

City of Cambridge
City Council Meeting
Monday March 4, 2024
6:30 P.M.

Cambridge Community Building
722 Patterson St

Pursuant to notice published in the Valley Voice on February 22, 2024, the Cambridge City Council convened in open public meeting at 6:31 P.M. on March 4, 2024 at the Cambridge Community Building, 722 Patterson Street. Present were Mayor David Gunderson, City Council Members Vernita Saylor, Mike Harris, Nora McGowen, John Kutnink, Jeff Ommert and Kevin Banzhaf. City Staff present were City Clerk/Treasurer Courtney Stanton, Utility Supervisor Mike Tomlin, Billing Clerk Bethany Stritt and City Attorney Lisa Shifflet. Visitor present Genny Kubik *Valley Voice*, Al Rogers *Twin Valley Public Power*, Sarah Calvert, Craig Bennet *Miller & Associates* and Austin Partridge *Nothland*. Mayor Gunderson opened the meeting with the Pledge of Allegiance. Mayor Gunderson announced the open meeting law is posted on the east wall of the meeting room and available for public inspection.

Consent Agenda:

Approval of minutes of previous City Council Meetings (provided prior to meeting)

- February 19, 2024

Approval of Claims Report

- Claims

Arapahoe Municipal Golf Course & Country Club Special Designated License September 21, 2024

Library Board Minutes of February 14, 2024

Butler Memorial Library 2023 Nebraska Public Library Survey

Museum Board Minutes of February 21, 2024

Cambridge Rescue Service Minutes of January 29, 2024

City of Cambridge
Claims Report
To Mayor and City Council
2/19/2024
02/6/2024 to 02/19/2024

Claim Number	Check No.	Vendor, For	Amount	Dept. Total
<u>COMBINED UTILITY AND CITY ACCOUNT</u>				
	34239-			
1	34240	Payroll	4,100.79	
2	34241	Twin Valleys Public Power, Purchased Power	196,475.42	
	34242-			
3	34244	Cambridge Post Office, Postage	569.74	
	34245-			
4	34246	Payroll	3,849.69	
5	34247	Ag Valley, Fuel	286.57	
6	342489	Anew Travel Center, Fuel	286.57	
7	34249	Bethany Stritt, Deductible	72.29	

8	34250	Blue Cross, Blue Shield of Nebraska, Health Insurance	13,024.16	
9	34251	CAMAS Publishing, Publications	294.28	
10	34252	Cambridge General Store, Supplies	156.42	
11	34253	Cambridge Super Market, Supplies	14.07	
12	34254	Cambridge Telephone, Utility	1,284.20	
13	34255	CLIA Laboratory Program, Certificate Fee	248.00	
14	34256	David Gunderson, Mileage Meals Mid Winter Conference	438.12	
15	34257	David Houghtelling, Vision/Dental, Deductible, Flex Spend	493.40	
16	34258	Eakes Office Solutions, Paper Folder, Envelopes	998.24	
17	34259	Furnas County Treasurer, Police Contract	5,666.67	
18	34260	Greg Howerter, Employee Deductible	18.14	
19	34261	Hayden Ekberg, Employee Deductible	72.22	
20	34262	Hilker Transportation, Grass Pile Loads	5,000.00	
21	34263	Jeffrey R Jackson, Fuel	75.27	
22	34264	JKEC, Fee Service, COS	1,000.00	
23	34265	John Kutnink, NEMSA Conference	210.00	
24	34266	John MacLeod, Net Meter Refund	99.22	
25	34267	Matheson Tri Gas, Ambulance Oxygen	117.36	
26	34268	Mike Tomlin, Vision Benefit, Deductible	1,012.32	
27	34269	Miller & Associates, Comprehensive Plan Workshops	13,150.00	
28	34270	Mutual of Omaha, Life Insurance	162.00	
29	34271	Nebraskaland Tire, Tires	1,140.72	
30	34272	Northwestern Mutual, Annuity	3,164.73	
31	34274	Sandry Fire, Fire Dept. Supplies	1,440.00	
32	34275	Verizon Wireless, Cell Phones	321.24	
33	34276	Western Area Power Administration, Purchased Power	6,182.81	
34	34277	Payroll	138.52	
35	ACH	Internal Revenue Service, Federal With holdings	810.08	
36	ACH	Nebraska Department of Revenue, State With holdings	46.19	
37	ACH	Payroll	4,435.75	
38	ACH	Nebraska Department of Revenue, State With holdings	1,000.43	
39	ACH	Internal Revenue Service, Federal With holdings	5,884.09	
40	ACH	Black Hills Energy, Utility	3,810.02	
41	ACH	Payroll	13,572.86	
42	ACH	City of Cambridge, Utility	7,334.49	298,457.09
		<u>LB840 Economic Development:</u>		
43	4770	Cambridge Telephone, Utility	69.70	
44	4771	Melissa Jackson, Contract	2,144.43	
45	ACH	Waypoint Bank, Down Payment Assistance, Wire Fee	15,025.00	
46	ACH	Waypoint Bank, Down Payment Assistance, Wire Fee	15,025.00	32,264.13
		TOTAL	330,721.22	330,721.22

47	34273	Ommert Tech, Computer Lease	425.53
		Grand Total	331,146.75

Mayor David Gunderson removed claim #23, #29 and #47 from consent agenda.

