City of Blair Regular Council Meeting
September 26, 2017

The Mayor and Council of the City of Blair, Nebraska, met in regular session in the City Council Chambers on September 26, 2017 at 7:00 PM. The following were present: Present: Brad Andersen, Chris Jensen, Marty Shepard, Jon Stewart, Kevin Willis, Frank Wolff, Absent: Kevin Hall, Ben Hansen. Others present were City Administrator Storm, Assistant City Administrator Green, City Treasurer Peggy Frahm, Director of Public Works Al Schoemaker, City Attorney Tripp, and Police Chief Joe Lager.

The Mayor publicly stated to all in attendance that a current copy of the Nebraska Open Meetings Act was available for review and indicated the location of such copy posted in the room where the meeting was being held. Notice of the meeting was given in advance thereof by publication in the Enterprise or the Pilot-Tribune as shown by the affidavit of publication filed in the City Clerk’s office. Notice of the meeting was simultaneously given to the Mayor and all members of the City Council, and a copy of their acknowledgement of receipt of notice and the agenda is filed in the City Clerk’s office. Availability of the agenda was communicated in the advance notice and in the notice to the Mayor and Council of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

Meeting called to order and introductions at 7:00 p.m. by Mayor Realph followed by the Pledge of Allegiance.

Agenda Item #3 – Consent agenda approved the following: Approval of Minutes of the September 12, 2017 meeting; Clerk report of Mayoral Action of the September 12, 2017 meeting including Ordinance No. 2339 adopting the Budget Statement for FY 2017-2018 was signed and published, Resolution No. 2017-32 setting the date for the Board of Equalization to levy special assessments for mowing was signed and adopted, Resolution No. 2017-33 adopting the levy for the City of Blair and Airport Authority was signed and adopted; and City Department reports for the Blair Library and Technology Center and Police Department for August. Motion by Marty Shepard, second by Frank Wolff to approve the Consent Agenda as presented. Council members voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph declared the motion carried.

Agenda Item #4 – Mayor Realph requested a motion to recess as a Council and meet as a Board of Equalization to levy special assessments for mowing at 2381 Nebraska Street. Motion by Marty Shepard, second by Frank Wolff to recess as a Council and meet as a Board of Equalization at 7:06 p.m. Council members voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph opened a public hearing to levy special assessments for mowing against the person owning, occupying or interested in parcels of land described as Lot 1, E24’ of Lot 2 and part of vacated street, Larsen’s Addition, Blair City, Washington County, Nebraska (2381 Nebraska St). City Administrator Storm stated a bill has been sent to the property owner for payment of the mowing but to date, no payment has been made. This Resolution is to protect the city’s interest in that payment by levying the cost of mowing, along with an administrative fee, against the property. There were no comments from the floor or in writing. Mayor Realph closed the public hearing. Council member Andersen introduced Resolution No. 2017-34 levying Special Assessments against the person owning, occupying or interested in parcels of land described as Lot 1, E24’ of Lot 2, and part of vacated street, Larsen’s Addition, Blair City, Washington County, Nebraska (2381 Nebraska St). Motion by Brad Andersen, second by Chris Jensen to adopt Resolution No. 2017-34 as presented. Council members voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben

Agenda Item #5 – Barb Tripplett, 653 N. 12th St., representing First Lutheran Church appeared before the Mayor and Council to request permission to sponsor a church celebration with a 5K run/walk for First Lutheran Church on Saturday, October 28th starting at 9:00 a.m. Ms. Tripplett reviewed the route and stated they do not necessarily need police assistance but the route does cross Wright Street two times. Chief Lager stated he had met with the church to see how it would go without having police presence. Lager then reviewed the route stating he would like to have police presence at several of the crossing to provide a safer event than relying totally on volunteers. The route is very similar to the route used by MCH&HS when they did their splash runs. He noted he might have to bring in one additional officer for the event. Council member Andersen asked if we have used officers in the past for overtime. Chief Lager stated extra officers have been used during the hospital fun run. Ms. Tripplett stating if it is raining, they will call off the entire event. Motion by Frank Wolff, second by Brad Andersen to approve the 5K Run for First Lutheran Church on Saturday, October 28, 2017. Council members voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph declared the motion carried.

