

**AGENDA**  
**VALLEY CITY COUNCIL**  
Tuesday, November 14, 2023  
City Hall  
203 North Spruce  
Valley, NE 68064  
7:00 PM

1. **Roll Call**
2. **Meeting Called to Order**
3. **Pledge of Allegiance**
4. **Proof of Publication**
5. **Visitors/Correspondence**

At this time, any individual may speak on any issues not on the agenda or on any agenda items that do not include public hearings. Comments are limited to three minutes for each individual. Visitors may state their comments and should not expect the Council to engage in back-and-forth dialogue regarding the comments. Unless an agenda item includes a public hearing, no visitors may speak during the business portion of the meeting.

6. **Approval of Agenda**
7. **Consent Agenda**

All agenda items on the consent agenda and will be acted on in a single motion. Consent agenda items are being forwarded to the Council Members. Any individual item may be removed by a council member for special discussion and consideration.

7.A. Accept Minutes

7.B. Accept Treasurer's Report

7.C. Approve invoices and additional invoices presented for payment

7.D. Accept October Payroll \$93,881.68  
IRA \$4,781.82

7.E. Accept October Keno Receipts \$6,505.99

7.F. Accept PeopleService Inc., Report

The City Council reserves the right to enter into an executive session at any time during the meeting, in accordance with the Nebraska Open Meetings Act, even though the closed session may not be indicated on the agenda.

It is the intention of the City Council to take up the items on the agenda in sequential order. However, the City Council reserves the right to take up matters in a different order to accommodate the schedules of the City Council members, persons having items on the agenda, and the public.

- 7.G. Accept October Cemetery Board Minutes
- 7.H. Accept October Library Statistics
- 7.I. Accept October Tree Board Minutes
8. **Recognition of City Clerk, Cheryl Eckerman**
9. **Tyler Curtis - Speak on park, pool, and future of Valley.**
10. **Angela Exstom - Request for street closure for Valley Christmas Tree lighting on November 25.**
11. **Wendy Deane - Valley business district development.**
12. **Mike Stanzel - Ordinance change/amendment to the parking of trailers.**
13. **Jim Thiessen - Agenda procedures.**
14. **Valley Lakes Business Park - Lots 1 thru 6 - Preliminary Plat**
- **Review**
  - **Open Public Hearing**
  - **Close Public Hearing**
  - **Motion to approve Preliminary Plat**
15. **Valley View - Lots 1 thru 269 - Preliminary Plat**
- **Continued by applicant's request.**
16. **Valley Sports District Area - Blight Study**
- **Continued by applicant's request.**
17. **Ordinance No. 797 - Amending term limits for library board**
18. **Resolution No. 2023-71 - Agreement for audit preparation.**
19. **Motion to Accept - September 30, 2022 Audit Report and Response**
20. **LIGHT - agent of record for medical insurance benefit**
21. **Retirement Plan - vesting options**
22. **Resolution No. 2023-62 - Year-end Certification of City Street Superintendent 2023**
23. **Resolution No. 2023-63 - Agreement with NDOT for snow removal on Highway 64 outside City limits**
24. **Resolution No. 2023-64 - regarding carrying firearms on City owned property**
25. **PeopleService - Update**

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**26. Olmsted & Perry - Water Improvement Projects**

26.A. Progress Report on Project Components

26.B. Well 22-1 Project:

26.B.1. Council consideration and action to approve Change Order No. 2 in the amount of \$5,830.00 for final contract items.

26.B.2. Resolution No. 2023-65 Council consideration and action to approve Application for Payment No. 5 in the amount of \$16,252.20.

26.B.3. Resolution No. 2023-66 Council consideration and action to approve Application for Payment No. 6 in the amount of \$47,369.75.

26.B.4. Certificate of Substantial Completion - Council consideration and action to approve Certificate of Substantial Completion and related close-out documents.

26.C. Water Tower Repair and Repainting:

26.C.1. Resolution No. 2023-67 Council consideration and action to approve Application for Payment No. 2 to Onyx Blasting and Coating in the amount of \$139,500.00.

26.C.2. Council consideration and action to approve Change Order No. 2 in the amount of \$24,089.00 for a 1-week work extension and for additional costs of blasting/repair work.

26.D. Backwash Waste Recovery Project:

26.D.1. Resolution No. 2023-68 Council consideration and action to approve Application for Payment No. 4 to Neuvirth Construction in the amount of \$135,000.00.

26.E. Chemical Feed Equipment Project:

26.E.1. Council consideration and action to approve Change Order No. 3 to Neuvirth Construction in the amount of \$5,934.11 to formalize the Work Change Directive No. 1 which was previously approved.

**27. City Engineer**

27.A. Still Water Phase 1 - Resolution No. 2023-69 - approve payment by developer to Vrba Construction, Inc. in the amount of \$108,200.11.

27.B. Still Water Phase 2 - Resolution No. 2023-70 - Approve payment by developer to Thompson Construction, Inc. in the amount of \$45,908.81 and City of Valley in the amount of \$467.50.

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- 27.C. Meigs Street Diamond Grinding - authorization to advertise for bids.
- 27.D. Center Street and Maple Street Asphalt Resurfacing - authorization to advertise for bids.
- 27.E. Water Treatment Plant Expansion Review.
- 27.F. Other/Miscellaneous
  - Ginger Cove Lift Station No. 3 upgrades.
  - Val-haven (Southwest No. 2) and Ginger Woods No. 2 Lift Station Improvements. .
  - Valley View Development.
  - Valley Landing Development.
  - Valley Lakes Business Park Development.

**28. City Attorney**

**29. Mayor's Report**

**30. Upcoming Items**

- Planning Commission - November 21, 2023
- Board of Adjustments - November 20, 2023
- Valley Christmas Tree Lighting - November 25, 2023

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**NOTICE OF MEETING  
CITY OF VALLEY**  
Tuesday, November 14, 2023, 7:00 P.M.  
Valley City Hall  
203 N. Spruce Street, Valley, NE

Notice is hereby given that a meeting of the City Council of the City of Valley, Nebraska will be held on **Tuesday, November 14, 2023, at 7:00 p.m.** at Valley City Hall.

Public Hearings will be held for the purpose of hearing testimony on the following:

- 1 Preliminary Plat – Valley Lakes Business Park – Lots 1 through 6 a tract of land located in part of the NE ¼ of the NE ¼, Section 6, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska.
- 2 Preliminary Plat – Valley View – Lots 1 through 269 a tract of land part of the NW ¼ of Section 32, Township 15 north, Range 10 East of the 6th P.M. Douglas County, Nebraska.

~~An agenda kept continuously current shall be available for public inspection at Valley City Hall (203 N. Spruce Street).~~

Christie Donnermeyer, Deputy City Clerk

11/6

ZNEZ

# THE DAILY RECORD OF OMAHA

JASON W. HUFF, Publisher

## PROOF OF PUBLICATION

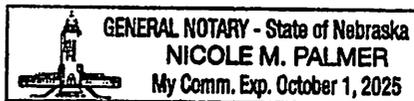
UNITED STATES OF AMERICA,  
The State of Nebraska,  
District of Nebraska,  
County of Douglas,  
City of Omaha

} SS.

JASON W. HUFF and/or JOSIE CHARRON, being duly sworn, deposes and say that they are the PUBLISHER and/or MANAGING EDITOR of THE DAILY RECORD, of Omaha, a legal newspaper, printed and published daily in the English language, having a bona fide paid circulation in Douglas County in excess of 300 copies, and a general circulation in Sarpy, Lancaster, Cass and Dodge Counties, printed in Omaha, in said County of Douglas, Nebraska for more than fifty-two weeks last past; that the printed notice here-to attached was published in THE DAILY RECORD, of Omaha, for 1 consecutive weeks on:

11/6/23

That said Newspaper during that time was regularly published and in general circulation in the County of Douglas, and State of Nebraska.



Publisher's Fee

\$30.67

*Jason W Huff*

Additional Copies

\$ \_\_\_\_\_

Subscribed in my presence and sworn to before me this NOVEMBER 06 2023

Filing Fee

\$ \_\_\_\_\_

Total \$30.67

*Nicole M Palmer*

Notary Public in and for Douglas County, State of Nebraska

THE UNIVERSITY OF CHICAGO  
LIBRARY  
520 EAST 58TH STREET  
CHICAGO, ILLINOIS 60637

ACQUISITION DEPARTMENT  
100 EAST 58TH STREET  
CHICAGO, ILLINOIS 60637  
(773) 936-3300

Acquisition Department  
100 East 58th Street  
Chicago, Illinois 60637  
(773) 936-3300

Acquisition Department  
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Chicago, Illinois 60637  
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Acquisition Department  
100 East 58th Street  
Chicago, Illinois 60637  
(773) 936-3300

CITY OF VALLEY

NOTICE OF PUBLIC HEARING

Tuesday, November 14, 2023, 7:00 P.M.  
Valley City Hall  
203 N. Spruce Street, Valley, NE

The Mayor and City Council of the City of Valley, Nebraska will conduct a Public Hearing on Tuesday, November 14, 2023, at 7:00 p.m. at Valley City Hall, 203 N. Spruce Street to hear comments on the Valley Sports District Area Blight Study for purposes of declaring the Valley Sports District Area as blighted and substandard pursuant to the Community Development Law.

The Valley Sports District Area is generally located East of 264th Street, South of Ida Street, West of 252nd Street and North of Meigs Street.

A map of the Valley Sports District Area and the related Valley Sports District Area Blight Study are on available for review at Valley City Hall, 203 N. Spruce Street, Valley, Nebraska.

Christie Donnermeyer  
Deputy City Clerk

10/27, 11/3

ZNEZ

THE DAILY RECORD  
OF OMAHA  
JASON W. HUFF, Publisher  
PROOF OF PUBLICATION

UNITED STATES OF AMERICA,  
The State of Nebraska,  
District of Nebraska,  
County of Douglas,  
City of Omaha

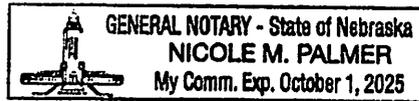
} ss.

JASON W. HUFF and/or JOSIE CHARRON, being duly sworn, deposes and say that they are the PUBLISHER and/or MANAGING EDITOR of THE DAILY RECORD, of Omaha, a legal newspaper, printed and published daily in the English language, having a bona fide paid circulation in Douglas County in excess of 300 copies, and a general circulation in Sarpy, Lancaster, Cass and Dodge Counties, printed in Omaha, in said County of Douglas, Nebraska for more than fifty-two weeks last past; that the printed notice here-to attached was published in THE DAILY RECORD, of Omaha, for 2 consecutive weeks on:

10/27/23

11/3/23

That said Newspaper during that time was regularly published and in general circulation in the County of Douglas, and State of Nebraska.



Publisher's Fee

\$46.09

*Jason W Huff*

Additional Copies

\$ \_\_\_\_\_

Subscribed in my presence and sworn to before me this NOVEMBER 03 2023

Filing Fee

\$ \_\_\_\_\_

Total \$46.09

*Nicole M Palmer*

Notary Public in and for Douglas County, State of Nebraska

MINUTES  
REGULAR MEETING  
October 10, 2023

1. and 2. **Roll Call and Call to Order** – Mayor Grove called the meeting to order at 7:00 p.m. Present were Mayor Grove; council members, TenEyck, Lewis, Batcher and Ueckert. Also present: City Attorney Jeff Farnham, Christie Donnermeyer Deputy Clerk and City Clerk Cheryl K. Eckerman.

Mayor Grove noted the location of the open meetings act, and stated one copy of all reproducible written material to be discussed at this meeting is available for examination or copying.

3. **Pledge of Allegiance** - The Pledge of Allegiance was recited.

4. **Proof of Publication** - was on the council desk.

5. **Visitors/Correspondence** – None.

6. **Approval of Agenda** Council member TenEyck moved to approve the agenda. Lewis seconded. Batcher, TenEyck, Lewis, and Ueckert voted YES. NO; no one. Motion carried.

7. **Consent Agenda** Council member Lewis moved to approve the consent agenda. Ueckert seconded. Lewis, Ueckert, Batcher, and TenEyck voted YES. NO; no one. Motion carried. Items on the consent agenda were to accept minutes from September 12 and September 26; Treasurer's Report, September Payroll \$92,618.80 & IRA, 10,926.18; Keno Receipts 7,682.34; PeopleService Report, Cemetery Board minutes September 7; Library Board minutes July 23; Library Statistics, September 2023; Appointment of Owen Kobes to the Tree Board; Reappointment of Kurt Muhle to the Cemetery Board; Approval of the SDL application for American Legion Post #58 for January 1, February 17, March 16, April 20, May 18, and June 15, 2024; and the following bills: **Services/Utilities/Insurance:** 911 Custom 141.00, AFLAC 712.38; Arps 1974.88; Black Hills Energy 356.39; Core & Main 2286.01; Cox 519.69; Datashield Corp 45.00; Diamond Maps 408.00; Dicks 34.95; Eagle Eng. 23906.39; Elkhorn Automotive 978.71; Everett's Repair 1907.33; Farnham & Griffin 6632.50; Five Nines 3814.00; Fremont Dept. of Util. 35380.65; Great Plains Comm. 909.70; Hgm Associates 10663.49; JD's Car Wash 175.95; Jensen Tire & Auto 351.00; LARM 104022.62; Marking Refrigeration 351.00; Mutual of Omaha 2963.06; Olmsted & Perry 38502.81; OPPD 18059.46; PeopleService 33485.00; Street Cop Training 398.00; The Daily Record 277.73; Three Rivers Clerks Assoc 10.00; TREKK Design Group 1410.00; Waste Connections 265.84; Wiese Plumbing 9909.00; YMCA 20.00; **Supplies/Equipment:** Ace Hardware 896.43; Amazon 127.38, Bound to Stay Bound 149.06, Cappel Auto 696.50; Dawson Tire & Wheel 7000.00; Ditch Witch 87466.28; Eakes Office 190.17; First NE Bank CC 841.29; Host Coffee 67.33; Love's 1755.64; Martin Marietta 887.76; Menards 315.94, Michael Matzen 823.90; Neuvirth Const Inc. 217139.62; Onyx Blasting & Coating 206447.79; United Rentals 25.00; **Bond Payments:** FNB/bond 5962.50; FNB/bond 5962.50; **Reimburse/Refund:** Art of a Craftsman 1000.00; Bray, S 62.34; Carroll Carpentry 71.44; Charles Thomas Homes 1150.00; Curt Hofer & Assoc. 150.00; D

Dunham 257.41; Echelon Homes 298.25; Falcone Homes 300.00; Franson, J 52.59; Frontier Builders 300.00; G Lee Homes 150.00; Hanzlik, A 150.00; In with the New Construction 150.00; KRT Construction 1000.00; L&L Custom Builders 100.86; Landaur, J 129.67; Landmark Performance 1123.73; LIM Construction 150.00; Majestic Homes 350.56; Malibu Homes 150.00; Maxim Enterprises 1234.98; MBR Enterprises 150.00; Midwest Dwellings 450.00; Newport Homes 150.00; Pages LLC 150.00; Prairie Homes 300.00; SK Roofing & Const 1000.00; Venture Contracting 1000.00; Vickie Lee Designs 1.24; Vrba Construction 6140.00; **Payments:** DC West School District 1994.00.

**8. Everett D. Lerew** – 1105 S East St. Mr. Lerew voiced concerns relating the proposed park master plan and downtown businesses.

**9. Jim Thiessen** – 117 W. Alexandar Mr. Thiessen voiced concerns relating to TIF and proposed city hall options.

**10. Jerry Rinne** - Twin Rivers YMCA – requested use of the City park parking lot for Trunk & Treat Event - October 26, 2023, from 5:00 p.m. - 7:00 p.m. Council member Lewis moved to approve the request. Ueckert seconded. Batcher, TenEyck, Lewis, and Ueckert voted YES. NO; no one. Motion carried.

**11. Designate First Nebraska Bank as Official Depository** - To fulfill the statutory requirement, Council member Lewis moved to designate First Nebraska Bank, 330 N. Spruce Street, as the official depository for the City of Valley, Nebraska. TenEyck seconded the motion. Batcher, Lewis, TenEyck and Ueckert voted YES: NO: no one. Motion carried.

**12. Waterloo-Valley Rec. Association - Rick Wiese** - Application for Special Designated License for December 2, 2023. Council member Lewis moved to approve the SDL as presented for the Waterloo Valley Recreation Association event to be held on December 2, 2023. Ueckert seconded. Batcher, Lewis, Ueckert and TenEyck voted YES: NO: no one. Motion carried.

**13. Resolution No. 2023-55** - Still Water Lake reimbursement. Council member TenEyck introduced, read and moved for passage of Resolution No. 2023-55 authorizing the disbursement of \$14,710.00 and \$105.00 to the City of Valley for engineering and legal fees associated with Still Water Lake Phase II. Batcher seconded. TenEyck, Batcher and Ueckert voted yes. Lewis voted no. Motion carried. A true, correct and complete copy of said resolution is on file at city hall.

**14. One- and Six-Year Street Plan** - Greg Perry, City Street Superintendent, presented a summary of the projects completed in the previous year, projects included in the One Year Plan and projects included in the Six Year Plan.

Mayor Grove opened the public hearing on the 2023 One-and Six-Year Road and Street Improvement Plan. No public testimony was given. Mayor Grove closed the public hearing.

Council member Lewis moved to approve the 2023 One-and Six-Year Road and Street Improvement Plan as presented by the City Street Superintendent. Batcher seconded. Lewis, Batcher, TenEyck and Ueckert voted YES: NO: no one. Motion carried.

**15. Resolution No. 2023-56** - Council member Lewis introduced, read, and moved for passage of Resolution 2023-56 authorizing the Mayor to sign the Municipal Annual Certification of Programs Compliance to the Nebraska Board of Public Roads Classifications and Standards. TenEyck seconded. Lewis, TenEyck, Ueckert, and Batcher voted YES: NO: no one. Motion carried. A true, correct and complete copy of said resolution is on file at city hall.

**16. Ordinance No. 797** – Rune Van den Boogaart, building inspector, reviewed the request for rezoning for Armstrong Estates from Highway Commercial (C-3) to Transitional Agriculture (AG).

Mayor Grove opened the public hearing.

Owen Kobes gave testimony regarding his lawn business and future ramifications to same with the zoning change.

Mayor Grove closed the public hearing.

Council member Batcher moved to table this item. Lewis seconded. Batcher, Lewis, TenEyck and Ueckert voted YES. NO: no one. Motion carried. The item was tabled with instruction to City Attorney Jeff Farham to review.

**17. Valley Landing Preliminary Plat** – Rick Kiolbasa reviewed the request for the preliminary plat and presented pictures of the proposed Fareway Grocery Store and apartment buildings. Discussions were held regarding the requested TIF ask, trail system, and if a traffic signal study was warranted. Grey Perry addressed the traffic signal issue.

Mayor Grove opened the public hearing.

Everett Lerew 1105 S. East Street voiced concerns regarding pedestrian traffic and the need for a crosswalk. Greg Perry responded to the crosswalk concern.

Dee Nestander 28437 Laurel Circle asked questions about a study regarding the apartments and income level for housing affordability. Rick Koilbasa addressed her concerns.

The Building Inspector addressed the questions regarding zoning relating to the storage units and the conditional use request.

City Attorney Jeff Farnham addressed the TIF process and preliminary plat process.

Mayor Grove closed the public hearing.

Council member TenEyck made a motion to approve the preliminary plat. The motion died for lack of a second.

Council member Batcher made a motion to return the preliminary plat back to Planning Commission for further review to address concerns relating to a trail system, drainage, TIF and traffic. Lewis seconded. Batcher, Lewis, and Ueckert voted YES. NO: TenEyck. Motion carried.

**18. Conditional Use Permit** - Flatwater Lake, LLC - install 4,000-gallon gas tank and dispenser above ground in R-3 zoning district.

Mayor Grove opened the public hearing.

Dee Nestander 28437 Laurel Circle voiced concerns regarding leaking of gas into lake and wanted to make sure the lake was protected. The Building Inspector addressed her concerns and stated that the required permits from the City and the Fire Marshall had been completed.

Mayor Grove closed the public hearing.

Council member Batcher introduced, read, and moved for passage of Resolution 2023-57 authorizing the Conditional Use Permit. Ueckert seconded. Lewis, TenEyck, Ueckert, and Batcher voted YES: NO: no one. Motion carried. A true, correct and complete copy of said resolution is on file at city hall.

**19. Ordinance No. 798** - Park Board Advisory Committee. A recommendation was made to combine the park and tree boards.

Doug Eggen voiced his concerns of combining the park and tree boards.

Council member Lewis moved to table this item. TenEyck seconded. Batcher, Lewis, TenEyck and Ueckert voted YES. NO: no one, motion carried. The item was tabled with instruction to City Attorney Jeff Farham to review and revise.

**20. PeopleService** – Jeremy Beam gave updates on water issues and projects.

**21. Olmsted & Perry** – Jim Olmsted, special engineer on Water Projects, reviewed applications for payments on the following projects related to the Water Treatment Plant Expansion.

Council member TenEyck introduced, read and moved for passage of Resolution No. 2023-58 approving Application for Payment No. 3 in the amount of \$117,269.26 to Neuvirth Construction for the Backwash Waste Recovery Project. Lewis seconded. Batcher, Lewis, TenEyck and Ueckert voted YES. NO: no one. Motion carried. A true, correct and complete copy of said resolution is on file at city hall.

Council member Ueckert introduced, read and moved for passage of Resolution No. 2023-59 approving Application for Payment No. 3 in the amount of \$68,830.58 to Neuvirth Construction for the Chemical Feed Project. Lewis seconded. Batcher, Lewis, TenEyck and Ueckert voted YES. NO: no one. Motion carried. A true, correct and complete copy of said resolution is on file at city hall.

Council member TenEyck introduced, read and moved for passage of Resolution No. 2023-60 approving Application for Payment No. 3 in the amount of \$31,039.78 to Neuvirth Construction for the Filter Media Project. Ueckert seconded. Batcher, Lewis, TenEyck and Ueckert voted YES. NO: no one. Motion carried. A true, correct and complete copy of said resolution is on file at city hall.

Council member Lewis introduced, read and moved for passage of Resolution No. 2023-61 approving Application for Payment No. 1 in the amount of \$206,447.79 to Onyx Blasting & Coating LLC for the cleaning, repair & repainting. TenEyck seconded. Batcher, Lewis, TenEyck and Ueckert voted YES. NO: no one. Motion carried. A true, correct and complete copy of said resolution is on file at city hall.

22. **City Engineer** - Greg Perry gave updates on the following projects: Val-haven and Ginger Woods No. 2 lift station improvement; Change Order No. 2 an increase in the amount of \$16,801.00; Ginger Cove lift station; Valley View development; Valley Landing development and Valley Lakes Business Park.

23. **City Attorney** - Jeff Farnam reviewed ongoing projects.

24. **Mayor's Report** - Mayor Grove reported on water conservation, ice pigging demonstration, receipt of preliminary draft of audit, status of water meter repairs, lead and copper survey, and EAA soccer fields are open.

25. **Upcoming Items** Planning Commission: October 17, 2023

  
\_\_\_\_\_  
Mayor Cindy Grove

  
\_\_\_\_\_  
Christie Donnermeyer  
Deputy City Clerk

<b>City of Valley Treasurer's Report October 2023</b>							
		Cash Balance 9/30/2023	Net Income or (Loss)	Fund 3 Withholdings	Interfund Transfers	Cash Balance 10/31/2023	Investments 10/31/2023
<b>General - Fund 1</b>	<u>Dept</u>						
		\$1,253,548.16	(\$149,642.47)			\$1,103,905.69	\$14,477.88
Pines Assessments		\$310,122.73	\$638.94			\$310,761.67	
<b>Bond - Fund 2</b>	021	\$463,280.22	(\$24,770.19)			\$438,510.03	
C D A	001	\$48,157.82	\$91.43			\$48,249.25	
		\$2,075,108.93	(\$173,682.29)	\$0.00	\$0.00	\$1,901,426.64	
<b>City of Valley Pooled Cash Proprietary Funds</b>							
		Cash Balance 9/30/2023	Net Income or (Loss)	Fund 3 Withholdings	Interfund Transfers	Cash Balance 10/31/2023	Investments 10/31/2023
<b>Funds</b>							
Water/Waste - Fund	024	\$3,348,387.62	(\$248,210.51)			\$3,100,177.11	\$9,551.37
Cap. Facility Chg.	024	\$1,863,529.45	\$55,445.41			\$1,918,974.86	
		\$5,211,917.07	(\$192,765.10)	\$0.00	\$0.00	\$5,019,151.97	
	<u>Dept</u>	Cash Balance 9/30/2023	Net Income or (Loss)	Fund 3 Withholdings	Interfund Transfers	Cash Balance 10/31/2023	
<b>Fund 4</b>							
Nursing Home	050	\$838,844.81	\$13,309.31			\$852,154.12	
<b>Fund 8</b>							
Keno	056	\$243,357.13	\$6,994.89			\$250,352.02	
<b>Fund 10</b>							
Sales Tax	058	\$3,389,358.64	\$187,446.62			\$3,576,805.26	
<b>ARPA</b>		\$325,391.99	(\$5,800.55)			\$319,591.44	
		\$4,796,952.57	\$201,950.27	\$0.00	\$0.00	\$4,998,902.84	
<b>Total All Funds</b>		<b>\$12,083,978.57</b>	<b>(\$164,497.12)</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$11,919,481.45</b>	<b>\$23,968.89</b>

<u>Due Date</u>	<u>Vendor</u>	<u>Description</u>	<u>Amount</u>
11/15/2023	Ace Hardware #339C	key master 50 pk	8.97
11/15/2023	Ace Hardware #339C	310 chain saw	68.21
11/15/2023	ACCUFUND	Express Bill Pay report/export	625.00
11/15/2023	ADVANCED HEATING & A/C	library thermostat issues	109.00
11/15/2023	AFLAC	Employee insurance	712.38
11/15/2023	Amazon Business	library kids fancy dress super hero cape & mask	60.56
11/15/2023	Amazon Business	AAA batteries & triple A	29.78
11/15/2023	ARPS	Richmuth & Spruce	1,924.00
11/15/2023	ARPS	209 w church	1,317.88
11/15/2023	ARPS	209 w church	1,473.38
11/15/2023	ARPS	meigs & valley view	1,667.75
11/15/2023	ART OF A CRAFTSMAN	28420 laurel circle permit refund	1,000.00
11/15/2023	ART OF A CRAFTSMAN	28581 jessie cir permit refund	1,000.00
11/15/2023	Black Hills Energy	Natural Gas	391.41
11/15/2023	Baker & Taylor	books	780.10
11/15/2023	Baker & Taylor	books	58.21
11/15/2023	Baker & Taylor	books	742.03
11/15/2023	CORNHUSKER STATE INDUSTRIES	24"x 48" signs ( two direction)	358.20
11/15/2023	Coast to Coast Solutions	(halloween) lollipops just say no	270.66
11/15/2023	CHRISTENSEN, JORDAN	28527 laurel cir permit refund	1,000.00
11/15/2023	CINTAS CORP	Cleaning supplies	27.64
11/15/2023	CINTAS CORP	Cleaning supplies	112.00
11/15/2023	Datashield Corporation	shredding service	45.00
11/15/2023	DICKS VALLEY MARKET	Misc. supplies	42.92
11/15/2023	Douglas County Environmental	Inspection Reviews	3,498.00
11/15/2023	Dunham, David D	trash bags	14.10
11/15/2023	DISTINCT HOMES	64 shaker place permit refund	500.00
11/15/2023	Farnham & Griffin, P.C., L.L.O.	Attorney fees	6,912.50
11/15/2023	FIRST BOOK	spr supplies	50.48
11/15/2023	First Nebraska Bank (Brainard)	NH Bond Payment	5,962.50
11/15/2023	First State Bank Nebraska	NH Bond Payment	5,962.50
11/15/2023	Five Nines Technology Group INC	managed service agreement	3,735.00
11/15/2023	GREAT PLAINS COMMUNICATIONS	Phone Service	911.96
11/15/2023	G LEE HOMES	6709 n 293rd st permit refund	1,000.00
11/15/2023	Host Coffee Service	Supplies	204.62
11/15/2023	IBTS	COMMERCIAL PLAN REVIEW	3,307.50
11/15/2023	ICMA	JOB AD ADMINISTRATIVE OFFICER	450.00
11/15/2023	JOHN DEERE FINANCIAL	Equipment Repair/Maintenance	285.45
11/15/2023	KORE Services LLC	storm drain between 7506 & 7505 285th ave cir	500.00
11/15/2023	KORE Services LLC	4 hrs hydro vac storm sewers	1,000.00
11/15/2023	LANDMARK PERFORMANCE	5307 n 292 cir permit refund	1,000.00
11/15/2023	LARM	Equipment Insurance	830.44
11/15/2023	LOVE'S	Gasoline	590.65
11/15/2023	LOVE'S	Gasoline	504.26
11/15/2023	LOVE'S	Gasoline	666.33
11/15/2023	LOVE'S	Gasoline	537.32
11/15/2023	LOVE'S	Gasoline	674.32
11/15/2023	LOVE'S	Gasoline	107.83
11/15/2023	LOVE'S	Gasoline	27.33
11/15/2023	LOVE'S	Gasoline	178.25
11/15/2023	LOVE'S	Gasoline	199.88

11/15/2023	Michael Matzen	cleaning	823.90
11/15/2023	Menards- Fremont	dragon test lead clamp, file with holder, fvp rv marine	28.76
11/15/2023	MUTUAL OF OMAHA	Employee insurance	2,963.06
11/15/2023	NLA	membership renewal	60.00
11/15/2023	Nebraska Library Commission	annual participation fee	500.00
11/15/2023	OPPD	Electricity	16,893.85
11/15/2023	Ric Ortmeier CPA	Audit fee	33,000.00
11/15/2023	Petty Cash	Supplies	76.22
11/15/2023	PEOPLESERVICE INC	monthly services	37,944.00
11/15/2023	RAMM CONSTRUCTION	28628 jessie cir permit refund	1,000.00
11/15/2023	SIEBLER BLDG CO	29215 mary st permit refund	1,000.00
11/15/2023	JD'S CAR WASH & DETAILING LLC	police car wash	100.30
11/15/2023	Waste Connections of Nebraska Inc	trash pickup	125.84
11/15/2023	COX BUSINESS	Internet	519.69
11/15/2023	Evoqua Water Technologies LLC	bioxide-AQ	18,978.75
11/15/2023	The Daily Record	Publication fees	195.33
11/15/2023	The Daily Record	Publication fees	46.09
11/15/2023	The Daily Record	Publication fees	102.00
11/15/2023	TWO RIVERS SAND & GRAVEL	Sand and Gravel	3,209.98
11/15/2023	TWO RIVERS SAND & GRAVEL	Sand and Gravel	111.52
11/15/2023	ULINE	Supplies	903.00
11/15/2023	VALLEY ACE HARDWARE	Supplies	28.17
11/15/2023	VALLEY ACE HARDWARE	Supplies	13.99
11/15/2023	VALLEY ACE HARDWARE	Supplies	35.15
11/15/2023	VALLEY ACE HARDWARE	Supplies	16.99
11/15/2023	VRBA Construction	mueller fire hydrant	4,799.00
11/15/2023	VRBA Construction	material & labor	260.00
11/15/2023	VRBA Construction	fire hydrant, labor equipment	8,088.00
11/15/2023	Venture Contracting	28421 laurel cir permit refund	1,000.00
11/15/2023	Window Pro	window cleaning	20.00
11/15/2023	M. S. Wiekhorst Arbor Company LLC	tree removal stump removal	2,825.00
11/15/2023	YMCA OF GREATER OMAHA	Memberships	30.00
11/15/2023	Z-BEST CARPENTRY INC.	ginger cove bridge repair	3,500.00
11/15/2023	MARTINEZ, JOSE	108 e whittingham permit refund	1,000.00
11/15/2023	Sheets, Tim D	commercial driver license	64.00
11/15/2023	FIRST NEBRASKA BANK	Credit Card charges	4,176.50
11/15/2023	QUALITY FENCE,LLC	CHAIN LINK FENCE	14,192.00
11/15/2023	Baker & Taylor	Books	104.26
11/15/2023	Baker & Taylor	Books	197.34
11/15/2023	Baker & Taylor	Books	599.33
11/15/2023	BOUND TO STAY BOUND	Books	20.48
11/15/2023	BOUND TO STAY BOUND	Books	74.44
11/15/2023	BOUND TO STAY BOUND	Books	17.29
11/15/2023	BOUND TO STAY BOUND	Books	67.33
11/15/2023	CINTAS CORP	Floor mats	17.33
11/15/2023	Eakes Office Solutions	PUBLIC WORKS- CATRIDGE & TONERS	110.97
11/15/2023	Eakes Office Solutions	BINDERS, PAPER	94.20
11/15/2023	Eakes Office Solutions	BINDERS	59.27
11/15/2023	Eakes Office Solutions	CONTRACT FOR B/W & COLOR	197.54
11/15/2023	Erickson & Brooks	PROFESSIONAL SERVICES	6,175.00
11/15/2023	Baker & Taylor	Books	283.31
11/15/2023	CAPPEL AUTO SUPPLY	oil filter dodge charger 2019	12.99
11/15/2023	CAPPEL AUTO SUPPLY	2019 dodge charger oil filter & oil	87.97
11/15/2023	CAPPEL AUTO SUPPLY	star tamprf ( shop tools)	2.29
11/15/2023	CAPPEL AUTO SUPPLY	hose clamp	74.90

