

**City of Omaha**  
**Council Meeting September 13, 2021**  
**AGENDA**

AGENDA:

Approval of the minutes from previous meeting (August)

Approval of the financial reports for both the City and the Water Dept.

Old Business:

Update on letters for Property owners

Lease agreement for ORFA

Business Licenses/Steven Grady-Attorney/Conference Call

New Business

Water Dept Update

Police Update

Street Update

No Further Business

NOTES:

---

---

---

---

---

---

---

---

# City of Omaha Council Meeting August 9, 2021

The regular monthly council meeting was rescheduled due to scheduling conflicts, the meeting was moved to August 9, 2021 at 5:30 P.M. The meeting was called to order by Mayor Leslie King.

**Roll Call:** Laura King-P, Lorene Roberts-P, William Atchison-P, Mike Roberts-P, Orville Lippe-A

**Also Present:** Police Chief Troy Burluson, police Sergeant Chris Jamison, Police Officer Bill Melbourne, Water Supervisor Dalton Larson.

**Guests:** Randy Reddell/ORFA, Tine Cole/NWAEDD

Police Chief Troy Burluson and Bill Melbourne left the meeting due to a police call.

**APPROVAL OF MINUTES:** The minutes from the previous meeting were presented to the council for approval. Council Member Lorene Roberts moved to approve the minutes as presented, Council Member Mike Roberts seconded the motion. All in favor. Motion carried. 3/Ayes

**APPROVAL OF THE FINANCIAL REPORTS:** Council Member Mike Roberts moved to approve the financial reports for the City and the Water dept. as presented. Council Member William Atchison seconded the motion. Financial Reports for the City and the Water Dept. were approved. All in favor. Motion carried. 3/Ayes

**OLD BUSINESS:** Police Chief Troy Burluson announced that he would be meeting with Robin Tilton at 1 P.M. Tuesday the 10 of August to serve him a citation for his property, Mr. Cave has no returned any of his phone calls and Rushing have covid ; they also spoke to their attorney because the letter had the wrong address on it (201 instead of 101) her attorney also said that the process would have to start over. Attorney Steven Grady announced that it did not matter because she received the notice and that he would would contact Tim Watson attorney for MacDonald. Gina advised Attorney Steven Grady that she would need a copy of the email for the minutes. Attorney Steven Grady announced that MacDonald had hired someone to do work on the house and that they had disappeared and now have reappeared and that she would like to have extension for another month. The council announced that the yard needs to be mowed, weedeated and that the building is still standing with water(needs drained to combat the mosquito problem) and needs to be in compliance with the ordinance. Council member Mike Roberts mentioned that it is very grown up in front. Attorney Steven Grady advised the council that pictures were sent to Watson Law Firm from his last visit to the properties. Council member Lorene Roberts announced that the trees need to be trimmed also. Mayor Leslie King announced giving her ten more days. Attorney Steven Grady advised that he did not make any promises and that a citation will be issued. Council Member William Atchison announced to give them the extension. Council Member William Atchison made a motion to give Morgan MacDonald an extension until the 31 of August. Council Member Mike Roberts seconded the motion. Motion carried. 3/Ayes Council Member Lorene Roberts abstained

Gina mentioned that the council had decided not to rent the shelter on a long term basis and that they were wanting a formal reason in writing. Attorney Steven Grady announced that the city did not have

to provide that because no formal letter is needed and that everyone needed to be treated the same.

Attorney Steven Grady announced that he would not be able to attend any more meetings because he was now living in Huntsville and it was too far to travel. Council Member Laura King asked if he could do conference calls. Attorney Steven Grady-Attorney advised that he would be able to do that.

Mayor Leslie King turned the floor over to Randy Reddell ORFA President. Mr. Reddell advised the council that the buildings could pose a fire hazard.

Mr. Reddell announced that he wanted to discuss the lease agreement and that he is delighted with where the relationship is with the City now. Mr. Reddell advised the council that the fire dept can not purchase the building and that they are happy with the agreement; leasing for \$1.00 would be ok or keep it the same as it is now. Mr. Reddell announced that fire dept would like a lease agreement for 7-10 years or not maybe a 3,5,7 or 10 year lease; for the first one it could be a 3 year lease. Mr. Reddell advised the council that would get the insurance (be cheaper than the city), liability insurance and upkeep (maintenance). The council mentioned being able to inspect the building. Mr. Reddell announced that he was very proud of where they are now and that they had five EMT. Mr. Reddell thanked the council and left the meeting. Council member Mike Roberts made a motion to go with a 5 year lease agreement, keep the bays and that the ORFA would maintain the building and provide the insurance and liability insurance for the building. Council Member William Atchison seconded the motion. All in favor. Motion carried. 4/Ayes

Mayor Leslie King turned the floor over to Tina Cole with NWAEDD. Tina Cole announced that she was with Community Development and that she writes grants for cities, police and fire dept, ect. Tina Cole advised the council that in 2017 Boone County adopted Hazard Mitigation Plan, this would give access to money from the government with a 75%/25% grant and that the 25% could be labor; it can be used for bridges, low water crossings. Tina Cole announced that state, county are in litigation for \$350,000 for small projects; such as safe rooms drainage issues, surge protectors and digital records. Council Member Laura King asked about sidewalks. Tina Cole advised that she was not sure. The Council asked police cars or anything for the police dept. Council Member Lorene Roberts asked for a list. Tina Cole announced that there was no list. Council Member Mike Roberts made a motion to pass the resolution for the Hazard Mitigation Plan. Seconded Council Member William. All in favor. Motion carried. 4/Ayes

Council Member Laura King advised the council that she had found some chairs for the meeting chamber, 400lbs weight limit, broad legs and durable; with a price of \$107.77 in black. The council had voted previous to get the chairs no voted needed.