Agenda Item #6 – Motion by Frank Wolff, second by Kevin Willis to receive and place on file the bids for the 2017 Water Main Improvements Project. Council members present voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2 Mayor Realph declared the motion carried. Director of Public Works Schoemaker stated three bids were received as follows: 1) RPL Utility - $216,723.57; 2) Thompson Construction - $192,830.00 and 3) Henton Trenching - $260,580.00. The lowest bid was submitted by Thompson Construction of Fremont in the amount of $192,830.00, which is above the engineer’s estimate of $177,985.00. The Engineer is recommending awarding the bid to the lowest bidder because rebidding the project would not necessarily save any money. Further, Staff has outlined time commitments to the property owner whose property this water main will be crossing that the city needs to adhere to and rebidding the project would not allow us to meet those deadlines. This new feed will provide greater capacity to pump more water to the elevated tower and it gives redundancy that helps with the growth of water to the city and the Papio Missouri Natural Resources District. Water and Sewer Committee recommended accepting the low bid. Motion by Kevin Willis, second by Chris Jensen to award the bid to Thompson in the amount of $192,830.00 for the 2017 Water Main Improvements Project. Council members voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph declared the motion carried.

Agenda Item #7 – Director of Public Works Schoemaker stated the proposed resolution will approve an agreement between the City of Blair and the Nebraska Department of Transportation (NDOT) for the reimbursement of 100% of the expense for the sanitary sewer repairs completed by the City this past summer. The cause of this repair was due to what the NDOT did and they agreed to pay for the cost of that repair. The total reimbursement is $163,361.25. Once the agreement is finalized by the City and NDOT, Blair will receive payment for these expenses. Water and Sewer Committee approved the proposed agreement. Council

Agenda Item #8 – Director of Public Works Schoemaker presented a resolution setting the date for the City Council to meet as a Board of Equalization to consider and set the final assessments for Water District Number 52 - Arbor Park Subdivision. This water main project serves the new lots on the east side of North 18th Avenue. The final cost total for this project is $44,908.81, which per the developer’s agreement, was broken up equally for each of the nine lots in the Arbor Park Subdivision. This cost is substantially less than the original bid due to the developer removing and installing the sidewalk themselves to save money. The assessments will be considered at the October 10th meeting. Council member Andersen introduced Resolution No. 2017-36 setting the date for the Board of Equalization to levy special assessments in Water Extension District 52 in Arbor Park Subdivision. Motion by Brad Andersen, second by Frank Wolff to adopt Resolution No. 2017-36 as presented. Council members voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph declared the motion carried.

Agenda Item #9 – City Administrator Storm presented a resolution setting the date for the Board of Equalization to levy special assessments on Lots 13 & 15, Larsen & Jipp 2nd Addition, Blair City, Washington County, NE (1080 N. 25th St) for mowing. This resolution is procedural and allows for the city to collect the cost of mowing this property. Council member Andersen introduced Resolution No. 2017-37 setting the date for the Board of Equalization to levy special assessments on Lots 13 & 15, Larsen & Jipp 2nd Addition, Blair City, Washington County, NE (1080 N. 25th St) for mowing. Motion by Brad Andersen, second by Frank Wolff to adopt Resolution No. 2017-37 as presented. Council members voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph declared the motion carried.