11/15/2023	CAPPEL AUTO SUPPLY	windshield wash	27.54
11/15/2023	CAPPEL AUTO SUPPLY	hose clamp	37.45
11/15/2023	CAPPEL AUTO SUPPLY	super glue	2.69
11/15/2023	HAVER'S AUTO REPAIR	2016 dodge charger repair right front inner fender	1,026.06
11/15/2023	Fremont Department of Utilities	water services	34,055.21
11/15/2023	Olmsted & Perry	water funding admin services	1,140.00
11/15/2023	Olmsted & Perry	backwash waste recovery system	11,095.35
11/15/2023	Olmsted & Perry	water tower repair & repainting	11,394.60
11/15/2023	CINTAS CORP	Cleaning supplies	45.33
11/15/2023	Everett's Auto Repair	tire repair	30.00
11/15/2023	HAVEN HOMES NEBRASKA LLC	26815 manderson	1,000.00
11/15/2023	Core & Main	iperl meters	12,528.00
11/15/2023	Eagle Engineering Group LLC	streets	212.50
11/15/2023	Eagle Engineering Group LLC	streets	170.00
11/15/2023	Eagle Engineering Group LLC	water supply evaluation	2,445.00
11/15/2023	Eagle Engineering Group LLC	valley lakes	212.50
11/15/2023	Eagle Engineering Group LLC	irs mileage	1,231.08
11/15/2023	Eagle Engineering Group LLC	valley view	1,445.00
11/15/2023	Eagle Engineering Group LLC	valley landing	340.00
11/15/2023	Eagle Engineering Group LLC	meigs st diamond grinding	5,299.50
11/15/2023	Eagle Engineering Group LLC	one & six yr st plan	19,727.08
11/15/2023	Eagle Engineering Group LLC	stillwater phase 2 sanitary sewer	1,227.14
11/15/2023	Eagle Engineering Group LLC	stillwater sanitary sewer	4,241.35
11/15/2023	Eagle Engineering Group LLC	stillwater phase 2	467.50
11/15/2023	VRBA Construction	300 w meigs	7,380.00
11/15/2023	VRBA Construction	6001 n 294th cir	4,309.00
11/15/2023	VRBA Construction	116 reichmuth rd	9,897.50
11/15/2023	NEUVIRTH CONSTRUCTION INC.	valley backwash recovery	135,000.00
11/15/2023	LAYNE CHRISTENSEN COMPANY	new well 22-1	63,621.95
11/15/2023	ONYX BLASTING & COATING	tower repainting project	139,500.00
11/10/2023	CHARLES THOMAS HOMES	Water service deposit - 28501 Jessie Cir	150.00
11/10/2023	ART OF A CRAFTSMAN	Water deposit - 28420 Laurel Cir	150.00
11/10/2023	SIEBLER BLDG CO	Water deposit fee on 8/29/2022 - 29515 MARY ST	116.11
11/10/2023	ZACH, STACEY	Credit refund	52.53
10/28/2023	BROWNING, WILLIAM & JOSEPHINE	7517 N 285th Cir - Water deposit	150.00
10/28/2023	BROWNING, WILLIAM & JOSEPHINE	204 E Gardiner St - water deposit	150.00
10/28/2023	THOMPSON & SONS	7518 & 7512 N 285th Ave Cir - Water deposit	150.00
10/28/2023	KJG PROPERTIES LLC	120 W Vass - water deposit	150.00
10/28/2023	HEMPHILL-WILSON, MISTY	210 W Gardiner St - water deposit	150.00
10/28/2023	HEMPHILL-WILSON, MISTY	508 N Spruce St - water deposit	150.00
10/28/2023	MIDWEST DWELLINGS LLC	230 W Sunset St - water deposit	150.00
10/28/2023	HEMPHILL-WILSON, MISTY	308 S West St - water deposit	150.00
10/28/2023	725 DUPLEX LLC	725 S East St - water deposit	150.00
10/28/2023	WHEELHOUSE INVESTMENTS	409 S Lakewood - water deposit	150.00
10/28/2023	CCR PROPERTIES LLC	312 S West St - water deposit	150.00
10/28/2023	DAEGES, DALTON	104 1/2 E Charles St - water deposit	150.00
10/28/2023	HEMPHILL-WILSON, MISTY	510 S Park Ave - water deposit	150.00
			<b>691,791.60</b>

<b>Additional Bills for Council Approval</b>		
	<b>11/14/2023</b>	
<b>RHOMAR INDUSTRIES INC</b>		<b>\$302.88</b>
<b>GRETNA SMALL ENGINE</b>		<b>\$133.86</b>
<b>GIFF PROPERTY SERVICES INC</b>		<b>\$4,800.00</b>
<b>OLMSTED &amp; PERRY CONSULTING</b>		<b>\$7,391.47</b>
<b>NMC CAT</b>		<b>\$11.03</b>
<b>AMAZON BUSINESS</b>		<b>\$53.03</b>
<b>NEBRASKA SWEEPING INC</b>		<b>\$3,867.44</b>
<b>GENE STEFFY</b>		<b>\$42,810.00</b>
<b>VERIZON</b>		<b>\$423.08</b>
<b>LOVES</b>		<b>\$523.87</b>
<b>DOUGLAS COUNTY</b>		<b>\$14,482.01</b>
<b>REGAL</b>		<b>\$110.40</b>
<b>hgm ASSOCIATES INC.</b>		<b>\$5,041.22</b>
<b>Total</b>		<b>\$79,950.29</b>

Pay Group: Payroll Period

City of Valley

**Gross Wages**

**Employee**

Hourly	\$82,438.00
Salary	\$11,763.76
Additional Regular Pay	\$199.13
Cell Phone Reimbursement	\$406.34
K9	\$333.90
Uniform	\$385.00
Wellness Reimbursement - Non Taxable	\$10.00
<b>Total:</b>	<b>\$95,536.13</b>

<b>Net Pay</b>	<b>Uncollected</b>	<b>Collected</b>
Net Check	\$0.00	
Direct Deposit		\$67,511.79

<b>Deductions (included in gross wages)</b>	<b>Uncollected</b>	<b>Collected</b>
AFLAC - Short Term Disability 2023	\$132.74	\$0.00
AFLAC - Specified Health Event 2023	\$4.32	\$0.00
AFLAC Accidental 2023	\$91.94	\$0.00
AFLAC Cancer 2023	\$93.78	\$0.00
AFLAC Hospital 2023	\$38.92	\$0.00
Child Support	\$858.46	\$0.00
Dental Post-Tax	\$41.84	\$0.00
Medical	\$585.38	\$0.00
Mutual of Omaha - AD&D	\$0.00	\$0.00
Mutual of Omaha - LTD	\$0.00	\$0.00
Mutual of Omaha - STD	\$0.00	\$0.00
Mutual of Omaha - Vol Accident	\$112.30	\$0.00
Mutual of Omaha - Vol Critical Illness	\$286.40	\$0.00
Mutual of Omaha - Voluntary Life & AD&D	\$237.72	\$0.00
Mutual of Omaha- Life Ins	\$0.00	\$0.00
MWG - Gap Insurance 2023	\$28.92	\$0.00
Simple IRA 2023	\$6,487.82	\$0.00
Vision Post-Tax	\$8.00	\$0.00
YMCA Membership (In-Network)	\$0.00	\$0.00
<b>Deduction Total:</b>	<b>\$9,008.54</b>	<b>\$0.00</b>

Pay Group: Payroll Period

**City of Valley**

Employee Taxes (included in gross wages)	<b>Uncollected</b>	<b>Collected</b>
Federal	\$0.00	\$8,225.99
Medicare	\$0.00	\$1,356.62
Social Security	\$0.00	\$5,800.83
State (NE)	\$0.00	\$3,632.36
<b>Employee Tax Total:</b>	\$0.00	\$19,015.80

Employer Taxes	<b>Uncollected</b>	<b>Collected</b>
Medicare	\$0.00	\$1,356.62
NE-UI	\$0.00	\$12.39
Social Security	\$0.00	\$5,800.83
<b>Employer Tax Total:</b>	\$0.00	\$7,169.84

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<b>Uncollected</b>		<b>Collected</b>	
Checks To Print:	\$0.00	Direct Deposits:	\$67,511.79
Employee Taxes:	\$0.00	Employee Taxes:	\$19,015.80
Employer Taxes:	\$0.00	Employer Taxes:	\$7,169.84
Deductions:	\$9,008.54	Deductions:	\$0.00
		Fees:	\$184.25
		Other Collections:	\$0.00
		<b>Bank Transfer to TRAXPayroll.com:</b>	<b>\$93,881.68</b>

## City of Valley

Employee	Hours	Employee Total	Employer Total
<b>Simple IRA 2023</b>			
Clark, Caleb	37.35	\$909.24	\$59.07
Deemer, James	160.00	\$393.34	\$393.34
Dohrmann, Kenneth	167.05	\$338.15	\$338.15
Donnermeyer, Christie	166.73	\$450.79	\$270.47
Dunham, David	174.86	\$373.71	\$373.71
Eckerman, Cheryl	170.37	\$310.11	\$310.11
Eggen, Doug	160.00	\$624.96	\$312.48
Emmi, Sarah	161.17	\$101.99	\$101.99
Hempel, Michael	164.97	\$312.97	\$312.97
Jones, Kristin	164.54	\$307.53	\$307.53
Kreager, Shane	157.60	\$223.53	\$223.53
Musson, James	161.60	\$233.23	\$233.23
Ratigan, Patrick	161.58	\$182.03	\$182.03
Sheets, Tim	164.88	\$290.12	\$290.12
Sorensen, Lori	131.73	\$329.33	\$197.61
Spinar, Stacy	162.30	\$112.15	\$112.15
Stewart, Samantha	159.93	\$211.88	\$211.88
Van Den Boogaart, Jeroen	168.92	\$578.26	\$346.95
Willmann, Geoffrey	162.75	\$204.50	\$204.50
<b>Grand Total</b>			
<b>Total Count: 19</b>	<b>Grand Total:</b>	<b>2,958.34</b>	<b>\$6,487.82</b>
			<b>\$4,781.82</b>

# Commission Summary

Date 10/4/2023



Paid to City of Valley  
For Period 9/16-9/30/2023

Description	Amount
	3,287.24

Amount \$3,287.24

# Commission Summary

Date 10/18/2023



Paid to City of Valley  
For Period 10/1-10/15/2023

Description	Amount
	3,218.75

Amount \$3,218.75

**October Keno Receipts**  
**\$6,505.99**

Date: November 9, 2023  
To: City of Valley  
From: Jeremy Beam, Lead Operator  
O & M Report: October 2023

**DEADLINE FOR YOU TO COMPLETE THE LEAD SERVICE LINE (LSL) INVENTORY IS  
OCTOBER 16, 2024**

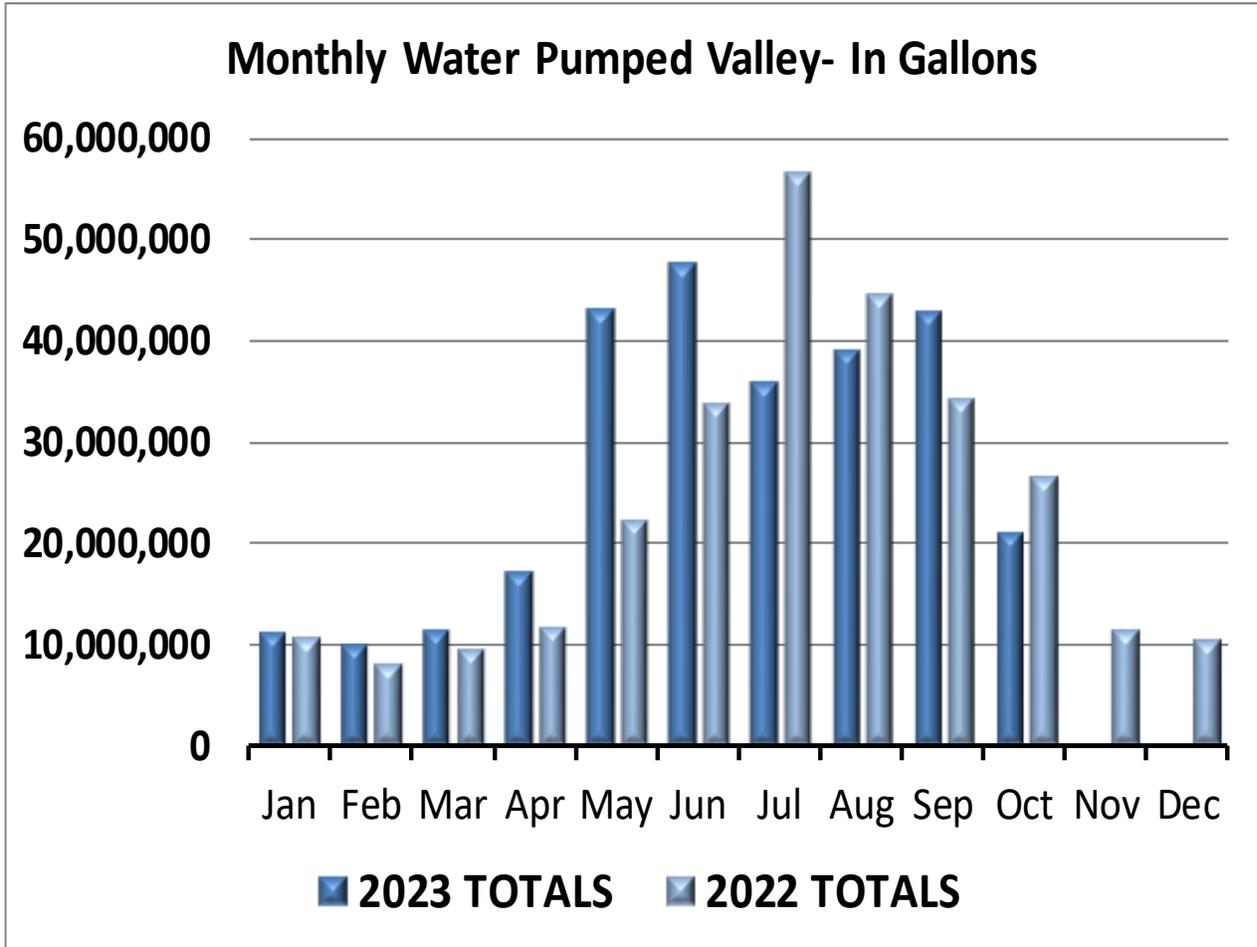
**Water Operation & Maintenance**

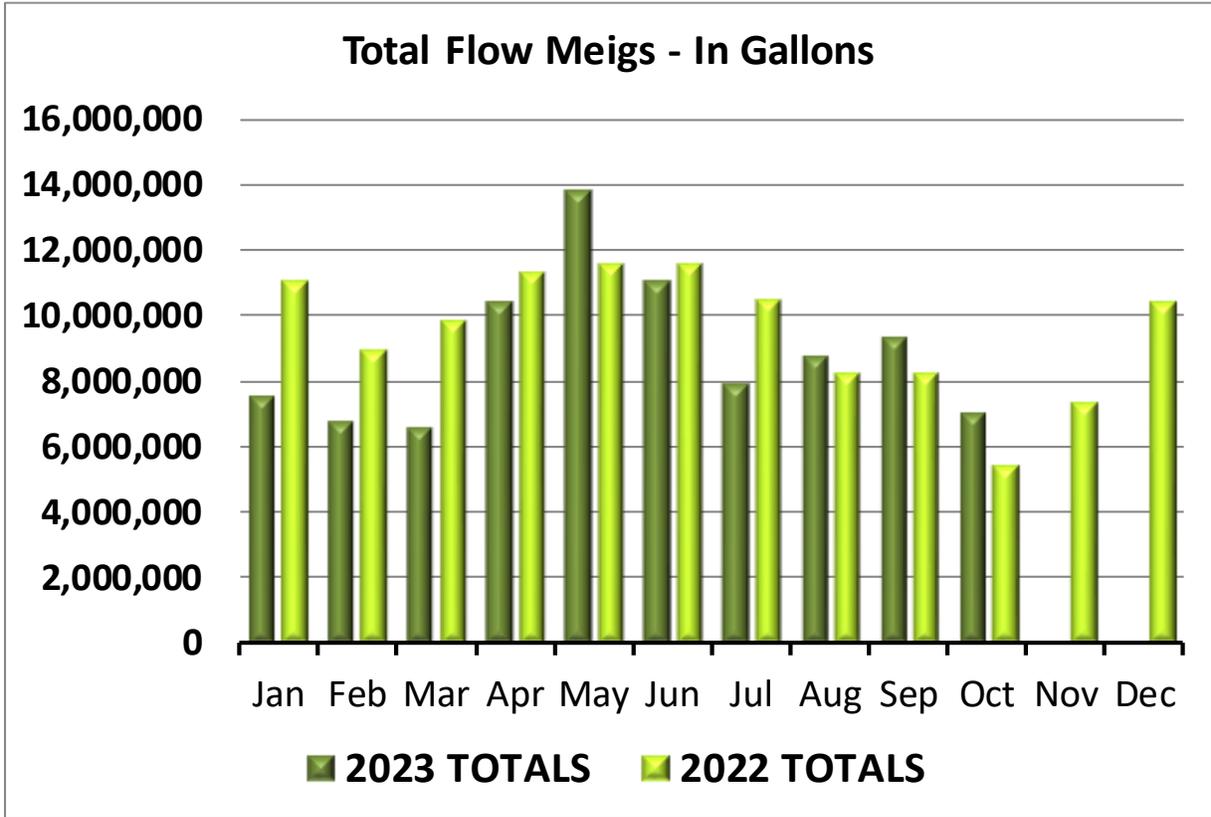
- People Service performed 362 locates for the month.
- There was a water main break on Reichmuth that happened after we switched to pressure at the water plant. The pipe is a very old pipe made out of transit.
- Five fire hydrants that have had issues have been repaired. We have more on the list to be fixed.
- 75 MXU's got repaired for the month.
- Meters were read on the 26<sup>th</sup>. We had 89% of the meters read. That is up from 84%.
- Shutoff notices were handed out on the 27<sup>th</sup>. The shutoffs were performed on the 30<sup>th</sup>.

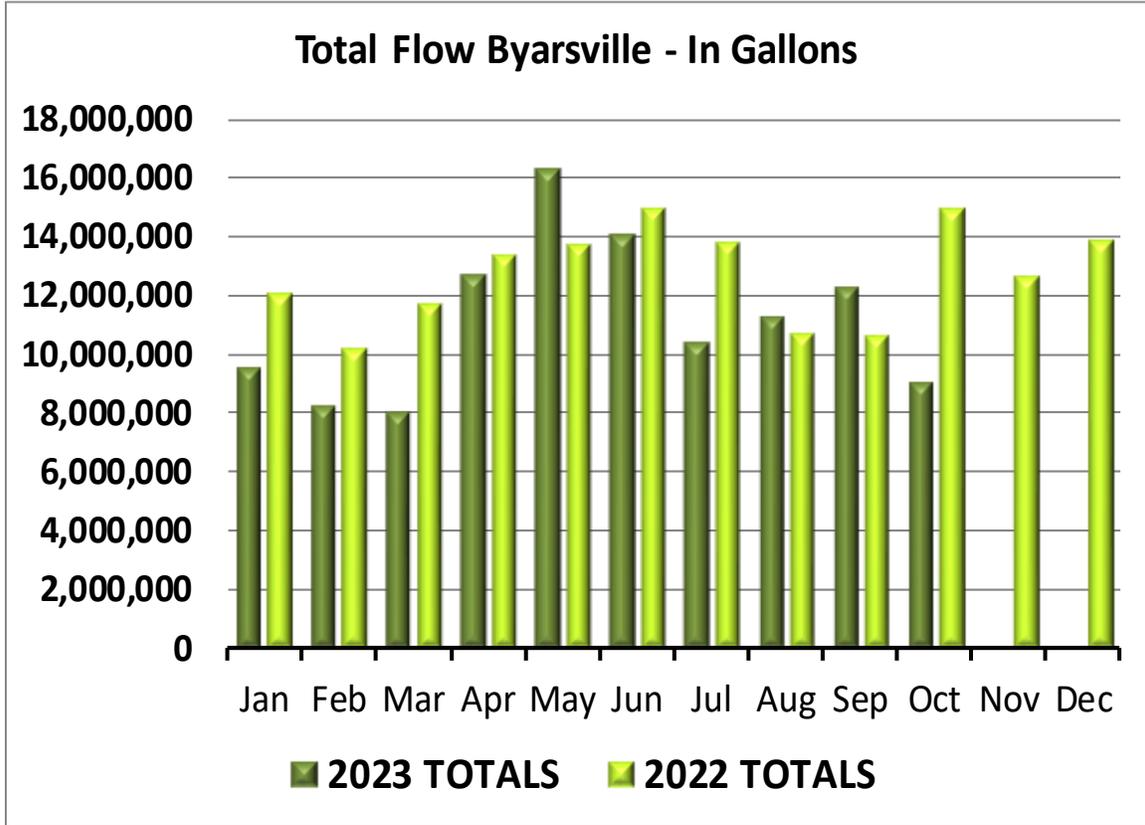
**Wastewater Operation & Maintenance**

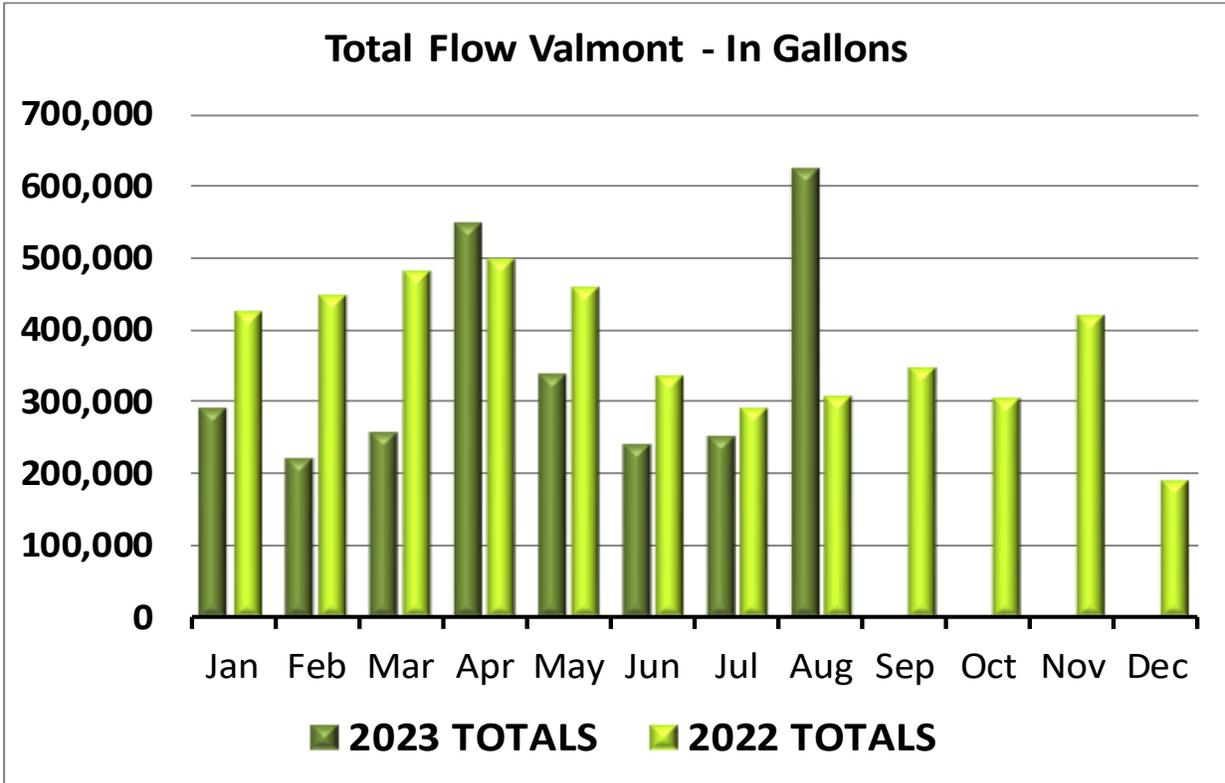
- One of the pumps got put back into Valmont's lift station. The other pump has been ordered, but we don't have a lead time.
- Trekk was called to clean out Valmont lift station. We also had them clean Miegs Street and Byersville lift stations before things start freezing. When the scum on top freezes it causes big issues with the lift stations.
- We had issues with the auto dialer at Mallard #3 lift station. A float was also replaced.
- We had no other issues with the sewer system.

Water	Units	October-23	September-23	October-22
<b>Total Monthly Pumped Valley</b>	gallons	21,043,000	43,000,000	26,667,000
<b>Daily Average Pumped Valley</b>	gallons	682,000	1,433,000	919,551
<b>Average Fluoride Residual</b>	mg/L	0.00	0.00	1.01
<b>Fluoride used</b>	lbs	129.10	232.90	331.70
<b>Average Chlorine Residual</b>	mg/L	0.40	0.50	0.49
<b>Chlorine used</b>	lbs	150.00	272.90	160.20
<b>Potassium Permanganate</b>	lbs	773.00	1,582.00	1,124.00
<b>Wastewater</b>				
<b>Effluent Flow</b>				
<b>Total Flow Meigs Street</b>	gallons	7,031,000	9,375,000	5,452,000
<b>Avg Daily Flow Meigs Street</b>	gallons	234,000	312,000	175,000
<b>Total Flow Byarsville</b>	gallons	9,092,000	12,307,000	14,950,000
<b>Avg Daily Flow Byarsville</b>	gallons	303,000	410,000	575,000
<b>Total Flow Valmont</b>	gallons	0	0	428,780
<b>Avg Daily Flow Valmont</b>	gallons	0	0	13,831
<b>Lift Station Data</b>				
<b>Gardiner St Rainwater Total Runtime</b>	hours	0.00	0.00	0.00
<b>Valhaven (#1) Total Runtime</b>	hours	0.00	0.00	0.00
<b>Valhaven (#2) Total Runtime</b>	hours	24.90	35.00	30.80
<b>Country Aire (#1) Total Runtime</b>	hours	33.90	24.40	32.00
<b>Legacy Valley Total Runtime</b>	hours	73.20	57.20	31.20
<b>Legacy Valley Avg Daily Runtime</b>	hours	2.36	1.84	1.00
<b>Valley Shores (1) Pump 1 Total Run</b>	hours	18.40	16.70	27.10
<b>Valley Shores (1) Pump 2 Total Run</b>	hours	15.90	15.70	24.00
<b>Valley Shores (2) Pump 1 Total Run</b>	hours	36.90	35.90	113.80
<b>Valley Shores (2) Pump 2 Total Run</b>	hours	0.00	0.10	119.20
<b>Valley Shores (3) Pump 1 Total Run</b>	hours	8.00	7.01	6.30
<b>Valley Shores (3) Pump 2 Total Run</b>	hours	10.00	8.80	6.10
<b>Regional Pump #1 Total Runtime</b>	hours	669.10	843.30	668.40
<b>Regional Pump #2 Total Runtime</b>	hours	669.10	843.30	668.40
<b>Mallard (1) Pump 1 Total Runtime</b>	hours	11.50	10.40	24.90
<b>Mallard (1) Pump 2 Total Runtime</b>	hours	11.60	10.60	24.30
<b>Mallard (2) Pump 1 Total Runtime</b>	hours	0.00	0.00	9.30
<b>Mallard (2) Pump 2 Total Runtime</b>	hours	6.00	6.40	8.60
<b>Mallard (3) Pump 1 Total Runtime</b>	hours	403.10	326.60	19.10
<b>Mallard (3) Pump 2 Total Runtime</b>	hours	13.50	6.10	18.30
<b>Mallard (4) Pump 1 Total Runtime</b>	hours	21.60	28.10	544.00
<b>Mallard (4) Pump 2 Total Runtime</b>	hours	32.10	33.40	41.90
<b>Bluewater (1) Pump 1 Total Runtime</b>	hours	12.20	15.00	10.90
<b>Bluewater (1) Pump 2 Total Runtime</b>	hours	15.40	16.80	14.60
<b>Bluewater (2) Pump 1 Total Runtime</b>	hours	108.70	113.10	88.50
<b>Bluewater (2) Pump 2 Total Runtime</b>	hours	61.70	67.50	86.30
<b>Bluewater (3) Pump 1 Total Runtime</b>	hours	37.70	33.30	37.60
<b>Bluewater (3) Pump 2 Total Runtime</b>	hours	19.20	17.80	19.80
<b>Bluewater (4) Pump 1 Total Runtime</b>	hours	1.60	0.50	97.30
<b>Bluewater (4) Pump 2 Total Runtime</b>	hours	45.10	45.50	19.30
<b>Bluewater (5) Pump 1 Total Runtime</b>	hours	192.60	1,434.80	15.10
<b>Bluewater (5) Pump 2 Total Runtime</b>	hours	57.60	189.50	24.70
<b>Bluewater (6) Pump 1 Total Runtime</b>	hours	19.80	20.40	11.10
<b>Bluewater (6) Pump 2 Total Runtime</b>	hours	249.70	284.00	140.70
<b>Bluewater (7) Pump 1 Total Runtime</b>	hours	279.70	127.30	6.90
<b>Bluewater (7) Pump 2 Total Runtime</b>	hours	245.70	70.40	4.80
<b>Ginger Cove (1) Pump 1 Total Runtime</b>	hours	19.40	37.10	37.41
<b>Ginger Cove (1) Pump 2 Total Runtime</b>	hours	27.20	21.30	32.61
<b>Ginger Cove (2) Pump 1 Total Runtime</b>	hours	0.00	0.00	27.90
<b>Ginger Cove (2) Pump 2 Total Runtime</b>	hours	15.80	22.70	68.10
<b>Ginger Cove (3) Pump 1 Total Runtime</b>	hours	0.00	0.00	51.40
<b>Ginger Cove (3) Pump 2 Total Runtime</b>	hours	0.00	0.00	29.80
<b>Ginger Woods (1) Pump 1 Total Runtime</b>	hours	8.60	7.90	2.50
<b>Ginger Woods (1) Pump 2 Total Runtime</b>	hours	5.30	5.70	2.50
<b>Ginger Woods (2) Pump 1 Total Runtime</b>	hours	14.20	19.90	11.19
<b>Ginger Woods (2) Pump 2 Total Runtime</b>	hours	0.00	0.00	11.19
<b>Ginger Woods (3) Pump 1 Total Runtime</b>	hours	0.00	0.00	48.00
<b>Ginger Woods (3) Pump 2 Total Runtime</b>	hours	81.90	105.70	48.00
<b>Flat Water LS (1) Pump 1 Total Runtime</b>	hours	3.20	2.60	48.00
<b>Flat Water LS (1) Pump 2 Total Runtime</b>	hours	2.30	2.50	48.00
<b>Flat Water LS (2) Pump 1 Total Runtime</b>	hours	5.10	3.80	48.00
<b>Flat Water LS (2) Pump 2 Total Runtime</b>	hours	5.20	4.10	48.00
<b>Flat Water LS (3) Pump 1 Total Runtime</b>	hours	8.70	5.60	48.00
<b>Flat Water LS (3) Pump 2 Total Runtime</b>	hours	8.70	6.00	48.00
<b>West Street LS (1) Pump 1 Total Runtime</b>	hours	0.10	0.00	48.00
<b>West Street LS (1) Pump 2 Total Runtime</b>	hours	0.00	0.00	48.00
<b>Rainwater Pump 1 Total Runtime</b>	hours	0.00	0.00	0.00
<b>Rainwater Pump 2 Total Runtime</b>	hours	0.00	0.00	0.00









Contract True-Ups - Current Contract Year				
Item	Budgeted Amount	Amount Spent	% of Budget	% of Time
Maintenance Budget	\$30,925.00	\$1,091.00	4%	8%
<b>Total</b>	\$30,925.00	\$1,091.00	4%	100%

**OCTOBER WORK ORDERS COMPLETED**

Date completed	Equipment	Location	Task
10/16/2023	BYERSVILLE LS EMERGENCY GENERATOR	5029 Valley, NE	LS Monthly PM
10/16/2023	COUNTRY AIRE LIFTSTATION	5029 Valley, NE	LS Monthly PM
10/16/2023	DAIRY QUEEN LIFTSTATION	5029 Valley, NE	LS Monthly PM
10/11/2023	MALLARD LANDING LIFT STATION 1	5029 Valley, NE	LS Monthly PM
10/11/2023	MALLARD LANDING LIFT STATION 2	5029 Valley, NE	LS Monthly PM
10/10/2023	MALLARD LANDING LIFT STATION 3	5029 Valley, NE	LS Monthly PM
10/10/2023	MALLARD LANDING LIFT STATION 4	5029 Valley, NE	LS Monthly PM
10/9/2023	MEIGS LS EMERGENCY GENERATOR	5029 Valley, NE	LS Monthly PM
10/9/2023	REGIOINAL LS EMERGENCY GENERATOR	5029 Valley, NE	LS Monthly PM
10/9/2023	VALHAVEN LIFTSTATION	5029 Valley, NE	LS Monthly PM
10/9/2023	BLUEWATER LIFTSTATION 1	5029 Valley, NE	LS Monthly PM
10/5/2023	BLUEWATER LIFTSTATION 2	5029 Valley, NE	LS Monthly PM
10/6/2023	BLUEWATER LIFTSTATION 3	5029 Valley, NE	LS Monthly PM
10/5/2023	BLUEWATER LIFTSTATION 4	5029 Valley, NE	LS Monthly PM
10/5/2023	BLUEWATER LIFTSTATION 5	5029 Valley, NE	LS Monthly PM
10/5/2023	BLUEWATER LIFTSTATION 6	5029 Valley, NE	LS Monthly PM
10/5/2023	BLUEWATER LIFTSTATION 7	5029 Valley, NE	LS Monthly PM
10/5/2023	GINGER COVE LIFT STATION #1	5029 Valley, NE	LS Monthly PM
10/5/2023	GINGER COVE LIFT STATION #2	5029 Valley, NE	LS Monthly PM
10/5/2023	GINGER WOODS LIFT STATION #1	5029 Valley, NE	LS Monthly PM
10/4/2023	GINGER WOODS LIFT STATION #2	5029 Valley, NE	LS Monthly PM
10/4/2023	GINGER WOODS LIFT STATION #3	5029 Valley, NE	LS Monthly PM
10/4/2023	LIFT STATION #1-VALLEY,NE SYST	5029 Valley, NE	LS Monthly PM
10/4/2023	VALLEY SHORES LIFT STATION 1	5029 Valley, NE	LS Monthly PM
10/4/2023	VALLEY SHORES LIFT STATION 2	5029 Valley, NE	LS Monthly PM
10/4/2023	VALLEY SHORES LIFT STATION 3	5029 Valley, NE	LS Monthly PM
10/3/2023	AIR COMPRESSOR	6029 Valley, NE	Inspection
10/3/2023	PORTABLE GAS MONITOR	6029 Valley, NE	Calibrate Equipment
10/3/2023	FIRE EXTINGUISHERS	6029 Valley, NE	Inspection
10/3/2023	Chemical Feed Line	6029 Valley, NE	Service Equipment

**Valley Cemetery Board**  
**Valley City Hall**  
**October 12th, 2023, 6:30pm**

**Meeting Minutes**

Present: Members- Dean, Gerri, Everett, Betty, Krista  
Guests- Rune VanDenboogaart, city building inspector

Meeting called to order at: 6:30pm

Dean noted the Open Meeting Act on the north wall of the meeting room.

