

REGULAR MEETING
CITY COUNCIL

December 14, 2016

The Mayor and City Council of the City of Syracuse, Nebraska met at 6:00 P.M. on December 14, 2016 for their regular meeting in the Syracuse City Hall Council Chambers at 495 5th Street. Notice of meeting was given by posting in three places. Mayor Ortiz led the Oath of Office for the Mayor and Council Members Orv Gigstad and Deb Dettmer. Jerry Stilmock read the Oath of Office for each, Tomas Ortiz signed the Mayor's Oath and Orv Gigstad and Deb Dettmer signed the City Council Member's Oath. Mayor Ortiz requested roll call, present were Mayor Ortiz and Council members Britton, Henke, Dettmer and Gigstad. Mayor opened the discussion on election and request for nominations for Council President, Council Member Britton moved the appointment of Orv Gigstad as Council President. Council Member Dettmer motioned to approve Gigstad, Henke seconded. Roll Call: Yeas: Dettmer, Britton, Henke, Gigstad. Nays: none. Mayor opened the discussion on the appointments for the following: Finance Committee, City Clerk – Kelly Farmer, Superintendent of Public Works – Jeff Vogt, Zoning Inspector – Alan Viox, Building Inspector, City Attorney – Jerry Stilmock, City Treasurer – Kelly Farmer, City Street Superintendent – Evan Wickersham, City Engineer - JEO and City Physician – Zak Templemeyer. Council Member Britton moved to re-appointment the above positions, Gigstad seconded. Roll Call: Yeas: Gigstad, Dettmer, Britton, Henke. Nays: none. A copy of the posting notice and acknowledgement of notice to the Council is attached to these minutes. Minutes for the November 9th meeting were approved as written. Availability of the agenda was communicated in the advance notice. All proceedings hereafter shown were taken while the meeting was open to the public.

October's Treasurer Report available. City Treasurer, Todd Blome of BMG present. October is the first month of the fiscal year; all accounts have been reconciled as well as any notes and bond payments. This will be the first full year the report will include the detailed breakdown for the Utilities. Utility expenses are up due to the electrical reclosures purchased from Kriz-Davis. Mark Preston of Ritterbusch and Piotrowski has been communicating with BMG to receive information for the upcoming annual City audit. Todd mentioned the Utility CD of \$140,000 is up for renewal; currently the CD is earning .2%. Clerk Farmer will call the local banks for bids. Blome will not be able to attend the April 12th, 2017 Council meeting as well as the February 2017 meeting tentatively. Blome commented the Internal Control Review held a lot of value and enlightened the staff at City Hall thus prompting change by the staff on many items already. Clerk Farmer will send the final report to the Council; Britton suggested management send out the staff's responses to the Council as well. Gigstad made the motion to approve the Treasurer's Report and pay the claims, second by Britton. Roll Call: Yeas: Henke, Britton, Dettmer, Gigstad. Nays: None.

AFLAC	315.20
Baragary Construction, Inc.	875.00
B & B Pump N Go, Inc.	838.25
BMG	2500.00
Brandt, Horan, Hallstrom & Stilmock	3262.90
Bound Tree Medical, LLC	659.80
Capital Business Systems	182.89
Culligan	42.40
Cardmember Service	1893.47
Chuck's Computer Repair	50.00
City of Syracuse	1147.80
City of Nebraska City	679.07
Collection Services Center	616.01
Countryside Agency LLC	2226.00
Dana Anderson	1100.00
Danko Emergency Equipment Co.	509.52
Delwin Antholz	1500.00
Demco, Inc	63.94
DHHS	112.00
Dutton Lainson Co.	2646.37
Dentegra Insurance Company	148.56

