REGULAR MEETING

CITY COUNCIL

February 14, 2024

The Mayor and City Council of the City of Syracuse, Nebraska met at Syracuse City Hall Council Chambers at 495 Midland Street at 6:00 P.M. on February 14, 2024 for a regular meeting. The meeting was open to the public and notice of meeting was given by posting in five places: Syracuse City Hall lobby, First Bank of Nebraska lobby, Countryside Bank, U.S. Post Office lobby and Syracuse Market window. Proof of publication in Syracuse Journal Democrat was shown. Mayor Dettmer was present and requested roll call; present were Council members Nate Patton, Jerry Werner, and Wesley Halvorsen; Orv Gigstad absent. A copy of the publication notice and acknowledgement of notice to the Council is attached to these minutes. Dettmer noted the Open Meetings Act was posted. Availability of the agenda was communicated in advance notice. All proceedings hereafter shown were taken while the meeting was open to the public. Minutes for the January 10, 2024 meeting were approved as written.

Mayor Dettmer led the approval of claims and Treasurers Report; Todd Blome of BMG present; the report for January has been distributed. Blome explained total cash for the City is over two million and all accounts have been reconciled. Blome discussed year to date numbers including the debt forgiveness for the water improvement project. The expenses have occurred over the last two years. Property debt collections are up as well as ambulance income. Expenses are up on a normal basis; capital outlay expenses include the new bucket truck, sewer lining and street work for the low water crossings. Receipts have exceeded disbursements year to date but the debt forgiveness helped with this. Blome spoke on the government funds or non-utility funds. Disbursements have exceeded receipts by a large amount due to increased street expenses. Some discussion was had regarding difficulties with the current payroll entry system. Clerk Farmer will provide Blome with additional information to see if there may be another option of the this City for this service. Council Member Wesley Halvorsen moved to approve the Treasurers Reports and to pay the claims to include payment of the claim to Brandt, Horan & Hallstrom, Nate Patton seconded. Roll Call: Yeas: Jerry Werner, Wesley Halvorsen, Nate Patton. Nays: none.

Mayor Dettmer led the discussion and approval of unrestricted fund balance transfer per recommendation of City Auditor and Accountant. Todd Blome explained this stemmed from City Auditor Julie Baumann’s recommendation for an equity transfer of funds from the business type fund, such as Utilities, over to General Fund to increase the equity in the General Fund. This is not a physical transfer of cash but a fund balance. These will move from one column to another on the annual audit and on her financial reports. There will be a transfer in show on Page 17 of the February report and on Page 12 there will show a transfer out. This will allow for the governmental funds to be in a better position and to make up for some of the deficit that has occurred in the past couple years. This does not change the City’s financial position. Council Member Jerry Werner moved to approve the $250,000.00 from unrestricted business type activities to the General Fund, Wesley Halvorsen. Roll Call: Wesley Halvorsen, Nate Patton, Jerry Werner. Nays: none.

ALTEC INDUSTRIES, INC. - 1513.09, ANDY BRACE - 75.91, ANTES FAMILY HARDWARE LLC -

2024.37, ARBOR COUNTRY CLEANING & RESTORATION, IN - 2634.00, BARNES & NOBLE, INC. -

124.94, BEATRICE CONCRETE - 441.98, BECKY DAILEY - 35.00, BENEFIT PLANS INC. - 306.25, BMG CPA'S - 3280.00, BORDER STATES INDUSTRIES, INC. - 4095.76, BOUND TREE MEDICAL, LLC - 935.25, BRANDT, HORAN, HALLSTROM & STILMOCK - 3565.79, BRIAN LARSON - 35.00, CANON