There were no corrections to the previous minutes.

Minutes approved by: Everett

Seconded by: Gerri

All in favor, motion carried.

**OLD BUSINESS:**

*Linda George monument:*

Dean spoke with Melody at Fremont Monument about damage in early October. Discussed repair versus replacing stone. Dean will continue the conversation of costs and options. Piece of the monument is in Christie's desk at city hall.

Gerri spoke with Cindy Hansen about possibly doing landscaping/planting that would camouflage the stone damage and improve the appearance of the stone area. Cindy will follow up with Gerri in the spring.

*Monument dedication:*

The event was well organized and attended. The group agreed that the event made a lasting impression on the family, friends and community members who attended.

*Snide property-*

Rune spoke with the group about the city's process of addressing the Snide property. The steps were explained, and details were shared about what to expect in regards to timelines.

*Eagle Scout Project at the Cemetery:*

Dates of events are confirmed, Krista will send the event sign-up site to members.

NEW BUSINESS:

*Cemetery board membership*

Everett suggested pursuing new adjunct members and suggested Chris Link and Jake Lewis. Gerri and Dean spoke about responsibilities of the position to share with them. Dean made a motion that prospective adjunct members be invited to the next meeting. Everett seconded the motion.

The next meeting will be **Thursday December 7th at 6:30pm.**

Everett made the motion to adjourn, Gerri seconded.

Meeting adjourned at 7:51pm.

Meeting minutes recorded by board secretary Krista Lewis.

**DAILY RECORDS****October 2023**

		<b>This month</b>	<b>Last month</b>	<b>Last year</b>
<b>LIBRARY VISITS:</b>				
	Adults	473	374	380
	Children	760	233	627
Computers	Adults	45	63	23
	Children	52	68	31
Fax/Copies		49	31	31

Reference transactions (indicate nature of question)

Locating Library Materials 38, Readers' Advisory 27, Account info and renewals 29, Technology Assistance 52, Local Info 44, General Info 223.

	Total	413	252	187
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**PROGRAM ATTENDANCE:**

	Adults	43	31	32
10/10 Friends Meeting – 5; 10/14 Knitting – 7; 10/16 Book Club – 2; 10/21 Knitting – 6; 10/21 Holiday Crafting – 2; 10/26 Friends General Meeting – 13; 10/28 Knitting – 2				
	Teens	53	27	42
10/4 Teen D&D – 7; 10/6 DC West Middle School Visit – 21; 10/7 Teen D&D – 6; 10/11 Teen D&D – 9; 10/18 Teen D&D – 7; 10/25 Teen D&D – 9				
	Children	409	121	435
10/3 Afterschool STEAM – 11; 10/6 LEGO Club – 18; 10/10 Afterschool STEAM – 8; 10/13 LEGO Club – 12; 10/17 Afterschool STEAM – 9; 10/20 LEGO Club – 12; 10/20 Star Party – 35; 10/24 Afterschool STEAM – 14; 10/26 Trunk or Treat – 200; 10/27 LEGO Club – 28; 10/28 Halloween Party – 56; 10/31 Afterschool STEAM – 6				
	Pre-K	55	5	44
10/16 DC West Preschool Visit – 43; 10/28 Preschool Playgroup – 12				
	Total	560	184	553

**New patrons (indicate Valley, other Douglas Co., non-DC)**

Valley 11, other DC 4, Non DC 0

Total	15	14	8
Volunteers/hours	0/0	0/0	0/0

**MATERIALS CHECKED OUT:**

Adult	665	647	728
Children	1283	1184	963
Overdrive	297	307	239

**City of Valley**  
**Tree Board Minutes**  
**October 16, 2023**  
**6:30 P.M.**

Present: Mark Henderson, Troy Hardman, Doug Eggen, Mike Wiekhorst and Owen Kobes  
Absent: Open Seat

The meeting was brought to order at 6:33 pm. Roll call was taken and is listed above.

**Old Business:**

**Tree** – We discussed all of the new trees that Mike and I and his staff planted throughout the summer. We planted trees outside the police station, around the trailhead parking lot and around the dog park. They were watered by the public works seasonal employee throughout the dry periods. We decided that each of the new trees should get a good watering before the ground freezes. Doug will have one of the public works staff water them early next week.

**Tree Grants** – We have received 10 trees for a tree grant from the Nebraska Forest Service and the Nebraska Statewide Arboretum. The trees are to be used to replace street trees or on public property and provide a clear public benefit. Mike is going to drive the town and locate areas to plant the trees and a tentative date to plant them is set for Saturday, October 28, 2023. We will be seeking volunteers to help with the plantings. Owen said he could provide a 30” or 36” auger on a skid loader to dig the holes. Mike said he could provide mulch as well as mulch from the city pile. We do have some tree diapers left in stock that we can use. The application for the 2024 NRD Grant was given to Mike to complete by 2/15/2024.

**Tree City USA application** – Doug will get the 2024 application submitted

**New Business:**

**New Member** – New member, Owen Kobes, was introduced to all the members in attendance. Owen was appointed to the tree board at the October 10, 2023 City Council meeting. Owen gave a summary of this background and experience and then all of the members in attendance gave their backgrounds and why they volunteered for the tree board. It’s nice to have that seat filled and we discussed that we could still use another member to take Sue Johnson’s seat.

The meeting adjourned at 7:27 pm.

Next meeting is Monday February 5<sup>th</sup>, 2024 at 6:30 pm at the City of Valley Council Chambers.

**From:** Valley City Office [cityoffice@valleyne.org]  
**To:** Cindy Grove [mayor@valleyne.org], Cheryl Eckerman [ceckerman@valleyne.org], Tyler Cooper [tcooper@valleyne.org], Christie Donnermeyer [cdonnermeyer@valleyne.org]  
**Subject:** Council Agenda Request Tyler Curtis  
**Sent:** Thu 10/12/2023 12:55 PM GMT-05:00  
**Importance:** Normal

Name: Tyler Curtis  
Phone: 402-660-1814  
Email Address: Tyler.Jay.Curtis@gmail.com  
Address: 223 E Gardiner St  
Agenda Item Description: Speak on the Park, Pool, and Future of Valley, NE.  
Requested Action: No action needed  
Does this require an expenditure of funds: No

[View in List](#)

**From:** Valley City Office [cityoffice@valleyne.org]

**To:** Cindy Grove [mayor@valleyne.org], Cheryl Eckerman [ceckerman@valleyne.org], Tyler Cooper [tcooper@valleyne.org], Christie Donnermeyer [cdonnermeyer@valleyne.org]

**Subject:** Council Agenda Request Angela Exstom

**Sent:** Wed 10/25/2023 4:32 PM GMT-05:00

**Importance:** Normal

Name: Angela Exstom

Phone: 402-881-5921

Email Address: aexstrom@yahoo.com

Address: 502 S Park Ave Valley, NE 68064

Agenda Item Description: Request for street closure during the downtown Valley Christmas tree lighting on November 25th. Attachment with details will be sent prior to the meeting

Requested Action: Approve street closures for the community event and place barricades by intersections during normal working hours.

Does this require an expenditure of funds: No

[View in List](#)

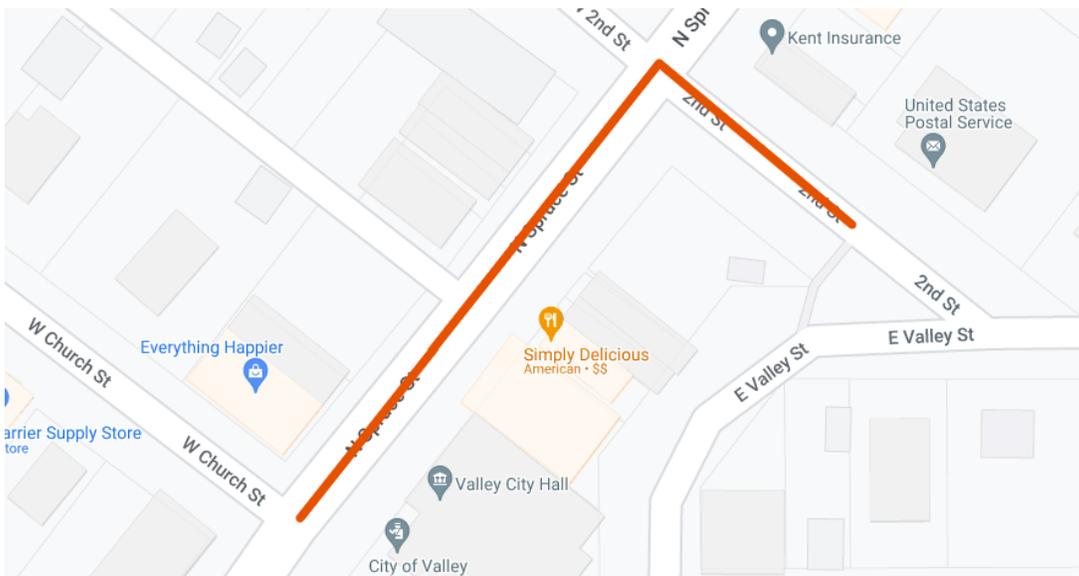
# Downtown Valley Christmas Tree Lighting

## Saturday November 25, 2023

### Road Closure Request

1. Spruce Street from 2<sup>nd</sup> street to Church – from 4 PM to 7:30 PM Saturday November 26.
2. 2<sup>nd</sup> Street from Spruce street to the Post Office – from noon Saturday November 26 to noon Monday November 28.

The Valley Days Foundation requests Public Works places barricades at intersections by Spruce and 2<sup>nd</sup> street and Spruce and Church street on Wednesday November 22 and volunteers will close the street at the time of the event.



**DOWNTOWN VALLEY**  
*Christmas Tree Lighting*  
**Saturday November 25, 2023**  
**5 PM to 7 PM**

Join us for Santa, shopping, refreshments, a lighted parade and crafts!  
**Tree will be lit at 6 PM**

**#VWBASHOPLocal**

 **Valley Days Foundation**  
[www.valleydays.net](http://www.valleydays.net)

The poster features a festive background with Christmas trees, red and white striped gifts, and red and white polka-dot gifts. The text is arranged in a clear, hierarchical manner, with the event name and date at the top, followed by the time, a description of the activities, and the tree lighting time. The hashtag and the Valley Days Foundation logo and website are at the bottom.

**From:** Valley City Office [cityoffice@valleyne.org]  
**To:** Cindy Grove [mayor@valleyne.org], Cheryl Eckerman [ceckerman@valleyne.org], Tyler Cooper [tcooper@valleyne.org], Christie Donnermeyer [cdonnermeyer@valleyne.org]  
**Subject:** Council Agenda Request Wendy Deane  
**Sent:** Fri 11/3/2023 11:31 AM GMT-05:00  
**Importance:** Normal

Name: Wendy Deane  
Phone: 402-660-7040  
Email Address: wendydeanevalley@gmail.com  
Address: 207 N Spruce St Valley, NE  
Agenda Item Description: Valley Business District Development  
Requested Action: Questions on ordinances and growth for the Downtown Business District of N Spruce St  
Does this require an expenditure of funds: Unsure

[View in List](#)

P.O. Box 682  
Valley, NE 68064  
Phone: 402-339-2251 Ext. 306  
Fax: 402-339-2610  
800-339-2610  
Business Hours 9 am - 5 pm M-F



### CODE VIOLATION EXTENSION REQUEST

Name: Mike Stanzel Telephone No. 672-9084  
Address: 400 WEST VALLEY ST  
Email: MSEAN@CC@COX.NET Case Number \_\_\_\_\_

Provide the reason for the request, and the date violation(s) will be remedied. Each step must include a summary of the work being completed, who will be responsible to complete the work, and the completion date(s). Violation(s) must be remedied, or the request returned to the City of Valley offices within five (5) business days. Please attach any additional steps, documents, or resources before submitting in person or email [buildinginspector@valleyne.org](mailto:buildinginspector@valleyne.org).

Reason for Extension Request: PROTESTING THIS TO COUNCIL ON  
NOV. 14th  
2023

Summary:

I DO NOT BELIEVE I AM IN VIOLATION, MY  
10 FOOT TRAILER IS PARKED ON ROCK/AGGREGATE AND  
MY 16 FT IS TECHNICALLY ON RAILROAD PROPERTY, WHICH  
HAS NOT BOTHERED THEM SINCE I'VE LIVED HERE  
FOR 22 YEARS. I AM PROPOSING AN ORDINANCE  
CHANGE/AMMENDMENT TO THE PARKING OF TRAILERS

Signature: Mike Stanzel Date: 10-27-23

I hereby state that that the information submitted on this application is accurate and correct. I recognize that the issuance of this application does not grant approval to violate any of the provisions of the building codes or zoning ordinances enforced by this jurisdiction, state or federal and that this application shall not prevent the building official from requiring site to be in compliance with all applicable code provisions and field inspections.

**From:** Valley City Office [cityoffice@valleyne.org]  
**To:** Cindy Grove [mayor@valleyne.org], Cheryl Eckerman [ceckerman@valleyne.org], Tyler Cooper [tcooper@valleyne.org], Christie Donnermeyer [cdonnermeyer@valleyne.org]  
**Subject:** Council Agenda Request Jim Thiessen Jr  
**Sent:** Thu 11/9/2023 5:22 PM GMT-06:00  
**Importance:** Normal

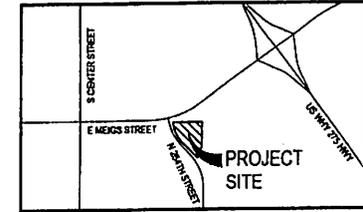
Name: Jim Thiessen Jr  
Phone: 402-690-9434  
Email Address: jthiessenjr@yahoo.com  
Address: 117 w Alexander St  
Agenda Item Description: How agenda is done  
Requested Action: Well have to discuss that evening  
Does this require an expenditure of funds: No

[View in List](#)

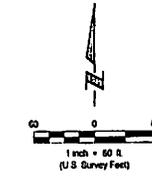
# VALLEY LAKES BUSINESS PARK

LOTS 1 THRU 6 INCLUSIVE

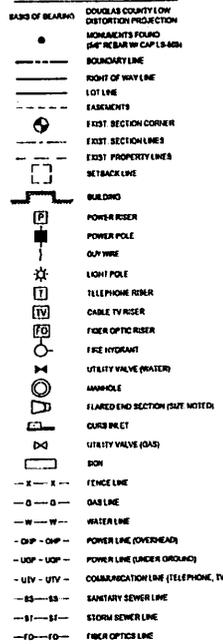
A TRACT OF LAND LOCATED IN PART OF THE NE/4 OF THE NE/4, SECTION 8, TOWNSHIP 13 NORTH, RANGE 10 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA



VICINITY MAP



LEGEND



### LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN PART OF THE NE/4 OF THE NE/4, SECTION 8, TOWNSHIP 13 NORTH, RANGE 10 EAST OF THE 6TH P.M., DOUGLAS COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING THAT AT THE NORTH EAST CORNER OF SAID SECTION 8, THENCE 80° 10' 10" W (BASED ON EXISTING DOUGLAS COUNTY LOW DISTORTION PROJECTION) ALONG THE EAST LINE OF SAID SECTION 8 A DISTANCE OF 64.22 FEET; THENCE N 11° 17' 10" W, A DISTANCE OF 48.20 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF NORTH 34TH STREET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF NORTH 34TH STREET; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE OF NORTH 34TH STREET ON THE FOLLOWING TWO (2) DESCRIBED COURSES: (1) THENCE S 0° 17' 10" W, A DISTANCE OF 161.71 FEET; (2) THENCE S 88° 47' 17" W, A DISTANCE OF 62.20 FEET TO THE INTERSECTION OF SAID WESTERLY RIGHT-OF-WAY LINE OF NORTH 34TH STREET AND THE SOUTHERLY RIGHT-OF-WAY LINE OF NORTH 34TH STREET; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE OF NORTH 34TH STREET ON THE FOLLOWING THREE (3) DESCRIBED COURSES: (1) THENCE S 88° 47' 17" W, A DISTANCE OF 62.20 FEET; (2) THENCE N 82° 24' 17" W, A DISTANCE OF 18.18 FEET; (3) THENCE S 11° 17' 10" W, A DISTANCE OF 32.20 FEET TO THE INTERSECTION OF SAID EASTERLY RIGHT-OF-WAY LINE OF NORTH 34TH STREET AND THE SOUTHERLY RIGHT-OF-WAY LINE OF EAST MEIGS STREET; THENCE S 89° 14' 17" W ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF EAST MEIGS STREET, A DISTANCE OF 181.18 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 8, THENCE S 89° 14' 17" W, A DISTANCE OF 181.18 FEET TO A POINT ON THE NORTH LINE OF 478.28 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS 253.158 SQUARE FEET OR 0.577 ACRES, MORE OR LESS.

**DEVELOPER/OWNER:** VALLEY PROPERTY SERVICES LLC, 2100 CEDAR HOLLOW HALL, WATERLOO, NE 68088

**ENGINEER:** E & A CONSULTING GROUP, INC., 1800 S. VALLEY ROAD, STE. 100, OMAHA, NE 68134

**LAND SURVEYORS:** WILLIAM THOMAS & SONS, 1800 S. VALLEY ROAD, STE. 100, OMAHA, NE 68134

### COMB.

EXTENDING 12 LOTS 1 THRU 6 PROPOSED 1.276 ACRES PROPOSED RIGHT-OF-WAY 0.851 ACRES TOTAL AREA 0.425 ACRES

### NOTES:

- DIRECT VEHICULAR ACCESS WILL NOT BE ALLOWED TO N 34TH STREET OR E MEIGS STREET FROM ANY LOTS ADJACENT SAID STREET.
- TEMPORARY TURNAROUNDS WILL BE CONSTRUCTED AT ALL DEADEND STREETS.
- TYPICAL UTILITY EASEMENTS WILL BE DEDICATED WITH THE FINAL PLAT.
- ALL EASEMENTS THAT ARE NOT LABELED WITH ANY RECORDING INFORMATION WILL BE RECORDED BY A SEPARATE DOCUMENT.
- A PERMANENT RECORDAL INTEREST AND EGRESS, AND PREMISE EASEMENT IS GRANTED TO THE OWNERS OF LOTS 1 THRU 6 THEIR HEIRS AND ASSIGNEES OVER ALL OF SAID LOTS 1 THRU 6 EXCEPT THOSE PARTS OF SAID LOTS 1 THRU 6 WHICH ARE OCCUPIED BY BUILDINGS AS CONSTRUCTED.
- A CROSS-PARKING EASEMENT IS GRANTED TO THE OWNERS OF LOTS 1 THRU 6 THEIR HEIRS AND ASSIGNEES OVER ALL OF SAID LOTS 1 THRU 6 EXCEPT THOSE PARTS OF SAID LOTS 1 THRU 6 WHICH ARE OCCUPIED BY BUILDINGS AS CONSTRUCTED. THE TOTAL OVERALL DEVELOPMENT SHALL COMPLY WITH ALL THE REQUIREMENTS OF THE TOTAL DEVELOPMENT FLOOR AREA CALCULATED.

### APPROVAL OF VALLEY PLANNING COMMISSION

THIS PRELIMINARY PLAT OF VALLEY LAKES BUSINESS PARK (LOTS NUMBERED AS SHOWN) WAS APPROVED BY THE VALLEY PLANNING COMMISSION THIS \_\_\_\_\_ DAY, \_\_\_\_\_ 20\_\_\_\_.

### CHAMPIONER, VALLEY PLANNING COMMISSION

### ACCEPTANCE OF THE VALLEY CITY ENGINEER

THIS PRELIMINARY PLAT OF VALLEY LAKES BUSINESS PARK WAS REVIEWED AND APPROVED BY THE VALLEY CITY ENGINEER ON THIS \_\_\_\_\_ DAY, \_\_\_\_\_ 20\_\_\_\_.

VALLEY CITY ENGINEER

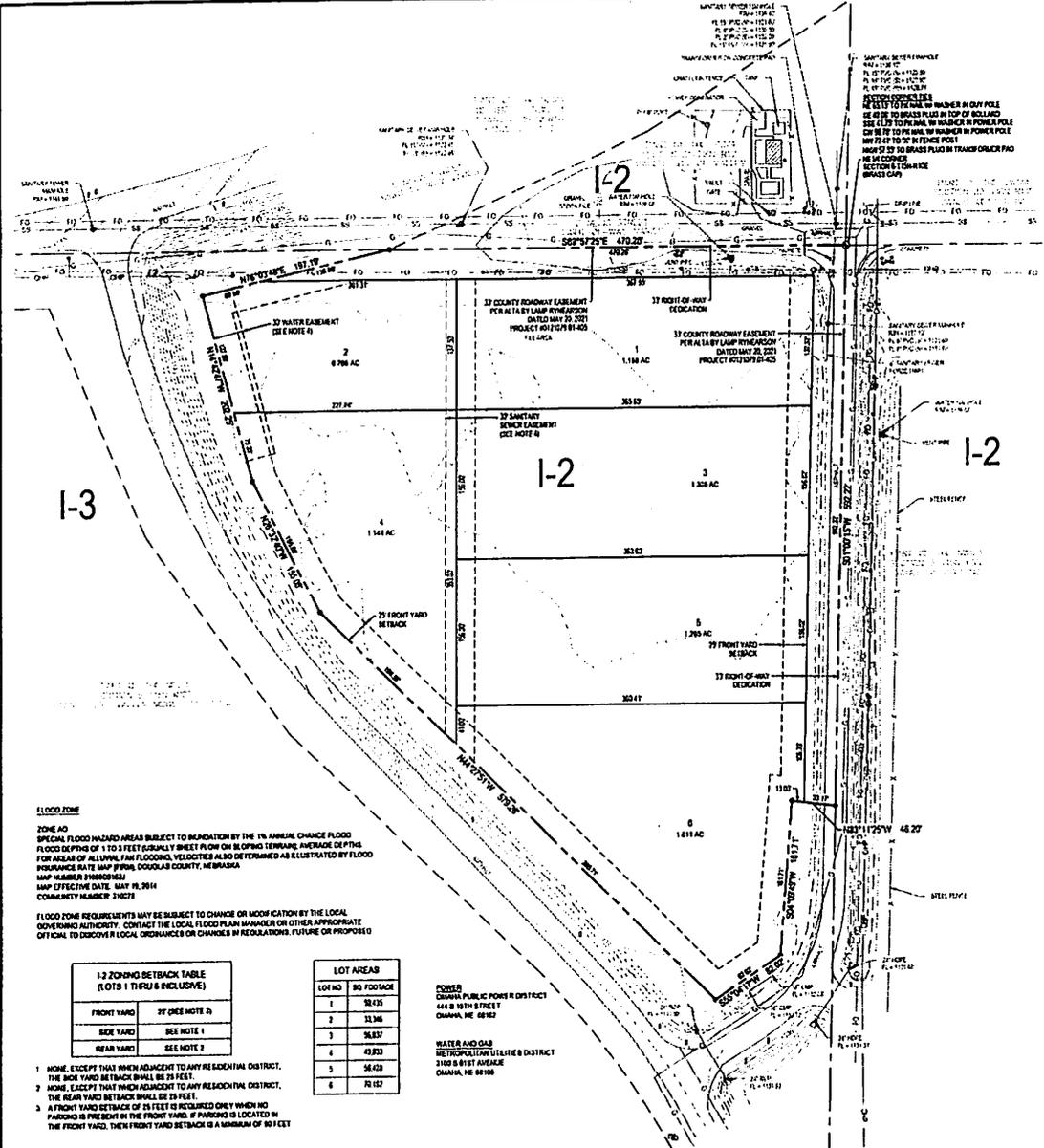
**E & A CONSULTING GROUP, INC.**  
 Engineering • Planning • Environmental & Field Services  
 1800 S. Valley Road, Suite 100 • Omaha, NE 68134  
 Phone: 402.663.7676 • Fax: 402.663.1888  
 Email: E.A. at E.A. Consulting • Website: www.e-a.com

**E & A CONSULTING GROUP, INC.**  
 Engineering Services

**VALLEY LAKES BUSINESS PARK**  
 LOTS 1 THRU 6 INCLUSIVE  
 VALLEY, NEBRASKA

**PRELIMINARY PLAT**

Prep. No.	PREP-2017-001
Date	02/28/2017
Checked By	AKS
Drawn By	AKS
Date	02-28-17
Sheet	1 of 1



I-3

I-2

I-2

### FLOOD ZONE

**ZONE AO**  
 SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD FLOOD DEPTHS OF 1 TO 3 FEET (USUAL) SHEET FLOW OR 6 TO 10 FEET (EXTREME) AVERAGE DEPTHS FOR AREAS OF ALLUVIAL FAN FLOODING. VELOCITIES ALSO DETERMINED AS ILLUSTRATED BY FLOOD INSURANCE RATE MAP (FIRM) DOUGLAS COUNTY, NEBRASKA  
 MAP NUMBER: 3108020123  
 MAP EFFECTIVE DATE: 10/01/14  
 COMMUNITY NUMBER: 31077

FLOOD ZONE REQUIREMENTS MAY BE SUBJECT TO CHANGE OR MODIFICATION BY THE LOCAL GOVERNING AUTHORITY. CONTACT THE LOCAL FLOOD PLAN MANAGER OR OTHER APPROPRIATE OFFICIAL TO DISCOVER LOCAL ORDINANCES OR CHANGES IN REGULATIONS, FUTURE OR PROPOSED.

FRONT YARD	BT (SEE NOTE 1)
SIDE YARD	SEE NOTE 1
REAR YARD	SEE NOTE 2

LOT NO.	SQ. FOOTAGE
1	92,435
2	51,346
3	56,837
4	49,273
5	56,428
6	92,422

**POWER**  
 OMAHA PUBLIC POWER DISTRICT  
 448 S. 16TH STREET  
 OMAHA, NE 68102

**WATER AND GAS**  
 METROPOLITAN UTILITIES DISTRICT  
 3100 S. 81ST AVENUE  
 OMAHA, NE 68108

- HOME, EXCEPT THAT WHEN ADJACENT TO ANY RESIDENTIAL DISTRICT, THE SIDE YARD SETBACK SHALL BE 75 FEET.
- HOME, EXCEPT THAT WHEN ADJACENT TO ANY RESIDENTIAL DISTRICT, THE REAR YARD SETBACK SHALL BE 25 FEET.
- A FRONT YARD SETBACK OF 25 FEET IS REQUIRED ONLY WHEN NO PARKING IS PRESENT IN THE FRONT YARD. IF PARKING IS LOCATED IN THE FRONT YARD, THEN FRONT YARD SETBACK IS A MINIMUM OF 50 FEET.

## ORDINANCE NO. 797

AN ORDINANCE AMENDING SECTION 1-1201 OF THE VALLEY MUNICIPAL CODE TO REMOVE TERM LIMITS FOR THOSE INDIVIDUALS SERVING ON THE LIBRARY BOARD; PROVIDING FOR AN EFFECTIVE DATE OF THIS ORDINANCE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT HEREWITH.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA, AS FOLLOWS:

*Section 1.* Section 1-1201 of the Valley Municipal Code is hereby repealed.

*Section 2.* A new Section 1-1201 of the Valley Municipal Code is hereby adopted as follows:

### **SECTION 1-1201: TERMS; MEETINGS**

1. The City owns and manages the library through the Library Board, which shall consist of five residents of the City appointed by the City Council. Each member of the Board shall serve a four-year term of office. No member of the City Council shall serve as a member of the Library Board while serving a term of office on the Council. The members of the Board shall serve without compensation and may be required, at the discretion of the City Council, to give a bond in a sum set by resolution and conditioned upon the faithful performance of their duties.
2. At the time of the Board's first meeting in June of each year, the members shall organize by selecting from their number a chairman and secretary. No member of the Board may serve as both chairman and secretary. It shall be the duty of the secretary to keep the full and correct minutes and records of all meetings and to file the same with the city clerk, where they shall be available for public inspection and any reasonable time. A majority of the board members shall constitute a quorum for the transaction of business. The Board shall meet at such times as the City Council may designate. Special meetings may be held upon the call of the chairman or any three members of the Board.

*Section 3.* This ordinance shall be in full force and effect from and after its passage, approval and publication or posting as provided by law.

*Section 4.* If any section, clause, provision or part or portion of any section, clause or provision of this ordinance or the application thereof to any person or circumstance is held

unconstitutional, such invalidity or unconstitutionality shall not affect the validity or application of any other section, clause, provision or part or portion of this ordinance.

**Section 5.** All ordinances or parts thereof in conflict herewith are hereby repealed.

PASSED AND APPROVED THIS 14<sup>th</sup> DAY OF NOVEMBER 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

---

Cindy Grove, Mayor

ATTEST:

---

Cheryl Eckerman, City Clerk

# RESOLUTION 2023-71

WHEREAS, the City of Valley, Douglas County, Nebraska, proposes to enter into agreement for audit preparation and closing entry reconciliations for fiscal year ending September 30, 2022; and

WHEREAS, the Valley City Council met in regular session on November 14<sup>th</sup>, 2023 and reviewed said subject; and

NOW, THEREFORE, BE IT RESOLVED THAT the Valley City Council authorizes Mayor Cindy Grove to execute an agreement with \_\_\_\_\_ on behalf of the City of Valley for audit preparation and closing entry reconciliations for fiscal year ending September 30, 2022.

PASSED AND APPROVED this 14<sup>th</sup> day of November 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

\_\_\_\_\_  
Cindy Grove, Mayor

\_\_\_\_\_  
John Batchter, Council President

\_\_\_\_\_  
Bryon Ueckert, Council Member

\_\_\_\_\_  
Linda Lewis, Council Member

\_\_\_\_\_  
Chris TenEyck, Council Member

ATTEST:

\_\_\_\_\_  
Cheryl K. Eckerman, City Clerk

**SCHEDULE A – Audit Preparation and Cleanup**

<b>Client</b>	City of Valley		
<b>Service Provider</b>	Creative Planning Business Accounting Services, LLC (CPBS)		
<b>Agreement Number</b>	Business Advisory_COV_001		
<b>Start Date</b>	Date of Execution (or agreed upon Timeline by both parties)		
<b>Terms</b>	Ongoing – Per the Terms and Conditions		
<b>Description of Services</b>	Creative Planning Business Accounting Services, LLC shall provide the following services (collectively, the "Services"):		
	<b>Service</b>	<b>Frequency</b>	<b>Investment</b>
	<b>Audit Preparation</b>		
	<b>Summary: Preparation and work on Financial Clean Up:</b>	<b>One-Time</b>	<b>\$20,000</b>
	<ul style="list-style-type: none"> <li>• <b>Audit Prep:</b> Prepare the audit workpapers and clean up outstanding Accounting based on GASB/GAAP standards.</li> </ul>	<b>One-Time</b>	<b>TBD</b>
	<ul style="list-style-type: none"> <li>• <b>Assistance with RFP for new auditor selection</b></li> </ul>	<b>One-Time</b>	<b>TBD</b>
<b>Deliverables:</b>	<b>Deployment Services:</b> <ul style="list-style-type: none"> <li>• Financial Clean Up: Estimated at 100 hours, not to exceed \$20,000.00, without prior discussion and client approval.</li> </ul>		
<b>Service Notes:</b>	<b>Creative Planning Business Accounting Services, LLC Responsibilities Include:</b> <ul style="list-style-type: none"> <li>• Tasks include Financial Clean up related items below but not limited to the following:             <ul style="list-style-type: none"> <li>○ Cash Reconciliation</li> <li>○ General Ledger Reconciliation</li> <li>○ Cash Account Balances Audit</li> <li>○ General Ledger Accounts Review</li> <li>○ Review Accounting/Finance Software</li> <li>○ GAAP Standards Review</li> <li>○ Weekly Meetings with team or designated personnel regarding updates.</li> <li>○ Review 2022 financials</li> <li>○ Any tasks that are discovered throughout the process not covered in this agreement and related to audit preparation and financial clean up.</li> </ul> </li> <li>• Preparation of the year-end work papers for the audit and will be billed separately at a flat fee and per the above schedule of fees. Out-of-pocket expenses when incurred will be billed in addition to this fee (travel not to exceed \$500 per visit and only if needed)</li> </ul>		

**Client Responsibilities Include:**

- Provide Remote access to data and systems with user and log-in credentials.
- Provide Creative Planning Business Accounting Services, LLC with all documentation requested.
- Providing Creative Planning Business Accounting Services, LLC access to bank and/or financing accounts.
- 24-hour response to Creative Planning Business Accounting Services, LLC requests for information.

**Other Notes:**

- This agreement assumes City of Valley personnel will assist (as requested) with various related tasks to keep the costs down.
- Should hours exceed the amount noted above, prior approval from client will be needed in writing before any additional work is performed. Typical city audit preparation hours range from 80-120 hours on average and financial Clean Up varies from client to client.
- Every effort will be made to meet existing audit schedules, but alterations may be made due to timelines in place.
- Progress Billing will be completed periodically and as the work is completed.
- Fees will be debited via ACH on a periodic basis per the above.



