

Greenwood Nebraska

Small Town, Nebraska with Big Heart

**Board of Trustees Meeting
August 26, 2020
Meeting Minutes**

A Regular Meeting of the Greenwood Board of Trustees will be held at 7:00 p.m. on Wednesday, August 26, 2020, at the E.L. McDonald Community Center located at 619 Main Street in Greenwood, Nebraska.

Call to order

Gerlach, Piehl, Starr, Mack, Wilken are present

Consent Agenda

Minutes

Claims

ADP	Services	\$83.32
ADP Garnish	Garnishments	\$266.77
ADP Tax	Taxes	\$1607.55
Ashland Disposal Service	Services	\$1283.60
Black Hills Energy	Services	\$111.90
Cass County Sheriff	Services	\$800.00
Constellation	Services	\$3.36
Dutton-Lainson Company	Supplies	\$32.94
Four Sons	Keno Reserve	\$2683.49
Municipal Supply Inc. of Omaha	Services	\$145.99
OPPD	Services	\$708.30
Paymentech	Services	\$48.31
PeopleService	Services	\$5712.00
Ricoh	Services	\$103.15
Trade Well Pallet	Supplies	\$100.00
Utilities Section	Fees	\$486.00
Verizon Wireless	Services	\$106.02
Wages	Employee Wages	\$5066.42
Windstream	Services	\$442.63

Approval of time cards and payroll detail report

Financials

- Profit and Loss
- Balance Sheet
- A/P Aging Summary
- EFT Transactions

Piehl said she spoke with Fiala regarding the issue for the repair of bad ball joint. Fiala will refund the town by check. Gerlach inquired into how many gas meters there are at the shop. Cadwell explained that there is a meter that belongs to the generator. Gerlach mentioned that the gworks invoice is up for payment. He said that this invoice is for the third payment for our three-year contract. If we decide to terminate before the contract is over, we will send it in writing and the company would have to agree to termination. It would still cost the town 50% of the fees to terminate the contract. His advice would be to pay the last payment and then look into switching everything over to a new system that is more cost effective. Wilken said that it should be tabled until the next meeting. McClatchey said that we should move toward something that works for the town. That will give us a reliable source to go to. The gworks system is not reliable. That system does not help you identify anything. The only way you know if electrical there is if it is above ground. Gerlach asked if the laptop that was recently purchased is helpful in working with gwork? McClatchey explained that it only works if he has access to WIFI. Wilken asked if McClatchey had a jet pack? Gerlach thought we had two. One for the rescue department and another one that was being unused. Cadwell explained that we only pay Verizon for one. McClatchey explained that the problem with that the gworks system is that it does not allow you to use GPS location. The other system that McClatchey has looked into identifies things with GPS location. You walk up to something and sync it on to the system.

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Wilken made a motion to approve the minutes, claims, approval of time cards, payroll detail report, financials including the profit and loss, balance sheet, A/P aging summary, and eft transactions with the exception of the gworks invoice until next meeting. Gerlach seconded the motion.

