

ROLL CALL:

Present:

Mayor Joyce Hudson
Council Members Jeff Kennedy arrived 5:33
J Buddenberg
Verlin Janssen
Jay Richeson

City Administrator Gary Greer
City Clerk Misty Bussinger
City Attorney Mike Bacon

Press: *Gothenburg Leader* – Ellen Mortensen
Gothenburg Times– Ashley Mohler

Also present: Joene Crocker-Grant Administrator, Tobin Buchanan-Public Finance Advisor, Zach Heibner-Good Life Owner, Shane Gruber-Services Director, Colten Venteicher, Ahmed Alrawahi, Laurent Ikuzwe.

Mayor Hudson opened the meeting at 5:30 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.

PUBLIC HEARINGS:

Jeff Kennedy entered 5:33

Venteicher discussed Resolution No. 2021-10: Redevelopment Plan for Good Life Project. The purpose of the hearing was to complete the tax increment financing process by approving \$360,000.00 TIF Bond for 15 years.

After no further discussion, a motion was made by Janssen moved, Richeson seconded, to close the public hearing at 5:37 p.m. Roll call vote: Yea –Janssen, Kennedy, Richeson, Buddenberg. No – none. Motion carried.

Richeson moved, Janssen seconded, to approve Resolution No. 2021-10: Redevelopment Plan for Good Life Project. **A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF GOTHENBURG, NEBRASKA, APPROVING A REDEVELOPMENT PLAN; APPROVING A REDEVELOPMENT PROJECT; AND APPROVING OF RELATED ACTIONS.** Roll call vote: Yea –Janssen, Kennedy, Richeson, Buddenberg. No – none. Motion carried.

Venteicher discussed Resolution No. 2021-9: Redevelopment Plan for Pony Express Car Wash Project. The purpose of the hearing was to complete the tax increment financing process by approving \$100,000.00 TIF Bond for 15 years.

After no further discussion, a motion was made by Kennedy moved, Janssen seconded, to close the public hearing at 5:36 p.m. Roll call vote: Yea –Janssen, Kennedy, Richeson, Buddenberg. No – none. Motion carried.

Kennedy moved, Richeson seconded, to approve Resolution No. 2021-9: Redevelopment Plan for Pony Express Car Wash Project. **A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF GOTHENBURG, NEBRASKA, APPROVING A REDEVELOPMENT PLAN; APPROVING A REDEVELOPMENT PROJECT; AND APPROVING OF**

RELATED ACTIONS. Roll call vote: Yea –Janssen, Kennedy, Richeson, Buddenberg. No – none. Motion carried.

The second public hearing was opened at 5:31 p.m. for the City of Gothenburg’s CDBG Owner Occupied Rehabilitation (OOR) Grant No. 16-HO-33067 to provide opportunity to hear the progress on the housing activity. Eligible OOR activity included repairs to roof systems, failing plumbing, poor or hazardous electrical systems, heat/AC, exterior deterioration, window replacement, water heater replacement, and handicap accessibility improvements. Actual beneficiaries included 13 homeowners due to the expenditure of additional program income funds that allowed for an additional applicant. Total project cost was \$420,673.48, of which \$363,003.53 were CDBG funds. Program Income Funds expended during the grant period totaled \$57,669.95. Unspent grant funds to cancel is \$34,496.47. On April 25, 2019, the City affirmatively furthered fair housing, by hosting a Fair Housing Training at the City Council Chambers from noon to 1 p.m. Guest Joe Garcia, Program Director of Fair Housing Center of NE-IA, was invited to present to an audience of real estate agents, landlords, and community members. Mr. Garcia educated the audience on Fair Housing laws and allowed time for questions. A total of 16 persons attended. The grant had three amendments to extend the completion date, which the final completion date was June 15th, 2021. The City will now proceed with closing out the grant.

After no further discussion, a motion was made by Kennedy moved, Buddenberg seconded, to close the second public hearing at 5:37 p.m. Roll call vote: Yea –Janssen, Kennedy, Richeson, Buddenberg. No – none. Motion carried.

