

CITY OF MILFORD
REGULAR MEETING
APRIL 3, 2018
MINUTES

A regular meeting of the Mayor and Council of the City of Milford, Nebraska was held at the Sr. Center Building in said City on the 3^d day of April 2018 at 7:00 pm. Present were: Mayor Nick Ganzer; Council members: Jeff Baker, Scott Bashore, Patrick Kelley, Dan Kral; Attorney Krista Carlson; Chief of Police Forrest Siebken; Building Official Kendall Hoggins and City Clerk Jeanne Hoggins. Also present: Becky Haufle with INSPRO, Dave Henke, Gerry Dunlap, Roy Cast, Kelly Hesser, Ron Petsch, Kyle Petsch, Kim Petsch, Stacy Kremer, Heath Yeackley, Bill Wley and Emily Hemphill with the press.

Notice of the meeting was given in advance thereof by publishing in the Milford Times; a designated method for giving notice, as shown by the Affidavit of Publication attached to these minutes. Notice of the meeting was given to the Mayor and all members of the Council and a copy of their acknowledgement of receipt of notice and the agenda is attached to these minutes. Availability of the agenda was communicated in the advance notice and in the notice to the Mayor and Council of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

CALL TO ORDER: Mayor Ganzer called the meeting to order at 7:04 pm and publicly stated to all in attendance that a current copy of the Nebraska Open Meetings Act is available for review and is posted on the east wall at the Sr. Center.

MINUTES: A motion was made by Baker and seconded by Kral to approve the minutes of the March 6, 2018 meeting. Roll call vote: Baker yes, Kral yes, Bashore absent, Kelley yes. Motion carried.

Council member Bashore arrived.

PAYMENT OF BILLS: A motion was made by Kelley and seconded by Kral that the following accounts payable bills in the amount of \$142,853.07; payroll in the amount of \$40,455.95; totaling \$183,309.02 with the exception of \$13,898.76 from Concrete Works, we are asking for a more detailed breakdown of the invoice; approved by the Auditing Committee be approved for payment. Roll call vote: Kelley yes, Kral yes, Baker yes, Bashore yes. Motion carried.

SALARIES:

64529	Mark Frey	326.21
64530	Forrest Siebken	1486.37

64531	Kendall Hoggins	1256.31
64532	Mavis Ferris	126.75
64533	Jeanne Hoggins	1299.83
64534	Gary TeSelle	1034.28
64535	Robert Hill	49.55
64536	George Mitzen	848.60
64537	Erica Pallas	1008.43
64538	Craig Carritt	16.62
64539	Jon Wedemeyer	303.71
64540	Lewis Barker	549.72
64541	Travis Fougerson	876.58
64542	Kyhana Barnes	139.35
64543	Amy Salistean	920.62
64544	Cathleen Fosler	349.08
64545	Liliana Aniz	120.16
64546	Bonnie Mints	435.80
64547	Terrell Long	1090.91
64548	Andrew Carrioco	1320.25
64549	Jeremy Garbers	967.19
64558	Mark Frey	67.87
64559	Forrest Siebken	1486.37
64560	Kendall Hoggins	1256.31
64561	Mavis Ferris	124.67
64562	Jeanne Hoggins	1299.83
64563	Gary TeSelle	1034.28
64564	Robert Hill	958.72
64565	George Mitzen	848.60
64566	Erica Pallas	1091.94
64567	Craig Carritt	16.62
64568	Jon Wedemeyer	335.36
64569	Lewis Barker	369.40
64570	Travis Fougerson	896.44
64571	Kyhana Barnes	139.35
64572	Amy Salistean	942.36
64573	Cathleen Fosler	392.71
64574	Liliana Aniz	49.87
64575	Bonnie Mints	449.25
64576	Terrell Long	1090.91
64577	Andrew Carrioco	1120.42
64578	Jeremy Garber	967.19
64581	Jeffrey Baker	138.52

64582	Dan Kral	138.52
64583	Scott Bashore	138.52
64584	Patrick Kelley	138.52
64585	Nicholas Gazer	184.70

GENERAL FUND:

CHECK #	VENDOR	REFERENCE	AMOUNT
64490	AMERITAS LIFE INSURANCE CORP.	DENTAL INSURANCE APRIL 2018	\$ 645.96
64491	ARAMARK	PANTS & RAGS	\$ 364.56
64492	BLACK HILLS ENERGY	SERVICE FOR FEB	\$ 1,492.84
64493	BROADVIEW NETWORKS CANON SOLUTIONS	PHONE SERVICE FOR FEB	\$ 270.08
64494	AMERICA CENTRAL MANAGEMENT	MAINT BASE & COPIES	\$ 117.30
64528	GROUP	50% DOWN REMODEL LIBRARY	\$ 12,500.00
64495	COMPLETE ACCESS CONSOLIDATED	ELEVATOR REPAIR	\$ 5,889.50
64496	MANAGEMENT CO CULLIGAN WATER	INVOICE#213867, 213835	\$ 190.78
64497	CONDITIONING EAKES OFFICE	B/W, COOLER RENT, FILTERS	\$ 189.95
64498	SOLUTIONS EMERGENCY MEDICAL	PAPERTOWELS, ENVELOPE MOISTENER	\$ 80.87
64499	PRODUCTS, INC	RESCUE SUPPLIES	\$ 286.45
64500	ERIC RILEY ELECTRIC	GARAGE LIGHTS	\$ 188.50
64501	FARMERS COOPERATIVE FIRE FOX RESCUE	FUEL	\$ 1,449.35
64502	EQUIPMENT FIRST WIRELESS,	FERNO COT	\$ 41,586.25
64503	INC. GERHOLD CONCRETE	BATTERY PACK & BATTERY	\$ 204.00
64504	COMPANY, INC. HYDRAULIC EQUIPMENT	CRUSHED FINES	\$ 192.20
64505	SERVICE JOHN DEERE	BOOM TRUCK SERVICE & INSPECT.	\$ 1,928.09
64506	FINANCIAL LAYNE CHRISTENSEN	MOWER SERVICE	\$ 223.39
64507	CO MATHESON TRI-	WELL MAINTENANCE	\$ 1,323.30
64508	GAS, INC MEMORIAL HEALTH	02 & AIR BOTTLE RENTAL	\$ 115.92
64509	CARE SYSTEMS	NLETC/EMPLOYMENT PHYSICAL	\$ 290.00
64510	MENARD'S	CABINET REPAIRS	\$ 29.99
64511	MIDWEST AUTO PARTS MIDWEST RADAR &	MOWER MAINTENANCE	\$ 287.84
64512	EQUIPMENT MIDWEST SERVICE &	2-RADAR CERTS @ 40.00	\$ 80.00
64513	SALES CO. MILFORD VALU RITE	TRUCK CHAINS	\$ 1,547.44
64514	PHARMACY MUNICIPAL SUPPLY,	1ST AID KIT SUPPLIES	\$ 16.18
64515	INC. NE LAW ENFORCEMENT	WATER LINE REPAIR SUPPLIES	\$ 1,431.35
64516	TRAINING NEBRASKA PUBLIC	CERTIFICATION ACTIVATION	\$ 50.00
64517	POWER DISTRICT	SERVICE FOR FEB	\$ 5,963.77