FINANCIAL - 127.68, CAPITAL BUSINESS SYSTEMS, INC. - 21.12, 55.61, CHERRY ROAD MEDIA -

59.00, CITY OF SYRACUSE - 1826.37, CLEANING AUTHORITY - 523.98, 460.08, COLUMN

SOFTWARE PBC - 277.77, 19.55, CORNHUSKER STATE INDUSTRIES - 4458.00, CUBBY'S INC. -

2745.43, CULLIGAN WATER - 52.19, DAN MASTERS - 240.00, DAN'S TIRE & REPAIR - 1217.96,

DELISH - 12.00, DTS TECHNOLOGY - 10.64, ERIN BETH DESIGNS - 144.00, FIVE NINES

TECHNOLOGY GROUP - 3060.56, HAWKINS, INC. - 727.35, HOA - 659.75, INVOICE CLOUD INC -

477.35, JC CROSS CO. - 403.25, JEO CONSULTING GROUP, INC. - 18018.75, 21260.00, KANEQUIP,

INC, - 419.44, KODY CARDINAL - 87.82, LEAGUE ASSOCIATION OF RISK MANAGEMENT - 4740.99,

MARTIN MARIETTA AGGREGATES - 4388.45, MELISSA JUILFS - 72.36, 51.38, MEYER'S BODY

SHOP - 187.39, MID-AMERICAN BENEFITS, INC. - 120.00, 264.66, MIDWEST LABORATORIES, INC. -

761.82, MUNICIPAL SUPPLY OF OMAHA - 2534.01, NDEE - 7600.00, NE DEPT OF REVENUE -

100.00, NEBRASKA CITY UTILITIES - 2390.56, NEBRASKA DEPARTMENT OF ROADS - 2726.50,

NEBRASKA PUBLIC HEALTH ENVIRONMENTAL LAB - 300.00, NEXT-GEN CLEANING - 400.00,

OLSSON ASSOCIATES - 2103.00, 8398.66, 1155.18, ONE CALL CONCEPTS, INC. - 9.52, OPPD -

140374.73, OTOE COUNTY TREASURER - 300.00, PETTY CASH - 128.07, READER'S DIGEST -

30.00, ROC HOPPER - 765.52, RODNEY NINCEHELSER - 1125.00, RON ROSENTHAL - 1725.00,

ROSE EQUIPMENT - 104579.00, RTR DEVELOPMENT - 13559.52, SANDRY FIRE SUPPLY, INC. -

440.15, SARGENT DRILLING - 850.00, SCOTT WIEBUSCH - 27.28, SE AREA CLERKS ASSOCIATION

- 10.00, JH SPORHASE LLC - 50.00, SUGARLOAF AMBUL. RESCUE VEHICLES, LLC - 360.66,

SYRACUSE IRON WORKS - 229.63, SYRACUSE LUMBER CO. - 296.98, SYRACUSE MARKET LLC -

391.79, SYRACUSE MOTOR SUPPLY - 862.41, SYRACUSE RESCUE SQUAD - 139.47, SYRACUSE

VOL. FIRE DEPT. - 79.73, 58.00, TCA OUTDOOR POWER - 2394.90, THE NEBRASKA MED CENTER -

1339.03, UNITE PRIVATE NETWORKS - 2332.78, VERIZON WIRELESS - 247.04, 769.96, WESTERN

AREA POWER ADMINISTRATION - 3618.11, WINDSTREAM - 90.18, WINDY PRAIRIE SYSTEMS INC.

- 6000.00.

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Claims paid out prior to the February 14th meeting date included: ADAM BADBERG – 3409.03, JARED BICKFORD – 2543.45, MAX BRAMMIER – 432.70, TYLER COLLIN – 2813.50, TERA EDEN – 2910.62, KELLY FARMER – 4852.87, LEAH GANZEL – 857.70, SONNI GRAVES – 3945.98, MELISSA JUILFS – 3318.60, ELIZABETH LEVENHAGEN – 398.43, JESSICA MEYER – 5466.07, IAN MITCHELL – 3020.96, JULIE SLAFTER – 2358.50, CURTIS STANBERRY – 4224.88, BRENT TETEN – 4232.96, SHARON VANHOUSEN – 523.62, BRIAN VODICKA – 3767.84, JEFF VOGT – 4139.86, MEDICA – 18944.74, MID-AMERICAN BENEFITS – 1735.34, PRINCIPAL – 1421.88, DEB DETTMER – 620.63, KRISTINE GERKING – 156.99, ORV GIGSTAD – 207.79, WESLEY HALVORSEN – 207.79, BRUCE NEEMANN – 1832.64, NATE PATTON – 207.79, JERRY WERNER – 207.79, DAVID SABATKA -150.00, SCHUYLAR ARGO – 150.00, SCOTT WIEBUSCH – 450.00, HILLARY WIEBUSCH – 200.00, JEN STAACK – 250.00, KODY CARDINAL – 300.00, MARCIA SCHEINOST – 350.00, TAMI ANDERA – 300.00, TIM WILSON – 400.00, ELAN CARDMEMBER SERVICES – 4286.87, U.S. POST OFFICE – 530.91

