
M I N U T E R E C O R D

PAPILLION CITY COUNCIL MINUTES
TUESDAY, DECEMBER 18, 2018 @ 7:00 P.M.

The City Council of the City of Papillion met in open and public session at Papillion City Hall on December 18, 2018, at 7:00 PM. City Clerk Nicole Brown called the roll. Present were Councilmembers Steve Sunde, Tom Mumgaard, Jason Gaines, James Glover, Gene Jaworski, Lu Ann Kluch, Bob Stubbe, Steve Engberg and Mayor David P. Black. Also present were City Administrator Christine Myers, Assistant City Administrator Amber Powers, City Attorney Karla Rupiper, Chief Building Inspector Shawn Hovseth, Assistant Planning Director Travis Gibbons, Fire Chief Bill Bowes, City Engineer Jeff Thompson, Police Chief Scott Lyons, Parks & Facilities Director Tony Gowan, and Recreation Director Lori Hansen.

Mayor Black led those present in the Pledge of Allegiance.

Affidavit of Publication: Notice of the meeting was given in the Papillion Times, the designated method of giving notice. A copy is available in the office of the City Clerk. Incorporated herein by reference as if fully set out herein is the audio and visual recording of the council meeting.

Public announcement that a current copy of the open meeting act is posted in the City Council Chambers.

Presentations: Mayor Black made a presentation to Golf Course Maintenance Director Tom James for his retirement after 33 years of employment. Mr. James thanked City staff for their cooperation over the years.

ADMINISTRATOR'S REPORT: City Administrator Christine Myers gave an update on the following: (1) Thanks to Tom James for his years of service to the City; (2) A tour of the Facebook facility is scheduled for January 4; (3) Jeff Thompson and the Public Works Department will be recognized at the Nebraska Concrete Paving Association's annual luncheon for work on the Lincoln St paving project; (4) The initial results from the water and sewer rate study should be available for review by the Finance & Administration Committee in early March.

CONSENT AGENDA ITEMS: (1) Approval of the agenda as presented; (2) Approval of the Minutes from November 20, 2018, City Council Meeting; (3) Approval of the bills as presented; (4) RES. R18-0209 – A resolution to approve Players' Keno, Inc.'s request to exercise its option for the second renewal period, pursuant to the Third Modification to Lottery Operator Agreement – Amber Powers – 827-1778 (5) RES. R18-0210 – A resolution to approve an easement for the Southern Sarpy Transmission Main Project between OPPD and the City of Papillion along the northern property line of Prairie Queen Recreational Area – Jeff Thompson – 597-2043 (6) RES. R18-0212 – A resolution to approve the dedication of Temporary

and Permanent Outfall Sewer Easements for SID 318 – Jeff Thompson – 597-2043 (7) RES. R18-0213 – A resolution to approve final payment for 2017-2018 Sewer Rehabilitation to Municipal Pipe Tool Co. LLC, of Hudson, IA in the amount of \$11,132.48 – Jeff Thompson – 597-2043 (8) RES. R18-0218 – A resolution to approve the 150th Street Closure Agreement with Raven Northbrook LLC – Jeff Thompson – 597-2043 (9) RES. R18-0219 – A resolution to approve payment of contractor retainage fees related to completion of the Papillion Landing Field House – Lori Hansen – 597-2041. Motion to approve the Consent Agenda by Councilmember Kluch, second by Councilmember Stubbe. Councilmember Engberg asked to remove item C(4) from the Consent Agenda. Mayor Black called for proponents and opponents. None came forward. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

C(4) RES. R18-0209 – A resolution to approve Players' Keno, Inc.'s request to exercise its option for the second renewal period, pursuant to the Third Modification to Lottery Operator Agreement – Amber Powers – 827-1778. Motion to approve RES. R18-0209 by Councilmember Engberg, second by Councilmember Jaworski. Mayor Black called for proponents and opponents. None came forward. Councilmember Engberg asked Assistant City Administrator Amber Powers to discuss Players' Keno's performance since initiation of the keno agreement. Ms. Powers stated that Players' Keno has realized a 7.3% average increase in gross proceeds over the last three years. She added that the City's net proceeds in the most recent year are over \$400,000. Councilmember Engberg noted that proceeds from keno sales dedicated to the community betterment fund. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

