

PLATTSMOUTH CITY COUNCIL

February 19, 2024
7:00 p.m.

- 1 Meeting Called to Order by Mayor R. Paul Lambert
- 2 Announce Location of Open Meetings Act and Documents to be Discussed at the Meeting
- 3 Pledge of Allegiance to the Flag of the United States of America
- 4 Roll Call
- 5 Citizens Delegation
- 6 Mayoral Proclamation
- 7 **CONSENT AGENDA**
 - A Consider approval of the February 5, 2024 City Council Meeting Minutes
 - B Consider Application for Payment No. 9 from Hawkins Construction Co. for the New Wastewater Treatment Plant Contract No. 2 (2019 Flood Recovery Project PW#88688-Relocated Wastewater Treatment Plant) in the amount of \$1,598,057.80 and authorize the Mayor to execute Application for Payment No. 9
 - C Consider Change Order No. 2 for the New Wastewater Treatment Plant Contract 2– Wastewater Treatment Plant 2019 Flood Recovery Project 88688 which includes eight (8) items for a total deduct of (\$22,775.93) and authorize the Mayor to execute Change Order No. 2
 - D Consider approval of the appointment of the following proposed new volunteer member to the Plattsmouth EMS Department: Mathew Prince
 - E Consider approval of the Emergency Medical Services Department Roster
 - F Consider the Mayor’s recommendation of the appointment of Leigh Jean Koinzan to the Historic Preservation Board to fill a vacancy with a three (3) year term expiring 01/2027
 - G Consider the Mayor’s recommendation of the reappointment of the following Committee & Board Members:

Cemetery Board – 3 year term (3 member board)

Bernard “Bill” Boyle	March 2026
Cindy Fuller	March 2025
Gary Hellwig	March 2027

Economic Development Application Review Committee – 3 year term (5 member committee)

Dave Steinkrueger	February 2025
Brian Harvey	February 2026
Russ Kathol	February 2026
Charles Jones	February 2026

LB840 Economic Development Citizen Advisory Review Committee-5 year term (5-10 members)

Jackie Morehead	April 2028
Steve Rishel	April 2028
David Wood	April 2028
Joe Ostaseski	April 2028

Historic Preservation Board – 3 year term (7 member board)

Rich McKinley	January 2027
Roger Johnson	January 2026
Don Gappa	January 2026
Jennifer Roby	January 2026
Celine Wilcox	January 2027
Joe Ostaseski	January 2027

Housing Authority – 5 year term (5 members)

Ron Haskett	May 2028
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Library Board – 4 year term (5 member board)

Sharon Kief	January 2027
Andrea Harkness	January 2025
John Hurst	January 2027
Monica Yankus	January 2027

Park Board – 3 year term (6 member board)

Wayne Campbell	January 2026
Jerry Blackwell	January 2027
Kelly Walker	January 2026

Planning Commission – 3 year term (9 members and 1 alternate)

Mike Vaughn	January 2027
Rich McKinley	January 2026
DeWayne Prince	January 2027
Bernard “Bill” Boyle	January 2027
Heather Herlick	January 2026
Angie Minahan	January 2027
Joe Woracek	January 2027

Board of Adjustment – 3 year term (5 member board)

Paul Lucas	January 2027
Jamie Kincaid	January 2026
Jackie Morehead	January 2026
Jerry Reinholt	January 2027
Mike Vaughn	January 2026

Plattsmouth Bridge Commission – 6 year term (5 member commission)

Bobie Touchstone	October 2027
Roger Wehrbein	October 2029

Civil Service Commission – 6 year term (3 member commission)

Jamie Kincaid	January 2030
Karie Kirkland-McKinley	January 2029
John Campin	January 2030

H Receive Treasurer’s Report

I Consider approval of claims

8 UNFINISHED BUSINESS

A Consider the proposed Community Solar Interest Survey and authorize the distribution of the “Plattsmouth Community Solar Survey 2024”

9 NEW BUSINESS

A Public Hearing regarding the Preliminary and Final plat of a proposed Major Subdivision located at 203 N 10th St, Plattsmouth, legally described as the PLATTSMOUTH - FOUR US SUBDIV REPLAT 1 LOT 4 (2.469), PLATTSMOUTH - FOUR US SUBDIV LOT 3 (.472), and PLATTSMOUTH -

FOUR US SUBDIV REPLAT 1 LOT 2 (.836); additions to the City of Plattsmouth, Cass County Nebraska.

