

REGULAR MEETING
CITY COUNCIL

July 10, 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 July 10, 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 Wesley Halvorsen, Jerry Werner, Nate Patton; Orv Gigstad arrived at 6:15 P.M. Mayor Deb Dettmer read the following: We will work collaboratively to achieve consensus while valuing differences of opinion both within our Council and when considering the input of others. We will gather the necessary data; seek expertise from city staff; provide questions to staff prior to meetings and hear from citizens to make wise decisions that achieve the greatest good for the greatest number of citizens. We will each individually support the collective decisions of Council. 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 June 12, 2024 meeting were approved as written.

Mayor Dettmer led consideration of Ordinance No. 1152 to approve 2024 Combined Utilities Revenue Bonds for Electrical Distribution System Improvements Project; Jay Spearman of Piper Sandler present. The bonds are up to \$400,000.00. Council Member Wesley Halvorsen moved to introduce Ordinance No. 1152 and move the statutory rule requiring reading on three different days be suspended; Jerry Werner seconded. Roll Call: Yeas: Nate Patton, Jerry Werner, Wesley Halvorsen. Nays: none. Jerry Stilmock read Ordinance No. 1152 by title. Council Member Nate Patton moved for final passage of Ordinance No. 1152; Wesley Halvorsen seconded. Roll Call: Yeas: Jerry Werner, Nate Patton, Wesley Halvorsen. Nays: none.

Mayor Dettmer led consideration of Ordinance No. 1153 to approve 2024 Municipal Improvements Bonds for Williams Park Courts Project. City Administrator discussed the bond is also to be considered for a new pool filter system including what is in the mechanical room, an new pool slide and pool floor surfacing. The estimate of these items including the Williams Park Courts project requires the bonds to be up to \$625,000.00. Sales tax will pay the interest and principal payments for this bond along with the existing Municipal Facilities Corporation Bonds for the Sports Complex. Todd Blome of BMG CPA's Council Member Jerry Werner moved to introduce Ordinance No. 1153 and move the statutory rule requiring reading on three different days be suspended; Wesley Halvorsen seconded. Roll Call: Yeas: Orv Gigstad, Wesley Halvorsen, Nate Patton, Jerry Werner. Nays: none. Jerry Stilmock read Ordinance No. 1153 by title. Council Member Nate Patton moved for final passage of Ordinance No. 1153; Wesley Halvorsen seconded. Roll Call: Yeas: Orv Gigstad, Jerry Werner, Nate Patton, Wesley Halvorsen. Nays: none.

Mayor Dettmer led the approval of claims and Treasurers Report; Todd Blome of BMG present. The June Treasurer's Report has been distributed. Todd Blome presented a list of claims over \$3000.00 as well as the monthly report showing eight months into the fiscal year. Blome noted all activity is recorded and reconciled as of the end of June 2024. One month activity shows utility revenues up just a little, property taxes are up due to last years increase, sales tax collections are up a little in comparison to last year, and pool revenue is up. Expenses show large payments to VanKirk and JEO in regards to the Water Improvement Project, building expenses are up due to exterior improvements to City Hall, engineering fees to Olsson for work on a final plat, and street expenses continue to be up. Blome encouraged the City Council to be diligent about the City's billing rates and those rates are adequate ahead of time and to not get behind. He particularly would like the City to focus on electrical rates to support interest and principal payments for the 2024 Combined Utilities Revenue Bonds passed earlier in the meeting. It is imperative the City look at a rate increase for electrical rates. Council Member Jerry Werner moved to approve the Treasurers Reports and to pay the claims, Orv Gigstad seconded. Roll Call: Yeas: Wesley Halvorsen, Nate Patton, Jerry Werner, Orv Gigstad. Nays: none.

Mayor Dettmer led the discussion and Resolution No. 24-27 to approve Julie Bauman 2024 Audit Engagement Letter, authorizing Mayor's signature. Council Member Orv Gigstad moved to adopt the resolution for the engagement letter, Wesley Halvorsen seconded. Roll Call: Yeas: Nate Patton, Jerry Werner, Wesley Halvorsen, Orv Gigstad. Nays: none.