Aye-Wilken, Starr, Mack, Piehl, and Gerlach

Nay-None

Motion carried

Water Report

Grashorn explained that the nitrates in the north well have exceeded the nine level. He just took a sample on the south well on Tuesday and is awaiting those results. When nitrates exceed the level of 10 for several quarters in a row, then that will be an issue. If they just hit ten and then bounce back down to nine then we are okay. They are slowly rising and that is concerning. Depending on what the results on the south well are, we might be able to run both wells at the same time. There are still options. Wilken expressed concern that he did not receive a phone call in regard to the high nitrate level. He said that if they fail to communicate the issue, he doesn't know until the water report is given to the clerk. Grashorn said that moving forward he will send out an email as soon as the results are back for the south well. Like he said before, the nitrates will have to be at 10 for three quarters in a row before it will become an issue. Wilken asked if this is the highest level, we have ever received on the north well. Grashorn said yes to his knowledge. He has never seen it read this high. He said that it has hit above 9 before but usually goes back down. He does not know what causes it to go up and down, other than the fluctuation in the ground water. Wilken asked if there were any other questions for Grashorn. Gerlach asked of the two wells that were drilled in town, who do those samples get reported to. Wilkens thought they are reported to the rural water. Gerlach asked if Grashorn had access to their water samples. Grashorn explained that anyone is able to access those reports on the Health Departments website. Freeman-Caddy asked Grashorn if the wells are currently being blended. Grashorn said that currently they are not. One well runs and fills the tower to a level and then when the water level drops again, the other well runs. It is technically sort of blended. He explained that in order to be blended the wells would have to run at the same time. Freeman-Caddy if the testing is done at the water tower or the wells. Grashorn stated that the testing is done at the wells. The nitrates are coming from the wells. Generally, the south well runs lower in nitrates. Freeman-Caddy asked if the NRD is tracking the nitrates in town. Wilken explained that they are and that is why they drilled the two sample wells in town. Gerlach referred to a statement in the water reports about PeopleService identifying two or three areas in town that are creating problems. Grashorn explained that statement is in regard to the waste water system. We have been having issues in regard to the bacteria being killed. We are looking into the manholes to identify where the issue is. We are trying to work with the public with the dumping. Messer said that there was some blue waste that entered the plant the other day. He said that is generally the sign of dumping port-a-potties. He said that the liquid in the port-a-potty is a bacterium killing agent. He said that they took a sample down to the lab just to see if it is the typical things we see on our discharge permit. We haven't found any other evidence of port-a-potty dumping. We have had this happen in other towns. We are currently just keeping an eye out for that. Wilken said that there are campers in town that people are staying in. Do you think that is the issue? Grashorn explained that the bacteria killing agent you put in the camper bathrooms can kill off the bacteria at the plant. He said that would be best if that it is not dumped down the sewer. For the towns with small waste water plants, it does not take much of that agent to ruin what we are growing. Grashorn asked if we would be able to target the citizens with campers and make sure they are not dumping the waste into the sewer. He is not sure how the campers work. He is not sure if they are dumping it down a clean out at their house. He said that he knows a letter was sent out recently requesting that certain things not to be dumped down the sewer. He feels the letter has been helpful. Gerlach asked if the granular material that was being dumped has been sent in for sample. Grashorn explained that it had not. He is not sure what to test that for. The tests are expensive to try and find out what it is. Gerlach asked if they are still continuing to find that material. Grashorn said that they have not. Grashorn reported having some fresh sludge hauled in to help reseed the waste water plant. He explained that will aid in livening up the other bugs.

Maintenance Report

Clerk Report

Planning & Zoning

Fire/Rescue Report

Communication of Citizens

Old Business

Discussion approve/disapprove payment of PeopleService's maintenance contract overages for 2018-2019

Wilken explained that Cadwell has done all the leg work of digging through the invoices that were given to her. He would like her to explain the situation further. Cadwell explained that after requesting the invoices

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for the maintenance contract overages, she was given a stack of invoices that belonged to Greenwood, Eagle, Memphis, Bosch, etc. She had to pick through all the invoices to see which invoices matched the amounts listed on the report. She explained that one of the first invoices that she noticed a discrepancy on, what an invoice from USA Bluebook for the month of October for \$804.52. The first thing that was noticed on the invoice is that the products were delivered to 1842 Dawes Street in Ashland, Nebraska. Grashorn stated that is Vandeman's home address and sometimes he had things delivered there. Cadwell questioned how do we even know that the supplies made it to our village. She also noted that entire invoice had been billed to Greenwood and the referenced invoice included 5 pairs of safety sun glasses, 3 boxes of gloves, 3 replacement paper filler, 3 replacement filters, an Oakton water pH tester, bacteria supplement, and 4 containers of cleaning wipes. Cadwell said after looking through the sewer plant the items are not at the sewer plants. Grashorn said that he would be happy to discuss this matter at another time. He said that sometimes things are coded wrong. He said that is a possibility. Cadwell said that she a couple quick questions before they moved on to the next line item. Cadwell asked Grashorn how often fuel for the sludge pump is purchased? She explained that for the 19-20 year it has only been purchased once and the cost was not over \$5.00. Grashorn explained that the fuel purchased was used to pump sludge out of the treatment plant into the lagoon. He feels larger amounts of gas could have been used in years prior. Cadwell questioned if it would be reasonable to purchase gas once or twice a month? She asked if he thought it would be reasonable to purchase gas in Gretna and Omaha for Greenwood's use at the sludge pump in Greenwood? Grashorn explained that they would purchase gas where ever they happen to be at. It is only a couple gallon gas can. Cadwell agreed to meet with Grashorn in regard to the issues at a later time. Wilken asked if Grashorn would like to see this matter tabled until he had time to discuss this with Cadwell. Meyer, the President of PeopleService was fine with this decision as well. Meyer said that he would be glad to be involved in the meeting as well.

