

## **Minutes – January 2, 2024**

REGULAR CITY COUNCIL MEETING

COUNCIL CHAMBERS-

1111 AVE E, WISNER, NEBRASKA 68791

The City Council of the City of Wisner, Nebraska met in regular session in the Council Chambers at the City Offices in Wisner, Nebraska, on Tuesday, January 2, 2024, at 7:00 P.M. according to the notice published in the Wisner News Chronicle issue of December 28, 2023, a copy of the proof of publication is attached to these minutes. Notice of the meeting was posted in three public places which are the Wisner Post Office, Wisner Public Library, and the Wisner City Office. Notice of the meeting and the agenda were mailed or emailed to the mayor and all members of the City Council. A true copy of their signed acknowledgement of the receipt of the advance notice of this meeting and the agenda is filed in the office of the City Clerk/Treasurer. An agenda for the meeting was kept continuously current and was available for public inspection at the City Offices three days before the meeting date. Agenda subjects were contained at least twenty-four hours prior to the meeting. The mayor presided and the City Clerk/Treasurer recorded the proceedings of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the general public.

Mayor Soden called the meeting to order and announced the location of the posted Open Meetings Act, pursuant to Section 84-1412(8) of the Nebraska Open Meetings Act. Mayor Soden also announced that this meeting is being recorded.

Present on the roll call: Cathy Gobar, Barry Meyer, Jay Meyer, & Mayor Terry Soden. Staff present: Randy Woldt, City Administrator/Utility Superintendent, Stephanie James, City Clerk/Treasurer, & Sammye Nyman, Care Center Administrator.

Absent on the roll call: L.J. Parker.

AGENDA ITEM NO. 1 – CONSENT AGENDA – AGENDA, MINUTES OF THE DECEMBER 18, 2023 REGULAR MEETING, & CARE CENTER, CITY, AND CITY/RURAL FIRE BOARD ACCOUNTS PAYABLES FOR JANUARY 2024. Moved by Gobar and seconded by Jay to approve the consent agenda as presented. Roll call: Ayes: Barry, Jay, Gobar. Nay: None. Absent: Parker. Motion carried. Care Center payable total - \$145,834.39, and net payroll total for December - \$157,800.32, City payable total - \$991,070.59, and net payroll total for December - \$62,316.17, and City/Rural Fire Board payable total - \$5,209.22, be approved and allowed; and those warrants be drawn for their payment; and the City Clerk/ Treasurer publish said claims according to law; and an itemized account be kept on file in the office of the Wisner Care Center and Wisner City Office for public inspection. A copy of the signed acknowledgement of receipt and approval of each is attached to these minutes.

AGENDA ITEM NO. 2 – WISNER'S WEBSITE – DISCUSSION AND POSSIBLE ACTION REGARDING CONTRACT RENEWAL. Stephanie James, City Clerk/Treasurer explained to the council and general public that our current website is with CivicPlus and each year since starting

in 2018 the annual cost has gone up. Our contract renewal is in April and it was going to go up to \$2,729.96. Mrs. James stated that she started to look around at other website options. A proposal was received from Socs. Mrs. James went on to say that our current website has not been updated for at least a year. The only thing that I know how to do is add the minutes, agendas, resolutions, and ordinances. When Kim was here, she worked more with the website and did not really like how it worked. It was not user friendly. Councilwoman Gobar asked if part of the yearly fee is to help update the website. Mrs. James stated that she looked into getting something changed or updated and it was not part of our yearly fee. Socs is out of Lincoln. The first year will cost \$3,560 for the web design fee and \$970 for the annual cost. The following year will cost \$970. Councilwoman Gobar asked how many hits we get on our website. Mrs. James said she was unsure but through Google she gets a report on how many people called us, asked for directions, profile views, and website visits from profile. Socs works with a lot of municipalities. Socs is compliant with ADA compliancy. Discussion was held on pricing between CivicPlus and Socs. Moved by Barry and seconded by Gobar to change the City's website platform to Socs from CivicPlus. Roll call: Ayes: Jay, Barry, Gobar. Nay: None. Absent: Parker. Motion carried.

