

Present: Mayor – Joyce Hudson  
Council members Jeff Kennedy  
Jim Aden  
Tim Strauser  
Jeff Whiting  
City Administrator Bruce Clymer  
City Attorney Mike Bacon  
City Clerk Connie L. Dalrymple

Also present: Shane Gruber, Joan Windrum, CPA, Terry Jessen, Diana Unterseher, Scott Bahe

Mayor Hudson opened the meeting and public hearings at 7:00 p.m. Advance notice and a copy of the agenda were given to the Council and members of the press. City Council meetings are conducted in accordance with the Open Meetings Act, a copy of which is available for public inspection on the north wall of the Council Chambers.

The public hearing on a request from Dr. Craig Bartruff for a special use permit to erect a 40-foot windmill on the northeast corner of Hilltop Estates Care Home property at 2520 Avenue M was taken up at 7:00 p.m. The windmill is from his family farm and is being restored by Randy Stubbs to be used as landscaping. There is plenty of space to avoid property damage should it fall. It will be anchored five feet with iron piping. The 10-foot wheel will have the tail kicked so it doesn't run full speed.

Scott Bahe reported that area residents have been contacted and they have no issues if the windmill doesn't squeak and is maintained. The owners have no problem with an inspection / maintenance requirements.

The Planning & Zoning Commission has recommended approval of the special use permit..

Aden moved, Strauser seconded, to close the hearing at 7:07 p.m. Roll call vote: Yea - Whiting, Strauser, Aden. Nay - none. Absent and not voting - Kennedy.

Aden moved, Strauser seconded, approving the special use permit for erection of the windmill at Hilltop Estates Care Home, 2520 Avenue M. The windmill will be maintained in operable condition. Roll call vote: Yea - Whiting, Strauser, Aden. Nay - none. Absent and not voting - Kennedy.

Council member Kennedy entered the meeting.

The public hearing on a request for special use permit to construct a Health Clinic adjacent to the hospital at 912 20th Street, an R-2 zone, was taken up at 7:08 p.m.

According to Hospital Administrator John Johnson, the current south wing will be demolished and a new 14,000 square foot wing built with a 3000 square foot basement. Parking will also be increased. The new area will be clinic and doctor's offices. The funding arrangements are being finalized and demolition is anticipated about March 2011. Future use of the current medical clinic is still undetermined.

The Planning & Zoning Commission recommends approval of the special use permit for the Health Clinic.

Strauser moved, Whiting seconded, to close the hearing at 7:13 p.m. Roll call vote: Yea - Aden, Kennedy, Whiting, Strauser. Nay - none.

Whiting moved, Strauser seconded, to approve the special use permit for a new Health Clinic at 912 20th Street, as proposed. Roll call vote: Yea - Kennedy, Aden, Strauser, Whiting. Nay - none.

The public hearing on the 2010-11 budget of municipal funds and the hearing to set the tax levy were opened at 7:14 p.m.

The final budget proposal is as approved for publication on August 31, 2010. The total budget is \$14,846,125.00, excluding cash reserve, and carries a tax request of \$468,300.68 based on a levy of .309224, the same levy as last year. Roll call vote: Yea - Kennedy, Aden, Strauser, Whiting. Nay - none.

Aden moved, Kennedy seconded, to close the budget at 7:15 p.m. Roll call vote: Yea - Whiting, Strauser, Kennedy, Aden. Nay - none.

Aden moved, Strauser seconded, to approve an additional 1% restricted funds authority. Roll call vote: Yea - Kennedy, Aden, Strauser, Whiting. Nay - none.

Kennedy moved, Whiting seconded, to approve the 2010-11 municipal funds budget as presented. Roll call vote: Yea - Strauser, Aden, Whiting, Kennedy. Nay - none.

The public hearing to set the 2010-11 levy was taken up at 7:15 p.m. The levy will remain at .309224, generating a tax asking of \$469,300.68. The increase of approximately \$24,000 is due to the increase in valuation.

Strauser moved, Whiting seconded, to close the public hearing at 7:15 p.m. Roll call vote: Yea - Aden, Kennedy, Whiting, Strauser. Nay - none.

