

REGULAR MEETING OF THE CHAIRPERSON AND BOARD OF TRUSTEES OF  
FAIRMONT NEBRASKA

Monday September 10, 2018

The Regular meeting of the Fairmont Village Board of Trustees was convened in open and public session on Monday, September 10, 2018 at 7:00 p.m. at the Fairmont Village Hall, 635 6th Ave., Fairmont NE. Notice of the meeting was given in advance according to proper notification by posting of meeting notice at Heartland Bank-Fairmont Branch, U.S. Post Office and Fairmont Village Hall. Chairperson Donald A. Moses called the meeting to order. Clerk/Treas. Linda Carroll recorded the minutes. Board members present upon roll call were: Jack R. Slocum, Larry E. Klipp and Aaron T. Fintel. Absent: David R. Seggerman. Visitors to the meeting were: Marcus Harlow, Chris Grant, Paul Bettger, Georgia Schropfer, Jamey Pankoke, Angie Meyer, Stormy Meyers, Jeff Neiman, Wanda Moses, Tyler Salmon and Dan Slocum. Chairperson Moses noted that a copy of the Open Meetings Act was posted in the council meeting room for public inspection and review. Slocum moved and Klipp seconded to approve the minutes of August 13, 2018 and August 21, 2018 board meetings. Voting aye: Slocum, Klipp, Fintel and Moses. Absent: Seggerman Motion approved. June 30, 2018 and July 31, 2018 Treasurer's Reports were place on file.

**PUBLIC FORUM**

There was no one for public forum.

**MARCUS HARLOW, HARLOW HOMES, YORK NE**

Marcus Harlow, Harlow Homes, and Paul Bettger property owner, reviewed the following items for a housing development: Items discussed: 1) Proposed 55+ community to be developed as a cul-de-sac located south of Fairview Manor; 2) Shrink right of way requirements for townhouses-duplexes—less yardage required in retirement housing; 3) Infrastructure for water and sewer connections—if more development in area new water and sewer lines would be constructed; 4) For start of project road entrance would be gravel and would be upgraded if area is developed ;5) Proposed duplex unit being constructed will have unfinished basement; 6) Start date for one duplex is October, 2018; 7) Will continue to work on zoning regulations for right of way and set back requirements for a 55+ retirement development.

**JEFF NEIMAN, FILLMORE COUNTY SUPERVISOR**

Jeff Neiman inquired if the Village Board would be interested in a joint venture with the county for paving the gravel road going to Casey's in the next 2-3 years. General consensus of the board was to consider the venture. Project will be put in the village's 2019 One and Six Year Street Plan. Jeff will gather information on a proposed cost.

**ANGIE MEYER, 300 I STREET DRAINAGE ISSUE**

Angie visited with the board regarding drainage by her property located at 300 I Street in Fairmont: 1) Prior to sewer/water improvements drainage not an issue; 2) Difficult for bus driver with mud—school stated would not be able to pick up children; 3) Meyers are foster parents with special needs children—concerned with access to assist children if medical care is needed; 4) Gravel/sand/debris left in yard from project; 5) Requesting the board smooth the area out and the ditch be covered; 6) Pickups driving in area when muddy; 7) Presented property issues with

pictures; 8) Heavily traveled area; 9) Village board and maintenance personnel will look at area on Wednesday evening, September 12th.

### **JAMEY PANKOKE, GENERAL MANAGER PERENNIAL**

Jamey reviewed information for a comparison of the financial impact and rates if the village were to lease the electric distribution system to Perennial rather than the current practice of operating the electrical distribution system. Current comparisons indicate the village would have a financial benefit to continue operating the electric distribution system.

### **TRUSTEE KLIPP, CONTRACT GARBAGE SERVICE**

Trustee Klipp inquired if the village could contract with one company to pick up refuse disposal in Fairmont to eliminate some of the truck traffic on streets. Items discussed; 1) Wheel tax on refuse disposal trucks to cover cost of expense on alleys/streets; 2) Possible rules for refuse disposal company; 3) Village will request mapped route from refuse disposal companies operating in town.

