

## REGULAR MEETING

A meeting of the Mayor and City Council of Cozad, Dawson County, Nebraska was convened in open and public session at 7:00 p.m. on Monday, July 11, 2022, in the Council Chambers of the City Office Building at 215 West 8<sup>th</sup> Street. A copy of the Open Meetings Act is posted in the Council Chambers.

Present for the meeting were: Mayor Kloeping, City Administrator Schwanz, City Attorney Trusdale, Councilmembers: Olds, Montgomery, Leahy, Kloppenborg, Clerk Kloeping, Sergeant Reynolds, Commissioner Weinmaster, Commissioner Fales, Commissioner Franzen, Library Director Yocom.

Not present: Police Chief Montgomery.

Notice of the meeting was given in advance by publishing in the Tri City Trib. Advance notice and a copy of the agenda was given to members of the City Council. All proceedings hereafter shown were taken while the meeting was opened to the attendance of the public.

Mayor Kloeping opened the meeting at 7:00 p.m.

Montgomery moved, Olds seconded, to open the public hearing at 7:03 p.m. Roll call vote: Yea – Leahy, Kloppenborg, Olds, Montgomery. No – None.

The public hearing was a show cause hearing on declared nuisance property – 2022 COZ 029 at 701 East 11<sup>th</sup> Street. The hearing officer was City Attorney Trusdale. Trusdale marked and received the following:

- Exhibit 1 – Nuisance Ordinance
- Exhibit 2 – Resolution Appointing Nuisance Officer
- Exhibit 3 – GIS Workshop Assessor Sheet
- Exhibit 4 – Property Photos 4/26/2022
- Exhibit 5 – Regular Courtesy Letter 5/2/2022
- Exhibit 6 – Property Photos 6/13/2022
- Exhibit 7 – Resolution of Declared Nuisance
- Exhibit 8 – Letter of Declared Nuisance 6/21/2022
- Exhibit 9 – Written Request for Show Cause Hearing 6/23/2022
- Exhibit 10 - Notification of Show Cause Hearing for Property Owner and Publication 7/1/2022

Both homeowners swore under oath and stated their names and address. Chris Morris 701 East 11<sup>th</sup> Street and Jolene Morris 701 East 11<sup>th</sup> Street. Morris stated that he took tires out of his garage when cleaning it and they were out for 2 days, the 2 tires are spares. One is for a pickup and one for the camper. They stated that they were orderly by the wood pile and then stood them up by the back fence and don't think they should be considered a nuisance since they are used and not able to collect water.

Leahy moved, Montgomery seconded, to close the public hearing at 7:16 p.m. Roll call vote: Yea – Olds, Kloppenborg, Montgomery, Leahy. No – None.

Leahy moved, Kloppenborg seconded, to make the decision at the next meeting. Roll call vote: No – Montgomery, Olds. Yea – Kloppenborg, Leahy. Mayor voted no to break tie. Motion failed.

Olds moved, Montgomery seconded, to make a motion to take no-action meaning the Resolution still stands declaring the property a nuisance. Roll call vote: Yea – Leahy, Kloppenborg, Montgomery, Olds. No – None.

Montgomery moved, Olds seconded, to open the public hearing at 7:19 p.m. Roll call vote: Yea – Kloppenborg, Leahy, Olds, Montgomery. No – None.

Jen McKeone gave an update of the current CDBG Project for updates to the Cozad Grand Generation Center – CDBG 20-EMCV-010. The ice machine was updated, and a new steam table replaced an old one to keep up in a crisis. The shelving and flooring will be updated, and the roof will be finished by fall. There should be no issue with completing the project by June 2023. Public comment stated that it's a wonderful project.

Kloppenborg moved, Leahy seconded, to close the public hearing at 7:24 p.m. Roll call vote: Yea – Olds, Montgomery, Leahy, Kloppenborg. No – None.

Montgomery moved, Kloppenborg seconded, to open the public hearing at 7:25 p.m. Roll call vote: Yea – Leahy, Olds, Kloppenborg, Montgomery. No – None.