This Schedule A shall remain confidential between City of Valley and Creative Planning Business Accounting Services, LLC.

**The parties agree that this Service Schedule Agreement incorporates the [Professional Services Terms & Conditions](#) (the "Terms") (collectively, the "Agreement"), all of which shall remain confidential between Client and Creative Planning Business Accounting Services, LLC (or related affiliate/s identified herein). By signing this Service Schedule Agreement, Client acknowledges and agrees that Client has had an ample opportunity to review the terms contained in the Agreement. Client further agrees that Client has had the opportunity to obtain legal counsel and through Client's own determination, with or without counsel, accepts this Agreement.**

The undersigned represent and warrant they are authorized signers for their respective organizations.

For and on behalf of Client (Signature 1)	For and on behalf of Client (Governing Board Member, If applicable)
Signature _____	Signature _____
Contact Name _____	Contact Name _____
Title _____	Title _____
Date _____	Date _____
Address _____	

<p>Phone _____</p> <p>EIN _____</p> <p>State ID# _____</p> <p>FY Ending Month: _____</p> <p>Entity Type: _____</p>	<p>For and on behalf of Creative Planning Business Accounting Services, LLC</p> <p>Signature _____</p> <p>Contact Name _____</p> <p>Title _____</p> <p>Date _____</p>
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# Direct Payment Plan Authorization Form

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1. Mark the box before type of account to indicate whether your payment will be deducted from your checking or savings account.
2. Fill in your name, financial institution name and location and date.
3. Scan a voided check for verification of all financial institution information. If you are unable to attach the voided check, please fill in your account number and routing number.

**NOTE: Be sure to sign the form!**

## AUTHORIZATION FOR DIRECT PAYMENT

I authorize **Creative Planning Business Accounting Services, LLC** to initiate electronic debit entries to my:  checking account or  savings account for payment of my **Accounting Fees**. I acknowledge that the origination of the ACH transactions to my account must comply with the provisions of U.S. law. This authority will remain in effect until I have cancelled it in writing.

Date \_\_\_\_\_

Company Name \_\_\_\_\_

Financial Institution Name (Please Print) \_\_\_\_\_

Account Number at Financial Institution \_\_\_\_\_

Financial Institution Routing/Transit Number \_\_\_\_\_

Financial Institution City and State \_\_\_\_\_

Signature \_\_\_\_\_

Email Address: \_\_\_\_\_

**PLEASE KEEP A COPY OF THE AUTHORIZATION FOR YOUR RECORDS**

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**CITY OF VALLEY  
NEBRASKA  
FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

# CITY OF VALLEY, NEBRASKA

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**RIC ORTMEIER  
CERTIFIED PUBLIC ACCOUNTANT**

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**1835 E. Military Avenue \* Suite 121 \* Fremont, Nebraska 68025  
Telephone & Fax (402) 721-4224**

**INDEPENDENT AUDITOR'S REPORT**

Honorable Mayor and City Council  
City of Valley, Nebraska  
Valley, Nebraska

**Report on the Financial Statements**

**Disclaimer of Opinion**

I was engaged to audit the accompanying financial statements of the governmental activities-cash basis, the business-type activities-accrual basis, each major fund-cash basis for the governmental funds and accrual basis for the proprietary funds, and the aggregate remaining fund information-cash basis for the governmental funds for the City of Valley, as of and for the year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the City of Valley's financial statements as listed in the table of contents.

I do not express an opinion on the financial statements of the City of Valley referred to above. Because of the significance of the matter described in the Basis for Disclaimer of Opinion section of my report, I have not been able to obtain sufficient appropriate audit evidence to provide a basis for an audit opinion on the financial statements.

**Basis for Disclaimer of Opinion**

Bank reconciliations have not been timely or accurately completed and supporting data was not available for my audit for the year ended September 30, 2022. Therefore, I was not able to obtain sufficient appropriate evidence about the amount at which cash and cash equivalents are recorded in the accompanying statement of financial position at September 30, 2022, and revenue, expenses and transfers were not posted accurately during the period. As a result, I am not able to express an opinion on the proper classification of revenue and expenses and cash flows for the year ended September 30, 2022.

**Emphasis of Matter-Basis of Accounting**

I draw attention to Note A of the financial statements, which describes the basis of accounting for the governmental activities, and governmental funds. The governmental financial statements are prepared on the modified cash basis of accounting, which is a basis of accounting other than accounting principles generally accepted in the United States of America. My opinions are not modified with respect to that matter.

**Responsibilities of Management for the Financial Statements**

Management is responsible for the preparation and fair presentation of these financial statements in accordance with the cash and accrual basis of accounting described in Note A, and for determining that the cash and accrual basis of accounting are acceptable basis for the preparation of the financial statements in the circumstances. Managements is also responsible for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the City of Valley, Nebraska's ability to continue as a going concern for the twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

**Auditor's Responsibility for the Audit of the Financial Statements**

My responsibility is to conduct an audit of the City of Valley's financial statements in accordance with generally accepted auditing standards and *Government Auditing Standards* and to issue an auditor's report. However, because of the matter described in the Basis of Disclaimer of Opinion section of my report, I was

not able to obtain sufficient appropriate audit evidence to provide a basis for an audit opinion on the financial statements of the City of Valley.

I am required to be independent of the City of Valley and to meet my other ethical responsibilities, in accordance with the relevant ethical requirements to my audit.

### **Supplementary Information**

My audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City of Valley, Nebraska's financial statements. The accompanying nonmajor fund combining statements and the statement of revenue and expenditures by General Fund department are presented for purposes of additional analysis and are not a required part of the financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the financial statements. The information has been subjected to the auditing procedures applied in the audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. I do not express an opinion as to whether the statements listed in the second sentence of this paragraph are fairly stated, in all material aspects, in relation to the financial statements as a whole due to the matters discussed in the Basis for Disclaimer of Opinion paragraph.

### **Other Information**

Management is responsible for the other information included in the financial statements. The other information comprises the management's discussion and analysis and budgetary comparison schedules, but does not include the financial statements and my auditor's report thereon. My opinions on the financial statements do not cover the other information, and I do not express an opinion or any form of assurance thereon.

In connection with my audit of the financial statements, my responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the financial statements, or other information otherwise appears to be materially misstated. If, based on the work performed, I conclude that an uncorrected misstatement of the other information exists, I am required to describe it in my report.

### **Emphasis of Matter**

As discussed in Note A, the financial statements referred to above include only the primary government of the City of Valley, which consists of all funds, organizations, institutions, agencies, departments, and offices that comprise the City's legal entity.

### **Other Reporting Required by Government Auditing Standards**

In accordance with *Government Auditing Standards*, I have also issued my report dated October 2, 2023, on my consideration of the City of Valley, Nebraska's internal control over financial reporting and on my tests of its compliance with certain provisions, laws, regulations, contracts, and grant agreements and other matters. The purpose of the report is solely to describe the scope of my testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City of Valley's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City of Valley, Nebraska's internal control over financial reporting and compliance.



Ric Ortmeier  
Certified Public Accountant  
Fremont, Nebraska  
October 2, 2023

**CITY OF VALLEY, NEBRASKA  
STATEMENT OF NET POSITION**

**SEPTEMBER 30, 2022**

	Primary Government		
	Governmental Activities	Business-type Activities	Total (memo only)
<b>ASSETS:</b>			
Cash	\$ 6,661,360	\$ 4,793,657	\$ 11,455,017
Cash with county treasurer	90,526		90,526
Accounts receivable		132,468	132,468
Due from other funds	716,336		716,336
Capital assets, net		9,912,544	9,912,544
Due to/from other funds		(724,595)	(724,595)
Unreconcilable difference	2,357,976		2,357,976
<b>Total assets</b>	<b>\$ 9,826,200</b>	<b>\$ 14,114,074</b>	<b>\$ 23,940,273</b>
<b>LIABILITIES:</b>			
Accounts payable		\$ 171,187	\$ 171,187
Accrued liabilities		39,216	39,216
Customer deposits		44,100	44,100
NDEQ SRF loan		382,575	382,575
Bonds payable		8,000,257	8,000,257
<b>Total liabilities</b>	<b>\$ -</b>	<b>8,637,335</b>	<b>8,637,335</b>
<b>NET POSITION:</b>			
Net investment in capital assets		1,976,533	1,976,533
Restricted	5,866,037		5,866,037
Unrestricted	3,960,163	3,500,205	7,460,368
<b>Net position</b>	<b>\$ 9,826,200</b>	<b>\$ 5,476,738</b>	<b>\$ 15,302,938</b>

See Notes to Financial Statements

CITY OF VALLEY, NEBRASKA  
STATEMENT OF ACTIVITIES

FOR THE YEAR ENDED SEPTEMBER 30, 2022

FUNCTIONS/PROGRAMS	Disbursements/ Expenses	Charges for Services	Operating Grants and Contributions	Net (Disbursements)/ Receipts and Changes in Net Position		Total (memo only)
				Governmental Activities	Business-type Activities	
Primary Government						
Governmental activities:						
General government	\$ 1,410,230			\$ (1,410,230)		\$ (1,410,230)
Public works - Streets	1,067,497		\$ 495,150	(572,347)		(572,347)
Public safety	902,555	50	1,153,160	250,656		250,656
Culture and recreation	232,203		6,841	(225,361)		(225,361)
Tax increment financing	2,745,946			(2,745,946)		(2,745,946)
Keno	9,389	76,022		66,634		66,634
Debt service	280,033			(280,033)		(280,033)
Total governmental activities	6,647,852	76,072	1,655,152	(4,916,628)		(4,916,628)
Business-type activities:						
Proprietary fund	1,993,861	2,056,808		\$ 62,946		62,946
Nursing home fund	128,310	302,651		174,341		174,341
Total business-type activities	2,122,171	2,359,459		237,288		237,288
General receipts/revenues:						
Taxes				4,605,681		4,605,681
Intergovernmental				1,269,504		1,269,504
Sales tax				1,734,807		1,734,807
Licenses, fees and permits				832,269		832,269
Assessments				20,339	36,105	56,445
Interest				8,367	6,089	14,455
Sale of property				60,421		60,421
Transfer, net				(486,086)	509,126	23,040
ARPA				255,747		255,747
Other miscellaneous				152,571		152,571
Unreconcilable				1,058,442		1,058,442
Total general receipts and transfers				9,512,062	551,319	10,063,382
Change in Net Position				4,595,435	788,607	5,384,042
Net Position - Beginning of Year				5,230,765	4,688,130	9,918,895
Net Position - End of Year				\$ 9,826,200	\$ 5,476,737	\$ 15,302,937

CITY OF VALLEY, NEBRASKA  
 STATEMENT OF ASSETS, LIABILITIES, AND FUND BALANCES - CASH BASIS -  
 GOVERNMENTAL FUNDS

SEPTEMBER 30, 2022

	General Fund	Bond Fund	Sales Tax Fund	Keno Fund	TIF Fund	Total
<b>ASSETS:</b>						
Cash	2,505,888	\$ 969,240	\$ 2,795,036	\$ 148,781	\$ 242,416	\$ 6,661,360
Cash with county treasurer	38,174	13,983			38,369	90,526
Due to/from other funds	(941,876)	798,895		(3,810)	863,127	716,336
Unreconcilable difference	2,357,976					2,357,976
Total assets	<u>\$ 3,960,163</u>	<u>\$ 1,782,118</u>	<u>\$ 2,795,036</u>	<u>\$ 144,971</u>	<u>\$ 1,143,912</u>	<u>\$ 9,826,200</u>
<b>LIABILITIES AND FUND BALANCES:</b>						
Fund balances:						
Restricted		\$ 1,782,118	\$ 2,795,036	\$ 144,971	\$ 1,143,912	\$ 5,866,037
Unrestricted	\$ 3,960,163					3,960,163
Total fund balances	<u>3,960,163</u>	<u>1,782,118</u>	<u>2,795,036</u>	<u>144,971</u>	<u>1,143,912</u>	<u>9,826,200</u>
Total Liabilities and Fund Balances	<u>\$ 3,960,163</u>	<u>\$ 1,782,118</u>	<u>\$ 2,795,036</u>	<u>\$ 144,971</u>	<u>\$ 1,143,912</u>	<u>\$ 9,826,200</u>

**CITY OF VALLEY, NEBRASKA  
STATEMENT OF RECEIPTS, DISBURSEMENTS AND CHANGES IN FUND BALANCES -  
CASH BASIS - GOVERNMENTAL FUNDS**

**FOR THE YEAR ENDED SEPTEMBER 30, 2022**

	General Fund	Bond Fund	Sales Tax Fund	Keno Fund	TIF Fund	Total
<b>RECEIPTS:</b>						
Taxes:						
Property taxes	\$ 1,370,477	\$ 248,371			\$ 2,754,149	\$ 4,372,997
Motor vehicle tax	154,506					154,506
In-lieu-of tax	66,114	12,065				78,178
City sales tax			\$ 1,734,807			1,734,807
Intergovernmental	534,865	4,231				539,096
Assessments	10,415	9,924				20,339
Keno proceeds				\$ 76,022		76,022
Charges for services	50					50
Franchise fees	86,618					86,618
Licenses, fees and permits	745,651					745,651
Rental income	1,947					1,947
Sale of property	60,421					60,421
Interest	1,538	2,382	3,688	201	558	8,367
Refunds and reimbursements	91,789					91,789
ARPA	255,747					255,747
Other miscellaneous	58,836					58,836
Unreconcilable income					1,058,442	1,058,442
Total receipts	<u>3,438,972</u>	<u>276,973</u>	<u>1,738,495</u>	<u>76,223</u>	<u>3,813,149</u>	<u>9,343,812</u>
<b>DISBURSEMENTS:</b>						
General government	1,410,230			9,389		1,419,618
Streets	1,067,497					1,067,497
Public safety	902,555					902,555
Culture and recreation	232,203					232,203
Total disbursements	<u>3,612,484</u>			<u>9,389</u>		<u>3,621,873</u>
Excess of receipts over (under) disbursements	<u>(173,513)</u>	<u>276,973</u>	<u>1,738,495</u>	<u>66,835</u>	<u>3,813,149</u>	<u>5,721,939</u>
<b>OTHER FINANCING SOURCES (USES):</b>						
Grants and donations	2,385,560					2,385,560
Bond fees		(705)				(705)
Debt service - principal		(235,000)				(235,000)
Debt service - interest		(44,328)				(44,328)
Tax increment financing					(2,745,946)	(2,745,946)
Transfer from other funds		23,041				23,041
Transfer to other funds		(509,127)				(509,127)
Total other financing sources (uses)	<u>2,385,560</u>	<u>(766,119)</u>	<u>-</u>	<u>-</u>	<u>(2,745,946)</u>	<u>(1,126,505)</u>
Net Change in Fund Balances	2,212,047	(489,146)	1,738,495	66,835	1,067,203	4,595,435
Fund Balances - Beginning of Year	1,748,116	2,271,264	1,056,542	78,136	76,709	5,230,767
Fund Balances - End of Year	<u>\$ 3,960,163</u>	<u>\$ 1,782,118</u>	<u>\$ 2,795,036</u>	<u>\$ 144,971</u>	<u>\$ 1,143,912</u>	<u>\$ 9,826,201</u>

See Notes to Financial Statements

**CITY OF VALLEY, NEBRASKA  
STATEMENT OF NET POSITION -  
PROPRIETARY FUNDS**

**SEPTEMBER 30, 2022**

	Proprietary	Nursing Home	Total
<b>ASSETS:</b>			
Current Assets:			
Cash	\$ 4,109,866	\$ 683,791	\$ 4,793,657
Accounts receivable	132,468		132,468
Due to/from other funds	(734,467)	9,873	(724,595)
Total current assets	<u>3,507,867</u>	<u>693,663</u>	<u>4,201,530</u>
Noncurrent Assets:			
Land	4,000		4,000
Capital assets, net	8,294,421	1,614,123	9,908,544
Total non-current assets	<u>8,298,421</u>	<u>1,614,123</u>	<u>9,912,544</u>
Total Assets	<u>\$ 11,806,288</u>	<u>\$ 2,307,786</u>	<u>\$ 14,114,074</u>
<b>LIABILITIES:</b>			
Current Liabilities:			
Accounts payable	\$ 171,187		\$ 171,187
Other accrued expenses	39,216		39,216
Customer deposits	44,100		44,100
NDEQ SRF loan - current portion	26,900		26,900
Bonds payable - current portion	305,000	\$ 68,246	373,246
Total current liabilities	<u>586,403</u>	<u>68,246</u>	<u>654,649</u>
Noncurrent Liabilities:			
NDEQ SRF loan	355,675		355,675
Bonds payable - net of current portion	6,485,000	1,142,011	7,627,011
Total long-term liabilities	<u>6,840,675</u>	<u>1,142,011</u>	<u>7,982,686</u>
Total Liabilities	<u>7,427,078</u>	<u>1,210,257</u>	<u>8,637,335</u>
<b>NET POSITION:</b>			
Net investment in capital assets	1,504,421	472,112	1,976,533
Unrestricted	<u>2,874,789</u>	<u>625,417</u>	<u>3,500,205</u>
Net Position	<u>4,379,209</u>	<u>1,097,529</u>	<u>5,476,738</u>
Total Liabilities and Net Position	<u>\$ 11,806,287</u>	<u>\$ 2,307,786</u>	<u>\$ 14,114,073</u>

See Notes to Financial Statements

**CITY OF VALLEY, NEBRASKA**  
**STATEMENT OF REVENUES, EXPENSES AND CHANGES IN NET POSITION -**  
**PROPRIETARY FUNDS**

**FOR THE YEAR ENDED SEPTEMBER 30, 2022**

	Proprietary	Nursing Home	Total
Operating Revenues:			
Metered sales	\$ 1,350,957		\$ 1,350,957
Capital connection fee	162,515		162,515
Assessments	36,105		36,105
Rent		290,726	290,726
Other miscellaneous	13,993		13,993
Unreconcilable income	529,342	11,925	541,267
Total operating revenues	<u>2,092,913</u>	<u>302,651</u>	<u>2,395,564</u>
Operating Expenses:			
Personal services:			
Salaries	40,657		40,657
Social security	3,055		3,055
Employee benefits	15,516		15,516
Supplies:			
Office	7,627		7,627
Other	34,726		34,726
Other expenses:			
People Service contract	361,740		361,740
Fremont Department of Utilities contract	406,105		406,105
Lease/service agreements	18,550		18,550
Insurance	23,543		23,543
Utilities	81,387		81,387
Repairs and maintenance	130,853		130,853
Professional fees	41,328		41,328
Water deposit refund	21,000		21,000
Capital projects	161,478		161,478
Depreciation	308,898	53,456	362,354
Miscellaneous	262,687		262,687
Total operating expenses	<u>1,919,150</u>	<u>53,456</u>	<u>1,972,606</u>
Operating income (loss)	<u>173,762</u>	<u>249,195</u>	<u>422,958</u>
Non-Operating Revenues and (Expenses):			
Interest income	4,873	1,216	6,089
Interest expense	(74,711)	(74,854)	(149,565)
Total non-operating revenues and (expenses)	<u>(69,838)</u>	<u>(73,638)</u>	<u>(143,476)</u>
Income (loss) before transfers	<u>103,924</u>	<u>175,557</u>	<u>279,482</u>
Transfers, net	<u>509,126</u>		<u>509,126</u>
Change in Net Position	613,050	175,557	788,607
Net Position - Beginning of Year	<u>3,766,159</u>	<u>921,972</u>	<u>4,688,131</u>
Net Position - End of Year	<u>\$ 4,379,209</u>	<u>\$ 1,097,529</u>	<u>\$ 5,476,738</u>

See Notes to Financial Statements

**CITY OF VALLEY, NEBRASKA  
STATEMENT OF CASH FLOWS -  
PROPRIETARY FUNDS**

**FOR THE YEAR ENDED SEPTEMBER 30, 2022**

	Proprietary	Nursing Home	Total
Cash flows from operating activities:			
Operating income (loss)	\$ 173,762	\$ 249,195	\$ 422,958
Adjustments to reconcile operating income (loss) to net cash from operating activities:			
Depreciation	308,898	53,456	362,354
Changes in assets and liabilities:			
(In)decrease in accounts receivable	2,940		2,940
In(de)crease in customer deposits	(15,600)		(15,600)
In(de)crease in accounts payable	129,284		129,284
In(de)crease in other accrued expenses	(12,610)		(12,610)
Net cash from operating activities	<u>586,674</u>	<u>302,651</u>	<u>889,325</u>
Cash flows from non-capital financing activities:			
Transfer (to) from other funds	<u>509,126</u>	-	<u>509,126</u>
In(de)crease in due to other funds	<u>(74,439)</u>		<u>(74,439)</u>
Net cash from non-capital financing activities	<u>434,686</u>	-	<u>434,686</u>
Cash flows from capital financing sources:			
Capital assets	194,017		194,017
Principal paid on long-term debt	(563,800)	(68,246)	(632,046)
Interest expense	(74,711)	(74,854)	(149,565)
Net cash from capital financing sources	<u>(444,494)</u>	<u>(143,100)</u>	<u>(587,593)</u>
Cash flows from investing activities:			
Interest income	<u>4,873</u>	1,216	<u>6,089</u>
Net cash from investing activities	<u>4,873</u>	<u>1,216</u>	<u>6,089</u>
Change in cash	581,740	160,767	742,507
Cash - Beginning of Year	<u>3,537,999</u>	<u>532,896</u>	<u>4,070,895</u>
Cash - End of Year	<u>\$ 4,119,739</u>	<u>\$ 693,663</u>	<u>\$ 4,069,062</u>

See Notes to Financial Statements

## CITY OF VALLEY, NEBRASKA

### NOTES TO THE FINANCIAL STATEMENTS SEPTEMBER 30, 2022

#### A. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The City of Valley, Nebraska operates under a Mayor-Council form of government and provides the following services as authorized by its charter: general (administrative and public buildings), public works (streets and utilities), and cultural and recreation (parks, pool and library).

**Reporting Entity** – The financial statements include all funds of the City. Accordingly, the criteria specified by the Governmental Accounting Standards Board have been applied in determining the scope of the reporting entity for financial reporting purposes.

**Government-Wide and Fund Financial Accounting** – The government-wide financial statements (i.e., the Statement of Net Position and the Statement of Activities) report information on all activities of the primary government of the City. The effect of interfund activities has been removed from these statements. Governmental activities, which normally are supported by taxes, intergovernmental revenues, and other nonexchange transactions, are reported separately from business-type activities, which rely to a significant extent on fees and charges to external parties.

The Statement of Activities demonstrates the degree to which the direct expenses/disbursements of a given function or segment are offset by program revenues/receipts. Direct expenses/disbursements are those that are clearly identifiable with a specific function or segment. Program revenues/receipts include 1) charges to customers or applicants who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues/receipts are reported instead as general revenues/receipts.

The Statement of Net Position reports the entity's net assets as either restricted (externally or legally imposed constraints on use) or unrestricted (do not meet the definition of restricted).

Separate financial statements are provided for governmental funds and proprietary funds. Each individual governmental fund and each individual proprietary fund is reported as a separate column in the fund financial statements.

The accounts of the City are organized on the basis of funds, each of which is considered a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its revenues/receipts, expenses/disbursements and fund balances. City resources are allocated to and accounted for in individual funds based on the purpose for which they are to be spent and the means by which spending activities are controlled.

CITY OF VALLEY, NEBRASKA

NOTES TO THE FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022

A. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

***Basis of Accounting and Financial Statement Presentation*** – Basis of accounting refers to when transactions are recognized in the accounts and reported in the financial statements. Basis of accounting relates to the timing of the measurement made, regardless of the measurement focus applied.

Governmental activities in the government-wide financial statements and governmental funds in the fund financial statements, are accounted for using the cash basis of accounting, which is a comprehensive basis of accounting other than generally accepted accounting principles. Revenues are recognized when they are received. Expenditures are recognized when paid. Capital assets are recorded as disbursements when paid for by the City and are not recorded as assets on the government-wide or fund financial statements. Long-term debts are recorded as other financing receipts when received and are not recorded as liabilities on the government-wide or fund financial statements. Payments of principal and interest are reported as cash disbursements when paid.

The *business-type activities* and *proprietary funds* of the City use the accrual basis of accounting for financial reporting. These funds are accounted for on a flow of economic resources measurement focus. With this measurement focus, all assets and all liabilities associated with their operation are included on the financial statements. The proprietary funds are used to account for those activities that are operated in a manner similar to those found in the private sector, where the intent of the governing body is that the costs (expenses) including depreciation, of providing goods and services to the general public on a continuing basis be financed or recovered primarily through user charges.

The City reports the following major governmental funds:

The General Fund is the City's main operating fund. It accounts for all activities of the city, except those that are required to be accounted for in another fund.

The Bond Fund accounts for the accumulation of resources utilized to retire general obligation bonds at maturity or when called and to pay interest due on those bonds.

The Sales Tax Fund accounts for sales tax receipts from the State of Nebraska and the disbursement of those receipts to the other City funds. Sales tax collections are to be used for water and wastewater improvements.

The Keno Fund accounts for receipt of keno funds from the local operator and disbursements are legally restricted for City improvements/betterments.

CITY OF VALLEY, NEBRASKA

NOTES TO THE FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022

A. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

***Basis of Accounting and Financial Statement Presentation (Continued)-***

The TIF (Tax Increment Financing) Fund accounts for the receipt of property taxes collected on the properties covered by the TIF agreements and the disbursement of the taxes so collected.

The City reports the following major proprietary funds:

The Water Fund accounts for all activities necessary for the provision of water services to City residents.

The Wastewater Fund accounts for all activities necessary for the provision of wastewater services to City residents.

The Nursing Home Fund accounts for receipt of rental payments of the nursing home.

***Governmental Fund Balances*** - The governmental fund balances are reported in classifications that comprise a hierarchy based primarily on the extent to which the government is bound to honor constraints on the specific purposes for which amounts in these funds can be spent. Fund balance classifications are:

Non-spendable – The non-spendable fund balance cannot be spent because it is either not in spendable form or is legally or contractually required to be maintained intact.

Restricted – The restricted fund balance can be spent only for the constraints that are externally imposed by creditors, grantors, contributors, or laws or regulations of other governments, or imposed by law through constitutional provision or enabling legislation.

Committed – The committed fund balance can be spent for specific purposes imposed by the formal action of the government's highest level of decision-making authority, the City Council.

Assigned – The assigned fund balances are amounts that are constrained by the government's intent to be used for specific purposes but are neither restricted nor committed. Residual amounts in governmental funds other than the general fund are assigned.

Unassigned – The unassigned fund balance is the residual classification for the City's general fund.

CITY OF VALLEY, NEBRASKA

NOTES TO THE FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022

A. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

**Budgetary Accounting** – The City follows these procedures in establishing the budgetary data.

The City Clerk submits to the City Council a proposed operating budget for the fiscal year commencing the following October 1. The operating budget includes proposed disbursements and the means of financing them. The budget document includes all governmental and proprietary funds. The budget is prepared on the cash basis of accounting.

Public hearings are conducted at a public meeting to obtain taxpayer comments.

Prior to September 20, the budget is legally adopted by the City Council through passage of an ordinance.

The property tax requirement resulting from the budget process is used by the County Assessor to establish the tax levy, which attaches as an enforceable lien on property within the City as of January 1.

Total disbursements may not legally exceed total appropriations. Budgeted disbursements lapse at the end of the City's fiscal year and any revisions require Council approval.

**Governmental Fund Capital Assets** – Capital assets used in general governmental operations are not reported in the governmental funds or government-wide financial statements but are reported as disbursements when purchased.

**Proprietary Fund Capital Assets** – Purchased capital assets held by the proprietary funds are stated at cost. Contributed capital assets are recorded at fair value on the date received. Depreciation is provided over their estimated useful lives using the straight-line method. Expenditures that significantly extend the life of an asset are capitalized. All other repairs and maintenance costs are charged to expense as incurred.

The estimated useful lives are:

Distributions systems	10 – 40 years
Buildings	25 – 40 years
Improvements	0 – 25 years
Equipment	5 – 15 years

**Use of Estimates** – The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect certain reported amounts and disclosures. Accordingly, actual results could differ from those estimates.

**CITY OF VALLEY, NEBRASKA**

**NOTES TO THE FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**B. PROPERTY TAX LEVY**

The City's general fund tax levy for the year ended September 30, 2022, was \$.268200 and the bond fund levy was \$.048468 per \$100 of valuation. The total valuation base for taxing purposes was \$517,477,485.

**C. DEPOSITS AND INVESTMENTS**

The City's cash and certificates of deposit are insured by FDIC insurance and/or collateralized by government securities held by the City's depository bank.

The City may legally invest in direct obligations of and other obligations guaranteed as to principal by the U.S. Treasury and U.S. agencies and instrumentalities.

**D. CAPITAL ASSETS**

The following is a summary of the changes in capital assets for the year ended September 30, 2022:

	Balance <u>9/30/21</u>	<u>Additions</u>	Balance <u>9/30/22</u>
Water fund:			
Land	\$ 4,000		\$ 4,000
Water tower & treatment plant	5,521,049	147,756	5,668,805
Equipment	127,327		127,327
Pump house & equipment	<u>371,400</u>		<u>371,400</u>
Total	6,023,776		6,171,532
Less, accumulated depreciation	<u>(3,729,151)</u>	<u>\$(57,251)</u>	<u>(3,786,402)</u>
Totals	<u>\$ 2,294,625</u>	<u>\$ 90,505</u>	<u>\$ 2,385,130</u>
Wastewater fund:			
Plant & lift station	\$ 924,741		\$ 924,741
Conveyance line	8,027,603		8,027,603
Storm sewer	521,074		521,074
Equipment	<u>116,433</u>		<u>116,433</u>
Total	9,597,656		9,597,656
Less, accumulated depreciation	<u>(3,432,720)</u>	<u>(251,647)</u>	<u>(3,684,367)</u>
Totals	<u>\$ 6,164,936</u>	<u>\$(251,647)</u>	<u>\$ 5,913,289</u>
Nursing home:			
Buildings	\$ 569,640		\$ 569,640
Improvements	2,072,684		2,072,684
Equipment	<u>16,783</u>		<u>16,783</u>
Totals	2,659,107		2,659,107
Less, accumulated depreciation	<u>(991,528)</u>	<u>\$(53,456)</u>	<u>(1,044,984)</u>
Totals	<u>\$ 1,667,579</u>	<u>\$(53,456)</u>	<u>\$ 1,614,123</u>

**CITY OF VALLEY, NEBRASKA**

**NOTES TO THE FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**E. LONG-TERM LIABILITIES**

Following is a summary of the changes in long-term debt for the year ended September 30, 2022:

	<u>Bonds</u>	<u>NDEQ Loan</u>
Balance-beginning of year	\$ 12,133,504	\$409,475
Payments	(813,246)	(26,900)
Additions	4,055,000	
Balance-end of year	<u>\$ 15,375,258</u>	<u>\$ 382,575</u>

Long-term liabilities at September 30, 2022 are as follows:

1) **BONDS PAYABLE**

Nursing Home revenue bonds dated July 15, 2014 in the original amount of \$1,620,000. The balance at September 30, 2022 is \$1,210,258. Stated interest rate on the bonds is 6% with monthly maturities beginning August 15, 2014 and set to end July 15, 2034.

General obligation refunding bonds originally dated September 15, 2015 in the original amount of \$460,000. The balance at September 30, 2022 is \$110,000. Stated interest rates on the bonds are 2.15% to 2.35% with annual maturities beginning November 1, 2016 and set to end November 1, 2023.

General obligation various purpose refunding bonds originally dated June 15, 2017 in the original amount of \$4,550,000. The balance at September 30, 2022 is \$3,725,000. Stated interest rates on the bonds are 1.80% to 3.20% with annual maturities beginning June 15, 2019 and set to end June 15, 2031.

General obligation various purpose water bonds originally dated November 15, 2018 in the original amount of \$1,810,000. The balance at September 30, 2022 is \$1,520,000. Stated interest rates on the bonds are 2.45% to 4.00% with annual maturities beginning June 15, 2019 and set to end December 15, 2038.

General obligation refunding bonds originally dated November 15, 2019 in the original amount of \$760,000. The balance at September 30, 2022 is \$450,000. Stated interest rates on the bonds are 1.80% to 2.50% with annual maturities beginning January 1, 2020 and set to end January 1, 2032.

General obligation various purpose bonds dated July 6, 2021 in the original amount of \$715,000. The balance at September 30, 2022 is \$645,000. Stated interest rates on the bonds are .30% to 1.15% with annual maturities beginning December 15, 2021 and set to end on December 15, 2029.

## CITY OF VALLEY, NEBRASKA

### NOTES TO THE FINANCIAL STATEMENTS SEPTEMBER 30, 2022

#### E. LONG-TERM LIABILITIES (CONTINUED)

General obligation various purpose bonds dated August 8, 2021 in the original amount of \$1,440,000. The balance at September 30, 2022 is \$1,440,000. Stated interest rates on the bonds are .30% to 1.8% with annual maturities beginning December 15, 2022 and set to end on December 15, 2036.

General obligation various purpose bonds dated July 7, 2021 in the original amount of \$2,445,000. The balance at September 30, 2022 is \$2,445,000. Stated interest rates on the bonds are .30% to 2.05% with annual maturities beginning December 15, 2022 and set to end on December 15, 2041.

General obligation various purpose bonds dated February 2, 2022 in the original amount of \$4,055,000. The balance at September 30, 2022 is \$3,830,000. Stated interest rates on the bonds are .50% to 1.80% with annual maturities beginning June 15, 2022 and set to end on June 15, 2031.