Discussion approve disapprove PeopleService Contract

Wilken stated that we can trim down expenses by doing our own meter reads. Meyer said that he would have to look at the copy that he brought for reference. He said that according to his copy the PeopleService would no longer be responsible for the meter reading. They would be responsible for customer service requests, turn ons, turn offs, and locates.

Wilken explained that his biggest concern currently is the fire hydrant that was repaired. PeopleService did not notify McClatchey that the project was going to be done. The project was hired out to be done. This job should have been done by PeopleService and village employees. We did not agree to pay for a company to do this work and now it will be added to the maintenance contract overages. Meyer explained that this was a different situation. Grashorn had a plumber that owed him a favor. The plumber did the dig and the repair at no charge. Wilken said that the board was unaware of that because it had not communicated to the office or McClatchey. Meyer said that Grashorn should have communicated with the village. Wilken feels that the communication is lacking. We also would like to notify customers and businesses if water is going to be off for a project. Grashorn said the water did not have to be turned off to customers because there is a shut off in front of the hydrant. He thought that Messer had communicated with Baker's.

Wilken explained that there was an incident on Broad and Main Streets. The business owner wanted a company to come in and bore with poly pipe to avoid tearing up asphalt. PeopleService is supposed to do the locates. There was never a locate done. Spickelmier had to call in Subsurface solutions two or three times to find it. It was located eventually. When Spickelmier was in the hole, they requested that Messer tap the line. Messer stated that he had other things to do and left. Spickelmier ended up tapping the line. Wilken stated that it is PeopleService's job to tap the lines. Wilken referenced a comment that Grashorn had made in a prior meeting talking about it was his water license. Wilken explained that if we are concerned about water licenses, PeopleService should be the ones doing the taps. Grashorn said that he hates to get into this but stated that PeopleService was not in control of that project. We initially wanted to dig up the asphalt. We talked to the property owner about digging it up at the pit. Then all the sudden Spickelmier showed up to bore a new line, drill a hole through the floor, and tap the water main. That had nothing to do with fixing the leak. Then there was another company that showed up to thump which made the leak worse. Grashorn said that it was unfair to say that Messer did not help. Wilken told Grashorn that thumping did not make that leak worse. Grashorn said that they thumped it on Thursday and there was a puddle on Friday. Wilken asked Grashorn if he was here to see what was going on. Grashorn agreed that the communication was terrible. Wilken explained that the thump was done on a Monday. An emergency locate was turned in on a

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Friday. By Monday, the emergency locate was still not done. Grashorn stated that Spickelmier ran a new line in. It did not fix the issue because they did not know where the previously line went to. He said that he had scheduled it for the following Friday. Wilken explained that the property owner hired Spickelmier, they did not want to dig up the parking lot. It would have cost thousands of dollars. Wilken said that this was just two of the many concerns. He asked the other board members if they had anything that they would like to speak about.

Meyer stated that he agrees that there is a breakdown of communication between both parties. He would like to figure out how to resolve the communication issue. Without resolution, this will never work. Meyer stated that he thinks all parties involved need to work on this. Wilken asked how much sewer system experience Messer had before he started working with PeopleService. Grashorn said that he didn't know the answer to that without looking at his resume. Grashorn asked if Wilken was concerned about the waste water treatment plant. Wilken said no, he was concerned with Messer's inexperience. Grashorn stated that he thinks that Messer is doing a great job. Wilken said that is not his concern, he is concerned with his inexperience. Grashorn agreed stating I guess you can say that. He asked Wilken if the inexperience was causing a problem. Wilken explained that if you have someone requesting that the PeopleService representative tap the main and they turn around and leave that is a problem. They should have at the least stayed around and watched them tap the main to ensure that it is done right. Grashorn said that he is not sure the level of experience has anything to do with that. Piehl commented that she is pretty sure that every meeting that Messer has attended, he says the same thing over and over. There is never a solution to the problem. We ask him if something changes, please notify us. We never hear anything.

