

A regular meeting of the Mayor and the City Council of O'Neill was held at the City Hall in said City on the 5th day of May, 2025 at 6:30 P.M.

Present: Mayor Scott Menish, Deputy City Clerk/Treasurer Jan Fuhrer, City Attorney Boyd Strobe, Council President Quana Wheeler and Council members; Kayla Burdick, Michelle Liewer, Tim Schneider, Paul Asche, Beth Walsh and Tim Gleason. Absent: City Clerk/Treasurer Sarah Sidak and Council member Chris Laursen.

Notice of this meeting was given in advance thereof according to Section 84-1408 of the Revised Statutes of Nebraska. Notice of the meeting was given to the Mayor and all members of the Council and a copy of the acknowledgement of receipt of notice and the agenda is attached to the minutes. Availability of the agenda was communicated in the advance notice. All proceedings hereafter shown were taken while convened meeting was open to the attendance of the public.

The meeting was called to order by Mayor Scott Menish. The Pledge of Allegiance was recited. Mayor Menish informed the public of the location of the Open Meetings Act poster.

Moved by Schneider, second by Asche to waive the reading of the minutes of the April 7th meeting and approve them as if read. Roll call vote as follows: All Ayes. Motion carried.

Council member Asche introduced Ordinance No. 1433, which is on file with the City Clerk.

City Attorney Strobe read Ordinance No. 1433 by title and number.

ORDINANCE NO. 1433
OF THE
CITY OF O'NEILL, NEBRASKA

AN ORDINANCE AUTHORIZING THE ISSUANCE AND SALE BY THE CITY OF O'NEILL, NEBRASKA OF ITS GENERAL OBLIGATION HIGHWAY ALLOCATION FUND PLEDGE REFUNDING BONDS, SERIES 2025B, IN ONE OR MORE SERIES IN AN AGGREGATE PRINCIPAL AMOUNT OF NOT TO EXCEED EIGHT HUNDRED FIFTY THOUSAND DOLLARS (\$850,000) TO REFUND CERTAIN OUTSTANDING BONDS OF THE CITY; AUTHORIZING CERTAIN OFFICIALS TO DETERMINE THE FINAL AGGREGATE PRINCIPAL AMOUNT, MATURITIES, RATES, REDEMPTION PROVISIONS, AND OTHER TERMS AND DETAILS OF SUCH BONDS; AUTHORIZING THE DESIGNATION OF ANY SERIES OF BONDS AS EITHER TAX-EXEMPT OR TAXABLE OBLIGATIONS; PLEDGING FUNDS RECEIVED FROM THE NEBRASKA HIGHWAY ALLOCATON FUND AND PROVIDING FOR THE LEVY AND COLLECTION OF AN ANNUAL TAX FOR THE PURPOSE OF PAYING THE PRINCIPAL OF, PREMIUM, IF ANY, AND INTEREST ON THE BONDS; AUTHORIZING THE DESIGNATION ANY SERIES OF TAX-EXEMPT BONDS AS QUALIFIED TAX EXEMPT OBLIGATIONS; ADOPTING CERTAIN POST-ISSUANCE TAX COMPLIANCE PROCEDURES WITH RESPECT TO THE BONDS; AND AUTHORIZING CERTAIN OTHER DOCUMENTS AND ACTIONS IN CONNECTION THEREWITH.

Brittney Koenig with NPPD did a retail briefing with the Council.

Moved by Walsh, second by Burdick to open the public hearing for the Quana Laursen Minor Subdivision Request. Roll call vote as follows: All Ayes. Motion carried.

Deputy City Clerk Fuhrer informed the Council that the Planning Commission had conducted a public hearing and approved the Minor Subdivision Request as submitted.

No public comment was made.

Moved by Walsh, second by Wheeler to close the public hearing. Roll call vote as follows: All Ayes. Motion carried.

Moved by Walsh, second by Gleason to approve the Quana Laursen Minor Subdivision Request as submitted. Roll call vote as follows: All Ayes. Motion carried.

Moved by Wheeler, second by Asche to approve Avera St. Anthony's Hospital asking Senator Fischer for support for the congressionally directed spending request to replace the boiler and water system for Avera St. Anthony's Hospital that was damaged by the explosion on October 7, 2024. Roll call vote as follows: All Ayes. Motion carried.

