

## Regular Council Meeting

March 10, 2021

The Wakefield City Council met in a regular meeting on March 10, 2021 in the Council Chambers at 407 Main Street at 5:30 P.M. with the following present: **Present:** Val Bard, Ross Hansen, Scott Hansen, Larry Soderberg. Also present: Mayor Eaton, City Administrator Litchfield, City Attorney Miner, Utility Foreman Mogus, Administrative Coordinator Decker, and Clerk Dolen.

Mayor Eaton opened the meeting at 5:30 P.M.

Mayor Eaton informed those present of the Nebraska Open meetings Law, and where a copy of such was posted in the Council Chambers for review.

Action on the minutes from February 10, 2021 meeting -

Val Bard: Present, Ross Hansen: Present, Scott Hansen: Present, Larry Soderberg: Present.

Council Member Larry Soderberg moved to approve the minutes from the February 10, 2021 meeting as written.

Council Member Val Bard seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

Action on the minutes from the March 3, 2021 Special meeting -

Council Member Val Bard moved to approve the minutes from the March 3, 2021 special meeting as written. Council Member Scott Hansen seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

Action on the February 2021 Treasurer's Report -

Council Member Larry Soderberg moved to approve the February 2021 Treasurer's report. Council Member Ross Hansen seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

Report on results of City audit -

Kyle Overturf joined the meeting on behalf of AMGL via Zoom to discuss the audit findings for the Fiscal Year that ended September 30, 2020. Overturf said that overall the City is in good financial position and made the recommendation for minor changes.

3rd reading and final passage of Ord 1-2021 to Amend sewer rates -

The Mayor then conducted the third reading of Ordinance 1-2021.

Council Member Larry Soderberg then moved for final passage of Ordinance 1-2021, amending the customer service charge for users of sewer services provided by the City of Wakefield, repealing all Ordinances in conflict therewith, and providing for an effective date. Council Member Ross Hansen seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

2nd Reading & Consideration of Ord 3-2021 - rezone City owned real estate -

The Mayor then conducted the 2nd reading of Ordinance 3-2021.

2nd Reading & Consideration of Ord 2-2021 to amend Future Land Use Map -

The Mayor then conducted the 2nd reading of Ordinance 2-2021.

Action on request for addendum to Purchase Agreement for Hatchery Building -

The council then briefly discussed the sale of the Hatchery Building. An addendum to the Purchase Agreement was added to allow for a credit of \$1,500.00 toward the purchase price. This was proposed rather than the Hatchery Board contributing to repairs proposed by the Riewers after the closing had occurred and the Riewers had taken possession.

Council Member Scott Hansen moved to approve Addendum #4 to the Purchase Agreement Dated 10/23/20 for the sale of the Hatchery Building, allowing for a credit for \$1,500.00 toward the purchase price of the premises, to be credited to Buyer at the time of closing. Council Member Val Bard seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

Passage of Resolution 6-2021 to approve purchase of vacant property -

The Council discussed the purchase of real property on 203 Michener Street. The current property owner approached the Council to purchase the house after a recent water leak in the basement led to what the current property owner deemed irreparable damage. There was extensive discussion on the Council wanting recommendation from the Citizen Advisory Committee (CAC) before proceeding, which has their next quarterly meeting on April 13, 2021. The council tabled any action on the purchase agreement until the April regular council meeting to allow for the CAC to

meet on the topic first. Attorney Miner advised the council that a public hearing has to be held prior to the purchase and recommended setting a hearing date.

Council Member Val Bard moved to set a Public Hearing for the purchase of real estate for April 14, 2021 at 5:30 P.M. Council Member Ross Hansen seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

Request for street closing for Wakefest on August 21, 2021 -

Megan Weaver addressed the Council on behalf of the Wakefest committee to request street closing on August 21, 2021 for the festivities that day. The committee would like to close Main Street from 1st to 4th; 2nd Street to the alley between Main and Johnson Streets; 2nd Street to the alley between Main and Winter Streets; 3rd Street to the alley between Main and Johnson Streets; and 3rd Street the alley between Main and Winter Streets.

Council Member Scott Hansen moved to approve the street closings on August 21, 2021 for Wakefest as requested.

Council Member Val Bard seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

Request for use of lots on Industrial Tract on June 12, 2021 -

Weaver then addressed the Council on behalf of Wakefield Progressive to request the use of land on the Industrial Tract on June 12, 2021. Wakefield Progressive would like to host a concert on the Industrial Tract. She would be able to provide more details on the logistics in the coming months after securing a commitment from the council to use the property.

Council Member Larry Soderberg move to approve the request from Wakefield Progressive to use the Industrial Tract for a concert on June 12, 2021. Council Member Scott Hansen seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

Discussion on Housing Study -

The council briefly discussed the Housing Study.

Update on Water Treatment Plant -

The council briefly discussed a draft loan agreement presented to the council. Administrator Litchfield informed the Council the agreement will have to be voted on no later than the regular April council meeting.

Mayor's public comment period -

UTILITY FOREMAN REPORT -

CITY ADMINISTRATOR REPORT: -

Sales Tax Update -

Legislative Update -

Update on BREC -

RECOMMENDATIONS AND REPORTS FROM: -

Police Review -

Community Redevelopment Authority -

Planning Commission -

Park Board -

Library Board -

Civic Center Board -

Fire Department -

Citizen Advisory Committee -

Cemetery Board -

Hatchery Board -

Tree Board -

WHCC -

CLAIMS -

Council Member Val Bard moved to approve the claims. Council Member Ross Hansen seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

ADJOURN -

Council Member Ross Hansen moved to adjourn at 7:27 P.M. Council Member Scott Hansen seconded the motion. Motion Carried.

Val Bard: aye, Ross Hansen: aye, Scott Hansen: aye, Larry Soderberg: aye

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Paul Eaton, Mayor

State of Nebraska )

County of Dixon )

City of Wakefield )

I, the undersigned City Clerk of Wakefield, Nebraska, do certify that all the subjects in the attached proceedings, were contained in the agenda for the meeting on March 10, 2021 kept current and available for public inspection at the office of the City Clerk, that such subjects were contained in said agenda for at least twenty-four hours to the meeting, that said minutes were in written form and available for public inspection within ten working days prior to the next convened meeting of said body.

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Zach Dolen, City Clerk