Easter & Associates	150.00
EMS Billing Services, Inc.	1051.19
Environmental Analysis South, Inc.	119.00
Farmers Cooperative	8.42
Fireguard	8199.00
Gatehouse Media Nebraska Holdings, Inc.	133.00
Gale/Cengage Learning	124.32
Gregg Zahn	6030.00
Hawkins, Inc.	72.78
Ingram Library Services	481.39
JEO Consulting Group, Inc.	3953.00
John Palmtag	100.00
JH Sporhase	51.25
Kriz Davis	3842.89
Langfeldt Overhead Door	583.00
League of NE Municipalities	325.00
Matheson Tri-Gas, Inc	72.38
Mid-Iowa Solid Waste Equip. Co., Inc	815.00
Moore Medical	510.69
Micro Marketing Assoc.	85.46
Midwest Laboratories, Inc	131.30
Municipal Supply of Omaha	650.22
Mike's Window Service	107.83
My-Lor, Inc.	12.62
Nebraska City Utilities	286.62
NE Municipal Power Pool	5184.00
NE Dept. of Environmental Quality	125.00
Northern Safety & Industrial	76.18
Omaha Public Power District	106,204.01
One Call Concepts, Inc.	20.46
Otoe County Sheriff	15,000.00
Otoe County Treasurer	212.92
Papillion Sanitation	316.91
Precision Concrete Cutting	1772.90
SE Area Clerks Association	10.00
Sherman Company, LLC	995.00
Synchrony Bank/Amazon	441.48
Syracuse Motor Supply	445.03
Syracuse Veterinary Service	87.04
Syracuse Iron Works	139.79
Syracuse Do It Best	303.24
Syracuse Lumber Co.	627.31
The Added Touch	52.50
Terry's Family Foods	36.57
TruGreen	1017.45
United Healthcare	10,014.89
U.S. Post Office	310.20
Verizon	139.81
Vogt Lawn & Garden	520.00
Western Area Power Administration	3587.75
Westover Rock & Sand	4731.84
Western Sand & Gravel Co	179.83
Windstream	1548.78
Zoll	111.83
Shayna R. Murrell	2836.77
Sue Antes	1425.10
Carolyn Bremer	183.45
Carolyn Bremer	40.00
Karen Kimpel	382.33
Todd E. Aksamit	2910.90
Deb Dettmer	161.61

Alan Britton	161.61
Kelly Farmer	3426.61
Leah Ganzel	290.91
Alfred Gigstad	161.61
Craig Boldt	115.34
Ken Parde	369.40
Ken Parde	140.02
Derek R. Harms	3439.59
Kim Parde	183.45
Kristine Henke	161.62
Mark S. Moerer	3305.51
Chiona R. Morris	2704.54
Marcia Scheinost	184.70
Julie J. Slafter	2542.35
Mitchell Stubbendick	3572.97
Mitchell Stubbendick	28.47
Brian Vodicka	2310.53
Jeff Vogt	4780.80
Eldon Halm	115.44
Tomas Ortiz	461.75
Timothy A. Wilson	184.70
Carol Linqvist	183.45
Patricia Hogancamp	110.82

No one present for Hearing of Those Present.

SHERIFF REPORT – Deputy Holland presented report. There were 49 total police calls for the month of November. Vandalism and theft has been up and down with November being higher, included in these are gas drive-offs. Ortiz asked if Holland is seeing any trends pertaining to traffic stops; Holland explained much of the traffic stops are on Park Street and around SDA High School and Middle School. Dettmer inquired about the traffic and speed on Angle Road. Holland mentioned signage would be helpful if looking into dropping the speed limit, Vogt will talk to the County.

FIRE DEPARTMENT REPORT – Bruce Neemann present. Mayor Ortiz led the discussion on approval of Justin Apel as member of the SVFD. Council Member Britton moved to approve Apel as a member of SVFD, Henke seconded. Roll Call: Yeas: Gigstad, Dettmer, Britton, Henke. Nays: none. Neemann and the Fire Department recently took a tour of the new elevator south of town.

PUBLIC WORKS REPORT – Jeff Vogt present. Mayor Ortiz led the discussion on the 2017 One & Six Year Street Plan, Evan Wickersham present to explain. One item that is on the radar to get done within one year is the curbs on 5th Street. A couple of items for the six-year plan if funding comes available is the Mohawk Street bridge as well as the low water crossing at Williams Park, quotes should be received. A side note not included in the above Street Plan because it is private property, Dettmer would like to see the handicap stalls at the Sports Complex asphalted.

