

The Mayor and Council of the City of Fairbury met in regular session in the Council Chambers located at 612 D Street, Fairbury, Nebraska, on the 17th day of May, 2016, at 7:30 p.m. Mayor Ward called the meeting to order.

Notice of meeting was given in advance thereof by publication in the Fairbury Journal News, Fairbury, Nebraska, the designated method of giving notice, as shown by affidavit of publication. The Open Meetings Act was posted in the meeting room and pointed out by Mayor Ward as required by law.

Roll call found the following Council Members present: Doug Brown, Rick Carmichael, Roger Bailey, Tim Polson, Phil Rogge, Brad Kuzelka, and Kelly Davis. Absent: Ed Friesen.

Mayor Ward called for the submittal of forms to request future agenda items. No forms were submitted during the meeting.

Mayor Ward read the Consent Agenda:

1. Approval of the minutes of the regular meeting of May 3, 2016.
2. Approval of claims.
3. Approval of the April 2016 Reconciliation Report.
4. Approval of the resignation of Roger Bailey from the Community Redevelopment Authority.
5. Approval of the appointment of Jeff Meyer to the Community Redevelopment Authority. Term to expire August 2019.

Kuzelka moved to approve the Consent Agenda. Motion seconded by Rogge. On roll call, Polson, Carmichael, Brown, Rogge, Kuzelka, and Davis all voted "yes". Bailey abstained. Friesen absent. Motion carried.

Mayor Ward opened the Public Hearing concerning the Proprietary Budget and Budget Summary for the City of Fairbury Utilities for May 1, 2016 to April 30, 2017. Mike Beachler Superintendent of Utilities addressed the Council. Beachler stated the Proprietary Budget for the Utilities started back in the 1990's when the State made it mandatory that the utilities need to have a budget for the upcoming year on file with the City Clerk. Beachler stated the utility puts all their funds in the proprietary budget in case something catastrophic would happen so they would not have to have another public hearing. The utility can only spend down to \$500,000.00. No one else addressed the Council during the public hearing. Mayor Ward declared the hearing closed.

Bailey moved to set hearing dates for Nuisance Declaration Appeals for property owned by Cindy Brinkman located at 808 B Street, Fairbury, Nebraska; for property owned by Kathleen Thaemert located at 1124 5th Street, Fairbury, Nebraska; and for property owned by Ryan Bartels located at 603 B Street, Fairbury, Nebraska for June 7, 2016 at 7:30 p.m. Motion seconded by Carmichael. On roll call, Polson, Bailey, Carmichael, Brown, Rogge, Kuzelka, and Davis all voted “yes”. Friesen absent. Motion carried.

Shawn Kaskie with the Center for Rural Research & Development (CRRD) at the University of Nebraska in Kearney gave a presentation regarding the Citizen Satisfaction Survey for Fairbury, Nebraska. Shawn stated CRRD also conducted similar surveys for the City of Fairbury in 2004 and in 2011. Over 40 volunteers were personally trained by Laura Bedlan, Zoning Administrator using detailed instructions provided by Kaskie. All surveys were delivered in person door-to-door in March and April 2016. The response rate for the questionnaire was excellent with 1,160 questionnaires returned out of the 1,774 total printed surveys. There was a 67% overall response rate compared to a 64.9% overall response rate in 2011. The random set of households for income survey purposes 375 of the 421 occupied households were returned for a rate of 89% compared to 419 of the 516 occupied households were returned in 2011 for a rate of 81.2%. To determine eligibility for some types of federal funding, a sample of respondents must answer a question regarding income. Income guideline amounts for households are supplied by federal sources for each county. The income sample resulted in 375 completed surveys in 2016 and show very similar results to the 2011 full population sample. Almost 44% of households and 47.5% of persons were above the current income threshold guidelines. Likewise, 56% of households and 52.5% of persons fell below the threshold. At least 51% of the respondents must be within the income guidelines to apply for some types of funding. The questionnaires were divided into four areas of interest: 1)Community, 2)Daycare, 3)Housing, and 4)Demographics. Kaskie presented the remaining results of the survey. City Administrator Collin Bielser stated he was pleasantly surprised with the survey results; a lot of things had improved since the last survey in 2011. Zoning Administrator Laura Bedlan thanked everyone that helped with the surveys; it is a big deal to get it done and it is important information for grant writing. Bedlan stated a lot of people put in extra time above and beyond what they would have normally been asked to do and it was critical this year because the numbers were close.

