

**MINUTES
ALBION CITY COUNCIL
REGULAR MEETING
TUESDAY, JULY 19, 2016**

A Regular Meeting of the Albion City Council of the City of Albion, Nebraska was convened in open and public session at 7:30 p.m. on July 19, 2016 in the Council Chambers. Present were Mayor James C. Jarecki, Council Members Marcus Johnson, Jim Riedmiller, Jon Porter, and Walt Hoefer. Also present were City Administrator Andrew Devine, Water Commissioner Ron Morearty, Sewer Commissioner Joe Luettel, Billing Utility Clerk Amber Wynn, Deputy City Clerk Sharon Ketteler, Police Officer Joe Predmore, City Attorney Darren Wright, Jim Dickerson with the Albion News, Kate Kusek-Johnson, and Tanner Hackel. Notice of this meeting along with the agenda was simultaneously given in advance to all members of the Board. Notice of this meeting was given in advance by publication, a designated method for giving notice; a copy of proof of publication is attached to these minutes. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

2. MAYOR'S COMMENTS REGARDING LITTERING AND OTHER MISUSE AT THE GRASS AND TREE PILE LOCATION

Mayor Jarecki spoke of his concern regarding the increase in non-compliant waste dumping at the City's yard waste and tree piles. The Mayor stated notices are published twice a year with the regulations for these disposal sites. The Mayor encouraged all citizens to report any abuse of this privilege to the local law enforcement. City Attorney Wright stated there is a fine for the misuse of this service.

3. CONSIDER MINUTES OF THE JUNE 14, 2016 CITY COUNCIL MEETING FOR APPROVAL

Councilman Johnson made a motion to approve the minutes of the June 14, 2016 City Council meeting, second by Porter. **Vote: Yeas; Porter, Riedmiller, Hoefer, Johnson. Nays; None.**

4. **REVIEW BID TABULATION OF THE ALBION SPORTS COMPLEX MULTIPURPOSE COURT PROJECT AND CONSIDER FOR AWARD OF CONTRACT**

Clerk Devine reported three bids were received. Devine provided an overview of the bid tabulation, and also provided an overview of funds available for the project. The lowest bid was from Hackel Construction of Ord, Nebraska; with a bid of \$205,797 for Group A (everything except the sodding) and \$5,400 for the Alternate Bid for sodding. Tanner Hackel spoke on Hackel Construction's experience in the Albion area. Councilman Riedmiller made a motion to accept Group A bid of \$205,797 from Hackel Construction with no Alternate Bid; second by Johnson. **Vote: Yeas; Hoefler, Johnson, Porter, Riedmiller. Nays; None.**

5. **CONSIDER ORDINANCE 248(16) RELATING TO A LEVY OF SPECIAL ASSESSMENT FOR THE UNPAID UTILITY BILL OF ALBION SEWING CENTER, AND MICHAEL W. OLSON**

Clerk Devine presented a draft of Ordinance 248(16) for Council Members to review. Councilman Hoefler made a motion to introduce Ordinance 248(16). Mayor Jarecki instructed Clerk Devine to read Ordinance 248(16) for the first time. Devine stated that a notice will be sent for payment to be made within 20 days. If not received, the second and third readings will be held at the next City Council meeting. Councilman Johnson made a motion to approve the first reading, second by Porter. **Vote: Yeas; Porter, Johnson, Hoefler, Riedmiller. Nays; None.**

6. **CONSIDER INTERLOCAL AGREEMENT WITH BOONE CENTRAL SCHOOL DISTRICT FOR USE OF SOFTBALL FIELD**

Clerk Devine provided the Council with a copy of the proposed Interlocal Agreement with Boone Central. Devine noted there are no changes to last year's agreement. Councilman Riedmiller made a motion to approve Interlocal Agreement with Boone Central School District for Use of Softball Field, second by Porter. **Vote: Yeas; Riedmiller, Hoefler, Johnson, Porter. Nays; None.**

7. **CONSIDER RIGHT OF WAY GRANT TO RDG GEOSCIENCE AND ENGINEERING FOR PURPOSE OF CONSTRUCTING MONITORING WELLS NEAR 4TH STREET BETWEEN MAIN AND CHURCH STREETS**

Clerk Devine presented a draft of the Right of Way Grant document for Council Members to review. City Attorney Wright noted the only change from the last ROW Grant to RDG for constructing monitoring wells is the location. Councilman Porter questioned how many monitoring wells. Devine stated there would be two in this area. Councilman Porter made a motion to approve Right of Way Grant to RDG Geoscience, Inc.; second by Johnson. **Vote: Yeas; Porter, Riedmiller, Hoefler, Johnson. Nays; None.**

8. **CONSIDER APPOINTMENTS TO THE ALBION PUBLIC LIBRARY BOARD**

Clerk Devine stated Jacquie Dickey was nominated as a board member to replace Julie Dickerson whose term limit was up. Officers nominated by the Library Board are: Kate Kusek Johnson, President; Marcia McFarland, Secretary; Amanda Reinhart, Treasurer; Betsy Harris and Jacquie Dickey, Board Members. Mayor Jarecki thanked Julie Dickerson for her years of service. Councilman Johnson made a motion to approve Albion Library Board appointments, second by Riedmiller. **Vote: Yeas; Riedmiller, Porter, Hoefler, Johnson. Nays; None.**

9. **NUISANCE PROGRAM REPORT FROM ALBION POLICE DEPARTMENT**

• **CONSIDER RESOLUTION SERIES 119(16) DECLARING NUISANCES**

Officer Predmore gave the nuisance report and stated there are several minor nuisances in process. Predmore presented the Council with two violations for declaration. Councilman Porter made a motion to introduce Resolution 119(16)-1, second by Riedmiller. **Vote: Yeas; Porter, Hoefler, Johnson, Riedmiller. Nays; None.** Clerk Devine noted the case number of 16-0630 and address 346 N. 7th Street for Resolution 119(16)-1. Councilman Porter made a motion to introduce Resolution 119(16)-2, second by Reidmiller. **Vote: Yeas; Riedmiller, Porter, Hoefler, Johnson. Nays; None.** Devine noted the case number of 16-0660 and address 337 N. 7th Street for Resolution 119(16)-2. Devine reviewed the abatement process.