Annual requirements to amortize all bonds outstanding at September 30, 2022:

<u>9/30</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2023	1,062,456	339,188	1,401,644
2024	1,146,924	322,656	1,469,580
2025	1,216,669	304,922	1,521,591
2026	1,241,706	283,296	1,525,002
2027	1,147,054	259,401	1,406,455
2028-32	6,742,771	817,425	7,560,196
2033-37	1,907,677	265,176	2,172,853
2038-42	<u>910,000</u>	<u>48,146</u>	<u>958,146</u>
Total	<u>\$ 15,375,257</u>	<u>\$ 2,640,210</u>	<u>\$ 18,015,467</u>

#### 2) NOTES PAYABLE

The Nebraska Department of Environmental Quality (NDEQ) has authorized a loan for \$748,709 of which \$186,578 was forgiven leaving a remaining original balance due of \$562,131. The balance at September 30, 2022 is \$382,575. The interest rate on the loan is 2.00% as well as an additional 1% fee. The loan is paid bi-annually beginning June 15, 2015 and set to end December 15, 2034.

#### F. LEASES

The City leases the nursing home facilities to a private corporation under a 10-year operating lease ending June 2029. The lessee is liable for all operating, maintenance, taxes, and insurance for the property. The lessee has the right and option to renew the lease for two consecutive five year periods. Rent for the year ended September 30, 2022 was \$290,726.

**CITY OF VALLEY, NEBRASKA**

**NOTES TO THE FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**G. COMPENSATED ABSENCES**

Employees can accumulate and carry forward up to 400 hours of paid time off (PTO). PTO is accumulated based on years of service and full or part time status and accrued throughout the year. PTO is not payable in cash except when an employee leaves the city's employment. The PTO balance at September 30, 2022 was \$71,442.

**H. EMPLOYEE BENEFITS - RETIREMENT**

Qualifying employees may contribute a percentage of their choice of gross wages to an IRA, exclusive of overtime, and the City will match that contribution up to 3%. The city contributed \$22,782 to employee IRAs for the year ended September 30, 2022.

**I. RISK MANAGEMENT**

The City is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omission; injuries to employees; and natural disasters. During the year, the City carried commercial insurance for general liability, medical, automobile, property coverage, errors and omissions, worker's compensation and employer liability. Settled claim resulting from these risks have not exceeded commercial insurance coverage in any of the past three fiscal years.

**J. TAX INCREMENT FINANCING**

The City is a party to Tax Increment Financing agreements under the Nebraska Community Development Law, Chapter 18, Article 21, Nebraska Reissue Revised Statutes of 1943 (the "Act"). Under the terms of the agreements, the City issued Tax Increment Financing Notes (TIF) Notes with an ending balance at September 30, 2022 of \$29,498,964.

Repayment of the TIF bonds will be made from ad valorem taxes levied on the real properties involved until the TIF notes are repaid. The developers agree to make payments in lieu of taxes to the extent that the total ad valorem taxes are not adequate to retire the TIF notes.

**CITY OF VALLEY, NEBRASKA**

**NOTES TO THE FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**K. RECONCILIATION OF BUDGET BASIS REVENUES AND  
EXPENDITURES TO GAAP**

Budget basis revenue and expenditures are presented on a basis of accounting other than that permitted by generally accepted accounting principles (GAAP) and differ from the revenues and expenditures presented in accordance with GAAP (proprietary funds only) because of the manner of treatment of accruals, capital asset additions and depreciation, and bond proceeds and redemption. A reconciliation of the activity for the year ended September 30, 2022 is presented below.

Revenues:	
GAAP Basis	\$2,369,510
Add prior year accruals	135,409
Less current year accruals	<u>(132,468)</u>
Budget Basis	<u>\$2,372,451</u>
Expenditures:	
GAAP Basis	\$2,160,055
Add prior year accruals	153,428
Less current year accruals	(254,503)
Less depreciation and amortization	(362,354)
Bond payments	<u>400,146</u>
Budget Basis	<u>\$2,096,772</u>

**L. ASSESSMENTS**

The Valley Shores street assessment and the Pines Water Extension assessment have a balance of \$55,711.05 at September 30, 2022.

**M. SUBSEQUENT EVENTS**

The City has evaluated subsequent events as of the auditor's report date and there is nothing significant to note.

**CITY OF VALLEY, NEBRASKA  
SCHEDULE OF RECEIPTS, DISBURSEMENTS AND CHANGE  
IN FUND BALANCE - CASH BASIS - BUDGET AND ACTUAL  
GOVERNMENTAL FUNDS  
FOR THE YEAR ENDED SEPTEMBER 30, 2022**

	Budget (Final)	Actual
<b>RECEIPTS:</b>		
General property tax	\$ 4,479,462	\$ 1,618,848
City sales tax	1,800,000	1,734,807
Motor vehicle tax and fees	151,000	154,506
In lieu of taxes	105,000	78,178
State of Nebraska revenue	396,948	496,352
County revenue	12,500	42,743
Assessments	20,700	20,339
Licenses, fees and permits	474,550	745,651
Franchise fees	75,000	86,618
Keno proceeds	27,000	76,022
Interest	870	8,367
Grants and donations	1,104,720	2,385,560
Tax increment financing		2,754,149
Sale of property	500	60,421
Other	24,006	152,621
ARPA	255,000	255,747
Transfers from other funds		23,041
Unreconcilable income		1,058,442
Total receipts	<u>8,927,256</u>	<u>11,752,413</u>
<b>DISBURSEMENTS:</b>		
General	1,626,802	1,410,230
Public safety	581,429	902,555
Public works	2,248,811	1,067,497
Culture and recreation	289,780	232,203
Keno	25,100	9,389
Bond	281,328	280,033
Tax increment financing	2,857,000	2,745,946
Transfers to other funds	75,000	509,127
Total disbursements	<u>7,985,250</u>	<u>7,156,979</u>
Change in Fund Balance	<u>\$ 942,007</u>	<u>\$ 4,595,435</u>

**CITY OF VALLEY, NEBRASKA  
SCHEDULE OF RECEIPTS, DISBURSEMENTS AND CHANGE  
IN FUND BALANCE - BUDGETARY BASIS - BUDGET AND ACTUAL  
PROPRIETARY FUNDS  
FOR THE YEAR ENDED SEPTEMBER 30, 2022**

	Budget (Final)	Actual
<b>RECEIPTS:</b>		
Water and wastewater billings	\$ 1,709,000	\$ 1,516,412
Rent - nursing home	265,908	290,726
Interest income	9,500	6,089
Assessments		36,105
Other	10,000	13,993
Bond proceeds	8,375,000	-
Unreconcilable income		541,267
Transfers from other funds	2,000,000	509,126
Total receipts	12,369,408	2,913,718
<b>DISBURSEMENTS:</b>		
Water:		
Personal services	62,800	43,713
Operating	1,738,400	1,142,057
Supplies	594,066	42,353
Capital purchases	7,935,000	161,478
Debt service	173,546	638,511
Total water disbursements	10,503,812	2,028,112
Nursing home:		
Operating	1,100	-
Capital purchases	600,000	-
Debt service	143,101	143,100
Total nursing disbursements	744,201	143,100
Total proprietary disbursements	11,248,013	2,171,211
Change in Fund Balance (budgetary basis)	\$ 1,121,395	\$ 742,507

CITY OF VALLEY, NEBRASKA  
 COMBINING SCHEDULE OF RECEIPTS, DISBURSEMENTS AND CHANGES  
 IN FUND BALANCE - CASH BASIS  
 GENERAL FUNDS

FOR THE YEAR ENDED SEPTEMBER 30, 2022

	General	Streets	Police	EMD	Cemetery	Pool	Park	Arbor- etum	Library	Total
RECEIPTS:										
Property taxes	\$ 244,648	\$ 301,031	\$ 599,053	\$ 10,469			\$ 117,455		\$ 97,821	\$ 1,370,477
Motor vehicle tax		154,506								154,506
In-lieu of tax	66,114									66,114
Intergovernmental - state	20,276	495,150							1,202	496,352
Intergovernmental - county		2,303							15,933	38,512
Assessments		10,415								10,415
Charges for services					50					50
Franchise fees	86,618									86,618
Permits and licenses	745,651									745,651
Rental income	1,947									1,947
Sale of property		55,621	4,800							60,421
Interest	1,538									1,538
Refunds and reimbursements	51,100	40,689								91,789
ARPA	255,747									255,747
Other miscellaneous	33,440	8,062	8,963	11			4,863	2,500	997	58,836
Total receipts	1,507,079	1,067,776	612,815	10,480	50	0	122,318	2,500	115,953	3,438,972

**CITY OF VALLEY, NEBRASKA  
COMBINING SCHEDULE OF RECEIPTS, DISBURSEMENTS AND CHANGES  
IN FUND BALANCE - CASH BASIS  
GENERAL FUNDS (CONTINUED)**

**FOR THE YEAR ENDED SEPTEMBER 30, 2022**

	General	Streets	Police	EMD	Cemetery	Pool	Park	Arbor- etum	Library	Total
<b>DISBURSEMENTS:</b>										
Salaries	285,340	210,007	376,358				31,492		64,319	967,517
Employee benefits	74,677	94,977	100,439						12,077	282,169
Contract labor		56,600					1,769			58,368
General insurance	22,067	20,597	27,504				7,098		3,318	80,584
Professional fees	122,217	(9,087)	24,486						4,903	137,616
Leases and service agreements	38,824	2,745	11,016						7,413	57,489
Utilities and telephone	18,052	66,122	10,119	1,059		45,608	6,226			154,598
Supplies - operating	13,758	8,833	6,466		13,658		5,105	548	21	48,388
Supplies - office	6,635	986	1,468						961	10,049
Repair and maintenance	144,008	113,576	18,358				1,179		551	277,672
Engineering, legal and education	192,650	355	2,966						130	196,101
Capital outlay-equipment					195,173					195,173
Capital outlay	11,282	476,199	26,350		9,685		14,668			538,184
Vehicle and equipment	2,129	5,653	31,388		11,610					50,780
Books, videos, audio, etc.	81,357								9,302	9,302
Printing and publications	21,478	18,693	28,500						1,087	82,444
Payroll taxes	9,582	1,243	5,951				140		4,681	73,352
Other miscellaneous	366,175								9,607	26,523
Unreconcilable expense										366,175
Total disbursements	1,410,230	1,067,497	671,370	1,059	230,126	45,608	67,677	548	118,370	3,612,484
<b>EXCESS RECEIPTS OVER (UNDER)</b>										
DISBURSEMENTS	96,849	279	(58,555)	9,421	(230,076)	(45,608)	54,641	1,952	(2,417)	(173,513)
<b>OTHER FINANCING SOURCES (USES):</b>										
Grants and donations	1,226,660		1,500	1,151,660			100		5,639	2,385,560
Transfers in	1,226,660	-	1,500	1,151,660	-	-	100	-	5,639	2,385,560
Total other financing sources (uses)	\$ 1,323,510	\$ 279	\$ (57,055)	\$ 1,161,082	\$ (230,076)	\$ (45,608)	\$ 54,741	\$ 1,952	\$ 3,222	\$ 2,212,047
Net Change in Fund Balance										

**RIC ORTMEIER  
CERTIFIED PUBLIC ACCOUNTANT**

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**1835 E. Military Avenue - Suite 121 - Fremont, Nebraska 68025  
Telephone & Fax (402) 721-4224**

**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL  
REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF  
FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT  
AUDITING STANDARDS**

Honorable Mayor and City Council  
City of Valley, Nebraska 68064

I have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and of the City of Valley, Nebraska, as of and for the year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the City's basic financial statements and have issued our report thereon dated October 2, 2023.

**Report on Internal Control over Financial Reporting**

In planning and performing my audit of the financial statements, I considered the City's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing my opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, I do not express an opinion on the effectiveness of the City's internal control.

*A deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected, on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

My consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies and therefore, material weaknesses or significant deficiencies may exist that have not been identified. Given these limitations, during my audit, I did identify a deficiency in internal control, described in the accompanying schedule of findings as item 2022-002 that I consider to be a material weakness. I did identify a deficiency in internal control, described in the accompanying schedule of findings as item 2022-001 that I consider to be a significant deficiency.

**Report on Compliance and Other Matters**

As part of obtaining reasonable assurance about whether the City's financial statements are free from material misstatement, I performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of my audit, and accordingly, I do not express such an opinion. The results of my tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

**Additional Items**

I noted certain additional items that I reported to management of the City of Valley in a separate letter dated October 2, 2023.

### **City of Valley's Response to Findings**

The City of Valley's response to the findings identified in my audit is described in the accompanying schedule of findings and questioned costs. The City of Valley's response was not subjected to the auditing procedures applied in the audit of the financial statements and, accordingly, I express no opinion on it.

### **Purpose of this Report**

The purpose of this report is solely to describe the scope of my testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.



Ric Ortmeier  
Certified Public Accountant  
Fremont, Nebraska  
October 2, 2023

**CITY OF VALLEY, NEBRASKA**

**SCHEDULE OF FINDINGS AND RESPONSES  
FOR THE YEAR ENDED SEPTEMBER 30, 2022**

SUMMARY OF AUDIT RESULTS

**Financial Statements**

Type of auditor's report issued: **Unmodified**

**Internal control over financial reporting:**

- Material weakness(es) identified?  Yes  No
- Significant deficiencies identified that are not considered to be material weakness(es)?  Yes  No

Noncompliance material to financial statement noted?  Yes  No

**Findings – financial statement audit**

2022-001 Preparation of depreciation schedules

*Condition:* The City does not prepare the depreciation schedules.

*Criteria:* This circumstance is not unusual in an organization of this size.

*Effect:* As auditor, I was requested to assist in preparing the depreciation schedule.

*Cause:* The City does not have the software to prepare the depreciation schedules.

*Recommendation:* It is the responsibility of management and those charged with governance to make the decision whether to accept the degree of risk associated with this condition because of cost or other considerations.

*Response:* Management and those charged with governance will monitor the risk associated with this condition.

2022-002 Reconciliation of Bank Statements

*Condition:* Not all bank accounts were reconciled on a monthly basis.

*Criteria:* Management is responsible for reconciling the accounts of the City.

*Effect:* This condition could result in undetected errors and irregularities and misstated interim financial reports. Multiple adjustments to the City's accounting records were proposed.

*Cause:* The City had employee turnover within the audit year and bank reconciliations were not completed.

*Recommendation:* The City should prepare bank reconciliations for all accounts on a monthly basis. Adjustments or corrections should be posted on a timely basis to ensure that financial data provided to management and those charged with governance is complete and accurate and to ensure that the financial statements will not include material misstatements.

**MATERIAL WEAKNESS:** Yes

**RIC ORTMEIER**  
**CERTIFIED PUBLIC ACCOUNTANT**

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1835 E. Military Avenue · Suite 121 · Fremont, Nebraska 68025  
Telephone & Fax (402) 721-4224

October 2, 2023

Honorable Mayor and City Council  
City of Valley, Nebraska  
Valley, Nebraska

I have audited the basic financial statements of the City of Valley, as of and for the year end September 30, 2022, and have issued my report thereon dated October 2, 2023. In planning and performing my audit of the basis financial statements of the City of Valley, I considered internal control in order to determine my auditing procedures for the purpose of expressing my opinion on the basis financial statements. An audit does not include examining the effectiveness of internal control and does not provide assurance on internal control.

During my audit, I noted certain matters involving internal control over financial reporting and other operational matters that are presented here. These comments and recommendations are intended to improve the internal control over financial reporting or result in operational efficiencies in the following areas:

**Bank Reconciliation**

The City of Valley changed accounting software on March 31, 2022. The bank reconciliations prior to March 31, 2022 were not done timely or accurately and the balances brought forward into the new accounting software were not accurate. The bank reconciliations from April 1, 2022 through September 30, 2022 were also not done timely or accurately, thus the City of Valley was unable to support the bank balances, transfers and the due to/due from accounts.

I recommend in order for the City of Valley to have accurate financial reports in the future, the past fiscal year be reevaluated and reconciled, from the old accounting software to the new accounting software and have the bank balance match the general ledger balance for all major funds, with experienced and qualified personnel.

*City of Valley Response:* Please see attached memo from the City of Valley for their response to the management letter.

It should be noted this letter is critical in nature, containing only my comments and recommendations on the area noted for improvement and does not include my observations on any strong features of the City of Valley.

Draft copies of this letter were furnished to the City of Valley to provide its management with an opportunity to review and to respond to the comments and recommendations contained herein. The formal responses received have been incorporated into this report. Responses that indicate

**RIC ORTMEIER**  
**CERTIFIED PUBLIC ACCOUNTANT**

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corrective action has been taken were not verified at this time, but should be verified in a follow-up audit.

This letter is intended solely for the information and use of the City of Valley, the appropriate regulatory agencies, and citizens of the State of Nebraska, and it is not intended to be, and should not be, used by anyone other than these specified parties. However, this report is a matter of public record, and its distribution is not limited.

Sincerely,

A handwritten signature in cursive script that reads "Ric Ortmeier".

Ric Ortmeier, CPA  
Fremont, NE  
October 2, 2023



October 10, 2023

Ric Ortmeier  
Certified Public Accountant  
1835 E. Military Ave., Ste. 121  
Fremont, NE 68025

RE: Independent Auditor's Report – September 30, 2022

Dear Mr. Ortmeier:

The following comments from the City of Valley are for inclusion in the Management Letter of the Audit to the State.

Regarding the auditor's basis for Disclaimer of Opinion:

- The City of Valley did complete and provide the auditor with completed bank reconciliations for all months of the fiscal year ending 9/30/2022. All bank accounts were reconciled to the penny, however the correlating cash account in the city accounting software did not match.
- The city disagrees with Mr. Ortmeier's assertion that bank reconciliations have not been accurately completed. Bank reconciliations, and supporting documentation, for all accounts were provided to Mr. Ortmeier by May 2023. Additionally, we strongly disagree with the conclusion that there is an unreconcilable difference of \$2,357,976. Our records indicate this amount should be approximately \$105,000. Mr. Ortmeier asserted to us that this number was much lower, and despite several attempts, we have been unable to discuss and clarify this issue with him.
- The longtime City Clerk retired in approximately August of 2021, and it was shortly thereafter when the City learned of the extent of the lack of bank reconciliations and the issues this created. Since that time, the City has been engaged in non-stop efforts to implement new software and hire additional accounting staff to not only correct the deficiencies created in past years, but to implement systems going forward that will be more efficient and conform to the standards mentioned in the Audit Report.

Ric Ortmeier  
October 10, 2023  
Page 2

- In April 2022, the city transitioned to a more sophisticated software system than had previously been used. The new system allowed for seamless bank and cash account reconciliation, which was not available in the previous system. Reconciliation worksheets were provided to the auditor for each account showing the bank account reconciled to zero however the cash account did not, which indicated the difference was due to a journal entry error in the system.
- In addition, the new software has a system specific to government accounting where the accounting principles are built in, and additional staff is in place to provide for controls and a separation of duties not previously available with prior software and staff.
- The City is in the process of making the necessary journal entries to reconcile the bank balance to the general ledger fund balance for all major funds and once this has been completed, a follow up audit will be done.

Thank you.

Sincerely,



Cindy Grove

Mayor

[mayor@valleyne.org](mailto:mayor@valleyne.org)

402-359-2251 Ext. 302



## 457(b) Plan Setup Worksheet

### PLAN DESIGN (continued)

#### Vesting Options

##### Vesting Service computation method?

(NOTE: A plan can use elapsed time for eligibility and the 1,000 hour rule for vesting, or vice versa.)

- Elapsed Time  
(credits a year of service when an employee works 365 days)
- Hours of Service  
(credits a year of service when an employee works 1,000 hours in a 12 month period)
- Immediate
- Two Year Cliff - 100% after 2 years
- Three Year Cliff – 100% after 3 years
- Four-Year Graded – 25%, 50%, 75%, 100%
- Five-Year Graded – 20%, 40%, 60%, 80%, 100%
- Six-Year Graded – 0%, 20%, 40%, 60%, 80%, 100%

##### Employer Vesting (if applicable):

*(select one)*

- Immediate
- Two Year Cliff - 100% after 2 years
- Three Year Cliff – 100% after 3 years
- Four-Year Graded – 25%, 50%, 75%, 100%
- Five-Year Graded – 20%, 40%, 60%, 80%, 100%
- Six-Year Graded – 0%, 20%, 40%, 60%, 80%, 100%

Full vesting will be provided upon Normal Retirement Age, Death and Disability. Would you like to include any other circumstances?

- Yes
- No

If yes, please explain below:

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**Do not recreate or revise this document.** Revisions and recreations will not be accepted. **Failure to complete and return the necessary documents per instructions will result in your municipality not receiving an Incentive Payment for Calendar Year 2023.** Documents include the **original** Signing Resolution, Year-End Certification(s), and a copy of documentation of the appointment(s) of the City Street Superintendent(s). These must be received at the NDOT **by December 31, 2023.**

**RESOLUTION**  
**SIGNING OF THE**  
**YEAR-END CERTIFICATION OF CITY STREET SUPERINTENDENT**  
**2023**

Resolution No. 2023-62

**Whereas:** State of Nebraska Statutes, sections 39-2302, and 39-2511 through 39-2515 details the requirements that must be met in order for a municipality to qualify for an annual Incentive Payment; and

**Whereas:** The State of Nebraska Department of Transportation (NDOT) requires that each incorporated municipality must annually certify (by December 31<sup>st</sup> of each year) the appointment(s) of the City Street Superintendent(s) to the NDOT using the Year-End Certification of City Street Superintendent form; and

**Whereas:** The NDOT requires that each certification shall also include a copy of the documentation of the city street superintendent's appointment, i.e., meeting minutes; showing the appointment of the City Street Superintendent by their name as it appears on their License (if applicable), their License Number (if applicable), and Class of License (if applicable), and type of appointment, i.e., employed, contract (consultant, or interlocal agreement with another incorporated municipality and/or county), and the beginning date of the appointment; and

**Whereas:** The NDOT also requires that such Year-End Certification of City Street Superintendent form shall be signed by the Mayor or Village Board Chairperson and shall include a copy a resolution of the governing body authorizing the signing of the Year-End Certification of City Street Superintendent form by the Mayor or Village Board Chairperson.

**Be it resolved** that the Mayor  Village Board Chairperson  of City of Valley  
(Check one box) (Print Name of Municipality)  
is hereby authorized to sign the attached Year-End Certification of City Street Superintendent completed form(s).

Adopted this 14<sup>th</sup> day of November, 2023 at Valley, Nebraska.  
(Date) (Month)

City Council/Village Board Members

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

City Council/Village Board Member \_\_\_\_\_  
Moved the adoption of said resolution  
Member \_\_\_\_\_ Seconded the Motion  
Roll Call \_\_\_\_\_ Yes \_\_\_\_\_ No \_\_\_\_\_ Abstained \_\_\_\_\_ Absent  
Resolution adopted, signed, and billed as adopted.

Attest:

\_\_\_\_\_  
(Signature of Clerk)

Do not recreate or revise this document. Revisions and recreations will not be accepted. Copying this form is acceptable; see (3) below. Failure to complete and return the necessary documents per instructions will result in your municipality not receiving an Incentive Payment for Calendar Year 2023. Documents include the original Signing Resolution, Year-End Certification(s), and a copy of documentation of the appointment(s) of the City Street Superintendent(s). These must be received at the NDOT by December 31, 2023.

### Year-End Certification of City Street Superintendent For Determining Incentive Payment in Calendar Year 2023

Separate forms may be needed to account for the entire year, see (3) below

This Form Covers the Following Period: January 1, 2023 to December 31, 2023  
(Month) (Day) (Month) (Day)

\*(1)(a) The municipality of Valley certifies that: Gregory Perry  
(Print name of City or Village) (Print name of Superintendent as it appears on license card if applicable)  
was the appointed City Street Superintendent during the above period. **IF A NAME IS NOT ENTERED ABOVE (NO APPOINTED CITY STREET SUPERINTENDENT FOR THIS PERIOD), SKIP TO (2) BELOW.**

(b) the superintending services of the above listed individual were provided by: (Check one box)

- Employment with this Municipality
- Contract (consultant) with this Municipality
- Contract (interlocal agreement) between this Municipality and the following listed Municipality(ies) and/or County(ies)

(c) and the above listed individual **assisted** in the following: *Reference Neb. Rev. Stat. §39-2512*

1. Developing and annually updating a long-range plan based on needs and coordinated with adjacent local governmental units,
2. Developing an annual program for design, construction, and maintenance,
3. Developing an annual budget based on programmed projects and activities,
4. Submitting such plans, programs, and budgets to the local governing body for approval; and
5. Implementing the capital improvements and maintenance activities provided in the approved plans, programs, and budgets,

(d) the above listed individual also served as (Check all boxes that apply) city engineer  village engineer   
public works director  city manager  city administrator  street commissioner

(e) If the above listed individual is a Licensed City Street Superintendent, enter their Superintendent's License Number S- 1540  
and Class of License A, and/or  
(A or B)

(f) If the above listed individual is a Licensed Engineer in Nebraska, enter their Engineer's License Number E- 13591

(2) \_\_\_\_\_  
Signature of Mayor  Village Board Chairperson   
(Check one box)

\*(3) If during the calendar year your municipality (a) did not have an appointed City Street Superintendent for any portion(s) of the year; or (b) had one or more appointed City Street Superintendent(s) that were not licensed for any portion(s) of the year; or (c) had one or more appointed licensed City Street Superintendent(s) for any portion(s) of the year, please complete a separate Year-End Certification form for each period. **Copy this form as needed to account for these separate periods.**

(4) The payment amount will be computed based on (a) your most recent Federal Census as certified by the Tax Commissioner; (b) the number of full calendar months served by the appointed City Street Superintendent who is licensed or exempted from licensure under the Superintendents Act; (c) class of license, A or B if applicable; and (d) if the appointed City Street Superintendent assisted with the required duties in (1)(c) above. *Reference Neb. Rev. Stat. §§39-2302 and 39-2511 through 39-2515.*

(5) **Failure to return by December 31, 2023, the Year-End Certification(s), Signing Resolution, and a copy of documentation of the appointment(s) of the superintendent(s) per the instructions will result in your municipality not receiving an Incentive Payment.**



**Return the completed original resolution and certification(s), and a copy of the documentation of appointment(s) by December 31, 2023 to:**  
Highway Local Liaison Coordinator  
Boards-Liaison Services Section  
Local Assistance Division  
Nebraska Department of Transportation  
PO Box 94759  
Lincoln NE 68509-4759

**Attach Documentation of the City Street Superintendent(s) Appointment(s) for 2023 here:**

For most municipalities this information may be found in the November or December 2022 or the January 2023 meetings minutes. Some may involve mayoral appointments, or interlocal agreement (relinquishment of funds). Call 402-479-4436 if you have any questions about what to submit for documentation.

## MINUTES

### REGULAR MEETING

December 13, 2022

**1. & 2. Roll Call & Call to Order** - Mayor Grove called the meeting to order at 7:00 p.m. Present were mayor Grove; council members, Lewis, Stanzel, TenEyck & Ueckert, city attorney Jeff Farnham, and city clerk Cheryl Eckerman.

Mayor Grove noted the location of the open meetings act, & stated one copy of all reproducible written material to be discussed at this meeting is available for examination or copying.

**3. Pledge of Allegiance** –The Pledge of Allegiance was recited.

**4. Proof of Publication** was on the council desk.

**5. Visitors and Correspondence** –None.

**6. Agenda Approval** – Council member Lewis moved to approve the agenda. TenEyck seconded. Lewis, TenEyck, Stanzel and Ueckert voted YES. NO; no one, motion carried.

**7. Consent Agenda** – Council member Lewis moved to approve the consent agenda. Stanzel seconded, Lewis, Stanzel, TenEyck and Ueckert voted YES. NO; no one, motion carried. Items on the consent agenda were to accept November 8 city council minutes; Treasurer's Report; November payroll \$68870.05, IRA \$1575.21, November Keno Receipts \$8772.52, PeopleService Report, November Library Statistics, September 8, 2022 Library Board minutes, November 17, 2022 Cemetery Board minutes, Valley Days Foundation 2022 Fireworks Report, Valley Veterans 2022 Fireworks Report, appointment of Jeremy Mayer to the Planning Commission, and the following bills and additional checks: **Supplies:** USPS 516.92; Amazon 1242.27; Baker & Taylor 1554.18; Blizzard Boys 98.19; Bomgaars 81.62; Cappel Auto 412.46; Core & Main 1579.40; Demco 43.92; Dollar General 28.00; Eakes 5811.69; Electronic Engineering 25.95; Elkhorn Automotive 1627.98; Evoqua 15830.00; Fast Signs 2303.22; First NE Bank Credit Card 779.18; John Deere Financial 695.26; Love's 2719.44; Menards 1012.65; Midwest Service & Sales 191.85; Midwest Tape 86.96; Murphy Tractor 168.75; Publication Printing 210.40; Ray Allen Mfg. 276.98; Rob's Oil 5293.04; Staples 47.99; TRSG 50.00; TSC 47.99 **Services:** CenturyLink 102.89; Gazette 1147.08; NE Child Support 1287.69; Verizon 925.70; AccuFund 2322.00; Advanced Heating 218.00; Black Hills Energy 1534.04; Cox 1489.83; Datashield 45.00; D. Eikmeier 220.00; Eagle Engineering 11373.13; Elkhorn Fence 15926.00; EMC 166.00; Everett's 978.71; Farnham & Griffin 4182.20; Five Nines 3272.38; Fremont Utilities 22352.70; Fremont Monument 500.00; Host Coffee 123.79; IBTS 900.00; J. D. Car Wash 47.60; JEO Consulting 13920.00; Jones Auto 261.02; League of NE Mun. 533.00; Lien Pest Control 92.00; Mark Matthews Ent. 1100.00; M. Matzen 823.90; Municipal Code Service 100.00; NE Sweeping 2959.07; Olmsted & Perry 41523.13; OPPD 13830.63; PeopleService 32197.00; Porky Butts 420.00; PowerTech

2196.72; S2 Roll offs 373.50; Trekk 4185.00; Viking Painting 5200.00; Vrba 2825.00; Waste Connections 159.56; Window Pro 20.00; Workplace Screening 489.00; Taxes: Fed 17156.19; NE 2665.19; Sales tax 3568.14; **Bond Payments:** FNB/bond 5962.50; FSB/bond 5962.50; NDEE 19435.59 **Reimburse/Refund:** Valley Days Foundation 5000.00; Archistrukture 150.00; Art of a Craftsman 450.00; G. Brooks 150.00; E. Brown 64.18; J. Deemer 464.85; Mielak Design 150.00; D. Dorcey 150.00; D. Dunlap 150.00; Falcone Homes 150.00; G. Lee Homes 300.00; Majestic Homes 1000.00; Ideal Designs 150.00; G. Kava 150.00; KRT Const. 150.00; Landmark 150.00; C. Leriger 150.00; Lifetime 150.00; D. Lundquist 150.00; Nathan Homes 900.00; M. Olson 150.00; Omaha Const. 500.00; Prairie Homes 150.00; Revers Const. 150.00; Richard Fanciullo 1000.00; Robert McGill Const. 750.00; J. Sobetski 150.00 **Ins:** Lincoln Financial 748.35; MWG 1219.04; BCBS 9028.04; AFLAC 651.18.

**8. Presentation of Election Results** – Mayor Grove read the Election Commission's official results of the November 8, 2022 Gubernatorial General Election. City Council: Linda Lewis 810 votes, John Batcher 901 votes, Haley Cortez 488 votes, Write-Ins 12.

Council member Stanzel moved to ratify the election results as presented. Ueckert seconded. Stanzel, Ueckert, Lewis and TenEyck voted YES. NO; no one, motion carried.

**9. Remarks from Mayor Grove** – Mayor Grove presented a certificate of appreciation to Joe Lathrop for his years of service on the Planning Commission and a plaque to outgoing Council President, Mike Stanzel for his years of service as council member and council president.

Mayor Grove adjourned the meeting at 7:06 p.m.

1. City attorney Jeff Farnham administered the oath of office to re-elected council member Linda Lewis.

2. Denise Batcher administered the oath of office to her husband, newly elected council member John Batcher.

3. & 4. Mayor Grove called the meeting to order at 7:10 p.m. Present were mayor Grove; council members Chris TenEyck, Linda Lewis, John Batcher and Bryon Ueckert, city attorney Jeff Farnham and city clerk Cheryl Eckerman.

**5. Election of Council President** – City attorney Jeff Farnham summarized the duties of the Council President.

Mayor Grove called for nominations for council president. Council member Ueckert nominated John Batcher. John Batcher seconded the motion. Ueckert and Batcher voted YES: NO: Lewis and TenEyck. Tie vote.

Council member Lewis nominated Chris TenEyck for council president. Chris TenEyck seconded the motion. Lewis and TenEyck voted YES: NO: Batcher and Ueckert. Tie vote.

To break the tie vote, Mayor Grove voted, and John Batcher was elected to serve as president of the council.

**6. Visitors and Correspondence – None.**

**7. Agenda Approval -** Council member Ueckert moved to approve the agenda. TenEyck seconded. Ueckert, TenEyck, Lewis and Batcher voted YES. NO; no one, motion carried.

**8. Approval of Appointments –** Council member TenEyck moved to approve the appointments as listed. Ueckert seconded. TenEyck, Ueckert, Lewis and Batcher voted YES. NO; no one, motion carried. City Engineer – Eagle Engineering Group, LLC; City Street Superintendent – Gregory E. Perry, PE; City Attorney (s) – Farnham & Griffin, PC, LLO; City Clerk/Treasurer – Cheryl Eckerman; City Administrator – Tyler Cooper; Police Chief – James Deemer; Public Works Superintendent – Doug Eggen.

**9. DC West Youth Sports Organization –** Laura Troy, 25302 State Street, came before the council to seek an official partnership between the City of Valley and the DC West Youth Sports Organization (DCWYSO). It was noted that that the DC West School Board is currently exploring changes to the DC West School 4 plex that the DCWYSO current utilize for practices and games. She stated that they were seeking approval to play on, invest in and expand the small ball field in the city park adjacent to the Dog Park.

Discussion was held regarding the possibilities of utilizing Keno funds for improvements. It was also noted that discussions/meetings will need to be initiated relating to an agreement to address uses, maintenance and insurance.

Council member Lewis made a motion to move forward to partner with the DCWYSO and work toward an agreement for priority use of the City Park baseball field for practice and play in 2023. Batcher seconded. Lewis, Batcher, TenEyck and Ueckert voted YES. NO; no one, motion carried.

