



**CITY OF SEWARD**  
**City Council**  
**Regular Meeting**  
**Agenda**

---

**Tuesday, November 19, 2019**

**7:00 PM**

**Municipal Building Council Chambers**

---

**NOTICE IS HEREBY GIVEN** that a meeting of the City Council of the City of Seward, Nebraska will be held at 7:00 PM on Tuesday, November 19, 2019, in Municipal Building Council Chambers 142 North 7th St, Seward, NE 68434, which meeting will be open to the public. The Mayor and City Council reserve the right to adjourn into Closed Session as per Section 84-1410 of the Nebraska Revised Statutes. An Agenda for such meeting, kept continually current, is available at the Office of the City Clerk, 537 Main Street, Seward, Nebraska, during normal business hours. Individuals requiring physical or sensory accommodations, who desire to attend or participate, please contact the City Clerk's Office at 402.643.2928 no later than 3:30 PM on the Friday preceding the Council Meeting.

City financial claims and related invoices will be available for Council member review, audit and voluntary signatures at Council Chambers beginning 30 minutes prior to the scheduled meeting time.

**CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**DISCLOSURE OF OPEN MEETINGS ACT & OTHER NOTIFICATIONS**

This is an Open Meeting of the Seward Nebraska Governing Body. The City of Seward abides by the Nebraska Open Meetings Act in conducting business. A copy of the Nebraska Open Meetings Act is displayed on the north wall of this meeting room facility as required. Disclosure of meeting recording processes is posted in the Meeting Room. A participant sign-in sheet is available for use by any Citizen addressing the Council. Presenters shall approach the podium, state their name & address for the Clerk's record and are asked to limit remarks to five minutes. All remarks shall be directed to the Mayor who shall determine by whom any appropriate response shall be made. The City of Seward reserves the right to adjust the order of items on this Agenda if necessary and may elect to take action on any of the items listed.

**ROLL CALL**

**MINUTES**

1. Minutes of November 5, 2019 - City Clerk Otte

**CONSENT AGENDA**

1. Claims & Payables Reports
2. City Treasurer's Report
3. Police Department Report

4. Add Francee Moul to Volunteer Firefighter Roster
5. Infrastructure Cost Items Reimbursable Back to the City

## **PUBLIC HEARINGS**

1. Public Hearing - 7:00 p.m. - Tax Increment Financing Application of Fitzpatrick Enterprises, dba Seward Dairy Queen, 344 N 6th St & 345 N 5th St - TIF Attorney Willis
  - A. Presentation and Review of Redevelopment Application
  - B. Presentation and Review of Redevelopment Plan Amendment and Cost Benefit Analysis
  - C. Presentation and Review of Redevelopment Agreement
  - D. Resolution Approving the Redevelopment Plan Amendment and Adopting a Cost Benefit Analysis for the Redevelopment Project
  - E. Resolution Approving the Redevelopment Agreement for a Redevelopment Project Including the Issuance of TIF Indebtedness for the Redevelopment Project and Other Such Actions Under the Community Development Law

## **ADMINISTRATIVE ITEMS**

1. House Moving Permit Application of Dave Fitzpatrick- City Administrator Butcher
2. Maintenance Agreement No. 28 Renewal with the Nebraska Department of Transportation - City Administrator Butcher
3. Change Order #3 with Van Kirk Bros. for the Rail Campus Improvement Project - City Engineer Vasa
4. Change Order #1 and Final Payment to ME Collins Contracting for the South Farm Levee Culvert Improvements Project - City Engineer Vasa
5. Job description for Administrative Assistant - City Administrator Butcher
6. Resolution Designating City Items as Surplus - City Administrator Butcher
7. Ordinance Amending the Municipal Code Initiating a 1.5% Increase in Revenues Charged to Customers for the Electric System Service - City Administrator Butcher
8. Ordinance Amending the Municipal Code Initiating a 3.0% Increase in Revenues Charged to Customers for Sewer System Service - City Administrator Butcher
9. Review of Water Cost of Service/Rate Design for Water Utility Service - City Administrator Butcher
10. Ordinance Approving a Lease-Purchase Agreement with Jones Bank for the Financing of a 2019 Kubota Tractor, 2019 Kubota Loader, and Snake S2 Mower and Authorizing the Mayor to Execute all Documents - City Administrator Butcher
11. Ordinance Amending the Comprehensive Pay Plan, Creating Administrative Assistant Pay Line - City Administrative Butcher

## **REPORTS**

1. City Administrator's Report - City Administrator Butcher

**FUTURE REQUESTS FOR COUNCIL AGENDA ITEMS OR ADMINISTRATIVE ACTION**

**ANNOUNCEMENT OF UPCOMING EVENTS**

**MOTION TO ADJOURN**

---

I, Bonnie Otte, the duly appointed qualified and acting Assist Admin/Clerk-Treasurer/Budget & HR Director of the City of Seward, Nebraska, hereby certify:

That the foregoing Notice of Meeting and Agenda for such meeting has been posted in the following places: Seward City Hall, Seward County Courthouse, Seward Memorial Library and CityofSewardNE.com

IN WITNESS WHEREOF, I have hereunto set my hand officially and affixed the seal of the City.

---

Bonnie Otte  
Assist Admin/Clerk-Treasurer/Budget & HR Director

---

Date