CITY HALL EXTERIOR UPDATES – Brianne Wilhelm present to discuss plans for updates to the exterior of the City Hall building. Mayor Dettmer led the discussion and approval of bid for removal of exterior awning on City Hall building and also discussion and approval of bid for exterior painting of City Hall building. Wilhelm explained she had been working with City staff on working on renovating City Hall back to some of it’s original state such as the entry and the art deco look with the granite using what is left of this on the building. Currently there are various types of brick and materials on the building, the large metal overhang that is very bulky and obtrusive. Currently the City is working with downtown businesses encouraging the use of Downtown Revitalization Funds to update store fronts. Although the City is not applicable for use of these funds, this will help set an example to the rest of the downtown area. The paint concept utilizes the red granite with the complementary color wheel shows a bluish-green to the orange/red. The color for the brick is called Mount Etna and a color matching some of the red granite will be used as an accent color and trim. Wilhelm feels this will help refresh the look and later items such as accent lighting using sconces will help pull together that art deco look. Questions regarding how longevity of the paint; sun exposure will affect the paint. Wilhelm suggested looking at the manufacturer’s warranty and talk to the painter bid as well. The Brandt, Horan, Hallstrom, Stilmock office was painted 20 years ago. A concern of adding additional maintenance as well as removing the large metal soffit and what other items could come up. The bid for the removal has brick repair included in it. Wilhelm explained painting the building will help with the differing materials that will be exposed after removing the soffit. Bruce Neemann provided photos showing what he saw when looking at the building under the south soffit. Further discussion was had regarding the roof line. It was suggested to table the items until all City Council members can be present.

HEARING OF THOSE PRESENT – No one present.

LIBRARY REPORT – Director Melissa Juilfs not present; a report has been distributed.

RESCUE REPORT – Chief Tim Wilson present. Mayor Dettmer led the discussion and approval of Stryker maintenance contracts. These are typically on an annual maintenance plan in order to maintain compliance and ensure everything is operating correctly. The current plan has expired. It will be $28,400.00 for all of the equipment inspections; this is for a three-year service agreement using a one-time payment. If the City stretches the fee out over the three-year term the payment would be $10,520.00 annually. Wilson explained he has items in the budget to cover the cost of this; he suggests doing the one-time payment due to the cost savings. Council Member Nate Patton moved to approve the Stryker maintenance contracts and a one-time payment of $28,400.00, Wesley Halvorsen seconded. Roll Call: Yeas: Jerry Werner, Wesley Halvorsen, Nate Patton. Nays: none.

Wilson also reported on annual numbers including a staff overview of the current members. This includes seven EMT’s (two of those living in Otoe), two advanced EMT’s, two paramedics, one registered nurse and four EMA/drivers. The SRS had a long-time volunteer resign in the last year with a few others planning to resign soon. There are currently three teams therefore they are basically always on call. Wilson reported on types of calls, time of day, days of the week also. The majority of calls fall between 6 A.M. to 6 P.M. which is also when Wilson has the least amount of people to go on calls. January 2024 had 49 calls and consisted of 911 and transfers of critically sick people; this is higher than any other month Wilson recalls. Ideally Wilson would like to have at least four teams. A trend increasing over the last two to three years is when a team is out on a call and then a separate call goes out therefore two teams are having to go out at the same time.

FIRE REPORT – Chief Keith McWilliams present. Mayor Dettmer led the discussion and approval to purchase a Hotsy pressure washer. Currently Kan Equip has been helping the department out by letting them use theirs. Keith will reach out to Hotsy regarding a service agreement. Council Member Jerry Werner moved to approve the purchase pressure washer for $5745.00 with the Rural Fire Board reimbursing half, Nate Patton seconded. Roll Call: Yeas: Wesley Halvorsen, Nate Patton, Jerry Werner. Nays: none.

PARKS & REC REPORT – Director Sonni Graves present. Mayor Dettmer led the discussion and award of bid for Williams Park Courts Project. Justin Stark and Shayne Huxholl of Olsson present to explain and give an overview of the bids. Three bids were submitted total. Huxholl explained bids were for base items of the basketball court and pickle-ball court as well as alternate options of sidewalks and additional surfacing. Without the surfacing they would just be painted. For just the courts, the low bid was from MTZ. The goals at the basketball court would be adjustable; these would be from Bison Sports. The City Council accepted the engineer’s estimate at a previous meeting therefore the Council does have the authority to negotiate with a bidder. Items such as bleachers could be removed through negotiation as well as some of the mobilization fees possibly. Stark suggested negotiating could take more time and there could be an instance where the bidder may come back to the City suggesting they did the City a favor and use that to an advantage. Council Member Wesley Halvorsen moved to go into negotiations with MTZ for the Williams Park Court Projects, Nate Patton

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seconded. Roll Call: Yeas: Jerry Werner, Wesley Halvorsen, Nate Patton. Nays: none.