64518	NORRIS PUBLIC POWER DIST	WELLS 1 & 2	\$	417.46
64519	ONE CALL CONCEPTS	ONE CALLS	\$	6.03
64520	PIZZA KITCHEN SEWARD COUNTY	FEBRUARY BIRTHDAY MEALS	\$	152.50
64521	INDEPENDENT SUNRISE COUNTRY	LEGALS, MINUTES, NOTICES	\$	97.08
64522	MANOR	FEBRUARY MEALS	\$	735.00
64523	TOOFAST SUPPLY	SHOP SUPPLIES	\$	111.43
64524	UNITED INDUSTRIES URIBE REFUSE	DIVING BOARD	\$	2,913.00
64525	SERVICES, IN	TRASH SERVICE FEB& MARCH	\$	417.00
64526	VERIZON WIRELESS	INTERNET	\$	118.90
64527	VERIZON WIRELESS-P RETIREMENT PLANS	BUILDING INSPECTOR CELL	\$	124.76
64550	DIVISION IRS-FEDERAL	PENSION-133011	\$	1,709.04
2085080	WITHHOLDINGS	FED/FICA TAX	\$	4,357.07
2085081	NE DEPT OF REVENUE	STATE TAX	\$	612.14
64551	UNION BANK	HSA	\$	988.15
64552	AFLAC BLUE CROSS & BLUE	SUPPLEMENTAL INS.	\$	342.61
64553	SHIELD	HEALTH INS. APRIL 2018	\$	8,974.94
64554	UNIVERSAL PREMIUM DEARBORN NATIONAL	FUEL	\$	410.66
64555	LIFE INS CO	LIFE INSURANCE	\$	113.52
64556	VERIZON WIRELESS WINDSTREAM NEBRASKA	WELL CONTROL MONITOR	\$	40.01
64557	INC RETIREMENT PLANS	INTERNET WEB. COMMUNITY RM.	\$	187.59
64579	DIVISION IRS-FEDERAL	PENSION-133011	\$	1,709.04
2085082	WITHHOLDINGS IRS-FEDERAL	FED/FICA TAX	\$	4,522.10
2085084	WITHHOLDINGS	FED/FICA TAX	\$	122.44
2085083	NE DEPT OF REVENUE	STATE TAX	\$	638.63
64580	UNION BANK	HSA	\$	988.15
64586	ABANTE MARKETING	SOCCER & SUMMERBALL UNIFORMS	\$	5,128.40
64587	ALOHA ROTH AMERICAN LEGAL	2-SHEET CAKES	\$	40.00
64588	PUBLISHING CORP	2018 SUB.MODEL ORDINANCES	\$	650.00
64589	AMY SALISTEAN	POTATO BAKE SUPPLY PICK-UP	\$	20.54
64590	BAKER & TAYLOR BLUE RIVER	BOOKS	\$	634.19
64591	TRANSMISSIONS	WHEEL ALIGNMENT UNIT #3	\$	82.40
64592	BSN SPORTS INC	BALLBAGS,BASEBALLS,SCOREBOOKS	\$	396.22
64594	CARD SERVICE CENTER CASH-WA	SHELVES,HOOKS,CHAIR,ENVELOPES	\$	1,885.32
64595	DISTRIBUTING CONSOLIDATED	MEAL SUPPLIES, GROCERIES	\$	342.95
64596	MANAGEMENT CO DANKO EMERGENCY	INVOICE:213601,213911,213945	\$	224.88
64597	EQUIPMENT	FIRE TRUCK SUPPLIES	\$	810.06
64598	DEMCO, INC	BOOK COVERING SUPPLIES	\$	429.97