ABC TERMITE & PEST CONTROL, INC. - 274.00, AMANDA STUBBENDICK - 300.00, ANDY BRACE - 680.00, AQUA-CHEM, INC. - 1357.35, B & D DIAMOND PRO, INC. - 520.00, BEACH HOUSE DESIGNS - 335.00, BMG CPA'S - 2800.00, BORDER STATES INDUSTRIES, INC. - 3481.91, BOUND TREE MEDICAL, LLC - 906.92, BRANDT, HORAN, HALLSTROM & STILMOCK - 2464.40, BRAYDEN CAMPBELL - 100.00, BRUCE NEEMANN - 150.00, CANON FINANCIAL - 101.06, CAPITAL BUSINESS SYSTEMS, INC. - 65.90, 18.34, CAROL LINQUIST - 36.92, 800.00, CHRISTA REISDORFF - 350.00, CITY OF SYRACUSE - 3405.84, CLEANING AUTHORITY - 306.72, COLUMN SOFTWARE PBC - 106.09, CORE-MARK MIDCONTINENT, INC. - 1572.45, CUBBY'S INC. - 2012.51, CULLIGAN WATER - 266.69, DTS TECHNOLOGY - 10.64, EMIRI SIEFKEN - 30.00, EMMIE JOHNSON - 150.00, ERIN BETH DESIGNS - 143.00, FIVE NINES TECHNOLOGY GROUP - 213.43, 3164.56, 2322.82, FRONTIER COOPERATIVE - 274.31, 358.70, GLASS DOCTOR - 1135.00, HARPER MEYER - 200.00, HAWKINS, INC. - 217.90, HEIN CONSTRUCTION CO - 11110.39, HEMJE PLBG., HTG. AND AIR COND - 38.00, HILLARY WIEBUSCH - 400.00, ISLEY BRINKMAN - 200.00, JEN STAACK - 450.00, JEN WALLMAN - 29.76, 150.00, JEO CONSULTING GROUP, INC. - 754.00, 13296.25, JOE REISDORFF - 16.04, 80.00, JUDSON IRRIGATION INC. - 3147.16, JUSTINE THOMAS - 200.00, KANEQUIP, INC. - 7.25, KATE ZOST - 300.00, KEIM FARM EQUIPMENT - 33.68, KELLY FARMER - 20.60, KEVIN BECKMAN - 35.00, KODY CARDINAL - 210.00, LEAGUE ASSOCIATION OF RISK MANAGEMENT - 114.04, LIBBEY HEISER - 150.00, LINCOLN JOURNAL STAR - 40.95, LUCAS CAMPBELL - 100.00, MAKENNA SCHROEDER - 200.00, MARTIN MARIETTA AGGREGATES - 1261.99, MATHESON TRI-GAS, INC - 23.79, MELISSA JUILFS - 319.51, MID-AMERICAN BENEFITS, INC. - 104.00, MIDWEST WALLS & LANDSCAPES, INC. - 919.00, MODERN MARKETING - 514.20, MUNICIPAL SUPPLY OF OMAHA - 244.03, NEBRASKA CITY UTILITIES - 1099.33, NEBRASKA PUBLIC HEALTH ENVIRONMENTAL LAB - 64.00, NEBRASKA TURF PRODUCTS - 221.28, ONE CALL CONCEPTS, INC. - 82.92, PEPSI COLA OF LINCOLN - 2041.20, PFEIFFER WELDING & MACHINE LLC - 2510.60, PORT-A-JOHNS - 240.00, QUINTIN BAUMEISTER - 40.00, RHONDA EARITH - 300.00, SAM JOHNSON - 150.00, STRYKER SALES LLC - 27973.96, SYRACUSE IRON WORKS - 221.46, SYRACUSE LUMBER CO. - 18.40, SYRACUSE MARKET LLC - 1745.93, SYRACUSE MOTOR SUPPLY - 619.31, TIM WILSON - 550.00, TYLEIGH MILLER - 150.00, UNITE PRIVATE NETWORKS - 2332.78, VERIZON - 493.30, 1061.01, WESLEY HALVORSEN - 440.00, WINDSTREAM - 90.66, WJH CONSTRUCTION - 4600.00, YONG CONSTRUCTION - 41255.39