Mayor Leslie King turned the floor over to Dan Haas with Reynolds Media. Mr. Haas announced that they were doing short hops to each stand pipe and that there is no contract for the internet customers, it is a \$30.00 monthly fee to start. Mr. Haas announced it would be \$75.00 per month for each tower, plus increases. Mayor Leslie King announced that all three tanks were in the open. Mayor Leslie King asked if the city was responsible for their equipment. Mr. Haas advised that only if we were directly responsible. Water Supervisor Dalton Larson asked what would happen if something happened. Mr. Haas advised they would work together, if someone shot the internet antenna but the city would not be held responsible. Steven Grady-Attorney announced that he was not for long term agreements because a person can not get out of it. Mr. Haas advised they are doing 10 year agreements and have no obstacles. Steven Grady-Attorney advised doing short term agreement. Mr. Ian Reynolds announced that nothing is set in stone. Council Member Laura King asked about the other towns that have been

installed. Mr. Haas advised that Bergman, Crooked Creek, SW Boone and Gassville was 5 weeks out. Mayor Leslie King asked about advertisement? Mr. Haas advised that they would do mail outs. Council Member Lorene Roberts announced doing a 5 year lease agreement. Council Member Lorene Roberts asked about the power. Mayor Leslie King advised that the city could give them that much. Mr. Haas announced it takes as much power as much two phone chargers but if more was taken that they would pay the difference. Council Member Mike Roberts made a motion to lease the tanks for 5 years for all three tanks, per the terms of the lease agreement. Council Member William Atchison seconded the motion. All in favor. Motion carried. 4/Ayes  
Water Supervisor Dalton Larson advised that there is no power at the Boat Dock tank. Mr. Renyolds advised that they would need to look at it.

Mayor Leslie King announced that the new ball goal had been ordered.

Mayor Leslie King announced that there is a issue with new well and that he had called Davis Construction and that they are having an issue getting parts which is the transfer switch for the generator and that it would be the end of September. Mayor Leslie King advised that new well was going to have work done to it as well. Water Supervisor Dalton Larson advised that the well house will be gutted and made new. Laura ask about the road(Maple St. and Collins St.)? Mayor Leslie King advised there was no answer on the Streets. Council Member Mike Roberts ask about the part for the mower. Water Supervisor Dalton Larson mentioned borrowing part from the neighbor but that the mower is working now. Council Member mike Roberts ask if he could mow on the left side of the Rushings place. Council Member Lorene Roberts advised that the weeds in the park need to be sprayed.

Council Member Laura King advised that the Stop Sign by Holts place can not be seen due to limbs and that they need to be cut. Council Member Mike Roberts advised that there needs to be mowing done by the Holt place by the Street and that Maple and 3<sup>rd</sup> St need to be weedeated.

**OLD BUSINESS:** Council Member Lorene Roberts announced that the clean up date had not been set yet and that there is a couch, mattress and lawn mower in the front yard at Jordan Vaughn's and that he needs a letter; the old chairs need to be thrown out when the City has clean up.

**POLICE UPDATE:** Sergeant Chris Jamison submitted police report. Sergeant Jamison announced that he was needing certification for 24 hours and that he was behind and was trying to get caught up. Sergeant Jamison advised that he and Bill were helping with search and rescue for better directions, 16 hour class for CLEST-ANSAR to help educate. Council Member Laura King ask what was theft of service? Sergeant Jamison advised the council that some one had thrown their person trash in the school trash dumpster(8 bags) and they were notified and removed the bags of trash.

**STREET UPDATE:** Council Member Lorene Roberts announced that some stop signs needed to be put up. Mayor Leslie King advised that they would do that this weekend and that there were 6 or 7 already made. Council Member Lorene Roberts advised that by Fred Truelove end of Washington St. to Pine St. needs stop signs. Mayor Leslie King announced that the trucks unloading from Load N Go were blocking the highway and needing to talk to the State. Council Member William Atchison advised that they were in the City Limits and that they need to clean up their parking lot for parking and they would have parking for receiving and delivery. Sergeant Jamison advised that they have to be so many feet off the road. Council Member Lorene Roberts advised that Chris needed to talk to them. Sergeant Jamison advised that the DOT had written tickets and citations given. Council Member William Atchison announced telling them that there had been complaints. Sergeant Jamison announced

that Load N Go had given him permission to sit there to help with the speeding. Council Member Laura King announced that Chris need to talk to Angie also. Council Member Lorene Roberts ask about the rocks washing down by Angie's store and that they need to be removed from the street. Mayor Leslie King advised that Rodney had put those there and that they are washing out when it rains. Water Supervisor Dalton Larson advised that he would look at the signs and come up with a plan.

No further business before the Council. Council Member William Atchison made a motion to adjourn the meeting. Council Member Mike Roberts seconded the motion. All in favor. Meeting adjourned.  
4/Ayes

Leslie King/Mayor

---

Gina Dunn/Sec./ Treas.

---