

**CITY COUNCIL MINUTES
CHAPPELL NEBRASKA**

A regular meeting of the Chappell City Council was held December 3, 2018, at the Chappell City Hall at 7:00 P.M. The following members were present; Riley, Carlson, Reichman, and Johnson. Staff members present were City Attorney Joel Jay, City Treasurer Geralyn Konruff, CDD Britt Miller.

Notice of the meeting was posted as required by law. The Pledge of Allegiance was recited by those present. Council President Reichman informed the public of the location of the Nebraska Open Meeting Act on the back wall of Council room.

A motion was made by Council member Riley, second of Council member Johnson to excuse Mayor Brott. "Yes" Riley, Reichman, Johnson. "No" None. Motion carried.

City Attorney Jay administered the oath of office for new Council Member Amie Carlson.

Public Comments:

No public comments

Consent Agenda:

A motion was made by Council member Johnson, second of Council member Riley to approve the consent agenda, minutes of the regular meeting November 19, 2018, claims list and dept head reports. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

Britt Miller - \$44.85 * Cash-Wa Distributing - \$658.95 * Century Link - \$573.24 * Chappell Municipal Utilities - \$3936.81 * Cranmore Pest Control LLC - \$45.00 * Dearborn National Life Insurance Co. - \$20.64 * Demco - \$158.09 * Deuel County Treasurer - \$7333.34 * EMC Insurance Companies - \$652.00 * Highline Electric Association - \$406.93 * Holiday Inn - Kearney - \$96.95 * Ingram Book Company - \$504.41 * Kriz-Davis Company/BSE - \$428.93 * Michael Todd & Company Inc - \$679.91 * Miller Office Products - \$19.46 * Municipal Supply Inc of Nebraska - \$703.99 * Nebraska Municipal Power Pool - \$3025.36 * Nebraskaland - \$18.00 * Olsson Associates - \$500.00 * Public Safety Center, Inc. - \$34.98 * Sedgwick County Sales - \$1800.00 * Vistabeam - \$356.00 * Total Payroll - \$31,372.00 *

Unfinished Business:

CDD Miller presented to Council that Buckley Trust will fund the preliminary engineering fees for the City Land Development project.

New Business:

Nominations were opened for council president. Council member Johnson nominated Jim Reichman. A motion was made by Council member Johnson, second of Council member Riley that nominations cease and Reichman be elected council president. "Yes" Riley, Carlson, Johnson. "No" None. "Abstain" Reichman. Motion carried.

A motion was made by Council member Riley, second of Council member Reichman to appoint Jess Hurlburt from Olsson Associates as the City Street Superintendent for year 2019. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

Communications:

Whiskeyboard will be demolishing the old Stuart Ranch building on January 7th.

A motion was made by Council member Johnson, second of Council member Carlson to adjourn the meeting at 7:49 p.m. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

Steve Brott, Mayor

ATTEST:

Geralyn Konruff
City Treasurer

**CITY COUNCIL MINUTES
CHAPPELL NEBRASKA**

A regular meeting of the Chappell City Council was held on December 17, 2018, at the Chappell City Hall at 7:00 P.M. The following members were present; Brott, Riley, Carlson, Reichman and Johnson. Staff members present were City Attorney Joel Jay, City Administrator/Clerk Ashlea Bauer, City Treasurer Geralyn Konruff, CDD Britt Miller, Utilities Worker Todd Rust and Street Overseer Jerrod Elms. Others present were John & Keeley Naylor, David Johnson and Gene Chatwin per phone.

Notice of the meeting was posted as required by law. The Pledge of Allegiance was recited by those present. Mayor Brott informed the public of the location of the Nebraska Open Meeting Act on the back wall of Council room.

Public Comments:

Mr. Naylor commented that he and his daughter were in attendance for Keeley's Government class.

Consent Agenda:

A motion was made by Council member Riley, second of Council member Johnson to approve the consent agenda, minutes of the regular meeting December 3, 2018, claims list, treasurer's report and sheriff's report. "Yes" Riley, Reichman, Johnson. "No" None. Motion carried.