There were no hay bids received. The City will advertise again for sealed hay bids to be opened at the next Council meeting on June 2, 2025.

Council member Asche introduced Ordinance No. 1434, which is on file with the City Clerk.

City Attorney Strobe read Ordinance No. 1434 by title and number.

ORDINANCE NO. 1434

OF THE

CITY OF O'NEILL, NEBRASKA

AN ORDINANCE OF THE CITY OF O'NEILL, NEBRASKA, SETTING THE MAXIMUM AMOUNT FOR EXPENDITURE FOR RECOGNITION DINNERS; REPEALING PRIOR ORDINANCES IN CONFLICT HERewith AND PROVIDING FOR AN EFFECTIVE DATE.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF O'NEILL, NEBRASKA, that:

Sec. 1. The Governing Body of the City of O'Neill establishes a policy that sets a maximum of \$50.00 per person that may be spent on one recognition dinner each year for elected and appointed officials, employees, or volunteers.

Sec. 2. The set limit shall not be amended or altered more than once in any twelve-month period.

Sec. 3. That all prior ordinances in conflict herewith are repealed.

Sec. 4. That this ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED AND APPROVED this _____ day of _____, 2025.

SCOTT MENISH, MAYOR

ATTEST:
(SEAL)

SARAH SIDAK, CITY CLERK/TREASURER

City Attorney Strobe read the second reading of Ordinance No. 1431 by title and number.

ORDINANCE NO. 1431

OF THE

CITY OF O'NEILL, NEBRASKA

AN ORDINANCE OF THE CITY OF O'NEILL, NEBRASKA, AMENDING SECTIONS 9-404, 9-415, AND 9-426 OF THE O'NEILL MUNICIPAL CODE; REPEALING PRIOR ORDINANCES IN CONFLICT HERewith AND PROVIDING FOR AN EFFECTIVE DATE.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF O'NEILL, NEBRASKA, that:

Sec. 1. That Section 9-404 of the O'Neill Municipal Code is amended as follows:

"SECTION 9-404: APPLICABLE LANDS

This article shall apply to all lands within the jurisdiction of the City identified on the Flood Insurance Rate Map (FIRM) panels 3101160001C, 3101160003C, 3101160004C dated 9/22/1999, as numbered and unnumbered A Zones (including AE, AO and AH Zones) and within the Zoning Districts FW and FF established in Section 9-415 of this article. In all areas covered by this article, no development shall be permitted except upon the issuance of a floodplain permit to develop granted by the City Council or its duly designated representative under such safeguards and restrictions as the Council or the designated representative may reasonably impose for the promotion and maintenance of the general welfare, health of the

inhabitants of the community and where specifically noted in Sections 9-416 through 9-420."

Sec. 2. That Section 9-415 of the O'Neill Municipal Code is amended as follows:

"SECTION 9-415: ESTABLISHMENT OF DISTRICTS

The mapped flood plain areas within the jurisdiction of this article are hereby divided into two districts: a floodway overlay district (FW) and a floodway fringe overlay district (FF) identified in the Flood Insurance Study **310116V000 dated 9/22/1999**. Within these districts, all uses not meeting the standards of this article and those standards of the underlying zoning district shall be prohibited. These zones shall be consistent with the numbered and unnumbered A Zones as identified on the official FIRM and identified in the Flood Insurance Study provided by the Federal Insurance Administration."

Sec. 3. That Section 9-426 of the O'Neill Municipal Code is amended as follows:

SECTION 9-426: DEFINITIONS

a. The definition "New Manufactured Home Park or Subdivision" shall be added:

"New Manufactured Home Park or Subdivision means a manufactured home park or subdivision for which the construction of facilities for servicing the lots on which the manufactured homes are to be affixed (including at a minimum, the installation of utilities, the construction of street, and either final site grading or the pouring of concrete pads) is completed on or after the effective date of floodplain management regulations adopted by a community."

b. The following definition shall be added:

"Expansion to an Existing Manufactured Home Park or Subdivision means the preparation of additional sites by the construction of facilities for servicing the lots on which the manufactured homes are to be affixed (including the installation of utilities, the construction of street, and either final site grading or the pouring of concrete pads)."

Sec. 4. That all prior ordinances in conflict herewith are repealed.

Sec. 5. That this ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED AND APPROVED this _____ day of _____, 2025.

