

City of St. Paul Regular Meeting
704 6th Street
St. Paul, NE 68873

Monday, June 6, 2022

A meeting of the Mayor and City Council of the City of St. Paul, Nebraska was held at City Hall in said City on Monday, June 6, 2022 at 7:00 p.m. Present were Mayor Joel M. Bergman and Council members Katie Kowalski, Jerry Thompson, Mike Feeken and Chuck Schmid. Absent: None. Notice of the meeting was given in advance thereof by publication in the Phonograph Herald, a legal newspaper published in said City and County. Notice of the meeting was also posted in four (4) public places. Notice of this meeting was communicated in the advance notice. All proceeds thereafter shown were taken while the convened meeting was opened to the attendance of the public.

Mayor Bergman opened the meeting at 7:00 p.m. with the "Pledge of Allegiance" and thanking the public for attending and announcing that the City of St. Paul abides by the Open Meetings Act, which is posted on the west wall as required by Nebraska State Law §84-1407 through §84-1414. Mayor Bergman also stated that the City Council may vote to go into Closed Session on any agenda item as allowed by NE State Law §84-1410.

Individuals who have appropriate agenda items for City Council consideration should complete the "Request for Future Agenda Items" form located at the City Office. If the issue can be handled administratively without Council action, notification will be provided. If the item is scheduled for a meeting or study session, notification of the date will be given. Also, any City patrons that are requesting "Public Records" or have "Questions or Concerns" in regards to the City, they need to be submitted in writing to the City of St. Paul, so that it can be addressed appropriately. These forms are available online, in a file folder on the back wall of the Council Chambers or at the City Office.

There was an opportunity for individuals wishing to provide input on any of tonight's agenda items. Those individuals were asked to reserve time to speak; per Mayor Bergman, there will be a five (5) minute limit per person on speaking.

Joe Sack was present to discuss the Sons of the American Legion Post #119 funding for the extension of storm sewer culvert on the north side of the new American Legion building. After a lengthy discussion ensued regarding the utilization of City funds and the eligibility of City LB840 Sales Tax funds, Council member Feeken moved to utilize Economic Development LB840 sales tax funds at an amount not to exceed \$20,000 for the expansion of business regarding the American Legion Post #119 project. Council member Thompson seconded the motion. Council members Kowalski, Thompson, & Feeken voted aye, Council member Schmid abstained. Motion carried 3/0. St. Paul Development Corp. (SPDC) Executive Director Coghlan stated that he will apply for a U. S. Dept. of Agriculture grant.

Mayor Bergman opened the Nuisance Hearing at 7:33 p.m. to "Determined Existence of Public Nuisance and to Abate in Whole or in Part" pertaining to Todd M. and Michelle L. Padrnos property at 108 Howard Avenue, St. Paul, NE. The property is more legally described as: (SP VII) TRACT A IN TAX LOT 7; 3-14-10. The said alleged violations consist of an Unsafe Building Structure. Owners Todd M. and Michelle L. Padrnos were not present for the nuisance hearing. Chief of Police Dan Howard stated that the letter he served by personal delivery by attaching the notice to the front door of the residence of Todd and Michelle Padrnos on Wednesday, May 4, 2022 regarding the above subject is still posted on the door at 1220 Farnum Street, St. Paul, NE. Chief of Police Howard stated that the apartment property is still in the same condition; no work has been completed on the project. Chief of Police Dan Howard submitted the following Exhibits to be placed in City record regarding the Padrnos nuisance history:

- (1) November 29, 2021 - Chief of Police Dan Howard "Nuisance Declaration" regarding 108 Howard Avenue Apartments, St. Paul, NE per Municipal Code Sections 4-301 to 4-327, along with attached pictures of the apartment structure;
- (2) November 29, 2021 – Chief of Police Dan Howard "Certificate of Posting" by Hand Delivery to Todd and Michelle Padrnos residence at 1220 Farnum Street, St. Paul, NE;