64599	ELECTRIC PUMP	VALLEY VIEW LIFT PUMP REPAIRS	\$	3,155.93
64600	ERICA PALLAS	MILEAGE TO G.I. FOR SCHOOL	\$	107.91
64601	FIRST WIRELESS, INC.	SUBCONTRACT,RAPID RATE CHARGER	\$	180.00
64602	FRANKLIN HRONIK	MARCH B-DAY ENTERTAINMENT	\$	100.00
64603	INTOXIMETERS, INC.	FITTINGS FOR SIMULATORS	\$	42.03
64604	JEANNE HOGGINS	MILEAGE TO G.I.FOR SCHOOL	\$	84.48
64605	JEO CONSULTING GROUP, INC.	WATER SYSTEM IMPROVEMENTS	\$	2,930.50
64606	JR WELDING	SHREDDER BLADE SHARPEN	\$	90.00
64607	MENARDS-LINCOLN NORTH	NEW CABINETS	\$	608.76
64608	MENARD'S	NEW CABINET SUPPLIES	\$	7.28
64609	MILFORD A/C & APPLIANCE, INC.	FURNACE REPAIR WEB.COMM.ROOM	\$	428.80
64610	MILFORD PLUMBING INC.	REPAIR SUPPLIES	\$	13.10
64611	MILFORD SCHOOL DIST. #5 MUNICIPAL SUPPLY,INC. OF OMAHA	LIQUOR LICENSE	\$	260.00
64612		DRAINAGE PIPEL	\$	335.48
64613	NATIONWIDE	BOND RENEWAL-AMY	\$	175.00
64614	NEBRASKA PUBLIC HEALTH	WATER TESTS (8)	\$	1,248.00
64615	OFFICE DEPOT BUSINESS ACCOUNT	PRINTER INK	\$	95.98
64616	CARD SERVICES	PULLER TOOL FOR SHREDDER	\$	29.99
64617	PAC-N-SAVE MILFORD RAMADA COLUMBUS	GROCERY	\$	507.76
64618	RIVER'S EDGE SEWARD COUNTY	HOTEL ROOMS	\$	1,259.40
64619	INDEPENDENT	NEWSPAPER SUBSCRIPTIONS	\$	70.00
64620	SEWARD ELECTRONICS	4 BATTERIES	\$	294.00
64621	SHARON BENDER	PARTY SUPPLIES	\$	55.65
64622	GARY TESELLE	GARY TESELLE ACCT#5562939	\$	456.20
64623	UNION BANK & TRUST COMPANY	HSA FEES	\$	28.00
64624	WALMART COMMUNITY BRC	PRACTICE BALLS & 1ST AID SUPP.	\$	138.15
64625	WINDSTREAM NEBRASKA INC	PHONE & INTERNET	\$	515.02
64626	WOLFE, SNOWDEN,HURD,LUERS, &	LEGAL FEES FEBRUARY	\$	1,227.25
64627	ZITO MEDIA	H.D.T.V.	\$	13.09
64630	CONCRETE WORKS	SIDEWALK REPAIRS	\$	13,898.76
	NE DEPT OF REVENUE	MARCH SALES TAX	\$	1,987.64
		WATER TOWER INTEREST PAYMENT	\$	2,371.25
	PAYROLL CHECKS ON 3/19/2018		\$	14,526.32
	PAYROLL CHECKS ON 4/02/2018		\$	15,677.25
	**** PAID TOTAL			
	*****		\$	183,309.02

REPORTS OF OFFICERS, BOARDS AND COMMITTEES: Written reports received: Milford Aging Services Commission minutes for the March 27, 2018 meeting; Pool Board minutes for the March 15, 2018 and March 26, 2018 meetings; Webernier Scholarship minutes for the March 12, 2018, March 26, 2018 and April 2, 2018 minutes; Cemetery Board minutes for the March 28, 2018 meeting; Police Dept. activity report for March 2018. Baker - things are going well at the Sr. Center, Amy is doing a great job. They had an Easter Party with hats and approximately 40 people attended. The Potato Bake is always scheduled on the 4th Wednesday and Baker encouraged everyone to attend. Patrick & Jeff participated in a conference call relating to the LCC. A community meeting is scheduled for Thursday, April 5th at 6:30 pm at the Fire Hall. Betsy Goodman with SENDD will lead the discussion to solicit ideas from the public. Kral - 18 rescue calls for the month of March. Chief Siebken - Officer Long will graduate next Friday, April 13th from the Academy. Attorney Carlson received a letter from the law firm representing forner Officer McNeil noting his interest in resolving the settlement amicably. Bashore - the well project will be starting soon. Kelley - Recreation; ball uniforms are being issued and teams are preparing to play. Bids are being collected for the pool house renovation. The diving board is in and the stand has been ordered.

COMMUNICATIONS: *Sales tax received for the month of January 2018 in the amount of \$16,719.64. *Becky Haufle with INSPRO presented a dividend check in the amount of \$6006.86 to the City of Milford. The city is part of a municipality dividend program which includes all municipalities that EMC writes in Nebraska. If EMC has a profitable year they will pay a dividend. They have paid 17 of the 24 years since the program was developed.