Kennedy moved, Strauser seconded, to pass and approve Resolution 2010-10 setting the tax levy at .309224 for 2010-11. Roll call vote: Yea - Whiting, Aden, Strauser, Kennedy. Nay - none.

Aden moved, Whiting seconded, approving the consent agenda that included:

City Council minutes - August 31

Treasurer's Report - August

Police Report - August

Roll call vote: Yea - Strauser, Aden, Whiting, Kennedy. Nay - none.

Kennedy moved, Strauser seconded, allowing payment of claims against the City, \$57,462.73; Public Works Division \$396,616.46; and the September 2 payroll of \$32,046.83. Roll Call vote: Yea - Whiting, Aden, Strauser, Kennedy. Nay - none.

Open forum:

- Mayor Hudson thanked Terry Jessen and Diana Unterseher for their faith in Gothenburg in construction of the Comfort Suites. It's a great facility and the Grand Opening was very nice.

- The Harvest Festival is Saturday and includes opening the time capsule which includes memorabilia from 50 and 25 years ago.

Larry Gill has issues with ground water in his basement at 1215 Lake Avenue. He would like to put a pump in his basement and drain the water to the storm sewer. He will have to cross City right-of-way to do that and has requested a license to maintain the line on City property. Atty. Bacon has prepared the necessary document in recordable form to be filed with the County.

Kennedy moved, Whiting seconded, to authorized signature of the License-to-Maintain as requested by Larry Gill. Roll call vote: Yea - Strauser, Aden, Whiting, Kennedy. Nay - none.

Terry Jessen asked about the possibility of putting banners on utility poles on Platte River Drive to draw attention to his new motel. There are four pre-existing steel poles and 4 new poly poles. It's not recommended that banners be placed on the new poles due to the stress of the wind and banner weight, but the banners would work on the steel poles. The poles in his parking lot are square and would not accommodate banner brackets.

Council expressed concerns about private signs on City right-of-way, the fairness to other businesses not getting banner advertising, and whether or not to open the community to the option of pole banners since the ones we had several years did not fare so well.

Discussion continued on establishing regulations to control style (perhaps establishing a theme for continuity), placement and maintenance of banners, and requiring business owners to sponsor the banners. Council asked staff and the Jessen's to check with other communities on maintenance and to contact other business on their thoughts regarding banners. Information will be discussed at the next meeting.

Aden moved, Strauser seconded, allowing payment of \$2239.13 to Sander furniture on the Downtown Revitalization project. Roll call vote: Yea - Kennedy, Strauser, Whiting, Aden. Nay - none.

Kennedy moved, Whiting seconded, allowing payment of \$78.13 to Gothenburg Realty on the Downtown Revitalization Project. Roll call vote: Yea - Strauser, Kennedy, Aden, Whiting. Nay - none.

Strauser moved, Kennedy seconded, to refer the proposed Deed of Conservation Easement between Central Platte Natural Resources District and Gifford Massie to the Planning & Zoning Commission. Roll call vote: Yea - Aden, Strauser, Whiting, Kennedy. Nay - none.

Aden moved, Whiting seconded, approving Drawdown #12 for \$29,367 on the Owner Occupied Housing project. Roll call vote: Yea - Strauser, Kennedy, Aden, Whiting. Nay - none.

Strauser moved, Kennedy seconded, approving Drawdown #13 for \$842 on the Owner Occupied Housing project. Roll call vote: Yea - Whiting, Strauser, Aden, Kennedy. Nay - none.

Aden moved, Strauser seconded, allowing MOPS to have a children's jump house in Ehmen Park from 9:00 - 11:00 a.m. on Tuesday, September 21. Roll call vote: Yea - Kennedy, Whiting, Strauser, Aden. Nay - none.

Strauser moved, Whiting seconded, to adjourn the meeting at 7:42 p.m. Roll call vote: Yea - Aden, Kennedy, Whiting, Strauser. Nay - none. The next regular meeting will be October 5, 2010.

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Joyce Hudson, Mayor

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Connie L. Dalrymple, City Clerk