**10. Resolution 2022-66 – Stratman Subdivision Agreement –** Rune Van den boogaart, Building Inspector, reviewed the provisions included in the agreement to provide assurance that the subdivider will construct certain improvements required for the connection of Lot 1 Brookwood Addition to the City Water and Sewer System.

Council member TenEyck introduced, read and moved for passage of Resolution No. 2022-66 authorizing Mayor Grove to execute the Stratman Subdivision Agreement on behalf of the City of Valley. Lewis seconded. TenEyck, Lewis, Batcher and Ueckert voted YES. No: no one, motion carried. A true, correct and complete copy of said resolution is on file at city hall.

**11. Water Rate Study –** Mayor Grove reviewed the Water Rate Study findings completed by Randy Hellbusch, Lead Circuit Rider, Nebraska Rural Water Association. It was noted that both revenues and expenses including the Water Treatment Plant Expansion Project were taken into consideration. The study suggested a current increase to meet expenses along with a suggested rate for future Years 2, 3, 4 and 5.

Council member Batcher moved to approve the increase to the suggested rate but to review yearly before making additional suggested increases in future years. Ueckert seconded the motion. Batcher, Ueckert, TenEyck and Lewis voted YES. NO; no one, motion carried. The Mayor stated that an ordinance will be prepared to address the rate changes be presented for approval and adoption at the next meeting.

**12. Employee Benefits** – Mayor Grove reviewed the proposed changes recommended to the current existing City of Valley Benefits Package. She noted that sources used for the comparisons included a consultant and a survey conducted by the League of Nebraska Municipalities as well as a survey provided to current city employees. It was noted that the City has a need to fill current open positions and also retain current employees in a very competitive market.

The first benefit discussed was the current Simple IRA and the current 3% match versus a 457b plan with a vesting schedule and an increase in the match up to 6%. Paula Harris, Harris and Davis Financial Advisors, reviewed the current Simple IRA and possible 457b plan options. It was noted that the increase in the match and the 457b plan would increase costs to the city.

Council member Lewis moved to increase the match to 6% and directed Ms. Harris to pursue 457b plan companies and options. Ueckert seconded the motion. Lewis, Ueckert, TenEyck and Batcher voted YES. NO; no one, motion carried.

Discussion was held on the health insurance benefit. It was noted that currently the city pays 100% of the premium for the individual employee and if that employee wishes to cover their spouse or family they have to pay the difference between that premium and the individual premium. The Mayor stated that based on the LONM 2021 survey data, a majority offer benefits that pay for a portion (60% to 100%) of the spouse/family insurance as well as the employee.

Council member Batcher moved to pay 75% of spouse/family insurance as stated in the City of Valley Benefits Package Memo. TenEyck seconded the motion. Batcher, TenEyck, Lewis and Ueckert voted YES. NO; no one, motion carried.

Council member TenEyck moved to approve the final three items in the Benefits Package Memo: a \$10 per month discount on a YMCA membership, increasing the phone allowance from \$25 to \$40 per month and increasing the boot allowance from \$100 to \$200. Ueckert seconded the motion. TenEyck, Ueckert, Lewis and Batcher voted YES. NO; no one, motion carried.

**13. Resolution 2022-67 – Emergency Contractor List** - Council member Lewis moved to approve the Emergency Contractor List as presented. Ueckert seconded. Lewis, Ueckert, TenEyck and Batcher voted YES. NO; no one, motion carried. A true, correct and complete copy of the resolution is on file at city hall.

#### **14. CITY ENGINEER**

**14. A. (1) and (2) 288<sup>th</sup> Street and State Street** – Greg Perry reviewed the bids received for the project and recommended award to the low bidder Omni Engineering.

Council member Lewis moved to award the contract for the 288<sup>th</sup> Street and State Street Asphalt Pavement Resurfacing Project No. 22-79 to Omni Engineering Inc. in the amount of \$284,178.50. Ueckert seconded the motion. Lewis, Ueckert, Ten Eyck and Batcher voted YES. NO; no one, motion carried.

**14. B. (1) and (2) Pines Subdivision Concrete Street Repair & S. Lakewood and W. Waring Street Concrete Repair** – Greg Perry reviewed the bids received for the project and recommended award to the low bidder Spencer Management.

Council member Batcher moved to award the contract for the Pines Subdivision, S. Lakewood and W. Waring Street Concrete Repair Project No. 22-75 to Spencer Management in the amount of \$281,611.25. Lewis seconded the motion. Batcher, Lewis, TenEyck and Ueckert voted YES. NO; no one, motion carried.

**14. C.- Valhaven (Southwest No. 2) and Ginger Woods No. 2 Lift Station Improvements** – Council member Lewis moved to authorize the advertisement of bids for the Valhaven and Ginger Woods Lift Station Improvements. TenEyck seconded the motion. Lewis, TenEyck, Batcher and Ueckert voted YES. NO; no one, motion carried. Greg Perry stated that the anticipated bid opening date would be January 5.

**14. D. (1) – Other/Miscellaneous** – Greg Perry gave updates on the following projects/developments: Ginger Cove Lift Station No. 3 Upgrades, Stillwater Phase I, and 3M's plant expansion.

Jim Olmsted gave an update on the Water Treatment Plant Expansion Project.

**15. City Attorney** – Jeff Farnham reviewed ongoing issues relating to agreements, development, personnel, court proceedings and subdivisions.

**16. Employee Wages** – Mayor Grove stated that employee performance evaluations were recently completed and she asked the council to consider going into executive session to review said evaluations and job performance reviews.

Council member TenEyck moved to go into executive session at 8:18 p.m. to discuss the evaluations and job performance reviews of the employees. Lewis seconded the motion. TenEyck, Lewis, Batcher and Ueckert voted YES. NO: no one, motion carried.

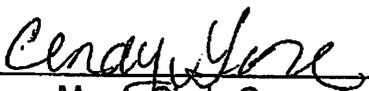
Council member TenEyck moved to reconvene into regular session at 9:00 p.m. Lewis seconded the motion. TenEyck, Lewis, Batcher and Ueckert voted YES. NO: no one, motion carried.

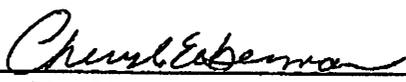
Council member Batcher moved to accept and confirm the wage increases for each employee as discussed. Lewis seconded the motion. Batcher, Lewis, TenEyck and Ueckert voted YES. NO: no one, motion carried.

**17. Mayor's Report** – The Mayor reported on the Holiday Luncheon for employees and Christmas Tree Recycling.

**18. Upcoming Events** – There will be NO Planning Commission meeting in December and Christmas Tree Recycling will be in the City Park Dec. 26 through January 13, 2023.

The meeting adjourned at 9:05 p.m.

  
\_\_\_\_\_  
Mayor Cindy Grove

  
\_\_\_\_\_  
City Clerk Cheryl K. Eckerman

# RESOLUTION NO. 2023-63

BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA.

WHEREAS, the City of Valley, Douglas County, Nebraska, proposes to enter into a maintenance agreement for snow removal on Highway 64.; and

WHEREAS, the Valley City Council met in regular session on November 14, 2023 and authorized said agreement; and

NOW, THEREFORE, BE IT RESOLVED THAT the Valley City Council consents to and authorizes Mayor Cindy Grove to execute said agreement on behalf of the City of Valley, a copy of which is marked "Exhibit A" and attached hereto and made a part hereof by reference.

PASSED AND APPROVED this 14<sup>th</sup> day of November 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

\_\_\_\_\_  
Cindy Grove, Mayor

\_\_\_\_\_  
John Batcher, Council President

\_\_\_\_\_  
Linda Lewis, Council Member

\_\_\_\_\_  
Bryon Ueckert, Council Member

\_\_\_\_\_  
Chris TenEyck, Council Member

ATTEST:

\_\_\_\_\_  
Cheryl K. Eckerman, City Clerk

# NEBRASKA

Good Life. Great Journey.

## DEPARTMENT OF TRANSPORTATION



October 27, 2023

Valley  
Cheryl Eckerman  
City Clerk  
203 North Spruce Street  
PO Box 682  
Valley, NE 680640405

Dear Cheryl,

Enclosed is the City Maintenance Agreement with the Nebraska Department of Transportation for highway corridors through your community. This agreement begins January 1, 2024, and runs thru December 31, 2024. The rates for 2024 will remain the same as 2023. Please arrange for the review and execution of these documents by the proper city officials and return to this office by **December 1, 2023** for processing. A copy will be returned to the city once it is executed by the Nebraska Department of Transportation.

Due to an increase in cost of materials and equipment, NDOT will begin using a 3-year state average (per lane mile) to create a fair rate for snow removal, system preservation and right of way maintenance. Each supplement after the 2025 agreement will show a 3% increase. Following the fourth supplement, the Department will calculate a new 3-year average for a new base rate set to begin in 2030. For budgeting purposes, the chart below shows the rates for years 2025 – 2029.

	2025	2026	2027	2028	2029
Snow Removal	\$ 1,430.00	\$ 1,470.00	\$ 1,510.00	\$ 1,560.00	\$ 1,600.00
System Preservation	\$ 2,030.00	\$ 2,090.00	\$ 2,160.00	\$ 2,220.00	\$ 2,290.00

Enclosed is a Certificate of Compliance for the Maintenance Agreement which confirms all the NDOT system maintenance through your city limits has been completed as required by the Agreement for the period January 1, 2023 thru December 31, 2023.

When compliance has been verified, please have it signed by the appropriate city officials and returned to my attention to our office by **January 10, 2024**.

Sincerely,

  
Natalie Clark  
Administrative Technician

### Enclosures

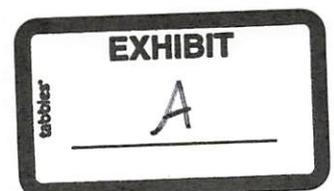
Vicki Kramer, Director

Department of Transportation

District 2 Headquarters  
4425 South 108th Street  
PO Box 45461  
Omaha, NE 68145-0461

[dot.nebraska.gov](http://dot.nebraska.gov)

OFFICE 402-595-2534 FAX 402-595-1720  
NDOT.ContactUs@nebraska.gov





# AGREEMENT RENEWAL

Maintenance Agreement No. 132  
Maintenance Agreement between the Nebraska Department of Transportation and the  
Municipality of Valley  
Municipal Extensions in Valley

We hereby agree that Maintenance Agreement No. 132 described above be renewed for the period January 1, 2024 to December 31, 2024.

All figures, terms and exhibits to remain in effect as per the original agreement dated January 1, 2016 with Attachments B and C attached hereto.

In witness whereof, the parties hereto have caused these presents to be executed by their proper officials thereunto duly authorized as of the dates indicated below.

Executed by the City this \_\_\_\_\_ day of \_\_\_\_\_,

ATTEST: City of \_\_\_\_\_ Valley \_\_\_\_\_

\_\_\_\_\_  
*City Clerk/Witness*

\_\_\_\_\_  
*Mayor/Designee*

Executed by the State this \_\_\_\_\_ day of \_\_\_\_\_,

ATTEST: State of Nebraska

\_\_\_\_\_  
*District Engineer, Department of Transportation*

**MAINTENANCE OPERATION AND RESPONSIBILITY**  
**Municipal extensions and connecting links**  
*(Streets Designated Part of the State Highway System excluding Freeways)*

Maintenance Responsibility  
 Neb. Rev. Stat. § 39-2105

<u>Maintenance Operation</u> Neb. Rev. Stat. § 39-1339	Metropolitan Cities (Omaha)	Primary Cities (Lincoln)	1 <sup>st</sup> Class Cities	2 <sup>nd</sup> Class Cities & Villages
Surface maintenance of the traveled way equivalent to the design of the rural highway leading into municipality.	Department	Department	Department	Department
Surface maintenance of the roadway exceeding the design of the rural highway leading into the municipality including shoulders and auxiliary lanes.	City	City	City	City
Surface maintenance on parking lanes.	City	City	City	Department
Maintenance of roadway appurtenances <i>(including, but not limited to, sidewalks, storm sewers, guardrails, handrails, steps, curb or grate inlets, driveways, fire plugs, or retaining walls)</i>	City	City	City	City or Village
Mowing of the right-of-way, right-of-way maintenance and snow removal.	City	City	City	City or Village
Bridges from abutment to abutment, except appurtenances.	Department	Department	Department	Department

Maintenance Responsibility  
 Neb. Rev. Stat. § 60-6, 120 & § 60-6, 121

<u>Maintenance Operation</u> Neb. Rev. Stat. § 39-1339	Metropolitan Cities (Omaha)	Primary Cities (Lincoln)	1 <sup>st</sup> Class Cities > 40,000	1 <sup>st</sup> Class Cities < 40,000	2 <sup>nd</sup> Class Cities
Pavement markings limited to lane lines, centerline, No passing lines, and edge lines on all connecting links except state maintained freeways	City	City	City	Department	Department
Miscellaneous pavement marking, including angle and parallel parking lanes, pedestrian crosswalks, school crossings, etc.	City	City	City	City	City
Maintenance and associated power costs of traffic signals and roadway lighting as referred to in original project agreement.					
Procurement, installation and maintenance of guide and route marker signs	City	City	City	Department	Department
Procurement, installation and maintenance of regulatory and warning signs.	City	City	City	Department	Department



Good Life. Great Journey.

DEPARTMENT OF TRANSPORTATION

### City Maintenance Agreement

#### Attachment B

City of: Valley

Date: 1/1/23

Surface Maintenance

From Attachment "C", it is determined that the City's responsibility for surface maintenance within the City limits is \_\_\_\_\_ lane miles. Pursuant to Sections 1a, 8a, 8d of the Agreement and to Attachment "C" made part of this Agreement through reference, the City agrees to pay to the State the sum of \$ \_\_\_\_\_ per lane mile for performing the surface maintenance on those lanes listed on Attachment "C".

Amount due the State for surface maintenance:

$$\text{_____ lane miles} \times \$ \text{_____ per lane mile} = \$ \text{_____}$$

Snow Removal

From Attachment "A", it is determined that snow removal within City limits is the responsibility of the City. Pursuant to Section 8d of the Agreement and to Attachment "C" made a part of this Agreement through reference, the City agrees to pay to the State the sum of \$ \_\_\_\_\_ per lane mile for performing snow removal on those lanes listed on Attachment "C".

Amount due the State for snow removal:

$$\text{_____ lane miles} \times \$ \text{_____ per lane mile} = \$ \text{_____}$$

Other (*Explain*)

The City agrees to perform snow removal on Highway 64 outside of the City limits per Exhibit "C".

The State agrees to pay the City \$1,330.00 per lane mile for snow removal on Highway 64 outside of the city limits for 2.2 lane miles.

$$2.2 \text{ lane miles} \times \$1,330.00 \text{ per lane mile} = \$2,926.00$$



# CERTIFICATE OF COMPLIANCE

Maintenance Agreement No. 132 QE 2226 Supp S2  
Maintenance Agreement between the Nebraska Department of Transportation and the  
Municipality of Valley  
Municipal Extensions in Valley

We hereby certify that all roadway snow removal and/or surface maintenance has been accomplished as per terms of the Maintenance Agreement specified above.

As per Section 8d of the Agreement, we are submitting this certificate to District Engineer Thomas W. Goodbarn, Department of Transportation, Valley, Nebraska.

ATTEST: \_\_\_\_\_ day of \_\_\_\_\_, .

\_\_\_\_\_  
*City Clerk*

\_\_\_\_\_  
*Mayor/Designee*

I hereby certify that all roadway snow removal and/or surface maintenance was performed as per the above listed agreement and payment for the same should be made.

\_\_\_\_\_  
*District Engineer, Department of Transportation*

## For Office Use Only

Agreement No.: \_\_\_\_\_  
Pay/Bill Code: \_\_\_\_\_  
Contractor No.: \_\_\_\_\_  
Amount: \$ \_\_\_\_\_

## **RESOLUTION NO. 2023-64**

**BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA.**

**WHEREAS, the City of Valley, Nebraska, owns and controls certain places or premises and desires to provide that a person shall not carry a firearm into or onto such premises, and**

**NOW THEREFORE BE IT RESOLVED AS FOLLOWS:**

1. A person shall not carry a firearm into or onto the following places or premises which are under the control of the City of Valley, Nebraska.
  - a) City Hall building and grounds at 203 N. Spruce Street, Valley, Nebraska.
  - b) Valley City Park at 300 West Vass Street, Valley Nebraska, which includes the baseball fields, dog park and camping pads.
  - c) Valley Mini-Park at 103 N Spruce Street, Valley, Nebraska.
  - d) Rogert Park, Valley, Nebraska
  - e) Joe Roberts Arboretum at 235 E. Condron Street, Valley, Nebraska.
  - f) Valley City Library building and grounds at 232 N. Spruce St., Valley, Nebraska.
  - g) Valley Water Treatment Plant building and grounds, Valley, Nebraska
2. The Public Works Department of the City of Valley, Nebraska, is hereby directed to post conspicuous Notices at all of the places and premises identified above that carrying a firearm is prohibited in or on such places and premises. A Notice shall be posted at all entrances to each individual premise and any other location necessary to provide reasonable notice to the public that carrying a firearm is prohibited on the premises.

**PASSED AND APPROVED this 14<sup>th</sup> day of November 2023.**

**CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA**

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Cindy Grove, Mayor

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John Batcher, Council President

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Linda Lewis, Council Member

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Bryon Ueckert, Council Member

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Chris TenEyck, Council Member

ATTEST:

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Cheryl K. Eckerman, City Clerk

Date of Issuance: October 26, 2023 Effective Date: October 26, 2023  
 Owner: CITY OF VALLEY Engineer: OLMSTED & PERRY  
CONSULTING ENGINEERS INC.  
 Contractor: LAYNE CHRISTENSEN CO. Contractor's Project No.: 1  
 Project: 2020 Water System Improvements  
 Contract Name: New Well 22-1  
 Owner's Contract No.: 1 Engineer's Project No.: 22-67

The Contract is modified as follows upon execution of this Change Order:

Description:  
Add fence extension per State request.

Attachments: [List documents supporting change] N/A

CHANGE IN CONTRACT PRICE	CHANGE IN CONTRACT TIMES [note changes in Milestones if applicable]
Original Contract Price: \$485,710.00	Original Contract Times: Substantial Completion: <u>8/1/2023</u> Ready for Final Payment: <u>8/31/2023</u> days or dates
Increase (Decrease) from previously approved Change Orders No. - to No. 1 : -\$17,842.50	Increase (Decrease) from previously approved Change Orders No. - to No. 1 : Substantial Completion: <u>0</u> Ready for Final Payment: <u>0</u> days
Contract Price prior to this Change Order: \$467,867.50	Contract Times prior to this Change Order: Substantial Completion: <u>8/1/2023</u> Ready for Final Payment: <u>8/31/2023</u> days or dates
Increase (Decrease) of this Change Order: \$5,830.00	Increase (Decrease) of this Change Order: Substantial Completion: <u>30</u> Ready for Final Payment: <u>15</u> days or dates
Contract Price incorporating this Change Order: \$473,697.50	Contract Times with all approved Change Orders: Substantial Completion: <u>8/31/2023</u> Ready for Final Payment: <u>9/15/2023</u> days or dates

RECOMMENDED:	ACCEPTED:	ACCEPTED:
By: <u></u> By: _____ By: _____ Engineer (if required) Owner (Authorized Signature) Contractor (Authorized Signature)		
Title: <u>James J. Olmsted, P.E.</u> Title: <u>Cindy Grove, Mayor</u> Title: <u>Terry Heiliger, Project Manager</u>		
Date: <u>26-Oct-23</u> Date: _____ Date: _____		
Approved by Funding Agency (if applicable)		
By: _____ Date: _____		
Title: _____		

# RESOLUTION NO. 2023-65

BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA:

The certificate filed with the Clerk by the special engineer of the project, showing the amount of material furnished and work performed in the City under contract heretofore for **Layne Christensen Company** for new Well 22-1 and the statements of the engineer and others set out below are hereby approved and the Council finds that the materials therein set out have been furnished and have been received by the City and work has been performed and claim therefor is hereby submitted as follows:

1. ORIGINAL CONTRACT PRICE	<u>\$485,710.00</u>
2. Net change by Change Orders	<u>(\$12,012.50)</u>
3. Current Contract Price (Line 1 + 2)	<u>\$473,697.50</u>
4. TOTAL COMPLETED AND STORED TO DATE (Column F total on Progress Estimates)	<u>\$473,697.50</u>
5. RETAINAGE:	
a. 10% x \$473,697.50 Work Completed	<u>\$47,369.75</u>
b. 10% x \$0.00 Stored Material	<u>\$0.00</u>
c. Total Retainage (Line 5.a + Line 5.b)	<u>\$47,369.75</u>
6. AMOUNT ELIGIBLE TO DATE (Line 4 + Line 5.c)	<u>\$426,327.75</u>
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)	<u>\$410,075.55</u>
8. AMOUNT DUE THIS APPLICATION	<u>\$16,252.20</u>
9. BALANCE TO FINISH, PLUS RETAINAGE (Column G total on Progress Estimates + Line 5.c above)	<u>\$47,369.75</u>

**PAYMENT OF: \$16,252.20**

---

NOW, THEREFORE, BE IT RESOLVED THAT the Valley City Council consents to and authorizes payment to:

**LAYNE CHRISTENSEN COMPANY \$16,252.20**

PASSED AND APPROVED this 14<sup>th</sup> day of November 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

\_\_\_\_\_  
Cindy Grove, Mayor

\_\_\_\_\_  
John Batcher, Council President

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Linda Lewis, Council Member

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Bryon Ueckert, Council Member

---

Chris TenEyck, Council Member

ATTEST:

---

Cheryl K. Eckerman, City Clerk

## Contractor's Application for Payment No. 5

Application Period: <b>08/25/23 - 10/26/23</b>		Application Date: <b>10/26/2023</b>	
To Owner: <b>CITY OF VALLEY</b>	From Contractor: <b>LAYNE CHRISTENSEN COMPANY</b>	Via (Engineer): <b>OLMSTED &amp; PERRY CONSULTING ENGINEERS INC.</b>	
Project: <b>2022 Water System Improvements</b>		Contract: <b>New Well 22-1</b>	
Owner's Contract No.: <b>1</b>	Contractor's Project No.: <b>1216178</b>	Engineer's Project No.: <b>22-67</b>	

CHANGE ORDER SUMMARY		
Number	Additions	Deductions
1		\$17,842.50
2	\$5,830.00	
<b>TOTALS</b>	<b>\$5,830.00</b>	<b>\$17,842.50</b>
<b>NET CHANGE BY CHANGE ORDERS</b>	<b>-\$12,012.50</b>	

1. ORIGINAL CONTRACT PRICE	\$ 485,710.00
2. Net change by Change Orders	\$ (12,012.50)
3. Current Contract Price (Line 1 ± 2)	\$ 473,697.50
4. TOTAL COMPLETED AND STORED TO DATE (Column F total on Progress Estimates)	\$473,697.50
5. RETAINAGE:	
a. 10% X \$473,697.50 Work Completed	\$ 47,369.75
b. 10% X \$0.00 Stored Material	\$ -
c. Total Retainage (Line 5.a + Line 5.b)	\$ 47,369.75
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5.c)	\$ 426,327.75
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)	\$ 410,075.55
8. AMOUNT DUE THIS APPLICATION	\$ 16,252.20
9. BALANCE TO FINISH, PLUS RETAINAGE (Column G total on Progress Estimates + Line 5.c above)	\$ 47,369.75

**Contractor's Certification**

The undersigned Contractor certifies, to the best of its knowledge, the following:

(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;

(2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all Liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such Liens, security interest, or encumbrances); and

(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

Contractor Signature:

By: \_\_\_\_\_ Date: 10/26/2023

**\$16,252.20**

Payment of: \_\_\_\_\_

is recommended by: \_\_\_\_\_  
(Engineer) **11-8-23**  
James J. Olmsted, P.E. (Date)

is approved by: \_\_\_\_\_  
(Owner) \_\_\_\_\_  
Cindy Grove, Mayor (Date)

Approved by: \_\_\_\_\_  
Funding or Financing Entity (if applicable) (Date)

# Progress Estimate - Unit Price Work

# Contractor's Application

For New Well 22-1 (Contract):								Application Number: 5			
Application Period: 08/25/23 - 10/26/23								Application Date: 10/26/2023			
A					B	C	D	E	F		G
Bid Item No.	Description	Item Quantity	Unit	Unit Price	Total Value of Item (\$)	Estimated Quantity Installed	Value of Work Installed to Date	Materials Presently Stored (not in C)	Total Completed and Stored to Date (D + E)	% (F / B)	Balance to Finish (B - F)
1	Site Preparation / Mobilization	1.00	LS	\$34,000.00	\$34,000.00	1.00	\$34,000.00		\$34,000.00	100.0%	\$0.00
2	38-Inch Well Drilling	106.00	VF	\$135.00	\$14,310.00	105.00	\$14,175.00		\$14,175.00	99.1%	\$135.00
3	16" Well Casing	71.00	VF	\$278.00	\$19,738.00	68.00	\$18,904.00		\$18,904.00	95.8%	\$834.00
4	16" Well Screen	35.00	VF	\$507.00	\$17,745.00	35.00	\$17,745.00		\$17,745.00	100.0%	\$0.00
5	Gravel Pack	1.00	LS	\$14,860.00	\$14,860.00	1.00	\$14,860.00		\$14,860.00	100.0%	\$0.00
6	Bentonite Chip Seal	1.00	LS	\$7,460.00	\$7,460.00	1.00	\$7,460.00		\$7,460.00	100.0%	\$0.00
7	Cement Grout Seal	1.00	LS	\$4,245.00	\$4,245.00	1.00	\$4,245.00		\$4,245.00	100.0%	\$0.00
8	Well Development	1.00	LS	\$8,043.00	\$8,043.00	1.00	\$8,043.00		\$8,043.00	100.0%	\$0.00
9	Test Pumping	12.00	EA	\$449.00	\$5,388.00	9.00	\$4,041.00		\$4,041.00	75.0%	\$1,347.00
10	Recovery Monitoring	6.00	EA	\$225.00	\$1,350.00	0.50	\$112.50		\$112.50	8.3%	\$1,237.50
11	Water Quality Analysis	1.00	LS	\$5,575.00	\$5,575.00	1.00	\$5,575.00		\$5,575.00	100.0%	\$0.00
12	16" Pitless Unit	1.00	LS	\$34,390.00	\$34,390.00	1.00	\$34,390.00		\$34,390.00	100.0%	\$0.00
13	Submersible Pump / Motor / Column Pipe / Disch. Pipe	1.00	LS	\$23,150.00	\$23,150.00	1.00	\$23,150.00		\$23,150.00	100.0%	\$0.00
14	Discharge Vault / Piping / Meter / Valves / Meter	1.00	LS	\$32,570.00	\$32,570.00	1.00	\$32,570.00		\$32,570.00	100.0%	\$0.00
15	Electrical From WTP / Disconnect / VFD / Panels / Breakers / Misc.	1.00	LS	\$82,740.00	\$82,740.00	1.00	\$82,740.00		\$82,740.00	100.0%	\$0.00
16	Control System Modifications	1.00	LS	\$25,675.00	\$25,675.00	1.00	\$25,675.00		\$25,675.00	100.0%	\$0.00

# Progress Estimate - Unit Price Work

# Contractor's Application

For New Well 22-1 (Contract):								Application Number: 5			
Application Period: 08/25/23 - 10/26/23								Application Date: 10/26/2023			
A					B	C	D	E	F		G
Bid Item No.	Description	Item Quantity	Unit	Unit Price	Total Value of Item (\$)	Estimated Quantity Installed	Value of Work Installed to Date	Materials Presently Stored (not in C)	Total Completed and Stored to Date (D + E)	% (F / B)	Balance to Finish (B - F)
17	Earthwork	1.00	LS	\$9,120.00	\$9,120.00	1.00	\$9,120.00		\$9,120.00	100.0%	\$0.00
18	Access Road Work	1.00	LS	\$9,770.00	\$9,770.00		\$0.00		\$0.00		\$9,770.00
19	Chain Link Fence & Gate	1.00	LS	\$11,570.00	\$11,570.00	1.00	\$11,570.00		\$11,570.00	100.0%	\$0.00
20	12-Inch PVC Water Main	475.00	LF	\$116.00	\$55,100.00	440.00	\$51,040.00		\$51,040.00	92.6%	\$4,060.00
21	Fire Hydrant Assembly	1.00	EA	\$10,550.00	\$10,550.00	1.00	\$10,550.00		\$10,550.00	100.0%	\$0.00
22	12-Inch Tee & Block	3.00	EA	\$3,713.00	\$11,139.00	1.00	\$3,713.00		\$3,713.00	33.3%	\$7,426.00
23	12-Inch Gate Valve & Box	3.00	EA	\$6,253.00	\$18,759.00	3.00	\$18,759.00		\$18,759.00	100.0%	\$0.00
24	12-Inch Cap & Block	1.00	EA	\$1,368.00	\$1,368.00	1.00	\$1,368.00		\$1,368.00	100.0%	\$0.00
25	12-Inch 45-Degree Bend & Block	2.00	EA	\$2,345.00	\$4,690.00	2.00	\$4,690.00		\$4,690.00	100.0%	\$0.00
26	12" x 6" Reducer	1.00	EA	\$1,205.00	\$1,205.00	0.00	\$0.00		\$0.00		\$1,205.00
27	Sidewalk Removal & Replacement	64.00	SF	\$33.00	\$2,112.00	32.00	\$1,056.00		\$1,056.00	50.0%	\$1,056.00
28	Connect to Existing Main	1.00	LS	\$2,605.00	\$2,605.00	1.00	\$2,605.00		\$2,605.00	100.0%	\$0.00
29	Surface Restoration	1.00	LS	\$9,770.00	\$9,770.00	1.00	\$9,770.00		\$9,770.00	100.0%	\$0.00
30	Abandon Test Well	1.00	LS	\$713.00	\$713.00	1.00	\$713.00		\$713.00	100.0%	\$0.00
31	Staking Allowance	1.00	ALW	\$3,000.00	\$3,000.00	1.00	\$3,000.00		\$3,000.00	100.0%	\$0.00
32	Testing Allowance	1.00	ALW	\$3,000.00	\$3,000.00		\$0.00		\$0.00		\$3,000.00

# Progress Estimate - Unit Price Work

# Contractor's Application

For <b>New Well 22-1</b> (Contract):								Application Number: <b>5</b>			
Application Period: <b>08/25/23 - 10/26/23</b>								Application Date: <b>10/26/2023</b>			
A					B	C	D	E	F		G
Bid Item No.	Description	Item Quantity	Unit	Unit Price	Total Value of Item (\$)	Estimated Quantity Installed	Value of Work Installed to Date	Materials Presently Stored (not in C)	Total Completed and Stored to Date (D + E)	% (F / B)	Balance to Finish (B - F)
33	C.O. 1.1 - Piping Changes at Meter Vault	1.00	LS	\$11,753.00	\$11,753.00	1.00	\$11,753.00		\$11,753.00	100.0%	\$0.00
34	C.O. 1.2 - Add 1' To Pitless Bury Depth	1.00	LS	\$475.00	\$475.00	1.00	\$475.00		\$475.00	100.0%	\$0.00
35	C.O. 2 - Fence Extension Around Meter Vault	1.00	LS	\$5,830.00	\$5,830.00	1.00	\$5,830.00		\$5,830.00	100.0%	\$0.00
<b>Totals</b>					\$503,768.00		\$473,697.50	\$0.00	\$473,697.50	94%	\$30,070.50

Note: Total Schedule of Values Amount (B) should equal the current Contract Price.