Mayor Ortiz led the discussion and Resolution No. 16-30 on Well Field Scope of Services agreement, Dane Simonsen of JEO here to explain. The scope is basically a road map starting with gathering data at the site in order to tell JEO where to drill a test well, also included are bidding documents and instructions. A master plan will be developed and presented to the City. The first meeting will be within the next couple months. If everything goes well in the process, the site could be pumping water in two years. Council Member Britton moved to adopt Resolution 16-30, Henke seconded. Roll Call: Yeas: Gigstad, Britton, Henke, Dettmer. Nays: none.

Mayor Ortiz led the discussion on L-Tap sign replacement. Vogt explained Russ Dahling has not received the paperwork from NDOR, therefore this discussion will be tabled until further notice.

Vogt informed the Mayor and Council OPPD has informed commercial customers of a \$1900/year increase but WAPA's rate is going down about \$1400/year so the additional cost to the City will actually only be a \$400-\$500 increase. The last time the City had a rate study was in 2013, this should be done about every 3-4 years. Vogt also explained Andrew Synhorst of JEO will be coming in front of the Council in January to present bids for the WWTP aeration tank rebuild.

Mayor Ortiz led the discussion on the nuisance tracker, Chiona Morris present. 30-day and 5-day letters have been sent out. Ortiz and Morris have discussed ensuring the nuisance tracker continues to move forward.

SWIMMING POOL & PROGRAMS REPORT – Rec Coordinator Shayna Murrell not present. Ortiz spoke on her behalf; Murrell is representing the City by holding a place on the Housing Committee for the county-wide housing rehab grant. She will be reviewing and discussing applicants with the rest of the committee.

CEMETERY REPORT – No one available from the Cemetery Board present. The Mayor and Council agree with the Cemetery Board to move forward with advertising for bids for the Park Hill mowing position, one bid has been submitted already. Additionally, two members of the Cemetery Board may be leaving, these will need to be replaced.

OLD BUSINESS –

Mayor Ortiz led the discussion and Resolution No. 16-31 for approval of and Mayor's signature regarding the City of Syracuse Sign Contract. Carolyn Gigstad presented details regarding the signs. Randy Sump is fine with the location as long as it doesn't interfere with his setbacks and is more than willing to negotiate with the city. Vogt confirmed the south site is fine to move forward with. SAEDC has pledged up to \$25,000 to pay for the actual signs, the Syracuse Foundation pledged up to \$10,000 and the Snoflakers is considering donating as well. The City has been asked to match up to the \$35,000 toward possible purchase of land for the sign if necessary. The design company has dropped the price of each sign down to \$12,000.00 each; the signs will be lit. Bruce Meyer is accepting \$500 for the dirt and to build the berm. Dolphen is planning to work on the signs over the winter. The Randy Sump land for the north sign is still under negotiations. Upon conclusion, a survey of the land will need to be done. Council Member Gigstad moved to adopt Resolution No. 16-31, Dettmer seconded. Roll Call: Yeas: Gigstad, Dettmer, Henke, Britton. Nays: none.

LIBRARY REPORT – Librarian Antes presented her report. Good circulation for the month. The annual Statistical Survey has been completed and is kept on file at City Hall; Clerk Farmer will send the survey out to the Mayor and Council. The Library Foundation is starting to move forward with some of their money. Fall Programming has been scheduled and consists of pre-school storytime and three book clubs. Both computer and paper book usages are up for the month of November.

OLD BUSINESS Continued –

Mayor Ortiz led the discussion on Syracuse Streambank Stability Assessment. Attorney Stilmock and a group have met and will continue to hold meetings. The discussion is being continued.

Mayor Ortiz led the continued discussion on appointment of individual for purposes regarding well field development and potential rental of City property. The Council agreed to appoint both Mayor Ortiz and City Attorney Jerry Stilmock for these duties.

Mayor Ortiz led the discussion on bid of \$5500.00 for removal and disposal of yard waste submitted by Kent Backer. Backer explained he will take care of the pile at least twice a year as previously done but prefers to be paid only once a year at the end of the year. The ground Backer is looking at is one mile south of Otoe. Stilmock will draft a contract for Mayor and Backer to sign but the Council agrees to move forward with the approval so Backer can start moving asap. Council Member Dettmer moved to accept Backer's \$5500/year bid and to approve Mayor's signature on the contract, Gigstad seconded. Roll Call: Yeas: Henke, Dettmer, Gigstad, Britton. Nays: none.