Agenda Item #10 – City Administrator Storm presented an ordinance setting and fixing the compensation for the Officers and Employees of the City of Blair for FY 2017/2018 and FY 2018/2019 and approving amendments to the City of Blair Personnel Manual. Storm stated the proposed ordinance is being recommended by the Finance Committee. They have been negotiating with the Union and wanted to make sure negotiations were completed before they moved forward with this wage ordinance for all non-union employees. A 2.0% increase is being proposed for the Civilian Employees for FY 2017/2018 and 2.25% for FY 2018/2019. The ordinance also included several amendments to the Personnel Manual for the employees of the City of Blair, Nebraska that will be effective October 1, 2017. Storm reviewed changes in the following Chapters of the employee manual: Chapter 7, 7.2 Performance Evaluation Requirement; Chapter 8, 8.2 Overtime, 8.4 Sick Leave, 8.8 Medical Leave of Absence, 8.10 Holidays and 8.11 Maternity/Paternity Leave; Chapter 14, 14.2 Pay Period, 14.3 Overtime Pay, 14.5 Employee Benefits, 14.6 Clothing and Uniform Allowance and 14.9 Call Out Reimbursement. Vaughan Korth, Water Plant Employee, spoke against the change to the holiday bank for the Water Treatment Plant employees under 8.10 expressing his frustration for the short notice they were given regarding this change. He requested the Council to reinstate the benefit of banking holidays hours for the employees to use at their convenience to be with their families. City Administrator Storm stated the change was proposed by accounting due to the difficulty in tracking these
hours. Also, employees often become upset when they forget about their holiday hours and are not able to use all of them before the deadline, even after accounting has reminded them several times. Discussion was held regarding policy of losing holidays. Council member Andersen stated he could support keeping the policy but was adamant that no one in accounting needs to send a reminder to employees to use their holiday pay. Council member Andersen introduced Ordinance No. 2340 setting and fixing the compensation for the Officers and Civilian Employees of the City of Blair for FY 2017/2018 and FY 2018/2019 and approving amendments to the City of Blair Personnel Manual.

AN ORDINANCE SETTING AND FIXING THE COMPENSATION FOR THE EMPLOYEES OF THE CITY OF BLAIR, NEBRASKA, NOT REPRESENTED BY FOP LODGE #83 FOR THE FISCAL YEARS 2017/2018 AND 2018/2019; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH, AND PROVIDING WHEN THIS ORDINANCE SHALL BE IN FULL FORCE AND EFFECT AND PROVIDING FOR PUBLICATION OF THIS ORDINANCE IN PAMPHLET FORM.

Motion by Brad Andersen, second by Marty Shepard to amend Ordinance No. 2340 deleting the proposed changes in Chapter 8, 8.10 Holidays (c) for water plant employees. Council members voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph declared the motion carried. Motion by Brad Andersen, second by Kevin Willis to move the statutory rule requiring reading on three different days be suspended for consideration of said ordinance and upon roll call vote the following Council members voted: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph declared the motion carried. Said Ordinance was then read by title and thereafter Council member Frank Wolff moved for final passage of the Ordinance as amended, which motion was seconded by Council member Marty Shepard. The Mayor then stated the question was "Shall Ordinance No. 2340 be passed and adopted as amended?" Upon roll call vote, the following Council members voted: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. The passage of said Ordinance having been concurred in by a majority of all members of the Council, the Mayor declared the Ordinance adopted as amended. A true, correct and complete copy of said Ordinance can be found in the Ordinance Record Book.

Agenda Item #11 – City Administrator Storm had no report.

Agenda Item #12 – Motion by Kevin Willis, second by Marty Shepard to adjourn the meeting 8:03 p.m. Council member voted as follows: Brad Andersen: Yea, Kevin Hall: Absent, Ben Hansen: Absent, Chris Jensen: Yea, Marty Shepard: Yea, Jon Stewart: Yea, Kevin Willis: Yea, Frank Wolff: Yea. All Council members voted: Yea: 6, Nay: 0, Absent: 2. Mayor Realph declared the motion carried.

Attest:

Brenda Wheeler, City Clerk
Seal

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