PUBLIC HEARING: Preliminary Plat for Valley View West 3rd Addition: Mayor Ganzer opened the Public Hearing at 7:12 pm. Building Inspector Kendall Hoggins reported; Larry Jantze and Stacy Kremer have partnered to present a nine lot subdivision, Valley View West 3rd Addition. It includes extending Oak Ave east about 300' plus a cul-de-sac. The preliminary plat was reviewed by the Planning & Zoning Commission along with JEO engineering services and the following areas were approved without changes: Zoning District regulations, sanitary sewer and water. Requested areas to change: Streets - width too narrow @ 28', P & Z suggested 30' wide outside of curb to outside of curb. Concrete thickness on Oak Ave. must be 8' thick; Oak Circle East can be 7' thick. Easements - Final plat must show existing easements in the Valley View West 2nd

Addition, Elementary School and Linden Village. Easements for sanitary sewer on south side of lots 18, 19 & 20. Easements for NPPD running along the south side of 18, 19, 20 and between lots 17/18 or 20/21 per NPPD recommendation. Need to show where natural gas lines are located and any easements they require. No easements were shown for the proposed drainage system? Street Lights are required at the intersection of Oak Ave and Oak Circle East as well as one light in the turn-around of Oak Circle East between lots 17/18 or 20/21 per NPPD recommendation. Drainage - the proposed drainage system met with JEO's approval regarding the Valley View West 3rd Addition, however, the system will only serve the VVW 3rd Addition. Further discussion was held regarding a drainage system that would adequately serve the entire Valley View West Subdivision and help alleviate the flooding problems to the original Valley View Subdivision (along F Street). Hoggins reported that the Planning & Zoning Commission approved the preliminary plat with requested changes. (A copy of the checklist used by the Planning & Zoning Commission to review the Preliminary Plat is attached to these minutes.) With no further comments Mayor Ganzer closed the Public Hearing at 7:45 pm

UNFINISHED BUSINESS:

Discuss/ Action - Authorize Mayor's signature on Agreement with Farmers Coop for financial assistance with purchasing scale: A motion was made by Baker and seconded by Kelley to authorize the Mayor to sign the agreement for financial assistance in purchasing a scale for Farmers Coop. Roll call vote: Baker yes, Kelley yes, Bashore yes, Kral yes. Motion carried

Date for Retreat Session: Retreat Session was scheduled for Saturday, May 5, 2018 starting at 8:00 am

NEW BUSINESS:

Appointment - Library Board: A motion was made by Bashore and seconded by Kelley to approve the Mayor's recommendation to appoint Nancy Jantze to the Library Board, for a 4 year term from April 3, 2018 thru April 3, 2022. Roll call vote: Bashore yes, Kelley yes, Baker yes, Kral yes. Motion carried

Hire Pool Employees and set wages: A motion was made by Kelley and seconded by Bashore to hire the following as pool employees for the 2018 season: Lane Mongeon, position & wage yet to be determined, pending Pool Operator Certification (POC); Head Guards with POC - Katie Patton-\$9.75 and Sydney Bontrager-\$9.75; Lifeguards: Ethan Zegers-\$9.35 POC, Chloe Kolb-\$9.40, Zach Pauley-\$9.25, Calyn Mowinkel-\$9.25. New Lifeguards, all pending their Lifeguard Certification: Beau Hines-\$9.00, Jessica Hollist-\$9.00, Emma Stutzman-\$9.00, Shelby Groppe-\$9.00, Isaac Yeackley-\$9.00,

Naudia Larsen-\$9.00, Cooper Yeackley-\$9.00, Hunter Hnes-\$9.00, Bryce Jacob-\$9.00 and Mavis Hansen-\$9.00 per hour. Roll call vote: Kelley yes, Bashore yes, Baker yes, Kral yes. Motion carried