Jen McKeone gave an update of the current CDBG Project for updates to the Christ the King Parish Hall – CDBG 20-EMCV-007. This is the red cross emergency location that needs electric upgrades, handicap access in bathrooms and all doors updated to be handicap accessible. The 3 bids that came in were above the amount they received, and Dowhower Construction was the lowest and only one to commit to completing the project in 12 months. Negotiations took place and the bid ended at approximately \$20,000 over so the church will have to pay the extra amount for these updates to take place.

Leahy moved, Olds seconded, to close the public hearing at 7:27 p.m. Roll call vote: Yea – Kloppenborg, Montgomery, Olds, Leahy. No – None.

Montgomery moved, Leahy seconded, to approve the consent agenda that included:

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Approve payment of \$2,190.00 to COZ-HR-17 and Eickmeier Construction for CDBG 18-HO-33060.

Approve payment of \$6,481.00 to COZ-HR-21 and Bates Construction for CDBG 18-HO-33060

Approve payment of \$10,305.00 to COZ-HR-20 and Bates Construction for CDBG 18-HO-33060

Approve payment of \$500.00 to COZ-HR-23 and Eickmeier Construction for CDBG 18-HO-33060

Approve payment of \$870.00 to COZ-HR-23 and Flash Electric for CDBG 18-HO-33060

Approve payment of \$6,776.00 to COZ-HR-18 and Fagot Refrigeration for CDBG 18-HO-33060

Approve payment of \$2,567.72 and \$144.48 to CDS Inspections for CDBG 18-HO-33060

Approve Drawdown #24 for CDBG 18-HO-33060 - \$27,229.03

Roll call vote: Yea – Olds, Kloppenborg Leahy, Montgomery. No-None.

Montgomery moved, Olds seconded, to approve the claims: ABILITY Network Inc. – ex-115.76, AMAZON BUSINESS -su- 32.70, American Transportation & Equipment Compa -ex- 565.88, BLACK HILLS ENERGY -ex- 2164.30, BOARD OF PUBLIC WORKS – ex-9914.03, Estella Beenblossom – ex- 795.60, CARDMEMBER SERVICES -su- 779.95, CHOICE PAINT AND SUPPLY – su-330.02, COLONIAL LIFE -ex- 3254.08, COZAD SERVICES -su- 538.41, COZAD TELEPHONE COMPANY – ex- 2252.90, COZAD VETERINARY CLINIC -ex- 21.00, CULLIGAN -ex-112.74, CENGAGE LEARNING INC/GALE -su- 97.72, Consolidated Management Company -ex- 208.87, D & M SECURITIES -ex- 166.50, DAWSON PUBLIC POWER DISTRIC -ex- 466.85, DEMCO INC -su-194.56, DETERDING'S CLASSIC SPA & TUB INC -su- 34.18, DORSCHER INC -su- 93.01 DOUBLE L EMBROIDERY -su- 188.79, EAKES OFFICE SOLUTIONS -su- 636.95, EFTPS -ex- 32962.25, ERIN M MCCARTNEY CHPT 13 TRUSTEE – ex-254.00, Mary Edenburn -ex- 600.00, Equitable Financial Lif Ins Co of Americ – ex- 97.40, FAIRFIELD INN & SUITES -ex- 219.90, FLASH ELECTRIC, LLC -ex- 416.90, FYR - TEK INC -su- 4671.98, GARRETT TIRES, TREADS & APPLIANCES -su- 57.85, KIM HARTMAN -su- 58.24, HOMETOWN LEASING -ex- 339.60, INGRAM LIBRARY SERVICES INC -su- 1248.91, JACK'S WELDING LLC -su- 191.76, KENNEDY LANDSCAPE SERVICE LLC -su- 985.50, Brandi Kloeping -ex- 119.24, Rex Kotschwar -ex- 70.00, LEXINGTON AREA SOLIDWASTE AGEN -ex- 9427.06, MEAD LUMBER CO INC – 145.73, MICROFILM IMAGING SYSTEMS -su- 70.00, MID-IOWA SOLID WASTE EQUIPMENT CO., INC. -su- 63.10, MID-PLAINS COMMUNITY COLLEGE -ex- 300.00, MicroMarketing LLC -su- 44.53, NEBRASKA DEPT REVENUE -ex-4904.85, NEBRASKA LAW ENFORCEMENT – ex- 75.00, NEBRASKA LIBRARY ASSOCIATION -ex- 175.00, NSA & POAN CONFERENCE – ex-170.00, O'Reilly Automotive, Inc. -su- 213.87, OCLC -ex- 551.61, OLSSON ASSOCIATES – ex-5706.22, OVERDRIVE -su- 603.71, PAULSEN INC -ex-1719.00 PLATTE VALLEY GLASS AND TRAILERS -su- 50.00, PONY EXPRESS -ex- 48000.00, REAMS SPRINKLER SUPPLY CO., INC -su- 2621.00, Randy J Hock -ex- 800.00, Regional Care Inc. -ex- 59201.48, Rickey's Removal, LLC -ex- 30.00, SIGN PRO -su- 24.00, SONNY'S SUPER FOODS -su- 1683.90, SUPER 8 MOTEL - GRAND ISLAND – ex-1488.00, SYNDICATE PUBLISHING -ex-161.64 Spark Joy Charlotte -ex- 151.00, David Squires -ex- 3000.00, T A S C -ex- 3022.14, TED'S TRUCK & AUTO REPAIR -su-164.95, TRI CITY TRIBUNE -su- 26.14, The Lincoln National Life Insurance Comp -ex- 391.45, VILLAGE UNIFORM – su-256.36 VOYA FINANCIAL - ex- 16060.76, VVS INC. -su-e 83.42, Verizon Wireless -ex - 247.88, W BAR FIRE EXTINGUISHERS LLC - ex- 69.48, Wilson Public Library -su- 35.23, LAURIE YOCOM – su-54.57, Total - 227051.41