Rogge moved to approve the Proprietary Budget and Budget Summary for the City of Fairbury Utilities for May 1, 2016 to April 30, 2017 as presented. Motion seconded by Polson. On roll call, Polson, Bailey, Carmichael, Brown, Rogge, Kuzelka, and Davis all voted “yes”. Friesen absent. Motion carried.

Bailey moved to approve the Letter of Engagement with Blobaum & Busboom P.C. for audit and budget preparation services for Fiscal Years ending September 30, 2016 – 2018. Motion seconded by Carmichael. On roll call, Polson, Bailey, Carmichael, Brown, Rogge, Kuzelka, and Davis all voted “yes”. Friesen absent. Motion carried.

Kuzelka moved to approve the recommendation from the Public Works Committee to approve the bid received from Lottman Carpenter Construction in the amount of \$249,933.23 for paving improvements on Industrial Avenue. Motion seconded by Rogge. Bielser stated the City is not improving the parking lot at Scherbarth Ace Hardware; the improvements are in the City's right-of-way. On roll call, Polson, Bailey, Carmichael, Brown, Rogge, Kuzelka, and Davis all voted "yes". Friesen absent. Motion carried. (Section A – paving improvements on Industrial Avenue from 27th Street to 24th Street in the amount of \$199,741.88. Section B – paving improvements on Industrial Avenue at the intersection of 32nd Street.)

Rogge moved to approve the recommendation from the Housing Committee regarding CDBG – Citywide Housing Rehabilitation Program – Contract #14-HO-3S061 to approve awarding the Rehabilitation Construction Contract for Applicant #008 / 708 7th Street and authorizing Mayor Ward to sign the Contract. Motion seconded by Bailey. (The contractor is E-Z Construction from Walton, Nebraska in the amount of \$21,225.00.) On roll call, Polson, Bailey, Carmichael, Brown, Rogge, Kuzelka, and Davis all voted "yes". Friesen absent. Motion carried.

Bailey moved to authorize City Administrator Collin Bielser to execute a Memorandum of Understanding (MOU) between the City of Fairbury and Jefferson Community Health Center (JCHC) for JCHC to participate in the 340B drug discount program contingent upon recommended changes by City Attorney David Barga. Motion seconded by Polson. Barga recommends changing the language in paragraph two on page two – where it states Fairbury acknowledges that the health care services provided by JCHC; change that to JCHC submits that they are providing these services to individuals. On roll call, Polson, Bailey, Carmichael, Brown, Rogge, Kuzelka, and Davis all voted "yes". Friesen absent. Motion carried.

Within the City Administrator's report, Collin Bielser stated he foresees in the next six months that the Council will have discussion regarding capital improvements; some related to the Citizens Satisfaction Survey results in regards to North H Street, etc. Within the last two weeks, the City has had two equipment failures at the Wastewater Treatment Plant – the Muffin Monster which collects rags before it gets to the wastewater treatment system and also a sewage pump which is from the 1950's that the City will need to replace. Bielser stated discussion will be necessary regarding upgrading the Wastewater Treatment Plant. Bielser thanked the volunteers that helped with the Citizen Satisfaction Survey and to echo the Mayor's comments - Laura Bedlan did a lot for the survey. It is very rare to have someone with the GIS skills and the mapping skills in a community this size and Laura was able to interface the electric utility with addresses; she put together the packets, made all the maps to give to the volunteers, and personally delivered over 300 surveys. It is important to recognize Laura as she did an amazing job and because of her hard work, the City can now apply for more federal funding.

Carmichael moved to adjourn the meeting. Motion seconded by Bailey. On roll call, Polson, Bailey, Carmichael, Brown, Rogge, Kuzelka, and Davis all voted "yes". Friesen absent. Motion carried. Meeting adjourned at 8:15 p.m.

Homer L. Ward, Mayor

ATTEST: Sharyl Preston, City Clerk