CONSENT AGENDA:

Janssen moved, Kennedy seconded, approving the consent agenda that included:

- Council Minutes – July 6
- Council Minutes – July 14
- Cemetery Sexton Report – April to June
- Treasurer Report -June
- Planning & Zoning minutes – July 13
- Building Permits- June
- Approve Final Drawdown #43 for OOR 16-HO-33067
- Approve payment of \$1,583.33 to Gothenburg Improvement Company Authority for Curbtender Interest.
- Approve payment of \$3,000.00 to Community Redevelopment Authority for GIC REDLG Loan.
- Approve Application for Payment #3 – Blessing Construction - \$89,932.50 – 2020 Street Improvements 126-A1-038.
- Library Director’s Report – May 11 to July 12
- Library Annual Statistical Report – June
- Approve EDA Request for Reimbursement #5-Final for Westside Water/Sewer Improvements EDA 05-01-05882.
- Approve Final Acceptance Report for Westside Water/Sewer Improvements EDA 05-01-05882
- Approve Application for Payment #2 - BSB Construction -\$80,060.31 for 2021 Paving & Infrastructure 126-A1-038.

Roll call vote: Yea –Janssen, Kennedy, Richeson, Buddenberg. No – none. Motion carried.

CLAIMS:

Richeson moved, Kennedy seconded, allowing payment of claims against for the General Fund \$48,636.08; Enterprise Fund \$395,087.00; July 14 payroll of \$48,962.15 and Payroll Transmittal of \$21,322.16. Roll call vote: Yea –Janssen, Kennedy, Richeson, Buddenberg. No – none. Motion carried.

Claims Codes: Bu- Building Upkeep, Eq-Equipment, Ex-Expense, Ma-Maintenance, Mi-Mileage, Misc-Miscellaneous, Re-Repairs, Se-Service, Su-Supplies, Ut-Utilities, CI-Capital Improvement, GU-Grounds Upkeep, Reim-Reimbursement, Tax-Tax, Ps-Personnel, Du-Dues.

General Fund Claims: ALLO COMMUNICATIONS LLC \$73.47 Se; Cengage Learning Inc / Gale \$303.04 Su; CNA SURETY \$2,520.00 Ex; DAWSON COUNTY REGISTER OF DEEDS \$104.00 Ex; DOUG LARSON \$63.00 Re; INGRAM BOOK COMPANY \$542.04 Su; Jackeline Zacarias \$125.96 Misc; JOHN DEERE FINANCIAL / FARM PLAN \$2,739.59 Su, Re, CI; KIRK'S TRENCHING & SEPTIC SERVICE \$250.00 Se; LIBRARY \$35.76 Ex; MARY KOCH \$39.60 Su; Motorola Solutions, Inc \$1,979.20 Eq; NEBRASKA LIBRARY COMMISSION \$804.00 Due; OCLC, INC \$1,068.83 Su; PLATTE VALLEY GLASS & TRAILERS \$387.00 Re; PONY EXPRESS CHEVROLET \$52.00 Re; POWERPLAN \$481.72 Re; WOODS & AITKEN LLP \$2,171.15 Ex; Yanda's Pro Audio & Video \$11,964.16 CI; AARON PELZER - CONTRACT SERVICES \$1,200.00 Re; ARAMARK \$104.58 Se; BACON, VINTON, & VENTEICHER LLC \$287.00 Se; Black Hills Energy \$7.19 Ut; CASELLE, INC. \$310.00 Se; COUNTRY PARTNERS COOPERATIVE \$3,557.13 Ex; Crown Services \$500.00 Se; CUBBY'S CORPORATE OFFICE \$99.12 Ex; DAWSON PUBLIC POWER DISTRICT \$197.11 Ut; DOLLAR GENERAL \$6.75 Su; EAKES OFFICE SOLUTIONS \$274.45 Su, Misc; EASTSIDE ANIMAL CENTER \$46.00 Se; FIRE DEPARTMENT \$344.97 Re; FIRST STATE INSURANCE - GOTHENBURG \$1,326.61 Ex; FYR-TEK \$774.95 Ex; Gothenburg Leader \$52.05 Ex; GOTHENBURG TIRE & SERVICE \$71.00 Re; JOHNNY ON THE SPOT / KIRK'S TRENCHING & \$140.00 Se; MARK BALLMER MOWING \$320.00 Se; OLIVER CONSULTING SERVICES, INC \$840.00 Eq, Se; PAULSEN INC \$28.20 Re; PETERSON'S SUPERMARKET \$137.09 Su; PUBLIC WORKS DIVISION \$5,498.65 Ut; Quadiant Finance USA, Inc \$1,000.00 Ex; S & S AUTO PARTS INC. \$132.19 Re; T & T CORPORATION \$610.00 Se; VAN DIEST SUPPLY CO \$3,078.00 Su; VISION CARE DIRECT \$661.30 Ps; NEBRASKA DEPARTMENT OF REVENUE \$914.07 Tax; VERIZON WIRELESS \$45.03 Se; VERIZON WIRELESS \$368.12 Se.