AGENDA ITEM NO. 3 – AUTHORIZE CLERK/TREASURER TO RENEW CD'S #8356 COMBINED UTILITIES BOND, #8402 ELECTRIC SINKING, #8429 ENTERPRISE SINKING, #8437 GAS, & #8445 GAS. Moved by Barry and seconded by Gobar to go with Midwest Bank for twelve months at 5.02%. Roll call: Ayes: Jay, Barry, Gobar. Nay: None. Absent: Parker. Motion carried.

AGENDA ITEM NO. 4 – AUTHORIZE NEXT REGULAR MEETING TO BE HELD ON TUESDAY, JANUARY 16, 2024 DUE TO MARTIN LUTHER KING DAY HOLIDAY. Moved by Gobar and seconded by Jay to authorize the next regular meeting to be held on Tuesday, January 16, 2024 due to Martin Luther King Day Holiday. Roll call: Ayes: Barry, Jay, Gobar. Nay: None. Absent: Parker. Motion carried.

AGENDA ITEM NO. 5 – UTILITY BILLING – REPORT ON RECEIVABLES. Stephanie James, City Clerk/Treasurer, stated that as of tonight's meeting, the past due amount is at \$2,461.80.

AGENDA ITEM NO. 6 – REVIEW BUILDING PERMIT APPLICATIONS. Randy Woldt, City Administrator/Utility Superintendent, stated he has one building permit at this time. It is at 320 10 St. to put an awning onto the house.

AGENDA ITEM NO. 7 – COMMUNICATIONS, REPORTS, COMMENTS BY COUNCIL, CITY OFFICIALS AND GENERAL PUBLIC.

- A. Randy Woldt, City Administrator/Utility Superintendent stated that he handed out an update from the engineers on the splashpad and water treatment facility.
- B. Councilman Jay stated that he noticed that the city guys were putting in more camper pads and said that some of the cottonwood trees should be looked at and trimmed or taken down.
- C. Alan Harms with Wisner Community Development wanted to give the council and update on the Grandview Addition project. Mr. Harms stated that sixteen out of the

seventeen residential lots have purchase agreements or closed on the sale. There is only one residential lot left in Phase One. On the commercial side there are three of the twelve lots have sold and nine still available. Mr. Harms said that this has greatly exceeded anyone expectations on this project. This is a really positive thing for the city. Mr. Harms called and talked to Joe Johnson with Olsson to tell him the good news. Mr. Harms said that Mr. Johnson said that the entire City of Wisner should pat themselves on the back, because this is just a statement that doesn't happen. Now we need to look into opening up Phase II. This would require to pave and put in the infrastructure for Phase II. Councilwoman Gobar asked how long they have to build their homes after signing the purchase agreement. Mr. Harms stated that once they close, they need to have their plans to the oversite committee within two months and then from that point they need to be started within sixteen months. Mr. Harms stated that if building does not happen within that time frame, WCD can buy back the lot at 75% of what they paid for the lot and then resell the lot. When the project all started, to make the project work with TIF, two homes needed to be built a year. So having sixteen lots sold within the first year is great news. The lots that have sold are a combination of out of town and in town people.

AGENDA ITEM NO. 8 – MOTION TO ADJOURN TO MEET IN REGULAR SESSION ON TUESDAY, JANUARY 16, 2024, at 7:00 PM. At 7:24 PM it was moved by Gobar and seconded by Jay that the City Council adjourns to January 16, 2024, at 7:00 PM in regular session, in the Council Chambers at the City Office. Roll call: Ayes: Barry, Jay, Gobar. Nay: None. Absent: Parker. Motion carried.