Claims paid outside of the July 10th meeting date included: XAVIER APEL – 284.02, 834.08, ADAM BADBERG – 1416.46, 1629.96, JARED BICKFORD – 645.16, 701.95, SAWYER BRAMMIER – 479.42, 950.56, BRANDON CAMPBELL – 909.22, 824.68, BRIDGET DONOVAN – 833.96, 387.28, KATHLEEN DONOVAN – 644.93, 343.86, MARGARET DONOVAN – 296.41, 239.86, TYLER COLLIN – 1381.88, 1440.92, TERA EDEN – 1312.69, 1317.34, KELLY FARMER – 2404.35, 2463.39, LEAH GANZEL – 394.52, 397.66, SARAH GANZEL – 63.72, 155.15, NOLAN GARTNER – 596.29, 569.22, DAYTON GRAVES – 569.91, 921.69, SONNI GRAVES – 1976.11, 1985.14, CARSON HOLZ – 455.62, 605.18, KYLE HOLZ – 937.61, 835.09, MELISSA JUILFS – 1633.72, 1691.95, ELIZABETH LEVENHAGEN – 23.84, JESSICA MEYER – 2737.42, 2750.02, IAN MITCHELL – 1483.83, 1541.78, COLLIN OELKE – 969.63, 842.95, CLAIRE NOERLLINGER – 365.01, 510.06, BRYAN MORQUECHO – 562.82, 726.58, SAM PESTER – 1023.97, 1089.64, KALEB SCHULTZ – 711.93, 846.80, KADYN SISCO – 920.09, 340.08, CY PETERSEN – 494.95, 352.55, JUSTICE SCHMIDT – 518.79, 775.68, AVERY SEARCY – 671.44, 491.18, JULIE SLAFTER – 1176.56, 1234.51, MAYSON SPRAGUE – 755.84, 696.75, CURTIS STANBERRY – 1864.84, 1799.92, KENNEDY STANLEY – 535.03, 300.39, JACE STINSON – 534.96, 346.55, JOSH STINSON – 577.07, 479.03, EASTON STUBBENDICK – 1004.24, 538.83, BRENT TETEN – 1921.51, 1895.28, CHARYS TOMPKINS – 294.20, 808.50, CHESSA TOMPKINS – 70.31, 763.45, DEB MCWILLIAMS – 216.56, 268.28, BRIAN VODICKA – 1577.68, 1579.82, JEFF VOGT – 2073.75, 2086.35, TOM JONES – 507.92, 461.63, ROBERT SHANKS – 985.38, 979.64, HALEIGH WERNER – 290.42, 201.64, GREGG WIEBUSCH – 1039.29, 943.57, REAGAN WILHELM – 614.24, SIDNEY SCHUBARTH – 489.49, 619.04, MEDICA – 16664.63, MID-AMERICAN BENEFITS – 63.80, PRINCIPAL – 2667.66, DEB DETTMER – 6620.87, KRISTINE GERKING – 157.00, ORV GIGSTAD – 207.78, WESLEY HALVORSEN – 207.79, BRUCE NEEMANN – 1654.20, NATE PATTON – 184.70, 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, CAMRYN TOMPKINS – 816.25, 1293.12, ELAN CARDMEMBER SERVICES – 12855.29, U.S. POST OFFICE – 496.00, AFLAC – 124.44

HEARING OF THOSE PRESENT – Wendy Werner of Syracuse Area Chamber of Commerce present. Werner announced the Chamber is hosting a meeting to preview GermanFest at Roc Hopper on July 24th at 6:00 P.M. Werner also spoke about her recently nominating the Syracuse Library for their Community Benefactor Award essentially for the City and Melissa's work to accommodate groups with meeting space, especially Girl Scout groups. The award was presented to Melissa Juilfs and the Syracuse Public Library in appreciation of providing the meeting space as these are becoming more and more scarce. The Syracuse Public Library staff was also acknowledged for always being so accommodating and helpful.

LIBRARY REPORT – Director Melissa Juilfs present. Juilfs presented a report showing stats from January 1, 2024 to present. Total circulation is up from 5613 in 2022 to 7311 for 2024 to date. 50% of the library's current readers are children and young adults. Readership is up by 1700 since 2022. Art Camp was a success screen printing t-shirts and making crafts and artwork.

PARKS & REC REPORT – Director Sonni Graves present. Mayor Dettmer led the discussion

and approval to purchase 2024 John Deere Gator. Graves explained the current Parks Gator is nine years old and during this time of year goes seven days a week; it has about 2000 hours on it. A bid was provided by Syracuse Akrs for a John Deere at \$16,500.00 including an optional conversion kit at \$870.00. Nate Patton would like to know what the City can get for the old one. The budgeted item to resurface two fields at the Sports Complex is not going to happen this budget year therefore the Gator purchase would be in lieu of some of the \$100,000.00 budgeted for the field renovations. Council Member Orv Gigstad moved to approve the bid for the John Deere Gator at \$16,500.00 and to include the conversion at \$870.00; Wesley Halvorsen seconded. Roll Call: Nate Patton, Jerry Werner, Orv Gigstad, Wesley Halvorsen. Nays: none.