- B Consider RESOLUTION NO. 24-001: **A RESOLUTION TO APPROVE THE PRELIMINARY PLAT AND THE FINAL PLAT OF PLATTSMOUTH HISTORIC APARTMENTS SUBDIVISION, A TRACT OF LAND BEING ALL OF LOTS 2 AND 4, FOUR US SUBDIVISION, REPLAT 1, AND LOT 3, FOUR US SUBDIVISION, ALL LOCATED IN PART OF THE NW ¼ OF SECTION 18, TOWNSHIP 12 NORTH, RANGE 14 EAST OF THE 6TH P.M., CASS COUNTY, NEBRASKA**
- C Public Hearing regarding the City's acquisition of Lot 1 Osage Ranch Lift Station, together with certain utility, access, and construction easements, pursuant to the terms of a Purchase and Sale Agreement between the City and the property owner
- D Consider approval of the Temporary Construction Easement (Access Road), Temporary Construction Easement (Utility Lines), Permanent Access Easement, and Permanent Utility Easement, each between the City and LDG Properties, LLC, relating to the construction of the proposed sanitary sewer lift station on Lot 1 Osage Ranch Lift Station Subdivision, and contingent upon the City Council approval of the Osage Ranch Lift Station Rezoning and the Osage Ranch Lift Station Subdivision, and authorize the Mayor to finalize and execute the same.
- E Public Hearing regarding the Rezoning of a subdivision to be known as Lot 1 Osage Ranch Lift Station, being a platting of part of the NW ¼ of the SW ¼ of Section 24, T12N, R13E of the 6th P.M., Cass County, Nebraska, lying east of State Highway 75 and South of Lot 8, Osage Ranch, a Subdivision in said Cass County
- F Consider ORDINANCE NO. 2012: **AN ORDINANCE TO CHANGE THE ZONING OF A SUBDIVISION TO BE KNOWN AS LOT 1 OSAGE RANCH LIFT STATION SUBDIVISION, BEING A PLATTING OF PART OF THE NW ¼ OF THE SW ¼ OF SECTION 24, T12N, R13E OF THE 6TH P.M., CASS COUNTY, NEBRASKA, LYING EAST OF STATE HIGHWAY 75 AND SOUTH OF LOT 8, OSAGE RANCH, A SUBDIVISION IN SAID CASS COUNTY, FROM THE AGRICULTURAL (AG) DISTRICT TO THE URBAN RESIDENTIAL MEDIUM-DENSITY (RE-2) DISTRICT; TO AMEND THE ZONING DISTRICT BOUNDARIES AND OFFICIAL ZONING MAP OF THE CITY OF PLATTSMOUTH; TO REPEAL ALL ORDINANCES IN CONFLICT; TO PROVIDE FOR PUBLICATION IN PAMPHLET FORM; AND TO PROVIDE AN EFFECTIVE DATE**

- G Public Hearing regarding the Preliminary Plat and Final Plat of a subdivision to be known as Lot 1 Osage Ranch Lift Station, being a platting of part of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 24, T12N, R13E of the 6th P.M., Cass County, Nebraska, lying east of State Highway 75 and South of Lot 8, Osage Ranch, a Subdivision in said Cass County
- H Consider **RESOLUTION NO. 24-002: A RESOLUTION TO APPROVE THE PRELIMINARY PLAT AND THE FINAL PLAT OF LOT 1 OSAGE RANCH LIFT STATION SUBDIVISION, BEING A PLATTING OF PART OF THE NW $\frac{1}{4}$ OF THE SW $\frac{1}{4}$ OF SECTION 24, T12N, R13E OF THE 6TH P.M., CASS COUNTY, NEBRASKA, LYING EAST OF STATE HIGHWAY 75 AND SOUTH OF LOT 8, OSAGE RANCH, A SUBDIVISION IN SAID CASS COUNTY**
- I Public Hearing regarding the acquisition of temporary construction easement located on Lot 3, Kim Subdivision, as surveyed, platted and recorded in the City of Plattsmouth, Cass County, Nebraska, said easements to be acquired pursuant to a purchase agreement with the property owner and in connection with the City's 2019 Flood Recovery - New Relocated Wastewater Treatment Plant & Conveyance Project PW#88688
- J Consider approval of a Purchase Agreement between the City of Plattsmouth and S & E Auto Recycling, LLC for the acquisition of a temporary construction easement located on Lot 3, Kim Subdivision, as surveyed, platted and recorded in the City of Plattsmouth, Cass County, Nebraska, in connection with the Right of Way Acquisition Services Agreement between the City and Midwest and in connection with the City's 2019 Flood Recovery - New Relocated Wastewater Treatment Plant & Conveyance Project PW#88688, and authorize the Mayor to execute the purchase agreement and such other documents as may be necessary to close the real estate purchase transaction described therein
- K Consider **ORDINANCE NO. 2013: AN ORDINANCE OF THE CITY OF PLATTSMOUTH, NEBRASKA TO ESTABLISH WAGES, SALARIES AND BENEFITS FOR NON-UNION CITY EMPLOYEES AND APPOINTED OFFICIALS MARCH 1, 2024; TO REPEAL ORDINANCE NO. 2010 AND ALL ORDINANCES IN CONFLICT; TO PROVIDE FOR PUBLICATION IN PAMPHLET FORM; AND TO PROVIDE AN EFFECTIVE DATE**
- L Consider authorizing the Treasurer to reimburse the Plattsmouth Rural Fire Protection District \$103,451.07 for its 25.5% share of the \$405,690.48 FEMA Disaster 4521 Funds awarded to the City of Plattsmouth for 12-30-2020 through 06-30-2022, with reimbursement to be after the City receives the FEMA payment

M Consider authorizing submission for the 2023 Assistance to Firefighters Grant (AFG) to purchase 50 sets of structural firefighting bunker gear at a total cost of \$275,000.00 (\$5,500 per set x 50) with a 5% local share of \$13,750.00

10 City Administrator Communication

11 Mayor and City Council Communication

12 Adjourn