

## CITY COUNCIL MINUTES CHAPPELL NEBRASKA

A regular meeting of the Chappell City Council was held November 2, 2020, 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 J. Leef, City Administrator/Clerk Ashlea Bauer, City Treasurer GERALYN KONRUFF, CDD Shaunna Mashek, Utilities Superintendent Mike Criss and Street Supervisor Jerrod Elms. Others present included Patrick Ningen.

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:**

No public comments.

### **Consent Agenda:**

Council member Riley asked about the claim on the also-ran sheet for Spic & Span Cleaners. Elms stated it was for swimming pool chlorine and also for paint for the streets and patching products. Council member inquired about the amount of postage paid on the also-ran sheet. A motion was made by Council member Riley, second of Council member Carlson to approve the consent agenda, minutes of the regular meeting October 19, 2020, claims list and dept head reports. "Yes" Riley, Carlson, Reichman and Johnson. "No" None. Motion carried.

Allied 100 - \$375.35 \* American Red Cross - \$498.00 \* Bomgaars - \$535.35 \* Century Link - \$573.43 \* Chappell Chamber of Commerce - \$5000.00 \* Chappell Lumber - \$11.99 \* Chappell Municipal Utilities - \$4663.77 \* Cranmore Pest Control LLC - \$45.00 \* Dearborn Life Insurance Company - \$34.40 \* Deuel County Treasurer - \$7333.34 \* Eakes Office Products Center - \$89.24 \* EMC Insurance Companies - \$7788.49 \* EMC Insurance Companies - \$1557.71 \* Ingram Book Company - \$159.08 \* Municipal Supply Inc of Nebraska - \$247.56 \* Nebraska Library Commission - \$500.00 \* Nebraska Municipal Power Pool - \$591.10 \* Nebraska Statewide Arboretum - \$865.50 \* Northwest Pipe Fittings Inc - \$191.98 \* Olsson Associates - \$9310.00 \* Reichman Construction - \$96.00 \* Sedgwick County Sales - \$2300.04 \* Todd Rust - \$60.00 \* Van Diest Supply Co - \$101.32 \* Vistabeam - \$68.95 \* Total Payroll - \$35,123.04 \*

### **Unfinished Business:**

No unfinished business.

### **New Business:**

Patrick Ningen with Creek Valley Schools spoke to the council about the need to replace the lights at the Buckley Baseball field. There are multiple lights burnt out and he has received a quote to replace the lights and housing and a quote to replace the lights and poles. There is a significant cost to replace all of lights and poles. He wasn't asking the city for money, just wanted to make them aware the need to do something with the lights. The city doesn't have equipment that can reach the lights at the Buckley field.

Utilities Superintendent Mike Criss has looked in to seeing if it would be possible to get the city's sewer plant back on city power. Currently the power is provided by Highlight Electric. He's started the process to find out what the costs are associated with it and asked the council which direction they would like him to proceed. They Council would like to find out if it's possible to get it back on the city's power and what the costs would be associated with it. The office will look to see if there is an agreement that was put into place when the power was changed over to Highline Electric. In the meantime, Mike is looking for quotes for a generator to put out at the sewer plant.

Three names were submitted for the Golf Course Advisory Committee. A motion was made by Council member Johnson, second of Council member Riley to appoint the following individuals to the Golf Course Advisory Committee, Dylan Bauer, Troy Bayne and Jamie Carlson. "Yes" Riley, Carlson, Reichman and Johnson. "No" None. Motion carried. The first meeting will be scheduled in the near future.

Three properties were declared nuisances by the City Board of Health. Clerk Bauer presented the minutes of the Board of Health's meeting along with the notices that had been sent to the property owners. Attorney Leef will move forward with the next steps in the process. The locations listed as nuisances are 150 4<sup>th</sup> St, 582 6<sup>th</sup> St, and 1366 2<sup>nd</sup> St.

A motion was made by Council member Johnson, second of Council member Carlson to go into executive session at 7:30 p.m. to discuss employee increases. "Yes" Riley, Carlson, Reichman and Johnson. "No" None. Motion carried.

A motion was made by Council member Reichman, second of Council member Carlson to come out of executive session at 7:55 p.m. "Yes" Riley, Carlson, Reichman and Johnson. "No" None. Motion carried.

A motion was made by Council member Carlson, second of Council member Riley to give a 3.5% (a 1.3% Cost of Living, 2.2% Merit) increase to the employees. "Yes" Riley, Carlson, Reichman and Johnson. "No" None. Motion carried.

A motion was made by Council member Johnson, second of Council member Carlson to approve the renewal of agreement for street superintendent and engineering services for the year 2021. "Yes" Riley, Carlson, Reichman and Johnson. "No" None. Motion carried.