- (3) November 29, 2021 – Letter mailed to Todd & Michelle Padrnos regarding City Municipal Code 9-403; Unsafe Buildings; Determination and Notice, along with 4-323 Nuisances; Procedure in Case of Emergency;
- (4) November 29, 2021 - City Certification of Posting of letter regarding Municipal Code 9-403; Unsafe Buildings; Determination and Notice, along with 4-323 Nuisances; Procedure in Case of Emergency was served by Personal Service to: (a) Todd Padrnos at 1220 Farnum Street, St. Paul, NE (on front lawn); (b) 108 Howard Avenue apartments that consists of Apartment #1, #2, #3, #4, #5, and #6; and (c) Howard County Register of Deeds (Bev Sack);
- (5) December 6, 2021 - Notice to Appeal Nuisance Violation Notice letter was signed by Todd Padrnos on December 6, 2021; the appeal hearing was scheduled for December 20, 2021;
- (6) December 20, 2021 – Regular Council meeting minutes regarding Unsafe Building APPEAL Hearing pertaining to 108 Howard Avenue apartments;
- (7) December 20, 2021 – Letter to Todd and Michelle Padrnos regarding “Notice of Hearing to be Determined Existence of Public Nuisance and to Abate in Whole or in Part” pertaining to 108 Howard Avenue; the hearing is scheduled for February 7, 2022 at 7:00 p.m.;
- (8) December 21, 2021 - Certificate of Posting by Hand Delivery regarding the “Notice of Hearing to be Determined Existence of Public Nuisance and to Abate in Whole or in Part”;
- (9) December 21, 2021 at 10:53 a.m. Brian Friedrichsen (Olsson) sent Connie Jo Beck (City Clerk) and Matt Helzer (Utility Superintendent) an email regarding plans for replacement of stairs for the apartments, along with a blue-print for Foundation Plan and Existing Stair Tower Elevation; this is Olsson Project 019-0503, New Stair Towers – Heidi Baldwin Apartments;
- (10) February 7, 2022 – Regular Council minutes regarding the 108 Howard Avenue structural integrity of the steel staircases, decking and support beams; Mr. Padrnos had until February 7, 2022 to repair the key structure of the apartments. Chief of Police Howard stated that there were no changes to the structure from the last City Council discussion on December 20, 2022;
- (11) February 23, 2022 at 6:45 a.m. City Clerk Beck emailed the Phonograph Herald the February 7, 2022 minutes to be published;
- (12) February 9, 2022 - Phonograph Herald article regarding City Council minutes;
- (13) March 21, 2022 – City Council meeting minutes regarding the improvements to the 108 Howard Avenue apartments; Mr. Padrnos stated he was in a bid letting process on construction material and having discussions with the St. Paul Development Corp. (SPDC) regarding the financing of the material;
- (14) May 2, 2022 – City Council meeting minutes stating Chief of Police Howard is not able to contact Todd Padrnos; it was also stated that Todd Padrnos has not contacted SPDC regarding funding. City Council decided to move forward with the nuisance process concerning 108 Howard Avenue apartments.
- (15) May 4, 2022 letter posted to Todd and Michelle Padrnos home regarding “Notice of Hearing to be Determined Existence of Public Nuisance and to Abate in Whole or in Part” to be held on June 6, 2022 at 7:00 p.m. regarding an unsafe building structure; pictures were also included with the letter;
- (16) May 4, 2022 a Certificate of Posting to Todd and Michelle Padrnos residence at 1220 Farnum Street regarding “Notice of Hearing to be Determined Existence of Public Nuisance and to Abate in Whole or in Part”.

Mayor Bergman accepted the Exhibits into record at 7:40 p.m. City Attorney Jason White read the City Municipal Code of 9-401 – Unsafe Building; Definition. After hearing no other comments regarding the nuisance hearing, Mayor Joel Bergman closed the hearing at 7:53 p.m. The City Council members denied Mr. & Mrs. Padrnos’s appeal.