Enterprise Fund Claims: EUSTIS PLUMBING & HEATING, INC. \$258.22 Ex; JOHN DEERE FINANCIAL/FARM PLAN \$447.80 Ma; MUNICIPAL SUPPLY, INC. \$879.77 Ma; NEBRASKA POWER REVIEW BOARD \$662.98 Misc; NICS \$4,457.00 Ma; QUADIANT LEASING USA, INC \$555.00 Ex; STUART C IRBY CO \$323.68 Su; VERIZON WIRELESS \$82.24 Ut; ALTEC INDUSTRIES, INC. \$313.22 Re; ARAMARK \$191.99 Se; BLACK HILLS ENERGY \$106.89 Ut; CASELLE, INC. \$858.00 Se; CITY OF GOTHENBURG \$49,403.34 Ps; COUNTRY PARTNERS COOPERATIVE \$2,493.75 Ex; DUTTON-LAINSON COMPANY \$1,969.79 Ma; GOTHENBURG LEADER \$319.50 Misc; ISLAND SUPPLY WELDING CO. \$115.20 Ma; NEBRASKA PUBLIC POWER \$313,405.36 Ci; OLIVER CONSULTING SERVICES, INC. \$45.00 Re; ONE CALL CONCEPTS, INC. \$84.24 Se; PETERSON'S SUPERMARKET \$432.66 Ex; PONY EXPRESS CHEVROLET \$400.85 Re; PUBLIC WORKS DIVISION \$10,335.77 Ut; S & S AUTO PARTS INC. \$473.78 Re; SCHABEN SANITATION INC. \$3,908.50 Se; THE GOTHENBURG TIMES \$241.96 Misc; VISION CARE DIRECT \$60.46 Ps; WEATHERCRAFT CO. OF N.P. \$318.00 Re; WESCO DISTRIBUTION INC \$1,942.05 Ma.

Payroll Transmittal: INTERNAL REVENUE SERVICES \$14,121.79 Ps; MASS MUTUAL \$6,741.70 Ps; NEBRASKA CHILD SUPPORT \$372.47 Ps; Credit Management Servie \$86.20 Ps.

COMMUNITY COMMENTS:

Greer stated the city pool will be closing August 8th.
Greer reminded the council of the upcoming budget dates 8/24,8/31,9/13, and 9/14.

DISCUSSION ITEMS:

Tobin Buchanan-Public Finance Advisor introduced Ordinance 1001 -2021 Highway Allocation Bond. The purpose of the Ordinance is to issue Highway Allocation Bond not to exceed \$750,000.00.