Mayor Dettmer led the discussion and approval to reallocate the ARPA funds. Jessica Meyer suggested this item be tabled until further discussion has been had regarding bidder negotiations for the Williams Park Courts project. Dettmer called for the item to be tabled. Jerry Werner discussed the funds being proposed for the Williams Park Court projects and what is currently budgeted for additional ballfield work at the complex. This comes to around $17,000.00 per field. Werner suggested more infrastructure projects need to be addressed and that action needs to be taken on these items. Meyer and Dettmer explained streambank stability projects will need to be bonded. ARPA funds need to be allocated by the end of 2024. There has not been any further interest in childcare therefore those previously allocated funds for childcare could go toward the Williams Park Courts project.

PUBLIC WORKS – Superintendent Jeff Vogt present. Mayor Dettmer led the discussion and Resolution No. 24-07 to accept final plans and specifications for the Phase II Water Main Improvements Project, including authorization of submittal to NDEE for review and payment of fee, and to accept Engineer’s Cost Estimate of $2,014,450.00. Jessica Meyer explained the plans for Phase II distributed. JEO will be Council Member Nate Patton moved to approve Resolution No. 24-07 accepting the final plans and authorize submittal to NDEE for review, Jerry Werner seconded. Roll call: Yeas: Wesley Halvorsen, Orv Gigstad, Nate Patton, Jerry Werner. Nays: none.

Mayor Dettmer led the discussion and approval to hire appraiser to value easements for Phase II Water Main Improvements. Jerry Stilmock explained hiring a third-party appraiser is an option but not required. Jessica Meyer discussed values of $500 to $1000 per parcel but using an appraiser will be helpful and quicker when turning around easements to be signed. Meyer reached out to appraiser firms for possible options. Two permanent and three temporary easements will be appraised. Council Member Nate Patton moved to approve appraiser Steve Medill, Wesley Halvorsen seconded. Roll Call: Yeas: Jerry Werner, Nate Patton, Wesley Halvorsen. Nays: none.

OLD BUSINESS – Mayor Dettmer led the discussion and Resolution No. 24-08 to approve Senior Center Lease Agreement between the City of Syracuse and Blue Rivers Area Agency on Aging, authorizing Mayor’s signature. The agreement details were discussed at the January City Council meeting. Council Member Wesley Halvorsen moved to adopt Resolution No. 24-08 approving the agreement, Jerry Werner seconded. Roll Call: Yeas: Nate Patton, Wesley Halvorsen, Jerry Werner. Nays: none.

NEW BUSINESS – Mayor Dettmer led the discussion and Resolution No. 24-09 to approve Memorandum of Understanding and Disclosure of Representation for City of Syracuse and Jeremy Wilhelm. Jerry Stilmock explained this allows him to represent the City in an agreement for the stairwell and also Jeremy Wilhelm as he wants to sell his building. Council Member Wesley Halvorsen moved to adopt Resolution No. 24-09, Nate Patton seconded. Roll Call: Yeas: Jerry Werner, Nate Patton, Wesley Halvorsen. Nays: none.

Mayor Dettmer led the discussion and Resolution No. 24-10 on agreement for stairwell access for 263 5th Street property. Jerry Stilmock explained details of the agreement including doors possibly needing to be installed at the top of the stairwell, keys and any future modifications. Council Member Wesley Halvorsen moved to approve the agreement and resolution, Nate Patton seconded. Roll Call: Yeas: Jerry Werner, Nate Patton, Wesley Halvorsen. Nays: none.

Mayor Dettmer led the discussion and Resolution No. 24-11 to declare and approve surplus property sale. These are items from the utility and parks shops to be considered to be at the Farmers Sale public auction to be held at the Otoe County Fairgrounds at the end of February. Council Member Jerry Werner moved to adopt Resolution No. 24-11 approving the sale of the property, Nate Patton seconded. Roll Call: Yeas: Wesley Halvorsen, Nate Patton, Jerry Werner. Nays: none.

Mayor Dettmer led the discussion and approval of DTR Application. Jessica Meyer explained the application is for the Brandt, Horan, Hallstrom and Stilmock building on 5th Street. The DTR Committee met and recommended approval. Council Member Jerry Werner moved to approve the application contingent upon receiving approval from State Historic Preservation Office with an allowance of up to a 10% contingency for the current bid as adjustments could be made by State Historic Preservation office, Nate Patton seconded. Roll Call: Yeas: Wesley Halvorsen, Nate Patton, Jerry Werner. Nays: none

Council Member Nate Patton moved to adjourn the meeting at 8:02 P.M., Wesley Halvorsen seconded. Roll Call: Yeas: Jerry Werner, Nate Patton, Wesley Halvorsen. Nays: none.

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

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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.

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Clerk Mayor