10. **PRELIMINARY REVIEW OF 2015-16 BUDGET PERFORMANCE & 2016-17 BUDGET**

Clerk Devine provided multiple budget spreadsheets and reviewed the Preliminary Budget Summary with Council Members. Devine stated most departments are expected to perform better than budgeted due to unrealized Capital Projects, good cost control by department heads, and property tax revenue expected to come in higher than budgeted. The Governmental Funds totally as a group are estimated to perform \$898,414 better than budgeted, mainly due to Street and Parks Capital Project Funds carry-over of Fairview Street Storm Sewer and Sports Complex Projects. Business-Type Funds estimated to perform \$563,508 better than budgeted; mainly due to carry-over of planned expenditures for a new water well. **No action taken.**

11. **CITY ADMINISTRATOR REPORT**

Clerk Devine provided the City Administrator Report for Council Members to review. Devine also noted a wind storm on July 6th caused damage to the well house roofs, the swing set at Fuller Park, trees down, and limbs in the pool. A claims adjuster has reviewed the damages. Devine also provided reports on the current month Sales Tax showing the monthly trend of sales tax receipts, and also an unaudited Treasurer's Report/Budget Performance Report for fiscal year-to-date. **No action taken.**

12. **CONSIDER CHANGE ORDER NUMBER 1 OF B-D CONSTRUCTION FOR THE FAIRVIEW STREET STORM SEWER PROJECT – PHASE I**

Clerk Devine stated the changes, which resulted in a deduction of \$4,430; were based upon State review and requirements of the plans. Devine reviewed the summary of changes with Council Members. Councilman Hoefler made a motion to approve Change Order #1 of B-D Construction for the Fairview Street Storm Sewer Project – Phase I, second by Johnson. **Vote: Yeas; Hoefler, Johnson, Riedmiller, Porter. Nays; None.**

13. **CONSIDER APPROVAL TO ORDER POLICE DEPARTMENT VEHICLE ON STATE BID**

Clerk Devine stated Baxter has the current state bid for the new pickup that has been budgeted for the 2016-2017 fiscal year. Lights and other accessories would be purchased separately from a different source for a better rate. It is planned that the 2006 Crown Victoria police car would be sold. Mayor Jarecki explained the recommendation to purchase a pickup versus a car was based on the re-sale value. Councilman Riedmiller made a motion to approve order of Dodge Ram pickup from Baxter for \$28,816; second by Hoefer. **Vote: Yeas; Porter, Hoefer, Johnson, Riedmiller. Nays; None.**

14. **CONSIDER BILLS FOR APPROVAL**

• **CONSIDER MONTHLY BILLS FOR APPROVAL**

Councilman Riedmiller made a motion to approve payment of monthly bills, second by Johnson. **Vote: Yeas; Johnson, Riedmiller, Porter, Hoefer. Nays; None.**

15. **CONSIDER EMPLOYEE EVALUATION FOR APPROVAL**

Councilman Hoefer made a motion to approve annual evaluation and appropriate step raise of Andrew Devine, second by Porter. **Vote: Yeas; Riedmiller, Hoefer, Johnson, Porter. Nays; None.**

16. **ITEMS TO BE PUT ON NEXT MEETING AGENDA**

Next Regular Meeting: August 9, 2016; 7:30 p.m.

- Set Utility Rates for Next Fiscal Year;
- Set Cost of Living Adjustment for Next Fiscal Year;
- Consider Albion Airport Authority Property Tax Authority Request

Special Meeting: August 23, 2016 – (Time to be Discussed at Next Meeting)
Budget Workshop

- Discuss Certified Valuation from County Assessor
- Discuss Draft of Budget & Final Preparation by Accountant;

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- Set Budget Adoption Hearing Date & Time – Tentatively Sept. 13 at 7:30 p.m.

17. ADJOURN

At 8:32 p.m. Council Member Johnson moved for adjournment of the meeting, second by Riedmiller. **Vote: Yeas; Porter, Riedmiller, Hoefer, Johnson. Nays; None.**

I the undersigned Clerk hereby certify that the foregoing is a true and correct copy of proceedings had and done by the Mayor and Council; that all subjects included in the foregoing proceedings were contained in the Agenda for the meeting, kept continually current and available for inspection at the office of the Clerk; that such subjects were contained in said Agenda for at least 24 hours prior to said meeting; that at least one copy of all reproducible material discussed at the meeting was available at the meeting for the examination and copying of the public; that said minutes were in written form and available for public inspection within ten working days and prior to the next convened meeting of said body; that all next media requesting notification of meetings of said body were provided advance notification of the time and place of said meeting and subjects to be discussed at said meeting.

James Jarecki, Mayor

ATTEST:

Sharon Ketteler, Deputy Clerk