BILLS: 4imprint: \$195.01 /supplies; About Fence LLC: \$6,403.00 /service; Advanced Office Automation, Inc.: \$195.84 /service; AE Supply: \$45.00 /supplies; Affordable Solutions, Inc.: \$25.00 /service; AFLAC: \$404.16 /pyrl deduction; All Flags, etc.: \$640.68 /supplies; Alley Poyner Macchietto Architecture PC: \$149,284.45 /service; Amanda Floro: \$390.00 /service; American Underground Supply: \$23.83 /supplies; AmeriPride Services Inc.: \$97.53 /service; A-Relief Services, Inc.: \$151.34 /service; Automotive Warehouse Distributors: \$203.58 /parts; Avery Rents: \$664.30 /rentals; Baker & Taylor: \$1,894.03 /books; Barker Lemar Petroleum Services: \$232.50 /supplies; Baxter Ford: \$99.00 /parts; Benjamin C. Beede: \$40.00 /service; Bibliotheca, LLC.: \$165.97 /equipment; Birchwood Homes: \$78.98 /refund; Black Hills Energy: \$5,976.49 /natural gas; Bobcat Of Omaha: \$155.00 /supplies; Boot Barn Inc.: \$170.99 /apparel; Border States Industries, Inc.: \$136.08 /supplies; Bound Tree Medical, LLC: \$2,388.94 /supplies; Broadcast Microwave Services/: \$475.00 /supplies; BSN Sports, LLC.: \$8,834.48 /service; Carole's House of Hope: \$77.57 /refund; Carollo Engineers, Inc.: \$20,939.26 /service; CDW Government Inc: \$9,335.25 /supplies; Chris Wilson: \$14.25 /reimbursement; Christmas Done Bright, Inc.: \$497.50 /supplies; Cintas Loc 749: \$1,002.69 /service; CIT: \$448.11 /service; City Of La Vista: \$1,056.60 /agreement; City Of Omaha Cashier: \$281,873.20 /service; Consolidated Management Company: \$21.17

/service; Cook's Heating & Air Conditioning: \$735.00 /service; Cox Business: \$1,996.26 /utilities; Cummins Central Power: \$68.50 /supplies; Curbside Rewards, LLC: \$165.00 /service; D & K Products: \$452.01 /supplies; Depository Trust Company: \$1,405,412.50 /payment; DexYp: \$149.14 /service; DHHS - Dept of Health and Human Services: \$149.14 /license; Diana Mosier: \$30.00 /refund; Dive Rescue International, Inc.: \$178.65 /supplies; Douglas County Treasurer: \$37.50 /service; DXP Enterprises, Inc.: \$58.20 /supplies; Eakes Office Solutions: \$33.80 /supplies; Echo Group, Inc.: \$411.82 /supplies; E-One, Inc.: \$4,021.84 /supplies; Exchange Bank Leasing Division: \$1,743.00 /lease; Fairfield Inn & Suites: \$1,199.50 /lodging; Fastenal Company: \$10.95 /supplies; Feld Fire: \$404.65 /supplies; First National Bank: \$23,976.14 /insurance; Force America Distributing, LLC.: \$76.25 /supplies; FP Design & Review Services, LLC: \$400.94 /service; Funds by Hasler: \$190.00 /postage; FYRA Engineering, LLC: \$95,645.44 /engineering; Gale/CENGAGE Learning: \$48.73 /books; GCR Tires & Service: \$51.21 /supplies; General Fire and Safety: \$225.00 /service; Great Plains Uniforms LLC.: \$1,206.00 /supplies; Greenlife Gardens: \$375.00 /supplies; Gretna Welding, Inc.: \$3,000.00 /service; H & H Chevrolet: \$313.03 /supplies; Hach Company: \$18,018.51 /supplies; Heartland Pest Control Inc.: \$346.00 /service; Heartland Tires & Treads - Omaha: \$678.02 /supplies; Heimes Corp.: \$376.66 /supplies; Helget Gas Products Inc: \$14.60 /supplies; Hero and Princess Parties: \$210.00 /service; Home Depot Credit Services: \$812.32 /supplies; Hometown Leasing: \$168.14 /service; Honeyman Rent-All 1: \$51.17 /supplies; Host Coffee Service: \$163.53 /supplies; Hy-Vee: \$1,195.00 /supplies; Infinity Software Solutions: \$785.75 /service; Ingersoll Rand: \$84.25 /supplies; Interstate Power Systems: \$245.78 /supplies; Iowa Prison Industries: \$2,506.70 /supplies; Itron, Inc: \$516.00 /service; J D Kracl Properties: \$85.17 /refund; J.P. Cooke Company: \$22.34 /supplies; Jacob Neill: \$46.76 /reimbursement; Jeffrey Thompson: \$74.25 /reimbursement; Jones Automotive, Inc: \$235.28 /supplies; Kelly Pohl, petty cash: \$200.00 /petty cash; Kronos SaaShr, Inc.: \$611,985.54 /payroll; La Vista Community Foundation: \$750.00 /advertising; Landport Systems, Inc.: \$125.00 /service; Lands' End Business Outfitters: \$275.00 /supplies; Larsen Supply Company: \$724.61 /supplies; LaRue Coffee: \$36.70 /supplies; Lincoln Journal Star: \$874.50 /publication; LogMeln USA, Inc.: \$117.00 /service; Logo Logix Embroidery & Screen: \$340.00 /service; Lori Hansen: \$226.84 /reimbursement; Madden Enterprises, Inc: \$5,543.00 /service; Marco Technologies LLC.: \$1,366.71 /contract; Mark H Baumann, Ind. dba Simply Golf: \$645.00 /service; Mark Redford: \$2,000.00 /refund; Matt Romaine: \$2,000.00 /reimbursement; McGrath North Mullin & Kratz, PC LLO: \$2,760.00 /legal; Mechanical Inc.: \$4,824.22 /service; Menards: \$228.30 /supplies; Metering & Technology Solutions: \$853.49 /supplies; Metro: \$509.00 /service; Metropolitan Utilities District: \$236.41 /utilities; Michael Todd & Company, Inc.: \$1,445.50 /supplies; Midwest Mudjacking, Inc.: \$395.00 /service; Midwest Service & Sales Co: \$628.00 /supplies; Midwest Tape: \$795.84 /audio; Midwest Turf & Irrigation: \$302.42 /supplies; Miller & Sons Golf: \$109.20 /parts; Motorola Solutions, Inc.: \$87,981.44 /supplies; Mower Doctor: \$116.00 /service; Napa Auto Parts: \$887.49 /supplies; Nate Barraza: \$13.75 /reimbursement; Nebraska Department of Revenue: \$2,225.45 /government; Nebraska Library Commission: \$750.00 /dues; Nebraska-Iowa Industrial Fasteners Corp.: \$112.19 /supplies; Neopost USA, Inc.: \$384.52 /service; Networkfleet, Inc.: \$526.70 /parts; Nick Adams: \$14.25 /reimbursement; Novelty Lights, Inc: \$880.76 /supplies; OCLC, Inc.:

\$702.22 /supplies; Omaha Compound Company: \$624.60 /supplies; Omaha Door & Window Co Inc: \$134.51 /service; O'Reilly Auto Parts: \$1,363.54 /supplies; Papillion Times: \$81.00 /service; Pay-LESS Office Products, Inc.: \$258.67 /supplies; Penguin Random House, LLC: \$91.50 /books; Personnel Committee: \$160.50 /employee fund; Postmaster: \$915.00 /service; Quill Corporation: \$365.65 /supplies; RDO Truck Centers: \$69.40 /parts; Recorded Books, Inc.: \$239.89 /books; Rick Corcoran: \$195.00 /service; RJ Thomas Mfg. Co., Inc.: \$621.00 /supplies; Rob Spomer: \$882.33 /reimbursement; Rosemary Wolfe: \$25.25 /refund; Sam's Club/Synchrony Bank: \$146.73 /supplies; Sapp Bros., Inc - Omaha: \$268.63 /fuel; Scott Stewart: \$1,050.00 /service; Security Equipment Inc.: \$1,245.20 /service; SESAC: \$472.74 /service; Shamrock Concrete Company: \$3,543.97 /supplies; Sioux City Foundry Co: \$2,693.00 /supplies; Soccer Internationale: \$9,797.00 /supplies; Spaustat Energy Group, LLC: \$14.97 /service; Sprint: \$40.91 /utilities; Standard Plumbing Service, Inc.: \$460.00 /service; Steve Haffke Plumbing, Inc.: \$4,127.00 /service; Stryker Sales Corporation: \$401.69 /supplies; Superior Signals Inc: \$186.70 /supplies; SupplyWorks: \$167.84 /supplies; TD2 Nebraska Office: \$7,764.30 /engineering; TDV Distributing: \$214.80 /parts; The Omaha World-Herald: \$1,173.45 /service; The Pin Center: \$727.00 /goods; The Sherwin-Williams Co.: \$57.31 /supplies; The UPS Store - 5359: \$41.98 /service; Thomson Reuters - West Payment Center: \$720.14 /supplies; Torqbuddy LLC: \$3,568.31 /supplies; TruGreen Commercial: \$298.75 /service; Ty's Outdoor Power & Service: \$80.12 /supplies; UL LLC: \$4,745.75 /service; Union Bank & Trust Company: \$1,634,114.72 /bonds; UpBeat Inc.: \$2,945.61 /supplies; USABlue Book: \$92.79 /supplies; Utility Equipment Company: \$68.58 /supplies; Verizon Wireless: \$699.42 /utilities; Volvo Trucks Of Omaha Inc.: \$29.10 /parts; Voya Financial Fire: \$29,359.44 /pyrl pension; Voya Financial: \$60,998.87 /deferred comp; Walkers Inc. dba Max I Walker: \$15.95 /service; Walmart Community/SYNCB: \$174.61 /supplies; Weldon Parts Omaha: \$101.20 /parts; Wells Fargo Financial Leasing: \$402.00 /service; Westlake Ace Hardware: \$23.40 /merchandise; Wick's Sterling Trucks Inc: \$180.97 /supplies; Winter Equipment Co., Inc: \$2,210.47 /supplies; ZirMed, Inc.: \$124.00 /service; **BILLS TOTAL: \$4,582,427.38.**