PUBLIC WORKS – Superintendent Jeff Vogt present. Mayor Dettmer led the discussion and Resolution No. 24-28 to approve JEO Change Order No. 1 for the 2023 Electrical Distribution System Improvements Project, authorizing Mayor’s signature; Matt Kalin of JEO not present. This change is an increase to a 2” conduit to allow for easier wire replacement and repairs. The dates have also been bumped to October 1st. Council Member Jerry Werner moved to approve Resolution No. 24-28, Wesley Halvorsen seconded. Roll call: Yeas: Orv Gigstad, Nate Patton, Wesley Halvorsen, Jerry Werner. Nays: none.

Mayor Dettmer led the discussion and Resolution No. 24-29 to approve Olsson Change Order No. 2 for the 11th Street and Swanson Drive low water crossing projects, authorizing Mayor’s signature. Justin Stark of Olsson explained the change order rectifies all the final quantities. These include extra pavement used and additional riprap used for stabilization were the big ticket items as well as additional excavation needed after getting into the project. The ground has been seeded to promote grass growth. Council Member Wesley Halvorsen moved to adopt Resolution No. 24-29, Nate Patton seconded. Roll Call: Yeas: Orv Gigstad, Jerry Werner, Wesley Halvorsen, Nate Patton. Nays: none.

OLD BUSINESS – Mayor Dettmer opened the public hearing, discussion and consideration of Ordinance of Application for approval of ZCI 2nd Addition Final Plat of a replat of Lot 5, Block 2, 1st Addition all in the City of Syracuse, Otoe County, Nebraska. Council Member Orv Gigstad moved to continue the public hearing to Wednesday August 14th, 2024 at 6:00 P.M., the next scheduled City Council meeting. Wesley Halvorsen seconded. Roll Call: Yeas: Orv Gigstad, Jerry Werner, Wesley Halvorsen. Nays: none.

Mayor Dettmer led update on City Hall exterior improvements. City Administrator Jessica Meyer reported the painting has begun after Schoen’s roofing removed the box overhang. Schoen’s has started installing new soffit and gutters on the south side of the building. The City reached out to Image 360 and with the help of Brianne Wilhelm signage has been discussed. Two material options were presented, acrylic and aluminum and colors with assorted brushing options. The recommendation was to go with a more smooth and satin aluminum against the granite which is speckled and more busy.

NEW BUSINESS – Mayor Dettmer opened the public hearing, discussion and consideration of Ordinance No. 1154 to amend Syracuse Municipal Zoning Code Section 2.02.54 amending definition relating to boarding or rooming house and to add new Section 5.11.03.14 Boarding or Rooming House, Downtown Commercial District; Tammy Ingwerson, property owner, present via phone. Jerry Stilmock explained this is to amend two provisions of the code. The Planning Commission recommended approval of these two items. The current definition of boarding or rooming house has provisions of not more than five guests; Tammy is proposing a use of the building that would move the definition not more than 16 people. The business will intend to be used as a quilting or crafts retreat type of setting. Tammy feels the maximum number would be 15 with the space she has. The building requires sprinklers where she has been working with the State Fire Marshal as well as Building and Zoning Inspector Bruce Neemann. Council Member Wesley Halvorsen moved to introduce Ordinance No. 1154 and move the statutory rule requiring reading on three different days be suspended; Orv Gigstad seconded. Roll Call: Yeas: Nate Patton, Jerry Werner, Orv Gigstad, Wesley Halvorsen. Nays: none. Jerry Stilmock read Ordinance No. 1154 by title. Council Member Nate Patton moved for final passage of Ordinance No. 1154; Wesley Halvorsen seconded. Roll Call: Yeas: Orv Gigstad, Jerry Werner, Nate Patton, Wesley Halvorsen.

Same agenda item but separate Ordinance No. 1155 allows the use of boarding or rooming house to be conditional permitted use in Downtown Commercial District. Mayor closed public hearing. Council Member Jerry Werner moved to introduce Ordinance No. 1155 and moved statutory rule requiring reading on three different days be suspended; Wesley Halvorsen seconded. Roll Call: Yeas: Nate Patton, Orv Gigstad, Wesley Halvorsen, Jerry Werner. Jerry Stilmock read Ordinance No. 1155 by title. Jerry Werner moved for final passage of Ordinance No. 1155; Wesley Halvorsen seconded. Roll Call: Yeas: Orv Gigstad, Jerry Werner, Wesley Halvorsen, Nate Patton. Nays: none.