City Council member Feeken moved to approve Notice of Adoption of Resolution 2022-5; whereas the City Council will determine if the property constitutes a public nuisance. If, the property constitutes a public nuisance, then the City Council will grant five (5) days from the

date of the notice to abate said nuisance. Failure to abate the nuisance shall result in said nuisance being abated by the City of St. Paul and the cost of abatement shall be assessed upon the premises and constitute a lien upon the premises until paid. Council member Schmid seconded the motion. Council members Kowalski, Schmid & Feeken voted aye, Council member Thompson voted nay. Motion carried 3/1. The letter will be mailed by Certified Mail to Todd and Michelle Padrnos, along with a copy of the letter to be posted at the 108 Howard Avenue property. City Attorney White stated that the City gave Mr. Padrnos his due process. The item will be on the Monday, June 20, 2022 City Council agenda.

Council member Thompson moved to approve the Consent Agenda Items: (1) April 2022 Treasurer's Report; (2) May 11, 2022 (special 5:30 p.m.); May 11, 2022 (special 6:30 p.m.); May 16, 2022 (regular); and May 31, 2022 (special) Council minutes; and (3) June 6, 2022 disbursements. Council member Kowalski seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0.

June 6, 2022 Disbursements

Gross Wages - May	82268.90
Advanced Climate Control (service)	189.97
Amazon Capital Services (books, supplies)	405.16
Biblionix (software)	2300.00
BOK Financial (bonds)	7821.17
Bomgaars (supplies)	1559.86
Border States (supplies)	478.60
Brock, Guy (supplies)	380.00
Brown, Aubrie (supplies)	47.87
Cardmember Svcs (meals, supplies, education, postage)	804.72
Cengage Learning (books)	41.37
Charter/Spectrum (service)	239.96
City Health Deductible Savings (insurance)	6534.00
City of St. Paul Transfer of Funds from the City Heritage Bank Checking to the City Homestead Bank Checking Account -Approved 5/16/22 (transfer of funds)	200000.00
City of St. Paul 125 Plan (insurance)	140.00
Clearly (telephone)	192.67
Coca Cola Enterprises (supplies)	205.10
Construction Rental (supplies)	74.95
COR Managed Services (service)	800.00
Crescent Electric (supplies)	255.92
Custer County Recycling (Service)	18.00
Danko Emergency Equip (supplies)	6279.50
Dick's Repair (repair)	2511.21
Eakes Office Solutions (contract)	379.07
Elmwood Cemetery (service)	700.00
Entech Pest Mgmt (service)	135.00
Fyr-Tek Sales & Service (supplies)	290.00
GB Auto Service (service, supplies)	1931.96
Grooms, Chris (mileage)	50.90
Hawkins Inc (chemicals)	4836.99
Heartland Disposal (service)	50.00
Heiman Fire Equipment (supplies)	400.00
Heritage Bank UB ACH Fee (fee)	25.00
Homestead Bank: Wire Fee 2020 Bond Series (wire fee)	8.00
Hometown Market (supplies)	369.97
Howard Co. Medical Center (lab)	132.00
Howard Co. Register of Deeds (fee)	66.00
Howard Co. Treasurer (Dispatch Fee)	3122.42
Howard, Rebecca (fee)	40.00
Interstate Welding (repair)	400.00

Jarecke Motors (repair)	100.04
John Deere Financial (supplies, freight)	236.35
Kiefer (uniforms)	568.00
Koperski, LaDonna (mileage)	108.81
League of NE Municipalities (education)	700.00
Light ICS (Febr to April) from PCA (Trfr funds to ICS)	40120.98
Loup Valley Supply (chemical)	125.00
Macqueen Equipment (supplies)	2280.75
Madison Nat'l Life (insurance)	158.16
Municipal Supply (supplies)	13.00
NE DOL/Boiler Inspection (fee)	36.00
Olsson (engineering)	15741.73
Parts Bin (supplies)	492.02
Petty Cash (postage, meal)	17.80
Regional Care (insurance)	88.00
Rutjens Construction Inc (WWTF Pay Request #3)	435069.90
S E Smith & Sons (supplies)	171.54
Servi-Tech (lab)	148.60
Sherwin Williams (supplies)	1571.50
Smith Welding (repair)	23.34
St. Paul Swimming Pool (start up cash)	210.00
State of NE Central Svcs (telephone)	279.03
Steadfast Builders (service)	1787.50
Van Diest (chemicals)	519.33
Verizon Wireless (service)	107.35
Vogel Auto Repair (service)	54.93
Wesco (supplies)	162.00
Winsupply Grand Island (supplies)	47.74