SCOTT MENISH, MAYOR

ATTEST:
(SEAL)

SARAH SIDAK, CITY CLERK/TREASURER

The Council tabled until the June meeting the disclosure/conflict of interest forms C-2 and C-4 for Quana Wheeler, Jeff Schmeichel and Cully Forker for employee Josh Wheeler and contract laborers Brenda Schmeichel and Melissa Forker.

City Attorney Strobe will draft a Resolution pertaining to installing a crosswalk between Benton Street and Adams Street on 4th Street.

Moved by Wheeler, second by Burdick to approve PIP-LB840-200 for a new sign in the amount of \$390.40. Roll call vote as follows: All Ayes. Motion carried.

Moved by Schneider, second by Asche to approve the Treasurer's Report. Roll call vote as follows: All Ayes. Motion carried.

Moved by Wheeler, second by Asche to approve the bill submitted at this meeting by O'Neill Lumber. Roll call vote as follows: Aye; Asche, Wheeler, Burdick, Liewer, Walsh and Gleason. Nay: none. Abstain: Schneider. Absent: Laursen. Motion carried.

Moved by Asche, second by Wheeler to approve the remaining bills. Roll call vote as follows: All Ayes. Motion carried.

ALL FUNDS

| | | | |
|---------------------------|------------|--------------------------|-----------|
| Payroll, salary | 157,431.52 | FED & FICA, tax | 35,860.82 |
| American Family, ins | 2,053.20 | Black Hills Energy, util | 1,714.56 |
| BlueCrossBlueShield, ins | 56,206.88 | Bomgaars, su | 1,024.03 |
| Colonial Life, ins | 1,083.44 | Guardian, ins | 1,738.30 |
| John Hancock, pension | 8,413.30 | NE Dept. of Revenue, tax | 5,063.78 |
| NPPD, util | 17,063.87 | NT&T, phone | 957.47 |
| Quadient Finance, postage | 1,000.00 | Quadient Leasing, pmt | 1,044.15 |
| Unum, ins | 247.64 | Verizon, phone | 670.67 |
| Wex Bank, fuel | 7,845.28 | | |

GENERAL FUND

| | | | |
|-----------------------------|------------|---------------------------|----------|
| AKRS, ser | 1,692.98 | Allo, ser | 12.00 |
| Appeara, su | 543.76 | AT&T, phone | 175.59 |
| Boarders, room | 1,079.60 | Bullseye Fire, ser | 675.00 |
| C&S Repair, ser | 20.00 | Carhart, su | 139.16 |
| Century Link, phone | 66.19 | Contingent Fund, su | 28.00 |
| Cummins, ser | 2,324.36 | Dearborn Life, ins | 86.00 |
| Ecolab, su | 78.75 | Emme Sand & Gravel, su | 525.52 |
| FCF, ser | 1,210.00 | Feld Fire, su | 817.92 |
| Fire Protection, ser | 250.00 | Floor Maintenance, su | 51.98 |
| GreatAmerica Financial, pmt | 218.25 | Great Plains Sm Eng., pmt | 347.23 |
| Holt Co Independent, ad | 189.55 | Island Supply, su | 180.40 |
| KBRX, ad | 30.00 | Kracl Irrigation, su | 18.15 |
| LB840 Fund, pmt | 31,633.22 | LONM, fees | 395.00 |
| NE Statewide EMS, fees | 275.00 | Alex Miles, fees | 300.00 |
| Ogden's, su | 274.81 | O'Neill Lumber, su | 11.99 |
| O'Neill Pharmacy, su | 385.93 | Pinnacle Bank, su | 102.97 |
| Ranchland Auto, su | 17.60 | Reiser Ins, ins | 1,079.50 |
| Brenda Schmeichel, ser | 750.00 | Paul Schwindt, ser | 185.00 |
| Site One Landscape, su | 5,825.86 | Strobe Law, fees | 1,217.00 |
| Tax Commissioner, tax | 14.12 | Team Lab, su | 2,645.76 |
| Tri Co Bank, re | 409,271.87 | VSP, ins | 93.88 |
| Mike Walker, ser | 100.00 | Wettlaufer's, su | 134.47 |