Discuss/ Action - Disbursement for Webernier Scholarships: The committee interviewed 8 applicants and selected 6. A motion was made by Bashore and seconded by Baker to award 6 Webernier Scholarships totaling \$5,000.00 to the 2018 graduating class divided equally between all recipients. Each recipient will receive \$833.33 in the fall of 2018. Roll call vote: Bashore yes, Baker yes, Kelley yes, Kral yes. Motion carried

Eagle Scout presentation - Ethan Thompson, Cemetery Directory: Ethan Thompson presented his Eagle Scout project to the Cemetery Board on March 28, 2018. Council member Kelley introduced Ethan and asked him to tell the Council what he was looking to accomplish, what his mission is and why he wanted to do this project. Ethan shared, he wanted to build a cemetery directory to be placed at the Blue Mound Cemetery and have it completed by the end of May. He is trying to design a weather proof casing around the directory to protect it from the elements. He is hoping it may last between 10 and 15 years. The Cemetery Board granted him the opportunity to proceed with his project using funds from the Cemetery budget. Completing this project will allow Ethan to receive the highest designation rank within Boy Scouts. Kelley thanked Ethan for considering the Cemetery Directory as his project and for attending the meeting. A motion was made by Kelley and seconded by Kral to award Ethan the funds to complete his Cemetery Directory project. Kral questioned if the directory might be completed by Memorial Day. Ethan would like to try but it will depend on material purchases and volunteers from the school. Roll call vote: Kelley yes, Kral yes, Baker yes, Bashore yes. Motion carried

Discuss/ Action - Preliminary Hat for Valley View West 3rd Addition:

Kral noted - the sticking point, in this area, in his last 10 years of being on the Council has been drainage. What will happen with water run-off? Primarily, we already know there is an issue for the people that live on the west side of North F Street. Issue #1: we do not want to make their problems worse and hopefully we are wise enough to adopt a solution that reduces the severity of their problems. Kral did not see that the tube arrangement does any of that. Let's address the whole area because any little piece will affect the rest of it. The question of 'how' arises. Additional discussion was held regarding a potential development to the north, drainage along the north side and how it affects those in Valley View along F Street. The consensus of the Council was to have Ryan Brandt with Kirkham Michael and an engineer from JEO sit down and revisit the drainage issue to accommodate the existing developments and any future development. Dave

Henke noted in looking at the drainage study A-1, only about ¼ of the existing land to be developed drains to the east. Bashore didn't want them to think the City wasn't interested in the project; he just wants to make sure it's done correctly. A motion was made by Bashore to deny the preliminary plat. The motion died due to lack of a second.

A motion was made by Kral and seconded by Kelley to table the approval of the preliminary plat pending a meeting between the two engineers to work towards another drainage proposal. Roll call vote: Kral yes, Kelley yes, Baker yes, Bashore yes. Motion carried.

Introduction and Adoption of Resolution - Leadership Certified Community Support: Council member Baker introduced the following resolution:

RESOLUTION NO. 558

Resolution of Support

WHEREAS, local municipal government, county government, and regional economic development entities must provide leadership and coordination for economic development efforts; and

WHEREAS, economic development needs can best be solved through a cooperative effort between local, county, regional and state economic development organizations and entities; and

WHEREAS, there is a need to recognize and promote our community's organizational readiness, infrastructure investment, ability to respond to business needs, and

WHEREAS, the Nebraska Department of Economic Development's Leadership Community Certification has been reviewed and found to be a program promoting our community's economic development preparedness;

THEREFORE, the City Council of Milford, NE do herewith pledge their full support, endorsement, and cooperation for participation in the Nebraska Department of Economic Development's Leadership Community Certification by the City of Milford, NE.

Upon roll call vote: Baker yes, Kelley yes, Bashore yes, Kral yes. Motion carried.

Passed and adopted this 3rd day of April, 2018.

