

**AGENDA**  
**CITY OF SPRINGFIELD, NE**

September 4, 2007

*(Copies of the Nebraska Open Meeting Laws are available  
on the entrance in the back of the meeting room)*

1. Approve Minutes of the August 21, 2007 Council Meeting
2. Treasurer's Report
3. Claims & Payroll
4. Motion to transfer \$20,000.00 from the Water Fund to the Bond Fund, as per Ric Ortmeier, CPA for the City of Springfield
5. Department Reports
6. Lt. Russ Zeeb – Sarpy County Sheriff Report
7. Public Hearing – Objections to the creation of Street Improvement District 2007-1 (Park Drive from Platteview Road to Highway 50) – Approve Resolution 2007-5
8. Street Improvement District 2007-1, Sanitary Sewer Extension District 2007-1 and Water Extension District 2007-1 – Review and Award Construction Bid
9. Amendment to the Contract between the City of Springfield and Olsson Associates for services rendered on the Springfield Business Park project (discussion)
10. Keno Contract with Advanced Gaming Technologies – Review and Approve Contract and Resolution 2007-6
11. Nick Evon of Evon Properties (owner of 192 Main Street) – Sidewalk repairs (discussion)
12. Kim Ganzel – Nuisances at 1100 North 3<sup>rd</sup> Street and 1050 North 3<sup>rd</sup> Street (discussion)
13. Renewal of Law Enforcement Agreement with Sarpy County (discussion)
14. Amendment to the MAPA Redevelopment Plan Agreement – Review and Approve Amendment to Agreement and Resolution 2007-6 (continued discussion)
15. “United Cities of Sarpy County” Interlocal Agreement and Lobbying Agreement with Kelley & Lehan, P.C.
16. Executive Session
17. Executive Session Action
18. Motion to Adjourn

A regular meeting of the Mayor and Council of the City of Springfield, Nebraska was held at 7:00 o'clock p.m. at City Hall on September 4, 2007. Present were Mayor Dorothy Richards; Council Members: Eric

Hayes, Sandie Shotkoski, Diane Sullivan, Roy Swenson. Absent: None. Notice of this meeting was given in advance by posting in three public places, one of the designated methods of giving notice. Notice of this meeting was given in advance to the Mayor and all Council Members and a copy of their receipt of notice is attached to these Minutes. All proceedings hereafter shown were taken while the convened meeting was open to the public.

Agenda Item 1. Motion by Shotkoski, seconded by Swenson, to approve the Minutes of the August 21, 2007, regular Council Meeting. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None.

The City Clerk reported a balance on hand of \$275,473.44 in cash assets; Prestige Treasury - \$277,502.62; Prestige Keno Lottery - \$116,822.14; Prestige Keno Progressive Jackpot - \$64,087.67; Water Deposit Savings - \$4,078.69; Refundable Deposits Savings - \$1,167.57; Water Tower Savings - \$67,743.70; Prestige Water Bond - \$264,811.20; Sewer Restricted - \$43,979.19; Money Market Library Bricks - \$6,342.25; Government Securities - \$158,734.60; Time Certificates as follows: Bond - \$68,665.72; Tower - \$51,758.11; Water - \$109,954.15; Park - \$11,023.77; Library Bricks - \$19,068.89.

Agenda Item 2. Motion by Sullivan, seconded by Hayes, to accept the Treasurer's Report. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None.

Agenda Item 3. Motion by Sullivan, seconded by Swenson, to approve claims due and payable as presented. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None.

Line Description	Debit Amount	Name
<b>General</b>		
Printing	226.49	Bear Graphics
Deferred Comp	879.34	ING
Prof Svcs Engineering (Highview)	562.50	JEO Consulting Group, Inc.
Dues	1,882.00	League of Nebraska Municipalities
Prof Svcs Legal	25.00	Mark A. Klinker
Prof Svcs Tech Support	75.00	Massman, Nelson, Reinig PC
Waste Tax	25.00	Nebraska Department of Revenue
Telephone	89.97	NT&T
Supplies Office	371.21	Office Depot
Prof Svcs Engineering	2,576.00	Olsson Associates
Electricity	283.10	OPPD
Printing	157.79	Redfield & Company, Inc.
Prof Svcs Building Inspector	84.69	Sarpy County Building Inspector
Animal Control	295.66	Sarpy County Fiscal Administrator
Law Contract	4,683.94	Sarpy County Treasurer
Prof Svcs Planning	1,112.50	Schemmer Associates
Prof Svcs Legal	2,617.95	Seidler & Seidler, P.C.
Supplies Other	7.88	Springfield Drug
Insurance	100.00	Springfield/Louisville Insurance Agency
Publication Costs	326.50	Suburban Newspapers, Inc.
Health Insurance	1,199.86	Time Insurance Company
	712.38	United States Treasury
	1,609.07	United States Treasury
<b>Total</b>	<b>19,903.83</b>	
<b>Library Budget</b>		
License	9.99	Charter Communications
Janitorial	175.00	Marcie Schmieder
Natural Gas	17.00	Metropolitan Utilities District