Grashorn explained that they had checked the manholes a couple Saturdays ago, and they observed debris coming from the bar next door. They went to the bar to discuss the issue with the employees. The employees stated they were told that the issue is not their problem. Grashorn feels it does not do any good to check the manholes. He explained that PeopleService can only do what they can do. It doesn't help if other people are going behind us and telling people that this is not their problem. He feels if they can work with the public a little bit and get them to slow down. We are doing things. He feels like they are being stabbed in the back a little bit. The only thing they can do is keep working with the public to stop some of these things. Piehl asked Grashorn if he could say that Messer is taking care of the water and wastewater treatment plant. Is everything clean and organized? Grashorn stated that the waste water treatment plant has never looked better. Piehl asked if inside the sewer plant looks good too. Grashorn stated that he thinks it looks fine too. Wilken pulled out the pictures of inside the sewer plant that were taken that afternoon. The pictures were shown to PeopleService representatives. Piehl said that she is concerned. If this is the way the inside of the building looks, then how well is he taking care of water and sewer. Grashorn stated that he is not concerned if there is a little trash on the floor or something. They do not spend that much time inside that building. They spend time outside of the building. Wilken explained that the toilet had not been flushed and there was urine in it. It is obviously that it had been sitting in the toilet for days because of the color and smell. Piehl said that is completely unacceptable. Wilken said that he is not sure that it was PeopleService that did it, but the least you can do is flush it. There are cleaning supplies sitting on top of the stool. There is a full trash can. Piehl said she understands that this seems like a small issue, but for the amount of money that the Village of Greenwood pays a month to have your services, the least you can do is clean up your area. We should be getting better service than this. Wilken said to Meyer, just like when I called you that day regarding the UV lights being filthy.

Gerlach stated he knows that by law, PeopleService should be logs of the stuff they do. Gerlach inquired if this is done by paper or if this is done electronically. Grashorn explained that they use paper logs for the flow data, electronic logs for the flow test results, and maintenance logs. Gerlach asked how the Board would be able to access that to make sure everything is in compliance. He said that he knows that there have been issues in the past about not being in compliance. Grashorn said that he would print those off for Gerlach. Gerlach explained what he is trying to get at is that it is your data on your computer, is that correct. Grashorn said that is true. He explained that he gets the results of the water samples sent to his email and the maintenance logs are on his secretary's computer. Gerlach questioned if he is getting the results of the water samples, should those be forwarded to the chairman of the board or maintenance so if there is a problem, we are aware. Cadwell said they are also sent to her. Grashorn said that he is more than willing to provide the information that Gerlach is requested. Wilken asked if they log when they are exercising the fire hydrants and shut off valves. Grashorn stated that when he exercised the fire hydrants last time, he did not

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create a maintenance log at that time. Wilken questioned him further asking you mean that you don't keep an actual book that states when and which ones are being flushed. He said that he did not at that time because he was trying to just get it done. They do have an SOP created for that purpose. Wilken asked if there is a log for which sewer lines are jetted and when. Grashorn said that he does. Grashorn explained that he wanted to bring that up too. He knows that they are supposed to have the town every year. He has scheduled with Trekk to do some additional jetting but they will charge around \$3000.00. Now with the maintenance contract cap, I wanted to make sure that the village would still like to see that done. Wilken said that he would like to do hold off on that until the next fiscal year which would be October 1, 2020. Grashorn stated that would be fine. McClatchey asked if they do tree root removal when they are doing the jetting. Grashorn stated that they would do tree root removal and camera the line if necessary. When they do jet the line, they also vac. McClatchey asked if they have a log for this too? He requested to see the log on West Street. McClatchey stated just to give you a little background on West Street, they were unable to get a 3/4 inch camera head through the line. We actually talked to man that builds the cutter heads and he stated that it is impossible that line has been jetted anytime recently. He said that it is a ten to fifteen-year process to get that amount of tree roots in the line. If we are doing this process that was put in place all along, how did the line become overgrown with tree roots in two years' time. Grashorn said that tree roots have the ability to take over a sewer in two months' time. He thinks the dry weather attributed. Wilken pulled out an invoice from Trekk where the Village of Greenwood was charged for a project manager. They billed us for two hours at \$161.12 an hour. Wilken is concerned that on why they would charge us an engineering fee to jet our sewer lines. Grashorn stated that Trekk's hourly fee is around what anyone else is charging for this service, but they break it down into engineering fee, office fee, etc. McClatchey asked what the cost per hour is for their services. The two invoices that we have seen have around \$780 to \$790 for three hours. Spickelmier charges \$200.00 per hour. Grashorn said that Spickelmier does not vac. McClatchey said they do have a vac. Grashorn said that they have to bring it out in additionally. He said that if he calls Trekk they will come out with their jet vac truck and do the job. He said that they do not chase the sewer plug all the way down the street, like they did on West Street that time. McClatchey said that Trekk is not removing the tree roots. That was the problem on West Street. Grashorn said that he has no problem using Spickelmier if that is who the village would rather use. I believe that it will save money for the city not to use Spickelmier for the jetting. They are great people, but it is costing the city money to have them do the jetting. McClatchey explained that \$200.00 per hour is still cheaper than what Trekk is costing us to come out. Grashorn agreed to call out Spickelmier for jetting. Wilken stated there had been a law suit in town some years back regarding North Street going under the railroad tracks. I am assuming that you guys are aware of this. That area is supposed to be jetted quarterly according to the law suit. To his knowledge, it has only been done once this year. Wilken stated that because this is not being done, the village is being put in violation. Piehl said that this is not something we have no control over. That was part of an agreement. Grashorn said that he was unaware of that. He said that there is nothing in the contract regarding it. Wilken explained that Vandeman was aware of it. He will check the manhole this coming week. Grahorn said this can be added to the contract. Wilken didn't think that would be necessary due to the fact that the board has removed the maintenance contract portion from the contract. The Village will now be paying their own bills anyway. Meyer explained that if it is one section that needs to be done per agreement, let us know what section and we will get it scheduled. Piehl asked if the village was responsible for paying for the PeopleService's diet cokes. Wilken explained that the village was billed for some diet cokes that were on a receipt from Menards. Piehl stated that we did get billed for them. Grashorn stated that if he meets with Cadwell we will go over the invoices. Grashorn said if that was something Vandeman did it will be removed. Piehl stated that it was not Vandeman that did that, it was Messer. Grashorn said that those charges will be removed when he meets with Cadwell. Piehl feels that this is something we should not even have to keep our eye on. Mack agreed with Piehl, stating this is something your accounting department should keep an eye out for, not us. He explained if they are doing it with diet cokes, he could be doing it with dinners. He thinks someone needs to get ahold of what is going on with your invoices. McClatchey pointed out that the state auditor would not appreciate the village paying invoice that have been rounded up or down to whole numbers. Grashorn stated that the system rounds the numbers up or down. Freeman-Caddy explained that if they are going to be responsible for jetting the area on North Street, that will need to be added to the contract. Meyer stated that in regard to all the maintenance expenditures, the