---

Mayor

Attest:

---

City Clerk/Treasurer

JANUARY 2024

**Accounts Payable**

**WISNER CARE CENTER**

AMAZON CAPITAL SERVICES, INC - PHILIPS ONE BLADE REPLACEMENTS, BLACK IN & HIGHLIGHTERS 1001.71, AMERICAN DATA - BILLING SOFTWARE MAINTENANCE 2168.10, AMERITAS-EYE & DENTAL - DENTAL INSURANCE 1169.92, VISION INSURANCE 19.47, VISION INSURANCE 159.67, ANNUITY INVESTORS - PENSION 179.50, APOTHECARY SHOP - PHARMACY CONSULTING 200.00, ARCURETECTURE - ARPA GRANT DONATION 5653.00, ARVID'S FOODTOWN - FOOD PURCHASES 45.47, CITIZENS INSURANCE GROUP - INSURANCE-PROPERTY & AUTO 9541.09, CITY OF WISNER-UTILITIES - UTILITIES 6941.67, CITY OF WISNER-GENERAL OPERATION LOAN - GENERAL OPERATION LOAN 7160.64, CREDIT BUREAU SERVICE - WP - GARNISH 42.72, CREDIT BUREAU SERVICES-WP-PETZEL - GARNISH 186.37, CULLIGAN OF NORFOLK - WATER 97.50, RHETT ECKMANN, MD - MEDICAL DIRECTOR 500.00, EFTPS FEDERAL TAX - FICA 10781.84, MCARE 2521.50, FWT 5749.41, EFTPS STATE TAX - SWT 3546.81, EGAN

SUPPLY CO. - ICE MACHINE MONTHLY RENTAL 1425.11, ENCOMPASS GROUP, LLC - SUPPLIES 143.07, FLOOR MAINTENANCE & PAPER SUPPLY CO - SUPPLIES 667.60, GREAT AMERICA LEASING CORP. - COPIER EXPENSE 466.01, GREAT PLAINS COMMUNICATIONS - TELEPHONE SERVICE 931.96, GROOVE FINANCIAL SERVICES - CABLE TV SERVICE 762.28, HEALTH CARE INFO SYSTEMS-HCIS - MEDICAID BILLING 1195.60, INVESCO - PENSION 2196.48, JERRY KNUPPEL - REFUND TO RESIDENT FAMILIES 1411.01, KRIER TECHNOLOGIES INC - REMOTE SUPPORT & ON-SITE LABOR 987.75, LIFECARE ASSOCIATES - REPAIR & RETURN APOLLO PAGER 477.17, LINCARE - CONCENTRATOR, REFILLS, & NEBULIZER 596.25, MAHASKA - COFFEE, JUICE, & TEA 618.00, WILLIAM MAY - SNOW REMOVAL 65.00, MCKESSON MEDICAL SURGICAL – NURSING SUPPLIES 1907.49, MEDLINE INDUSTRIES, INC. - SUPPLIES 3362.32, MENARDS-VISA-CAPITAL ONE COMMERCIAL - SUPPLIES 130.90, MIDWEST ALARM SERVICES - SERVICE CALL/LABOR 440.77, NEBRASKA NURSING FACILITY ASSOC. - MEMBERSHIP DUES (MONTHLY) 3050.67, NORFOLK AREA SHOPPER - Advertising 350.15, SAMMYE NYMAN - GIFT CARD FOR PERSON WHO PICKED UP MOST SHIFTS 100.00, ONE OFFICE SOLUTION - PAPER 255.93, PENDER COMMUNITY HOSPITAL - LAB FEES 207.03, PENNER PATIENT CARE, INC - SUPPLIES 116.04, PINNACLE BANK-VISA ADMIN - EQUIPMENT, ADVERTISING, PHONE, LICENSES/DUES 2920.94, POSTAGE 132.00, POWER MANAGER LICENSES/DUES/ SUBSCRIPTIONS 6175.23, PRIME TIME HEALTHCARE LLC - NURSING SALARIES 10222.50, PRIORITY INC - STAFFING AGENCY 597.90, PROVIDENCE ENGRAVING LLC - EMPLOYEE NAME TAGS 66.60, RIGHT AT HOME - NORFOLK - STAFFING AGENCY 341.77, SCHMIDT SPEECH LANGUAGE PATHOLOGY SERVICE – MEDICARE PHYSICAL THERAPY 16933.48, SCRUBS ON WHEELS - EMPLOYEE SCRUBS 2178.33, SECURE CARE - ADULT TRANSMITTER 260.58, SECURITY SHREDDING SERVICES – DOCUMENT SHREDDING 40.00, TARA M SMITH - DIETITIAN SERVICES 811.57, STATE OF NE-DHHS DIV MEDICAID & LTC - QUALITY ASSURANCE FEE OCTOBER 1-DECEMBER 31 7689.50, STUREK MEDIA - ADVERTISING 316.65, SYSCO LINCOLN - FOOD PURCHASES 11240.31, TIM'S SINCLAIR - FUEL 708.08, TMS-TIME MANAGEMENT SYSTEM - TIME CLOCK 218.60, TRI-STATE NURSING ENTERPRISES, INC. - STAFFING AGENCY 334.09, TROPICAL CREATIONS, INC - 12 MONTH SERVICE & SUPPLIES-AVIARY & AQUARIUM 2402.00, WAYNE HERALD/MORNING SHOPPER - ADVERTISING & PROMOTIONS 220.00, WCC-ARTS & CRAFTS FUND - ACTIVITIES SUPPLIES 183.70, WCC-PETTY CASH - OFFICE SUPPLIES 388.32, WEST POINT NEWS, INC. – ADVERTISING & PROMOTIONS 1730.85, WISNER TRU VALUE HARDWARE & LUMBER - SUPPLIES 91.41, ZACH HEATING & COOLING - REPAIRS 99.00, Total - \$145,834.39

