Creek Golf Links, Distribution Sales Tax	6,456.28	
4078	Eakes Office Solutions, Supplies	8.09	
4079	Furnas County Clerk, Filing Fees	238.00	
4080	McCook Daily Gazette, Advertising	314.00	
4081	Northwestern Mutual, Annuity	210.34	
4082	USABLE Life, Ins.	13.50	
4083	McCook Abstract, Down Payment Assistance	15,000.00	
ACH	IRS, Federal Withholdings	374.95	35,888.71
	Total:	118,316.57	118,316.57

Appointments – Board of Adjustments. Derek Raburn stated the motion, seconded by Vernita Saylor, to approve the appointments of Kevin Banzhaf, Jason Cobb, Larry Ommert, Mark Harpst and Larry Maatsch to the Board of Adjustments. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present.

Reports of Officers, Boards and Committees:

Planning Commission Report: The City Council received a copy of the Planning Commission report prior to this meeting. Vernita Saylor stated the motion, seconded by Derek Raburn to deny Besler Industries request for a re-zoning of property from R-1 to I-1. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present. Keith Luedders stated the motion, seconded by Derek Raburn to approve the remaining Site Plan and Land Use Permit Applications: Tri-Valley Health Systems, 1305 Highway 6 & 34 - signs; Benson Properties, 40116 Prairie View Drive - new home; Roy Kinne, 509 Pacific Street - deck; Cambridge Telephone, 618 Paxton Street – remodel office space; City of Cambridge, McKinley Park – repair Sunny Hillside School; and Diane Hannah, 311 Neville Street – privacy panel. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn

voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present.

Utility Supervisor Report. Utility Supervisor David Houghtelling reported on the improved status of the sewer plant and requested keeping the pump for anticipated rain, due to ground water infiltration. He also reported that the water tower has been cleaned; straining pumps on lift station repaired; the swimming pool backwash pump repaired; and spraying for mosquitoes continues. Flooding in Kearney has caused contractors' delay in the Downtown Revitalization Project.

Baseball Program. Director Cody Gerlach reported that 135 kids participated. Equipment and uniforms were purchased for the program. Expenses were \$12,583; income \$12,761. Overall the season went well. He advised that it may be possible for the Baseball Program to separate financially from the City next year. The Director's fee this year was \$2,500 which will be shared by Gerlach and Alynn Ahlmeyer.

City Clerk/Treasurer. City Clerk/Treasurer Kandra Kinne reported on the progress of the Sunny Hillside Schoolhouse project. Fundraising will commence shortly. Kinne also reported on the sales taxes collect and that she has a bid to re-carpet the City offices from McCook Floor Covering. Scott Flammang will submitted a bid to replace the brick pillar in front of the Community Building.

Heritage Plaza Survey. Jeff Ommert stated the motion, seconded by Vernita Saylor, to approve the first reading of Ordinance No. 765. After discussion, Jeff Ommert stated the motion, seconded by Vernita Saylor, to withdraw the motion to approve Ordinance #765, vacating a portion of the right-of-way on Nelson Street and wait until all issues can be addressed. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present.

Cross Creek Golf Links Special Designated Liquor Permit Request. Vernita Saylor stated the motion, seconded by Jeff Ommert, to approve the Special Designated Liquor Permit Request for Cross Creek Golf Links for a wedding on August 24, 2019 at the Community Building. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present.

High Times Liquor Mart – Special Designated Liquor Permit Request. Jeff Ommert stated the motion, seconded by Vernita Saylor, to approve the Special Designated Liquor Permit Request for High Times Liquor Mart for a wedding on October 19, 2019 at the Community Building. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present.

Health Insurance Proposal. Steve Johnson presented a proposal for health insurance for City employees. Johnson provided Blue Cross/Blue Shield renewal rates. Decisions as to deductibles and co-insurance were presented. After discussion, it was suggested to meet with the employees.

Proposed Chapter 9. Discussion was held on a draft of proposed Chapter 9 of the Municipal Code, particularly about a Building Official. No decision was reached.

Mayor & City Council Comments. Mayor Gunderson advised that the company hired to clean Medicine Creek will do so next spring due to the heavy rains this year. Also due to heavy rains - Cross Creek Golf

Course is having an issue at the retaining wall and that many holes have been filled at the Cemetery this year - sinking graves well as headstones tipping.

City Council Executive Session. Vernita Saylor stated the motion, seconded by Keith Luedders, to go into executive session for personnel at 8:18 P.M. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present. Vernita stated the motion, seconded by Derek Raburn, to return to regular meeting at 8:47 P.M. with no decision. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present.

Adjournment. The next regular City Council meeting is scheduled for Monday, August 5, 2019. Vernita stated the motion, seconded by Jeff Ommert, to adjourn at 8:48 P.M. On roll call vote Vernita Saylor, Jeff Ommert, Keith Luedders and Derek Raburn voted yes, none voted no, and Tom McCarville and Tony Groshong were absent. Motion carried unanimously by City Council members present.

Attest: _____
Kandra J. Kinne, City Clerk/Treasurer

David Gunderson, Mayor