NEW BUSINESS –

Mayor Ortiz opened the public hearing, discussion and action as described below on the following described real estate: Lot A Hawkins-Post Subdivision of Lots 11 & 12 Block 3 Thorns Addition Syracuse Otoe County, Nebraska. Stilmock explained Ordinance No. 1006 to amend the Future Land Use and Transportation Map from Downtown Commercial to Medium Density Residential. Mayor Ortiz closed the public hearing. Council Member Gigstad moved to introduce Ordinance No. 1006 and move the statutory rule requiring reading on three different days be suspended, Britton seconded. Roll Call: Yeas: Dettmer, Henke, Gigstad, Britton. Stilmock read Ordinance No. 1006 by title. Council Member Dettmer moved for final passage of Ordinance No. 1006, Gigstad seconded. Roll Call: Yeas: Britton, Dettmer, Gigstad, Henke. Nays: none.

Mayor Ortiz opened the public hearing, discussion and action for Ordinance No. 1007 to change zoning designation from Downtown Commercial to Medium Density Residential for the previously mentioned property. Stilmock explained, Mayor Ortiz closed the public hearing. Council Member Henke moved to introduce Ordinance No. 1007 and move the statutory rule requiring reading on three different days be suspended, Dettmer seconded. Roll Call: Yeas: Britton, Gigstad, Henke, Dettmer. Stilmock read Ordinance No. 1007 by title. Council Member Dettmer moved for final passage of Ordinance No. 1007, Gigstad seconded. Roll Call: Yeas: Dettmer, Gigstad, Britton, Henke. Nays: none.

Mayor Ortiz opened the public hearing, discussion and action as described below on the following described real estate: Lot B Hawkins-Post Subdivision of Lots 11 & 12 Block 3 Thorns Addition Syracuse Otoe County, Nebraska. Stilmock explained Ordinance No. 1008 to amend the Future Land Use and Transportation Map from Downtown Commercial to Medium Density Residential. Mayor Ortiz closed the public hearing. Council Member Britton moved to introduce Ordinance No. 1008 and move the statutory rule requiring reading on three different days be suspended, Henke seconded. Roll Call: Yeas: Britton, Gigstad, Henke, Dettmer. Stilmock read Ordinance No. 1008 by title. Council Member Dettmer moved for final passage of Ordinance No. 1008, Henke seconded. Roll Call: Yeas: Dettmer, Henke, Gigstad, Britton. Nays: none.

Mayor Ortiz opened the public hearing, discussion and action for Ordinance No. 1009 to change zoning designation from Downtown Commercial to Medium Density Residential for the previously mentioned property. Stilmock explained, Mayor Ortiz closed the public hearing. Council Member Gigstad moved to introduce Ordinance No. 1009 and move the statutory rule requiring reading on three different days be suspended, Britton seconded. Roll Call: Yeas: Henke, Gigstad, Britton, Dettmer. Stilmock read Ordinance No. 1009 by title. Council Member Dettmer moved for final passage of Ordinance No. 1009, Gigstad seconded. Roll Call: Yeas: Britton, Gigstad, Henke, Dettmer. Nays: none.

Mayor Ortiz led the discussion and update regarding the meeting with NDOR and Community Memorial Hospital. Attorney Stilmock explained the location of the entrance for the future hospital was discussed by NDOR, representatives from CMH and Olsson and Associates, representatives from the City as well as Evan Wickersham.

Mayor Ortiz led the discussion and Resolution No. 16-32 regarding approval of Applications and Certificates. Attorney Stilmock explained he, Chiona Morris and Inspector Viox worked on the revised documents. Council Member Britton moved to adopt Resolution 16-32, Dettmer seconded. Roll Call: Yeas: Henke, Dettmer, Gigstad, Britton. Nays: none.

