

**MINUTES
ALBION CITY COUNCIL
REGULAR MEETING
JUNE 10, 2008
7:30 P.M. CITY HALL**

A Regular meeting of the Mayor and Council of the City of Albion, Nebraska was convened in open and public session at 7:30 P.M., on May 13, 2008 at Albion City Hall. Present were: Mayor Jarecki, Councilmembers Rasmussen, Cox, Riedmiller, also present were: City Clerk Devine, Attorney Bird, News Media-Jim Dickerson with the Albion News; city employees present were: Morearty, Luettel, Knust, Nolan, others present were Shannon Landauer, and Larry Lambert. Notice of this meeting was simultaneously given to the Mayor and all members of the Council and a copy of their acknowledgment of receipt of the notice is attached to these minutes. Availability of the agenda of this meeting was communicated in advance notice to the Mayor and Council. Notice of this meeting was given in advance by publication, a designated method for giving notice, a copy of publication being attached to these minutes. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

4. Councilman Riedmiller made a motion to approve the minutes of the May 21, 2008 meeting, seconded by Rasmussen. **Vote: Yeas; Cox, Riedmiller, Rasmussen. Nays; None. Absent; Hoefler.**
5. There will not be a plumber's license required for Lowell Imus, so this application has been withdrawn.
6. Councilman Riedmiller made a motion to approve Plumber's License request of Stephens Electric and Supply, Inc., seconded by Rasmussen. **Yeas; Rasmussen, Cox, Riedmiller. Nays; None. Absent; Hoefler.**
7. Larry Lambert said that the school is going to have diagonal parking from the entrance to the end of the block to the North. The diagonal parking will start at 12:30 p.m. The power/telephone lines will be installed underground. The sewer line will be upgraded to an 8" line. Councilman Cox made a motion to approve Boone Central School's Application to Construct Private Drive, seconded by Riedmiller. **Vote: Yeas; Riedmiller, Rasmussen, Cox. Nays; None. Absent; Hoefler.**
8. Councilman Cox made a motion to approve Plumber's License request of Boone County Concrete, Inc., seconded by Rasmussen. **Vote: Yeas; Riedmiller, Rasmussen, Cox. Nays; None. Absent; Hoefler.**
9. This Capitalization Policy will provide a better clarification of depreciation for assets and will provide clear policy for the differentiation between asset acquisitions and expenses. Councilman Cox made a motion to approve Resolution 110(08)-Adopting a \$1,000 Capitalization Policy, as Advised by The Auditor, seconded by Riedmiller. **Vote: Yeas; Rasmussen, Riedmiller, Cox. Nays; None. Absent; Hoefler.**
10. There will be a special meeting on Thursday, June 12, 2008 on this. Ameritas has submitted a couple different amortization schedules. The city should have this bond paid off in 6 years. Councilman Rasmussen made a motion to table this item until the June 12, 2008 meeting, seconded by Cox. **Vote: Yeas; Rasmussen, Riedmiller, Cox. Nays; None. Absent; Hoefler.**
11. The City Of Albion's Comprehensive Plan is Ten Years old and needs to be reviewed again. Fick and Devine have discussed different options on this:
 - NENEDD will do it for \$15,000, to paid over a three year period
 - Engineers can be contacted
 - Contact University Students to do this as a project for schoolBird suggested to look into grant money for this. St. Edward received grant money for their Comprehensive Plan. Councilman Cox made a motion to authorize Tom Fick and Clerk Devine to solicit proposals for updating the Comprehensive Plan, seconded by Rasmussen. **Vote: Yeas; Cox, Riedmiller, Rasmussen. Nays; None. Absent; Hoefler.**
12. The Mayor will need majority vote from the Council to remove Curtis Smith from the Planning Commission. Mr. Smith is not present at the City Council meeting tonight, and has not answered any correspondence from Administrator Devine regarding his status on the Planning Commission Board. The Mayor is requesting the removal of Curtis Smith from the Planning Commission Board due to the following good and sufficient causes:
 - Since September of 2007, Curtis Smith has failed to attend the last 10 regular and special meetings of the planning commission; and,

MINUTES – ALBION CITY COUNCIL – REGULAR MEETING JUNE 10, 2008

- Curtis Smith has failed to communicate his intent for future meeting attendance to the planning commission secretary.