Attest _____

City Clerk

Mayor

(SEAL)

Introduction and Adoption of Resolution - Purchase of Real Estate at First and Walnut Streets for new Municipal Building: Council member Bashore introduced the following resolution:

RESOLUTION NO 559

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF MILFORD, NEBRASKA, a political subdivision and City of the Second Class:

WHEREAS, it is necessary, desirable, advisable and in the best interest of the City of Milford to purchase real property, prepare the cite, and construct and furnish a new municipal building which may house City Hall, council chambers, the City's police department and other municipal functions;

WHEREAS, the question of purchasing real estate, making site preparations, constructing and furnishing a new municipal building which may house the City Hall, council chambers, the City's police department and other municipal functions, and the question of the issuance of the negotiable necessary for the same, were submitted at a general municipal or special election on February 13, 2018, and the voters approved the same;

WHEREAS, the City of Milford has selected the following site as a desirable location for a new municipal building:

Property located at 1st and Walnut Streets, Milford, Nebraska, currently owned by Rent Works, LLC, legally described as

Lots Twenty-Two (22), Twenty-Three (23), and Twenty-Four (24), Block C, Davison & Culver's Addition to the City of Milford, Seward County, Nebraska

Referred to hereinafter as "the Walnut Street Property";

WHEREAS, a title search has demonstrated that Rent Works, LLC has good title to the property;

NOW, THEREFORE BE IT RESOLVED by the Mayor and the City Council of Milford, Nebraska:

1. That the City of Milford may purchase the Walnut Street Property, as set forth in the Real Estate Purchase Agreement signed on October 10, 2016 and the Addendum thereto signed on December 1, 2017, which were previously contingent upon the approval of the voters which was granted in the election on February 13, 2018; and
2. That the City of Milford may take all other actions necessary to prepare the cite, and construct and furnish a new municipal building which may house City Hall, council chambers, the City's police department and other municipal functions.

Upon Roll Call Vote: Bashore yes, Kral yes, Baker yes, Kelley yes. Motion carried.

Passed and adopted this 3rd day of April, 2018.

CITY OF MILFORD, NEBRASKA

Attest: _____

Mayor Jeanne Hoggins, City Clerk
(SEAL)

Nick Glanzer,

Introduction and Adoption of Resolution - Sale of Property at 503 First Street and 505 First Street: Council member Kral introduced the following resolution:

RESOLUTION NO. 560

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF MILFORD, NEBRASKA, a political subdivision and City of the Second Class:

WHEREAS, it is necessary, desirable, advisable and in the best interest of the City of Milford to purchase real property, prepare the cite, and construct and furnish a new municipal building which may house City Hall, council chambers, the City's police department and other municipal functions;

WHEREAS, the question of purchasing real estate, making site preparations, constructing and furnishing a new municipal building which may house the City Hall, council chambers, the City's police department and other municipal functions, and the question of the issuance of the negotiable necessary for the same, were submitted at a general municipal or special election on February 13, 2018, and the voters approved the same;

WHEREAS, the City of Milford has tentatively entered into a Real Estate Purchase Agreement signed on October 10, 2016 and the Addendum thereto signed on December 1, 2017, which were previously contingent upon the approval of the voters, which was granted in the election on February 13, 2018 to sell Rent Works, LLC certain properties in exchange for a site for the new municipal building;

WHEREAS, it is economically in the City of Milford's best interests to sell or trade the following properties to Rent Works, LLC:

Parcel 1: Property located at 503 1st Street, Milford, Nebraska (hereinafter "former Hill's Country Inn Property"), legally described as

The West Half (W $\frac{1}{2}$) of Lot One (1), Block Two (2), Milford, Seward County, Nebraska.

Parcel 2: Property located at 505 1st Street, Milford, Nebraska (hereinafter "Former City Hall Property"), legally described as:

All the East Half (E $\frac{1}{2}$) of Lot Two (2), Block Two (2), Village of Milford, Nebraska and also a triangular piece of ground described as follows: Beginning at the Northwest corner of the East Half (E $\frac{1}{2}$) of said Lot Two (2) as a starting point, thence West about 3 inches to the center of the brick wall erected as a party wall between the owners of the East Half (E $\frac{1}{2}$) of said Lot Two (2) and the owners of the West Half (W $\frac{1}{2}$) of said Lot Two (2); thence South along the center of said party wall 140 feet more or less to the alley; thence East 2 feet 6 inches more or less to the Southwest corner of the East Half (E $\frac{1}{2}$) of said Lot Two (2); thence North 140 feet to place

of beginning, the intention being to convey all that piece of ground of the West Half (W¹/₂) of Lot Two (2) East of the center of the brick wall now erected between the present owners of Lot Two (2)--being a triangular piece of ground off the East side of the West Half (W¹/₂) of Lot 2--said triangular piece being about 3 inches wide more or less at the North end and about 2 feet 6 inches more or less at the South end.