### **ORDINANCE #18-529 CONFIRMATION FOR SALE OF REAL ESTATE**

*Lots 437, 438, 439, 440 and 441 in the Original town of Fairmont, Fillmore County Nebraska to Terry Ehrisman and Adam Olson in the amount of \$4,000*

Moses introduced Ordinance #18-529 AN ORDINANCE OF THE VILLAGE OF FAIRMONT, NEBRASKA TO CONFIRM THE SALE OF REAL ESTATE IN THE VILLAGE OF FAIRMONT, MORE PARTICULARLY DESCRIBED AS HEREIN SET FORTH, AND TO PROVIDE FOR THE PUBLICATION OF THIS ORDINANCE AND AN EFFECTIVE DATE and moved to suspend the readings on three separate days. Fintel seconded the motion. Voting aye: Moses, Fintel, Slocum and Klipp. Absent: Seggerman. Motion approved. Slocum moved and Klipp seconded to pass and adopt Ordinance #18-529. Voting aye: Slocum, Klipp, Fintel and Moses. Absent: Seggerman. Motion approved. Ordinance #18-529 passed and approved.

### **AUTHORIZE SALE OF PROPERTY**

Fintel moved and Klipp seconded to authorize Chairperson Moses to negotiate the sale of West 35' of Lots 468,469,470 and 471 in the Original Town of Fairmont, Fillmore County, Nebraska (site of old south well – 510 5<sup>th</sup> Ave). Voting aye: Fintel, Klipp, Slocum and Moses. Absent: Seggerman. Motion approved.

### **COMMUNITY DEVELOPMENT BLOCK GRANT #16-HO-36063)**

Fintel moved and Moses seconded to approve a Partial Payment Request & Approval Form Request #1 to Quality Remodeling, Walton NE in the amount of \$17,534 for Village of Fairmont CDBG 16-HO-36063 Housing Rehabilitation Applicant #010. Voting aye: Fintel, Moses, Slocum and Klipp. Absent: Seggerman. Motion approved.

Slocum moved and Klipp seconded to approve a Partial Payment Request & Approval Form Request #2 to NJC Contracting, Lincoln NE in the amount of \$2,789 for Village of Fairmont CDBG 16-HO-36063 Housing Rehabilitation Applicant #013. Voting aye: Slocum, Klipp, Fintel and Moses. Absent: Seggerman. Motion approved.

Moses moved and Klipp seconded to approve a Partial Payment Request & Approval Form Request #1 to Quality Remodeling, Walton NE in the amount of \$10,514 for Village of Fairmont CDBG 16-HO-36063 Housing Rehabilitation Applicant #014. Voting aye: Moses, Klipp, Slocum and Fintel. Absent: Seggerman. Motion approved.

### **FAIRMONT LIBRARY BOARD APPOINTMENT**

Georgia Schropfer, Fairmont Library Board requested the board appoint Linda Richters to replace Julie Atmore on the Fairmont Library Board. Moses moved and Klipp seconded to appoint for Linda Richters to replace Julie Atmore on the Fairmont Library Board. Voting aye: Moses, Klipp, Slocum, and Fintel. Absent: Seggerman. Motion approved.