Mike Harris stated the motion, seconded by John Kutnink to approve all other items listed under the consent agenda. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

Vernita Saylor stated the motion, seconded by Nora McGowen to approve claim #23. John Kutnink abstained from voting. Voting yes were Vernita Saylor, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

John Kutnink stated the motion, seconded by Vernita Saylor to approve claim #29 in the amount of \$1,140.72. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

Vernita Saylor stated the motion, seconded by Mike Harris to approve claim #47. Jeff Ommert abstained from voting. Voting yes were Vernita Saylor, John Kutnink, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

Craig Bennet of Miller and Associates was present for the Planning Commission meeting on March 4, 2024 for Harvest Meadows Tenth Public Hearings for rezoning "A-1" to "R-1", Preliminary Plat and Final Plat. Planning Commission made recommendation to the City Council for Harvest Meadows Tenth rezoning "A-1" to "R-1", Preliminary Plat and Final Plat. On February 7, 2024 at 2 p.m. construction bids were opened at Miller and Associates office in Kearney, Nebraska. Craig went over bidders, bid amounts, substantial completion and final completion dates with the City Council. Bids are due to expire 30 days from the opening of bids which would be March 7, 2024. An extension would be required to go past the March 7, 2024 date for acceptance of bids. City Council held discussion regarding bid amounts, completion dates and repayment of debt. Courtney Stanton informed the council that repayment for debt would come from TIF income and money that was currently in the TIF account. Courtney gave an example to the council of anticipated income and expense for Harvest Meadows based on current 2023 County Valuations and 2024 Property Tax Levy. Courtney cautioned the council that TIF income heavily weights on changes in County Valuation and Property Tax Levy amounts and that could affect repayment on bond issues at the end of the Debt Service Schedule.

Jeff Ommert stated the motion, seconded by Mike Harris to accept bids from Midlands Contracting, Inc. and Werner Construction, Inc. in the amount of \$2,519,547.95 for Harvest Meadows 10th Addition, Infrastructure Improvements. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

Austin Partridge of Northland was present to discuss General Obligation Various Purpose Bonds for the City of Cambridge Funding for Infrastructure Harvest Meadow Tenth Improvements. Short term

financing with local banks was also discussed as an option. Ordinances and Resolutions for bonds was discussed to include Paving Districts, Water, Sewer Extension Districts and Reimbursement Resolutions. Interest rates for 2 year BAN was 4.00% - 4.25%. Long term financing interest rates for fifteen years was 4.5% and twenty years was 4.75% with 5 year call period.

Mike Tomlin reported the city has been working on filling potholes. Generators will be serviced in March. Statue was delivered and is at the 1st State Bank. The guys have been working on grass pile since it has been smoldering. Mike Tomlin and Hayden Ekberg will be attending Backflow classes. Mike Tomlin, Hayden Ekberg and Randy Hoelscher will be attending classes for Pesticide License. Randy Hoelscher will be taking Grade 4 water class. Mike discussed the leak at the west side of town and having a company come that will cut in valves at \$7,500.00 a piece without disturbing water services. Courtney will look at budget for two valve cuts at \$7,500.00 per cut.

Courtney Stanton included Line Loss report for the council.

Al Rogers of Twin Valley Public Power was present to go over tree trimming bids. Standard cut would be a 5 year cut. There will be additional cost for Twin Valley Public Power. KW & Son's Tree Service was \$30, 000, Double L Tree Service \$51,600 and Matthew Hanzlick \$68, 0000. John Kutnink stated the motion, seconded by Mike Harris to accept bids from KW & Son's Tree Service in the amount of \$30,000 for tree trimming. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

Mayor Gunderson called executive session to order at 7:38 P.M. to discuss personnel.

Vernita Saylor stated the motion, seconded by John Kutnink, to enter executive session at 7:38 P.M. to discuss personnel. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

No decision were made during executive session.

Vernita Saylor stated the motion, seconded by Mike Harris, to exit executive session and return to regular meeting at 7:40 P.M. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

No decision were made during executive session.

City Council discussed open positions and applications for park maintenance, cemetery maintenance and swimming pool manager. John Kutnink stated the motion, seconded by Mike Harris to approve hiring Sarah Calvert for Swimming Pool Manager. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

John Kutnink stated the motion, seconded by Mike Harris approve purchasing Stryker Powerload Procure Service in the amount of \$20,908.80. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

Adjournment:

Vernita Saylor stated the motion, seconded by Kevin Banzhaf to adjourn at 8:03 P.M. Voting yes were Vernita Saylor, John Kutnink, Jeff Ommert, Mike Harris, Nora McGowen and Kevin Banzhaf; none voted no. Motion carried unanimously.

Attest: _____
Courtney Stanton, City Clerk/Treasurer

David Gunderson, Mayor