Non-General Disbursements

SPDC: 2021-2022 Operating Budget (operating funds)	35000.00
TIF: City of St. Paul (MAD Dev TIF) (TIF Proceeds)	12072.29
TIF: MAD Dev (MAD Dev TIF) (TIF Proceeds)	12072.29
TIF: S.Squared Enterprises (TIF Proceeds)	8007.95
TIF: St. Paul Dev Corp (TIF Proceeds BedHead Coffee)	117.30
Sales Tax: Street - Motor Vehicle Tax (Mtr Veh Tax)	5738.33
Sales Tax: 25% Infrastructure (25% Infrastructure)	7425.04
Sales Tax: St. Paul Chamber of Commerce (Brochure Swap - meals / lodging)	409.51
ICS Fire: JEO Consulting Agreement Design Services (service)	6700.00
ICS Ambulance: JEO Consulting Agreement Design Services (service)	6700.00
Keno: Smith Welding: Swim Pool Slide Platform (repair)	3748.04
Elmwood Cemetery: American Fence Co. (fence)	14009.84

Council member Schmid moved to Introduce Ordinance #1028; to amend the St. Paul Municipal Code; to rename and enact Section 5-921 of Chapter 5 pertaining to maximum parking time in City owned parking lots; to repeal any ordinance, or parts of any ordinance in conflict with this ordinance; and to provide for the effective date of such ordinance. Council member Thompson moved to waive the three (3) readings of Ordinance #1028 at three (3) different occasions. Council member Kowalski seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0. Council member Kowalski moved for final passage of Ordinance #1028. Council member Schmid seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0. The effective date of the ordinance is July 1, 2022. Utilities Superintendent Helzer will order signs.

Council member Schmid moved to approve the City Police Department increasing part-time Police Officer hourly wage from \$20.00 to \$21.00 effective immediately. Council member Thompson seconded the motion. Council members Kowalski, Thompson and Schmid voted aye, Council member Feeken voted nay, Motion carried 3/1. Jerry Thompson (IBEW 1597 Union President) will perform a comparison study regarding a part-time Police Officer.

There was a brief discussion regarding Ms. Rawlings reimbursing the City of St. Paul for Police Officer uniforms; this is per the City's Non-Union Employment contract Article 19; Section 9: Uniforms. Chief of Police Dan Howard was instructed to invoice Moriah Rawlings for the uniforms; this is due to the language in the Employment contract. The uniform total is \$1,088.83.

St. Paul Development Corp. (SPDC) Executive Director Mike Coghlan was present to discuss the new design pertaining to the City "Welcome Signs". The signs will be placed on the north and south end of St. Paul; Mr. Coghlan stated that he received permission from Troy and Delcie Lukasiewicz. Mr. Coghlan also stated that an anonymous donor contributed \$10,000 to increase the amount of bricks utilized at the top of the City "Welcome Signs"; this would increase the cost of brick work and welding the steel bracing to the signs. This will be an increased cost of \$8,000. Council member Kowalski moved to approve the new design changes to the City "Welcome Signs". Council member Schmid seconded the motion. Council members Kowalski and Schmid voted aye, Council members Thompson and Feeken voted nay. Mayor Bergman voted aye to break the tie. Motion carried 3/2. No building permit was needed by the NE Dept. of Transportation (NDOT) regarding the sign; this is per Mr. Coghlan. The two (2) welcome signs will be absorbed by keno and sales tax.

Council member Thompson moved to approve changing the City Employee Health Insurance carrier from United Healthcare to Blue Cross / Blue Shield; this plan comes from the League Insurance Government Health Team (LIGHT) effective July 1, 2022. This will be a large cost savings to the City. Council member Kowalski seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none, Motion carried 4/0. Council member Kowalski stated that she wants to make sure the employees are happy.