Prof Svcs Tech Support	1,400.00	Network Needs, Inc.
Electricity	306.09	OPPD
Health Insurance	410.83	Time Insurance Company
<b>Total</b>	<b>2,318.91</b>	
<b>Library Restricted</b>		
Plaque	50.00	ASI-Modulex
Supplies Other	207.02	Constance Manzer
Prof Svcs Tech Support	160.00	Follett Software Company
Library Supplies	11.77	Hometown Market
Books/Videos/Maps	14.99	Max Davis Production
Books/Videos/Maps	32.06	Mystery Guild
Telephone	31.88	NT&T
Supplies Office	56.35	Office Depot
Books/Videos/Maps	93.22	Thomson Gale
<b>Total</b>	<b>657.29</b>	
<b>Park</b>		
R&M Equip Commodities	172.00	Aksarben Saw & Tool, Inc.
Rental	70.00	Eagle Services
R&M Equip Contractual	1,789.03	Electric Company of Omaha
R&M Grounds Contractual	332.00	Jon Schwartz Electric
R&M Equip Commodities	21.18	Mill Creek Auto Parts
Electricity	480.94	OPPD
Waste Disposal Service	35.53	Papillion Sanitation
<b>Total</b>	<b>2,900.68</b>	
<b>Community Building</b>		
Natural Gas	17.00	Metropolitan Utilities District
Electricity	217.83	OPPD
Waste Disposal	35.53	Papillion Sanitation
Supplies Shop	36.92	Stander & Stander Ace Hardware
<b>Total</b>	<b>307.28</b>	
<b>Water</b>		
Supplies Other	149.85	Big State Industrial Supply
Water Deposit Refund	100.00	Kelli Sender
Water Deposit Refund	100.00	Kenneth Brown
Water Deposit Refund	100.00	Kirk & Kathy Kuszak
Dues	413.00	League of Nebraska Municipalities
Printing	145.41	Matt Parrott and Sons Co.
Meter Upgrades	2,089.82	Municipal Supply
R&M Equip Contractual	52.04	Murphy Tractor & Equip. CO.
Testing	24.00	NEPublic Health Environmental Lab
Telephone	45.71	NT&T
Electricity	1,060.60	OPPD
Water Deposit Refund	100.00	Rick Woods
Water Deposit Refund	100.00	Rod Suggitt
<b>Total</b>	<b>4,480.43</b>	
<b>Sewer</b>		
Supplies Other	116.14	Allen Post
R&M Vehicle Commodities	35.00	B & B Garage
Fuel	224.45	Conoco
Supplies Other	2.38	Conoco

Tools & Misc Equip	94.36	Hotsy Equipment Co.
Meal and Gas Reimbursement	193.00	Larry Nolte
Printing	145.41	Matt Parrott and Sons Co.
Testing	68.40	Midwest Laboratories
R&M Equip Contractual	52.04	Murphy Tractor & Equip. CO.
Electricity	2,109.82	OPPD
Telephone	47.98	NT&T
Sewer Study	1,710.64	Sarpy County Treasurer
Supplies Other	5.00	Stander & Stander Ace Hardware
Health Insurance	192.33	Time Insurance Company
Supplies Other	243.88	USA BlueBook
Supplies Other	157.98	Utility Equipment Company
<b>Total</b>	<b>5,398.81</b>	
<b>Street</b>		
R&M Equip Contractual	19.80	Aksarben Saw & Tool, Inc.
R&M Vehicle Commodities	257.00	B & B Garage
Supplies Other	149.85	Big State Industrial Supply
Fuel	399.20	Conoco
Tools & Misc Equip	475.00	Elliot Diamond Incorporated
R&M Streets&Alleys Contractual	9,032.00	Kildow Construction
Natural Gas	17.00	Metropolitan Utilities District
Tools & Misc Equip	26.38	Michael Gottsch
R&M Equip Commodities	3.96	Mill Creek Auto Parts
R&M Equip Contractual	52.04	Murphy Tractor & Equip. CO.
Telephone	48.72	NT&T
Electricity	2,364.60	OPPD
Supplies Other	101.35	Stander & Stander Ace Hardware
Health Insurance	933.99	Time Insurance Company
<b>Total</b>	<b>13,880.89</b>	