### **CLAIMS**

Fintel moved and Slocum seconded to pay the following claims: (Claims Abbreviations: Eq, Equipment; Ex, Expense; Ma, Maintenance; Mi, Mileage; Misc, Miscellaneous; Re, Repairs; Sa, Salaries; Se, Service; Su, Supplies; Ut, Utilities; CI, Capital Improvement; Tif, Tax Increment Financing: Gen Fund: AFLAC-Sa\$765.30; AMERTIAS-Sa\$2,522; ASSURITY-Sa\$28.42; BLACK HILLS-Ut\$305.09; BLUE CROSS/BLUE SHIELD-Sa\$6,540.33; BURTON-Ut\$85; BRODY CHEMICALS-Su\$406.03; CASEY'S -Ex\$107.97; COMPLETE MERCHANT SERVICE-Se\$74.70; EAKES-Su\$111.44; EFTPS-Sa\$5,869.20; FAIRVIEW MANOR-Su\$13.50; FAIRMONT LIGHT & WATER-Ut\$4,189.29; FARMERS COOP-Ex\$790.76; FIRST CONCORD GROUP-Sa\$436.26; FIRST NATIONAL BANK-Ex, Ma, Misc, Re, Se, Su \$1,526.89; FRIESEN FORD-Re\$104.08; GRAFTON RURAL FIRE-Su\$100; HAWKINS-Su\$1,080.30; HEARTLAND BANK-Se\$30.56; HOMETOWN LEASING-Se\$115; JEO CONSULTING-Se\$9,431.25; KOPCHOS-Ut\$54; LEAGUE OF NEBR. MUN.-Ex\$1,929; LEAGUE OF NEBR. MUN. UT. SEC.-Ex\$464; MADISON NATIONAL LIFE-Sa\$30.74; NEBR. HEALTH LAB-Se\$746; NEBR. JUDICIAL BRANCH-Sa\$635.81; NEBR. WASTE REDUCTION FEE-Ex\$25; NEONLINK-Se\$41; NEBR. PUBLIC POWER DIST.-Ex\$31,747.18; NMPP ENERGY-Se\$575; NICK'S FARM STORE-Re\$69.05; ONE-CALL LOCATES-Se\$9.09; PAYROLL-Sa\$22,187.27; PERENNIAL PUBLIC POWER-Ex\$1,861.50; PULLIAM PLUMBING-Ex\$35; SCHMADER ELECTRIC-Re\$3,968.50; SENDD-Ex\$593; STATE OF NEBR. DEPT. OF REV.-Ex&Sa\$3,863.68; THE NEBR. SIGNAL-Ex\$38.39; U S POST OFFICE-Su\$201; WINDSTREAM-Ut\$350.25; YORK NEWS TIMES-Ex\$58.50; VIAERO-Ut\$190.26; ZITO MEDIA-Ut\$132.54; Bond Fund: BOK FINANCIAL-\$11,143.75; HEARTLAND BANK-\$10,345. Voting aye: Fintel, Slocum, Klipp and Moses. Absent: Seggerman. Motion approved.

### **CORRESPONDENCE**

Board reviewed the following correspondence: 1) Programs & services provided by Southeast Nebr. Dev. Dist. (SEND D); 2) Recycling statements from Burton Enterprises totaling \$35.60; 3) Fairmont Aging Service August 2018 Revenue and Expenses and minutes from August 13, 2018 meeting; 4) Flier for Fillmore Co. Electronic Recycling September 21, 2018.

### **OLD BUSINESS**

None

## **MARSHAL REPORT**

Village Marshal Tyler Salmon reviewed monthly report. Items discussed: 1) Complaints of vehicles speeding-- ran radar in area-all vehicles were going speed limits.

## **UTILITY SUP. REPORT**

Utility Superintendent Dan Slocum reviewed monthly maintenance report. Items discussed: 1)Reviewed bids from Innovative Contracting \$8,600 and Ackland Concrete \$7,800- reviewed e-mail from Innovative Contracting for additional explanation of all work which is included in the bid. Fintel moved and Moses seconded to accept the bid from Innovative Contracting for \$8,600 for replacement on back parking area at the Senior Center. Voting aye: Fintel, Moses, Slocum and Klipp. Absent: Seggerman. Motion approved. ; 2)Problem with illegal dumping of items at tree disposal site and at lagoon site; 3) E Street Electric extension completed and pole replaced south of nursing home; 4)Work on 300 I Street.

## **CLERK REPORT**

Linda Carroll, Clerk/Treas. reviewed monthly report. Items discussed: 1)Completed budget-bond fund levy will increase \$.20 as bond payments are higher and general levy will remain at \$.45; 2)Budget hearing September 18<sup>th</sup>; 3) Information on changing village payroll from semi-monthly to biweekly effective November 1, 2018. Slocum moved and Moses seconded to change village pay period from semi-monthly to biweekly effective November 1, 2018. Voting aye: Slocum, Moses, Klipp and Fintel. Absent: Seggerman. Motion approved.

## **PAYMENT ARRANGEMENT**

Fintel moved and Moses seconded to approve Payment Arrangement Forms #307. Voting aye: Fintel, Moses, Slocum and Klipp. Absent: Seggerman. Motion approved.

## **ADJOURNMENT**

Slocum moved and Moses seconded to adjourn the meeting at 8:45p.m. Voting aye: Slocum, Moses, Klipp and Fintel. Absent: Seggerman. Motion approved.

The next Regular Meeting will be Tuesday, October 9, 2018 (Note date change due to Columbus Day on Monday, October 8, 2018) at 7:00 p.m.

DONALD A MOSES Chairperson

LINDA J. CARROLL, CMC  
Clerk/Treas.