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easiest way is to remove the maintenance contract from the contract. Meyer explained that the village should not pay for diet cokes and should not have to babysit PeopleService employees. The invoices can be sent to the village for payment. He thinks that is the easiest and clean way of doing things. He said that as long as the PeopleService representative is able to still go to the hardware store to pick up nuts, bolts, and things we need to continue doing the maintenance in the village. It would be nice if the city has an account where they would allow us to purchase those items. We will need to do a good job communicating when we purchase items, so the board members are aware of that. Starr explained that there is a purchase approval process that PeopleService would need to follow, just like our employees do. Meyer agreed to have his employees follow the process.

Wilken wondered why the accounting department would pay an invoice in October that was billed in May. He doesn't understand why 5 months passed and then it was paid in a different fiscal year. Meyer stated that without seeing those bills, he is unsure of what Wilken is referencing. McClatchey pointed out that there are actually two invoices that total 1914.00 that both have a delay. He feels that 30 days is an ample amount of time to pay invoices. One of the invoices took your company five months to invoice us and the other took three months. Grashorn does not understand why this has happened. Cadwell explained that this throws our fiscal budgets off. Meyer explained that all the invoices get processed for payment in our office in Omaha. They got to the field employee first for allocation. It only takes a day turn around time in our office before the check is signed and sent off. Sometimes the breakdown can be caused by the vendor. Sometimes papers can get lost. Meyer explained that he is not making excuses, that is just the honest answer. Wilken said it still should not take five months.

Gerlach stated that he thought that there was an agreement in place that the village would allow PeopleService to use our equipment for general and emergency use. He stated that he is not seeing this in the contract either. Meyer believes it is in there somewhere. Gerlach stated that in the contract it states that PeopleService shall use the owner's equipment to complete all water and sewer locates. That is all he can find. Meyer read from the contract that says that PeopleService will be responsible for coordinating, excavating, and completing the repairs to the water distribution and collection systems using the owner's equipment. It is item number 12 on the contract that Meyer has. It goes on to say that the owner is responsible for the replacement and resurfacing of the streets and property.