Mayor Ortiz led the discussion and Resolution No. 16-33 regarding Master Fee Schedule. Attorney Stilmock explained the document is a work in progress; Chiona Morris and Inspector Viox also had a big part in making updates to the fee schedule. Changes thus far are fees for building permits and building deposits, tapping fees, rates among many other areas still waiting response from department heads. Mayor and Council suggested Clerk Farmer send out a request for other municipalities Master Fee Schedules to ensure Syracuse is on the right track with its fees. Britton suggested the Fee Schedule show effective dates next to the fees. Upon completion, the Master Fee Schedule should be placed on the City's website. Mayor and Council suggest Utility Billing Clerk Morris check on a minimum late fee for smaller utility balances; Morris will look into this and report back to Council. Council Member Britton moved to adopt Resolution 16-33, Dettmer seconded. Roll Call: Yeas: Gigstad, Henke, Dettmer, Britton. Nays: none.

Mayor Ortiz led the discussion and Ordinance No. 1010 regarding storm water runoff on previously platted lots. Attorney Stilmock explained this Ordinance would require a 25-year data on previously sub-divided lots. Mayor Ortiz closed the public hearing. Council Member Dettmer moved to introduce Ordinance No. 1010 and move the statutory rule requiring reading on three different days be suspended, Gigstad seconded. Roll Call: Yeas: Henke, Britton, Dettmer, Gigstad. Stilmock read Ordinance No. 1010 by title. Council Member Britton moved for final passage of Ordinance No. 1010, Henke seconded. Roll Call: Yeas: Gigstad, Dettmer, Britton, Henke. Nays: none.

Mayor Ortiz led the discussion and Ordinance No. 1011 regarding demolition of property. Attorney Stilmock explained, Mayor Ortiz closed the public hearing. Council Member Gigstad moved to introduce Ordinance No. 1011 and move the statutory rule requiring reading on three different days be suspended, Dettmer seconded. Roll Call: Yeas: Henke, Dettmer, Gigstad, Britton. Stilmock read

Ordinance No. 1011 by title. Council Member Dettmer moved for final passage of Ordinance No. 1011, Britton seconded. Roll Call: Yeas: Gigstad, Britton, Henke, Dettmer. Nays: none.

Mayor Ortiz led discussion on internet services offered by Future Technologies and possible use of water tower. Jon Truell and Scott Bornemeier present to explain. They are asking to put two small antennas on the Syracuse water tower and in return the City would receive internet services provided by Future Technologies. If the city offices did not utilize the internet service, an attachment fee would be involved. These antennas would allow 80% of Syracuse town residents to receive their internet services. A small antenna would need to be attached to the customer's residence. Currently they service rural Syracuse residents and businesses and other small communities around the area. In the past, the City has not allowed antennas to be placed on the water tower. The Mayor and Council suggest the City advertise for vendors to submit bids, therefore the discussion will be tabled until a future meeting.

Mayor Ortiz led the discussion on the renewal of bond for City Clerk, including bond for City Treasurer. Clerk Farmer and Attorney Stilmock will work together on if a bond is required for the Mayor. Council Member Britton moved to approve the combined bond for City Clerk and City Treasurer, Henke seconded. Roll Call: Yeas: Gigstad, Dettmer, Henke, Britton. Nays: none.

Council Member Dettmer motioned to go into Closed Session to discuss real estate at 9:56 P.M. and also invite Kelly Farmer, Jeff Vogt and Evan Wickersham, Britton seconded. Roll Call: Yeas: Henke, Gigstad, Dettmer, Britton. Nays: none.

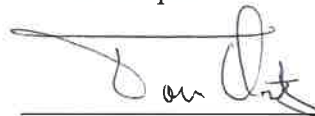
Council Member Dettmer motioned to end Closed Session at 10:48 P.M., Gigstad seconded. Roll Call: Yeas: Henke, Britton, Gigstad, Dettmer. Nays: none.

Council Member Britton moved to adjourn at 10:48 P.M., Dettmer seconded. Roll Call: Yeas: Dettmer, Gigstad, Henke, Britton. Nays: none. The next Council meeting is scheduled for Wednesday January 11th, 2017 at 6:00 P.M.

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


City Clerk




Mayor