# RESOLUTION NO. 2023-66

BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA:

The certificate filed with the Clerk by the special engineer of the project, showing the amount of material furnished and work performed in the City under contract heretofore for **Layne Christensen Company** for new Well 22-1 and the statements of the engineer and others set out below are hereby approved and the Council finds that the materials therein set out have been furnished and have been received by the City and work has been performed and claim therefor is hereby submitted as follows:

1. ORIGINAL CONTRACT PRICE	<u>\$485,710.00</u>
2. Net change by Change Orders	<u>(\$12,012.50)</u>
3. Current Contract Price (Line 1 + 2)	<u>\$473,697.50</u>
4. TOTAL COMPLETED AND STORED TO DATE (Column F total on Progress Estimates)	<u>\$473,697.50</u>
5. RETAINAGE:	
a. 10% x \$473,697.50 Work Completed	<u>\$0.00</u>
b. 10% x \$0.00 Stored Material	<u>\$0.00</u>
c. Total Retainage (Line 5.a + Line 5.b)	<u>\$0.00</u>
6. AMOUNT ELIGIBLE TO DATE (Line 4 + Line 5.c)	<u>\$473,697.50</u>
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)	<u>\$426,327.75</u>
8. AMOUNT DUE THIS APPLICATION	<u>\$47,369.75</u>
9. BALANCE TO FINISH, PLUS RETAINAGE (Column G total on Progress Estimates + Line 5.c above)	<u>\$0.00</u>

**PAYMENT OF: \$47,369.75**

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NOW, THEREFORE, BE IT RESOLVED THAT the Valley City Council consents to and authorizes payment to:

**LAYNE CHRISTENSEN COMPANY \$47,369.75**

PASSED AND APPROVED this 14<sup>th</sup> day of November 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

\_\_\_\_\_  
Cindy Grove, Mayor

\_\_\_\_\_  
John Batcher, Council President

\_\_\_\_\_  
Linda Lewis, Council Member

\_\_\_\_\_  
Bryon Ueckert, Council Member

\_\_\_\_\_  
Chris TenEyck, Council Member

ATTEST:

\_\_\_\_\_  
Cheryl K. Eckerman, City Clerk



ENGINEERS JOINT CONTRACT DOCUMENTS COMMITTEE

# Contractor's Application for Payment No.

**6 - FINAL**

Application Period: <b>10/26/23 - 11/09/23</b>		Application Date: <b>11/9/2023</b>	
To Owner: <b>CITY OF VALLEY</b>	From Contractor: <b>LAYNE CHRISTENSEN COMPANY</b>	Via (Engineer): <b>OLMSTED &amp; PERRY CONSULTING ENGINEERS INC.</b>	
Project: <b>2022 Water System Improvements</b>	Contract: <b>New Well 22-1</b>		
Owner's Contract No.: <b>1</b>	Contractor's Project No.: <b>1216178</b>	Engineer's Project No.: <b>22-67</b>	

CHANGE ORDER SUMMARY		
Number	Additions	Deductions
1		\$17,842.50
2	\$5,830.00	
TOTALS	\$5,830.00	\$17,842.50
NET CHANGE BY CHANGE ORDERS	-\$12,012.50	

1. ORIGINAL CONTRACT PRICE	\$ 485,710.00
2. Net change by Change Orders	\$ (12,012.50)
3. Current Contract Price (Line 1 ± 2)	\$ 473,697.50
4. TOTAL COMPLETED AND STORED TO DATE (Column F total on Progress Estimates)	\$473,697.50
5. RETAINAGE:	
a. 0% X \$473,697.50 Work Completed	\$ -
b. 0% X \$0.00 Stored Material	\$ -
c. Total Retainage (Line 5.a + Line 5.b)	\$ -
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5.c)	\$ 473,697.50
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)	\$ 426,327.75
8. AMOUNT DUE THIS APPLICATION	\$ 47,369.75
9. BALANCE TO FINISH, PLUS RETAINAGE (Column G total on Progress Estimates + Line 5.c above)	\$ -

**\$47,369.75**

Payment of: \_\_\_\_\_

is recommended by: \_\_\_\_\_  
 (Engineer) *James J. Olmsted, P.E.* 11-9-23  
(Date)

is approved by: \_\_\_\_\_  
 (Owner) Cindy Grove, Mayor (Date)

Approved by: \_\_\_\_\_  
 Funding or Financing Entity (if applicable) (Date)

**Contractor's Certification**

The undersigned Contractor certifies, to the best of its knowledge, the following:

(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;

(2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all Liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such Liens, security interest, or encumbrances); and

(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

Contractor Signature: *[Signature]*

By: *[Signature]* Date: 11/09/2023

# Progress Estimate - Unit Price Work

# Contractor's Application

For New Well 22-1 (Contract):								Application Number: 6 - FINAL			
Application Period: 10/26/23 - 11/09/23								Application Date: 11/9/2023			
A					B	C	D	E	F		G
Bid Item No.	Description	Item Quantity	Unit	Unit Price	Total Value of Item (\$)	Estimated Quantity Installed	Value of Work Installed to Date	Materials Presently Stored (not in C)	Total Completed and Stored to Date (D + E)	% (F / B)	Balance to Finish (B - F)
1	Site Preparation / Mobilization	1.00	LS	\$34,000.00	\$34,000.00	1.00	\$34,000.00		\$34,000.00	100.0%	\$0.00
2	38-inch Well Drilling	106.00	VF	\$135.00	\$14,310.00	105.00	\$14,175.00		\$14,175.00	99.1%	\$135.00
3	16" Well Casing	71.00	VF	\$278.00	\$19,738.00	68.00	\$18,904.00		\$18,904.00	95.8%	\$834.00
4	16" Well Screen	35.00	VF	\$507.00	\$17,745.00	35.00	\$17,745.00		\$17,745.00	100.0%	\$0.00
5	Gravel Pack	1.00	LS	\$14,860.00	\$14,860.00	1.00	\$14,860.00		\$14,860.00	100.0%	\$0.00
6	Bentonite Chip Seal	1.00	LS	\$7,460.00	\$7,460.00	1.00	\$7,460.00		\$7,460.00	100.0%	\$0.00
7	Cement Grout Seal	1.00	LS	\$4,245.00	\$4,245.00	1.00	\$4,245.00		\$4,245.00	100.0%	\$0.00
8	Well Development	1.00	LS	\$8,043.00	\$8,043.00	1.00	\$8,043.00		\$8,043.00	100.0%	\$0.00
9	Test Pumping	12.00	EA	\$449.00	\$5,388.00	9.00	\$4,041.00		\$4,041.00	75.0%	\$1,347.00
10	Recovery Monitoring	6.00	EA	\$225.00	\$1,350.00	0.50	\$112.50		\$112.50	8.3%	\$1,237.50
11	Water Quality Analysis	1.00	LS	\$5,575.00	\$5,575.00	1.00	\$5,575.00		\$5,575.00	100.0%	\$0.00
12	16" Pitless Unit	1.00	LS	\$34,390.00	\$34,390.00	1.00	\$34,390.00		\$34,390.00	100.0%	\$0.00
13	Submersible Pump / Motor / Column Pipe / Disch. Pipe	1.00	LS	\$23,150.00	\$23,150.00	1.00	\$23,150.00		\$23,150.00	100.0%	\$0.00
14	Discharge Vault / Piping / Meter / Valves / Meter	1.00	LS	\$32,570.00	\$32,570.00	1.00	\$32,570.00		\$32,570.00	100.0%	\$0.00
15	Electrical From WTP / Disconnect / VFD / Panels / Breakers / Misc.	1.00	LS	\$82,740.00	\$82,740.00	1.00	\$82,740.00		\$82,740.00	100.0%	\$0.00
16	Control System Modifications	1.00	LS	\$25,675.00	\$25,675.00	1.00	\$25,675.00		\$25,675.00	100.0%	\$0.00

# Progress Estimate - Unit Price Work

# Contractor's Application

For New Well 22-1 (Contract):								Application Number: 6 - FINAL			
Application Period: 10/26/23 - 11/09/23								Application Date: 11/9/2023			
A					B	C	D	E	F		G
Bid Item No.	Description	Item Quantity	Unit	Unit Price	Total Value of Item (\$)	Estimated Quantity Installed	Value of Work Installed to Date	Materials Presently Stored (not in C)	Total Completed and Stored to Date (D + E)	% (F / B)	Balance to Finish (B - F)
17	Earthwork	1.00	LS	\$9,120.00	\$9,120.00	1.00	\$9,120.00		\$9,120.00	100.0%	\$0.00
18	Access Road Work	1.00	LS	\$9,770.00	\$9,770.00		\$0.00		\$0.00		\$9,770.00
19	Chain Link Fence & Gate	1.00	LS	\$11,570.00	\$11,570.00	1.00	\$11,570.00		\$11,570.00	100.0%	\$0.00
20	12-Inch PVC Water Main	475.00	LF	\$116.00	\$55,100.00	440.00	\$51,040.00		\$51,040.00	92.6%	\$4,060.00
21	Fire Hydrant Assembly	1.00	EA	\$10,550.00	\$10,550.00	1.00	\$10,550.00		\$10,550.00	100.0%	\$0.00
22	12-Inch Tee & Block	3.00	EA	\$3,713.00	\$11,139.00	1.00	\$3,713.00		\$3,713.00	33.3%	\$7,426.00
23	12-Inch Gate Valve & Box	3.00	EA	\$6,253.00	\$18,759.00	3.00	\$18,759.00		\$18,759.00	100.0%	\$0.00
24	12-Inch Cap & Block	1.00	EA	\$1,368.00	\$1,368.00	1.00	\$1,368.00		\$1,368.00	100.0%	\$0.00
25	12-Inch 45-Degree Bend & Block	2.00	EA	\$2,345.00	\$4,690.00	2.00	\$4,690.00		\$4,690.00	100.0%	\$0.00
26	12" x 6" Reducer	1.00	EA	\$1,205.00	\$1,205.00	0.00	\$0.00		\$0.00		\$1,205.00
27	Sidewalk Removal & Replacement	64.00	SF	\$33.00	\$2,112.00	32.00	\$1,056.00		\$1,056.00	50.0%	\$1,056.00
28	Connect to Existing Main	1.00	LS	\$2,605.00	\$2,605.00	1.00	\$2,605.00		\$2,605.00	100.0%	\$0.00
29	Surface Restoration	1.00	LS	\$9,770.00	\$9,770.00	1.00	\$9,770.00		\$9,770.00	100.0%	\$0.00
30	Abandon Test Well	1.00	LS	\$713.00	\$713.00	1.00	\$713.00		\$713.00	100.0%	\$0.00
31	Staking Allowance	1.00	ALW	\$3,000.00	\$3,000.00	1.00	\$3,000.00		\$3,000.00	100.0%	\$0.00
32	Testing Allowance	1.00	ALW	\$3,000.00	\$3,000.00		\$0.00		\$0.00		\$3,000.00

# Progress Estimate - Unit Price Work

# Contractor's Application

For <b>New Well 22-1</b> (Contract):								Application Number: <b>6 - FINAL</b>			
Application Period: <b>10/26/23 - 11/09/23</b>								Application Date: <b>11/9/2023</b>			
A					B	C	D	E	F		G
Bid Item No.	Description	Item Quantity	Unit	Unit Price	Total Value of Item (\$)	Estimated Quantity Installed	Value of Work Installed to Date	Materials Presently Stored (not in C)	Total Completed and Stored to Date (D + E)	% (F / B)	Balance to Finish (B - F)
33	C.O. 1.1 - Piping Changes at Meter Vault	1.00	LS	\$11,753.00	\$11,753.00	1.00	\$11,753.00		\$11,753.00	100.0%	\$0.00
34	C.O. 1.2 - Add 1' To Pitless Bury Depth	1.00	LS	\$475.00	\$475.00	1.00	\$475.00		\$475.00	100.0%	\$0.00
35	C.O. 2 - Fence Extension Around Meter Vault	1.00	LS	\$5,830.00	\$5,830.00	1.00	\$5,830.00		\$5,830.00	100.0%	\$0.00
<b>Totals</b>					<b>\$503,768.00</b>		<b>\$473,697.50</b>	<b>\$0.00</b>	<b>\$473,697.50</b>	<b>94%</b>	<b>\$30,070.50</b>

Note: Total Schedule of Values Amount (B) should equal the current Contract Price.

**CERTIFICATE OF SUBSTANTIAL COMPLETION**

Owner:	CITY OF VALLEY	Owner's Contract No.:	1
Contractor:		Contractor's Project No.:	1
Engineer:	OLMSTED & PERRY CONSULTING ENGINEERS INC.	Engineer's Project No.:	22-67
Project:	2022 Water System Improvements	Contract Name:	New Well 22-1

**This final Certificate of Substantial Completion applies to:**

All Work

**October 26, 2023**  
**Date of Substantial Completion**

The Work to which this Certificate applies has been inspected by authorized representatives of Owner, Contractor, and Engineer, and found to be substantially complete. The Date of Substantial Completion of the Work or portion thereof designated above is hereby established, subject to the provisions of the Contract pertaining to Substantial Completion. The date of Substantial Completion in the final Certificate of Substantial Completion marks the commencement of the contractual correction period and applicable warranties required by the Contract.

A punch list of items to be completed or corrected is attached to this Certificate. This list may not be all-inclusive, and the failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract.

The responsibilities between Owner and Contractor for security, operation, safety, maintenance, heat, utilities, insurance, and warranties upon Owner's use or occupancy of the Work shall be as provided in the Contract, except as amended as follows:

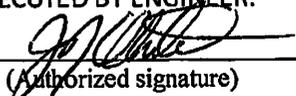
Amendments to Owner's responsibilities:  None  
 As follows

Amendments to Contractor's responsibilities:  None  
 As follows:

The following documents are attached to and made a part of this Certificate: None

**Final Inspection Report from State of Nebraska**

This Certificate does not constitute an acceptance of Work not in accordance with the Contract Documents, nor is it a release of Contractor's obligation to complete the Work in accordance with the Contract.

<b>EXECUTED BY ENGINEER:</b>		<b>RECEIVED:</b>		<b>RECEIVED:</b>	
By:	<u></u> (Authorized signature)	By:	_____	By:	_____
Title:	James J. Olmsted, Engineer	Title:	Cindy Grove, Mayor	Title:	Terry Heiliger, Project Manager
Date:	October 26, 2023	Date:	_____	Date:	_____

November 10, 2023

Mayor and City Council  
CITY OF VALLEY  
P.O. Box 682  
Valley, NE 68064

Re: 2022 Water System Improvements  
New Well 22-1  
Valley, Nebraska  
OPCE Project No. 22-67

Dear Mayor and Council:

Work on the above referenced project has been completed by Layne Christensen Company. We have reviewed the work and have found it to be in conformance with the Contract Documents. Therefore, we are recommending acceptance and closeout of the project. The following documents are presented for approval:

1. Change Order No. 2, in the amount of \$5,830.00, which establishes the final contract price at \$473,679.50. The final contract price was \$12,012.50 under the original contract amount of \$485,710.00.
2. Certificate of Substantial Completion dated October 26, 2023.
3. Consent of Surety Company to Final Payment
4. Affidavit of Payment of Debts and Claims
5. Application for Payment No. 5, in the amount of \$16,252.30 for final completion items.
6. Application for Payment No. 6, in the amount of \$47,369.75 for release of retainage.

The following is a summary of all project costs associated with the New Well 22-1 project:

1. Initial Test Hole Drilling:	\$ 10,320.00
2. Well 22-1 Construction Costs:	473,697.50
3. New VFD Pump Controls (2 Ea.)	17,762.32
4. Engineering Services	<u>168,916.13</u> *
Total Project Costs:	\$670,695.95

\*Engineering services included the design of 2 wells, although only 1 was constructed.

Please let us know if you have any questions concerning the above.

Sincerely,

OLMSTED & PERRY CONSULTING ENGINEERS INC.

  
James J. Olmsted, P.E.

# RESOLUTION NO. 2023 – 67

BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA:

The certificate filed with the Clerk by the special engineer of the project, showing the amount of material furnished and work performed in the City under contract heretofore for **Onyx Blasting & Coating, LLC** for work completed and the statements of the engineer and others set out below are hereby approved and the Council finds that the materials therein set out have been furnished and have been received by the City and work has been performed and claim therefor is hereby submitted as follows:

1. ORIGINAL CONTRACT PRICE	\$667,440.00
2. Net Change by Change Orders	\$0.00
3. CURRENT CONTACT PRICE	\$667,440.00
4. TOTAL COMPLETED AND STORED TO DATE	\$384,345.44
5. LESS RETAINAGE 10%	-\$38,434.64
6. TOTAL COMPLETED & STORED TO DATE LESS RETAINAGE	\$345,911.80
7. LESS PREVIOUS APPLICATION FOR PAYMENTS	\$206,411.80
8. AMOUNT DUE THIS APPLICATION	\$139,500.00

NOW, THEREFORE, BE IT RESOLVED THAT the Valley City Council consents to and authorizes payment to:

**ONYX BLASTING & COATING, LLC. \$139,500.00**

PASSED AND APPROVED this 14<sup>th</sup> day of November 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

\_\_\_\_\_  
Cindy Grove, Mayor

\_\_\_\_\_  
John Batcher, Council President

\_\_\_\_\_  
Linda Lewis, Council Member

\_\_\_\_\_  
Bryon Ueckert, Council Member

\_\_\_\_\_  
Chris TenEyck, Council Member

**ATTEST:**

---

**Cheryl K. Eckerman, City Clerk**

# APPLICATION FOR PAYMENT

PROJECT: Water System Improvements

TO: (OWNER) City of Valley  
203 N Spruce Street  
Valley, Ne. 68064

ATTN: Jim Olmstead

ENGINEER: OLMSTEAD & PERRY CONSULTING ENGINEERS INC

ENGINEER'S PROJECT NO. 22-68

CONTRACTOR: Onyx Blasting & Coating, LLC

CONTRACT FOR: \$667,440.00

APPLICATION DATE: November 6, 2023

APPLICATION NO.: 2

FOR WORK ACCOMPLISHED THROUGH THE DATE OF: November 6, 2023

Application is made for payment, as shown below in connection with the Contract.

## CHANGE ORDER SUMMARY:

Continuation sheets are attached.

Change orders approved in previous month by Owner.

The present status of the account is as follows:

ORIGINAL CONTRACT PRICE.....	\$667,440.00
Net Change by Change Orders & Written Amendments	\$0.00
CURRENT CONTRACT PRICE.....	\$667,440.00
TOTAL COMPLETED & STORED TO DATE.....	\$384,346.44
LESS RETAINAGE : 10% .....	-\$38,434.64
TOTAL COMPLETED & STORED TO DATE LESS RETAINAGE	\$345,911.80
LESS PREVIOUS APPLICATION FOR PAYMENT.....	\$206,411.80
AMOUNT DUE THIS APPLICATION.....	\$139,500.00

CO #	DATE	ADDITIONS	DEDUCTIONS
1			
2			
3			
4			
5			
TOTAL		\$0.00	\$0.00
NET CHANGE		\$0.00	

The undersigned CONTRACTOR certifies that (1) all previous progress payments received from Owner on account of Work done under the Contract referred to above have been applied to discharge CONTRACTOR'S legitimate obligations incurred in connection with Work covered by prior Applications for Payment numbered \_\_, inclusive; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to OWNER at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to OWNER indemnifying OWNER against any such Lien, security interest or encumbrance); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and not defective.

The undersigned certifies that the work has been carefully inspected and to the best of their knowledge and belief, the quantities shown in this estimate are correct and the work has been performed in accordance with the contract.

ENGINEER: Olmstead & Perry Consulting Engine

By: 

<input type="checkbox"/>	Owner
<input type="checkbox"/>	Contractor
<input type="checkbox"/>	Engineer
<input type="checkbox"/>	SRF

OWNER: City of Valley

BY: \_\_\_\_\_

CONTRACTOR: ONYX BLASTING & COATING, LLC

By: Geiselle R. Surette

Date: 11/07/2023

**APPLICATION AND CERTIFICATE FOR PAYMENT-CONTINUATION SHEET**

APPLICATION NUMBER:

2

APPLICATION DATE:

06-Nov-23

FOR WORK ACCOMPLISHED THROUGH :

06-Nov-23

ENGINEER'S PROJECT #:

22-68

ITEM NO.	DESCRIPTION OF WORK	ESTIMATED QUANTITY	UNIT	UNIT PRICE	QUANTITY COMPLETED TO DATE	TOTAL COMPLETED	STORED TO DATE	TOTAL COMPLETED AND STORED TO DATE
1	Mobilization	1	L.S.	\$118,448.00	1	\$118,448.00	110,898.44	\$229,346.44
2	Interior blast & prime	1	L.S.	\$75,000.00	1	\$75,000.00		\$75,000.00
3	Containment	1	L.S.	\$80,000.00	1	\$80,000.00		\$80,000.00
4			L.S.			\$0.00		\$0.00
5						\$0.00		\$0.00
6						\$0.00		\$0.00
7						\$0.00		\$0.00
8						\$0.00		\$0.00
9						\$0.00		\$0.00
10						\$0.00		\$0.00
12						\$273,448.00		\$384,346.44
<b>TOTAL</b>								

Date of Issuance: November 9, 2023 Effective Date: November 9, 2023  
 Owner: CITY OF VALLEY Engineer: OLMSTED & PERRY CONSULTING ENGINEERS INC.  
 Contractor: ONYX BLASTING & COATING LLC Contractor's Project No.: 1  
 Project: 2022 Water System Improvements  
 Contract Name: Cleaning, Repair, and Repainting of Water Tower  
 Owner's Contract No.: 1 Engineer's Project No.: 22-68

The Contract is modified as follows upon execution of this Change Order:

**Description:**

Increase sand blasting work to remove extra thickness of paint in tank. Work requires 1 additional week of old paint removal.  
 Increase contract time to reflect 1 week delay in taking the tank out of operation.

Attachments: *[List documents supporting change]*

CHANGE IN CONTRACT PRICE	CHANGE IN CONTRACT TIMES <i>[note changes in Milestones if applicable]</i>
Original Contract Price: <u>\$667,440.00</u>	Original Contract Times: Substantial Completion: <u>6/30/2023</u> Ready for Final Payment: <u>7/31/2023</u> days or dates
Increase (Decrease) from previously approved Change Orders No. - to No. 1 : <u>\$0.00</u>	Increase (Decrease) from previously approved Change Orders No. - to No. 1 : Substantial Completion: <u>138</u> Ready for Final Payment: <u>122</u> days
Contract Price prior to this Change Order: <u>\$667,440.00</u>	Contract Times prior to this Change Order: Substantial Completion: <u>11/15/2023</u> Ready for Final Payment: <u>11/30/2023</u> days or dates
Increase (Decrease) of this Change Order: <u>\$24,089.00</u>	Increase (Decrease) of this Change Order: Substantial Completion: <u>30</u> Ready for Final Payment: <u>30</u> days or dates
Contract Price incorporating this Change Order: <u>\$691,529.00</u>	Contract Times with all approved Change Orders: Substantial Completion: <u>12/15/2023</u> Ready for Final Payment: <u>12/30/2023</u> days or dates

<p>RECOMMENDED:</p> <p>By: <u></u> By: _____          Engineer (if required) Owner (Authorized Signature)</p> <p>Title: <u>James J. Olmsted, P.E.</u> Title: <u>Cindy Grove, Mayor</u></p> <p>Date: <u>9/Nov./2023</u> Date: _____</p> <p>Approved by Funding Agency (if applicable)</p> <p>By: _____ Date: _____</p> <p>Title: _____</p>	<p>ACCEPTED:</p> <p>By: _____ By: _____          Contractor (Authorized Signature)</p> <p>Title: <u>Geiselle R. Surette, Manager</u></p> <p>Date: _____</p>
--	---



ONYX

55 SE 2<sup>nd</sup> Ave Ste 205  
Delray Beach, FL. 33444  
(561)305-5303

OLMSTED & PERRY  
CONSULTING ENGINEERS INC.  
Attn: Jim Olmsted

Re:  
Valley Ne  
2022 WATER SYSTEM IMPROVEMENTS CLEANING,  
REPAIR, AND REPAINTING OF WATER TOWER

November 4, 2023

The City of Valley,

During our sand blasting of the interior wet surfaces of the water tower we encountered areas of heavy paint that are thicker than standard coating systems. Our bidding of sand blast work is based on the removal of coating systems with an average industry standard milage range between 20-25 mils. Our finding on the current interior wet coating system is a milage range hitting between 32-47 mils, which is close to double industry standard.

These areas of thick paint have resulted in an increased labor and material cost. We estimate an additional one week of labor and materials will be utilized to blast through this paint to obtain the level of surface preparation to proper specification.

Our cost incurred for this hard blast is \$24,089.00. We ask for this amount to be added to the price of our current contract to properly complete this project to specification.

Thank you,

*Geiselle R. Surette*

Geiselle R. Surette  
Managing Member  
Onyx Blasting & Coating LLC

# RESOLUTION NO. 2023 – 68

The certificate filed with the Clerk by the special engineer of the project, showing the amount of material furnished and work performed in the City under contract heretofore for **Neuvirth Construction Inc.** for Valley Backwash Recovery and the statements of the engineer and others set out below are hereby approved and the Council finds that the materials therein set out have been furnished and have been received by the City and work has been performed and claim therefor is hereby submitted as follows:

1. ORIGINAL CONTRACT PRICE	\$1,144,109.08
1.a Overage Not by Change Order	\$0.00
2. Net Change by Change Orders	(\$606.84)
3. CURRENT CONTACT PRICE (Line 1 + 1.a. + 2)	\$1,143,502.24
4. TOTAL COMPLETED AND STORED TO DATE (Column G+J on Progress Estimate)	\$424,711.13
5. RETAINAGE:	
a. 10% x Override Work Completed	\$15,000.00
b. 10% x Override Stored Material	\$0.00
c. Retainage (Line 5.a + Line 5.b)	\$15,000.00
d. Previous retainage	\$27,471.11
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5.c - Line 5.d.)	\$382,240.02
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)	\$247,240.02
8. AMOUNT DUE THIS APPLICATION	\$135,000.00
9. BALANCE TO FINISH (Column O on Progress Estimates)	\$733,791.11
10. FINAL APPLICATION FOR RETAINAGE	
PAYMENT OF:	<b>\$135,000.00</b>

NOW, THEREFORE, BE IT RESOLVED THAT the Valley City Council consents to and authorizes payment to:

**NEUVIRTH CONSTRUCTION INC.     \$135,000.00**

PASSED AND APPROVED this 14<sup>th</sup> day of November 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

\_\_\_\_\_  
Cindy Grove, Mayor

\_\_\_\_\_  
John Batcher, Council President

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Linda Lewis, Council Member

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Bryon Ueckert, Council Member

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Chris TenEyck, Council Member

ATTEST:

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Cheryl K. Eckerman, City Clerk

**Contractor's Application For Payment No. 4**

To (Owner):	City of Valley	Application Period:	10/1/2023	10/31/2023	Application Date:	11/1/2023
Contractor	Neuvirth Construction Inc	PROJECT NAME			Invoice Number	1023 4
Address	7386 county road P35 Blair No. 68008	Valley Backwash Recovery			Via (Engineer)	
Project Number	1023				Engineer's Project No.:	

**Change Order Summary**

Approved Change Orders		
Number	Additions/Deductions	Description
1	\$ -	
2	\$ -	
3	\$ -	
4	\$ -	
5	\$ -	
6	\$ -	
7	\$ -	
8	\$ -	
9	\$ -	
10	\$ -	
TOTALS	\$ -	
NET CHANGE BY	\$ -	
CHANGE ORDERS	\$ -	

<b>1. ORIGINAL CONTRACT PRICE</b>	\$ \$ 1,144,109.08
<b>1a. Overage Not by Change Order</b>	
<b>2. Net change by Change Orders</b>	\$ \$ (606.84)
<b>3. CURRENT CONTRACT PRICE (Line 1±1a± 2)</b>	\$ \$ 1,143,502.24
<b>4. TOTAL COMPLETED AND STORED TO DATE</b> (Column G+J on Progress Estimate)	\$ \$ 424,711.13
<b>5. RETAINAGE:</b>	
a. 10% <input checked="" type="checkbox"/> Override Work Completed	\$ \$ 15,000.00
b. 10% <input checked="" type="checkbox"/> Override Stored Materials	\$ \$ -
c. Retainage (Line 5a + Line 5b)	\$ \$ 15,000.00
d. Previous retainage	\$ \$ 27,471.11
<b>6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5c-Line 5d)</b>	\$ \$ 382,240.02
<b>7. LESS PREVIOUS PAYMENTS</b>	\$ \$ 247,240.02
<b>8. AMOUNT DUE THIS APPLICATION</b>	\$ \$ 135,000.00
<b>9. BALANCE TO FINISH</b> (Column O on Progress Estimate)	\$ \$ 733,791.11
<b>10. FINAL APPLICATION FOR RETAINAGE</b>	\$ \$ -

**Contractor's Certification**

The undersigned Contractor certifies that: (1) all previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

Digitally signed by Jacob Neuvirth  
 DN: C=US, E=jacob@neuvirth.com,  
 O=Neuvirth Construction, CN=Jacob  
 Neuvirth  
 Date: 2023.11.01 06:26:38-05'00'

By: \_\_\_\_\_ Date: \_\_\_\_\_

Payment of: 135,000.00  
 (Line 8 or other - attach explanation of other amount)

is recommended by: [Signature] 11-8-23  
 (Date)

Payment of: \_\_\_\_\_  
 (Line 8 or other - attach explanation of other amount)

is approved by: \_\_\_\_\_ (Date)  
 (Owner)

Approved by: \_\_\_\_\_ (Date)  
 Funding Agency (if applicable)

Labor & Equipmer \$ 54,277.27 Materials \$ 75,441.80 Tax \$ 5,280.93

Progress Estimate

Contractors Application

4

Job Name: Valley Backwash Recovery					Invoice Number: 1023 4		Neuvirth Construction Inc							
Application Date: 11/1/2023					Application Period: 10/1/2023		10/31/2023							
Owner: City of Valley					C	CC	D	E	F	G	H	I	J	
A	Item				Work Completed				Materials	Completed and Stored to Date		Balance to Finish	Materials	
Bid Item No.	Description	Bid Quantity	Overrun Quantity	Unit Price	Bid Value	From Previous Application	Overrun This Period	Quantity this Period	Value this Application	Presently Stored	(C + E + F)	(G / B)	(B - C)	Incorp. This Application
1	12" Backwash Transfer Line	121	0.00	\$ 229.58	\$ 27,778.73	\$ 27,778.73	\$ -	0.00		\$ -	\$ 27,778.73	100.00%	\$ (0.00)	\$ -
2	12" Clearwater Decant	140	0.00	\$ 202.20	\$ 28,308.66	\$ 28,308.66	\$ -	0.00		\$ -	\$ 28,308.66	100.00%	\$ (0.00)	\$ -
3	6" Sludge Pipe	1	0.00	\$ 21,414.34	\$ 21,414.34	\$ 21,414.34	\$ -	0.00		\$ -	\$ 21,414.34	100.00%	\$ 0.00	\$ -
4	8" Decant Reuse Line	68	0.00	\$ 210.07	\$ 14,284.65	\$ 12,881.96	\$ -	0.00		\$ -	\$ 12,881.96	90.18%	\$ 1,402.69	\$ -
5	8" Sludge Line	160	0.00	\$ 124.59	\$ 19,934.28	\$ 19,934.28	\$ -	0.00		\$ -	\$ 19,934.28	100.00%	\$ -	\$ -
6	Backwash Tank	1	0.00	\$ 537,424.36	\$ 537,424.36	\$ 100,000.00	\$ -	0.28	\$ 150,000.00	\$ -	\$ 250,000.00	46.52%	\$ 287,424.36	\$ -
7	Electrical/Controls	1	0.00	\$ 81,442.06	\$ 81,442.06	\$ -	\$ -	0.00		\$ -	\$ -	0.00%	\$ 81,442.06	\$ -
8	Existing Underground Tank	1	0.00	\$ 14,823.27	\$ 14,823.27	\$ -	\$ -	0.00		\$ -	\$ 65,000.00	81.54%	\$ 14,718.80	\$ -
9	Grading	2840	0.00	\$ 28.07	\$ 79,718.80	\$ 65,000.00	\$ -	0.00		\$ -	\$ -	0.00%	\$ 318,979.92	\$ -
10	Pump Skid	1	0.00	\$ 318,979.92	\$ 318,979.92	\$ -	\$ -	0.00		\$ -	\$ (606.84)	100.00%	\$ -	\$ -
	Backwash Reclaim Skid Connection Change	1	0.00	\$ (606.84)	\$ (606.84)	\$ (606.84)	\$ -	0.00		\$ -	\$ (606.84)	100.00%	\$ -	\$ -
					Original Contract Total	\$ 1,144,109.08	\$ 274,711.13		\$ 150,000.00	\$ -	\$ 424,711.13	37.12%	\$ 718,791.11	\$ -
					Net Increase/Decrease Total	\$ -								
					C/O Total	\$ (606.84)								

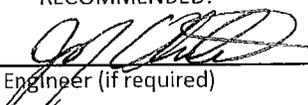
Date of Issuance: November 9, 2023 Effective Date: November 9, 2023  
 Owner: CITY OF VALLEY Engineer: OLMSTED & PERRY CONSULTING ENGINEERS INC.  
 Contractor: NEUVIRTH CONSTRUCTION CO. Contractor's Project No.: 1  
 Project: 2022 Water System Improvements  
 Contract Name: Chemical Feed System Replacements  
 Owner's Contract No.: 1 Engineer's Project No.: 23-41

The Contract is modified as follows upon execution of this Change Order:

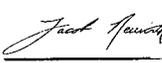
Description: Upsize Chemical Feed Pumps to Match Operator's Current Feed Rates. This change order replaces the Work Change Directive No. 1 dated October 19, 2023

Attachments: *[List documents supporting change]* ATTACHMENT NO. 1 TO CHANGE ORDER NO. 3

CHANGE IN CONTRACT PRICE	CHANGE IN CONTRACT TIMES <i>[note changes in Milestones if applicable]</i>
Original Contract Price: \$247,000.00	Original Contract Times: Substantial Completion: <u>8/1/2023</u> Ready for Final Payment: <u>8/31/2023</u> days or dates
Increase (Decrease) from previously approved Change Orders No. 1 to No. 2 : \$16,722.73	Increase (Decrease) from previously approved Change Orders No. 1 to No. 2 : Substantial Completion: <u>0</u> Ready for Final Payment: <u>0</u> days
Contract Price prior to this Change Order: \$263,722.73	Contract Times prior to this Change Order: Substantial Completion: <u>8/1/2023</u> Ready for Final Payment: <u>8/31/2023</u> days or dates
Increase (Decrease) of this Change Order: \$5,934.11	Increase (Decrease) of this Change Order: Substantial Completion: <u>122</u> Ready for Final Payment: <u>106</u> days or dates
Contract Price incorporating this Change Order: \$269,656.84	Contract Times with all approved Change Orders: Substantial Completion: <u>12/1/2023</u> Ready for Final Payment: <u>12/15/2023</u> days or dates

RECOMMENDED:  
By:  By: \_\_\_\_\_  
 Title: James J. Olmsted, P.E. Title: \_\_\_\_\_  
 Date: 9-Nov.-2023 Date: \_\_\_\_\_  
 Approved by Funding Agency (if applicable)

ACCEPTED:  
By: \_\_\_\_\_ By: \_\_\_\_\_  
 Title: Cindy Grove, Mayor Title: \_\_\_\_\_  
 Date: \_\_\_\_\_ Date: \_\_\_\_\_

ACCEPTED:  
By:  By: \_\_\_\_\_  
 Title: Contractor (Authorized Signature) President Title: \_\_\_\_\_  
 Date: 11/11/2023 Date: \_\_\_\_\_

By: \_\_\_\_\_ Date: \_\_\_\_\_  
 Title: \_\_\_\_\_

**Work Change Directive No.1**

Date of Issuance October 19, 2023

Effective Date: October 19, 2023

Owner: CITY OF VALLEY

Owner's  
Contract No.:1

Contractor: NEUVIRTH CONSTRUCTION INC.

Contractor's  
Project No.:1

Engineer: OLMSTED & PERRY  
CONSULTING ENGINEERS INC.