Councilman Riedmiller made a motion to approve the Mayoral Removal of Curtis Smith from the Albion Planning Commission, seconded by Cox. **Vote: Yeas; Riedmiller, Cox, Rasmussen. Nays; None. Absent; Hoefler.**

MINUTES – ALBION CITY COUNCIL – REGULAR MEETING JUNE 10, 2008

13. Councilman Cox made a motion to approve Tom Hamling to the Albion Volunteer Fire Department, seconded by Rasmussen. **Vote: Yeas; Cox, Riedmiller, Rasmussen. Nays; None. Absent; Hoefer.**

14. Shannon Landauer brought the proposed 2008-2009 Budget for the Boone County Development. Albion's Portion will be increased by \$230. This year the BCD will begin giving loans to businesses from their savings account. Councilman Riedmiller made a motion to approve the Boone County Development Agency's 2008-2009 Budget and Interlocal Agreement, seconded by Cox. **Vote: Yeas; Rasmussen, Cox, Riedmiller. Nays; None. Absent; Hoefer.**

15. Joe Luettel reviewed what problem areas were discovered in the sewer lines. He is recommending a manhole to be installed at 3rd and Ruby. Luettel estimated that such a manhole would cost approximately \$1,000. The Camera was not able to pass this due to a large pile of concrete in the way and Joe has been having trouble jetting that area. George Edwards will also be performing a smoke test to the entire sewer system in July, which will analyze each manhole and the sewer lines. Clerk Devine said that according to the auditor there is about \$200,000 available for infrastructure items such as this, including the 2008 fire hall sewer expansion project. Devine asked the council if they thought we should wait to prioritize the sewer line improvements, including the manhole at 3rd and Ruby, until the detailed analysis is complete. Rasmussen suggested that 3rd and Ruby is a known problem area that appears significant enough to take care of right away. Luettel agreed. No formal motion was made, however, all council members and the Mayor were in consensus that this should be taken care of as soon as possible by Luettel and Devine.

16. Administrator's Report:

Water/Sewer:

- a. Flow Monitoring of the city sewer system is coming to a close; equipment will be removed soon.
- b. Rutjens to start manhole replacement project at 11th and Fairview this week.
- c. Johnson Company was in town last week for sewer line maintenance as part of our sewer line maintenance program.
- d. Ron Morearty is continuing to work on getting the well development site near the water tower approved.

Streets:

- a. Contracts have been signed for the concrete paving projects.
- b. We are still awaiting plans and specs from K.M. They should be available early next week and a Street Committee meeting has been planned for 7pm on June 17, 2008.

General:

- a. Nuisance issues – City Attorney's office still reviewing the city building codes and provisions for administration of the codes. Brent has been reviewing properties in town.
- b. The Albion Planning Commission has reviewed a couple ordinances that concern zoning: One on RV parking and one concerning swimming pools. They've requested that the Albion Police Department encourage more compliance on the RV parking ordinance which states that RV's (Boats, trailers, campers, etc.) be enclosed in a building, parked behind the front setback, or in a side yard. They will further review comp plan and zoning ordinance wording about swimming pools so that all definitions are addressed and some safety provisions can be made in the plan and ordinance.
- c. Cattlemen's Ball – held this weekend and Alumni Weekend is coming up.
- d. A "Welcome to Albion" sign was purchased to promote our town. It was put up by Loup Power over the highway between 3rd and 4th Streets. Unfortunately high winds damaged the strap and it had to be taken down. I believe that part of the problem is that the poles are so far apart, leaving a long open area for the strap to twist and bounce without reinforcement. Lanny is not comfortable replacing it in the same location, so it has been placed in the courthouse lawn for the Cattlemen's Ball and alternate placement locations are being considered for alumni weekend, the County Fair, etc. Council Members commented that the banner was very nice and would like to see it back up over the highway again if at all possible.

Budget/Treasurers Report:

See financial statements attached

MINUTES – ALBION CITY COUNCIL – REGULAR MEETING JUNE 10, 2008

17. Councilman Rasmussen made a motion to approve Employee Reviews, seconded by Riedmiller. **Vote: Cox, Riedmiller, Rasmussen. Nays; None. Absent; Hoefer.**

18. Councilman Riedmiller made a motion to approve the bills, seconded by Rasmussen. **Vote: Yeas; Rasmussen, Riedmiller, Cox. Nays; None. Absent; Hoefer.**

19. Items for July 8, 2008 Agenda

- Campground Improvements

20. At 8:34 pm Councilman Rasmussen made a motion to adjourn, seconded by Cox. **Vote: Yeas; Cox, Riedmiller, Rasmussen. Nays; None. Absent; Hoefer.**

I the undersigned Clerk hereby certify that the foregoing is a true and correct copy of proceedings had and done by the Mayor and Council; that all subjects included in the foregoing proceedings were contained in the Agenda for the meeting, kept continually current and available for inspection at the office of the Clerk; that such subjects were contained in said Agenda for at least 24 hours prior to said meeting; that at least one copy of all reproducible material discussed at the meeting was available at the meeting for the examination and copying of the public; that said minutes were in written form and available for public inspection with in ten working days and prior to the next convened meeting of said body; that all next media requesting notification of meetings of said body were provided advance notification of the time and place of said meeting and subjects to be discussed at said meeting.

Jim Jarecki, Mayor

ATTEST:

Andrew Devine, City Clerk