Roll call vote: Yea – Leahy, Kloppenborg, Olds, Montgomery. No – None.

City Attorney Trusdale swore in Officer Justin South.

Olds moved, Montgomery seconded, to approve ratifying the purchase of the police car for \$48,000.00 from Pony Express Chevrolet. Roll call vote: Yea – Kloppenborg, Leahy, Montgomery, Olds. No – None.

Mayor Kloeping moved agenda item 3 to the bottom of the list.

Olds moved, Kloppenborg seconded, to approve the Duplication of Benefits Policy for the CDBG-CV. Roll call vote: Yea – Leahy, Montgomery, Olds. No – None. Absent and not voting – Kloppenborg.

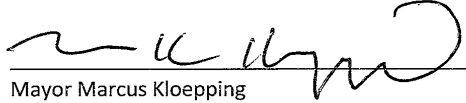
Leahy moved, Kloppenborg seconded, to approve the BID Board request to paint an art display on the Meridian and 8<sup>th</sup> Street intersection. The intersection will be closed on July 30<sup>th</sup> and 31<sup>st</sup> for approximately 12 hours and the BID will do the upkeep every year. Roll call vote: Yea – Olds, Montgomery, Kloppenborg, Leahy. No – None.

Kloppenborg moved, Leahy seconded, to approve the BID Board request to modify the boundaries of the district to include the "Green Space". BID will upkeep the landscape. Roll call vote: Yea – Montgomery, Olds, Leahy, Kloppenborg. No – None.

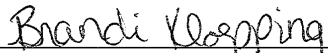
Leahy moved, Montgomery seconded, to approve a 4% cost of living adjustment. Roll call vote: Yea – Olds, Kloppenborg, Montgomery, Leahy. No – None.

Recognition of Nick Reynolds for 5 years of service with the City.

There being no further business, meeting adjourned at 7:59 p.m.

  
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Mayor Marcus Klopping

ATTEST:

  
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City Clerk / Treasurer Brandi Klopping