ORDINANCES FIRST READING: None.

ORDINANCES SECOND READING:

ORD. 1826 – An ordinance to approve a Change of Zone from AG (Agricultural) to R-2 (Single-Family Residential (Medium Density)) for the property legally described as a tract of land located in part of the NE¼ of Section 29 along with part of the NW¼ of Section 28, and all of Outlot A, Granite Lake, a subdivision located in said Section 28, all located in T14N, R12E of the 6th P.M., Sarpy County, NE, generally located on the SE corner of S 114th St and Cornhusker Rd. The applicant is Stone Creek Plaza, LLC. (Granite Falls North (Phases 3-5)) – Mark Stursma – 597-2077. Mayor Black opened the public hearing and called for proponents and opponents.

Proponents: Jason Thiellen, E&A Consulting Group, 10909 Mill Valley Rd Ste 100, Omaha, stepped forward on behalf of the applicant.

Opponents: None forthcoming.

No one else came forward and the public hearing was closed.

ORDINANCES THIRD READING AND RESOLUTIONS:

RES. R18-0202 – PUBLIC HEARING AND VOTE – A resolution to approve a Preliminary Plat for the property legally described as a tract of land located in part of the NE $\frac{1}{4}$ of Section 29, along with part of the NW $\frac{1}{4}$ of Section 28, and all of Outlot A, Granite Lake, a subdivision located in said Section 28, all located in T14N, R12E of the 6th P.M., Sarpy County, NE, generally located on the SE corner of S 114th St and Cornhusker Rd. The applicant is Stone Creek Plaza, LLC. (Granite Falls North (Phases 3-5)) – Mark Stursma – 597-2077. Mayor Black opened the public hearing and called for proponents and opponents. No one came forward and the public hearing was closed.

Motion to approve RES. R18-0202 by Councilmember Stubbe, second by Councilmember Kluch. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

ORD. 1825 – An ordinance to amend Chapter 92 of the Papillion Municipal Code to adopt the National Electric Code (NEC), 2017 Edition – Shawn Hovseth – 597-2072. Motion to approve ORD. 1825 by Councilmember Jaworski, second by Councilmember Glover. Mayor Black noted for the record that the City received a letter of support for adoption of this ordinance from a group in the building community. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

RES. R18-0205 – A resolution to approve a Final Plat for the property legally described as part of the N $\frac{1}{2}$ of the SE $\frac{1}{4}$, the S $\frac{1}{2}$ of the NE $\frac{1}{4}$ of Section 24, T14N, R12E, and that part of the SW $\frac{1}{4}$ of Section 19, T14N, R12E, and that part of the SW $\frac{1}{4}$ of Section 19, T14N, R13E, all of the 6th P.M., Sarpy County, NE, generally located east of S 66th St and Centennial Rd. The applicant is MBR Development, LLC. (Pioneer View (Phase 2)) – Mark Stursma – 597-2077. Motion to approve RES. R18-0205 by Councilmember Kluch, second by Councilmember Stubbe. Mayor Black called for proponents and opponents.

Proponents: Ken Pollard, Lamp Rynearson, 14710 W Dodge Rd, Omaha, stepped forward on behalf of the applicant. Mr. Pollard noted that this is the final phase of the Pioneer View development and discussed highlights of the phase.

Opponents: None forthcoming.

Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

RES. R18-0206 – A resolution to approve the First Amendment to the Pioneer View Subdivision Agreement – Mark Stursma – 597-2077. Motion to approve RES. R18-0206 by Councilmember Jaworski, second by Councilmember Engberg. Mayor Black called for proponents and opponents. None came forward. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

RES. R18-0208 – PUBLIC HEARING AND VOTE – A resolution to approve a Special Use Permit to allow Child Care Center as a permitted use on the property legally described as Lots 19 & 20, Sarpy 84 Commercial Park, generally located at 1214 N Monroe St. The applicant is Lisa Feick. (1214 N Monroe St – Feick Child Care Center) – Mark Stursma – 597-2077. Mayor Black opened the public hearing and called for proponents and opponents.

Proponents: Lisa Feick, ABC & Me, Inc., 7401 S 85th St, La Vista, stepped forward as the applicant.

Opponents: None forthcoming.

No one else came forward and the public hearing was closed. Motion to approve RES. R18-0208 by Councilmember Stubbe, second by Councilmember Gaines. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

RES. R18-0214 – A resolution to approve a Final Plat for the property legally described as a tract of land located in part of the SE¼ of Section 24, T14N, R11E of the 6th P.M., Sarpy County, NE, generally located on the NW corner of S 132nd St and Cornhusker Rd. The applicant is Tribedo, LLC. (I-80 Logistics Hub) – Mark Stursma – 597-2077. Motion to approve RES. R18-0214 by Councilmember Jaworski, second by Councilmember Kluch. Mayor Black called for proponents and opponents.

Proponents: Jason Thiellen, E&A Consulting Group, 10909 Mill Valley Rd Ste 100, Omaha, stepped forward on behalf of the applicant.

Opponents: None forthcoming.

Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

RES. R18-0215 – A resolution to approve the I-80 Logistics Hub Subdivision Agreement – Mark Stursma – 597-2077. Motion to approve RES. R18-0215 by Councilmember Jaworski, second by Councilmember Glover. Mayor Black called for proponents and opponents. No one came forward.

Council Discussion: Councilmember Stubbe called Jason Thiellen forward to provide a brief summary of the I-80 Logistics Hub project. Mr. Thiellen discussed the general size of the facilities as well as potential uses.

Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

RES. R18-0216 – A resolution to approve 2019 Trash Hauling Applications – Nicole Brown – 597-2021 (A. Abe’s Trash Service; B. Gretna Sanitation; C. Premier Waste Solutions; D. Waste Connections of Nebraska d/b/a Papillion Sanitation; E. Waste Management of Nebraska; F. Waste Services of Nebraska).

Motion to approve RES. R18-0216 by Councilmember Engberg, second by Councilmember Kluch. Mayor Black called for proponents and opponents. None came forward. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

RES. R18-0217 – A resolution to approve the appointment of Amber Powers as Deputy City Clerk – Nicole Brown – 597-2021.

Motion to approve RES. R18-0217 by Councilmember Glover, second by Councilmember Jaworski. Mayor Black called for proponents and opponents. None came forward. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried.

ADMINISTRATIVE REPORTS:

Committee Reports: None.

Comments from the Floor: A Boy Scout from Troop #888 stepped forward and introduced himself.

Nicholas Tevebaugh, 4515 Brook Cir, stepped forward and expressed his concerns with the implementation of 5G across the country and the possibility of it coming to Papillion. Mayor Black thanked him for his comment and stated that the Council can only discuss items published on the agenda, but advised that the City is aware of the implementation and pending legislation at the state level.

Comments from Mayor and Council: Mayor Black gave an update on his events: (1) Mayor Black attended the Comprehensive Design Workshops; (2) Mayor Black presented to HAL students; (3) Mayor Black attended the United Cities 101 meeting; (4) Mayor Black attended a meeting with Facebook Community Development Manager; (5) Mayor Black met with representatives from Access Commercial, local representatives from Shadowlake; (6) Mayor Black thanked Parks and Facilities Director Tony Gowan for his team’s hard work with the Winter Wonderland lights.

Mayor Black stated that the next City Council meeting will be on Wednesday, January 2nd, 2019 at 7:00 PM. A random drawing was then held for a Papillion Landing membership from those who attended the three kick-off events.

ADJOURNMENT:

Motion to adjourn by Councilmember Glover, second by Councilmember Jaworski. Upon roll call vote, Sunde, Mumgaard, Gaines, Glover, Jaworski, Kluch, Stubbe, and Engberg all voted yes. Voting no: none. Motion carried. Meeting adjourned at 7:31 PM.

CITY OF PAPIILLION



DAVID P. BLACK, MAYOR

ATTEST:



NICOLE BROWN, CITY CLERK