POLICE FUND

| | | | |
|-----------------------------|--------|---------------------|--------|
| AT&T, phone | 38.09 | Century Link, phone | 81.19 |
| Contingent Fund, su | 10.02 | Melissa Forker, ser | 160.00 |
| GreatAmerica Financial, pmt | 129.00 | Heartland Fire, ser | 117.87 |

| | | | |
|------------------------------------|-----------|---------------------------|-----------|
| Holiday Inn, room | 615.00 | Holt Co 4Paws, ser | 200.00 |
| Moody Motor, ser | 1,042.80 | O'Neill Car Wash, ser | 117.39 |
| O'Neill Shopper, ad | 62.00 | Pinnacle Bank, su | 648.55 |
| Security Shredding, ser | 60.00 | Sobotka Carpentry, ser | 50,000.00 |
| Strope Law, fees | 455.00 | Jacy Wheeler, ser | 72.00 |
| <u>STREET FUND</u> | | | |
| Appeara, su | 337.47 | Carhart, su | 200.93 |
| Cole Redi Mix, su | 1,782.50 | Connot Tire, ser | 130.51 |
| FCF, ser | 1,348.00 | Great Plains Sm Eng., pmt | 216.73 |
| Olsson, fees | 2,166.43 | O'Neill Auto, su | 24.13 |
| Strope Law, fees | 378.00 | Team Lab, su | 2,355.58 |
| VSP, ins | 23.97 | | |
| <u>SEWER FUND</u> | | | |
| Accounts Management, pmt | 700.98 | Contingent Fund, su | 30.00 |
| Cubby's, fuel | 58.41 | FedEx, ser | 52.53 |
| Grainger, su | 77.05 | Hawkins, su | 4,550.00 |
| Johnson Ser., ser | 20,300.00 | Midwest Lab, su | 323.14 |
| NDEE, pmt | 150.00 | NE Generator, ser | 1,322.95 |
| Ogden's, su | 364.99 | O'Neill Electric, ser | 1,761.00 |
| One Call, ser | 14.42 | Postmaster, su | 175.00 |
| Ranchland Auto, su | 35.53 | Tax Commissioner, tax | 5,353.35 |
| USA BlueBook, su | 564.25 | VSP, ins | 39.45 |
| <u>WATER FUND</u> | | | |
| AKRS, ser | 51.86 | Badger Meter, su | 472.56 |
| City Utility Deposit, re | 1,440.00 | Contingent Fund, su | 60.00 |
| FedEx, ser | 131.46 | Grainger, su | 77.06 |
| Hawkins, su | 2,925.18 | Metering & Technology, su | 25,436.25 |
| NE Child Support, pmt | 141.24 | NE Generator, ser | 526.00 |
| NE Public Health, tests | 111.00 | Olsson, fees | 1,630.91 |
| One Call, ser | 14.43 | Postmaster, su | 175.00 |
| Ranchland Auto, su | 35.54 | Smoke It Up, ser | 188.03 |
| Tax Commissioner, tax | 1,066.94 | | |
| <u>SOLID WASTE FUND</u> | | | |
| Accounts Management, pmt | 400.00 | AKRS, ser | 1,077.74 |
| Butler Co. Landfill, fee | 42,854.49 | Connot Tire, ser | 1,124.90 |
| Cubby's, fuel | 174.17 | Elliott Equip, ser | 3,019.63 |
| Linweld, su | 46.00 | NE Child Support, pmt | 318.46 |
| Niobrara Valley, util | * | Paul Schwindt, ser | 175.00 |
| Strope Law, fees | 245.00 | | |
| <u>COMMUNITY IMPROVMENT</u> | | | |
| Norfolk Daily News, ad | 80.25 | | |

PAUL ASCHE, WARD III
QUANA WHEELER, WARD III

Water and Sewer Superintendent, Jason Baker, informed the Council that he has to install a new water line on Putter Street South of Cedar Street for new development in the area. City Attorney Strope advised the Council that they would need to hold a special meeting so they can approve letting out for bids for this project.

Mayor Menish informed the Council that he had appointed Laursen, Asche and Liewer to the Wage Committee. As well as City employees Greg Walters, Tristan Keyes and Sarah Sidak.

Moved by Schneider, second by Wheeler to adjourn. Roll call vote as follows: Aye; Asche, Wheeler, Liewer, Schneider, Walsh and Gleason. Nay: Burdick. Absent: Laursen. Motion carried.

The meeting was adjourned at 7:30 P.M.

SCOTT MENISH, MAYOR

ATTEST:
(SEAL)

JANIS FUHRER, DEPUTY CITY CLERK/TREASURER