Mayor Dettmer opened the public hearing, discussion and consideration of Ordinance No. 1156 to approve Application for Conditional Use Permit for consideration to allow boarding or rooming house at the property located at the East One-Half of Lot Six, Block Fourteen, Syracuse, Otoe County, Nebraska, Downtown Commercial District; Tammy Ingwerson, property owner, still present via phone. Proof of signage at property site provided as well as publication required. Jerry Stilmock explained Planning Commission recommended approval by City Council. Mayor Dettmer closed the public hearing. Council Member Orv Gigstad moved to introduce Ordinance No. 1156 and move the statutory rule requiring reading on three different days be suspended; Jerry Werner seconded. Roll Call: Yeas: Nate Patton, Wesley Halvorsen, Orv Gigstad, Jerry Werner. Nays: none. Jerry Stilmock read Ordinance No. 1156 by title. Council Member Nate Patton moved for final passage of Ordinance No. 1156; Jerry Werner seconded. Roll Call: Yeas: Wesley Halvorsen, Orv Gigstad, Jerry Werner, Nate Patton.

Mayor Dettmer led the SDL request for youth wrestling event on Saturday August 10th, 2024 from 4:00 P.M. to 10:00 P.M. to be held on 5th Street from Midland to Mohawk; Tim Collin of The Beer Stein not present. Sonni Graves explained the layout is the same as years past. Council Member Nate Patton moved to approve the SDL request for the Battle on the Bricks event; Orv Gigstad seconded. Roll Call: Yeas: Wesley Halvorsen, Jerry Werner, Nate Patton, Orv Gigstad. Nays: none.

Mayor Dettmer led the discussion and Resolution No. 24-30 on property insurance renewal including workman's comp, authorizing Mayor's signature; LARM not present. Previous year was adopted as a 3-year commitment/renewal at a 5% discount. Council Member Orv Gigstad moved to adopt Resolution No. 24-30 at a 180-day, three year commitment at a 5% discount; Nate Patton seconded. Roll Call: Yeas: Jerry Werner, Wesley Halvorsen, Orv Gigstad, Nate Patton. Nays: none.

Mayor Dettmer led the discussion on mowing policy and transition to native plants. The Mayor explained a meeting was held with Julie Zahn and she suggested the City form a committee to plan for a year. Wesley Halvorsen asked for this item to be on the agenda; July was National Pollinator Month. He discussed transitioning to parts of City lawns or grasses to native grasses to reduce maintenance and create an arboretum type of setting for people to enjoy. He has seen this done in downtown areas of communities such as Scottsbluff. This would reduce watering and fertilizer and open up opportunities for tourism also. Current areas where there are already native grasses include the two welcome signs, a couple of areas at Park Hill Cemetery, Hope Garden and Syracuse Area Health is going to be starting on the next phase of their arboretum to include pollinator plants. Wesley Halvorsen will be head of the committee; Julie Zahn will also be on the committee as well as Sonni Graves. Julie Zahn mentioned it is difficult to obtain volunteers and it will take 3-5 years to get to a good position.

Mayor Dettmer led the discussion and Resolution No. 24-31 to approve Unite Private Networks ROW request, authorizing Mayor's signature; Unite not present. Council Member Wesley Halvorsen moved to adopt the resolution; Orv Gigstad seconded. Roll Call: Yeas: Nate Patton, Jerry Werner, Wesley Halvorsen, Orv Gigstad. Nays: none.

Mayor Dettmer led the discussion and approval of Jean's Daycare application for Syracuse Childcare Incentive Plan. Jessica Meyer explained ARPA funds have been allocated for this program. Jean currently has a daycare and is planning to obtain her license and would like to construct a fence. Council Member Wesley Halvorsen moved to approve the application and the City's share of \$3300.00; Jerry Werner seconded. Roll Call: Yeas: Orv Gigstad, Wesley Halvorsen, Nate Patton, Jerry Werner. Nays: none.

Council Member Nate Patton moved to adjourn the meeting at 7:36 P.M., Wesley Halvorsen seconded. Roll Call: Yeas: Orv Gigstad, Jerry Werner, Wesley Halvorsen, Nate Patton. Nays: none.

I the undersigned City Administrator 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