## **CITY OF WISNER**

APPEARA - MOPS 626.33, APPLIED CONNECTIVE TECHNOLOGIES - REMOTE SUPPORT 323.00, ARVID'S FOODTOWN - BOTTLED WATER-HIGH NITRATES 1987.61, BIG ROCK READY MIX, LLC - CONCRETE 479.00, BLUE360 DEGREE MEDIA - NE CRIMINAL & TRAFFIC LAW 23/24 93.75, CRYSTAL BRAUN - CLEANING SERVICES 600.00, C & R AUTO FLEET, LLC - 2012 FORD F-550 SANDING TRUCK 47800.00, CENTRAL VALLEY AG - FUEL 854.18, CLINE WILLIAMS - LEGAL FEES-401k 1187.50, COMPLETE MERCHANT SOLUTIONS - CREDIT CARD CHARGES & FEES 722.30, COUNTRY WELDING & REPAIR - WELD BOOM TRUCK 150.00, CUSHING CONSTRUCTION - TRENCH GAS LINE 11371.85, DAWSON TIRE & WHEEL - TIRE REPAIRS 98.99, DEPT OF ENERGY - WAPA - BUREAU POWER 30517.97, DOHREN TRUCK REPAIR - CLUTCH BRAKE 253.48, DONNER INDUSTRIAL DEVELOPMENTS, INC. - OIL TOTE TOPPER 240.00, ELECTRIC LIGHT FUND - UTILITIES 8228.04, ELECTRICAL ENGINEERING & EQUIPMENT - ELBOWS & RAD W/COUPLER 234.42, ELKHORN VALLEY OUTFITTERS & GUNSMITHING - GLOCK REPAIRS 73.00, EXPENSE SUNDRIES - MISC EXPENSE 137.51, FP MAILING SOLUTIONS - OPTI-MAIL METER & SCALE DEC. TO MARCH 2024 127.50, GREAT PLAINS COMMUNICATIONS - TELEPHONE SERVICE 1045.98, GREATAMERICA FINANCIAL SVCS. - COPIER EXPENSE 284.43, JEO CONSULTING GROUP INC - WASTEWATER TESTING 61628.50, JOHNSON & MOCK PC LLO - LEGAL SERVICES 1086.50, L. P. GILL, INC. - UNLOADING 2357.68, LARM - INSURANCE 427.01, LEAF - 2-PRINTER MAINTENANCE AGREEMENTS 92.16, LITERARY GUILD - BOOKS 34.37, MCI - 800-SERVICE 46.64, MENARDS - NORFOLK - COVER & 14" 5 K ROUND HIGH BAY 757.35, MICHAEL TODD INDUSTRIAL SUPPLY - STREET SIGNS 151.53, MICROMARKETING LLC - SUPPLIES 28.00, MIDWEST BANK - COMBINED UTILITIES BOND REVENUE-CD RENEWAL 69674.39, ELECTRIC SINKING 103226.45, ENTERPRISE SINKING 104990.77, GAS CD RENEWAL 104990.78, GAS CD RENEWAL 104990.78, MIDWEST LABORATORIES, INC - TESTING 1609.56, MIDWEST SERVICE & SALES CO. - SPLIT COUPLERS