Wilken expressed concern over the amount of time that the fire hydrant that was just repaired was unusable. He said it that he thinks it was out of service for at least six months. Wilken feels like that is a very important hydrant because it services the fires going out of town. He doesn't understand why it took so long to fix. Grashorn said that him and Vandeman had taken that fire hydrant apart trying to repair it without digging it up. They were unable to get it to stop leaking. Then in between water operators, it slipped by us. Wilken expressed concern over this item. He explained that as a water company representing the village, he thinks this is an issue that should have been pushed to be repaired. He said that he is not blaming Grashorn, because Vandeman was here at the time. He said that he also is not blaming it all on Vandeman. Grashorn has been servicing the village since September of 2019 and we had to push him to get this hydrant repaired.

Mack pointed out that the old fire hydrant was removed and left to lay in their yard. It was not communicated to Village employees to go down and pick it up. It sat there for two or three days until Mack instructed village employees to go pick it up with the forklift. Mack is unsure who should have been responsible for the removal but it should not have sat there. Grashorn said that he couldn't answer that one because he was out of town. Mack said that it was all part of completing the job. If someone would have said something, the village would have been happy to go get it. Instead there wasn't any communication, and the old hydrant just laid there. Grashorn said that we were told not to deal with the village employees. Mack and Wilken questioned by who. Stewart came to help Messer install the extension and Stewart told Messer that the village employees were not supposed to assist the PeopleService employees anymore. Mack explained that Stewart would not be the person to take direction from. McClatchey is in charge. Grashorn stated that Stewart is a village employee. Mack told him that McClatchey is in charge and Stewart is under McClatchey. Mack pointed out that PeopleService never made an effort to get ahold of McClatchey. McClatchey is in charge. PeopleService employees need to contact McClatchey first. If you can't get ahold of McClatchey, contact the clerk and she will get ahold of him for you. We need communication. If you are having issues, you need to sit down and try to get them resolved. Grashorn said that he has no problem communicating with McClatchey. He said that McClatchey won't communicate with him. Grashorn said that he won't even look in my direction. He said that apparently, he has done something wrong. Mack said

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haul off that property. McClatchey explained that they removed a whole house from that property. Freeman-Caddy said they are a few people that do that type of cleanup. She said that Pershing Excavating also does that. Piehl inquired on how much J. Remmers quoted the village. Cadwell explained it would be \$200.00 per load plus storage fee costs. Wilken stated that we would probably need to get bids on each individual property. Freeman-Caddy stated that if the contracts are over a certain amount of money, they would need to provide the village with a bond. Small cleanups are not going to require this.

Wilken recommended starting with the unlicensed vehicles and then move to the properties. He would like citizens to understand that the board is serious about cleaning up properties. Mack agreed with Wilken.

Piehl agreed but we needed get moving on this.

Wilken made a motion to table the nuisance abatement plan. Mack seconded the motion.

Aye-Piehl, Gerlach, Wilken, Starr, Mack

Nay-None

Motion tabled

New Business

Discussion approve disapprove running utilities to Parcel # 130392438

John and Racheal Aberg attended the meeting to discuss the cost of running utilities to their parcel of land that is outside the corporate limits. Aberg thinks the address tentative 737 W. 7th Street. We are currently in the process of drawing up plans for our home drawn up. We have had the builder come out and look to see what we can do. There is nothing that we can do at this point until the corn is removed from the lots. We would like to break ground this year. Our plan is to build a \$500,000 home with a 40 by 60 building next to it. Ms. Aberg spoke with McClatchey on the distances on where the water and sewer are coming from. The builder's recommendation is to have their own well and septic system due to the fact that it will need to be pumped back up hill. Based on how we plan on developing the area, that 13 or 14 acres that sits to the west, a lot of that is flood plain area. His intent is to put some horses and a barn in that area. We will need to get water to that area. It does not seem practical to run the line over 2000 feet or so. McClatchey had measured a little over 1100 ft to get it to the northeast corner of the property. It will be another few hundred feet to get to our house and then then if we water back to the where the animals are going to be 500 to 1000 ft. He said that is unsure of what the neighbors have because he is new to all of this. That is our reason for being here to see if this is something that can be approved. I think a neighbor to the east has a well and septic already. We are just trying to see if that is something that the village will be okay with. Wilken said that they are unable to have a well due to the well head protection area. Freeman-Caddy asked if this is a distance issue.

McClatchey said that there is a

.one-mile radius. Freeman-Caddy asked if that was no domestic wells within one mile. Aberg questioned how his neighbor was able to get a well then. McClatchey thought that the well head protection had not been enacted at that time. That neighbor has been there 17 years. Aberg asked if the cost is something that the village would consider sharing with us. Wilken stated that the village would never be able to recoup the cost of the project. Aberg told him that they would recoup their costs. They will get the property taxes.