WHEREAS, as Rent Works, LLC has agreed to demolish the Former City Hall Property and the Hill's Country Inn Property and to remove the debris from both properties, which will be atheistically pleasing for the City and promote economic growth; and

WHEREAS, as Rent Works, LLC has agreed to allow the City of Milford to use the former City Hall building and the Hill's Country Inn Property until the new municipal building is constructed.

NOW, THEREFORE BE IT RESOLVED by the Mayor and the City Council of Milford, Nebraska:

3. The City of Milford may sell and/or trade the Former City Hall Property and the Former Hill's Country Inn Property, as set forth in the Real Estate Purchase Agreement signed on October 10, 2016 and the Addendum thereto signed on December 1, 2017, which were previously contingent upon the approval of the voters which was granted in the election on February 13, 2018;
4. The City of Milford may take all other actions necessary to move property from the Former City Hall property to the new municipal building which may house City Hall, council chambers, the City's police department and other municipal functions, when it is convenient for the City of Milford to do so;
5. The Mayor is given authority to communicate with Rent Works, LLC and to instruct Rent Works, LLC as to the appropriate time to begin demolition of either or both of the Former City Hall Property and the Former Hill's Country Inn Property; and
6. The Mayor for City of Milford may sign the Deeds to the Former City Hall Property and the Former Hill's Country Inn Property at a later date in accordance with the provisions set forth in the Purchase Agreement signed on October 10, 2016 and the Addendum thereto signed on December 1, 2017.

Upon Roll call vote: Kral yes, Baker yes, Bashore yes, Kelley yes.
Motion carried.

Passed and adopted this 3rd day of April, 2018.

CITY OF MILFORD, NEBRASKA

Attest: _____

Jeanne Hoggins, City Clerk
Mayor

Nick Glanzer,

(SEAL)

Discuss/ Action - Financial RFP for Municipal Building Bond, Series 2018: Three proposals were received: Farmers & Merchants Bank, Ameritas and Jones Bank. After review a motion was made by Bashore and seconded by Kral to select Farmers & Merchants Bank as the finance/bond provider. Roll call vote: Bashore yes, Kral yes, Baker yes, Kelley yes. Motion carried.

Discuss/ Action - Approve soil sampling contract of lots at site of new Municipal Building: A motion was made by Bashore and seconded by Kelley to hire Benesch to provide geotechnical services (soil sampling & testing) on the lot site of the new municipal building. Roll call vote: Bashore yes, Kelley yes, Baker yes, Kral yes. Motion carried.

ADJOURNMENT: A motion was made by Kral and seconded by Bashore to adjourn the meeting. Roll call vote: Kral yes, Bashore yes, Baker yes, Kelley yes. Motion carried and meeting adjourned at 8:25 pm.

Jeanne Hoggins, City Clerk

Nick Ganzer, Mayor

CERTIFICATION

I, the undersigned, City Clerk of the City of Milford, Nebraska, hereby certify that the foregoing is a true and correct copy of proceedings had and done by the Mayor and Council on April 3, 2018 that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting kept continually current and readily 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 prior to said meeting; that at least one copy of all reproducible material discussed at the meeting was available at the meeting for examination and copying by members of the public; that the said minutes from which the foregoing proceedings have been extracted were in written form and available for public inspection within ten working days and prior to the next convened meeting of said body; that all news media requesting notification concerning meetings of said body were provided advance notification of the time and place of said meeting and the subjects to be discussed at said meeting.

(SEAL)

Jeanne Hoggins, City Clerk