Agenda Item 4. Motion by Hayes, seconded by Sullivan, to transfer \$20,000.00 from the Water Fund to the Bond Fund, as per Ric Ortmeier, CPA for the City of Springfield. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None.

Agenda Item 5. No Department Report from Hayes. No Department Report from Shotkoski. Sullivan inquired as to acceptable building regulations in the light industrial zone. She asked what the Council could do to make changes to the regulations. Mayor Richards indicated that she could speak with Chris Solberg, City Planner with The Schemmer Associates, for clarification and the process to make changes. Swenson reported that street repairs are ongoing. City Clerk, Kathleen Fauver, reported that Rich Jansen, President of the Sarpy County Agricultural Society, sent a letter of thanks for the City's help and support of the Sarpy County Fair.

Agenda Item 6. Lt. Russ Zeeb with the Sarpy County Sheriff's Department provided his report. He informed the Council that the department has been busy with the start of school. He also mentioned that the department finished up an \$18,000 state grant over Labor Day weekend by having extra officers on hand at vehicle checkpoints. Zeeb went on to report that the department will be participating in a five county (Douglas, Dodge, Washington, Cass and Sarpy) accident investigation team.

Motion by Swenson, seconded by Shotkoski, to move agenda items 12 and 13 before agenda item 7. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None.

Agenda Item 12. Kim Ganzel, 1055 North 3<sup>rd</sup> Street, expressed concern for previous nuisances at 1100 North 3<sup>rd</sup> Street and 1050 North 3<sup>rd</sup> Street. Ganzel complained as to the length of weeds and grass on both properties, as well as snow not being removed from the sidewalks during the winter. She inquired as to the process the City takes to handle and remedy nuisances. Fauver explained to Ganzel the definition of a nuisance and the process the City takes to remedy a nuisance, as per City Ordinance. Ganzel feels that the Ordinance should be more stringent. Council agreed to review the Ordinance.

Agenda Item 13. Fauver stated that she discussed the issues raised at the August 21, 2007, City Council meeting concerning the Sarpy County Law Enforcement Agreement, as well as per capita cost comparisons with Gretna, with Brian Hansen, Fiscal Administrator for the Sarpy County Board of Commissioners. Fauver indicated that she suggested an 8% increase each year for three years as opposed to Hansen's proposal of increases of 13%, 13% and 10% over the next three years. Hansen responded with a proposal of 10%, 10% and 10% over the next three years. Council accepted Hansen's proposal and requested that the Law Enforcement Agreement and a Resolution be presented at the September 18, 2007, City Council meeting.

Agenda Item 7. A Public Hearing of the Springfield City Council was opened at 7:26 p.m. regarding objections to the creation of Street Improvement District 2007-1 (Park Drive from Platteview Road to Highway 50). Fauver reported that no written objections to the creation of Street Improvement District 2007-1 were received.

Sullivan introduced the following Resolution and moved its adoption:

**RESOLUTION  
2007-5**

BE IT RESOLVED by the Mayor and City Council of the City of Springfield, Nebraska as follows:

1. That the Mayor and Council have heretofore created Street Improvement District No. 2007-1; that notice of said creation was published as required by law, which notice set this time and place for a hearing date to determine the sufficiency of written objections which have been filed.
2. That as of the date of the passage of the ordinance creating the District: a) The total front footage of property directly abutting upon the street or streets to be improved in the District is 1,526 linear feet and b) the total front footage of property represented by objections of owners of record title is 0 feet.
3. That objections to the District are insufficient, and all required facts and conditions exist for the creation of the District.
4. That the plans, specifications and estimates of cost of the engineers in connection with the construction of street improvements in Street Improvement District No. 2007-1, which have heretofore been filed with the Clerk be, and the same are, accepted and approved and the Clerk is instructed to cause notice to bidders to be published as required by law for receiving bids as soon as possible.