A motion was made by Council member Johnson, second of Council member Reichman to approve the building permit for a fence at 881 5<sup>th</sup> St. "Yes" Riley, Carlson, Reichman and Johnson. "No" None. Motion carried.

### **Communications:**

Council member Riley will be going to New Mexico this week to pick up the city's dredge. Riley said he couldn't find any small hay bales for the lake, will look into different options.

Council member Johnson asked about the tree that was removed from the swimming pool park. The tree was rotted and dead and needed to come down before the wind knocked it down.

The playground equipment at the pool park is still on track to be installed on November 20<sup>th</sup>. The park's department has been working on prepping the area for the new equipment.

A motion was made by Council Carlson member Carlson, second of Council member Johnson to adjourn the meeting at 8:07 p.m. "Yes" Riley, Carlson, Reichman and Johnson. "No" None. Motion carried.

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Steve Brott  
Mayor

ATTEST:

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Ashlea Bauer  
City Administrator/Clerk

## CITY COUNCIL MINUTES CHAPPELL NEBRASKA

A regular meeting of the Chappell City Council was held November 16, 2020 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 Administrator/Clerk Ashlea Bauer, City Treasurer Geralyn Konruff and CDD Shaunna Mashek. Others present included Dave Post, Susan Riley and Debbie Cuccio.

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:

Susan Riley wanted to let the council know that she is looking at purchasing a property that is zoned commercial and would like to know what steps she would need to take to get it changed to a multi-use zone. She would like to live at the property and use a portion of it for an Air B & B. The council stated she would need to fill out an application and the Zoning & Planning Commission would have to review it.

### Consent Agenda:

A motion was made by Council member Carlson, second of Council member Reichman to approve the consent agenda, minutes of the regular meeting November 2, 2020, claims list, treasurer's list, sheriff's report was not available. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

Baird Holm LLP - \$3000.00 \* Black Hills Energy - \$474.84 \* BOK Financial - \$750.00 \* Century Link--Long Distance - \$75.31 \* Chappell Lumber - \$519.22 \* Chappell Register - \$332.21 \* Chappell Super Foods - \$18.41 \* Contractors Materials - \$579.00 \* Culligan - \$39.00 \* Deuel County Treasurer - \$150.00 \* Dutton-Lainson Company - \$3265.56 \* Eakes Office Products Center - \$50.98 \* Enviro Service Inc - \$20.00 \* Floyd's Truck Center - \$195.78 \* Frenchman Valley Co-op - \$30.00 \* Game Time - \$13020.00 \* Hansen's Petroleum - \$1154.64 \* Hometown Leasing - \$116.00 \* Ideal Linen Supply - \$623.16 \* Kurtzer's - \$398.91 \* League of NE Municipalities - \$100.00 \* Matheson Tri-Gas Inc - \$114.44 \* Municipal Energy Agency of Nebraska - \$36542.31 \* Nebraska Municipal Power Pool - \$1650.00 \* Pitney Bowes - \$56.45 \* Premier Auto Parts & Service, LLC - \$5258.52 \* Randy's Auto Care LLC - \$930.43 \* Reichman Construction - \$466.00 \* RJ Meyer & Associates - \$4325.00 \* Simon East Region NE - \$906.50 \* Valley Repair - \$35.05 \* Verizon Wireless - \$122.19 \* Vistabeam - \$306.85 \* Westco - \$296.96 \* Western Resources Group Inc. - \$172.00 \* WEX BANK - \$1156.55 \* Total Payroll - \$38,537.73 \*

### Unfinished Business:

No unfinished business.

### New Business:

A motion was made by Council member Riley, second of Council member Carlson to approve the building permit to demolish a building at 533 5<sup>th</sup> St and a building permit for a fence at 490 Ochs Ave. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

Dave Post with Olsson & Associates discussed options for the city property south of the interstate. He had reached out to potential investors and currently at this time there is no interest in purchasing the property. Most investors are holding off at this time due to the current circumstances. Mr. Post asked the council which direction they would like to go or asked if they would like to hold off on doing anything at this time. They asked him to continue to work with CDD Mashek and look into advertising nationwide to see if there is any interest elsewhere.

### Communications:

Shaunna stated the playground is still set for installation on November 20<sup>th</sup> and 21<sup>st</sup>. She also said she has a meeting with a gentleman who has interest in starting a new business in town.

The Council along with Clerk Bauer thanked Council member Reichman for his last 16 years serving on the city council. This meeting was he last.

A motion was made by Council member Reichman, second of Council member Johnson to adjourn the meeting at 7:34 p.m. "Yes" Riley, Carlson, Reichman, Johnson. "No" None. Motion carried.

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Steve Brott, Mayor

ATTEST:

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Ashlea Bauer  
City Administrator/Clerk