85.05, MUNICIPAL ENERGY AGENCY OF NEBRASKA - FIRM POWER NOVEMBER 2023 43636.38, MUTUAL OF OMAHA - EMPLOYEE LIFE INSURANCE 83.88, NATIONAL PUBLIC GAS AGENCY - COMMODITY CHARGE-NOVEMBER 2023 29536.58, NEBRASKA DEPT. OF REV. SALES TAX - SALES TAX EXPENSE 13741.24, NEBRASKA DEPT. OF REV. LODGING TAX - STATE LODGING TAX 0.72, NEBRASKA PUBLIC HEALTH ENVIRONMENTAL LAB - TESTING 45.00, NEON LINK - CREDIT CARD CHARGES & FEES 101.60, OLSSON - WISNER WATER TOWER & MAINS 3760.24, ONE CALL CONCEPTS, INC. - DIGGERS HOTLINE/LOCATE REQUESTS 18.61, ONE OFFICE SOLUTION - FLASH DRIVES 55.00, PINNACLE BANK-VISA CREDIT CARD - DRUG TESTING SUPPLIES 2318.91, PRECISION IT - AGREEMENT 60.00, SAPP BROS, INC.-WESTPOINT - FUEL 8463.07, SEALS & SERVICE INC. - HOSE MATERIAL 37.04, STATE OF NEBRASKA - ENERGY ASSISTANCE REFUND-C. AMEN 1098.56, T & R ELECTRIC - TRANSFORMERS 13949.52, TIM'S SINCLAIR, LLC - FUEL 250.14, U C I TESTING - DRUG TESTING ANNUAL FEE 800.00, VERIZON WIRELESS - POLICE CELL PHONE 337.90, WESCO RECEIVABLES CORP - NORDIC ND 2799.30, WILKS PUBLICATIONS INC - BOOKS 88.00, WISNER AUTO VALUE - WATER PUMP 491.10, WISNER CARE CENTER - DINKLAGE GRANT-REMODEL 1089.19, GENERAL OPERATING LOAN 150000.00, WISNER COMMUNITY ARTS & REC. ASSN - DINKLAGE GRANT-FALL SPORTS 3631.00, WISNER HERITAGE MUSEUM SOCIETY - DINKLAGE GRANT-GENERAL EXPENSES 415.96, WISNER NEWS CHRONICLE - PUBLICATION EXPENSE 920.04, WISNER SENIOR CENTER - MONTHLY EXPENSE 1049.81, WISNER TRUE VALUE - REPAIRS 634.74, WISNER WEST - FUEL 1491.91, Total - \$944,519.80, DECEMBER PAYROLL 46550.79, Grand Total - \$991,070.59

#### **CITY OF WISNER AND WISNER RURAL FIRE BOARD**

SANDRA ATKINS - 20 HOUR EMT REFRESHER CLASS 600.00, CITY OF WISNER - UTILITIES 971.59, GREAT PLAINS COMMUNICATIONS - TELEPHONE & INTERNET SERVICE 202.74, MATHESON TRI-GAS, INC. - OXYGEN 244.92, ONE BILLING SOLUTIONS - BILLING SERVICES 952.88, STRYKER SALES CORP. - LUCAS BATTERY 750.25, WEST POINT ARNOLD MOTOR SUPPLY - PINSTRIPE REMOVAL 12.99, WISCONSIN PHYSICIANS SERVICE - MEDICARE REENROLLMENT FEE 709.00, WISNER FIRE AUXILIARY - CARPET CLEANING 450.00, WISNER WEST - FUEL-AMBULANCE 314.85, Total - \$5,209.22