Freeman-Caddy explained that they will not get the property taxes. Aberg questioned that it is in your jurisdiction to tell me no and then I can't dig a well to get water. Why would anyone buy that property? The property has change hands three times. Now we are sitting on property that is going to cost us anywhere from 30,000 to 50,000 to run utilities to it, which may not even be practical. Based on the stories that I am hearing based on the way the city and the sewer are run, why would I want to be part of that. McClatchey explained that sewer is different though. A septic system would probably be fine there. That is what your neighbor has. The well has to do with the well head protection act. Aberg questioned so what you are telling me is that it is already protected and I am not able to dig a well. Aberg stated that he is frustrated that was not communicated to his wife. He feels like he is walking in to a trap here. McClatchey explained to Aberg that was not the situation at all. That is why he measured the distances on how far it would be to get to water. Aberg said that McClatchey never told him that they would not be able to dig a well. McClatchey did tell them that they are in a well head protection area. Mrs. Aberg asked if there was a way to waive the well head protection to allow them to dig a well. Wilken explained that Act is imposed by the Department of Environment Quality and that he would not have the authority to waive it. Aberg asked if the village would receive any of the tax money that would be accessed to his home. Freeman-Caddy said no. Wilken said that we would not receive any money for our utilities. The utilities are owned by the village and are self-supporting. Aberg asked but not my property tax. Wilken explained again that their property is located outside the city limits. Aberg asked it is outside the city limits but you service it. Freeman-Caddy explained that our zoning jurisdiction extends out a mile. We would not receive any tax dollars for the property.

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McClatchey stated that the only way we would receive any tax dollars for your property is if you were annexed in. Aberg wondered why the village would not just annex in the property then. McClatchey stated that if we annexed on the front in we would be responsible for the utilities. Aberg asked what would keep the village from annexing the area after I spend 30,000 to 50,000 on utilities. McClatchey stated you are right. Mrs. Aberg said that at the end of the day, they do not want to argue. They are going to be part of this community. This arguing back and forth is not helping. Wilken stated that he was not going to argue, he will give them a solution. He owns Husker Trucking. Before he bought that ground, he came to the board and asked them if he would be able to get water and sewer to that land. The board said yes. He paid \$10,000 to run electrical, water, and sewer. He approached them with that idea. Aberg stated that he will pay \$10,000. Wilken stated that is not what he is saying. Your property is farther away from the utilities than my property was. I offered that to the board. You will need to come to us with a plan. Aberg said that he does not know what a grinder and a pump would cost. Wilken stated that he paid around \$1800.00 for his. Aberg asked if the septic is something that would be approved. Wilken said it could be something that the city could deny, but you are better off getting on the city sewer in the long run. Piehl said the board would not necessarily deny it either. Wilken explained that the board has that right though. Aberg asked what a fair price would be. Wilken suggested getting an estimate of how much it would cost to get electrical, water, and sewer there. Aberg was told that it would cost \$10.00 per foot to bore. It would be 5800 feet. It will cost 25,00 for water and 13,000 for sewer. Wilken said than you will come to the board and say we would like you to annex us and offer us an amount of money toward the utilities. Mrs. Aberg stated they are kind of on a timeline. They are looking to do this quick. Wilken explained that this would not be an overnight thing. You are wanting the village \$20,000 or whatever the total is. We are going to have to go out and we will have to find out from a cost us to actually do the project. To see, if it is feasible. You are saying you are going to build a \$500000 house, but that doesn't mean that you are going to do that. McClatchey said that it is not that we don't believe you. Wilken said it is a money thing. We represent the entire village. Aberg discussed her concern with getting water to horses that she is going to potentially have. She stated that she is new to all this. Wilken said that he is not saying no or yes. He is only one vote. You will need to have a plan when you come back in front of us for review. You will need to show us plans of the house, where it is going to go, where the horses will be, etc. Piehl explained that as a board they are required by the state of Nebraska to dot our I's and cross our T's. Wilken said that if you show us the land, where the house is going to be, where we need to put the water. That way we can have a company come in and tell us what it will cost the village to install. Aberg asked if there is anyway around the water and there is not a way to drill a well. Starr asked who controls that. Gerlach said that the NRD and DEQ protects that. Wilken explained that if you would drill a well and then pour something down it, it won't contaminate our water. You heard our water has high nitrates. You water down there could potentially be worse. Piehl explained that they picked a bad night to come to a board meeting. The meetings are usually not like this. Aberg stated that what you would like us to bring back plans and the costs. Bring a number of what you are willing to pay toward the installation of the utilities. The utilities would only be brought to the property. Gerlach said that they are usually brought to 5 ft of the property line. McClatchey said that all he measured was to the northeast corner of the property. McClatchey explained that there will still be additional footage. It is hard to tell how far the utilities will need to go with the corn on the lot.