After no further discussion Kennedy moved, Janssen seconded, to suspend the statutory rule requiring reading on 3 different days be suspended. Roll call vote: Yea -Janssen, Kennedy,

Buddenberg, Richeson. No – none. Mayor Hudson declares motion adopted by ¾ vote of Council and statutory rule is suspended for consideration of said Ordinance. Motion carried

Clerk Bussinger read Ordinance 1001 -2021 Highway Allocation Bond. **AN ORDINANCE AUTHORIZING THE ISSUANCE OF HIGHWAY ALLOCATION FUND PLEDGE BONDS OF THE CITY OF GOTHENBURG, NEBRASKA, IN THE AGGREGATE STATED PRINCIPAL AMOUNT OF NOT TO EXCEED SEVEN HUNDRED FIFTY THOUSAND DOLLARS (\$750,000) FOR THE PURPOSE OF PAYING THE COSTS OF CERTAIN STREET IMPROVEMENTS AND RELATED IMPROVEMENTS WITHIN THE CITY; PRESCRIBING THE FORM OF SUCH BONDS TO BE ISSUED AND AUTHORIZING OFFICERS OF THE CITY TO APPROVE CERTAIN FINAL TERMS OF THE BONDS; PLEDGING FUNDS TO BE RECEIVED BY THE CITY FROM THE STATE OF NEBRASKA HIGHWAY ALLOCATION FUND FOR THE PAYMENT OF SAID BONDS; PROVIDING FOR THE LEVY AND COLLECTION OF TAXES TO PAY THE SAME IF NECESSARY; PROVIDING FOR THE SALE OF THE BONDS; AUTHORIZING THE DELIVERY OF THE BONDS TO THE PURCHASER; AND PROVIDING FOR THE DISPOSITION OF BOND PROCEEDS; AND ORDERING THE ORDINANCE PUBLISHED IN PAMPHLET FORM.**

Richeson moved, Kennedy seconded, to adopt Ordinance 1001 -2021 Highway Allocation Bond. Roll call vote: Yea –Janssen, Kennedy, Buddenberg, Richeson. No – none. Motion carried.

Colten Venteicher introduced Ordinance 1002 -Vacating Street Peterson Estates Subdivision. The purpose of the Ordinance is to vacate a street in Peterson Estates Subdivision to shift so 23rd Street can be a thru street.

After no further discussion Janssen moved, Kennedy seconded, to suspend the statutory rule requiring reading on 3 different days be suspended. Roll call vote: Yea –Janssen, Kennedy, Buddenberg, Richeson. No – none. Mayor Hudson declares motion adopted by ¾ vote of Council and statutory rule is suspended for consideration of said Ordinance. Motion carried

Clerk Bussinger read Ordinance 1002 -Vacating Street Peterson Estates. **AN ORDINANCE VACATING A PORTION OF RIGHT OF WAY IN THE CITY OF GOTHENBURG; DESCRIBING THE BOUNDARIES THEREOF; RESERVING TITLE TO SAID PORTION OF VACATED STREET; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH AND PROVIDING FOR AN EFFECTIVE DATE.**

Richeson moved, Kennedy seconded, to adopt Ordinance 1002 -Vacating Street Peterson Estates. Roll call vote: Yea –Janssen, Kennedy, Buddenberg, Richeson. No – none. Motion carried.

City Administrator Greer opened discussion on Clean City Program and options as demand has far exceeded the budget.

After no further discussion. No motion.

Mayor Hudson recommended appointment of Park and Recreation Board Members. Among these members are Ellen Mortensen, Will Rahjes, Marc Mroczek, Alicia Knust, and Kayla Paul.

After no further discussion Kennedy moved, Janssen seconded, to approve appointment of Park and Recreation Board Members. Roll call vote: Yea –Janssen, Kennedy, Buddenberg, Richeson. No – none. Motion carried.

Buddenberg moved, Richeson seconded, to adjourn the meeting 6:05 p.m. Roll call vote: Yea – Janssen, Kennedy, Buddenberg, Richeson. No – none. Motion carried.

Joyce Hudson, Mayor

Misty Bussinger, City Clerk