The Mayor and City Council members were all in agreement to have Connie Jo Beck, City Clerk/Deputy Treasurer and Laura Berthelsen, Deputy Clerk attend the 2022 Municipal Accounting and Finance Conference in Kearney, NE on Wednesday, June 15, 2022 to Friday, June 17, 2022.

Utilities Superintendent Helzer updates: (1) provided Wastewater Treatment Facility (WWTF) construction pictures; (2) City still waiting on the swimming pool rope; the swimming pool pump continues to run; and Smith Welding had welded the new slide step; (3) the northwest light by the swimming pool was upgraded to an LED light; and (4) Pat Koperski from Howard County accompanied Utilities Superintendent Helzer to Broken Bow, NE with the recycling trailer.

Chief of Police Howard updates: (1) League Association of Risk Management (LARM) approved a \$700 grant for a City Law Enforcement carrier vest; (2) reported on vandalism at the City Skate Park and at the Historical Village; persons have been identified; invoices will be mailed regarding the damages; (3) Chief of Police Howard will be taking a Management online training for the next two (2) weeks; and (4) a tricycle was stolen at the Housing Authority; Brent Mostek, along with other donors purchased another tricycle for the gentleman.

Council member Feeken had a brief question regarding the closing of City streets for Grover Cleveland Alexander (GCA) Days.

Council member Thompson (IBEW 1597 Local Union President) is withdrawing from the 2022 Election.

Mayor Bergman updates: (1) City Keno proceeds for April 2022 were in the amount of \$11,726.17; (2) Mark Wilson (Asst. Fire Chief) and Hunter Lassen (Firefighter) attended the Nebraska Wildland Fire Academy from April 28 to May 1, 2022 at Fort Robinson State Park. Mr. Wilson and Mr. Lassen received a document from the Nebraska Forest Service, stating that they successfully completed the "Physical Fitness Endurance" testing as required for the issuance of

an Incident Qualification Card (Red Card) for firefighting on state and federal lands in Nebraska or throughout the United States; (3) City Police Officer Jade Stethem signed and initialed the City Police Dept. Employment Agreement on May 13, 2022; (4) Public hearing for a Conditional Use permit to be held at 8:25 p.m. on Wednesday, June 15, 2022 regarding JWH Farms, LLC (Hornady) land located in the S1/2 of S1/2 of Section 30-15-9W of the 6th P.M. in the Assembly Room of the Howard County Courthouse. (5) The LIGHT (League Insurance Government Health Team) Plan has approved the City's Life insurance upgrade to \$30,000 per employee for Base Life and AD&D; this is a .66 cent increase per month.


Public Announcements: Utilities Superintendent Helzer reported that on July 11 – 13, 2022 the St. Paul Library will be performing carpet cleaning.

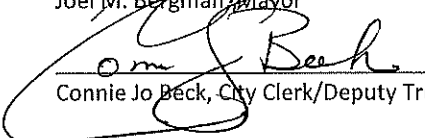
Council member Thompson moved to go into Closed Session at 8:33 p.m. regarding IBEW 1597 Union Negotiations. Persons in attendance included: Mayor Joel Bergman, Council members Katie Kowalski, Chuck Schmid, Mike Feeken, City Clerk Connie Jo Beck, City Attorney White and IBEW 1597 Union Representatives: Jerry Thompson and Edward Thompson. Council member Kowalski seconded the motion. A motion has been made and seconded to go into Closed Session regarding the IBEW 1597 Union Negotiations. There was no discussion. The pending motion is to go into Closed Session regarding IBEW 1597 Union Negotiations. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0. Mayor Bergman adjourned the closed session at 8:48 p.m. with no action taken.

Mayor Bergman adjourned the City Council meeting at 8:49 p.m.

June 20, 2022

Date


Joel M. Bergman, Mayor


Connie Jo Beck, City Clerk/Deputy Treasurer