Black Hills Energy - \$691.69 * Derek Broderick - \$237.50 * Century Link--Long Distance - \$72.71 * Chappell Lumber - \$325.70 * Chappell Register - \$243.46 * Culligan - \$23.00 * Dutton-Lainson Company - \$1582.83 * Eichners Sales & Service - \$323.99 * Jerrod Elms - \$237.50 * EMS Billing Services Inc - \$448.05 * Enviro Service Inc - \$64.00 * Hampton Inn-York - \$290.00 * Rod Hanson - \$148.77 * HireRight, LLC - \$32.34 * Hometown Leasing - \$116.00 * Ideal Linen Supply - \$488.34 * Jay Law Office, LLC - \$1300.73 * Kriz-Davis Company/BSE - \$207.91 * Dave Lane - \$237.50 * Britt Miller - \$96.76 * Municipal Energy Agency of Nebraska - \$39383.29 * Municipal Supply Inc of Nebraska - \$1782.84 * Nebraska Licensed Beverage Association - \$200.00 * Panhandle Clerk's Association - \$40.00 * Pitney Bowes - \$56.45 * Points West Community Bank-Chappell - \$35.00 * Public Safety Center, Inc. - \$1853.92 * RJ Meyer & Associates - \$4275.00 * Stegeman Services - \$168.15 * Steve's Towing & Recovery, LLC - \$385.35 * Verizon Wireless - \$53.88 * Vistabeam - \$64.00 * WEX BANK - \$725.41 * Mike Ward - \$237.50 * Total Payroll - \$32,205.65 *

Unfinished Business:

Design plans should be ready to be reviewed at the end of January for the DTR Project. The demolishing of the old Stuart Ranch building is scheduled to begin January 7th.

CDD Miller sent out letters to companies for appraisal quotes for the city land south of the interstate.

New Business:

Drew Wickard with Vistabeam was unable to attend the meeting. The discussion of putting equipment on the water tower was tabled until the second meeting in January.

Nuisance hearings were held in regards to four properties that the City's Board of Health had deemed to be nuisance properties. The first hearing was for the property located at 16512 Rd 12. Clerk Bauer provided an exhibit with the letter mailed to the owner, David Johnson along with pictures of the property. A motion was made by Council member Riley, second of Council member Carlson to affirm that the property located at 16512 Road 12 is a nuisance. Mr. Johnson would like something in writing from the City Attorney stating what guidelines he needs to follow to get the property cleaned up according to the council's standards. He would like a timeline for the clean-up or removal. He will not sell the property. The guidelines and time frame will be discussed at the next council meeting.

The 2nd hearing was for the property located at 41 Thompson Ave. Clerk Bauer provided an exhibit with the letter mailed to the owner, Megan Christie along with pictures of the property. A motion was made by Council member Reichman, second of Council member Johnson to affirm that the property located at 41 Thompson Ave is a nuisance. The property is in the process of being sold. More discussion will be held at the next meeting to determine that the sale has gone through and the new owners are aware that the property is a nuisance and needs cleaned up.

The 3rd hearing was for the properties located at 1366 2nd St and 50 Court Ave. Clerk Bauer provided an exhibit with the letter mailed to the owner, Gene Chatwin along with pictures of the properties. A motion was made by Council member Riley, second of Council member Reichman to affirm that the properties located at 1366 2nd St and 50 Court Ave are nuisances. Mr. Chatwin spoke with the council by phone on the two properties. He plans to come out from Utah during Christmas break to start cleaning them up. He would also be interested in selling them. This item will be discussed at the next meeting to determine if any progress has been made.

The city's trash department is ready to start the process of the taking bids for a new truck for their department. The current trash truck is 9 years old and a lot of money has been spent on repairs to keep it up and running. A motion was made by Council member Johnson, second of Council member Riley to put out bids for a new trash truck and trade in the current truck. Bid notices will be placed in the paper. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

A motion as made by Council member Johnson, second of Council member Carlson to approve the building permit for a patio and porch at 1002 4th St. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

Communications:

Britt and Joel told Council about an invitation to the Golf Course on December 29th for a prime rib meal and entertainment by the Piano Man. The event is being sponsored by the Chappell Community Foundation.

Council member Riley would like to revisit the idea of replacing the cemetery roads with gravel. He would like to see the department hold off on the repairs until a later date. Discussion of the roads will be placed on the next agenda.

A motion was made by Council member Johnson, second of Council member Reichman to adjourn the meeting at 8:24 p.m. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

Steve Brott, Mayor

ATTEST:

Ashlea Bauer
City Administrator/Clerk