Freeman-Caddy asked McClatchey if he has something stating they cannot build within the entire well head protection area. McClatchey said that he does not. He said that his understanding is he actually thought that the village to deny people the ability to build. Freeman-Caddy explained that is not the case. It states that you are not able to build within a certain distance from a municipal well. Wilken stated that they are far enough away from that. Freeman-Caddy asked if there was something newer than the Wellhead Protection Act that was passed in 2006. McClatchey stated that was what he was looking at. Freeman-Caddy pointed out that it states 1000 ft from the municipal well. The same thing applies to septic tank within a 1000ft. $\frac{1}{4}$ of a mile would be 1000ft. McClatchey stated that we could be way off in left field then. I could have read it wrong. Aberg apologized for coming off as confrontational. He said that they bought a lot in Omaha and the people in front of us made it impossible to build. Mrs. Aberg explained that they did not make it impossible, but it was a problem. Aberg stated that he grew up in a town of less than 2000 people. He has lived in Omaha for the last 20 years. He is going to retire in the next 4 or 5 years and would like to be out of the city. His children live in Lincoln. Wilken said that it sounds like you might be able to drill a well. McClatchey explained that he was under the assumption that one mile of the village was the well head protection area.

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Aye-Wilken, Gerlach, Mack, Starr Abstain-Piehl Nay-None Motion carried

Discussion approve disapprove hiring of employee to oversee tree dump

The only application that was turned into the clerk was an application from Nathan Ahlman. He requested \$15.00 an hour. McClatchey said that it was previously discussed \$10-\$12 an hour, every other Saturday for 4 hours. They discussed that Ahlman will need to be there for the entire 4 hours.

Gerlach made a motion hire Nathan Ahlman to oversee the tree dump as discussed in previous meeting from April until October, at \$12.00 per hour not to exceed \$100.00 a month, for two Saturdays a month for four hours. Mack seconded the motion.

Aye-Gerlach, Mack, Wilken Nay-Starr, Piehl Motion carried

Discussion approve disapprove Waverly Hookin N' Haulin to tow unlicensed vehicles

Wilken explained that they do the towing for the City of Eagle currently. Vincent Boston is the owner of Hookin N' Hauling. They are looking to get established in this area too. They have lived in Waverly in for around 15 years. He is willing to tow the unlicensed vehicles and will not charge the town on the impounds. He will collect all fees from the property owners, except for things like large things like buses etc. If he has to bring in special equipment for the large things there will be a negotiated price beforehand. He is actually looking to find land in town. He explained that they will contact the owners and do all the leg work. He doesn't require a sheriff on scene but he will not deny it. These situations can get a little confrontational. He would like to have a year contract with the village. Wilken stated that he will need to provide proof of insurance to the village.

Wilken explained that he has spoke with Freeman-Caddy regarding the towing. As of August 31, 2020, the sheriff will start enforcing the licensing again. We will send out one more letter stating if your car is not licensed, it will be towed by this date. Freeman-Caddy explained that after whatever date is given, we need to be prepared to tow right after that. We need to show that we are serious. She thought that giving them to the 15th of September would be fair. Piehl and Wilken agreed.

Boston explained the fees that the owners would occur. He explained that there will be an impound fee, paperwork fees, and then storage fees. They will either contact me or after 90 days then the car will be up for sale.

Wilken made a motion to table hiring of Waverly Hooking N' Hauling until next meeting, September 9, 2020. Gerlach seconded the motion.

Aye-Starr, Mack, Piehl, Gerlach, Wilken Nay-None Motion tabled

Board Questions or Comments

Wilken said that a couple people asked him if we could put rock down where they dug on Broad Street for parking. McClatchey stated that it will probably use most of the rock that we have. Wilken said that we could put down asphalt millings because that is cheaper. McClatchey asked if we where going to asphalt that area and put diagonal parking. Piehl says that we should let it go for now and wait until next Spring. Mack agreed.

Adjournment

Wilken made a motion to adjourn at 920pm. Gerlach seconded the motion.

Aye-Wilken, Gerlach, Starr, Mack, Piehl Nay-None Motion carried