PASSED AND APPROVED September 4, 2007.

Ayes \_\_4\_\_

Nays \_\_0\_\_

Abstain \_\_0\_\_

Absent \_\_0\_\_

Approved:

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Mayor

SEAL

Attest:

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City Clerk

Swenson seconded the foregoing motion and upon roll call vote on the passage and adoption of said Resolution the following Council Members voted AYE: Hayes, Shotkoski, Sullivan, Swenson. The following voted NAY: None. Whereupon the Mayor declared said motion carried and said Resolution passed and adopted. Motion by Swenson, seconded by Hayes, to close the Public Hearing. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None. Public Hearing closed at 7:29 p.m.

Agenda Item 8. Motion by Hayes, seconded by Sullivan, to award the construction bid to L. G. Roloff Construction Company, Inc. in the contract amount of \$455,258.78 for Street Improvement District 2007-1, Sanitary Sewer Extension District 2007-1 and Water Extension District 2007-1. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None.

Randy Sump, President of RTR Enterprises, Inc., asked the Council to consider changing the required line of credit from \$460,000.00 to \$400,000.00, since the construction bid awarded came in lower than Olsson Associates' estimate. Council agreed to consider this request.

Agenda Item 9. Motion by Sullivan, seconded by Hayes, to table agenda item 9 until October 2, 2007, the next regularly scheduled City Council meeting. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None.

Agenda Item 10. Bill Seidler, City Attorney, informed the Council that he is still working with Steve Schatz, Charitable Gaming Manager of the Nebraska Department of Revenue, to unwind the keno progressive jackpot account. Seidler stated that Schatz indicated to him that if the Council decides to take the extra amount of money over the \$50,000 in the progressive jackpot account and put it into the keno community betterment account then a public hearing would need to be held on this matter. If the Council decides to put all the money into the progressive jackpot prize (\$50,000 plus the monies over this amount), then no public hearing would need to be held. The Council agreed that they wanted to keep the progressive jackpot prize at \$50,000 and move the extra money over that amount into the keno community betterment account; therefore, a public hearing will be scheduled for the October 2, 2007, City Council meeting.

Agenda Item 11. Nick Evon of Evon Properties and owner of 192 Main Street requested that the Council take a look at the cracked sidewalk and water drainage cover at the corner of his property. Council reviewed pictures of the sidewalk and water drainage cover that were taken by City employees and Evon. Evon stated that the water drainage cover has settled and caused the sidewalk to crack. Part of the curb is

also torn out due to a plow truck accidentally hitting it. Evon said that this has caused water to flow up through the cracked sidewalk causing it to break apart even more. Council thought about possibly being able to use MIRF funds to put in a new handicapped ramp at the corner. Council requested that Gary Sasse, City Engineer with JEO Consulting Group, Inc., look at the problem and make a suggestion as to how to fix the corner.

Agenda Item 14. Fauver reported that Jake Hansen with MAPA indicated to her that if the City decided to terminate the MAPA Redevelopment Plan Agreement and Amendment thereto that the City would not be required to pay the \$1,600.00 remaining for services to be performed by MAPA. Hansen told Fauver that MAPA could only assist the City with a blighted area. The next step of this agreement would be to prepare proceedings to make the downtown area blighted and hold a public hearing. MAPA would then prepare a formal redevelopment plan for the blighted area. Motion by Swenson, seconded by Shotkoski, to terminate the MAPA Redevelopment Plan Agreement. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None.

Agenda Item 15. Council discussed the “United Cities of Sarpy County” Interlocal Agreement and Lobbying Agreement with Kelley & Lehan, P.C. Mayor Richards, Fauver, Seidler and Hayes will meet with lobbyist Joe Kohout of Kelley & Lehan on September 6, 2007. Council will continue to research this item. No action was taken.

Agenda Item 16. There was no executive session.

Agenda Item 17. There was no executive session action.

Agenda Item 18. Motion by Hayes, seconded by Shotkoski, to adjourn. AYES: Hayes, Shotkoski, Sullivan, Swenson. NAYS: None. Meeting was adjourned at 8:43 p.m.