Engineer's  
Project  
No.:23-41

Project: 2022 Water System Improvements – Chemical  
Feed Equipment Replacement

Contract Name: 2022 Water System Improvements –  
Chemical Feed Equipment Replacement

Contractor is directed to proceed promptly with the following change(s):

Description: Upsize 2 KMNO4 (Potassium Permanganate) chemical feed pumps to match operator's current operating feed rates into the system. New pumps are to be S50 Stenner units.

Attachments: *[List documents supporting change]* See Price Quote from Neuvirth Construction dated 9-11-23

**Purpose for Work Change Directive:**

Directive to proceed promptly with the Work described herein, prior to agreeing to changes on Contract Price and Contract Time, is issued due to: *[check one or both of the following]*

Necessity to proceed with work immediately as proposed.

**Estimated Change in Contract Price and Contract Times**

Contract Price

\$263,722.73

[increase] (+) \$5,934.11

Contract Time

November 15,  
2023

[increase].(+) 15 days to Dec. 1, 2023

**Basis of estimated change in Contract Price:**

Lump Sum Price (see attachment)

Unit Price

Cost of the Work

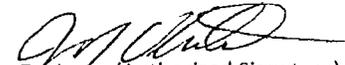
Other

RECOMMENDED:

AUTHORIZED BY:

RECEIVED:

By:

  
Engineer (Authorized Signature)

By:

  
Owner (Authorized Signature)

By:

Contractor (Authorized Signature)

Title: OLMSTED & PERRY  
CONSULTING ENGINEERS

Title: Cindy Grove, Mayor

Title: NEUVIRTH CONSTRUCTION

Date: October 19, 2023

Date: 10/19/2023

Date:

Approved by Funding Agency (if applicable)

By:

Date:



Neuvirth Construction Inc.  
 7386 County Road P35  
 Blair, NE 68008

<b>To:</b> City Of Valley	<b>Contact:</b>
<b>Address:</b> 203 North Spruce Street Valley, NE 68064	<b>Phone:</b>
<b>Project Name:</b> 2022 WTP Chemical Feed Equip Replacement Valley	<b>Bid Number:</b>
<b>Project Location:</b>	<b>Bid Date:</b>

Item #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
1	Labor & Equipment	1.00	LS	\$1,611.64	\$1,611.64
2	Materials	1.00	LS	\$4,228.72	\$4,228.72
3	Freight	1.00	LS	\$93.75	\$93.75

**Total Bid Price: \$5,934.11**

**Notes:**

- **Price Includes:**
  - Sales Tax
  - Bond
- **Price Does Not Include**
  - Permits
  - Locating any private utilities not located by the Utility Co's

**Payment Terms:**

Payment due within 30 days of date of invoice, regardless of when payment is made by Owner.

<p><b>ACCEPTED:</b>          The above prices, specifications and conditions are satisfactory and hereby accepted.  <b>Buyer:</b> <u>Cindy Grove, City of Valley</u>  <b>Signature:</b> <u>Cindy Grove</u>  <b>Date of Acceptance:</b> <u>10-20-2023</u></p>	<p><b>CONFIRMED:</b>          Neuvirth Construction   <b>Authorized Signature:</b> _____  <b>Estimator:</b> _____</p>
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# RESOLUTION NO. 2023 – 69

WHEREAS, on or about March 17, 2023, **Still Water Lake, L.L.C.**, a Nebraska limited liability company and the **City of Valley, Nebraska** entered into an Irrevocable Letter of Credit Agreement wherein Still Water Lake, L.L.C. and the City of Valley agree certain funds for Still Water Lake – Phase 1 be secured by a loan obtained by the subdivider for distribution in accordance with the terms of this Agreement.

WHEREAS, the Agreement provides Union Bank and Trust shall disburse the funds, or such portion thereof authorized by Resolution and shall be disbursed as follows:

WHEREAS, the sum of One hundred eight thousand two hundred dollars and 11/100 (\$108,200.11) is due to **Vrba Construction, Inc.** pursuant to Contractor’s Application for Payment No. 1, as submitted by Eagle Engineering Group, Engineers for the City of Valley; and

WHEREAS the City Engineer and the City Clerk have submitted a request to the City Council to authorize distributions of the above-described amount; said request is supported by invoice and backup documentation.

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Valley, Nebraska:

1. Union Bank & Trust is hereby authorized and directed to disburse to **Vrba Construction, Inc.** the sum of One hundred eight thousand two hundred dollars and 11/100 dollars, (\$108,200.11) as payment due pursuant to Contractor’s Application for Payment No. 1 dated November 8, 2023, for Still Water Lake, Phase 1 – Water Main, Sanitary Sewer, and Storm Sewer improvements.

PASSED AND APPROVED THIS 14<sup>th</sup> DAY OF NOVEMBER 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

\_\_\_\_\_  
Cindy Grove, Mayor

\_\_\_\_\_  
John Batcher, Council President

\_\_\_\_\_  
Linda Lewis, Council Member

\_\_\_\_\_  
Bryon Ueckert, Council Member

\_\_\_\_\_  
Chris TenEyck, Council Member

ATTEST:

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Cheryl K. Eckerman, City Clerk

**Contractor's Application for Payment**

<b>Owner:</b> <u>City of Valley</u>	<b>Owner's Project No.:</b> <u>1</u>
<b>Engineer:</b> <u>EAGLE ENGINEERING GROUP</u>	<b>Engineer's Project No.:</b> <u>22-77</u>
<b>Contractor:</b> <u>Vrba Construction Inc.</u>	<b>Contractor's Project No.:</b> <u>1</u>
<b>Project:</b> <u>Stillwater Phase 1 - Water Main, Sanitary Sewer, and Storm Sewer Improvements</u>	
<b>Contract:</b> <u>Stillwater Phase 1 - Water Main, Sanitary Sewer, and Storm Sewer Imp Valley, NE</u>	
<b>Application No.:</b> <u>1</u>	<b>Application Date:</b> <u>11/8/2023</u>
<b>Application Period:</b> From <u>10/1/2023</u> to <u>11/3/2023</u>	

1. Original Contract Price	\$ 585,186.50
2. Net change by Change Orders	\$ -
3. Current Contract Price (Line 1 + Line 2)	\$ 585,186.50
4. Total Work completed and materials stored to date (Sum of Column G Lump Sum Total and Column J Unit Price Total)	\$ 120,222.35
5. Retainage	
a. <u>10%</u> X \$ <u>28,845.00</u> Work Completed	\$ 2,884.50
b. <u>10%</u> X \$ <u>91,377.35</u> Stored Materials	\$ 9,137.74
c. Total Retainage (Line 5.a + Line 5.b)	\$ 12,022.24
6. Amount eligible to date (Line 4 - Line 5.c)	\$ 108,200.11
7. Less previous payments (Line 6 from prior application)	\$ -
8. Amount due this application	\$ 108,200.11
9. Balance to finish, including retainage (Line 3 - Line 4)	\$ 464,964.15

**Contractor's Certification**

The undersigned Contractor certifies, to the best of its knowledge, the following:

- (1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;
- (2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such liens, security interest, or encumbrances); and
- (3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

**Contractor:** Vrba Construction Inc.

**Signature:** \_\_\_\_\_ **Date:** 11/8/2023

<b>Recommended by Engineer</b>	<b>Approved by Owner</b>
<b>By:</b> _____	<b>By:</b> _____
<b>Title:</b> <u>Project Manager</u>	<b>Title:</b> <u>Mayor</u>
<b>Date:</b> _____	<b>Date:</b> _____
<b>Approved by Funding Agency</b>	
<b>By:</b> _____	<b>By:</b> _____
<b>Title:</b> _____	<b>Title:</b> _____
<b>Date:</b> _____	<b>Date:</b> _____

**Progress Estimate - Unit Price Work**

**Contractor's Application for Payment**

Owner:	City of Valley	Owner's Project No.:	1
Engineer:	EAGLE ENGINEERING GROUP	Engineer's Project No.:	22-77
Contractor:	Vrba Construction Inc.	Contractor's Project No.:	1
Project:	Stillwater Phase 1 - Water Main, Sanitary Sewer, and Storm Sewer Improvements		
Contract:	Stillwater Phase 1 - Water Main, Sanitary Sewer, and Storm Sewer Imp Valley, NE		

Application No.: 1 Application Period: From 10/01/23 to 11/03/23 Application Date: 11/08/23

A	B	Contract Information				Work Completed		I	J	K	L
		C	D	E	F	G	H				
Bid Item No.	Description	Item Quantity	Units	Unit Price (\$)	Value of Bid Item (C X E) (\$)	Estimated Quantity Incorporated in the Work	Value of Work Completed to Date (E X G) (\$)	Materials Currently Stored (not in G) (\$)	Work Completed and Materials Stored to Date (H + I) (\$)	% of Value of Item (J / F) (%)	Balance to Finish (F - J) (\$)
<b>Original Contract</b>											
1	SITE PREPARATION / MOBILIZATION	1.00	LS	60,000.00	60,000.00	0.25	15,000.00	-	15,000.00	25%	45,000.00
2	TRAFFIC CONTROL / BARRICADES	1.00	LS	7,500.00	7,500.00	-	-	-	-	0%	7,500.00
3	CONNECT TO EXG. SANITARY MANHOLE	3.00	EA	1,400.00	4,200.00	1.00	1,400.00	46.67	1,446.67	34%	2,753.33
4	CONSTRUCT 10" DIA. PVC SDR 35 SANITARY SEWER	493.00	LF	77.00	37,961.00	60.00	4,620.00	7,538.52	12,158.52	32%	25,802.48
5	CONSTRUCT 8" DIA. PVC SDR 35 SANITARY SEWER	279.00	LF	72.00	20,088.00	-	-	3,068.80	3,068.80	15%	17,019.20
6	CONSTRUCT 6" DIA. PVC SDR 26 SANITARY SEWER SERVICE	1,497.00	LF	63.00	94,311.00	-	-	12,633.96	12,633.96	13%	81,677.04
7	DEWATERING - SANITARY SEWER	772.00	LF	100.00	77,200.00	60.00	6,000.00	-	6,000.00	8%	71,200.00
8	ADJUST MANHOLE COVER TO GRADE	3.00	EA	200.00	600.00	-	-	-	-	0%	600.00
9	CONSTRUCT 54" I.D. SANITARY SEWER MANHOLE INCL.	43.40	VF	795.00	34,503.00	-	-	4,040.00	4,040.00	12%	30,463.00
10	PERFORM CCTV PIPELINE INSPECTION	772.00	LF	3.50	2,702.00	-	-	-	-	0%	2,702.00
11	CONSTRUCT 10x6" SADDLE BRANCH	20.00	EA	160.00	3,200.00	-	-	-	-	0%	3,200.00
12	CONSTRUCT 10" DIA. STUB-OUT & CAP	2.00	EA	665.00	1,330.00	-	-	236.00	236.00	18%	1,094.00
13	CONSTRUCT 8" DIA. STUB-OUT & CAP	2.00	EA	545.00	1,090.00	-	-	72.00	72.00	7%	1,018.00
14	CONSTRUCT 8" DIA. D.I.P. WATER MAIN	108.00	LF	67.00	7,236.00	-	-	7,016.40	7,016.40	97%	219.60
15	CONSTRUCT 6" DIA. D.I.P. WATER MAIN	1,042.00	LF	50.00	52,100.00	-	-	28,090.00	28,090.00	54%	24,010.00
16	INSTALL TRACER WIRE	1,150.00	LF	0.65	747.50	-	-	930.00	930.00	124%	(182.50)
17	UNCASED BORING FOR 8" DIA. WATER MAIN	30.00	LF	350.00	10,500.00	-	-	-	-	0%	10,500.00
18	UNCASED BORING FOR 6" DIA. WATER MAIN	30.00	LF	225.00	6,750.00	-	-	-	-	0%	6,750.00
19	CONNECT TO EXG. 12" DIA. WATER MAIN	3.00	EA	2,000.00	6,000.00	-	-	1,680.00	1,680.00	28%	4,320.00
20	INSTALL 12x8" DIA. MJ TEE & BLOCK	1.00	EA	970.00	970.00	-	-	420.00	420.00	43%	550.00
21	INSTALL 12x6" DIA. MJ TEE & BLOCK	2.00	EA	880.00	1,760.00	-	-	744.00	744.00	42%	1,016.00
22	INSTALL 12x6" DIA. MJ SWIVEL TEE & BLOCK	1.00	EA	870.00	870.00	-	-	396.00	396.00	46%	474.00
23	INSTALL 8x6" DIA. MJ TEE & BLOCK	1.00	EA	535.00	535.00	-	-	241.00	241.00	45%	294.00
24	INSTALL 6" DIA. MJ TEE & BLOCK	1.00	EA	435.00	435.00	-	-	202.00	202.00	46%	233.00
25	INSTALL 8" DIA. R.S. GATE VALVE W/ VALVE BOX	1.00	EA	2,550.00	2,550.00	-	-	1,722.00	1,722.00	68%	828.00
26	INSTALL 6" DIA. R.S. GATE VALVE W/ VALVE BOX	1.00	EA	1,700.00	1,700.00	-	-	-	-	0%	1,700.00
27	INSTALL 6" DIA. 45 DEG BEND & BLOCK	4.00	EA	270.00	1,080.00	-	-	480.00	480.00	44%	600.00
28	INSTALL 8" DIA. MJ CAP & BLOCK	1.00	EA	125.00	125.00	-	-	85.00	85.00	68%	40.00
29	INSTALL FIRE HYDRANT ASSEMBLY	2.00	EA	8,000.00	16,000.00	-	-	12,261.00	12,261.00	77%	3,739.00
30	CONSTRUCT 1" DIA. COPPER WATER SERVICE CORPORATION	21.00	LF	300.00	6,300.00	-	-	1,998.00	1,998.00	32%	4,302.00
31	INSTALL 1" DIA. WATER SERVICE CURB STOP AND BOX	21.00	EA	337.00	7,077.00	-	-	7,476.00	7,476.00	106%	(399.00)
32	CONSTRUCT 1" DIA. WATER SERVICE COPPER STUB - TYPE K	63.00	LF	18.00	1,134.00	-	-	-	-	0%	1,134.00
33	SURFACE RESTORATION	1.00	LS	5,000.00	5,000.00	-	-	-	-	0%	5,000.00
34	PERMANENT SEEDING	1.00	AC	4,100.00	4,100.00	-	-	-	-	0%	4,100.00
35	CONSTRUCT 18" DIA. RCP CLASS III STORM SEWER	402.00	LF	66.00	26,532.00	-	-	-	-	0%	26,532.00
36	CONSTRUCT 24" DIA. RCP CLASS III STORM SEWER	580.00	LF	85.00	49,300.00	-	-	-	-	0%	49,300.00
37	CONSTRUCT 24" DIA. RC FLARED END SECTION	2.00	EA	3,450.00	6,900.00	-	-	-	-	0%	6,900.00
38	CONSTRUCT AREA INLET - TYPE 1	1.00	EA	6,200.00	6,200.00	-	-	-	-	0%	6,200.00
39	CONSTRUCT 18" DIA. STORM SEWER PIPE PLUG	2.00	EA	1,000.00	2,000.00	-	-	-	-	0%	2,000.00
40	INSTALL TYPE 'C' RIP RAP W/ ENG. FABRIC	20.00	SY	210.00	4,200.00	-	-	-	-	0%	4,200.00

**Progress Estimate - Unit Price Work**

**Contractor's Application for Payment**

Owner:	City of Valley	Owner's Project No.:	1
Engineer:	EAGLE ENGINEERING GROUP	Engineer's Project No.:	22-77
Contractor:	Vrba Construction Inc.	Contractor's Project No.:	1
Project:	Stillwater Phase 1 - Water Main, Sanitary Sewer, and Storm Sewer Improvements		
Contract:	Stillwater Phase 1 - Water Main, Sanitary Sewer, and Storm Sewer Imp Valley, NE		

Application No.:	1	Application Period:	From 10/01/23 to 11/03/23	Application Date:	11/08/23						
A	B	C	D	E	F	G	H	I	J	K	L
Bid Item No.	Description	Contract Information				Work Completed		Materials Currently Stored (not in G) (\$)	Work Completed and Materials Stored to Date (H + I) (\$)	% of Value of Item (J / F) (%)	Balance to Finish (F - J) (\$)
		Item Quantity	Units	Unit Price (\$)	Value of Bid Item (C X E) (\$)	Estimated Quantity Incorporated in the Work	Value of Work Completed to Date (E X G) (\$)				
41	STAKING ALLOWANCE	1.00	ALW	7,300.00	7,300.00	0.25	1,825.00	-	1,825.00	25%	5,475.00
42	TESTING ALLOWANCE	1.00	ALW	5,100.00	5,100.00		-	-	-	0%	5,100.00
<b>Original Contract Totals</b>					<b>\$ 585,186.50</b>		<b>\$ 28,845.00</b>	<b>\$ 91,377.35</b>	<b>\$ 120,222.35</b>	<b>21%</b>	<b>\$ 464,964.15</b>

## RESOLUTION NO. 2023 – 70

WHEREAS, on or about August 7, 2023, **Still Water Lake, L.L.C.**, a Nebraska limited liability company and the **City of Valley, Nebraska** entered into an Irrevocable Letter of Credit Agreement wherein Still Water Lake, L.L.C. and the City of Valley agree certain funds for Still Water Lake – Phase 2 be secured by a loan obtained by the subdivider for distribution in accordance with the terms of this Agreement.

WHEREAS, the Agreement provides Union Bank and Trust shall disburse the funds, or such portion thereof authorized by Resolution and shall be disbursed as follows:

WHEREAS, the sum of Forty-five thousand nine hundred eight dollars and 81/100 (\$45,908.81) is due to **Thompson Construction, Inc.** pursuant to Contractor's Application for Payment No. 1, as submitted by Eagle Engineering Group, Engineers for the City of Valley; and

WHEREAS, the sum of Four hundred sixty-seven dollars and 50/100 (\$467.50) is due to the **City of Valley**, as submitted by the attached invoices from Eagle Engineering Group, LLC, engineers for the City of Valley; and

WHEREAS the City Engineer and the City Clerk have submitted a request to the City Council to authorize distributions of the above-described amount; said request is supported by invoice and backup documentation.

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Valley, Nebraska:

1. Union Bank & Trust is hereby authorized and directed to disburse to **Thompson Construction, Inc.** the sum of Forty-five thousand nine hundred eight dollars and 81/100 dollars, (\$45,908.81) as payment due pursuant to Contractor's Application for Payment No. 1 dated November 8, 2023, for Still Water Lake, Phase 2 – Water Main, Sanitary Sewer, and Storm Sewer improvements.
2. Union Bank & Trust is hereby authorized and directed to disburse to the **City of Valley** the sum of Four hundred sixty-seven and 50/100 dollars, (\$467.50) as payment due for Still Water, Lake Phase 2 improvements (water main, sanitary sewer, and storm sewer).

PASSED AND APPROVED THIS 14<sup>th</sup> DAY OF NOVEMBER 2023.

CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA

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Cindy Grove, Mayor

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John Batcher, Council President

\_\_\_\_\_  
Linda Lewis, Council Member

\_\_\_\_\_  
Bryon Ueckert, Council Member

\_\_\_\_\_  
Chris TenEyck, Council Member

ATTEST:

\_\_\_\_\_  
Cheryl K. Eckerman, City Clerk

**Contractor's Application for Payment**

<b>Owner:</b> <u>City of Valley</u>	<b>Owner's Project No.:</b> <u>n/a</u>
<b>Engineer:</b> <u>EAGLE ENGINEERING GROUP</u>	<b>Engineer's Project No.:</b> <u>23-38</u>
<b>Contractor:</b> <u>Thompson Construction Inc.</u>	<b>Contractor's Project No.:</b> <u>n/a</u>
<b>Project:</b> <u>Stillwater Phase 2 - Water Main, Sanitary Sewer, Storm Sewer, Improvements</u>	
<b>Contract:</b> <u>Stillwater Phase 2 - Water Main, Sanitary Sewer, Storm Sewer, Improvements, Valley</u>	
<b>Application No.:</b> <u>1</u>	<b>Application Date:</b> <u>11/8/2023</u>
<b>Application Period:</b> From <u>10/1/2023</u> to <u>11/3/2023</u>	

1. Original Contract Price	\$ 378,881.00
2. Net change by Change Orders	\$ -
3. Current Contract Price (Line 1 + Line 2)	\$ 378,881.00
4. Total Work completed and materials stored to date (Sum of Column G Lump Sum Total and Column J Unit Price Total)	\$ 51,009.79
5. Retainage	
a. <u>10%</u> X \$ <u>4,000.00</u> Work Completed	\$ 400.00
b. <u>10%</u> X \$ <u>47,009.79</u> Stored Materials	\$ 4,700.98
c. Total Retainage (Line 5.a + Line 5.b)	\$ 5,100.98
6. Amount eligible to date (Line 4 - Line 5.c)	\$ 45,908.81
7. Less previous payments (Line 6 from prior application)	\$ -
8. Amount due this application	\$ 45,908.81
9. Balance to finish, including retainage (Line 3 - Line 4)	\$ 327,871.21

**Contractor's Certification**

The undersigned Contractor certifies, to the best of its knowledge, the following:

- (1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;
- (2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such liens, security interest, or encumbrances); and
- (3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

**Contractor:** Thompson Construction Inc.

**Signature:** \_\_\_\_\_ **Date:** 11/8/2023

**Recommended by Engineer**

**By:** \_\_\_\_\_  
**Title:** Project Manager  
**Date:** \_\_\_\_\_

**Approved by Owner**

**By:** \_\_\_\_\_  
**Title:** Mayor  
**Date:** \_\_\_\_\_

**Approved by Funding Agency**

**By:** \_\_\_\_\_  
**Title:** \_\_\_\_\_  
**Date:** \_\_\_\_\_

**By:** \_\_\_\_\_  
**Title:** \_\_\_\_\_  
**Date:** \_\_\_\_\_

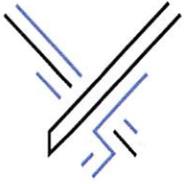
Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner:	City of Valley	Owner's Project No.:	n/a
Engineer:	EAGLE ENGINEERING GROUP	Engineer's Project No.:	23-38
Contractor:	Thompson Construction Inc.	Contractor's Project No.:	n/a
Project:	Stillwater Phase 2 - Water Main, Sanitary Sewer, Storm Sewer, Improvements		
Contract:	Stillwater Phase 2 - Water Main, Sanitary Sewer, Storm Sewer, Improvements, Valley		

Application No.: 1 Application Period: From 10/01/23 to 11/03/23 Application Date: 11/08/23

A Bid Item No.	B Description	C Contract Information				G Work Completed		I Materials Currently Stored (not in G) (\$)	J Work Completed and Materials Stored to Date (H + I) (\$)	K % of Value of Item (J / F) (%)	L Balance to Finish (F - J) (\$)
		D Item Quantity	E Units	F Unit Price (\$)	F Value of Bid Item (C X E) (\$)	G Estimated Quantity Incorporated in the Work	H Value of Work Completed to Date (E X G) (\$)				
Original Contract											
1	Site Preparation / Mobilization	1.00	LS	8,000.00	8,000.00	0.50	4,000.00	-	4,000.00	50%	4,000.00
2	Construct 8"dia. D.I.P. CL 350 Water Main	1,142.00	LF	70.00	79,940.00	-	-	-	-	0%	79,940.00
3	Install Tracer Wire	1,142.00	LF	0.50	571.00	-	-	-	-	0%	571.00
4	Connect to Exg. 8"Dia. Water Main	1.00	EA	850.00	850.00	-	-	-	-	0%	850.00
5	Install 8"Dia. MJ 45 Deg Bend & Block	6.00	EA	800.00	4,800.00	-	-	-	-	0%	4,800.00
6	Install 8x6"Dia. MJ Tee & Block	1.00	EA	850.00	850.00	-	-	-	-	0%	850.00
7	Install 8x6"Dia. MJ Swivel Tee & Block	3.00	EA	800.00	2,400.00	-	-	-	-	0%	2,400.00
8	Install 6"Dia. MJ Swivel Tee & Block	1.00	EA	700.00	700.00	-	-	-	-	0%	700.00
9	Install Fire Hydrant Assembly	4.00	EA	7,500.00	30,000.00	-	-	-	-	0%	30,000.00
10	Install 8"Dia. Cap & Block	1.00	EA	400.00	400.00	-	-	-	-	0%	400.00
11	Install 6"Dia. Cap & Block	1.00	EA	325.00	325.00	-	-	-	-	0%	325.00
12	Install 8"Dia. R.S. Gate Valve W/ Valve Box	2.00	EA	2,500.00	5,000.00	-	-	-	-	0%	5,000.00
13	Construction Staking	1.00	ALW	8,800.00	8,800.00	-	-	-	-	0%	8,800.00
14	Trench Compaction Testing	1.00	ALW	5,500.00	5,500.00	-	-	-	-	0%	5,500.00
15	Connect to Exg. Sanitary Manhole	1.00	EA	750.00	750.00	-	-	25.00	25.00	3%	725.00
16	Construct 10"Dia. PVC SDR 35 Sanitary Sewer	1,038.00	LF	70.00	72,660.00	-	-	15,788.64	15,788.64	22%	56,871.36
17	Construct 8"Dia. PVC SDR 35 Sanitary Sewer	193.00	LF	65.00	12,545.00	-	-	823.20	823.20	7%	11,721.80
18	Construct 6"Dia. PVC SDR 26 Sanitary Sewer	957.00	LF	60.00	57,420.00	-	-	7,323.60	7,323.60	13%	50,096.40
19	Construct 54"ID Sanitary Manhole Incl. Liner/Coating	32.00	VF	1,550.00	49,600.00	-	-	21,195.35	21,195.35	43%	28,404.65
20	Perform CCTV Pipeline Inspection	1,225.00	LF	2.00	2,450.00	-	-	-	-	0%	2,450.00
21	Dewatering - Sanitary Sewer	1,225.00	LF	1.00	1,225.00	-	-	-	-	0%	1,225.00
22	Construct 10x6"Dia. Wye Branch	26.00	EA	520.00	13,520.00	-	-	1,704.00	1,704.00	13%	11,816.00
23	Construct 8"Dia. Stub-Out and Cap	1.00	EA	225.00	225.00	-	-	35.00	35.00	16%	190.00
24	Construct 10"Dia. Stub-Out and Cap	1.00	EA	400.00	400.00	-	-	115.00	115.00	29%	285.00
25	Construct 18"Dia. RCP Class III Storm Sewer	210.00	LF	75.00	15,750.00	-	-	-	-	0%	15,750.00
26	Construct 18"Dia. RC Flared End Section (w/ Grate)	1.00	EA	3,500.00	3,500.00	-	-	-	-	0%	3,500.00
27	Install Type 'C' Rip Rap W/ Eng. Fabric	5.00	TON	140.00	700.00	-	-	-	-	0%	700.00
Original Contract Totals					\$ 378,881.00		\$ 4,000.00	\$ 47,009.79	\$ 51,009.79	13%	\$ 327,871.21



# Eagle Engineering Group LLC

12100 West Center Road Suite 803  
Omaha, NE 68144  
Tel: 402-399-0227

Cheryl Eckerman  
City of Valley, Nebraska  
203 North Spruce  
Valley, NE 68064

## INVOICE

INVOICE DATE: 11/8/2023  
INVOICE NO: 2026  
BILLING THROUGH: 11/3/2023

### 23-03 - Valley NE General Engineering Services

Managed By: Gregory E Perry

#### 23-03 - VALLEY NE STILLWATER PHASE 2

TITLE	HOURS	RATE	AMOUNT
Project Manager	2.75	\$170.000	\$467.50
<b>TOTAL SERVICES</b>		<b>2.75</b>	<b>\$467.50</b>
<b>TOTAL ( 23-03-08 )</b>		<b>2.75</b>	<b>\$467.50</b>
<b>SUBTOTAL</b>			<b>\$467.50</b>
<b>AMOUNT DUE THIS INVOICE</b>			<b>\$467.50</b>

This invoice is due on 12/8/2023



DATE: September 29, 2023

TO: Mayor and City Council  
File

FROM: Gregory Perry, PE City Engineer

RE: Water Supply Evaluation  
Valley, Nebraska  
EEG #23-03

## Background

The City of Valley commenced on an expansion of the water system in 2020 to increase the overall production of water treatment plant in order to be able to expand the water service to the growing areas within the community. As a part of this process, the City applied for and received State Revolving Funds (SRF) with a partial grant forgiveness of the loan due to immersing contaminants. During this loan agreement process with NDEE, the Bipartisan Infrastructure Law (BIL) funding source was made available for the City to consider as an alternate funding source. The BIL funding source would include 100% grant funding. With the potential of the BIL funding, the City chose to evaluate the option of connecting to a regional water provider and initial discussions with Metropolitan Utilities District (MUD) were explored.

While the City was exploring the potential for the regional water connection, the City Council gave direction to modify the existing water supply system plans that were being developed, and would be funded by the SRF Loan. The project was modified to remove a WTP expansion, but still included a new water supply well, a backwash recovery system, replacement of the WTP filter media, new chemical feed equipment, and to repaint the existing water tower. Moving forward with these improvements to increase the water supply production would provide time to evaluate the option to expand the WTP or connect to the regional water provider within the upcoming years.

As part of the immediate improvements scheduled at the existing water treatment plant, the following projects are currently in construction and are nearing completion:

1. New Well
2. Backwash Recovery System
3. Replace existing filter media & chemical feed equipment
4. Repaint Water Tower

The immediate expansion needs listed above were estimated to be \$2,900,000 at the time of the development of the SRF loan agreement. The future WTP expansion was estimated to be \$5,000,000 for a total project cost of \$7,900,000. These costs were initially developed in 2020.

## Evaluation

The current opinion of probable cost to expand the existing WTP is in the magnitude of \$8 million. This cost is an order of magnitude estimate and can be further refined, if and when, the expansion project moves forward. The expansion project would include a new structure to provide additional treatment capacity including aeration, detention, filtration and clear well pits. The chemical feed for the existing facility and the proposed expansion would remain in one location.



The City has recently conducted a water rate study which reviewed the amount of water pumped from the wells, treated at the treatment facility, as well as costs expended to operate and maintain the entire water system. The expenses for the water system averaged approximately \$535,000 over the last three years. Of the incurred expenses, approximately half (50%) are related to the water supply production and the remaining expenses are attributed to the operation and maintenance of the water distribution system. Operations and maintenance include main repairs, hydrant flushing, locates, water samples, etc. In 2022, the City used 281 million gallons of water, resulting in a cost of water of approximately \$1.90 per 1,000 gallons.

The opinion of probable cost for the regional water supply connection and to become a wholesale water user was in the magnitude of \$19.5 million. The cost includes main pioneering contributions for existing mains, extensions of the system to reach the City, air release valves, meter vault and meter, and impact fees.

The regional water supply rate in 2023 for wholesale water users is \$7,007 for 5,000 CCF plus \$1.21 over 5,000 CCF (3,740 MGAL) per month plus the meter fee based on an 8-inch meter for \$700. Based on the 2022 water used, the regional water supply cost would be \$473,000. An additional expense of \$267,500 for the water distribution system described above would total be \$740,500 for the regional water provider. The City's potential cost of water from the regional supplier is \$2.64 per 1,000 gallons.

The BIL funding source, previously mentioned, is 100% grant funding, though the City has not secured a funding agreement and the funds may not be available. The information from the State is that BIL funding may be available in 3-4 years from now but not guaranteed.

Work Completed to Date

The City has commenced work at the existing Water Treatment Plant (WTP) to increase the water supply production to meet the current water system demands. The projects in different stages of construction are the replacement of the filter media in the four filters, replacement of the chemical feed equipment, construction of a new water supply well, and repair and repainting of the water tower.

Here is a summary of funds expended to date, compared to the original funding opinion of cost:

No	Project Name	Original Cost	Bid Amount plus Engineering Cos	Cost incurred to Date	Balance Remaining (Est)
1	New Well	\$ 1,329,400	\$ 637,854	\$ 505,977	\$ 75,635
2	Backwash Recovery System	\$ 589,600	\$ 1,280,584	\$ 379,596	\$ 881,821
3	Expand Water Treatment Plant	\$ 5,069,000	\$ 248,010	\$ 248,010	
4	Replace existing filter media & chemical feed equipment	\$ 697,950	\$ 586,877	\$ 476,626	\$ 47,031
5	Repaint Water Tower	\$ 249,100	\$ 748,280	\$ 80,847	\$ 667,440
		\$ 7,935,050	\$ 3,501,605	\$ 1,691,056	\$ 1,671,927

Recommendation

Based on the evaluation of the costs to provide water to the City of Valley, it is apparent that the option to expand the existing water treatment plant will be the most efficient use of funds. While the City would receive a decrease in operations and maintenance (O&M) costs from the water system, the cost of water from the regional supplier is



greater and the City would continue to need water distribution system operations in addition to the cost of the regional water supplier costs. Additionally, the funding mechanism for the regional connection may not be readily available. Thus, it is recommended to begin design of the water treatment plant expansion as soon as possible in hopes of having the system online and fully functional prior to peak summer demand of 2026.

### Water Study

As part of the recommendations from the 2020 Water Study, the WTP expansion is the last item recommended for the City to be completed to increase the capacity of the water system to meet the projected growth demands. In addition to the WTP expansion, the existing plant building will include renovations to update the 1996 structure. The City has completed the Phase 1 recommendations of the study which include: 1) the new water supply well, 2) the backwash recovery system is nearing completion, 3) the existing filter media & chemical feed equipment has been replaced and 4) the repainting of the water tower will be completed later this fall. The additional water tower storage recommendation was not part of the SRF loan application after discussion with City Council.

### Schedule

The schedule for the Water treatment plant expansion could include the following timeframe and corresponding dates for discussion with City Staff:

1. Design	4-6 months	March - April 2024
2. Permit Review	1 month	May 2024
3. Bidding	1 month	June 2024
4. Construction Timeframe	18-months	January 2026